APOPKA DEVELOPMENT REVIEW COMMITTEE AGENDA
September 2, 2026 9:00 AM
Apopka Community Center

PUBLIC COMMENT PERIOD

SPECIAL EVENTS

1. **E-26-22 - True Cars and Coffee - 66 E. Station Street - October 24th 2026, 9:00am-1:00pm**
   Owner(s): True Coffee
   Applicant(s): Spencer Rowley
   Location: 66 E. Station Street
   Proposed Use: Street Festival
   Project Manager: Carolyn Ray

ANNEXATION

1. **AN-26-5 - Interchange Commercial Cathy Property - Annexation (AN), (1st Submittal)**
   Owner(s): Cathy Kohl
   Applicant(s): 1828 Engineering LLC - Luke Classon
   Location: 5103 Effie Drive
   Proposed Use: Add-on to previously reviewed KPR Commercial Project
   Project Manager: Jean Sanchez

2. **AN-26-2 - 2525 Clarcona Rd - Annexation (AN), (1st Submittal)**
   Owner(s): Karuna Buildings LLC
   Applicant(s): Lowndes Law - Kathryn Isaac
   Location: 2525 Clarcona Road
   Proposed Use: Annexation/Warehouse
   Project Manager: Jun Sohn, Ph.D

FUTURE LAND USE AMENDMENT

1. **FLU-26-9 - Interchange Commercial Cathy Property - Future Land Use Amendment (FLU), (1st Submittal)**
   Owner(s): Cathy Kohl, Tomas Kohl
   Applicant(s): 1828 Engineering LLC - Luke Classon
   Location: 5103 Effie Drive
   Project: FLU to Mixed-Use (MU)
   Project Manager: Jean Sanchez

REZONING

1. **RZ-26-3 - 543 Sir Arthur Court - Rezoning (RZ), (2nd Submittal)**
   Owner(s): Michael Cooper
   Applicant(s): Michael Cooper
   Location: 543, 544 & 552 Sir Arthur Court
   Proposed Use: Change 3 lots to RSF-1A
   Project Manager: Amer Hamza

2. **RZ-26-1 - Saddlebrook Meadows Rezoning - Rezoning (RZ), (1st Submittal)**
   Owner(s): Albert McKimmie, Susan Incatasciato

Applicant(s): G L Summit Engineering Inc - Geoff Summitt
Location: 3585 and 3606 Golden Gem Road
Proposed Use: Rezone for a Residential Subdivision Consisting of 55 Lots
Project Manager: Bobby Howell, AICP

PLAT

1. **PL-25-10 - Ridgebrook Plat - Plat Application (PL), (4th Submittal)**
   Owner(s): TPG AG EHC III (LEN) Multi State 5 LLC
   Applicant(s): G L Summit Engineering Inc - Geoff Summitt
   Location: 2404 Plymouth Sorrento Road, 2244 Sorrento Avenue
   Proposed Use: 86 Single Family Homes
   Project Manager: Amer Hamza

SPECIAL EXCEPTION

SITE PLAN:

MAJOR DEVELOPMENT PLAN

1. **MDP-26-4 - Southern Tire Mart - Major Development Plan (MDP), (2nd Submittal)**
   Owner(s): Duff Real Estate LLC
   Applicant(s): Kimley-Horn and Associates Inc - Jennifer Stickler
   Location: 1291 South Orange Blossom Trail
   Proposed Use: Construct a 45,000 SF Facility
   Project Manager: Bobby Howell, AICP

2. **MDP-25-9 - Saddlebrook Meadows Subdivision - Major Development Plan (MDP), (2nd Submittal)**
   Owner(s): Christopher Crosby, Albert McKimmie & Susan Incatasciato
   Applicant(s): G L Summit Engineering Inc - Geoff Summitt
   Location: 3603, 3585 Golden Gem Road
   Proposed Use: Subdivide approx. 20 acres into 55 Single Family Lots
   Project Manager: Bobby Howell, AICP

CONSTRUCTION SITE PLAN

1. **CSP-26-35 - Apopka Townhomes - Construction Site Plan (CSP), (1st Submittal)**
   Owner(s): Juan Hollingsworth
   Applicant(s): Harris Civil Engineers LLC - Dion Marsham
   Location: E 6th Street
   Proposed Use: Construction of six town homes (24 units total)
   Project Manager: Bobby Howell, AICP

2. **CSP-26-16 - Cold Link CSP - Construction Site Plan (CSP), (2nd Submittal)**
   Owner(s): MG88 Central Florida
   Applicant(s): Kimley-Horn and Associates Inc - Joshua Enot
   Location: 2560 W. Orange Blossom Trail
   Proposed Use: Add Additional 150,000 SF Building
   Project Manager: Amer Hamza

3. **CSP-26-8 - 7-11 Ocoee Apopka Road - Construction Site Plan (CSP), (3rd Submittal)**
   Owner(s): Shoppes at East Shore LLC
   Applicant(s): Kimley-Horn and Associates Inc
   Location: 2501 Ocoee Apopka Road
   Proposed Use: Convenience Store with Fuel Sales
   Project Manager: Jean Sanchez

4. **CSP-26-32 - Revision of Wekiva Shopping Center - Construction Site Plan (CSP), (2nd Submittal)**
   Owner(s): Woolbright Wekiva LLC
   Applicant(s): Sun-Tech Engineering Inc - Clifford Loutan
   Location: 2121 East Semoran Boulevard

Proposed Use: Revision - Increases Building Footprint +/- 242 SF for a New Total of 8,288 SF
Project Manager: Jun Sohn, Ph.D

SUBDIVISION PLAN

1. **CSP-26-34 - Paulucci Acres - Pod 1A/B&4 - Construction Site Plan (CSP), (1st Submittal)**
   Owner(s): Paulucci Acres LLC
   Applicant(s): 1828 Engineering LLC - Luke Classon
   Location: 2213 Vick Road and Ponkan Road
   Proposed Use: 3 - Phase Residential Subdivision with 501 Single Family Lots
   Project Manager: Amer Hamza

2. **CSP-26-20 - Sheeler Park Construction - Construction Site Plan (CSP), (3rd Submittal)**
   Owner(s): Marvin Reid and Susan Reid
   Applicant(s): Pape-Dawson Consulting Engineers - Marc Stehli, PE
   Location: 1920 Sheeler Avenue
   Proposed Use: Engineering Plans for a 109 Lot Subdivision
   Project Manager: Jun Sohn, Ph.D
   Presented by: Jun Sohn, Planner

ITEMS FOR DISCUSSION

ADJOURNMENT

Record No: E-26-22

Apopka Special Event Permit

Status: Active

Submitted On: 8/17/2026

Primary Location

No location

Owner

No owner information

Applicant

Spencer Rowley

[redacted]

Special Event Permit Application

Visit City of Apopka Events Page to learn more about what is happening in the City.

Name of the Event*

True Cars and Coffee

Event Date*

10/24/2026

Type of Event*

Street Festival

Facility or Location*

Other

Additional event details*

Cars and Coffee event for the community.

Event Applicant

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

Once we have the complete special event application we will schedule for review and approval. No applications will be accepted for events withing 60 days.

Organization Name*

True Coffee

Organization Address*

66 E Station St. Apopka, FL 32703

Contact Person's Email*

[redacted]

Is your organization a Non-Profit (501 c3) or Tax Exempt Organization?*

No

Dates & Times

Event Start Date*

10/24/2026

Event End Date*

10/24/2026

Is your event multiple days?*

No

Event Time (Start & End Time)*

9:30 - 12:30

Load in date

10/24/2026

Load in Time

9am

Load out Date

10/24/2026

Load out time*

1pm

Expected Attendance*

100

Event Details

Does your event include food concession? Please list the food concessionaire*

Will there be food food trucks?*

Yes

Will you be bringing in portable toilets?

No

Event Cleanup Plan: Promoters are responsible for cleaning up the site area and surrounding areas. Trash cans will be available for use. Large events (over 1,000 people) will require a cleaning company company onsite for their event.

Please provide the name of the cleaning company and how many staff will be on site for the duration of your event.

Will your event include tents?

No

Will you be serving alcohol at your event?*

No

Does your event require a road closure?*

Yes

Time of road Closure

8:30am to 1:30pm

Will you be hiring private security?*

No

Location Details - If on private property

Property Type*

Private

Address of other locations*

66 E Station st. Apopka, FL 32703

Letter from the property owner granting permission for use of their property. *

☑

Acknowledgements

INDEMNIFICATION AND HOLD HARMLESS AGREEMENT Renter/Applicant/Event Organizer/Organization agrees to waive, release and agrees to indemnify and hold harmless the City of Apopka its officers, agents, employees or any other person for any claim, demand, liability, costs, suits, charges or compensation for loss or injury of any kind arising out of a loss or bodily injury, including death at any time resulting therefrom, sustained by any person or persons, or on account of damage to property arising out of or in consequence of this agreement, in whole or in part, whether such injuries to persons or damage to property are due or claim to be due to any passive negligence of, or arising from, the negligence of the City of Apopka, its employees or agents, or any other person, including attorneys' fees, by reason of the liability imposed by law upon the City of Apopka except in case of the City of Apopka's sole negligence, for damage because of bodily injury, including death at any time resulting therefrom, sustained by any person or persons, or on account of damage to property arising out of or in consequence of this agreement, in whole or in part, whether such injuries to persons or damage to property are due or claim to be due to any passive negligence of its employees or agents or any other person. It is further understood and agreed that Renter/Applicant/Event Organizer/Organization shall, at the option of the City of Apopka, defend the City of Apopka with appropriate counsel and shall further bear all costs and expenses, including the expense of counsel, in the defense of any suit arising hereunder. This Waiver, Release and Hold Harmless/Indemnification Agreement is in consideration of the City of Apopka permitting the Renter/Applicant/Event Organizer/Organization to utilize property and/or facilities owned by the City of Apopka. Nothing herein shall be construed to extend the City of Apopka's liability beyond that

provided in section 768.28, Florida Statutes. This agreement shall be governed by the laws of the State of Florida, and venue shall lie exclusively in Orange County, Florida.*

☑

Insurance Requirements for Events

The acknowledges below indicates receipt of the Policy and Procedures for events that has been attached at the end of this document. *

☑

Applicant covenants and agrees that it will indemnify and hold harmless the City and all of the City's officer's, agents, and employees from claim, loss, damage, costs, charge or expense arising out of any act, action, neglect or omission by applicant during the performance of the event, whether direct, or indirect, and whether to any person or property to which the City of said parties may be subject.*

☑

The acknowledgement below indicates receipt of the Policy and Procedures for events that has been attached at the end of this document. *

☑

Curfew Policy Acknowledgment: I understand and agree that events must end by 8:00 PM (Sun–Thu) and 10:00 PM (Fri–Sat), and that exceeding curfew may result in deposit forfeiture and/or fees ($500 for 5–30 minutes over, $500+ for 30+ minutes over).*

☑

Applicant Signature*

Seth Rowley
Aug 15, 2026

Date*

08/15/2026

SPECIAL EVENT INSURANCE REQUIREMENTS INSURANCE REQUIREMENTS Before activity setup or any other site activity begins, the Renter/Applicant/Event Organizer/Organization must provide a Certificate of Insurance (including all required endorsements) to the City's Risk Management Division. All insurance policies must remain in effect from load-in through completion of load-out. The required limits may be satisfied through a combination of primary and excess/umbrella liability policies. Commercial General Liability Minimum limits: $1,000,000 Each Occurrence $2,000,000 General Aggregate Coverage must include: Premises and Operations Products and Completed Operations Contractual Liability Personal and Advertising Injury Damage to Rented Premises Sexual Abuse and Molestation Liability (if applicable) Spectator Liability (if applicable) Assault and Battery (if applicable) If alcohol is served: Liquor Liability $1,000,000 per occurrence Host Liquor acceptable only if alcohol is served free of charge Automobile Liability Applies to owned, hired, and non-owned autos. $300,000 Combined Single Limit (personal vehicles) $1,000,000 Combined Single Limit (commercial vehicles, food trucks, CMVs) Workers' Compensation Statutory compliance with: $1,000,000 Each Accident $1,000,000 Disease – Policy Limit $1,000,000 Disease – Each Employee Proof of exemption required if applicable. Additional Requirements All insurance policies shall: Name the City of Apopka as Additional Insured (except Workers' Compensation). Provide Waiver of Subrogation in favor of the City on all lines. Be Primary and Non-Contributory. Provide 30 days written notice of cancellation. Be issued by carriers rated A- VIII or better by A.M. Best. Include copies of all endorsement pages and form list schedules. Be subject to approval by the City. The insurance requirements set forth herein shall not be construed to limit or reduce the indemnification obligations of the Renter/Applicant/Event Organizer/Organization. Nothing herein shall be construed to extend the City's liability beyond that

HUMAN TRAFFICKING AFFIDAVIT Instruction: "Vendor", defined as any person or nongovernmental entity seeking to engage in business with the City of Apopka, must complete the following form. The undersigned, on behalf of the Vendor, hereby attests as follows: A. Vendor understands and affirms that Section 787.06(13), Florida Statutes, prohibits the City from executing, renewing, or extending a contract to entities that use coercion for labor or services, with such terms defined as follows: · "Coercion" means: (1) using or threatening to use physical force against any person; (2) restraining, isolating, or confining or threatening to restrain, isolate, or confine any person without lawful authority and against her or his will; (3) using lending or other credit methods to establish a debt by any person when labor or services are pledged as a security for the debt, if the value of the labor or services as reasonably assessed is not applied toward the liquidation of the debt, the length and nature of the labor or services are not respectively limited and defined; (4) destroying, concealing, removing, confiscating, withholding, or possessing any actual or purported passport, visa, or other immigration document, or any other actual or purported government identification document, of any person; (5) causing or threatening to cause financial harm to any person; (6) enticing or luring any person by fraud or deceit; or (7) providing a controlled substance as outlined in Schedule I or Schedule II of Section 893.03, Florida Statutes, to any person for the purpose of exploitation of that person. · "Labor" means work of economic or financial value. · "Services" means any act committed at the behest of, under the supervision of, or for the benefit of another. The term includes, but is not limited to, forced marriage, servitude, or the removal of organs. B. Vendor hereby attests, under penalty of perjury, that Vendor does not use coercion for labor or services as defined in Section 787.06(2), Florida Statutes. I, the undersigned, am an officer or representative of the nongovernmental entity named below, and hereby represent that I: make

provided in §768.28, Florida Statutes. The original insurance certificates, and all requested extensions to the insurance certificate, shall be sent to: City of Apopka 120 East Main Street Apopka, Florida 32703 Renter/Applicant/Event Organizer/Organization is solely responsible for all applicable policy premiums, deductibles, and/or self-insured retention attached to any required coverages. Said insurance coverages procured by Renter/Applicant/Event Organizer/Organization as required herein, including but not limited to any excess and/or umbrella coverages, shall be considered, and Renter/Applicant/Event Organizer/Organization agrees that said insurance coverages it procures as required herein shall be considered, as primary insurance over and above any other insurance, or self–insurance, available to the City, and that any other insurance, or self-insurance available to the City shall be considered secondary to, or in excess of, the insurance coverage(s) procured by Renter/Applicant/ Event Organizer/Organization, as required herein. Renter/Applicant/Event Organizer/Organization shall require and verify that all subcontractors, including but not limited to concessionaires, vendors, exhibitors, event security firm(s), concert technical and/or production firm(s), and entertainers, maintain insurance meeting all of the requirements stated herein, and include the City of Apopka as an additional insured. Furthermore, the insurance policy held by the Renter/Applicant/Event Organizer/Organization shall have no endorsement(s) restricting, limiting or excluding the subcontractors or work on behalf of the Renter/Applicant/Event Organizer/Organization by a subcontractor. Upon written request, the Renter/Applicant/ Event Organizer/Organization shall provide copies of documentation that verifies the additional insured status of the City of Apopka from these subcontractors. The Renter/Applicant/Event Organizer/Organization shall remain fully liable and responsible for the performance and compliance of all contracted work, regardless of whether the work was performed in full or in part

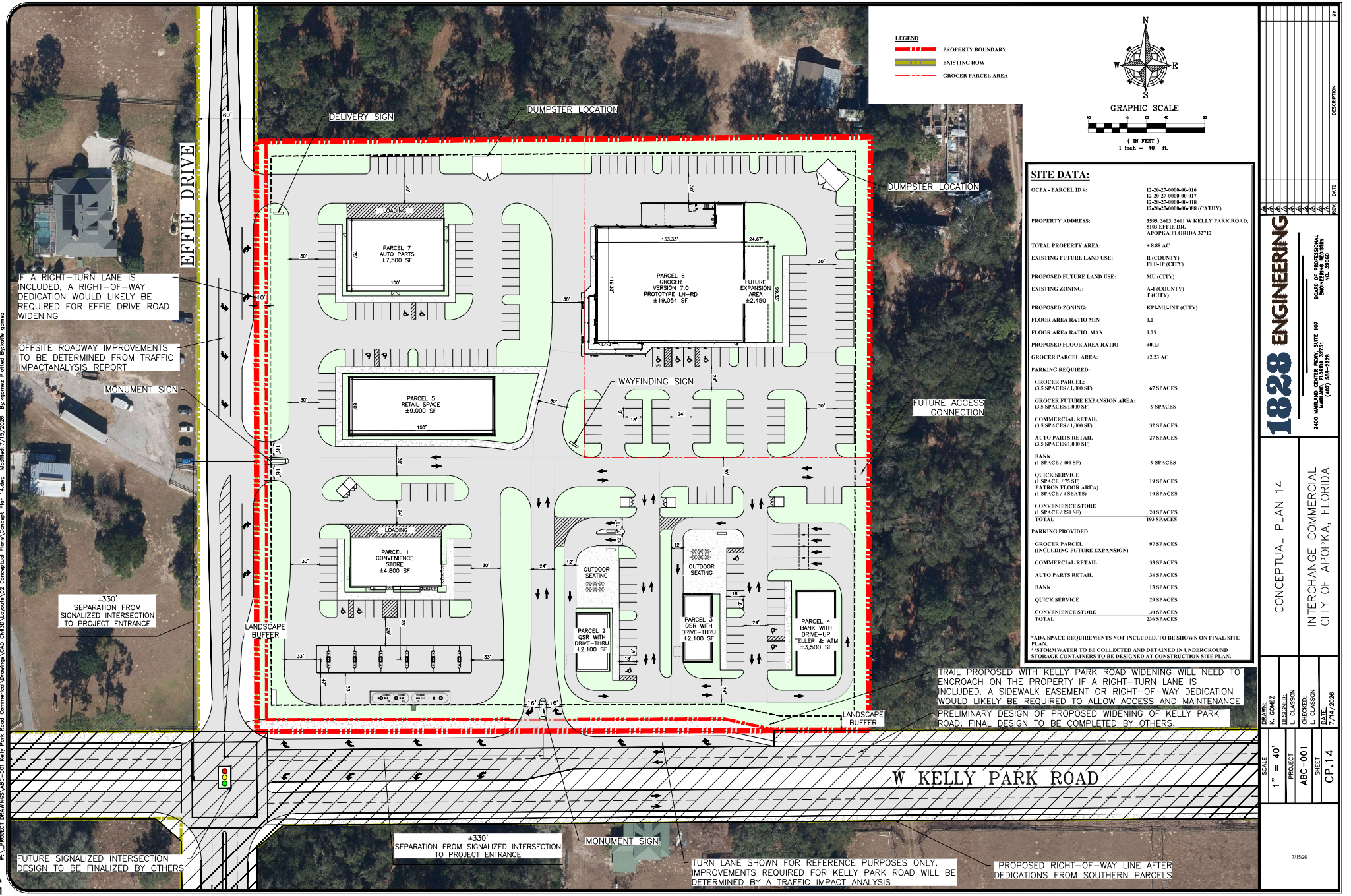
the above attestation based upon personal knowledge; am over the age of 18 years and otherwise competent to make the above attestation; and am authorized to legally bind and make the above attestation on behalf of the Vendor. Under penalties of perjury, I declare that I have read the forgoing document and that the facts stated in it are true. Further Affiant sayeth naught.

☑

by a subcontractor. The subcontracting of any part of this Agreement shall not relieve the Renter/Applicant/Event Organizer/Organization from any liability or obligation under the Agreement, and the acts, errors, or omissions of the Renter/Applicant/Event Organizer/Organization's subcontractors shall be deemed to be the acts, errors, or omissions of the Renter/Applicant/Event Organizer/Organization. The insurance requirements set forth herein shall not be construed to limit or reduce the indemnification obligations of the Renter/Applicant/Event Organizer/Organization.HUMAN TRAFFICKING AFFIDAVIT Instruction: "Vendor", defined as any person or nongovernmental entity seeking to engage in business with the City of Apopka, must complete the following form. The undersigned, on behalf of the Vendor, hereby attests as follows: A. Vendor understands and affirms that Section 787.06(13), Florida Statutes, prohibits the City from executing, renewing, or extending a contract to entities that use coercion for labor or services, with such terms defined as follows: · "Coercion" means: (1) using or threatening to use physical force against any person; (2) restraining, isolating, or confining or threatening to restrain, isolate, or confine any person without lawful authority and against her or his will; (3) using lending or other credit methods to establish a debt by any person when labor or services are pledged as a security for the debt, if the value of the labor or services as reasonably assessed is not applied toward the liquidation of the debt, the length and nature of the labor or services are not respectively limited and defined; (4) destroying, concealing, removing, confiscating, withholding, or possessing any actual or purported passport, visa, or other immigration document, or any other actual or purported government identification document, of any person; (5) causing or threatening to cause financial harm to any person; (6) enticing or luring any person by fraud or deceit; or (7) providing a controlled substance as outlined in Schedule I or Schedule II of Section 893.03, Florida Statutes, to

any person for the purpose of exploitation of that person. · "Labor" means work of economic or financial value. · "Services" means any act committed at the behest of, under the supervision of, or for the benefit of another. The term includes, but is not limited to, forced marriage, servitude, or the removal of organs. B. Vendor hereby attests, under penalty of perjury, that Vendor does not use coercion for labor or services as defined in Section 787.06(2), Florida Statutes. I, the undersigned, am an officer or representative of the nongovernmental entity named below, and hereby represent that I: make the above attestation based upon personal knowledge; am over the age of 18 years and otherwise competent to make the above attestation; and am authorized to legally bind and make the above attestation on behalf of the Vendor. Under penalties of perjury, I declare that I have read the forgoing document and that the facts stated in it are true. Further Affiant sayeth naught.

☑



SITE DATA:

OCPA - PARCEL ID #:	12-20-27-0000-00-016 12-20-27-0000-00-017 12-20-27-0000-00-018 12-20-27-0001-00-088 (CATHY)
PROPERTY ADDRESS:	3595, 3603, 3611 W KELLY PARK ROAD, 5103 EFFIE DR, APOPKA FLORIDA 32712
TOTAL PROPERTY AREA:	± 8.88 AC
EXISTING FUTURE LAND USE:	R (COUNTY) FLU-IP (CITY)
PROPOSED FUTURE LAND USE:	MU (CITY)
EXISTING ZONING:	A-1 (COUNTY) T (CITY)
PROPOSED ZONING:	KPI-MU-INT (CITY)
FLOOR AREA RATIO MIN	0.1
FLOOR AREA RATIO MAX	0.75
PROPOSED FLOOR AREA RATIO	±0.13
GROCER PARCEL AREA:	±2.23 AC
PARKING REQUIRED:	
GROCER PARCEL: (3.5 SPACES / 1,000 SF)	67 SPACES
GROCER FUTURE EXPANSION AREA: (3.5 SPACES/1,000 SF)	9 SPACES
COMMERCIAL RETAIL (3.5 SPACES / 1,000 SF)	32 SPACES
AUTO PARTS RETAIL (3.5 SPACES/1,000 SF)	27 SPACES
BANK (1 SPACE / 400 SF)	9 SPACES
QUICK SERVICE (1 SPACE / 75 SF) PATRON FLOOR AREA) (1 SPACE / 4 SEATS)	19 SPACES 10 SPACES
CONVENIENCE STORE (1 SPACE / 250 SF)	20 SPACES
TOTAL	193 SPACES
PARKING PROVIDED:	
GROCER PARCEL (INCLUDING FUTURE EXPANSION)	97 SPACES
COMMERCIAL RETAIL	33 SPACES
AUTO PARTS RETAIL	34 SPACES
BANK	13 SPACES
QUICK SERVICE	29 SPACES
CONVENIENCE STORE	30 SPACES
TOTAL	236 SPACES

*ADA SPACE REQUIREMENTS NOT INCLUDED. TO BE SHOWN ON FINAL SITE PLAN.
**STORMWATER TO BE COLLECTED AND DETAINED IN UNDERGROUND STORAGE CONTAINERS TO BE DESIGNED AT CONSTRUCTION SITE PLAN.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 30060

CONCEPTUAL PLAN 14

INTERCHANGE COMMERCIAL
CITY OF APOPKA, FLORIDA

DRAWN: K. GOMEZ
DESIGNED: L. CLASSON
CHECKED: L. CLASSON
DATE: 7/14/2026

SCALE: 1" = 40'
PROJECT: ABC-001
SHEET: CP.14

7/15/26

P:\PROJECT DRAWINGS\ABC-001 Kelly Park Road Commercial\Drawings\CAD Civil3D\Layouts\02 Conceptual Plans\Concept Plan 14.dwg Modified: 7/15/2026 By: kgomez Plotted By: katie gomez

JOSEPH A. KOVECSES, JR.
Shareholder
joseph.kovecses@lowndes-law.com
215 North Eola Drive, Orlando, FL 32801-2028
T: 407-418-6704 | F: 407-843-4444
MAIN NUMBER: 407-843-4600

MERITAS® LAW FIRMS WORLDWIDE

July 31, 2026

City of Apopka
Planning and Zoning
Attn.: Jun Sohn, Ph.D
120 E. Main Street
Apopka, FL 32703
jsohn@apopka.net

Re: Revised Response to DRC Comment Letter Dated July 22, 2026
Project No.: AN-26-2

Dear Jun:

We are in receipt of the City of Apopka DRC Comment Letter dated July 22, 2026. Please see our responses below:

Planning and Zoning Division:

1. The application submitted is for annexation, along with a future land use amendment and rezoning. Please note that an informational meeting is required for the future land use amendment and rezoning, per LDC 2.5.1.D.2.a. A pre-application meeting for a future land use amendment and rezoning has been received.

    a. **We have submitted a request for an informational meeting with the city on July 22, 2026.**

2. As per the Joint Planning Area (JPA) agreement between Orange County and the City of Apopka, the City is required to notify Orange County at least 30 days before a public hearing. The letter was sent to Orange County on June 26, 2026.

    a. **Acknowledged.**

3. As per LDC Table 2.4.7.B, the applicant is required to mail a notice of the public hearing to all property owners within 300 feet of the subject property at least 14 days before the first public hearing, via Certified Mail. In addition, the applicant is required to post notice of the public hearing on the subject property at least 14 calendar days before the first public hearing.

a. **Acknowledged.**

4. Please describe the purpose of the annexation.

   a. **The County's FLUM designation is inconsistent with the industrial zoning and actual use of the property. The annexation is being sought to provide consistent land use regulation with the existing industrial use that surrounds the property and which is already in the City. The property currently exists as a sort of enclave, being the only County property on the east side of Clarcona Road and surrounded by industrially zoned property already within the City. The goal of the annexation, and related FLUM amendment and rezoning, is to bring the property into conformity with the surrounding properties already in the City.**

5. Please describe the current use of the property as detailed as you can.

   a. **The property is currently used as an industrial warehouse and manufacturer. The business operates as a granite slab and countertop manufacturer. Equipment onsite includes CNC machines for cutting the stone, polisher machines, trucks and racks. The outdoor storage area is used to store granite slabs. Their company trucks are parked there overnight.**

6. The property currently has outdoor storage as its principal use. Please verify whether the current outdoor storage as its principal use is permitted by Orange County or if it is a nonconforming use.

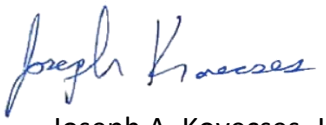
   a. **Outdoor storage is a permitted use under the property's I-1/-5 Zoning classification, as confirmed by Orange County (e-mail attached hereto as Exhibit "A").**

Engineering Division:

1. Public Works has no utilities available for this site. The site is on an Orange County Road.

   a. **The property is currently serviced by existing utility providers, Orange County and Duke. This is consistent with the sites to the north, east and south of the property. The only utility service anticipated to change is solid waste collection from Orange County to the City of Apopka. This change would be consistent with the neighboring properties.**

Regards,



Joseph A. Kovecses, Jr.
Shareholder

JAK/ki

Exhibit "A"
E-mail with Orange County

(Attached)

Isaac, Kathryn

From: Daly, Gage F <Gage.Daly@ocfl.net>
Sent: Thursday, July 30, 2026 10:14 AM
To: Isaac, Kathryn
Subject: RE: City of Apopka Annexation

CAUTION: THIS IS AN EXTERNAL EMAIL

Hello,

This property is zoned I-1/I-5. Outdoor storage is generally permitted in this zoning however each approved use in orange county is dependent on the overall function of the business.

Thank you,
Gage Daly
Zoning Development Coordinator II
Planning Environmental Development Services Zoning
201 S Rosalind Ave
o: 407-836-9653 | c:
e: gage.daly@ocfl.net
ocfl.net | Newsroom

From: Zoning Internet Mail <Zoning@ocfl.net>
Sent: Thursday, July 30, 2026 10:10 AM
To: Daly, Gage F <Gage.Daly@ocfl.net>
Subject: FW: City of Apopka Annexation

MONIQUE JOHNSON
Zoning Development Coordinator I

Zoning Division
Planning, Environmental, and Development Services (PEDS)
201 S. Rosalind Avenue
o: 407-836-5761 | c:
e: monique.johnson@ocfl.net
ocfl.net | Newsroom

From: Isaac, Kathryn <Kathryn.Isaac@lowndes-law.com>
Sent: Thursday, July 30, 2026 9:52 AM
To: Zoning Internet Mail <Zoning@ocfl.net>
Cc: Kovecses, Joseph <Joseph.Kovecses@lowndes-law.com>
Subject: FW: City of Apopka Annexation

You don't often get email from kathryn.isaac@lowndes-law.com. Learn why this is important

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good Morning,

We are working on an annexation from unincorporated Orange County into the city of Apopka for property located at 2525 Clarcona Rd., Apopka, FL 32703. In connection with this annexation, the City of Apopka has asked us to provide written confirmation from Orange County clarifying whether the existing outdoor storage use was formally permitted as a principal use or is recognized as a lawful nonconforming (grandfathered) use on the property. Would you or someone in your department be able to confirm this for us? Please let me know if you need any additional information.

Thank you.

Kati

Kathryn Isaac
**formerly Kathryn Johnston*
Florida Registered Paralegal
215 N. Eola Dr. | Orlando, FL 32801
D: 407.418.6226 | **P:** 407.843.4600 | **F:** 407.843.4444 | Ext: 1226
Email | Website

Lowndes
LOCAL ROOTS. BROAD REACH.℠

From: Mills, Misty D <Misty.Mills@ocfl.net>
Sent: Wednesday, July 29, 2026 3:55 PM
To: Isaac, Kathryn <Kathryn.Isaac@lowndes-law.com>
Cc: Kovecses, Joseph <Joseph.Kovecses@lowndes-law.com>
Subject: RE: City of Apopka Annexation

CAUTION: THIS IS AN EXTERNAL EMAIL

Hello,

The Zoning Division will be able to assist with this request. I reached out asking if there was a point person or if it is best to use the zoning@ocfl.net email. I will let you know what I learn. Or, if you want to get the process started, you can send an email to zoning@ocfl.net.

Sincerely,

Misty Mills
Senior Planner

Planning, Environmental, and Development Services (PEDS) Department
201 S Rosalind Ave; Orlando FL 32801
o: 407-836-5435
e: misty.mills@ocfl.net
ocfl.net | Newsroom

From: Isaac, Kathryn <Kathryn.Isaac@lowndes-law.com>
Sent: Wednesday, July 29, 2026 2:07 PM
To: Mills, Misty D <Misty.Mills@ocfl.net>
Cc: Kovecses, Joseph <Joseph.Kovecses@lowndes-law.com>
Subject: RE: City of Apopka Annexation

You don't often get email from kathryn.isaac@lowndes-law.com. Learn why this is important

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Misty,

I don’t know if you are the right person to speak to regarding this, but if not maybe you can point me in the right direction. In connection with this annexation, the City of Apopka has asked us to provide written confirmation from Orange County clarifying whether the existing outdoor storage use was formally permitted as a principal use or is recognized as a lawful nonconforming (grandfathered) use on the property. Are you able to confirm this? or is there someone else I should reach out to?

Thank you!

Kati

Kathryn Isaac
**formerly Kathryn Johnston*
Florida Registered Paralegal
215 N. Eola Dr. | Orlando, FL 32801
D: 407.418.6226 | **P:** 407.843.4600 | **F:** 407.843.4444 | Ext: 1226
Email | Website

Lowndes
LOCAL ROOTS. BROAD REACH.℠

From: Mills, Misty D <Misty.Mills@ocfl.net>
Sent: Thursday, July 23, 2026 8:50 AM
To: Isaac, Kathryn <Kathryn.Isaac@lowndes-law.com>
Cc: Kovecses, Joseph <Joseph.Kovecses@lowndes-law.com>
Subject: RE: City of Apopka Annexation

CAUTION: THIS IS AN EXTERNAL EMAIL

Good morning,

Please see the attached letter the City of Apopka send on June 26, 2026.

Please let me know if I can be of additional assistance.

Sincerely,

Misty Mills
Senior Planner

Planning, Environmental, and Development Services (PEDS) Department
201 S Rosalind Ave; Orlando FL 32801
o: 407-836-5435
e: misty.mills@ocfl.net
ocfl.net | Newsroom

From: Isaac, Kathryn <Kathryn.Isaac@lowndes-law.com>
Sent: Wednesday, July 22, 2026 4:07 PM
To: Mills, Misty D <Misty.Mills@ocfl.net>
Cc: Kovecses, Joseph <Joseph.Kovecses@lowndes-law.com>
Subject: City of Apopka Annexation

You don't often get email from kathryn.isaac@lowndes-law.com. Learn why this is important

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Hi Misty,

My name is Kati Isaac, and I am assisting Joe Kovecses in our office with an annexation application for the City of Apopka. It is for property located in unincorporated Orange County, address: 2525 Clarcona Rd., Apopka, FL 32703. In our comment letter from the City, they said a notice was sent to Orange County on June 26, 2026. Would you please provide us with a copy of that notice?

Thank you,

Kati

Kathryn Isaac
**formerly Kathryn Johnston*
Florida Registered Paralegal
215 N. Eola Dr. | Orlando, FL 32801
D: 407.418.6226 | **P:** 407.843.4600 | **F:** 407.843.4444 | Ext: 1226
Email | Website



Notice of Confidentiality: This e-mail communication and the attachment(s) hereto, if any, are intended solely for the information and use of the addressee(s) identified above and may contain information which is legally privileged from disclosure and/or otherwise confidential. If a recipient of this e-mail communication is not an addressee (or an authorized representative of an addressee), such recipient is hereby advised that any review, disclosure, reproduction, re-transmission or other dissemination or use of this e-mail communication (or any information contained herein) is strictly prohibited. If you are not an addressee and have received this e-mail communication in error, please advise the sender of that circumstance either by reply e-mail or by telephone at (800) 356-6818, immediately delete this e-mail communication from any computer and destroy all physical copies of same.

Replies Filtered: Any incoming reply to this e-mail communication or other e-mail communication to us will be electronically filtered for "spam" and/or "viruses." That filtering process may result in such reply or other e-mail communications to us being quarantined (i.e., potentially not received at our site at all) and/or delayed in reaching us. For that reason, we cannot guarantee that we will receive your reply or other e-mail communications to us and/or that we will receive the same in a timely manner. Accordingly, you should consider sending communications to us which are particularly important or time-sensitive by means other than e-mail.

[v4.30]

PLEASE NOTE: Florida has a very broad public records law (F. S. 119). All e-mails to and from County Officials are kept as a public record. Your e-mail communications, including your e-mail address may be disclosed to the public and media at any time.

Notice of Confidentiality: This e-mail communication and the attachment(s) hereto, if any, are intended solely for the information and use of the addressee(s) identified above and may contain information which is legally privileged from disclosure and/or otherwise confidential. If a recipient of this e-mail communication is not an addressee (or an authorized representative of an addressee), such recipient is hereby advised that any review, disclosure, reproduction, re-transmission or other dissemination or use of this e-mail communication (or any information contained herein) is strictly prohibited. If you are not an addressee and have received this e-mail communication in error, please advise the sender of that circumstance either by reply e-mail or by telephone at (800) 356-6818, immediately delete this e-mail communication from any computer and destroy all physical copies of same.

Replies Filtered: Any incoming reply to this e-mail communication or other e-mail communication to us will be electronically filtered for "spam" and/or "viruses." That filtering process may result in such reply or other e-mail communications to us being quarantined (i.e., potentially not received at our site at all) and/or delayed in reaching us. For that reason, we cannot guarantee that we will receive your reply or other e-mail communications to us and/or that we will receive the same in a timely manner. Accordingly, you should consider sending communications to us which are particularly important or time-sensitive by means other than e-mail.

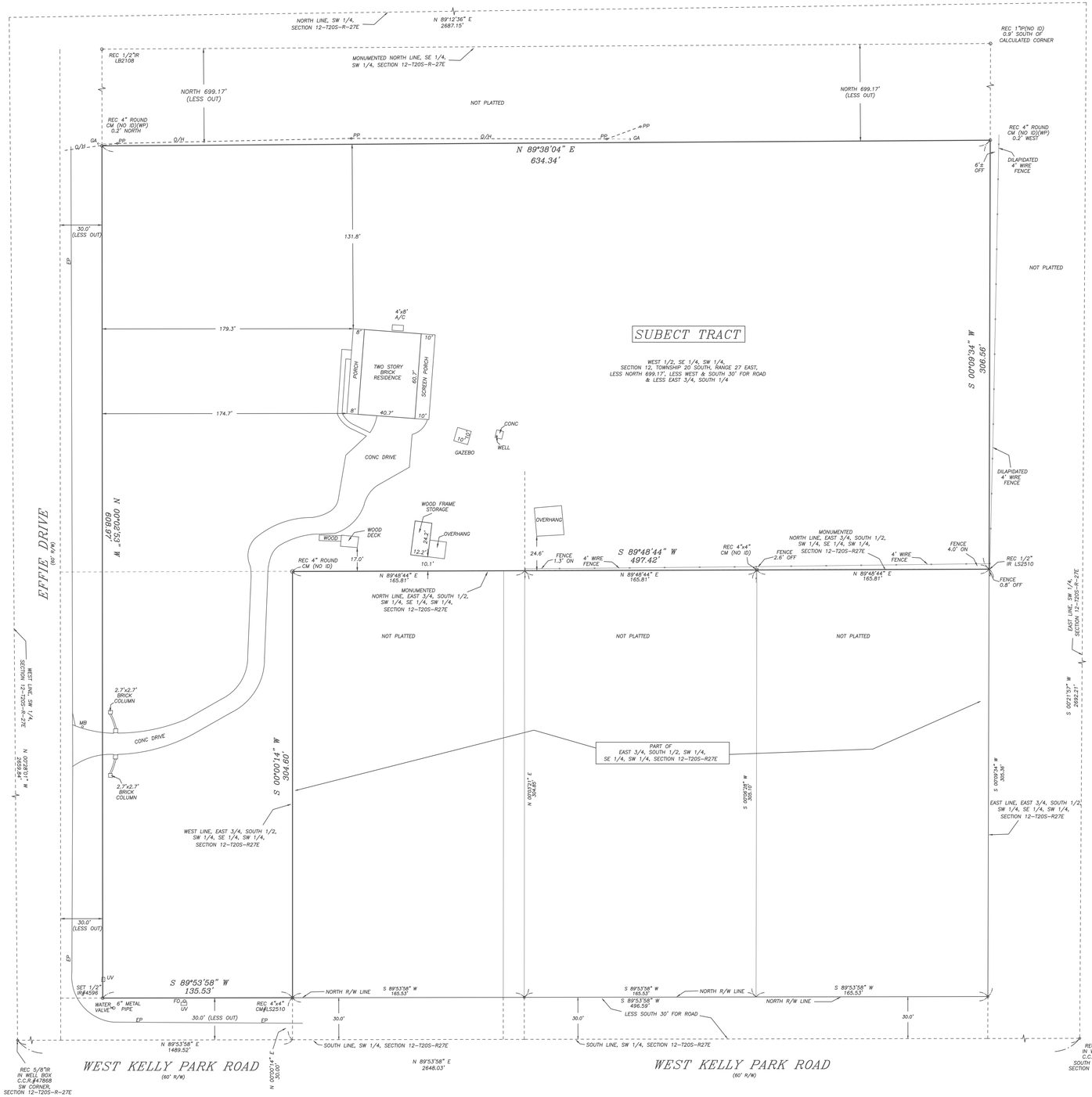
[v4.30]

DESCRIPTION AS FURNISHED:

SUBJECT TRACT

The West 1/2 of the Southeast 1/4 of the Southwest 1/4 of Section 12, Township 20 South, Range 27 East, Orange County, Florida, less the North 699.17 feet, less the West 30.00 feet, for road right of way, less the South 30.00 feet, for road right of way, also less the East 3/4's of the South 1/4 thereof.

BOUNDARY SURVEY FOR / CERTIFIED TO: *EFFIE ROAD HOLDINGS LLC; LANDCASTLE TITLE GROUP LLC; COMMONWEALTH LAND TITLE INSURANCE COMPANY*



ALTA/NSPS Land Title Survey

To: Effie Road Holdings LLC; Landcastle Title Group, LLC; Commonwealth Land Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2026 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, 14 and 16, of Table A thereof. The field work was completed on (07-03-2026)

Date: 07-06-2026

Thomas X. Grusenmeyer, RLS #4714
State of Florida

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY THE UNDERSIGNED PURSUANT TO SECTION 472.025 FLORIDA STATUTES. UNLESS IT IS DIGITAL SIGNATURE, PRINTED COPIES OF THIS SURVEY ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

Digitally signed by Thomas X Grusenmeyer
DN: c=US, o=Unaffiliated, dnQualifier=A01410C00000199165F982E00074A88, cn=Thomas X Grusenmeyer
Date: 2026.07.09 12:30:24 -04'00'
Adobe Acrobat Reader version: 2026.001.21563

SURVEYORS NOTES:

ORANGE COUNTY PARCEL ID: 12-20-27-0000-00-0088

SITE CONTAINS: 5.39 ACRES MORE OR LESS

NO RECENT EARTH WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED ON SITE.

NOTES CORRESPONDING TO SCHEDULE B2:

THE SURVEYOR HAS LIMITED HIS REVIEW TO SEARCH FOR EASEMENT DESCRIPTIONS THAT LIE WITHIN THE SUBJECT SITE AS PER THE DOCUMENTS THAT HAVE BEEN FURNISHED TO THE SURVEYOR PERTAINING TO SCHEDULE B2 OF THE TITLE COMMITMENT (OFFICE ORDER NUMBER: BYB12606064; COMMONWEALTH LAND TITLE INSURANCE COMPANY COMMITMENT NUMBER BYB12606064 REVISION ONE, BEARING A DATE OF JUNE 3, 2026 AT 8:00 A.M.), PREPARED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY.

THE REVIEW STATED ABOVE DOES NOT INCLUDE OTHER/ADDITIONAL O.R. BOOK AND PAGES REFERENCED WITHIN THE DOCUMENTS LISTED IN THE ITEMS PER SCHEDULE B2.

B2 ITEMS 1-5) NO SURVEY RELATED ITEMS STATED

GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.

GRUSENMEYER – SCOTT & ASSOC., INC. – LAND SURVEYORS

5400 E. COLONIAL DR. ORLANDO, FL. 32807 (407)-277-3232 FAX (407)-658-1436
CERTIFICATE OF AUTHORIZATION – LB 4596

LEGEND
B.M.=BENCHMARK
℄=CENTERLINE
CALC=CALCULATED
CM=CONCRETE MONUMENT
CPF=CHAIN LINK FENCE
CONC.=CONCRETE
C/B=CONCRETE BLOCK
A/C=AIR CONDITIONER
COV'D.=COVERED
DESC=DESCRIPTION
ELEC=ELECTRIC BOX
ELEV.=ELEVATION
EP=EDGE OF PAVEMENT
FH=FIRE HYDRANT
F.F.=FINISHED FLOOR ELEVATION
FND=FOUND
FCH=FERNCHOSE CONNECTOR
FM=FIRE METER
GM=GAS METER
GV=GAS VALVE
GR=GUARD POST
GV=GAS VALVE
INV=INVERT
IR=IRON ROD
IP=IRON PIPE
LP=LIGHT POLE
WM=WATER METER
MH=MAN HOLE
N&D=NAIL AND DISK
O/H=OVERHEAD LINE
PC=POINT
U/P=UTILITY POLE
MES=MITERED END SECTION
SV=SEWER VALVE
FO=FIBER OPTIC MARKER
THIS BUILDING/PROPERTY DOES NOT LIE WITHIN THE ESTABLISHED 100 YEAR FLOOD ZONE AS NOT SHOWN ON FEMA MAP # 12095C0050H (09-24-2021)

LEGEND
POB=POINT OF BEGINNING
POC=POINT OF COMMENCEMENT
RCP=REINFORCED CONC PIPE
R/W=RIGHT OF WAY
REC.=RECORDED
SET 1&B=N&D #4596
SET 1/2"
SET 1.5"x1.5" IRON ROD W/LB #4596
TB=TELEPHONE BOX
TYP=TYPICAL
WF=WOOD FENCE
WP=WITNESS POINT
WV=WATER VALVE
WM=WATER METER
TRANSTR=TRANSFORMER
TOB=TOP OF BANK
L = ARC LENGTH
CB = CHORD BEARING
R = RADIUS
C = CHORD LENGTH
D = DRAINAGE INLET
ID = IDENTIFICATION
BL = BASE LINE
BB = BASE BEARING
TBM = TEMPORARY BENCHMARK
(NO I.D.) = NO CAP IDENTIFICATION
UB = UTILITY BOX
UV=UTILITY VAULT
± = MORE OR LESS
N/A=NOT APPLICABLE
BFP=BACK FLOW PREVENTER
TS=TRAFFIC SIGN
TP=TRAFFIC POLE
PP=POWER POLE
PM=POWER METER/POLE
MB=MAILBOX

NOTES:
1. THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17 (FLORIDA ADMINISTRATIVE CODE) PURSUANT TO SECTION 472.027 FLORIDA STATUTES.
2. UNLESS EMBOSSED WITH SURVEYOR'S SIGNATURE AND SEAL, THIS SURVEY IS NOT VALID AND IS PRESENTED FOR INFORMATIONAL PURPOSES ONLY.
3. THIS SURVEY WAS PREPARED FROM TITLE INFORMATION FURNISHED TO THE SURVEYOR. THERE MAY BE OTHER RESTRICTIONS OR EASEMENTS THAT AFFECT THIS PROPERTY.
4. NO UNDERGROUND IMPROVEMENTS HAVE BEEN LOCATED UNLESS OTHERWISE SHOWN.
5. THIS SURVEY IS PREPARED FOR THE SOLE BENEFIT OF THOSE CERTIFIED TO AND SHOULD NOT BE RELIED UPON BY ANY OTHER ENTITY.
6. DIMENSIONS SHOWN FOR THE LOCATION OF IMPROVEMENTS HEREON SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES.
7. BEARINGS, IF SHOWN, ARE BASED ASSUMED DATUM AND ON THE LINE SHOWN AS BASE BEARING (B.B.)
8. ELEVATIONS, IF SHOWN, ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988(UNLESS OTHERWISE NOTED)

CERTIFIED BY:

JAMES W. SCOTT, REGISTERED LAND SURVEYOR #4801 — TOM X. GRUSENMEYER, REGISTERED LAND SURVEYOR #4714

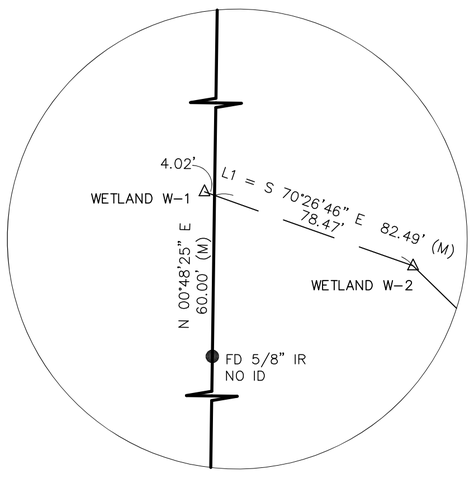
THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY THE UNDERSIGNED PURSUANT TO SECTION 472.025 FLORIDA STATUTES. UNLESS IT IS DIGITAL SIGNATURE, PRINTED COPIES OF THIS SURVEY ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

Digitally signed by Thomas X Grusenmeyer
DN: c=US, o=Unaffiliated, dnQualifier=A01410C00000199165F982E00074A88, cn=Thomas X Grusenmeyer
Date: 2026.07.09 12:30:09 -04'00'
Adobe Acrobat Reader version: 2026.001.21563

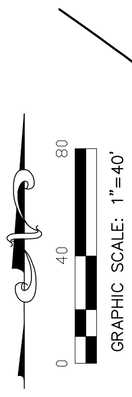
FIELD DATE	ORDER #
BOUNDARY SURVEY 07-03-2026	26-5127
ADDED TITLE COMMITMENT INFO 07-08-2026	

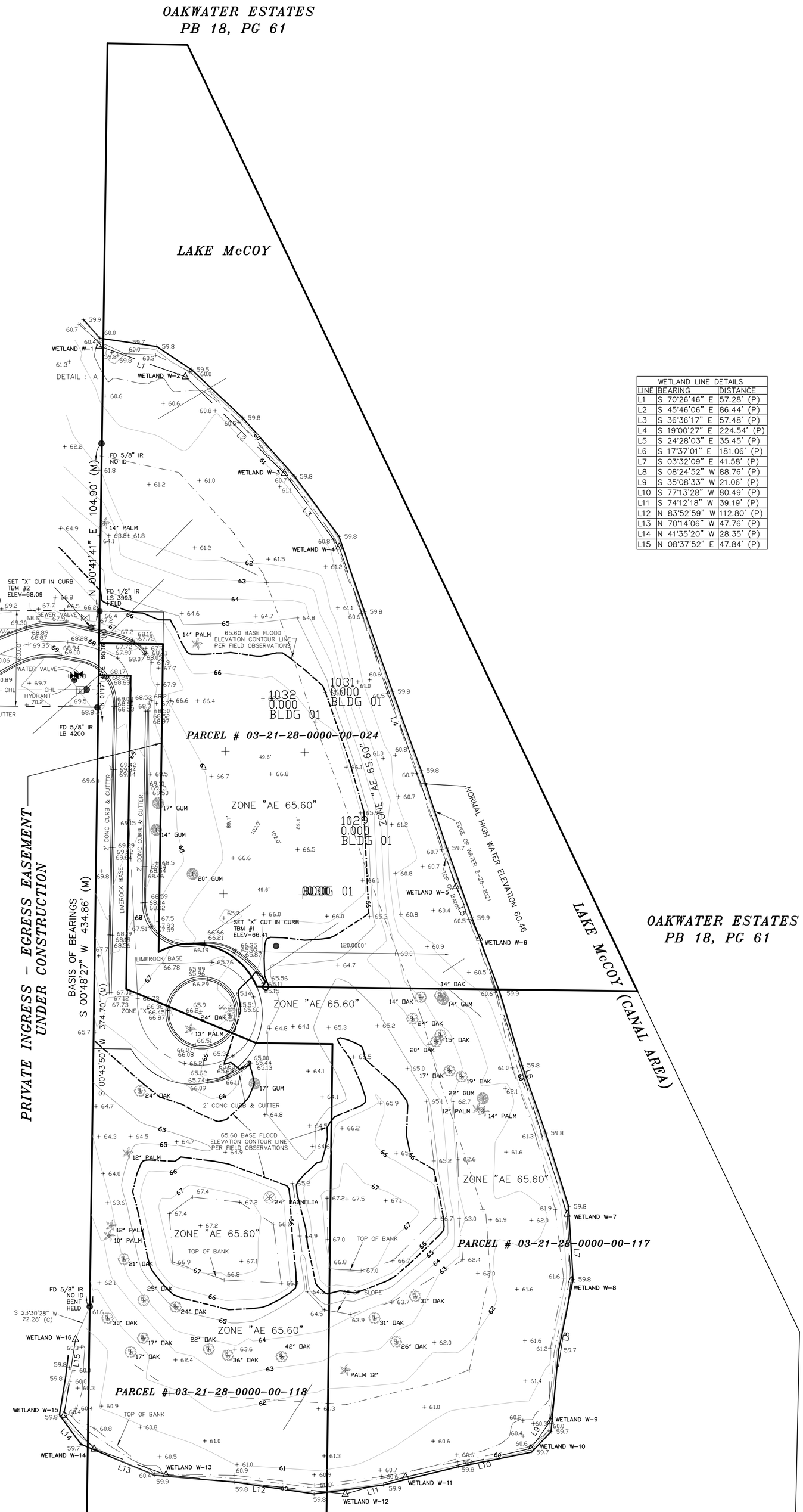
Docusign Envelope ID: DB0AFCC0-C245-4083-ABE6-7EBD6372B019

TOPOGRAPHIC SURVEY



DETAIL : A





WETLAND LINE DETAILS		
LINE	BEARING	DISTANCE
L1	S 70°26'46" E	57.28' (P)
L2	S 45°46'06" E	86.44' (P)
L3	S 36°36'17" E	57.48' (P)
L4	S 19°00'27" E	224.54' (P)
L5	S 24°28'03" E	35.45' (P)
L6	S 17°37'01" E	181.06' (P)
L7	S 03°32'09" E	41.58' (P)
L8	S 08°24'52" W	88.76' (P)
L9	S 35°08'33" W	21.06' (P)
L10	S 77°13'28" W	80.49' (P)
L11	S 74°12'18" W	39.19' (P)
L12	N 83°52'59" W	112.80' (P)
L13	N 70°14'06" W	47.76' (P)
L14	N 41°35'20" W	28.35' (P)
L15	N 08°37'52" E	47.84' (P)

SURVEYORS NOTES

– THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE OPINION. THERE MAY EXIST MATTERS ON RECORD AFFECTING THE SUBJECT PROPERTY.

– BEARINGS BASED ON THE WEST LINE OF SUBJECT PARCEL AS BEING S 00°48'27" W (AN ASSUMED DATUM PER GRID NORTH, FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE NAD 83, AS DERIVED FROM A PRIVATE NETWORK SOLUTION).

– NO UNDERGROUND UTILITIES, FOUNDATIONS OR IMPROVEMENTS HAVE BEEN LOCATED, EXCEPT AS SHOWN HEREON.

– THIS IS NOT A BOUNDARY SURVEY

– SYMBOLS ARE NOT TO SCALE.

– THIS SURVEY DOES NOT DETERMINE OWNERSHIP OF FENCES.

– FENCES ARE GRAPHICAL IN NATURE AND NOT TO SCALE. FENCE TIES ARE AS SHOWN HEREON.

– ELEVATIONS SHOWN HEREON ARE BASED UPON AND MATCHED TO ORANGE COUNTY BENCHMARK DESIGNATION S1614006, HAVING A PUBLISHED ELEVATION OF 71.814, NORTH AMERICAN VERTICAL DATUM OF 1988, (NAVD 88).

– SITE BENCHMARKS ARE AS SHOWN.

– THE SCALE FOR THE MAP/DRAWING SHOWN HEREON IS 1"=40' AND IS INTENDED TO BE DISPLAYED ON A 24"X36" SIZED SHEET. ANY OTHER SHEET SIZE WILL ALTER THE SCALE OF THE DRAWING. COPIES AND REPRODUCTIONS MADE FROM PRINTS WILL/MAY ALTER THE SCALE OF THE DRAWING AS WELL.

– LOT GEOMETRY AND INGRESS EGRESS EASEMENT PROVIDED BY CLIENT AND THE ORANGE COUNTY PROPERTY APPRAISER, PREPARED BY LAW & ASSOCIATES, INC. DATED 6–3–2008, PROJECT NUMBER 07–06–859 & LA.08–07.407

– BASED ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP PANEL NO. 12095C0150F HAVING A REVISION DATE OF SEPTEMBER 25 2009, THE PROPERTY SHOWN HEREON LIES IN ZONE "AE" HAVING A BASE FLOOD ELEVATION OF 65.6 FEET.

– THE CONTOUR LINES SHOWN HEREON ARE BASED UPON FIELD OBSERVATIONS AND ARE DIFFERENT THAN THE FEMA FIRM PANEL DEPICTION NOTED ABOVE.

ABBREVIATIONS

(C) = CALCULATED
CONC = CONCRETE
℄ = CENTERLINE
CM = CONCRETE MONUMENT
(D) = DEED
FD = FOUND
ID = IDENTIFICATION
IR = IRON PIPE
IP = IRON PIPE
LB = LICENSED BUSINESS
(M) = MEASURED
ORB = OFFICIAL RECORD BOOK
PG = PAGE
ND = NAIL AND DISK
PRM = PERMANENT REFERENCE MONUMENT
FF = FINISHED FLOOR
ELEV = ELEVATION
APPROX = APPROXIMATE
RCP = REINFORCED CONCRETE PIPE
CPP = CORRUGATED PLASTIC PIPE
VCP = VITRIFIED CLAY PIPE
PVC = POLYVINYL CHLORIDE
POB = POINT OF BEGINNING
POC = POINT OF COMMENCEMENT
(P) = PLAT
PB = PLAT BOOK
PC = POINT OF CURVATURE
PCP = PERMANENT CONTROL POINT
PRC = POINT OF REVERSE CURVATURE
PT = POINT OF TANGENCY
R/W = RIGHT OF WAY
UE = UTILITY EASEMENT
AC = AIR CONDITIONER
PHR = PHONE RISER
EJB = ELECTRIC JUNCTION BOX
PP = POWER POLE
WM = WATER METER
CTVR = CABLE TV RISER
CO = CLEAN OUT
WV = WATER VALVE
OHL = OVERHEAD LINE
LP = LIGHT POLE
BFP = BACK FLOW PREVENTER
EM = ELECTRIC METER
C/A = COVERED AREA
TBM = TEMPORARY BENCHMARK
CCR = CERTIFIED CORNER OF RECORD

SYMBOLS

- CONC MONUMENT TYPE AS INDICATED
- CONTROL POINT TYPE AS INDICATED
- BENCHMARK TYPE AND ELEVATION AS INDICATED
- (S) SANITARY SEWER MANHOLE
- (D) DRAINAGE MANHOLE
- (MH) MANHOLE
- OHL — OVERHEAD LINE
- ATT — AT&T LINE
- CTV — CABLE TV LINE
- ELC — ELECTRIC LINE
- FO — FIBER OPTIC LINE
- GAS — GAS LINE
- UTL — UTILTY LINE
- W — WATER LINE
- SS — SEWER LINE
- CHAIN LINK FENCE
- WIRE FENCE
- WOOD FENCE
- [TR] TRANSFORMER BOX
- [W] WATER METER
- [S] TRAFFIC SIGNAL BOX
- [E] ELECTRIC BOX
- [T] TELEPHONE BOX
- LIGHT POLE
- UTILITY POLE
- GUY WIRE
- FIRE CONNECTION
- [O] CLEAN OUT
- SIGN

Digitally signed by Ralph A. Nieto
Date:

Signed by:

RALPH A. NIETO CERTIFICATE No. LS6025 STATE OF FLORIDA Professional Surveyor & Mapper

Surveyors Certification:

I hereby certify that this survey shown hereon was made in accordance with the "Standards of Practice" for land surveying in the State of Florida Chapter 5J–17–.050 to 0.052 Florida Administrative Code, pursuant to Chapters 177 and 472, Florida Statutes and is not valid without either the original signature and raised seal or an authorized electronic signature and seal (5J–17.062(3) F.A.C.) of a Florida Licensed Professional Surveyor and Mapper.

DocuSigned by:
Ralph Nieto
BBE6A55497C741E...

Ralph A. Nieto PSM No. 6025

10/1/2024
Print Date

PREPARED FOR:

PROPERTY INDUSTRIAL ENTERPRISES, LLC

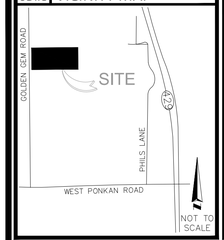
543, 544, 552 SIR ARTHUR COURT, APOPKA, FL 32712

NO.	DATE	REVISIONS
3	04/03/24	REVISED CERTIFICATE (NO FIELD WORK DONE ON THIS DAY)
2	11/06/2021	ADDED WETLAND LINE FLAGGED BY OTHERS
1	6/29/2021	REV GRAPHIC TO SHOW PARCEL IN ZONE AE PER FEMA MAP

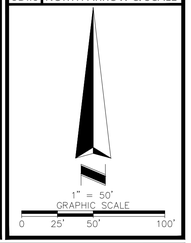
FIELD BY: DW | DATE: 2/26/2021
DRAWN BY: BPS | ORDER NO.: NW 21–124
SCALE: 1"=40' | SHEET: 1 OF 1

Nieto-Whittaker Surveying LLC
1728 N. Ronald Reagan Blvd., Longwood, FL 32750
PH: (407) 636-8460 FAX: (407) 636-8461
LB No. 7744

6Diie VICINITY MAP



6Diic NORTH ARROW & SCALE



5Ciii OBSERVED POTENTIAL ENCROACHMENTS

(A) FENCE CROSSES BOUNDARY, POSSIBLE ENCROACHMENT.

3 FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120180 0125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 09/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

6Diid LEGEND AND ABBREVIATIONS

	ASPHALT SURFACE	(C)	CALCULATED DATA
	CONCRETE SURFACE	FND	FOUND
MB	MAIL BOX	IR	IRON ROD
	UTILITY POLE	IP	IRON PIPE
	GUY ANCHOR	IRC	IRON ROD AND CAP
	FIRE HYDRANT	LB	LICENSED BUSINESS
	WATER VALVE	LS	LICENSED SURVEYOR
GP	GATE POST	ORB	OFFICIAL RECORDS BOOK
	TELEPHONE RISER	PG	PAGE
CTV	CABLE TV PEDESTAL	℄	CENTER LINE
	SIGN	CLF	CHAIN LINK FENCE
	BENCHMARK	EP	EDGE OF PAVEMENT
	RECOVERED MONUMENT AS NOTED	BWF	BARBED WIRE FENCE
	SET MONUMENT AS NOTED	FNC	FENCE
	CONCRETE MONUMENT AS NOTED	SEC	SECTION
OHU	OVERHEAD UTILITY LINE		
	CENTERLINE		
	ADJACENT LINE		
	RIGHT OF WAY LINE		
	SECTION LINE		
x	CHAIN LINK FENCE		
	BARBED WIRE FENCE		

6Cvii PLATTED SETBACK OR RECORDED BUILDING RESTRICTION LINES

NONE PROVIDED TO THIS SURVEYOR.

5Ei "SCHEDULE B - SECTION 2" ITEMS

(4) — OIL AND MINERAL RESERVATION RESERVED UNTO THE STATE OF FLORIDA BY DEED FROM THE TRUSTEES OF THE INTERNAL IMPROVEMENT FUND OF THE STATE OF FLORIDA RECORDED IN **DEED BOOK 684, PAGE 386**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. NOTE: THE RIGHT OF ENTRY AND EXPLORATION RUNNING WITH THE ABOVE RESERVATION OF AN INTEREST IN PHOSPHATE, MINERALS, METALS, AND/OR PETROLEUM HAS BEEN RELEASED BY FLORIDA STATUTE 270.11(3). (AS TO PARCELS 1 AND 2) (AFFECTS, BLANKET IN NATURE)

(5) — EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN **DEED BOOK 813, PAGE 270**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (AFFECTS AS SHOWN)

(6) — NOTICE OF FUTURE ASSESSMENT RECORDED IN OFFICIAL RECORDS **BOOK 5493, PAGE 1841**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (BLANKET IN NATURE)

(7) — NON-MAINTENANCE AGREEMENT RECORDED IN OFFICIAL RECORDS **BOOK 5642, PAGE 319**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (BLANKET IN NATURE)

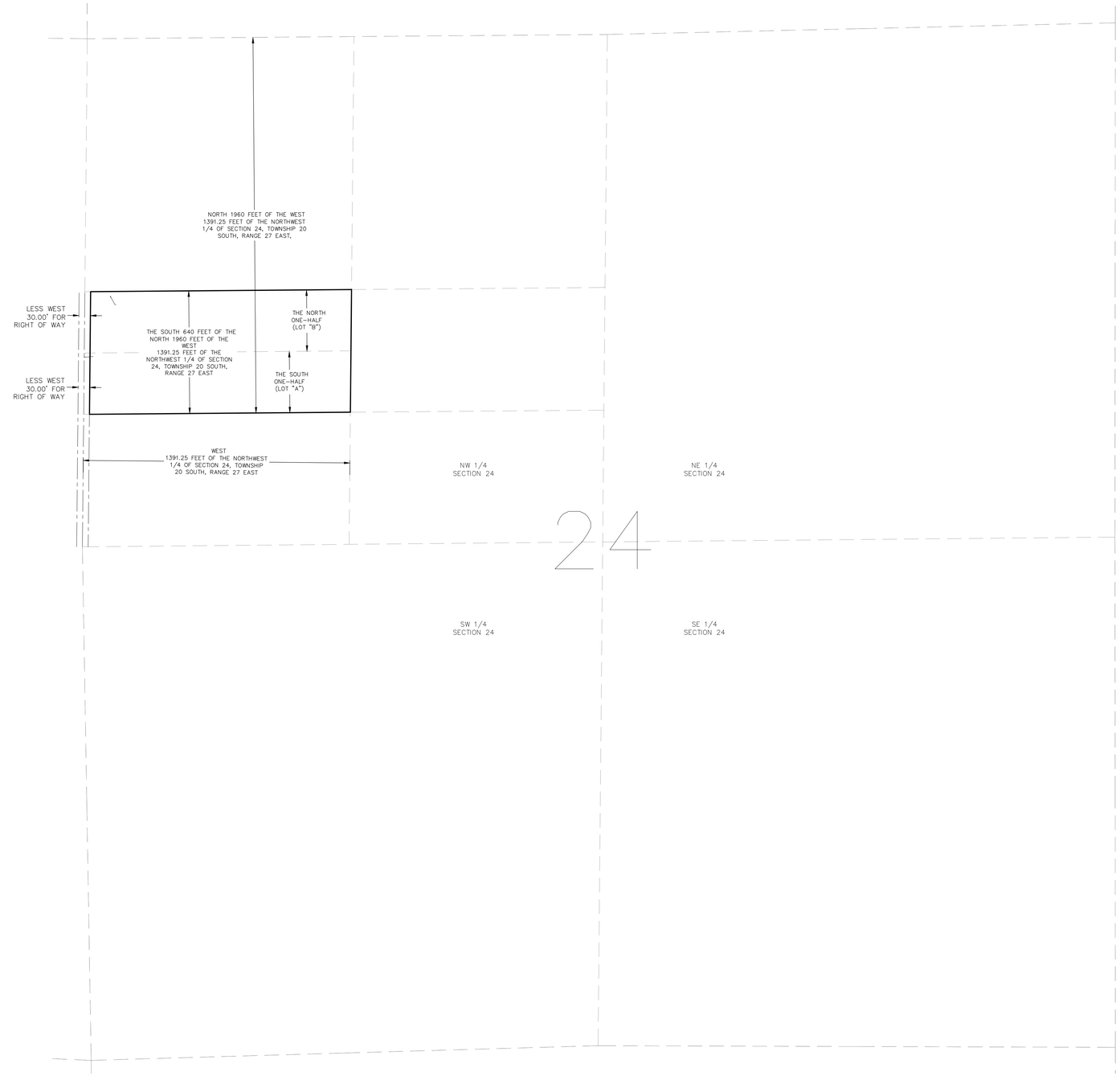
(8) — DISTRIBUTION EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN OFFICIAL RECORDS **BOOK 5926, PAGE 2849**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCEL 1) (AFFECTS, AS SHOWN)

(9) — DISTRIBUTION EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN OFFICIAL RECORDS **BOOK 6651, PAGE 9803**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (AFFECTS, AS SHOWN)

(10) — MEMORANDUM OF UNDERSTANDING BY AND AMONG THE ORANGE COUNTY SCHOOL BOARD AND THE CITY OF APOPKA RECORDED IN OFFICIAL RECORDS **BOOK 10113, PAGE 359**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AT TO PARCELS 1 AND 2) (BLANKET IN NATURE)

ALTA/NSPS LAND TITLE SURVEY IDENTIFICATION TABLE

2	"TABLE A" PROPERTY ADDRESS	6Bvii	CONTIGUITY STATEMENT	8	"TABLE A" SUBSTANTIAL FEATURES OBSERVED
3	"TABLE A" FLOOD INFORMATION	6Bxii	TITLE COMMITMENT INFORMATION	9	"TABLE A" PARKING SPACES
4	"TABLE A" LAND AREA	6Cvii	RECORDED SETBACKS/RESTRICTIONS PROVIDED BY INSURED	10	"TABLE A" DIVISION/PARTY WALLS
5Biii	ACCESS TO PROPERTY	6Diic	NORTH ARROW & SCALE	11	"TABLE A" UTILITY INFORMATION
5Ciii	SURVEYOR OBSERVED POTENTIAL ENCROACHMENTS	6Diid	LEGEND & ABBREVIATIONS	13	"TABLE A" ADJOINING OWNERS
5Ei	"SCHEDULE B – SECTION 2" ITEMS	6Diie	VICINITY MAP	14	"TABLE A" INTERSECTING STREET
5F	CEMETERY NOTE	6Diif	SURVEYOR'S NOTES	16	"TABLE A" EARTH MOVING NOTE
6	TABLE "A" ZONING INFORMATION	6Diik	TYPE OF SURVEY	17	"TABLE A" RIGHT OF WAY CHANGES
6Bi	TITLE DESCRIPTION	7	SURVEYOR'S CERTIFICATE	18	"TABLE A" OFFSITE EASEMENTS OR SERVITUDES
		7b	"TABLE A" BUILDING AREA		
6Biv	BEARING BASIS	7c	"TABLE A" BUILDING HEIGHT		



SEE SHEET 2 OF 2 FOR SURVEY DRAWING

THIS SURVEY MEETS OR EXCEEDS THE FLORIDA STANDARDS OF PRACTICE AS SET IN FLORIDA ADMINISTRATIVE CODE CHAPTER 5J-17-0.50 FOR A BOUNDARY SURVEY. ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS FOR SURVEYING IN THE STATE OF FLORIDA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

DATE	REVISIONS	TECH	DATE	REVISIONS	TECH

FIELD	JS	DRAWING SCALE	1"=50'
DRAWN BY	SW	QC BY	.
DRAWING NAME	240303 GOLDEN GROVE-ALTA-TOPO.DWG		

6Bxii TITLE COMMITMENT INFORMATION

THE TITLE DESCRIPTION AND SCHEDULE "B" ITEMS HEREON ARE FROM: FIDELITY NATIONAL TITLE INSURANCE COMPANY, FILE NO.: FLX1655, HAVING AN EFFECTIVE DATE OF FEBRUARY 12, 2024.

SHEET 1 OF 2

6Bi TITLE DESCRIPTION

PARCEL 1:
THE NORTH ONE-HALF (LOT "B") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

PARCEL 2:
THE SOUTH ONE-HALF (LOT "A") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

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

6Diig SURVEYOR'S NOTES

1. NO UNDERGROUND UTILITIES ARE SHOWN ON THIS SURVEY, ONLY ABOVE GROUND VISIBLE EVIDENCE OF UTILITIES ARE SHOWN.
2. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
3. THIS SURVEY MEETS OR EXCEEDS THE SURVEY STANDARDS/STANDARDS OF CARE AS SET FORTH IN SECTION 3 OF THE 2021 ALTA/NSPS SURVEY REQUIREMENTS.
6. VERTICAL INFORMATION BASED ON: BENCHMARK 'L708026' HAVING A PUBLISHED ELEVATION OF 127.968' (NAVD 88) DESCRIBED AS: 2"ø ORANGE COUNTY BRASS DISK IN 1'ø CONCRETE MONUMENT.

4 LAND AREA

871,337± SQUARE FEET 20.003± ACRES

6Biv BEARING BASIS

BEARINGS SHOWN HEREON ARE BASED ON <SPECIFIC LINE>, WHICH BEARS (BEARING), PER (DOCUMENT).

5F CEMETERY NOTE

THERE IS NO VISIBLE EVIDENCE OF CEMETERIES ON SUBJECT PROPERTY.

8 SUBSTANTIAL FEATURES OBSERVED

SUBSTANTIAL ABOVE GROUND FEATURES THAT WERE OBSERVED ON THE SUBJECT PARCEL, SUCH AS PARKING AREAS, DRIVES, WALKS, PLANTERS/LANDSCAPE AREAS AND OTHER, HAVE BEEN LOCATED AS SHOWN HEREON. NOTE: THERE WERE NO OBSERVED SUBSTANTIAL AREAS OF REFUSE ON THE SUBJECT PARCEL PER THE DATE OF THIS SURVEY.

9 PARKING SPACES

REGULAR =0 HANDICAP =0 TOTAL =0

5Biii ACCESS TO PROPERTY

THE SUBJECT PROPERTY HAS DIRECT PHYSICAL ACCESS TO GOLDEN GEM ROAD , A DEDICATED PUBLIC STREET OR HIGHWAY.

16 EARTH MOVING NOTE

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

6Bvii CONTIGUITY STATEMENT

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

7 SURVEYOR'S CERTIFICATE

TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 7(a), 7(b)(1), 7(c), 8, 9, 13, 14, 16, AND 19 OF TABLE A THEREOF.
THE FIELD WORK WAS COMPLETED ON 03/18/2024.
DATE OF PLAT OR MAP: 03/20/2024.

E. GLENN TURNER — DATE

PROFESSIONAL SURVEYOR & MAPPER NO: 5643
STATE OF: FLORIDA
PROJECT NO: 211016

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

NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.S. 472.025 OR THE CERTIFIED ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.A.C. 5J-17.062(2) AND 5J17.062(3)

6Diik ALTA/NSPS LAND TITLE SURVEY

2

BOUNDARY SURVEY OF GOLDEN GROVE
3603 GOLDEN GEM ROAD APOPKA, FL 32712
ORANGE COUNTY APOPKA, FLORIDA

AMERICAN SURVEYING & MAPPING, INC.
NDDS NATIONAL DUE DILIGENCE SERVICES
A DIVISION OF AMERICAN SURVEYING & MAPPING, INC.
Phone: 407-426-7979 nationaldueDiligenceservices.com
221 Circle Drive,Maitland, FL 32751

© 2021, AMERICAN SURVEYING & MAPPING, 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.

RIDGEBROOKE

PLAT BOOK :___ PAGE:___

A REPLAT OF LOTS 4 THROUGH 6 AND A PORTION OF LOTS 9 AND 10, BAILEY'S ADDITION TO PLYMOUTH, AS RECORDED IN PLAT BOOK B, PAGE 145, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; AND A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST; AND A PORTION OF THE SOUTHWEST ONE-QUARTER SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA.

LEGAL DESCRIPTION:

A REPLAT OF LOTS 4 THROUGH 6 AND A PORTION OF LOTS 9 AND 10, BAILEY'S ADDITION TO PLYMOUTH, AS RECORDED IN PLAT BOOK B, PAGE 145, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; AND A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST; AND A PORTION OF THE SOUTHWEST ONE-QUARTER SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA.

BEGIN AT THE NORTHEAST CORNER OF SAID SOUTHEAST ONE-QUARTER OF SECTION 25 PER CERTIFIED CORNER RECORD NUMBER 0047891; THENCE NORTH 87°45'55" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST ONE-QUARTER OF SECTION 30, SAID LINE BEING COINCIDENT WITH THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 616.74 TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF PLYMOUTH SORRENTO ROAD AS MONUMENTED; THENCE SOUTH 0°16'37" EAST ALONG SAID LINE, 1,036.93 FEET ; THENCE SOUTH 87°56'38" WEST, 180.09 FEET TO A POINT ON A LINE 180 FEET WEST OF AND PARALLEL WITH THE WEST RIGHT-OF-WAY LINE OF PLYMOUTH SERRENTO ROAD; THENCE SOUTH 0°16'37" EAST ALONG SAID LINE, 467.12 TO A POINT ON THE SOUTH LINE OF SAID LOT 10; THENCE SOUTH 88°02'40" WEST ALONG SAID LINE, 426.61 FEET TO THE SOUTHWEST CORNER OF SAID LOT 10; THENCE NORTH 0°06'22" EAST ALONG THE WEST LINE OF SAID LOT 10, A DISTANCE OF 166.21 TO A POINT ON THE SOUTH LINE OF THE SOUTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 25 AND ITS EASTERLY EXTENSION; THENCE SOUTH 89°17'39" WEST ALONG SAID LINE, 570.93 FEET TO A POINT ON THE LIMITED ACCESS RIGHT-OF-WAY LINE OF STATE ROAD 429 WEKIVA PARKWAY, ACCORDING TO DOCUMENT NUMBERS 20140181343 AND 20140319348, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; THENCE NORTH 13°47'51" WEST ALONG SAID LINE, 343.29 TO A POINT ON THE SOUTH LINE OF THE NORTH ONE-HALF OF THE SOUTHEAST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 25; THENCE SOUTH 89°19'44" WEST ALONG SAID LINE, 31.94 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF STATE ROAD 429 WEKIVA PARKWAY; THENCE NORTH 0°02'25" WEST, 334.17 FEET; THENCE SOUTH 89°23'26" WEST, 39.68 TO THE POINT ON THE ARC OF A NON-TANGENT CURVE(RADIAL LINE THROUGH SAID POINT BEARS SOUTH 80°29'26" WEST); THENCE NORTHERLY ALONG THE ARC OF SAID CURVE, BEING CONCAVE TO THE EAST, HAVING A RADIUS OF 19,862.00 FEET, A DELTA OF 01°56'49", AN ARC DISTANCE OF 674.95 FEET TO A POINT ON THE NORTH LINE OF THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SAID SECTION 25(THE PREVIOUS THREE CALLS BEING COINCIDENT WITH SAID EAST RIGHT-OF-WAY LINE OF STATE ROAD 429); THENCE NORTH 89°27'31" EAST ALONG SAID LINE, 807.30 FEET TO THE **POINT OF BEGINNING**. SAID LANDS LYING IN ORANGE COUNTY, FLORIDA AND CONTAINING 40.71 ACRES/1,773,225 SQUARE FEET.

SURVEYOR'S NOTES:

1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF THE SOUTHEAST ONE-QUARTER OF SECTION 25-20-27 AS BEARING SOUTH 00°06'27" WEST AS PER CERTIFIED CORNER RECORDS NUMBERS 47893 AND 47891. ALL ELEVATIONS SHOWN HEREON ARE RELATIVE TO THE NORTH AMERICAN DATUM OF 1983 (NAD 83-2011 ADJUSTMENT) FOR THE EAST ZONE OF FLORIDA.
2. IN ACCORDANCE WITH CHAPTER 177.091, BOARD OF PROFESSIONAL LAND SURVEYORS LAWS AND RULES, ALL PLATTED UTILITY EASEMENTS SHALL PROVIDE THAT SUCH EASEMENTS SHALL ALSO BE EASEMENTS FOR THE CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES; PROVIDED, HOWEVER, NO SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION OF CABLE TELEVISION SERVICES SHALL INTERFERE WITH FACILITIES AND SERVICES OF AN ELECTRIC, TELEPHONE, GAS AND OTHER PUBLIC UTILITY. IN THE EVENT A CABLE TELEVISION COMPANY DAMAGES THE FACILITIES OF A PUBLIC UTILITY, IT SHALL BE SOLELY RESPONSIBLE FOR THE DAMAGES. THIS SECTION SHALL NOT APPLY TO THOSE PRIVATE EASEMENTS GRANTED TO OR OBTAINED BY A PARTICULAR ELECTRIC, TELEPHONE, GAS OR OTHER PUBLIC UTILITY. SUCH CONSTRUCTION, INSTALLATION, MAINTENANCE AND OPERATION SHALL COMPLY WITH THE NATIONAL ELECTRICAL SAFETY CODE AS ADOPTED BY THE FLORIDA PUBLIC SERVICE COMMISSION.
3. ALL LINES INTERSECTING CURVES ARE RADIAL UNLESS OTHERWISE NOTED AS NON-RADIAL (NR).
4. DRAINAGE EASEMENTS (D.E.) PER THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR RIDGEBROOKE (DECLARATION) ARE RESERVED FOR THE EXCLUSIVE USE AND BENEFIT OF THE FOLLOWING ENTITIES AND FOR THE FOLLOWING PURPOSES; THE RIDGEBROOKE HOMEOWNERS ASSOCIATION, INC. "(ASSOCIATION)" FOR THE PURPOSE OF EXERCISING ALL POWERS AND RESPONSIBILITIES DELEGATED TO THE ASSOCIATION PURSUANT TO THE DECLARATION, AMENDMENTS AND/OR SUPPLEMENTS THERETO RECORDED IN THE PUBLIC RECORDS OF COUNTY, FLORIDA, "(DECLARATION)".
5. TRACTS OS-1, OS-2, OS-3, OS-4, OS-5 & OS-6 (OPEN SPACE) SHALL BE OWNED AND MAINTAINED BY THE ASSOCIATION.
6. TRACT LS-1 (LIFT STATION) SHALL BE OWNED AND MAINTAINED BY THE CITY OF APOPKA AND IS CONVEYED BY THIS PLAT.
7. TRACT RW-1 (RIGHT-OF-WAY) SHALL BE OWNED AND MAINTAINED BY ORANGE COUNTY, FLORIDA AND IS CONVEYED BY THIS PLAT.
8. TRACT SW-1 (STORMWATER TRACT) SHALL BE OWNED AND MAINTAINED BY THE RIDGEBROOKE HOMEOWNERS ASSOCIATION, INC. (THE ASSOCIATION). AN EMERGENCY ACCESS EASEMENT TO THE PRIVATE DRAINAGE SYSTEM OVER SAID STORMWATER TRACT SHOWN ON THIS PLAT IS HEREBY DEDICATED TO THE CITY OF APOPKA FOR EMERGENCY MAINTENANCE PURPOSES IN THE EVENT INADEQUATE MAINTENANCE OF THE STORM DRAINAGE SYSTEM CREATES A HAZARD TO THE PUBLIC HEALTH, SAFETY AND GENERAL WELFARE. THE EMERGENCY ACCESS EASEMENT GRANTED ABOVE DOES NOT IMPOSE ANY OBLIGATION, BURDEN, RESPONSIBILITY OR LIABILITY UPON THE CITY OF APOPKA TO ENTER UPON THE SUBJECT PROPERTY AND TAKE ANY ACTION TO REPAIR OR MAINTAIN THE PRIVATE DRAINAGE SYSTEM.
9. TRACT OS-1 IS SUBJECT TO A BLANKET DRAINAGE & ACCESS EASEMENT.
10. TRACT OS-2 IS SUBJECT TO A BLANKET WALL EASEMENT.
11. TRACT OS-6 IS SUBJECT TO A BLANKET UTILITY EASEMENT.
12. HOMEOWNERS SHALL OWN AND MAINTAIN THEIR INDIVIDUAL WATER AND RECLAIMED WATER SERVICES WHICH EXTEND TO THEIR HOMES FROM PUBLIC WATER METERS LOCATED ADJACENT TO THE PUBLIC ROAD RIGHT-OF-WAY AND MAINTAIN THEIR INDIVIDUAL WASTEWATER SERVICES WHICH EXTEND TO THEIR HOMES FROM A PUBLIC CLEANOUT LOCATED ADJACENT TO THE PUBLIC ROAD RIGHT-OF-WAY.
13. ALL SIDE AND REAR LOT LINES ARE SUBJECT TO 5.00' DRAINAGE AND ACCESS EASEMENT UNLESS OTHERWISE NOTED.
14. A PERPETUAL EASEMENT IS HEREBY DEDICATED FOR THE BENEFIT OF THE "ASSOCIATION" OVER THAT PORTION OF THE LOTS DESIGNATED AS "WALL EASEMENT" FOR SUPPORT AND MAINTENANCE OF THE WALL. THIS IS A NON-DISTURBANCE ZONE AND ALL OTHER STRUCTURES ARE STRICTLY PROHIBITED WITHIN THE EASEMENT AREA. THIS RESTRICTION IS ABSOLUTE AND SHALL NOT BE WAIVED EXCEPT BY FORMAL VACATION OF THE EASEMENT BY THE HOMEOWNERS ASSOCIATION AND THE CITY OF APOPKA.
15. LANDSCAPE EASEMENTS SHOWN HEREON ARE HEREBY DEDICATED TO THE "ASSOCIATION"

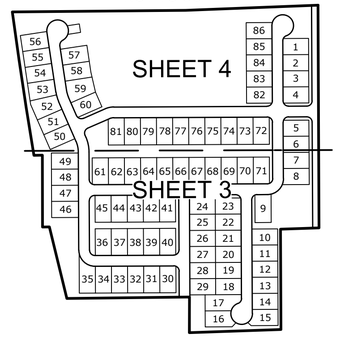
SHEET INDEX

SHEET 1: LEGAL DESCRIPTION, SURVEYOR'S NOTES AND DEDICATION
SHEET 2: BOUNDARY INFORMATION AND LEGEND
SHEETS 3 & 4: GEOMETRY

MIZO & ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYORS
17 N SUMMERLIN AVE,
ORLANDO, FL 32801
(321) 200-4904
LICENSED BUSINESS NUMBER 8497

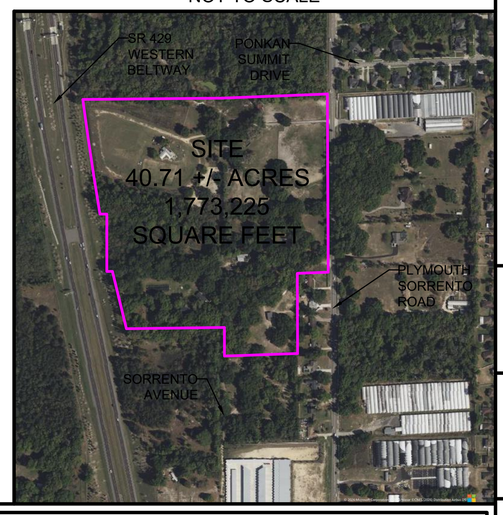
KEY MAP

NOT TO SCALE



VICINITY MAP

NOT TO SCALE



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

QUALIFICATION STATEMENT OF SURVEYOR AND MAPPER

THAT THE UNDERSIGNED, being a licensed land surveyor, registered in the State Of Florida, DOES HEREBY CERTIFY THAT ON_____ he completed the survey of the lands as shown in the foregoing plat, this plat was prepared under my direct supervision and is a correct representation of the lands therein described and platted or subdivided; this plat complies with all requirements of Chapter 177, Florida Statutes; that permanent control points have been/ will be placed as shown as required by Chapter 177, Florida Statutes; and that said land is located in Section 25, Township 20 South, Range 27 East and Section 30, Township 20 South, Range 28 East, Orange County, Florida.

Dated:_____ Signed:_____

Registration Number LS 3376

EDWARD J MIZO, PLS
MIZO & ASSOCIATES LB# 8497
17N Summerlin Ave, Orlando, FL 32801

RIDGEBROOKE

DEDICATION

KNOW ALL BY THESE PRESENTS, TPG AG EHC III (LEN) MULTI STATE 5, LLC, a Delaware limited liability company, being the owner in fee simple of the lands described in the foregoing caption to this plat, hereby dedicate said lands and plat for the uses and purposes therein expressed and dedicates the Right-of-Ways, Tract RW-1 (Right-of-Way), Drainage Easements (unless otherwise noted), and Utility Easements shown hereon to the perpetual use of the public.

Tract LS-1 (Lift Station) is hereby dedicated in fee simple to the City of Apopka without any restriction whatsoever. City ownership of this tract and any improvements thereon vests upon approval of this Plat by the City Staff. Recording of this Plat shall act as conveyance to the City and no further instrument shall be necessary to vest fee simple title in the City as aforementioned.

IN WITNESS THEREOF, TPG AG EHC III (LEN) MULTI STATE 5, LLC, a Delaware limited liability company has caused these presents to be signed by the officers named below on

Date:_____

Essential Housing Asset Management, LLC, an Arizona limited liability company, its Authorized Agent

By:_____
Signed
Printed Name: Steven S. Benson Title: Manager

Signed in the presence of:

Witness 1: _____

_____
Printed Name

Witness 2: _____

_____
Printed Name

STATE OF _____ COUNTY OF _____ The foregoing instrument was acknowledged before me by means of __ physical presence or __ online notarization, this day of ____ , 2026 , by Steve S. Benson as Manager for Essential Housing Asset Management, LLC.

Signature of Notary Public_____

Print, Type, or Stamp Commissioned Name of Notary Public_____

Personally Known OR Produced Identification Type of Identification Produced

CERTIFICATE OF APPROVAL BY CITY ENGINEER

Examined
and
Approved:_____
Vlad Simonovski-City Engineer Date

CERTIFICATE OF REVIEW BY CITY SURVEYOR

This Plat has been reviewed for conformity with Chapter 177, Florida Statutes.

_____
Edwin Munoz, Jr., LS 7288-City Surveyor Date

CERTIFICATE OF APPROVAL BY MUNICIPALITY

THIS IS TO CERTIFY, That on_____ the foregoing plat was approved by the Municipality.

_____
Radley Williams-City Manager

ATTEST: _____
Susan Bone-City Clerk

CERTIFICATE OF COUNTY COMPTROLLER

I HEREBY CERTIFY that the foregoing plat was recorded in the Orange County Official Records.
on _____as Document No. _____

County Comptroller in and for Orange County, Florida.

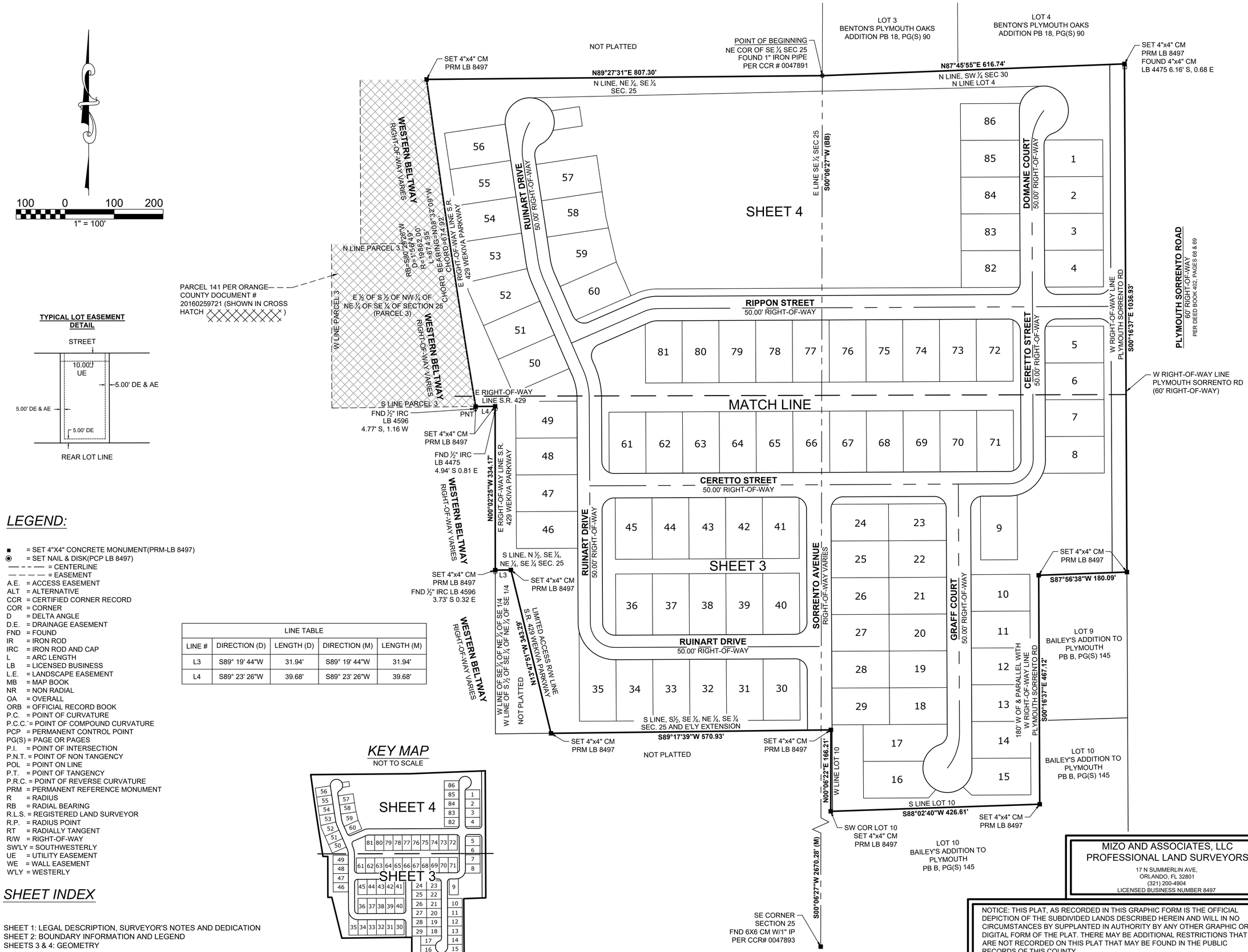
BY:_____

RIDGEBROOKE

SHEET 2 OF 4

PLAT BOOK :___ PAGE:___

A REPLAT OF LOTS 4 THROUGH 6 AND A PORTION OF LOTS 9 AND 10, BAILEY'S ADDITION TO PLYMOUTH, AS RECORDED IN PLAT BOOK B, PAGE 145, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; AND A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST; AND A PORTION OF THE SOUTHWEST ONE-QUARTER SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA.



TYPICAL LOT EASEMENT DETAIL

LEGEND:

- ■ = SET 4"X4" CONCRETE MONUMENT(PRM-LB 8497)
- ◉ = SET NAIL & DISK(PCP LB 8497)
- — — — = CENTERLINE
- — — — = EASEMENT
- A.E. = ACCESS EASEMENT
- ALT = ALTERNATIVE
- CCR = CERTIFIED CORNER RECORD
- COR = CORNER
- D = DELTA ANGLE
- D.E. = DRAINAGE EASEMENT
- FND = FOUND
- IR = IRON ROD
- IRC = IRON ROD AND CAP
- L = ARC LENGTH
- LB = LICENSED BUSINESS
- L.E. = LANDSCAPE EASEMENT
- MB = MAP BOOK
- NR = NON RADIAL
- OA = OVERALL
- ORB = OFFICIAL RECORD BOOK
- P.C. = POINT OF CURVATURE
- P.C.C.`= POINT OF COMPOUND CURVATURE
- PCP = PERMANENT CONTROL POINT
- PG(S) = PAGE OR PAGES
- P.I. = POINT OF INTERSECTION
- P.N.T. = POINT OF NON TANGENCY
- POL = POINT ON LINE
- P.T. = POINT OF TANGENCY
- P.R.C. = POINT OF REVERSE CURVATURE
- PRM = PERMANENT REFERENCE MONUMENT
- R = RADIUS
- RB = RADIAL BEARING
- R.L.S. = REGISTERED LAND SURVEYOR
- R.P. = RADIUS POINT
- RT = RADIALLY TANGENT
- R/W = RIGHT-OF-WAY
- SW'LY = SOUTHWESTERLY
- UE = UTILITY EASEMENT
- WE = WALL EASEMENT
- W'LY = WESTERLY

LINE TABLE				
LINE #	DIRECTION (D)	LENGTH (D)	DIRECTION (M)	LENGTH (M)
L3	S89° 19' 44"W	31.94'	S89° 19' 44"W	31.94'
L4	S89° 23' 26"W	39.68'	S89° 23' 26"W	39.68'

KEY MAP

NOT TO SCALE

SHEET INDEX

SHEET 1: LEGAL DESCRIPTION, SURVEYOR'S NOTES AND DEDICATION
SHEET 2: BOUNDARY INFORMATION AND LEGEND
SHEETS 3 & 4: GEOMETRY

MIZO AND ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYORS
17 N SUMMERLIN AVE,
ORLANDO, FL 32801
(321) 200-4904
LICENSED BUSINESS NUMBER 8497

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

RIDGEBROOKE

SHEET 3 OF 4

PLAT BOOK :___ PAGE:___

A REPLAT OF LOTS 4 THROUGH 6 AND A PORTION OF LOTS 9 AND 10, BAILEY'S ADDITION TO PLYMOUTH, AS RECORDED IN PLAT BOOK B, PAGE 145, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; AND A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST; AND A PORTION OF THE SOUTHWEST ONE-QUARTER SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA.



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	39.27	25.00	90°00'00"	N44° 43' 23"E	35.36
C2	218.63	50.00	250°31'44"	S55° 00' 46"E	81.65
C3	30.77	25.00	70°31'44"	S34° 59' 14"W	28.87
C4	39.27	25.00	90°00'00"	S45° 16' 37"E	35.36
C5	39.27	25.00	90°00'00"	N44° 43' 23"E	35.36
C6	39.27	25.00	90°00'00"	S45° 16' 37"E	35.36
C7	117.81	75.00	90°00'00"	S45° 16' 37"E	106.07
C22	117.81	75.00	90°00'00"	N44° 43' 23"E	106.07
C23	39.27	25.00	90°00'00"	S44° 43' 23"W	35.36
C29	39.27	25.00	90°00'00"	S45° 16' 37"E	35.36
C30	39.27	25.00	90°00'00"	S44° 43' 23"W	35.36
C31	39.27	25.00	90°00'00"	N45° 16' 37"W	35.36
C32	39.27	25.00	90°00'00"	N44° 43' 23"E	35.36
C33	76.77	113.45	38°46'23"	S19° 06' 34"W	75.32
C34	78.54	50.00	90°00'00"	N45° 16' 37"W	70.71
C40	78.54	50.00	90°00'00"	N44° 43' 23"E	70.71

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C53	17.14	75.00	13°05'38"	S6° 49' 26"E	17.10
C58	100.67	75.00	76°54'22"	S51° 49' 26"E	93.28
C59	10.29	25.00	23°34'41"	S78° 29' 17"E	10.22
C60	28.98	25.00	66°25'19"	S33° 29' 17"E	27.39
C61	10.29	25.00	23°34'41"	N77° 56' 02"E	10.22
C62	28.98	25.00	66°25'19"	N32° 56' 02"E	27.39
C63	10.29	25.00	23°34'41"	N78° 29' 17"W	10.22
C64	28.98	25.00	66°25'19"	N33° 29' 17"W	27.39
C65	10.29	25.00	23°34'41"	N11° 30' 43"E	10.22
C66	28.98	25.00	66°25'19"	N56° 30' 43"E	27.39
C67	28.98	25.00	66°25'19"	S57° 03' 58"E	27.39
C68	10.29	25.00	23°34'41"	S12° 03' 58"E	10.22
C69	34.24	25.00	78°27'47"	N38° 57' 16"E	31.62
C70	5.03	25.00	11°32'13"	N83° 57' 16"E	5.03

KEY MAP

NOT TO SCALE

SHEET INDEX

SHEET 1: LEGAL DESCRIPTION, SURVEYOR'S NOTES AND DEDICATION
SHEET 2: BOUNDARY INFORMATION AND LEGEND
SHEETS 3 & 4: GEOMETRY

MIZO AND ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYORS
17 N SUMMERLIN AVE,
ORLANDO, FL 32801
(321) 200-4904
LICENSED BUSINESS NUMBER 8497

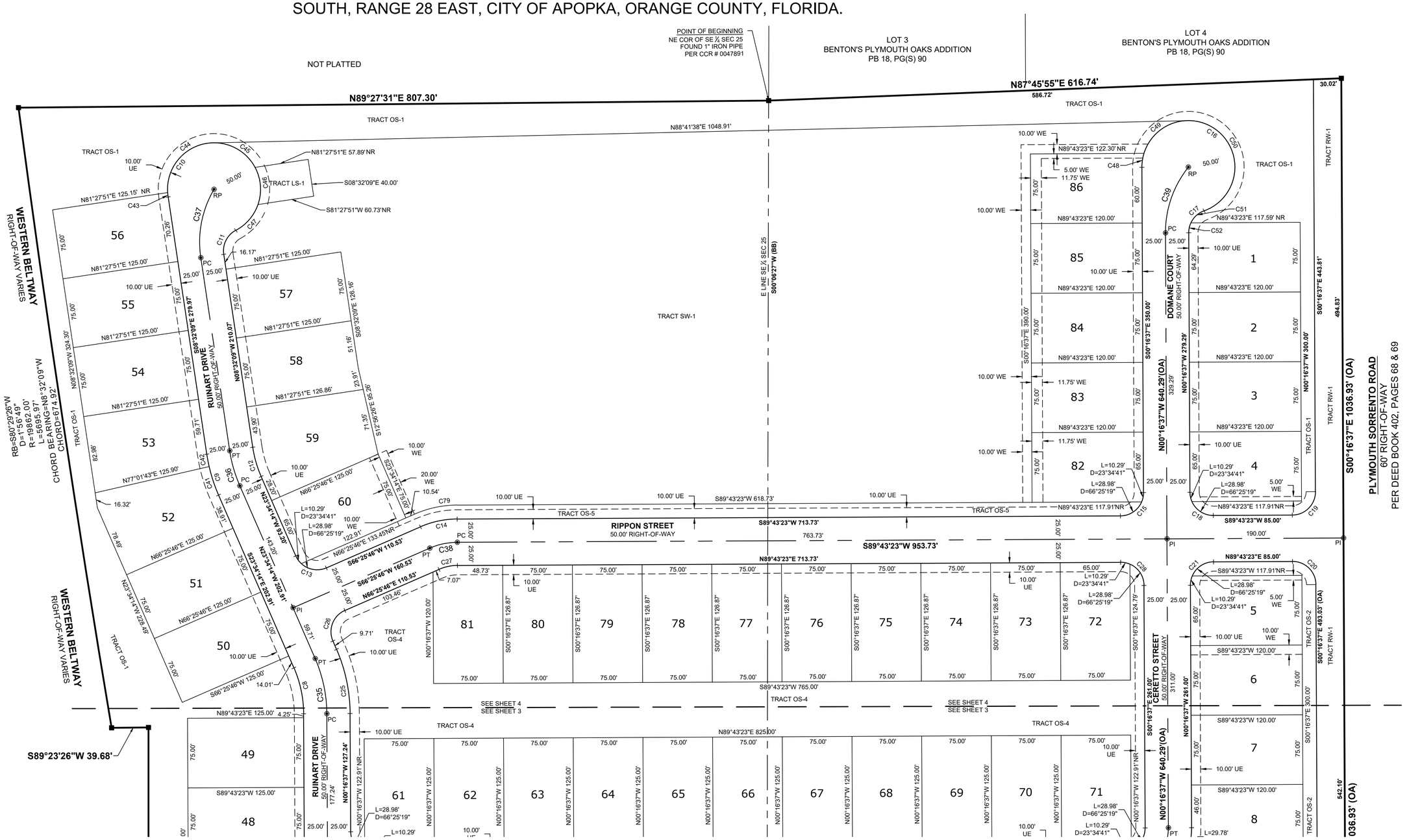
NOTICE: THIS PLAT, AS RECORDED IN THIS GRAPHIC FORM IS THE OFFICIAL DEPICTION OF THE SUBDIVIDED LANDS DESCRIBED HEREIN AND WILL IN NO CIRCUMSTANCES BY SUPPLANTED IN AUTHORITY BY ANY OTHER GRAPHIC OR DIGITAL FORM OF THE PLAT. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT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

RIDGEBROOKE

SHEET 4 OF 4

PLAT BOOK :___ PAGE:___

A REPLAT OF LOTS 4 THROUGH 6 AND A PORTION OF LOTS 9 AND 10, BAILEY'S ADDITION TO PLYMOUTH, AS RECORDED IN PLAT BOOK B, PAGE 145, OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; AND A PORTION OF THE SOUTHEAST ONE-QUARTER OF SECTION 25, TOWNSHIP 20 SOUTH, RANGE 27 EAST; AND A PORTION OF THE SOUTHWEST ONE-QUARTER SECTION 30, TOWNSHIP 20 SOUTH, RANGE 28 EAST, CITY OF APOPKA, ORANGE COUNTY, FLORIDA.



CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C8	50.82	125.00	23°17'37"	S11° 55' 26"E	50.47
C9	45.92	175.00	15°02'05"	S16° 03' 12"E	45.79
C10	219.43	50.00	251°26'38"	N63° 44' 04"W	81.19
C11	30.77	25.00	70°31'25"	N26° 43' 33"E	28.87
C12	32.80	125.34	14°59'35"	N16° 03' 12"W	32.71
C13	39.27	25.00	90°00'00"	N68° 34' 14"W	35.36
C14	40.65	100.00	23°17'37"	S78° 04' 34"W	40.38
C15	39.27	25.00	90°00'00"	S44° 43' 23"W	35.36
C16	218.63	50.00	250°31'44"	N55° 00' 46"W	81.65
C17	30.77	25.00	70°31'44"	N34° 59' 14"E	28.87
C18	39.27	25.00	90°00'00"	N45° 16' 37"W	35.36
C19	39.27	25.00	90°00'00"	S44° 43' 23"W	35.36
C20	39.27	25.00	90°00'00"	S45° 16' 37"E	35.36
C21	39.27	25.00	90°00'00"	N44° 43' 23"E	35.36
C25	71.15	175.00	23°17'37"	N11° 55' 26"W	70.66
C26	39.27	25.00	90°00'00"	N21° 25' 46"E	35.36

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C27	20.33	50.00	23°17'37"	N78° 04' 34"E	20.19
C28	39.27	25.00	90°00'00"	S45° 16' 37"E	35.36
C35	60.98	150.00	23°17'37"	N11° 55' 26"W	60.56
C36	39.36	150.00	15°02'05"	N16° 03' 12"W	39.25
C37	76.46	112.52	38°56'04"	N10° 55' 52"E	75.00
C38	30.49	75.00	23°17'37"	S78° 04' 34"W	30.28
C39	76.46	112.50	38°56'33"	N19° 11' 39"E	75.00
C41	32.37	175.00	10°35'56"	N18° 16' 16"W	32.33
C42	13.55	175.00	4°26'08"	N10° 45' 13"W	13.54
C43	4.74	50.00	5°26'00"	N6° 44' 23"W	4.74
C44	82.05	50.00	94°01'23"	N42° 59' 18"E	73.15
C45	53.99	50.00	61°52'20"	S59° 03' 50"E	51.41
C46	41.26	50.00	47°16'53"	S4° 29' 13"E	40.10
C47	37.38	50.00	42°50'02"	S40° 34' 15"W	36.52
C48	15.23	50.00	17°27'27"	N8° 27' 06"E	15.18
C49	63.55	50.00	72°49'10"	N53° 35' 25"E	59.36

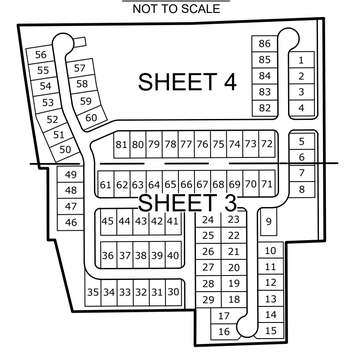
CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C50	139.85	50.00	160°15'06"	S9° 52' 27"E	98.52
C51	19.71	25.00	45°09'40"	S47° 40' 17"W	19.20
C52	11.07	25.00	25°22'04"	S12° 24' 25"W	10.98
C79	46.75	115.00	23°17'37"	S78° 04' 34"W	46.43

60 0 60 120

1" = 60'

KEY MAP

NOT TO SCALE



SHEET INDEX

SHEET 1: LEGAL DESCRIPTION, SURVEYOR'S NOTES AND DEDICATION
SHEET 2: BOUNDARY INFORMATION AND LEGEND
SHEETS 3 & 4: GEOMETRY

MIZO AND ASSOCIATES, LLC
PROFESSIONAL LAND SURVEYORS
17 N SUMMERLIN AVE,
ORLANDO, FL 32801
(321) 200-4904
LICENSED BUSINESS NUMBER 8497

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

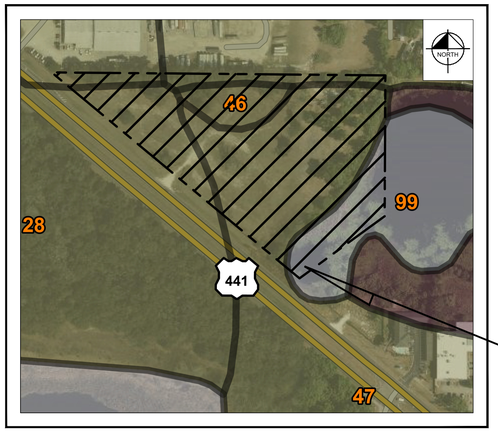
MAJOR DEVELOPMENT PLAN

FOR

SOUTHERN TIRE MART

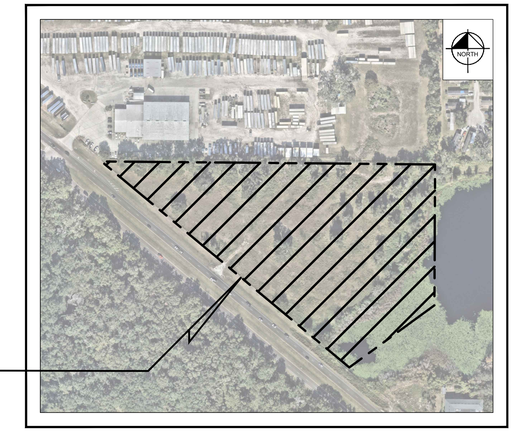
PARCEL I.D. #:
14-21-28-0000-00-092

APOPKA, FLORIDA
July 31, 2026



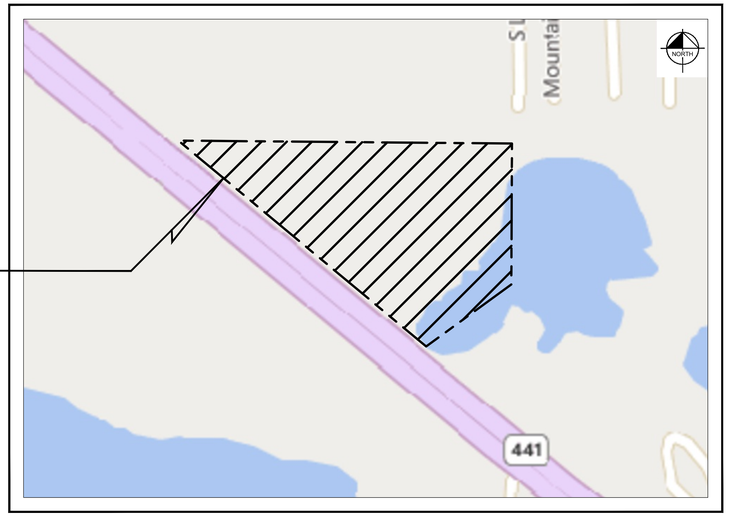
SITE

SOILS MAP
N.T.S.



SITE

AERIAL PHOTOGRAPH
N.T.S.



SITE

SECTION 14, TOWNSHIP 21, RANGE 28
LOCATION MAP
N.T.S.

LEGAL DESCRIPTION:

PARCEL 1
LEGAL DESCRIPTION: (AS FURNISHED)

COMMENCE AT THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH, RANGE 28 EAST, THENCE RUN SOUTH 00°09'04" EAST, A DISTANCE OF 150.00 FEET TO THE POINT OF BEGINNING; THENCE RUN WESTERLY, SOUTH OF, AND PARALLEL TO, THE NORTH LINE OF THE AFORESAID SOUTHEAST 1/4 A DISTANCE OF 75.00 FEET; THENCE RUN NORTH 18°17'56" EAST, A DISTANCE OF 157.80 FEET TO A POINT ON THE NORTH LINE OF THE SAID SOUTHEAST 1/4, WHICH POINT IS 25.00 FEET WEST OF THE NORTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SAID SECTION 14, TOWNSHIP 21 SOUTH, RANGE 28 EAST; THENCE RUN WESTERLY ALONG THE NORTH LINE OF THE SAID SOUTHEAST 1/4 A DISTANCE OF 1,137.06 FEET; THENCE RUN SOUTH 50°39'04" EAST, ALONG THE NORTHERLY RIGHT-OF-WAY OF STATE HIGHWAY 441, A DISTANCE OF 1,505.96 FEET; THENCE RUN NORTH 00°09'04" WEST, A DISTANCE OF 804.86 FEET TO THE POINT OF BEGINNING.

AND

BEGINNING AT THE SOUTHEAST CORNER OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, RUN THENCE SOUTH ALONG THE SECTION LINE 150 FEET, THENCE WEST 75 FEET,
RUNNING THENCE NORTHEASTERLY TO THE INTERSECTION THEREOF WITH THE SOUTH LINE OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH, RANGE 28 EAST, THEN RUN EAST 25 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPT:

THAT PART OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, LYING NORTHERLY OF AND CONTIGUOUS TO THE NORTHERLY RIGHT-OF-WAY OF U.S. HIGHWAY NO. 441 (ALSO KNOWN AS STATE ROAD NO. 500 AND NORTH ORANGE BLOSSOM TRAIL) AND BEING MORE PARTICULARLY DESCRIBED AS:
BEGIN AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY NO. 441 AND THE EASTERLY LINE OF THE SOUTHEAST 1/4 OF SECTION 14; THENCE N 50 DEGREES 18' 41" W, 384.00 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY; THENCE LEAVING SAID RIGHT-OF-WAY, RUN N 53 DEGREES 50' 22" E, 368.22 FEET TO THE EASTERLY LINE OF SAID SOUTHEAST 1/4 OF SECTION 14; THENCE S 00 DEGREES 13'19" W, 462.50 FEET ALONG THE EASTERLY LINE TO THE POINT OF BEGINNING.

PROJECT TEAM

DEVELOPER
DUFF REAL ESTATE LLC
800 HIGHWAY 98 BYP
COLUMBIA, MS 39429-8255
CONTACT: ANDREW GRAY
PHONE: (901) 262 - 5898
EMAIL: AGRAY@TLWALLCE.COM

ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARICK LN, SUITE 350, ORLANDO, FI 32827
CONTACT: JENNIFER J. STICKLER, P.E.
PHONE: (407) 602 - 0423
EMAIL: JENNIFER.STICKLER@KIMLEY-HORN.COM

ARCHITECT
DANIEL DESIGN STUDIO, P.C.
398 E. MAIN ST, SUITE 209
TUPELO, MS 38804
CONTACT: DANIEL STEPHENS
PHONE: (662) 260 - 4543
EMAIL: STEPHENS@DANIEL-DESIGNSTUDIO.COM

SURVEYOR
FLORIDA BUILDING & LAND SURVEYING CORP
12555 BISCAYNE BOULEVARD #934,
NORTH MIAMI, FLORIDA 33181
CONTACT: CARLOS HERNANDEZ
PHONE: (877) 894-8001

LANDSCAPE ARCHITECT
KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARICK LN, SUITE 350, ORLANDO, FI 32827
CONTACT: MATTHEW T. FRANKO, PLA
PHONE: (407) 427 - 1629
EMAIL: MATT.FRANKO@KIMLEY-HORN.COM

PREPARED BY

Kimley»Horn

© 2026 KIMLEY–HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
Phone: (407) 602–0423
WWW.KIMLEY–HORN.COM REGISTRY NO. 35106

INDEX OF SHEETS

SHEET NUMBER	SHEET TITLE
MDP0.0	COVER
MDP1.0	EXISTING CONDITIONS AND DEMO PLAN
MDP2.0	SITE PLAN
MDP3.0	PAVING GRADING AND DRAINAGE PLAN
MDP4.0	UTILITY PLAN
MDP5.0–MDP5.1	FIRE TRUCK ROUTING PLAN
MDP5.2	SEMI – TRUCK ROUTING PLAN
L0.50	OVERALL TREE MITIGATION PLAN
L0.51–L0.52	TREE MITIGATION PLAN
L0.53	TREE MITIGATION TABLE – CALCULATIONS
L0.54	TREE CANOPY COVERAGE
L0.55	TREE MITIGATION NOTES AND DETAILS
L1.00	OVERALL LANDSCAPE PLAN
L1.01–L1.02	LANDSCAPE PLAN
L1.51	LANDSCAPE NOTES
L1.50	LANDSCAPE DETAILS
L2.00	OVERALL IRRIGATION PLAN
L2.01–L2.02	IRRIGATION PLAN
L2.51	IRRIGATION NOTES
L2.50	IRRIGATION DETAILS

SOUTHERN TIRE MART
07/31/2026
ENGINEER'S PROJECT No. 249844000

REVISIONS:

NO.	DESCRIPTION	DATE

Plotted By:Campos, Francisco, Sheet Set:Southern Tire Mart MDP, Layout:MDP1.0 EXIST COND & DEMO, July 31, 2026, 03:14:14pm, K:\UKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Planssheets\MDP1.0 - EXIST COND AND DEMO PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

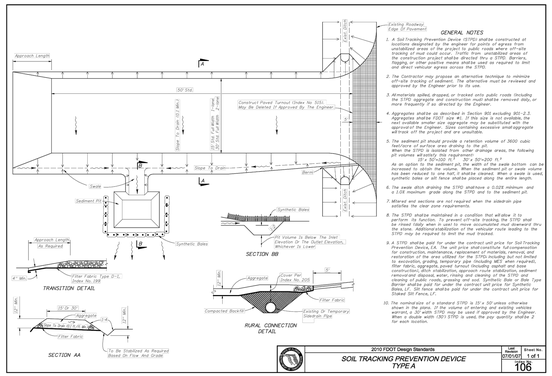
PROPERTY LINE

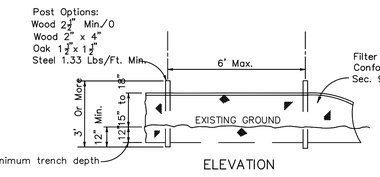
RIGHT-OF-WAY LINE

SF SF — TYPE III SILT FENCE (SEE SHEET FOR DETAIL)

SOIL TRACKING PREVENTION DEVICE (SEE SHEET FOR DETAIL)

NOTES:
1. SEE TREE MITIGATION PLANS, SHEETS L0.50 – L0.55 FOR TREE REMOVAL AND TREE PROTECTION REQUIREMENTS.





TYPE III SILT FENCE
NTS

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER 76118
DATE: 07/31/2026

KHA PROJECT	249844000
DATE	07/31/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

EXISTING CONDITIONS AND DEMO PLAN

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP1.0

Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP2.0 - SITE PLAN July 31, 2026 03:14:16pm K:\LKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP2.0 - SITE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

SITE DATA:

TOTAL SITE AREA:	11.18 ACRES
ZONING:	LIGHT INDUSTRIAL (I-L)
FUTURE LAND USE:	INDUSTRIAL (IND)
PROPOSED USE:	TIRE FACILITY
MAXIMUM BUILDING HEIGHT:	45'
PROPOSED BUILDING HEIGHT:	<45' (1 STORY)
MAXIMUM F.A.R.:	0.6
PROPOSED F.A.R.:	0.09

BUILDING SETBACK:

	REQUIRED	PROVIDED
FRONT:	10 FT	73 FT
SIDE:	10 FT	308 FT
REAR:	10 FT	136 FT

REQUIRED PARKING:

PER PARKING STUDY UNDER MDP-26-4 (0.85 SPACES*/1000 SF)

TOTAL PARKING SPACES REQUIRED:	39 SPACES
PROPOSED SERVICE BAY SPACES	10 SPACES
REQUIRED PARKING SPACES	30 SPACES

*INCLUDING SERVICE BAYS

PROVIDED PARKING:

STANDARD SPACES:	28 SPACES
ADA SPACES:	2 SPACES
TOTAL SPACES PROVIDED:	30 SPACES

REQUIRED BICYCLE PARKING

VEHICLE SALES AND SERVICES, SHORT-TERM (2 SPACES)	2 SPACES
VEHICLE SALES AND SERVICES, LONG-TERM (1 SPACE / 10,000 GSF) (45,000 SF/ 10,000 GSF)	5 SPACES
TOTAL SPACES REQUIRED:	7 SPACES
TOTAL SPACES PROVIDED:	8 SPACES

GENERAL NOTES:

1. ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF CONSTRUCTION SITE PLANS (CSP).
2. SEE SHEET MDP3.0 FOR DRAINAGE AND GRADING DETAILS.
3. SEE SHEETS MDP4.0 FOR WATER AND SEWER DETAILS.
4. DURING CONSTRUCTION, WHEN COMBUSTIBLES ARE BROUGHT ON TO THE SITE, ACCESS ROADS AND A SUITABLE TEMPORARY OR PERMANENT SUPPLY OF WATER ACCEPTABLE TO THE FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED PER CHAPTER 16, NFPA 1 2012 EDITION (FFPC 5TH EDITION).
5. THE DEVELOPER SHALL OBTAIN WATER, RECLAIMED WATER, AND WASTEWATER SERVICE FROM CITY OF APOPKA. CITY OF APOPKA WILL NOT OWN, OPERATE OR MAINTAIN THE ON-SITE PRIVATE WATER, RECLAIMED WATER OR WASTEWATER SYSTEMS. FIRE FLOWS AND HYDRANT INFORMATION SHOWN ON THE PLANS SHALL BE COORDINATED WITH CITY OF APOPKA FIRE RESCUE. THE SIZE, LOCATION AND POINTS OF CONNECTION FOR WATER AND WASTEWATER MAINS SHALL BE FINALIZED AT TIME OF CONSTRUCTION SITE PLANS (CSP) REVIEW.
6. ANY MISCELLANEOUS GARBAGE, WASTE AND CONSTRUCTION DEBRIS OR DEMOLITION DEBRIS, OR WASTE MATERIAL FOUND ON SITE DURING CLEARING AND GRADING SHALL BE PROPERLY DISPOSED OF OFF-SITE ACCORDING SECTION 58-25(D) OF THE CITY OF APOPKA CODE OF ORDINANCE.
7. DEVELOPMENT OF THE SUBJECT PROPERTY SHALL COMPLY WITH ALL STATE AND FEDERAL REGULATIONS REGARDING WILDLIFE AND PLANTS LISTED AS IMPERILED SPECIES (ENDANGERED, THREATENED, OR SPECIES OF SPECIAL CONCERN). THE APPLICANT IS RESPONSIBLE TO DETERMINE THE PRESENCE OF THESE CONCERN AND TO VERIFY AND OBTAIN, IF NECESSARY, ANY REQUIRED HABITAT PERMITTING OF THE U.S. FISH AND WILDLIFE SERVICE (USFWS) AND THE FLORIDA FISH & WILDLIFE CONSERVATION COMMISSION (FWC).
8. ALL CURB RAMPS AND SIDEWALKS AT PROJECT ENTRANCES WILL BE FDOT AND ADA COMPLIANT, WHERE REQUIRED.
9. SIDEWALK CURB RAMPS WILL BE DESIGNED AS DIRECTIONAL PER FDOT STANDARD PLANS INDEX 522-002.

PHASING

THIS DEVELOPMENT WILL BE CONSTRUCTED IN ONE (1) PHASE.

NOTES:

1. PROPOSED TURN LANES ON SOUTH ORANGE BLOSSOM TRAIL TO BE REVIEWED AND APPROVED BY FDOT AT THE TIME OF THE ACCESS CONNECTION PERMIT APPLICATION. THIS APPLICATION WILL FOLLOW CITY OF APOPKA MAJOR DEVELOPMENT PLAN APPROVAL.

IMPERVIOUS CALCULATIONS

BUILDING AREA:	1.03 AC
ASPHALT AREA:	2.94 AC
TOTAL IMPERVIOUS AREA:	3.97 AC (35.51%)
TOTAL PERVIOUS AREA:	7.21 AC (64.49%)

OPEN SPACE SUMMARY:

MINIMUM OPEN SPACE REQUIRED:	11.18 AC X 0.05 = 0.56 AC ,(24,393 SF)
TOTAL PROVIDED OPEN SPACE:	NATURAL FEATURES = 1.58 AC (14.13%)

UTILITY SERVICE:

CITY OF APOPKA SHALL NOT OWN, OPERATE, OR MAINTAIN THE ON-SITE, WASTEWATER, WATER AND RECLAIMED WATER SYSTEMS.

PRIOR TO CONSTRUCTION PLAN APPROVAL, HYDRAULIC CALCULATIONS WILL BE SUBMITTED SHOWING THAT THE PROPOSED WATER, WASTEWATER AND, RECLAIMED WATER SYSTEMS HAVE BEEN SIZED TO SUPPORT THE ENTIRE PROJECT.

STORMWATER MANAGEMENT:

STORMWATER MANAGEMENT SYSTEM WILL BE DESIGNED TO MEET CITY OF APOPKA AND THE REQUIREMENTS OF THE LOCAL WATER MANAGEMENT DISTRICT.

FLOOD ZONE:

BASED ON FEMA FLOOD MAP 12095C0140F, DATED SEPTEMBER 25, 2009 SHOWS THE SUBJECT PROPERTY IS PARTIALLY LOCATED WITHIN ZONE A WITH NO BASE FLOOD ELEVATIONS DETERMINED. THE MAJORITY OF THE SITE IS LOCATED IN ZONE X OUTSIDE THE FLOODPLAIN.

SITE LIGHTING:

ALL EXTERIOR SITE LIGHTING SHALL COMPLY WITH SECTION 5.6 OF THE CITY OF APOPKA LAND DEVELOPMENT CODE AND ALL CURRENT APPLICABLE CITY OF APOPKA STANDARDS.

LANDSCAPING:

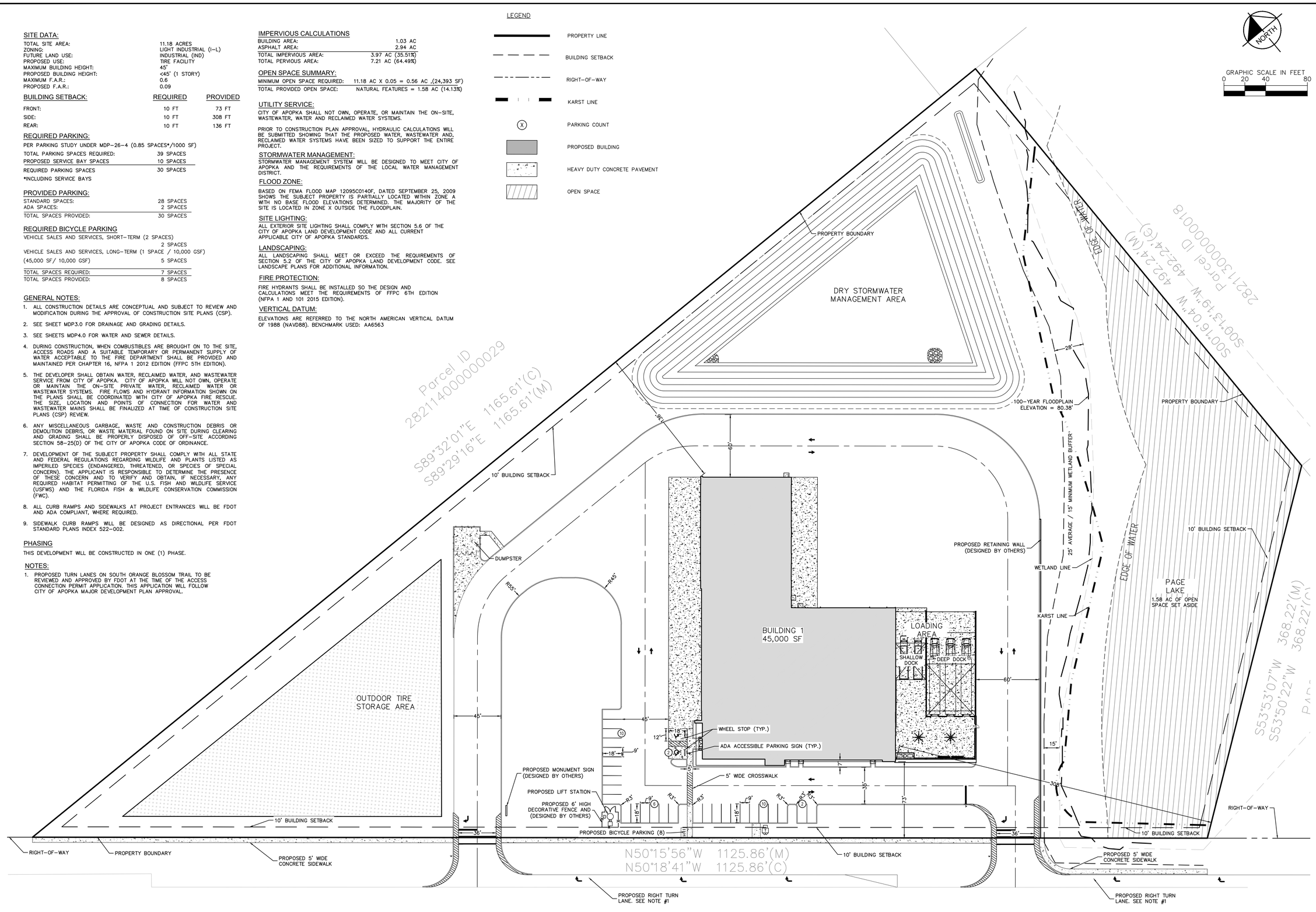
ALL LANDSCAPING SHALL MEET OR EXCEED THE REQUIREMENTS OF SECTION 5.2 OF THE CITY OF APOPKA LAND DEVELOPMENT CODE. SEE LANDSCAPE PLANS FOR ADDITIONAL INFORMATION.

FIRE PROTECTION:

FIRE HYDRANTS SHALL BE INSTALLED SO THE DESIGN AND CALCULATIONS MEET THE REQUIREMENTS OF FFPC 6TH EDITION (NFPA 1 AND 101 2015 EDITION).

VERTICAL DATUM:

ELEVATIONS ARE REFERRED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88). BENCHMARK USED: AA6563



No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER 76118
DATE: 07/31/2026

KHA PROJECT	249844000
DATE	07/31/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

SITE PLAN

SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

SHEET NUMBER
MDP2.0

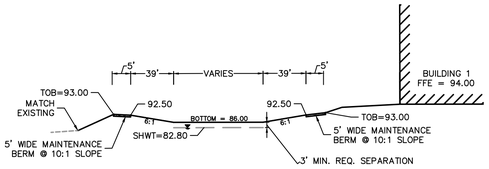
Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP3.0 July 31, 2026 03:14:18pm K:\LKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP3.0 - PGD.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY
- 95 EXISTING CONTOUR
- 95 PROPOSED CONTOUR
- 93.50 PROPOSED ELEVATION
- PROPOSED STORM PIPE
- PROPOSED CURB INLET
- PROPOSED STORM MANHOLE
- PROPOSED DIRECTION OF SURFACE WATER RUNOFF

NOTES:

1. ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF CONSTRUCTION SITE PLANS (CSP).



SECTION A-A

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL

JENIFER J. STICKLER P.E.

FLORIDA LICENSE NUMBER 76118

DATE: 07/31/2026

KHA PROJECT	
249844000	
DATE	
07/31/2026	
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

PAVING GRADING AND DRAINAGE PLAN

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP3.0

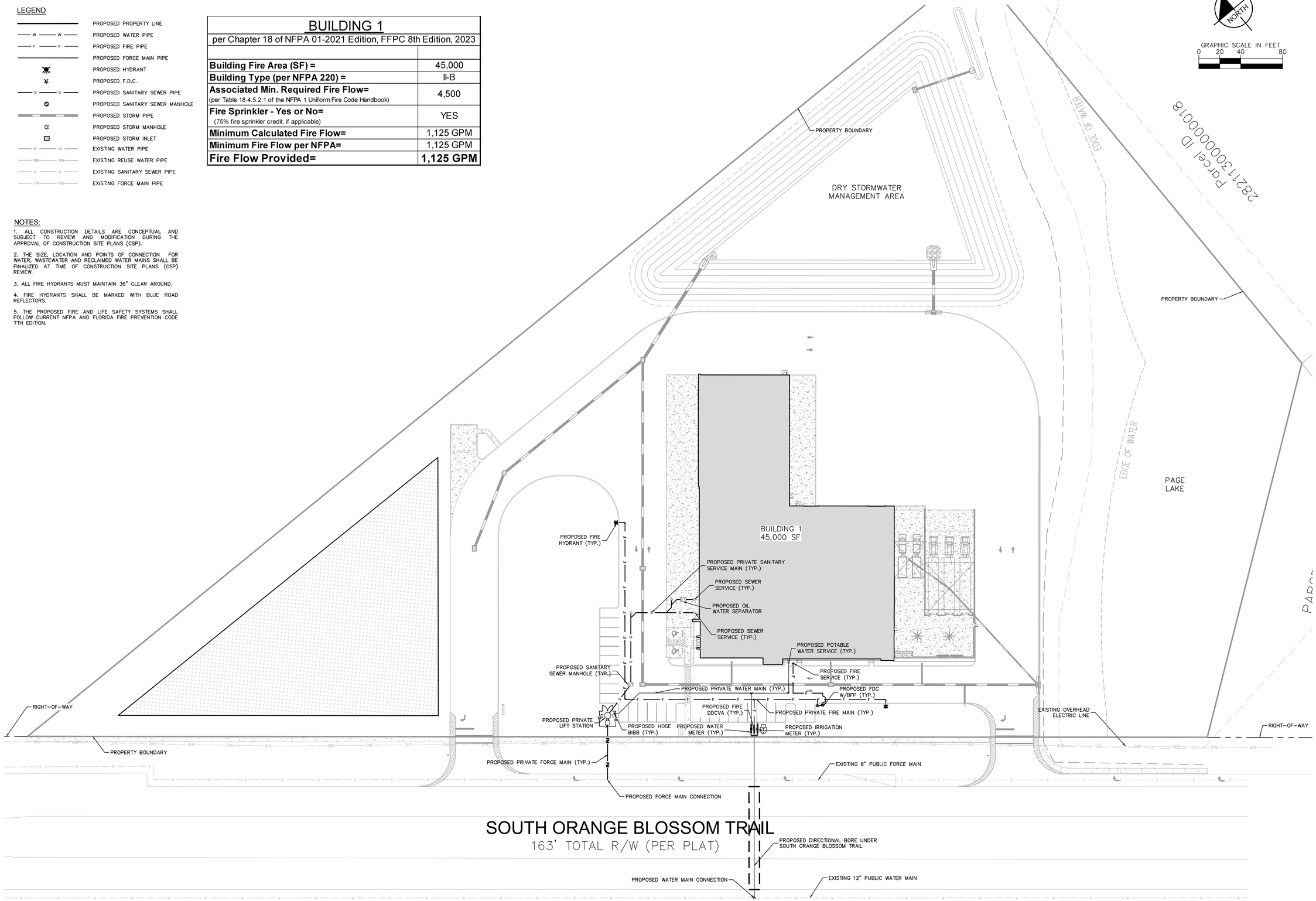
LEGEND

	PROPOSED PROPERTY LINE
W W	PROPOSED WATER PIPE
F F	PROPOSED FIRE PIPE
	PROPOSED FORCE MAIN PIPE
	PROPOSED HYDRANT
	PROPOSED F.D.C.
S S	PROPOSED SANITARY SEWER PIPE
	PROPOSED SANITARY SEWER MANHOLE
	PROPOSED STORM PIPE
	PROPOSED STORM MANHOLE
	PROPOSED STORM INLET
W W	EXISTING WATER PIPE
RW RW	EXISTING REUSE WATER PIPE
S S	EXISTING SANITARY SEWER PIPE
FM FM	EXISTING FORCE MAIN PIPE

BUILDING 1	
per Chapter 18 of NFPA 01-2021 Edition, FFPC 8th Edition, 2023	
Building Fire Area (SF) =	45,000
Building Type (per NFPA 220) =	II-B
Associated Min. Required Fire Flow= (per Table 18.4.5.2.1 of the NFPA 1 Uniform Fire Code Handbook)	4,500
Fire Sprinkler - Yes or No= (75% fire sprinkler credit, if applicable)	YES
Minimum Calculated Fire Flow=	1,125 GPM
Minimum Fire Flow per NFPA=	1,125 GPM
Fire Flow Provided=	**1,125 GPM**

NOTES:

1. ALL CONSTRUCTION DETAILS ARE CONCEPTUAL AND SUBJECT TO REVIEW AND MODIFICATION DURING THE APPROVAL OF CONSTRUCTION SITE PLANS (CSP).
2. THE SIZE, LOCATION AND POINTS OF CONNECTION FOR WATER, WASTEWATER AND RECLAIMED WATER MAINS SHALL BE FINALIZED AT TIME OF CONSTRUCTION SITE PLANS (CSP) REVIEW.
3. ALL FIRE HYDRANTS MUST MAINTAIN 36" CLEAR AROUND.
4. FIRE HYDRANTS SHALL BE MARKED WITH BLUE ROAD REFLECTORS.
5. THE PROPOSED FIRE AND LIFE SAFETY SYSTEMS SHALL FOLLOW CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 7TH EDITION.



No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER 76118
DATE: 07/31/2026

KHA PROJECT	249844000
DATE	07/31/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

UTILITY PLAN

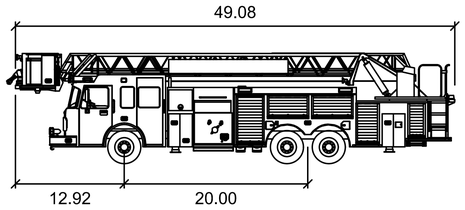
SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP4.0

Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP4.0-UTIL July 31, 2026 03:14:18pm K:\LKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP4.0- UTIL.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



Smeal Platform RM 100ft

	feet
Width	: 8.33
Track	: 7.83
Lock to Lock Time	: 6.0
Steering Angle	: 48.0

1. ALL STABILIZED ACCESS AROUND THE BUILING, WATER LINE INFRASTRUCTURE AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION MAY BEGIN. CONTRACTOR TO COORDINATE WITH THE CITY OF APOPKA FIRE MARSHALL FOR AN ONSITE INSPECTION PRIOR TO BEGINNING VERTICAL CONSTRUCTION.

2. DEVELOPMENT TO FOLLOW CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 6TH EDITION CONCERNING FIRE AND LIFE SAFETY.

LEGEND

PROPERTY LINE

RIGHT-OF-WAY

NORTH

GRAPHIC SCALE IN FEET
0 20 40 80

PROPERTY BOUNDARY

DRY STORMWATER MANAGEMENT AREA

EDGE OF WATER

Parcel ID 28211300000018

Parcel ID 28211400000029

PROPERTY BOUNDARY

BUILDING 1
45,000 SF

PROPOSED FIRE HYDRANT (TYP.)

60'

PROPOSED FDC

PROPOSED FIRE HYDRANT (TYP.)

EDGE OF WATER

PAGE LAKE

RIGHT-OF-WAY

RIGHT-OF-WAY

PROPERTY BOUNDARY

SOUTH ORANGE BLOSSOM TRAIL

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER
76118
DATE: 07/31/2026

KHA PROJECT 249844000			
DATE 07/31/2026			
SCALE	AS SHOWN	DESIGNED BY	FFC
DRAWN BY	FFC	CHECKED BY	JJS

FIRE TRUCK ROUTING PLAN

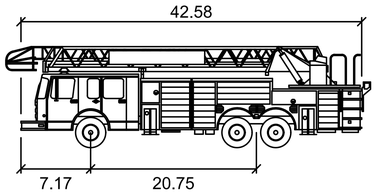
SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP5.0

Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP5.0 FIRE TRUCK ROUTING PLAN July 31, 2026 03:14:19pm K:\LKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP5.0 - FIRE TRUCK ROUTING.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



City of Apopka Aerial Truck

	feet
Width	: 8.00
Track	: 6.72
Lock to Lock Time	: 6.0
Steering Angle	: 41.7

1. ALL STABILIZED ACCESS AROUND THE BUILING, WATER LINE INFRASTRUCTURE AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION MAY BEGIN. CONTRACTOR TO COORDINATE WITH THE CITY OF APOPKA FIRE MARSHALL FOR AN ONSITE INSPECTION PRIOR TO BEGINNING VERTICAL CONSTRUCTION.

2. DEVELOPMENT TO FOLLOW CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 6TH EDITION CONCERNING FIRE AND LIFE SAFETY.

LEGEND

PROPERTY LINE

RIGHT-OF-WAY

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35105

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER
76118
DATE: 07/31/2026

KHA PROJECT	249844000
DATE	07/31/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

FIRE TRUCK ROUTING PLAN

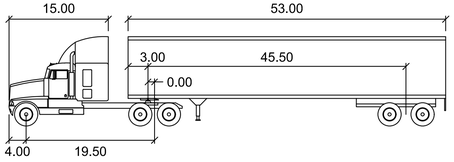
SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP5.1

Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP5.1 FIRE TRUCK ROUTING PLAN July 31, 2026 03:14:23pm K:\LKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP5.0 - FIRE TRUCK ROUTING.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



WB-67

	feet		
Tractor Width	: 8.00	Lock to Lock Time	: 6.0
Trailer Width	: 8.50	Steering Angle	: 28.4
Tractor Track	: 8.00	Articulating Angle	: 75.0
Trailer Track	: 8.50		

LEGEND

PROPERTY LINE

RIGHT–OF–WAY

NORTH

GRAPHIC SCALE IN FEET
0 20 40 80

PROPERTY BOUNDARY

DRY STORMWATER MANAGEMENT AREA

EDGE OF WATER

Parcel ID 28211300000018

Parcel ID 28211400000029

PROPERTY BOUNDARY

BUILDING 1
45,000 SF

PROPOSED FIRE HYDRANT (TYP.)

60'

PROPOSED FDC

PROPOSED FIRE HYDRANT (TYP.)

EDGE OF WATER

PAGE LAKE

RIGHT–OF–WAY

RIGHT–OF–WAY

PROPERTY BOUNDARY

SOUTH ORANGE BLOSSOM TRAIL

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35105

LICENSED PROFESSIONAL
JENIFER J. STICKLER P.E.
FLORIDA LICENSE NUMBER
76118
DATE: 07/31/2026

KHA PROJECT	249844000
DATE	07/31/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

SEMI - TRUCK ROUTING PLAN

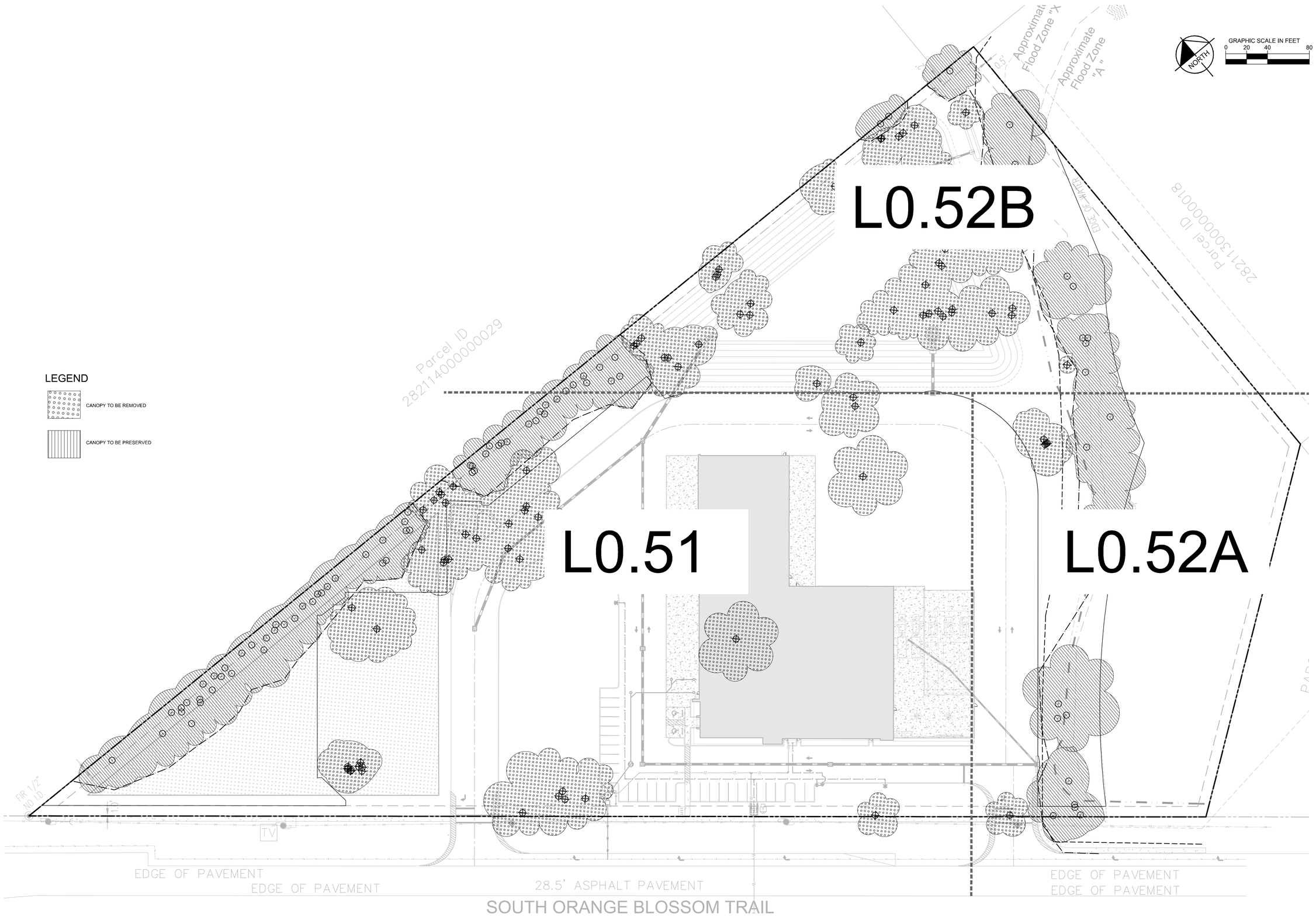
SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
MDP5.2

Plotted By:Campos, Francisco Sheet Set:Southern Tire Mart MDP Layout:MDP5.2 FIRE TRUCK ROUTING PLAN July 31, 2026 03:14:28pm K:\UKN_Civil\249844000 Southern Tire Mart\CADD\DEVELOPMENT\Plansheets\MDP5.0 - FIRE TRUCK ROUTING.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER 7/31/2026

KHA PROJECT 249844000
DATE 05/06/2026
SCALE AS SHOWN
DESIGNED BY SHC
DRAWN BY SHC
CHECKED BY MJS

OVERALL TREE MITIGATION PLAN

SOUTHERN TIRE MART

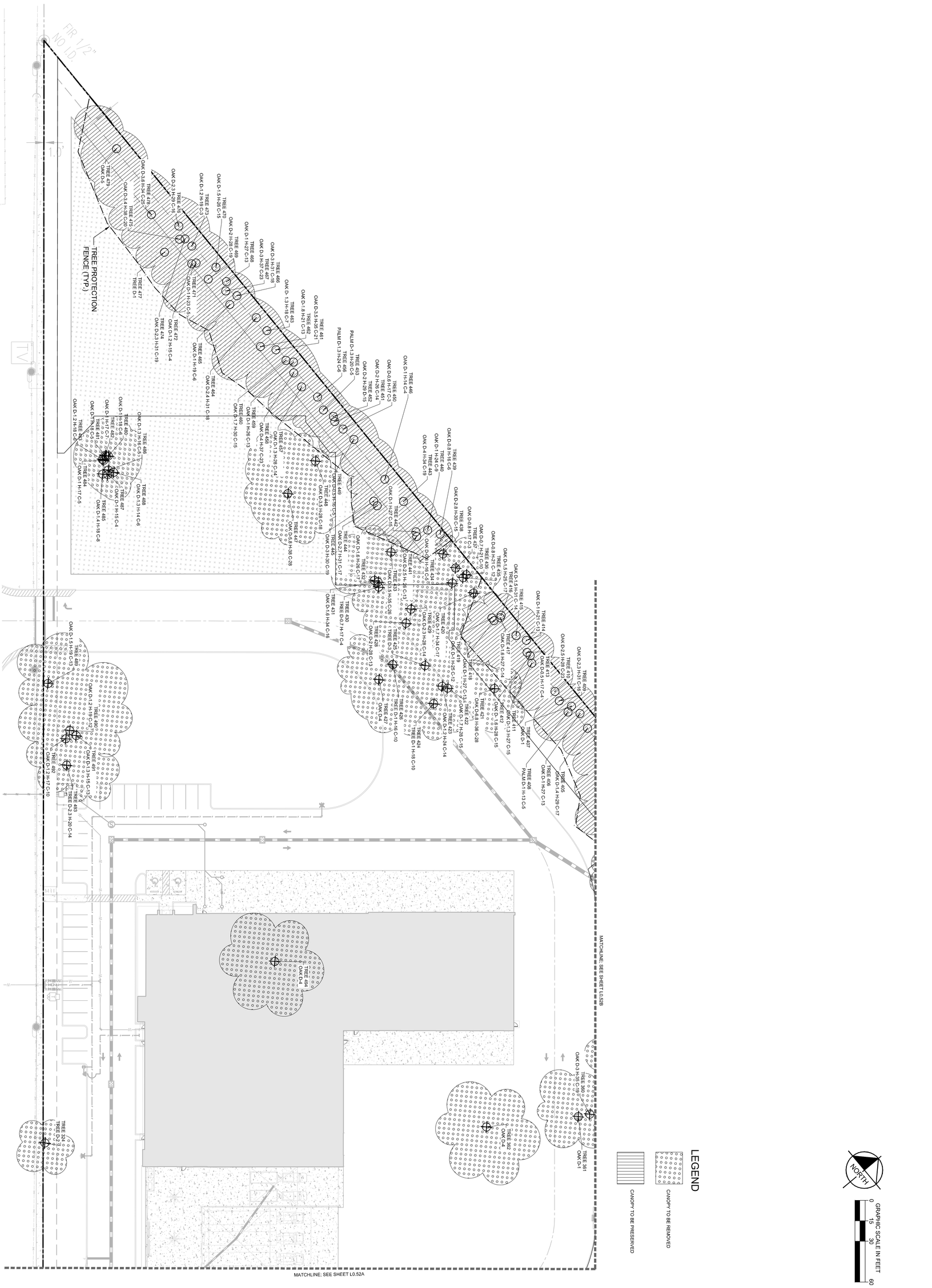
CITY OF APOPKA FLORIDA

SHEET NUMBER L0.50

No.	REVISIONS	DATE	BY

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart MDP Layout:L0.50 July 31, 2026 11:51:31am K:\lkn_civil\249844000 southern tire mart\CADD\development\plansheets\L0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart MDP Layout:L0.51 July 31, 2026 11:51:33am K:\fkn_civil\249844000 southern tire mart\CADD\development\plansheets\L0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



SHEET NUMBER L0.51

SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

TREE MITIGATION PLAN

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	SRE
DRAWN BY	SRE
CHECKED BY	MJS

FLORIDA LICENSE NUMBER

7/31/2026

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

No.	REVISIONS	DATE	BY

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart MDP Layout:L0.52 July 31, 2026 11:53:30am K:\tlo_civil\249844000 southern tire mart\CAD\Development\plansheets\L0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE; SEE SHEET L0.52A

MATCHLINE; SEE SHEET L0.51

TREE 336
OAK TREE D-1

TREE 340
TREE D-2

TREE 337
OAK TREE D- 1

TREE 338
OAK TREE D-1 H-24 C-16

TREE 335
TREE D-1

TREE 339
OAK TREE D 1

TREE 334
TREE D-2

TREE PROTECTION
FENCE (TYP.)

TREE 333
TREE D-1

TREE 331
TREE D-1 H-26 C-14

TREE 332
TREE D-2

TREE 330
OAK TREE D-1

TREE 329
OAK TREE D-1

TREE 328
OAK TREE D-1'8 H-29 C-17

TREE 327
TREE D-1'2 H-18 C-28

TREE 325
OAK TREE D-1

TREE 326
TREE D-1

EDGE OF PAVEMENT

EDGE OF PAVEMENT

PARCEL- Parcel ID 282114000000120

282114

L0.52A

L0.52B

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

LEGEND

CANOPY TO BE REMOVED

CANOPY TO BE PRESERVED

TREE 375
OAK D-1

TREE 374
OAK D-3

TREE 373
OAK D-2

TREE 372
OAK D-2

TREE 379
TREE D-1

TREE 380
TREE D-1

TREE 376
OAK D-2 H-31 C-20

TREE 382
OAK D-1 H-17 C-5

TREE 377
OAK D-1 H-18 C-14

TREE 381
OAK D-0

TREE 378
OAK D-2

TREE 368
OAK D-1

TREE 383
OAK D-5 H- 27 C- 28

TREE 369
OAK D-1

TREE 370
OAK D-2 H-28 C-20

TREE 367
OAK D-2

TREE 366
OAK D-1 H-21 C-14

TREE 371
OAK D-1.9 H-27 C-15

TREE 365
OAK D-1

TREE 364
TREE D-1

TREE 363
OAK D-2 H- 28 C-15

TREE 347
TREE D-1 H-25 C-21

TREE 346
TREE D-0

TREE 352
OAK D-1

TREE 357
OAK D-2

TREE 351
OAK D-1 H-17 C-12

TREE 356
OAK D-1

TREE 350
OAK D-1

TREE 348
TREE D 2

TREE 343
TREE D-1 H-18 C-7

TREE 358
OAK D-2 H-31 C-24

TREE 355
OAK D-1

TREE 349
TREE D-1 H-21 C-11

TREE 354
OAK D-1 H-15 C-5

TREE 353
OAK D-1 H-26 C-17

TREE 344
TREE D-1 H-17 C-10

TREE 345
TREE D-1

TREE 359
OAK D-2

TREE 342
TREE D-1 H-21 C-8

TREE 341
TREE D-0

TREE 388
OAK D-1.2 H-24 C-12

TREE 389
OAK D-1

TREE 387
OAK D-1 H-17 C-4

TREE 386
OAK D-1

TREE 384
OAK D-2

TREE 385
TREE D-0

TREE 394
OAK D-1 H-27 C-13

TREE 395
OAK D-1 H-28 C-12

TREE 393
OAK D-1.2 H-19 C-12

TREE 392
OAK D-1 H-23 C-14

TREE 397
OAK D-3 H-40 C-28

TREE 495
OAK D-1

TREE 401
OAK D-1

TREE 402
OAK D-0.7 H-21 C-4

TREE 399
OAK D-1

TREE 403
OAK D-1.6 H-27 C-14

TREE 404
OAK D-1.5 H-26 C-15

TREE 396
OAK D-3 H-34 C-16

TREE 398
TREE D-2.2 H-21 C-9

TREE 391
OAK D-2

TREE 390
OAK D-2.3 H-27 C-17

TREE PROTECTION
FENCE (TYP.)

EDGE OF WATER

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

No.	REVISIONS	DATE	BY

FLORIDA LICENSE NUMBER

7/31/2026

KHA PROJECT 249844000
DATE 05/06/2026
SCALE AS SHOWN
DESIGNED BY SRE
DRAWN BY SRE
CHECKED BY MJS

TREE MITIGATION PLAN

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
L0.52

TREE #	COMMON NAME	SPECIES	DBH	CLASSIFICATION	ACTION
324	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	26	INVASIVE	DEMO
325	LAUREL OAK	QUERCUS LAURIFOLIA	19		DEMO
326	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	16	INVASIVE	
327	LAUREL OAK	QUERCUS LAURIFOLIA	14		
328	LAUREL OAK	QUERCUS LAURIFOLIA	19		
329	LAUREL OAK	QUERCUS LAURIFOLIA	22		
330	LAUREL OAK	QUERCUS LAURIFOLIA	15		
331	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	12	INVASIVE	
332	CAMPHOR TREE	CINNAMOMUM CAMPHORA	49	INVASIVE	
333	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	16	INVASIVE	
334	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	28	INVASIVE	
335	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	14	INVASIVE	
336	LAUREL OAK	QUERCUS LAURIFOLIA	21		DEMO
337	LAUREL OAK	QUERCUS LAURIFOLIA	10		DEMO
338	LAUREL OAK	QUERCUS LAURIFOLIA	12		DEMO
339	LAUREL OAK	QUERCUS LAURIFOLIA	23		DEMO
340	BRAZILIAN PEPPER	SCHINUS TEREBINTHIFOLIA	31	INVASIVE	
341	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	8	INVASIVE	
342	LAUREL OAK	QUERCUS LAURIFOLIA	13		DEMO
343	CAMPHOR TREE	CINNAMOMUM CAMPHORA	8	INVASIVE	
344	LIVE OAK	QUERCUS VIRGINIANA	8		
345	CAMPHOR TREE	CINNAMOMUM CAMPHORA	11	INVASIVE	
346	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	9	INVASIVE	
347	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	16	INVASIVE	
348	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	23	INVASIVE	DEMO
349	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	9	INVASIVE	DEMO
350	LAUREL OAK	QUERCUS LAURIFOLIA	23		DEMO
351	LAUREL OAK	QUERCUS LAURIFOLIA	13		DEMO
352	LAUREL OAK	QUERCUS LAURIFOLIA	23		DEMO
353	LAUREL OAK	QUERCUS LAURIFOLIA	12		DEMO
354	LAUREL OAK	QUERCUS LAURIFOLIA	11		DEMO
355	LAUREL OAK	QUERCUS LAURIFOLIA	32	SPECIMEN	DEMO
356	LAUREL OAK	QUERCUS LAURIFOLIA	19		DEMO
357	LAUREL OAK	QUERCUS LAURIFOLIA	23		DEMO
358	LAUREL OAK	QUERCUS LAURIFOLIA	20		DEMO
359	LAUREL OAK	QUERCUS LAURIFOLIA	32	SPECIMEN	DEMO
360	LAUREL OAK	QUERCUS LAURIFOLIA	35	SPECIMEN	DEMO
361	LAUREL OAK	QUERCUS LAURIFOLIA	22		DEMO
362	LAUREL OAK	QUERCUS LAURIFOLIA	42	SPECIMEN	DEMO
363	LAUREL OAK	QUERCUS LAURIFOLIA	20		DEMO
364	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	16	INVASIVE	DEMO
365	LAUREL OAK	QUERCUS LAURIFOLIA	17		DEMO
366	LAUREL OAK	QUERCUS LAURIFOLIA	15		DEMO
367	LAUREL OAK	QUERCUS LAURIFOLIA	32	SPECIMEN	DEMO
368	LAUREL OAK	QUERCUS LAURIFOLIA	19		DEMO
369	LAUREL OAK	QUERCUS LAURIFOLIA	17		DEMO
370	LAUREL OAK	QUERCUS LAURIFOLIA	22		DEMO
371	LAUREL OAK	QUERCUS LAURIFOLIA	21		DEMO
372	LAUREL OAK	QUERCUS LAURIFOLIA	26	SPECIMEN	
373	LAUREL OAK	QUERCUS LAURIFOLIA	28	SPECIMEN	
374	LAUREL OAK	QUERCUS LAURIFOLIA	38	SPECIMEN	DEMO
375	LAUREL OAK	QUERCUS LAURIFOLIA	16		
376	LAUREL OAK	QUERCUS LAURIFOLIA	30	SPECIMEN	DEMO
377	CAMPHOR TREE	CINNAMOMUM CAMPHORA	12	INVASIVE	DEMO
378	LAUREL OAK	QUERCUS LAURIFOLIA	18		DEMO
379	CAMPHOR TREE	CINNAMOMUM CAMPHORA	10	INVASIVE	
380	CAMPHOR TREE	CINNAMOMUM CAMPHORA	21	INVASIVE	
381	CAMPHOR TREE	CINNAMOMUM CAMPHORA	9	INVASIVE	DEMO
382	CAMPHOR TREE	CINNAMOMUM CAMPHORA	9	INVASIVE	DEMO
383	LAUREL OAK	QUERCUS LAURIFOLIA	40	SPECIMEN	DEMO
384	LAUREL OAK	QUERCUS LAURIFOLIA	25	SPECIMEN	DEMO
385	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	10	INVASIVE	DEMO
386	LAUREL OAK	QUERCUS LAURIFOLIA	19		DEMO
387	LAUREL OAK	QUERCUS LAURIFOLIA	10		DEMO
388	CAROLINA CHERRY	PRUNUS CAROLINIANA	19		DEMO
389	LAUREL OAK	QUERCUS LAURIFOLIA	19		DEMO
390	LAUREL OAK	QUERCUS LAURIFOLIA	23		DEMO
391	LAUREL OAK	QUERCUS LAURIFOLIA	27	SPECIMEN	DEMO
392	LAUREL OAK	QUERCUS LAURIFOLIA	15		DEMO
393	LAUREL OAK	QUERCUS LAURIFOLIA	14		DEMO
394	LAUREL OAK	QUERCUS LAURIFOLIA	14		DEMO
395	LAUREL OAK	QUERCUS LAURIFOLIA	35	SPECIMEN	DEMO
396	CAMPHOR TREE	CINNAMOMUM CAMPHORA	9	INVASIVE	DEMO
397	LAUREL OAK	QUERCUS LAURIFOLIA	41	SPECIMEN	
398	CAMPHOR TREE	CINNAMOMUM CAMPHORA	15	INVASIVE	
399	LAUREL OAK	QUERCUS LAURIFOLIA	26	SPECIMEN	
401	LAUREL OAK	QUERCUS LAURIFOLIA	19		
402	LAUREL OAK	QUERCUS LAURIFOLIA	6		
403	LAUREL OAK	QUERCUS LAURIFOLIA	13		
404	LAUREL OAK	QUERCUS LAURIFOLIA	22		
405	LAUREL OAK	QUERCUS LAURIFOLIA	32		
406	LAUREL OAK	QUERCUS LAURIFOLIA	10		
407	LAUREL OAK	QUERCUS LAURIFOLIA	11		
408	SABAL PAMETTO	SABAL PALMETTO	12		
409	LAUREL OAK	QUERCUS LAURIFOLIA	23		
410	LAUREL OAK	QUERCUS LAURIFOLIA	31	SPECIMEN	
411	LAUREL OAK	QUERCUS LAURIFOLIA	16		
412	LAUREL OAK	QUERCUS LAURIFOLIA	20		
413	LAUREL OAK	QUERCUS LAURIFOLIA	7		
414	CHINNABERRY	MELIA AZEDARACH	14		
415	LAUREL OAK	QUERCUS LAURIFOLIA	20		
416	LAUREL OAK	QUERCUS LAURIFOLIA	16		
417	LAUREL OAK	QUERCUS LAURIFOLIA	17		
418	LAUREL OAK	QUERCUS LAURIFOLIA	9		
419	LAUREL OAK	QUERCUS LAURIFOLIA	9		
420	LAUREL OAK	QUERCUS LAURIFOLIA	18		DEMO
421	LAUREL OAK	QUERCUS LAURIFOLIA	61	SPECIMEN	DEMO
422	LAUREL OAK	QUERCUS LAURIFOLIA	17		DEMO
423	LAUREL OAK	QUERCUS LAURIFOLIA	12		DEMO
424	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	11	INVASIVE	DEMO
425	LAUREL OAK	QUERCUS LAURIFOLIA	40	SPECIMEN	DEMO
426	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	9	INVASIVE	DEMO
427	LAUREL OAK	QUERCUS LAURIFOLIA	45	SPECIMEN	DEMO
428	LAUREL OAK	QUERCUS LAURIFOLIA	20		DEMO
429	LAUREL OAK	QUERCUS LAURIFOLIA	29	SPECIMEN	DEMO
430	CAROLINA CHERRY	PRUNUS CAROLINIANA	8		DEMO
431	LIVE OAK	QUERCUS VIRGINIANA	21		DEMO
432	LIVE OAK	QUERCUS VIRGINIANA	16		DEMO
433	LAUREL OAK	QUERCUS LAURIFOLIA	34	SPECIMEN	DEMO
434	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
435	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
436	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
437	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
438	LAUREL OAK	QUERCUS LAURIFOLIA	29	SPECIMEN	DEMO
439	CAMPHOR TREE	CINNAMOMUM CAMPHORA	6	INVASIVE	
440	LAUREL OAK	QUERCUS LAURIFOLIA	13		
441	LAUREL OAK	QUERCUS LAURIFOLIA	16		
442	BLACK CHERRY	PRUNUS SEROTINA	11		
443	LAUREL OAK	QUERCUS LAURIFOLIA	41	SPECIMEN	
444	LAUREL OAK	QUERCUS LAURIFOLIA	22		
445	LAUREL OAK	QUERCUS LAURIFOLIA	29	SPECIMEN	
446	LAUREL OAK	QUERCUS LAURIFOLIA	12		
447	LAUREL OAK	QUERCUS LAURIFOLIA	47	SPECIMEN	DEMO
448	LAUREL OAK	QUERCUS LAURIFOLIA	30	SPECIMEN	DEMO
449	LAUREL OAK	QUERCUS LAURIFOLIA	8		
450	LAUREL OAK	QUERCUS LAURIFOLIA	20		
451	LAUREL OAK	QUERCUS LAURIFOLIA	27	SPECIMEN	
452	LAUREL OAK	QUERCUS LAURIFOLIA	18		
453	SABAL PAMETTO	SABAL PALMETTO	16		
456	SABAL PAMETTO	SABAL PALMETTO	15		
457	LAUREL OAK	QUERCUS LAURIFOLIA	13		
458	LAUREL OAK	QUERCUS LAURIFOLIA	50	SPECIMEN	
459	LAUREL OAK	QUERCUS LAURIFOLIA	9		
460	LAUREL OAK	QUERCUS LAURIFOLIA	21		
461	LAUREL OAK	QUERCUS LAURIFOLIA	36	SPECIMEN	
462	LAUREL OAK	QUERCUS LAURIFOLIA	15		
463	CAMPHOR TREE	CINNAMOMUM CAMPHORA	20		
464	LAUREL OAK	QUERCUS LAURIFOLIA	20		
465	LAUREL OAK	QUERCUS LAURIFOLIA	8		
466	LAUREL OAK	QUERCUS LAURIFOLIA	31	SPECIMEN	
467	LAUREL OAK	QUERCUS LAURIFOLIA	29	SPECIMEN	
468	LAUREL OAK	QUERCUS LAURIFOLIA	11		
469	LAUREL OAK	QUERCUS LAURIFOLIA	17		
470	LAUREL OAK	QUERCUS LAURIFOLIA	11		
471	LAUREL OAK	QUERCUS LAURIFOLIA	10		
472	LAUREL OAK	QUERCUS LAURIFOLIA	9		
473	LAUREL OAK	QUERCUS LAURIFOLIA	22		
474	CAMPHOR TREE	CINNAMOMUM CAMPHORA	9	INVASIVE	
475	LAUREL OAK	QUERCUS LAURIFOLIA	27	SPECIMEN	
476	LAUREL OAK	QUERCUS LAURIFOLIA	17		
477	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	11		
478	LAUREL OAK	QUERCUS LAURIFOLIA	28	SPECIMEN	
479	LAUREL OAK	QUERCUS LAURIFOLIA	33	SPECIMEN	
480	LAUREL OAK	QUERCUS LAURIFOLIA	15		DEMO
481	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
482	LAUREL OAK	QUERCUS LAURIFOLIA	11		DEMO
483	LAUREL OAK	QUERCUS LAURIFOLIA	16		DEMO
484	LAUREL OAK	QUERCUS LAURIFOLIA	10		DEMO
485	LAUREL OAK	QUERCUS LAURIFOLIA	11		DEMO
486	LAUREL OAK	QUERCUS LAURIFOLIA	9		DEMO
487	LAUREL OAK	QUERCUS LAURIFOLIA	8		DEMO
488	LAUREL OAK	QUERCUS LAURIFOLIA	10		DEMO
489	LAUREL OAK	QUERCUS LAURIFOLIA	15		DEMO
490	LAUREL OAK	QUERCUS LAURIFOLIA	10		DEMO
491	LAUREL OAK	QUERCUS LAURIFOLIA	17		DEMO
492	LAUREL OAK	QUERCUS LAURIFOLIA	8		DEMO
493	EARPOD TREE	ENTEROLOBIUM CYCLOCARPUM	16	INVASIVE	DEMO
494	LIVE OAK	QUERCUS VIRGINIANA	46	SPECIMEN	DEMO
495	LAUREL OAK	QUERCUS LAURIFOLIA	13		

TREE CANOPY COVERAGE TABLE			
	SQUARE FEET	ACRES	PERCENT
TOTAL SITE AREA	487871	11.20	40.19%
EXISTING CANOPY AREA	150363	3.45	30.82%
REQUIRED CANOPY TO REMAIN	31955	0.73	6.55%
CANOPY AREA TO REMAIN	66065	1.52	43.94%

TREE REMOVAL TABLE		
	TREES	INCHES
TOTAL TREES ON SITE	140	2803
TOTAL TREES TO BE REMOVED	75	1572
TOTAL TREES TO REMAIN	65	1231
TOTAL TREE INCHES TO BE MITIGATED		1572

TREE REPLACEMENT TABLE		
	TREES	INCHES
TOTAL MITIGATION REQUIRED		1572
TOTAL TREES TO BE PLANTED ON SITE	151	491
CANOPY TREES (3" CAL)	76	228
UNDERSTORY & ACCENT TREES	75	263
NET MITIGATION INCHES OWED		1082
TOTAL FEE TO BE PAID ($10 PER INCH)		$ 10,815.00

SPECIMEN TREE TABLE		
	TREES	INCHES
SPECIMEN TREES ON SITE	35	1212
SPECIMEN TREES TO BE REMOVED	20	729
SPECIMEN TREES TO BE PRESERVED	15	483

*INVASIVE TREES (EAR, GUM, CHINABERRY, AND CAMPHOR) ARE NOT INCLUDED IN THE ABOVE CALCULATIONS

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER

7/31/2026

KHA PROJECT 249844000
DATE 05/06/2026
SCALE AS SHOWN
DESIGNED BY BHE
DRAWN BY BHE
CHECKED BY MJB

TREE MITIGATION TABLE - CALCULATIONS

SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

SHEET NUMBER
L0.53

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart MDP Layout:L0.53 July 31, 2026 11:52:22am K:\Orl_civil\249844000 southern tire mart\CADD\development\plansheets\L0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

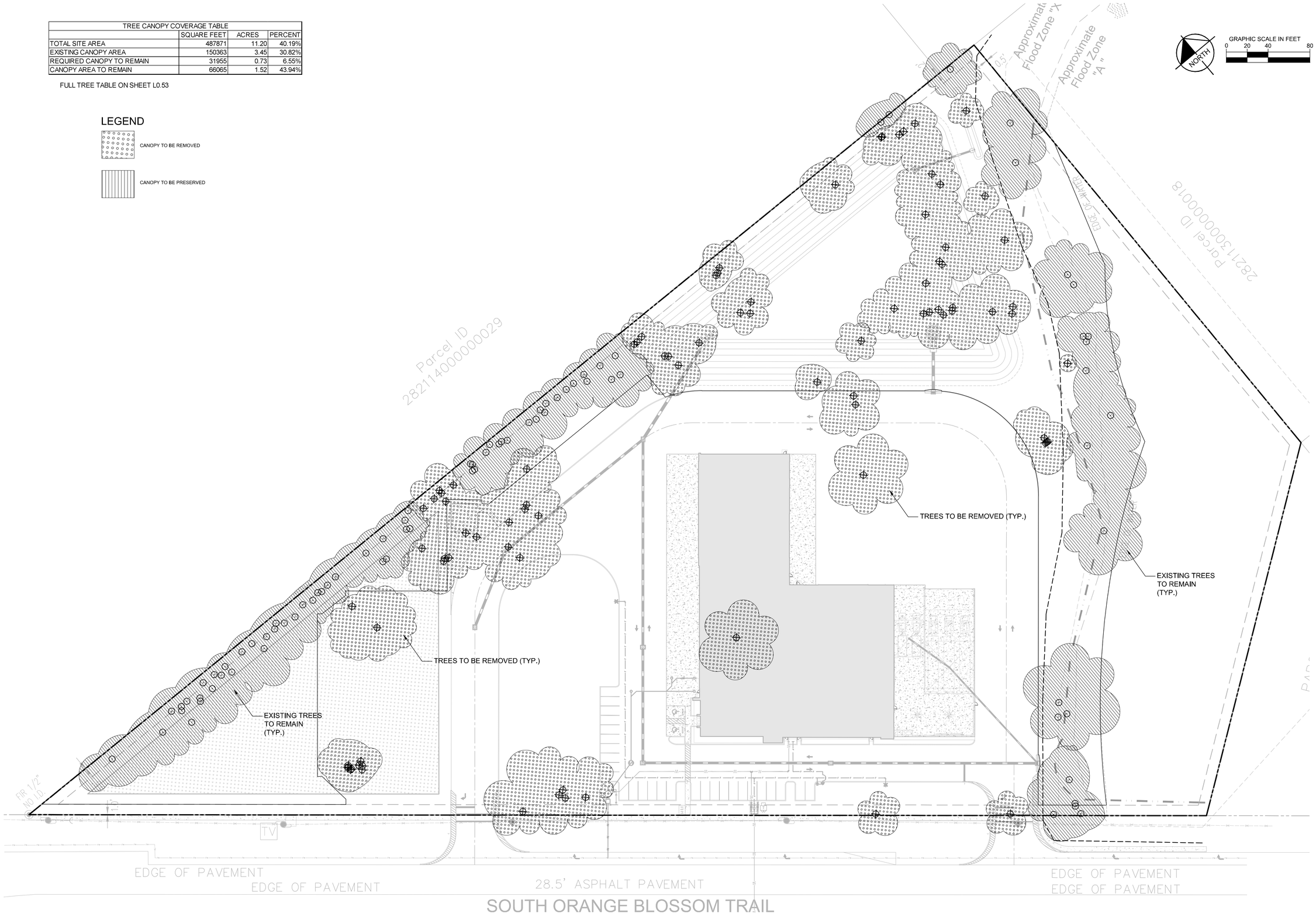
TREE CANOPY COVERAGE TABLE			
	SQUARE FEET	ACRES	PERCENT
TOTAL SITE AREA	487871	11.20	40.19%
EXISTING CANOPY AREA	150363	3.45	30.82%
REQUIRED CANOPY TO REMAIN	31955	0.73	6.55%
CANOPY AREA TO REMAIN	66065	1.52	43.94%

FULL TREE TABLE ON SHEET L0.53

LEGEND

CANOPY TO BE REMOVED

CANOPY TO BE PRESERVED



No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER

7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	ERG
DRAWN BY	ERG
CHECKED BY	MJB

TREE CANOPY COVERAGE

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
L0.54

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart MDP Layout:L0.54 July 21, 2026 11:52:06am K:\tlo_civil\249844000 southern tire mart\CAD\Development\plansheets\L0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

TREE MITIGATION SPECIFICATIONS

A. GENERAL

1. CONTRACTOR SHALL ADHERE TO ALL TREE PROTECTION REQUIREMENTS LISTED IN THESE SPECIFICATIONS AND/OR THOSE LISTED IN THE CITY OR COUNTY ZONING CODE, TREE PROTECTION (LATEST EDITION), WHICHEVER IS MORE STRINGENT SHALL APPLY.
2. CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION PROCEDURES WITH THE PROJECT ARBORIST PRIOR TO BEGINNING WORK.
3. ANY AREAS SUBJECT TO EROSION MUST BE ADEQUATELY STABILIZED WITH VEGETATION MATERIAL THAT WILL, WITHIN A REASONABLE TIME FRAME, DETER SOIL DISTURBANCE.
4. NO SIGNS, BUILDING PERMITS, WIRES OR OTHER ATTACHMENTS OF ANY KIND SHALL BE ATTACHED TO ANY TREE OR PALM. GUY WIRES DESIGNED TO PROTECT TREES ARE EXCLUDED FROM THIS PROHIBITION.
5. EXISTING TREE LOCATIONS AND SIZES ARE ESTIMATES AND ARE BASED ON A SURVEY PROVIDED BY THE OWNER SELECTED SURVEYOR.
6. CONTRACTOR SHALL COORDINATE TREE REMOVAL WITH PERMITTING AGENCY AND PROJECT ARBORIST PRIOR TO CONSTRUCTION. NO PERSON MAY REMOVE OR CAUSE TO BE REMOVED ANY PROTECTED TREE OR PALM WITHOUT FIRST HAVING PROCURED A PERMIT AS PROVIDED BY THE APPROPRIATE PERMITTING AGENCY.
7. FOR PROTECTED TREES OR PALMS BEING REMOVED, THE CONTRACTOR MUST GIVE THE PERMITTING AGENCY REASONABLE OPPORTUNITY TO RELOCATE TREES DESIGNATED FOR REMOVAL TO ANOTHER SITE AT THE PERMITTING AGENCY'S EXPENSE.
8. CONTRACTOR IS RESPONSIBLE FOR POSSESSING ALL REQUIRED APPLICATOR LICENSES, BUSINESS REGISTRATIONS AND INSURANCE, PESTICIDE LABELS, AND MATERIAL DATA SAFETY SHEETS. THE CONTRACTOR IS ALSO RESPONSIBLE FOR HAVING ALL SPILL CONTAINMENT MATERIALS AND REQUIRED PERSONAL PROTECTIVE EQUIPMENT FOR PESTICIDE APPLICATIONS AND ACCIDENTAL SPILLS ON SITE AT ALL TIMES. THE OWNER RESERVES THE RIGHT TO INSPECT EACH APPLICATOR AND HAVE THESE MATERIALS PRESENTED BEFORE AND DURING ANY PESTICIDE TREATMENT.
9. WHERE TRAFFIC AREAS ARE PROPOSED WITHIN THE DRIP LINE OF PROTECTED TREES AND LESS THAN FOUR (4) INCHES OF GRADE CHANGE ARE PROPOSED, PERMEABLE SURFACES THAT ALLOW AIR AND WATER INTO THE SOIL SHOULD BE USED IN LIEU OF ASPHALT OR OTHER SUCH IMPERVIOUS SURFACES.
10. TREE WELLS OF AN APPROVED DESIGN SHALL BE CONSTRUCTED AROUND ALL TREES TO BE PRESERVED WHEN MORE THAN FOUR INCHES OF FILL IS TO BE DEPOSITED WITHIN THE DRIP LINE AREA OF THOSE TREES. COORDINATE WITH PROJECT ARBORIST.
11. THE SEQUENCE OF TREE MITIGATION AND PRESERVATION MEASURES IS IMPERATIVE TO THE HEALTH AND SURVIVABILITY OF THE SUBJECT TREES AND SHALL BE COORDINATED WITH THE OWNER SELECTED PROJECT ARBORIST. THE DESIRED SEQUENCE IS OUTLINED BELOW:
    a. TREE PROTECTION FENCING.
    b. ROOT PRUNING AND ROOT BARRIERS.
    c. CLEARING.
    d. TREE CANOPY PRUNING.
    e. FERTILIZATION.
    f. INSECTICIDE.
    g. IRRIGATION.

B. TREE PROTECTION FENCING

1. PRIOR TO THE ERECTION OF ANY TREE PROTECTION FENCING, ALL FOREIGN SURFACE MATERIAL, TRASH OR DEBRIS SHALL BE REMOVED FROM THE AREA TO BE ENCLOSED BY THE FENCING. AFTER ERECTION OF THE FENCING NO SUCH MATERIAL OR LITTER SHALL BE PERMITTED TO REMAIN WITHIN THE PROTECTED AREA.
2. TREE PROTECTION FENCING SHALL BE PLACED AROUND ALL PROTECTED TREES TO CREATE A PROTECTIVE ROOT ZONE AND SHALL REMAIN IN PLACE UNTIL SITE CLEARING, LAND ALTERATION, AND CONSTRUCTION ACTIVITIES ARE COMPLETE.
3. NATIVE GROUND COVER AND UNDERSTORY VEGETATION EXISTING WITHIN THE PROTECTED AREA SHALL REMAIN THROUGHOUT CONSTRUCTION. OTHER DESIGNATED VEGETATION AND INVASIVE PLANT SPECIES SHALL BE REMOVED ONLY BY MANUAL LABOR UTILIZING HAND TOOLS, OR BY OTHER METHODS APPROVED BY THE PROJECT ARBORIST.
4. TREE PROTECTION FENCING TYPES AND LOCATIONS SHALL BE ERECTED AS SHOWN ON THE TREE MITIGATION PLANS AND DETAILS, OR AS REQUESTED BY LOCAL AGENCY.
5. FINAL LOCATIONS SHALL BE COORDINATED WITH AND APPROVED BY THE PROJECT ARBORIST.
6. NO MATERIALS, EQUIPMENT, SPOIL, WASTE OR WASHOUT WATER MAY BE DEPOSITED, STORED, OR PARKED WITHIN 20 FEET OF THE TREE PROTECTION ZONE.
7. EROSION CONTROL DEVICES SUCH AS SILT FENCING, DEBRIS BASINS, AND WATER DIVERSION STRUCTURES SHALL BE INSTALLED TO PREVENT SILTATION AND/OR EROSION WITHIN THE TREE PROTECTION ZONE.
8. CONSTRUCTION ACTIVITY SHALL NOT DESTROY OR IRREVERSIBLY HARM THE ROOT SYSTEM OF PROTECTED TREES. POST HOLES AND TRENCHES LOCATED CLOSE TO PROTECTED TREES SHALL BE ADJUSTED TO AVOID DAMAGE TO MAJOR ROOTS.
9. DO NOT INSTALL CONDUIT, DRAIN OR IRRIGATION LINES, OR ANY UTILITY LINE WITHIN THE TREE PROTECTION ZONE WITHOUT THE APPROVAL OF THE PROJECT ARBORIST. IF LINES MUST TRAVERSE THE PROTECTION AREA, THEY SHALL BE TUNNELED OR BORED UNDER THE TREE.
10. CONTRACTOR'S ACCESS TO FENCED TREE PROTECTION AREAS WILL BE PERMITTED ONLY WITH APPROVAL OF THE PROJECT ARBORIST.
11. EXCAVATION OR GRADING REQUIRED WITHIN THE PROTECTED AREA SHALL BE LIMITED TO THREE (3) INCHES OF CUT OR FILL. COORDINATE WITH PROJECT ARBORIST.
12. STRUCTURES AND UNDERGROUND FEATURES TO BE REMOVED WITHIN THE TREE PROTECTION ZONE SHALL BE COORDINATED WITH THE PROJECT ARBORIST.
13. TREE PROTECTION FENCING AROUND TREES TO BE RELOCATED SHALL BE ERECTED UNTIL THE TREE IS READY TO BE RELOCATED AND NEW FENCING SHALL BE ERECTED AT THE TREES NEW LOCATION AND WILL REMAIN IN PLACE UNTIL ALL CONSTRUCTION ACTIVITIES ARE COMPLETE.
14. IF ANY DAMAGE TO TREE PROTECTION FENCING SHOULD OCCUR BY ACCIDENT OR NEGLIGENCE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR IMMEDIATE REPAIRS.
15. IF TEMPORARY HAUL OR ACCESS ROADS MUST PASS OVER THE PROTECTED AREA OF TREES TO BE PRESERVED, A ROAD BED OF SIX (6) INCHES OF MULCH OR GRAVEL SHALL BE CREATED TO PROTECT THE SOIL. THE ROAD BED MATERIAL SHALL BE REPLENISHED AS NECESSARY TO MAINTAIN A SIX (6) INCH ROAD BED AT ALL TIMES. CONTRACTOR SHALL REMOVE ALL SUCH MATERIALS FROM THE SITE AS SOON AS TEMPORARY ACCESS IS NO LONGER NECESSARY.
16. CONTRACTOR SHALL COORDINATE WITH THE PROJECT ARBORIST PRIOR TO THE REMOVAL OF ALL TREE PROTECTION FENCING.

C. ROOT PRUNING/TRENCHING

1. TRENCHING LOCATIONS SHALL BE APPROVED IN THE FIELD BY THE PROJECT ARBORIST.
2. TRENCHING EQUIPMENT THAT WILL TURN AT HIGH RPM'S IS PREFERRED, AND SHALL BE APPROVED BY THE PROJECT ARBORIST. APPROVED EQUIPMENT WILL BE USED TO PERFORM ALL ROOT PRUNING OPERATIONS. A MINIMUM DEPTH OF THREE FEET IS REQUIRED.
3. INSTALL ROOT BARRIER WHERE DESIGNATED. SEE TREE MITIGATION PLAN AND DETAIL SHEETS.
4. THE TRENCH SHALL BE BACKFILLED WITH PREVIOUSLY EXCAVATED SOIL AND COMPACTED IMMEDIATELY.
5. TREES TO BE RELOCATED SHALL BE ROOT PRUNED A MINIMUM OF TWELVE (12) WEEKS PRIOR TO TREE RELOCATION.
6. WHEN THE TREE ROOT ZONE WILL BE DISTURBED, AFFECTED ROOTS MUST BE SEVERED BY CLEAN PRUNING CUTS AT THE POINT WHERE CONSTRUCTION IMPACTS THE ROOTS.

D. CLEARING

1. ANY BRUSH CLEARING REQUIRED WITHIN THE TREE PROTECTION ZONE SHALL BE ACCOMPLISHED WITH HAND-OPERATED EQUIPMENT.
2. CONTRACTOR SHALL CLEAR ALL TREE PROTECTION AREAS OF VINES, SHRUBS, GROUND COVERS, WEEDS, SAPLINGS, AND INVASIVES LISTED ON THE LATEST EDITION OF THE FLORIDA EXOTIC PEST PLANT COUNCIL'S LIST OF INVASIVE SPECIES.
3. PROJECT ARBORIST MUST APPROVE METHODS OTHER THAN HAND CLEARING.
4. A TWO (2) INCH LAYER OF MULCH SHALL BE APPLIED OVER THE SURFACE OF EXPOSED ROOTS OF PROTECTED TREES DURING THE SITE CLEARING PHASE.

E. TREE CANOPY PRUNING

1. TREE PRUNING SPECIFICATIONS SHALL BE DEFINED BASED ON SPECIFIC RECOMMENDATIONS OF THE PROJECT ARBORIST. INFORMATION PRESENTED BELOW SHOULD BE USED AS A GUIDELINE.
2. CONTRACTOR SHALL VISIT THE SITE WITH THE PROJECT ARBORIST TO VERIFY THE EXTENT OF REQUIRED PRUNING.
3. ALL PRUNING SHALL BE PERFORMED IN ACCORDANCE WITH THE RECOMMENDATIONS OF A QUALIFIED INTERNATIONAL SOCIETY OF ARBORICULTURE (ISA) CERTIFIED ARBORIST OR AN AMERICAN SOCIETY OF CONSULTING ARBORISTS (ASCA) REGISTERED CONSULTING ARBORIST (RCA).
4. AT LEAST ONE MEMBER OF THE PRUNING CREW SHALL BE AN ISA CERTIFIED ARBORIST.
5. WHILE IN THE TREE, THE ARBORIST SHALL PERFORM AN AERIAL INSPECTION TO IDENTIFY DEFECTS THAT REQUIRE TREATMENT. ANY ADDITIONAL WORK NEEDED SHALL BE REPORTED TO THE OWNER.
6. PRUNING CUTS SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE ANSI A300 PRUNING STANDARD (AMERICAN NATIONAL STANDARD FOR TREE CARE OPERATIONS) AND WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF ANSI Z133.1 SAFETY STANDARD. PRUNING SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ISA'S "BEST MANAGEMENT PRACTICES: TREE PRUNING".
7. WHERE TEMPORARY CLEARANCE IS NEEDED FOR ACCESS, BRANCHES SHALL BE TIED BACK TO HOLD THEM OUT OF THE CLEARANCE ZONE.
8. NO MORE THAN 20 PERCENT OF LIVE FOLIAGE SHALL BE REMOVED WITHIN ANY TREE.
9. ALL TREES WITHIN THE PROJECT AREA SHALL BE PRUNED AS FOLLOWS:
    a. LIVE BRANCH PRUNING SHOULD BE PERFORMED ONLY WHEN THE DANGER OF INSECT OR DISEASE INFESTATION IS NOT PRESENT.
    b. REMOVE STUBS, CUTTING OUTSIDE THE WOUND WOOD TISSUE THAT HAS FORMED AROUND THE BRANCH.
    c. CLEANING, FOR THE SELECTIVE REMOVAL OF DEAD, DISEASED, BROKEN, OR CROSSING BRANCHES DOWN TO ONE INCH IN DIAMETER OR AS DIRECTED BY THE PROJECT ARBORIST.
    d. PRUNING CUTS LARGER THAN 4 INCHES IN DIAMETER, EXCEPT FOR DEAD WOOD, SHALL BE AVOIDED.
    e. PRUNING CUTS THAT EXPOSE HEARTWOOD SHALL BE AVOIDED WHENEVER POSSIBLE.
    f. ALL TREES WITH CROWNS THAT PROJECT INTO PARKING LOT/ROADWAY AREAS SHALL BE RAISED TO 14 FEET ABOVE FINISHED GRADE.
    g. ALL TREES WITH CROWNS THAT PROJECT INTO SIDEWALK AREAS SHALL BE RAISED TO A HEIGHT OF 8 FEET ABOVE FINISHED GRADE.
9. TREES, WHO'S ROOT SYSTEMS WILL BE IMPACTED SHALL RECEIVE THE FOLLOWING PRUNING TO COMPENSATE FOR ROOT LOSS:
    a. THE LOCATION AND SIZE OF BRANCHES FOR REDUCTION SHALL BE DEFINED BY THE PROJECT ARBORIST.
    b. REDUCTION, OR THE SELECTIVE PRUNING TO REDUCE TREE HEIGHT OR SPREAD.
    c. REDUCE END WEIGHT ON HEAVY, HORIZONTAL BRANCHES BY SELECTIVELY REMOVING SMALL DIAMETER BRANCHES, NO GREATER THAN 2 TO 3 INCHES, NEAR THE ENDS OF SCAFFOLD BRANCHES.
    d. RAISING SHALL CONSIST OF SELECTIVE PRUNING TO PROVIDE VERTICAL CLEARANCE.
10. PROPOSED/REPLACEMENT TREES
    a. PRUNING SHALL BE LIMITED TO CLEANING.
11. BRUSH SHALL BE CHIPPED AND SPREAD (ONLY WHEN DISEASE OR INSECT INFESTATION IS NOT PRESENT) UNDERNEATH TREES WITHIN THE TREE PROTECTION ZONE TO A MAXIMUM DEPTH OF THREE (3) INCHES, LEAVING THE TRUNK CLEAR OF MULCH.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL EXCESS DEBRIS ON A DAILY BASIS.

F. FERTILIZATION

1. CONTRACTOR SHALL COORDINATE FERTILIZATION PLAN, FOLLOWING BEST MANAGEMENT PRACTICES WITH THE PROJECT ARBORIST PRIOR TO COMMENCEMENT OF WORK.
2. EVERY EFFORT SHALL BE MADE TO UTILIZE CHEMICALS OF AN ORGANIC OR BIODEGRADABLE NATURE IN ORDER TO OFFER THE LEAST IMPACT TO THE NATURAL ENVIRONMENT. CONTRACTOR IS RESPONSIBLE FOR MIXING, APPLYING, AND DISPOSAL OF ALL CHEMICALS IN ACCORDANCE WITH STRICT ADHERENCE TO MANUFACTURER'S SPECIFICATIONS. COORDINATE WITH PROJECT ARBORIST FOR FURTHER INSTRUCTION.
3. ONLY TREES AFFECTED BY CONSTRUCTION OR AS SHOWN ON THE TREE MITIGATION PLAN AND TREE INVENTORY SCHEDULE SHALL BE TREATED.
4. TREES SPECIFIED TO RECEIVE FERTILIZER SHALL BE TREATED AS FOLLOWS.
    a. MIX FERTILIZER ACCORDING TO MANUFACTURER'S SPECIFICATIONS INTO A TANK WITH AGITATION CAPABILITY.
    b. MIX WETTING AGENT ACCORDING TO MANUFACTURER'S SPECIFICATIONS INTO SAME TANK WITH FERTILIZER. AGITATE MIX.
    c. INJECT THE MIXTURE WITH A HYDRAULIC INJECTION SYSTEM INTO THE UPPER 6-12 INCHES OF SOIL WITH A SOIL PROBE. INJECT AT THE RATE OF ONE THIRD (1/3) GALLON AT EACH INJECTION SITE.
    d. THE CRITICAL ROOT ZONE AREA PLUS 2' BEYOND THE CRITICAL ROOT ZONE SHALL BE INJECTED, BUT NOT BEYOND ROOT PRUNING LOCATIONS.
    e. FERTILIZER SHALL BE INSTALLED PRIOR TO THE INSTALLATION OF ANY AERATION SYSTEMS.
    f. EMPTY PRODUCT CONTAINERS SHALL BE STOCKPILED FOR INSPECTION BY THE PROJECT ARBORIST PRIOR TO DISPOSAL.

G. INSECTICIDE

7. NOTIFY PROJECT ARBORIST IF ANY INFESTATION IS NOTICED.
8. FOLLOW PROJECT ARBORIST'S RECOMMENDED PROCEDURES.
9. FOLLOW ALL MANUFACTURERS' RECOMMENDATIONS CONCERNING APPLICATION. READ ALL WARNING LABELS.
10. ANY PETS, AS WELL AS, THE PETS FOOD AND WATER BOWLS SHOULD BE REMOVED FROM THE AREA AND ANY SWIMMING POOLS SHOULD BE COVERED. COORDINATE WITH PROJECT ARBORIST FOR FURTHER INSTRUCTION.
11. ENSURE COMPLETE COVERAGE AND REAPPLY 2-3 MONTHS AFTER INITIAL APPLICATION UTILIZING SAME PROCEDURE.

H. IRRIGATION

1. EVERY EFFORT SHALL BE MADE TO WATER THE PRESERVED TREES AND TRANSPLANTS. CONTRACTOR SHALL IRRIGATE BY HAND OR BY TEMPORARY IRRIGATION.
2. IRRIGATE AS REQUIRED BY PROJECT ARBORIST UNTIL PERMANENT IRRIGATION IS INSTALLED AND OPERATING.
3. UNDERGROUND IRRIGATION SHALL NOT BE INSTALLED WITHIN THE DRIP LINES OF EXISTING TREES UNLESS ROOT PROTECTION MEASURES ARE PROVIDED AND APPROVED BY PROJECT ARBORIST.

I. TREE REMOVALS

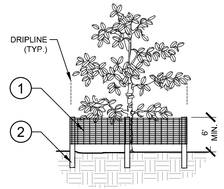
1. PRIOR TO AND DURING LAND CLEARING, INCLUDING GRUBBING, ALL TREES TO BE REMOVED SHALL BE CLEARLY MARKED BY PROJECT ARBORIST WITH RED SURVEY RIBBONS AT 36 INCHES MINIMUM ABOVE GRADE.
2. CONTRACTOR SHALL REMOVE ALL TREES AS SHOWN ON THE TREE MITIGATION PLANS AFTER THE TREE PROTECTION FENCING IS INSTALLED.
3. ALL TREES SHOWN TO BE REMOVED SHALL BE FELLED WITH A CHAIN SAW AND STUMP GROUND 6" BELOW SURFACE. ANY TREE SHOWN TO BE REMOVED THAT IS IN AN AREA WHERE COMPACTION IS CRITICAL SHALL BE FELLED WITH A CHAIN SAW AND STUMP REMOVED BY CONTRACTOR.
4. ALL WOOD AND STUMPS FROM REMOVALS SHALL BE HAULED FROM THE SITE THE SAME DAY, EXCEPT FOR TOPS. ALL TOPS ARE TO BE MULCHED AND STOCKPILED OR HAULED DIRECTLY TO MULCHED AREAS FOR RELOCATED TREES IF SCHEDULING PERMITS. TOPS SHALL BE CHIPPED AND PLACED IN THE TREE PROTECTION ZONE TO A DEPTH OF THREE (3) INCHES. ALL EXCESS WOOD CHIPS SHOULD BE HAULED OFF SITE AFTER TRANSPLANTING IS COMPLETE.
5. ALL BURN PITS IF APPLICABLE MUST BE APPROVED BY THE PROJECT ARBORIST AND OWNER.
6. TREES TO BE REMOVED THAT HAVE BRANCHES EXTENDING INTO THE CANOPY OF TREES TO REMAIN MUST BE REMOVED BY A QUALIFIED ISA CERTIFIED ARBORIST AND NOT BY DEMOLITION OR CONSTRUCTION CONTRACTORS. THE QUALIFIED ARBORIST SHALL REMOVE THE TREE IN A MANNER THAT CAUSES NO DAMAGE TO THE TREES AND UNDERSTORY VEGETATION TO REMAIN.
7. TREES TO BE REMOVED LOCATED WITHIN THE TREE PROTECTION ZONE SHALL BE REMOVED BY A QUALIFIED ISA CERTIFIED ARBORIST. THE TREES SHALL BE CUT NEAR GROUND LEVEL AND THE STUMP GROUND OUT.

L. TOPSOIL

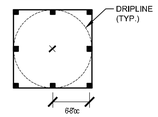
10. CONTRACTOR SHALL COORDINATE ALL EARTHWORK OPERATIONS WITHIN TREE PROTECTION AREAS WITH THE PROJECT ARBORIST PRIOR TO BEGINNING WORK.
11. ALL TOPSOIL SHALL BE NATURAL, FRIABLE, FERTILE, FINE LOAMY SOIL POSSESSING CHARACTERISTICS OF REPRESENTATIVE TOPSOIL IN THE VICINITY THAT PRODUCES HEAVY GROWTH.
12. TOPSOIL, PH RANGE OF 5.5 TO 7.0, 3-5 PERCENT ORGANIC MATERIAL MINIMUM, FREE FROM SUBSOIL, OBJECTIONABLE WEEDS, LITTER, SODS, STIFF CLAY, STONES LARGER THAN ONE (1) INCH IN DIAMETER, STUMPS, ROOTS, TRASH, TOXIC SUBSTANCES, OR ANY OTHER MATERIAL WHICH MAY BE HARMFUL TO PLANT GROWTH.
13. VERIFY AMOUNT STOCKPILED IF ANY, AND SUPPLY ADDITIONAL AS NEEDED FROM NATURALLY WELL-DRAINED SITES WHERE TOPSOIL OCCURS AT LEAST FOUR (4) INCHES DEEP. DO NOT OBTAIN TOPSOIL FROM BOGS OR MARSHES.
14. PROJECT ARBORIST SHALL APPROVE ALL TOPSOIL PRIOR TO PLACEMENT.

M. REPAIR OF DAMAGED TREES

1. IF DAMAGE TO ANY TREE SHOULD OCCUR BY ACCIDENT OR NEGLIGENCE DURING THE CONSTRUCTION PERIOD, THE PROJECT ARBORIST SHALL APPRAISE THE DAMAGE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPAIR BY THE CONTRACTOR.
2. IF ANY TREE DESIGNATED TO BE SAVED IS REMOVED FROM THE SITE WITHOUT PERMISSION OF THE OWNER'S REPRESENTATIVE, THE PROJECT ARBORIST SHALL APPRAISE THE TREE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPLACEMENT BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACEMENT OF THE TREE AND ANY FEES THAT MAY BE ASSESSED TO THE OWNER BY THE GOVERNING AGENCY.



ELEVATION



PLAN



CORNER CONNECTION



CONNECTION

1. 6'H "PERIMETER PLUS" CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
2. 8' TALL METAL "T" POSTS OR 2" x 2" X 8' PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

INSTALLATION NOTES:

A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL "T" POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.

B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.

C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).

D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO BE USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

2 L0.55 TREE PROTECTION FENCING
ELEVATION / PLAN NTS

1 L0.55 TYPICAL TREE MITIGATION NOTES

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER

7/31/2026

KHA PROJECT 249844000
DATE 05/06/2026
SCALE AS SHOWN
DESIGNED BY BRB
DRAWN BY BRB
CHECKED BY MJB

TREE MITIGATION NOTES AND DETAILS

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
L0.55

Plotted By:Ward, Trenton Sheet Set:Southern Tire Mart.MDP Layout:L0.55 July 21, 2026 11:52:40am K:\Orl_civil\249844000 southern tire mart\CAD\development\plansheet\d0.50 TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

LANDSCAPE NOTES:

1. ALL LANDSCAPE MATERIAL TO BE FLORIDA GRADE #1 OR BETTER QUALITY
2. ALL LANDSCAPED AREAS ARE TO RECEIVE A MINIMUM OF 4" OF TOPSOIL.
3. ALL PLANT MATERIAL SHALL BE HEALTHY, VIGOROUS, AND FREE OF PESTS AND DISEASE.
4. ALL MATERIALS ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT BEFORE, DURING, AND AFTER INSTALLATION.
5. ALL TREES MUST BE GUYED OR STAKED AS SHOWN IN THE DETAILS.
6. ALL PLANTING AREAS SHALL BE COMPLETELY MULCHED AS SPECIFIED.
7. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL AVOID DAMAGE TO ALL UTILITIES DURING THE COURSE OF THE WORK. LOCATIONS OF EXISTING BURIED UTILITY LINES SHOWN ON THE PLANS ARE BASED UPON BEST AVAILABLE INFORMATION AND ARE TO BE CONSIDERED APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR 1) TO VERIFY THE LOCATIONS OF UTILITY LINES ADJACENT TO THE WORK AREA 2) TO PROTECT ALL UTILITY LINES DURING THE CONSTRUCTION PERIOD 3) TO REPAIR ANY AND ALL DAMAGE TO UTILITIES, STRUCTURES, SITE APPURTENANCES, ETC. WHICH OCCURS AS A RESULT OF THE CONSTRUCTION.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL QUANTITIES SHOWN ON THESE PLANS BEFORE PRICING THE WORK.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR DELIVERY SCHEDULE AND PROTECTION BETWEEN DELIVERY AND PLANTING TO MAINTAIN HEALTHY PLANT CONDITIONS.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FULLY MAINTAINING (INCLUDING BUT NOT LIMITED TO: WATERING, SPRAYING, MULCHING, FERTILIZING, ETC.) ALL OF THE PLANT MATERIALS AND LAWN FOR THE WARRANTY PERIOD.
11. ANY PLANT MATERIAL WHICH IS DISEASED, DISTRESSED, DEAD, OR REJECTED (PRIOR TO SUBSTANTIAL COMPLETION) SHALL BE PROMPTLY REMOVED FROM THE SITE AND REPLACED WITH MATERIAL OF THE SAME SPECIES, QUANTITY, AND SIZE AND MEETING ALL PLANT LIST SPECIFICATIONS.
12. THE CONTRACTOR SHALL COMPLETELY GUARANTEE ALL PLANT MATERIAL FOR WARRANTY PERIOD. THE CONTRACTOR SHALL PROMPTLY MAKE ALL REPLACEMENTS DURING THE NORMAL PLANTING SEASON.
13. STANDARDS SET FORTH IN "AMERICAN STANDARD FOR NURSERY STOCK" REPRESENT GUIDELINE SPECIFICATIONS ONLY AND SHALL CONSTITUTE MINIMUM QUALITY REQUIREMENTS FOR PLANT MATERIAL.
14. ALL LANDSCAPING SHALL BE INSTALLED ACCORDING TO SOUND NURSERY PRACTICES, AND SHALL BE FLORIDA NO. 1 OR BETTER AS GIVEN IN "GRADES AND STANDARDS FOR NURSERY PLANTS, PARTS I AND II," STATE OF FLORIDA, DEPARTMENT OF AGRICULTURE.
15. ALL INVASIVE / EXOTIC SPECIES AND PROHIBITED TREE SPECIES SHALL BE REMOVED FROM SITE, INCLUDING ROOT BALLS TO THE EXTENT POSSIBLE WITH NO DAMAGE TO ADJACENT EXISTING TREES.
16. ALL LANDSCAPE AREAS WILL BE PROVIDED WITH PERMANENT AUTOMATIC IRRIGATION SYSTEM.
17. TREE SUPPORT MATERIALS ARE TO BE REMOVED FROM EACH TREE ONCE IT IS "ESTABLISHED" (AS APPROVED BY THE LANDSCAPE ARCHITECT).
18. ALL PLANT SPECIFICATIONS IN THE PLANT SCHEDULE SHALL BE CONSIDERED THE MINIMUM ALLOWABLE SPECIFICATIONS. CONTRACTOR SHALL PROCURE PLANT MATERIALS AND UPSIZE AS NECESSARY TO MEET THE MOST STRINGENT SPECIFICATION.
19. ALL PLANTED LANDSCAPE AREAS TO HAVE 3" DEEP DESIGNER BROWN HARDWOOD MULCH TO FULLY COVER DRIP IRRIGATION & AMENDED SOILS. REPAIR AS NEEDED DURING CONSTRUCTION. SUBMIT ALTERNATIVE MULCH SPECIFICATION FOR LANDSCAPE ARCHITECT APPROVAL.

LANDSCAPE CALCULATIONS

PER "CITY OF APOPKA" LAND DEVELOPMENT CODE

	REQUIRED	PROVIDED
FOUNDATION LANDSCAPE - 4' width along face of building -Shrub row - 1 Ornamental tree every 20 LF *SECTION 5.2.5.A.1.A-1*	FOUNDATION LANDSCAPE - 263' SHRUB ROW 14 ORNAMENTAL TREE REQUIRED	FOUNDATION LANDSCAPE - 263' SHRUB ROW 14 ORNAMENTAL TREE
BUFFERYARD Type D, option 2 - 29 shrubs - 2 canopy - 8 understory trees per 100 LF *SECTION 5.2.5.B.3.D-2*	SOUTHWEST BUFFER YARD - 938' 19 CANOPY TREES 75 UNDERSTORY TREES 273 SHRUBS REQUIRED NORTH BUFFER YARD - 1166' 63 EXISTING TREES 330 SHRUBS REQUIRED SOUTH BUFFER YARD - 781' NO PLANTING REQUIRED	SOUTHWEST BUFFER YARD - 938' 17 CANOPY TREES + 4 EXISTING TREES 75 UNDERSTORY TREES +273 SHRUBS REQUIRED NORTH BUFFER YARD - 1166' 63 EXISTING TREES +330 SHRUBS REQUIRED SOUTH BUFFER YARD - 781' NO PLANTING REQUIRED
PARKING LANDSCAPE - 1 Canopy Tree per Island + 1 per 10 spaces - Landscaping must be 10% of total parking area - 30% of gross parking area cover by canopy -Hedge row *SECTION 5.2.5.B*	5 PARKING ISLANDS 5 CANOPY TREES + 30 PARKING SPACES 3 CANOPY TREES = 8 CANOPY TREES TOTAL PARKING AREA = 23,208 SF LANDSCAPING REQUIRED = 10% 2,321 TOTAL PARKING AREA = 23,208 TREE CANOPY REQUIRED = 30% 6,963 SF	8 TREES PROVIDED LANDSCAPE PROVIDED = 2,567 SF TREE CANOPY PROVIDED = + 10,000 SF

CONCEPT PLANT SELECTION

SHADE TREES:
- QUERCUS VIRGINIANA 'HIGH RISE' / SOUTHERN LIVE OAK
- ACER RUBRUM 'FLORIDA FLAME' / FLORIDA FLAME RED MAPLE
- MAGNOLIA GRANDIFLORA 'BRACKEN'S BROWN BEAUTY' / SOUTHERN MAGNOLIA

PALM TREES:
- SABAL PALMETTO / CABBAGE PALMETTO
- PHOENIX SYLVESTRIS / WILD DATE PALM

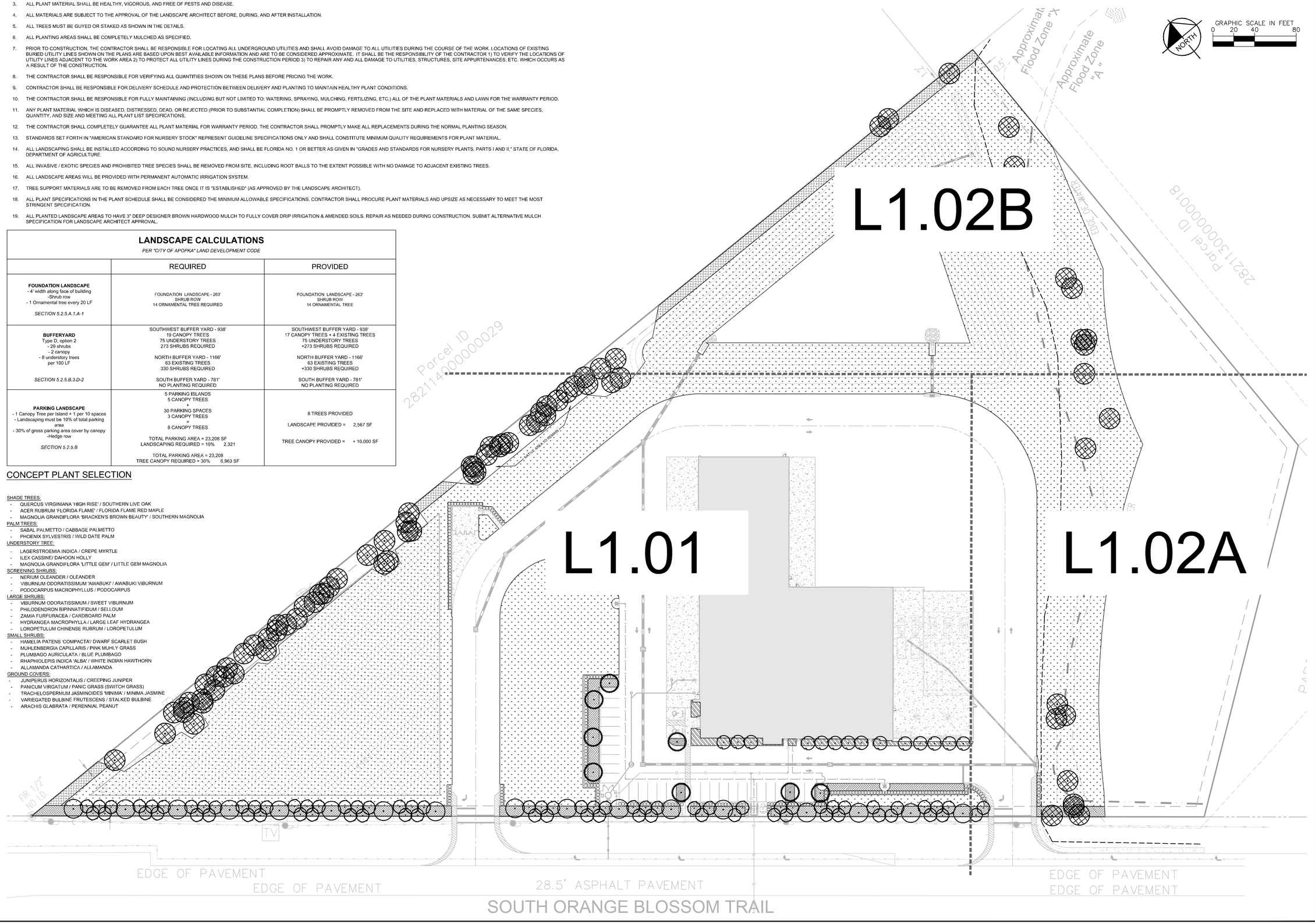
UNDERSTORY TREE:
- LAGERSTROEMIA INDICA / CREPE MYRTLE
- ILEX CASSINE/ DAHOON HOLLY
- MAGNOLIA GRANDIFLORA 'LITTLE GEM' / LITTLE GEM MAGNOLIA

SCREENING SHRUBS:
- NERIUM OLEANDER / OLEANDER
- VIBURNUM ODORATISSIMUM 'AWABUKI' / AWABUKI VIBURNUM
- PODOCARPUS MACROPHYLLUS / PODOCARPUS

LARGE SHRUBS:
- VIBURNUM ODORATISSIMUM / SWEET VIBURNUM
- PHILODENDRON BIPINNATIFIDUM / SELLOUM
- ZAMIA FURFURACEA / CARDBOARD PALM
- HYDRANGEA MACROPHYLLA / LARGE LEAF HYDRANGEA
- LOROPETULUM CHINENSE RUBRUM / LOROPETULUM

SMALL SHRUBS:
- HAMELIA PATENS 'COMPACTA'/ DWARF SCARLET BUSH
- MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS
- PLUMBAGO AURICULATA / BLUE PLUMBAGO
- RHAPHIOLEPIS INDICA 'ALBA' / WHITE INDIAN HAWTHORN
- ALLAMANDA CATHARTICA / ALLAMANDA

GROUND COVERS:
- JUNIPERUS HORIZONTALIS / CREEPING JUNIPER
- PANICUM VIRGATUM / PANIC GRASS (SWITCH GRASS)
- TRACHELOSPERMUM JASMINOIDES "MINIMA" / MINIMA JASMINE
- VARIEGATED BULBINE FRUTESCENS / STALKED BULBINE
- ARACHIS GLABRATA / PERENNIAL PEANUT



No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER 7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EHC
DRAWN BY	EHC
CHECKED BY	MJS

OVERALL LANDSCAPE PLAN

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
L1.00

Plotted By: Ward, Trenton Sheet Set: Southern Tire Mart MDP Layout: L1.00 July 31, 2026 11:53:02am K:\Orl_civil\249844000_southern tire mart\CADD\development\plansheets\L1.00_LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

PLANT SCHEDULE

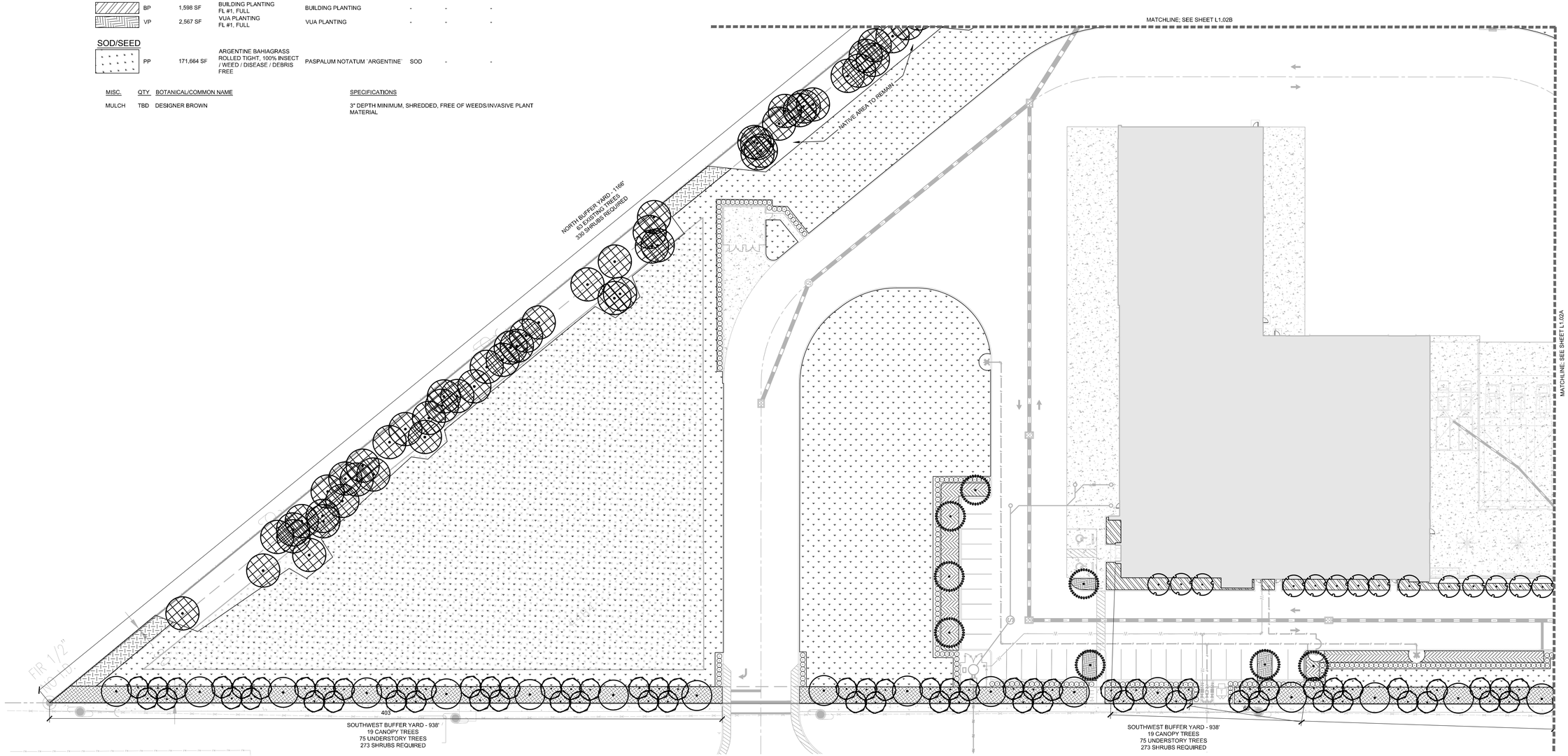
SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	CAL	SIZE
TREES							
	BCT	17	BUFFER CANOPY TREE FL #1, STRAIGHT, SINGLE LEADER	BUFFER CANOPY TREE	-	3" CAL MIN	-
	BT	14	BUILDING TREE FL #1, STRAIGHT, SINGLE LEADER	BUILDING TREE	-	-	-
	BUT	75	BUFFER UNDERSTORY TREE FL #1, STRAIGHT, SINGLE LEADER	BUFFER UNDERSTORY TREE	-	2.5" CAL MIN	-
	VT	8	VUA TREE FL #1, STRAIGHT, SINGLE LEADER	VUA TREE	-	-	-
EXISTING							
	XT	82	EXISTING TREE TO BE PRESERVED	EXISTING TREE	FG	EXISTING	EXISTING

SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	SIZE	SPACING
SHRUBS							
	SS	268	VUA SHRUB FL #1, FULL	VUA SHRUB	-	-	-
SHRUB AREAS							
	BFP	13,895 SF	BUFFER PLANTING FL #1, FULL	BUFFER PLANTING	-	-	-
	BP	1,598 SF	BUILDING PLANTING FL #1, FULL	BUILDING PLANTING	-	-	-
	VP	2,567 SF	VUA PLANTING FL #1, FULL	VUA PLANTING	-	-	-
SOD/SEED							
	PP	171,664 SF	ARGENTINE BAHIAGRASS ROLLED TIGHT, 100% INSECT / WEED / DISEASE / DEBRIS FREE	PASPALUM NOTATUM `ARGENTINE`	SOD	-	-

MISC.	QTY	BOTANICAL/COMMON NAME
MULCH	TBD	DESIGNER BROWN

SPECIFICATIONS

3" DEPTH MINIMUM, SHREDDED, FREE OF WEEDS/INVASIVE PLANT MATERIAL



No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER
7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EFC
DRAWN BY	EFC
CHECKED BY	MJS

LANDSCAPE PLAN

SOUTHERN TIRE MART

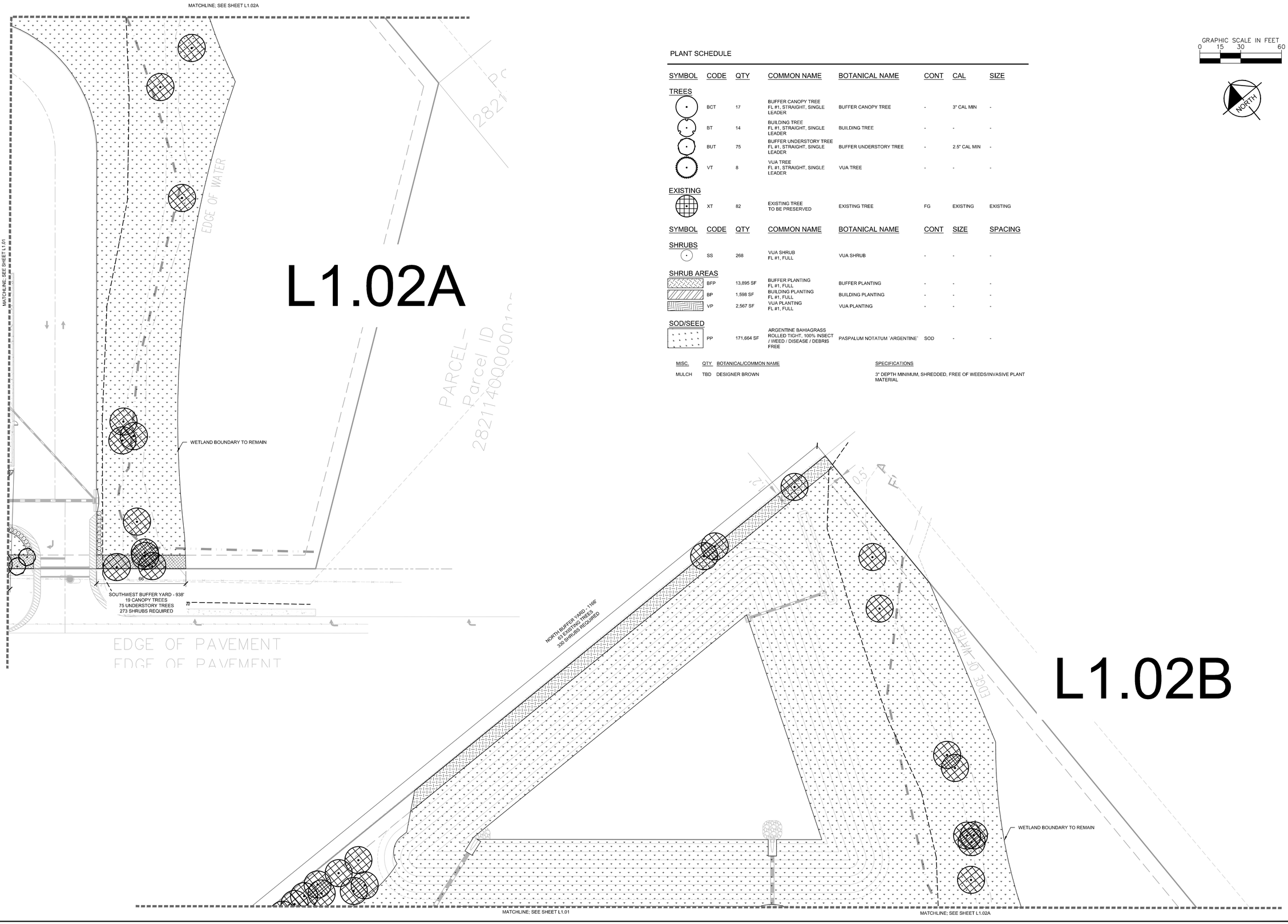
FLORIDA

CITY OF APOPKA

SHEET NUMBER
L1.01

Plotted By: Word, Trenton Sheet Set: Southern Tire Mart MDP Layout: L1.01 July 31, 2026 11:51:46am K:\Ve_civil\249844000 southern tire mart\CADD\development\plansheets\L1.00 LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Plotted By: Word, Trenton Sheet Set: Southern Tire Mart MDP Layout: L1.02 July 31, 2026 11:52:42am K:\Orl_civil\249844000 southern tire mart\CADD\development\plansheets\L1.00 LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



L1.02A

L1.02B

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

PLANT SCHEDULE

SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	CAL	SIZE
TREES							
	BCT	17	BUFFER CANOPY TREE FL #1, STRAIGHT, SINGLE LEADER	BUFFER CANOPY TREE	-	3" CAL MIN	-
	BT	14	BUILDING TREE FL #1, STRAIGHT, SINGLE LEADER	BUILDING TREE	-	-	-
	BUT	75	BUFFER UNDERSTORY TREE FL #1, STRAIGHT, SINGLE LEADER	BUFFER UNDERSTORY TREE	-	2.5" CAL MIN	-
	VT	8	VUA TREE FL #1, STRAIGHT, SINGLE LEADER	VUA TREE	-	-	-
EXISTING							
	XT	82	EXISTING TREE TO BE PRESERVED	EXISTING TREE	FG	EXISTING	EXISTING

SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	SIZE	SPACING
SHRUBS							
	SS	268	VUA SHRUB FL #1, FULL	VUA SHRUB	-	-	-
SHRUB AREAS							
	BFP	13,895 SF	BUFFER PLANTING FL #1, FULL	BUFFER PLANTING	-	-	-
	BP	1,598 SF	BUILDING PLANTING FL #1, FULL	BUILDING PLANTING	-	-	-
	VP	2,567 SF	VUA PLANTING FL #1, FULL	VUA PLANTING	-	-	-
SOD/SEED							
	PP	171,664 SF	ARGENTINE BAHIAGRASS ROLLED TIGHT, 100% INSECT / WEED / DISEASE / DEBRIS FREE	PASPALUM NOTATUM `ARGENTINE`	SOD	-	-

MISC.	QTY	BOTANICAL/COMMON NAME	SPECIFICATIONS
MULCH	TBD	DESIGNER BROWN	3" DEPTH MINIMUM, SHREDDED, FREE OF WEEDS/INVASIVE PLANT MATERIAL

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER

7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EPC
DRAWN BY	EPC
CHECKED BY	MJS

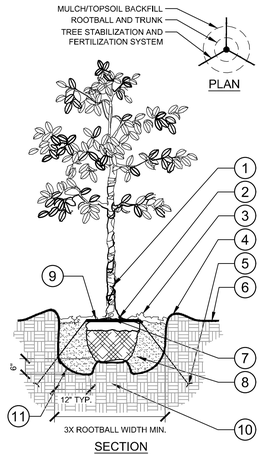
LANDSCAPE PLAN

SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

SHEET NUMBER
L1.02

Plotted By: Word, Trenton Sheet Set: Southern Tire Mart MDP Layout: L1.50 July 31, 2026 11:52:50am K:\Ven_civil\249844000 southern tire mart\CADD\development\plansheet\L1.00_LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



1. TRUNK/ROOT BALL TO BE CENTERED AND PLUMB/LEVEL IN PLANTING PIT.
2. 6" DIA. CLEAR OF MULCH AT TRUNK FLARE.
3. 3" MINIMUM MULCH AS SPECIFIED. WHERE TREES ARE PLACED IN SOD, MULCH RING FOR TREES SHALL BE 6' DIAMETER (MIN.) OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
4. 4" HIGH BERM, FIRMLY COMPACTED.
5. TREE FROG ANCHOR SYSTEM INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
6. FINISHED GRADE. (SEE GRADING PLAN)
7. TOP OF ROOTBALL MIN. 1" ABOVE FINISHED GRADE.
8. PREPARED PLANTING SOIL AS SPECIFIED.
9. TOP OF ROOTBALL SHALL BE 1" ABOVE FINISHED GRADE. ROOTBALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING. ROOTBALLS SMALLER THAN 24" IN DIAMETER MAY SIT ON COMPACTED EARTH.
10. UNDISTURBED NATIVE SOIL.
11. SCARIFY BOTTOM AND SIDES OF PLANTING PIT.

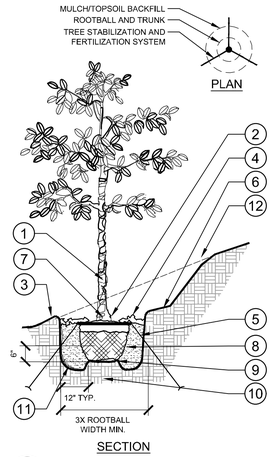
NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. PRUNE ALL TREES IN ACCORDANCE WITH ANSI A-300.

1 L1.50 **TREE PLANTING**
SECTION / PLAN — NTS



1. TRUNK/ROOT BALL TO BE CENTERED AND PLUMB/LEVEL IN PLANTING PIT.
2. 6" DIA. CLEAR OF MULCH AT TRUNK FLARE.
3. 3. 4" HIGH BERM, FIRMLY COMPACTED.
4. 3" MINIMUM OF HARDWOOD BARK MULCH AS SPECIFIED. WHERE TREES ARE PLACED IN SOD, MULCH RING FOR TREES SHALL BE 6' DIAMETER (MIN.) OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
5. TREE FROG ANCHOR SYSTEM INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
6. 4" MIN. OF TOPSOIL TO BRING TO FINISHED GRADE. (SEE GRADING PLAN)
7. TOP OF ROOTBALL MIN. 1" ABOVE FINISHED GRADE.
8. PREPARED PLANTING SOIL AS SPECIFIED.
9. ROOTBALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING, ROOTBALLS SMALLER THAN 24" IN DIAMETER MAY SIT ON COMPACTED EARTH.
10. UNDISTURBED NATIVE SOIL.
11. SCARIFY BOTTOM AND SIDES OF PLANTING PIT.
12. CUT BACK SLOPE TO PROVIDE A FLAT SURFACE FOR PLANTING.

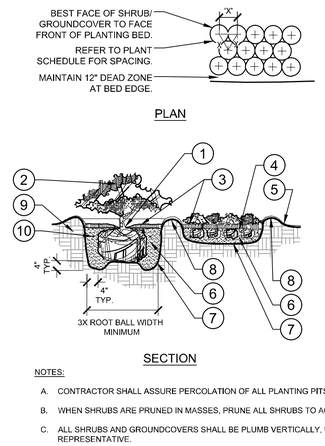
NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. PRUNE ALL TREES IN ACCORDANCE WITH ANSI A-300.

2 L1.50 **TREE PLANTING ON A SLOPE**
SECTION / PLAN — NTS



1. TOP OF SHRUB ROOTBALLS TO BE PLANTED 1" - 2" HIGH WITH SOIL MOUNDING UP TO THE TOP OF ROOTBALL.
2. PRUNE ALL SHRUBS TO ACHIEVE A UNIFORM MASS/HEIGHT.
3. 3" MULCH LAYER AS SPECIFIED.
4. EXCAVATE ENTIRE BED SPECIFIED FOR GROUNDCOVER BED.
5. FINISHED GRADE (SEE GRADING PLAN).
6. PREPARED PLANTING SOIL AS SPECIFIED. (SEE LANDSCAPE NOTES) NOTE: WHEN GROUND-COVERS AND SHRUBS USED IN MASSES, ENTIRE BED TO BE AMENDED WITH PLANTING SOIL MIX AS SPECIFIED.
7. SCARIFY OF PLANTING PIT SIDES AND BOTTOM.
8. 4" HIGH BERM FIRMLY COMPACTED.
9. UNDISTURBED NATIVE SOIL.
10. FERTILIZER TABLETS (MAX 3" DEEP)

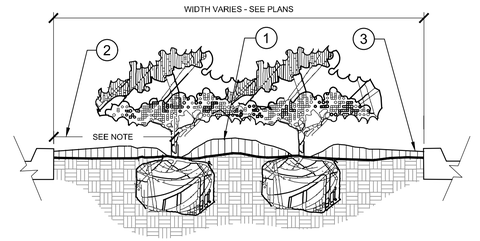
NOTES:

A. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION.

B. WHEN SHRUBS ARE PRUNED IN MASSES, PRUNE ALL SHRUBS TO ACHIEVE UNIFORM MASS / HEIGHT.

C. ALL SHRUBS AND GROUNDCOVERS SHALL BE PLUMB VERTICALLY, UNLESS OTHERWISE DIRECTED BY OWNERS REPRESENTATIVE.

3 L1.50 **SHRUB/GROUNDCOVER PLANTING**
SECTION / PLAN — NTS



1. CROWN ISLANDS @ 5:1 SLOPES (OR AS SPECIFIED ON THE LANDSCAPE PLANS).
2. CLEAR ZONE: 36" MIN. FROM BACK OF CURB TO CENTER OF NEAREST SHRUB. CLEAR ZONE SHALL CONTAIN 3" CONTINUOUS MULCH OR TURF, SEE PLANS.
3. 2" MIN VERTICAL CLEARANCE, TOP OF CURB TO TOP OF MULCH.

NOTES:

A. EXCAVATE A CONTINUOUS 24" DEEP PIT (FROM TOP OF CURB) FOR ENTIRE LENGTH AND WIDTH OF ISLAND & BACKFILL WITH APPROVED PLANTING MIX.

B. PROTECT AND RETAIN ALL CURBS AND BASE, COMPACTED SUBGRADE TO REMAIN FOR STRUCTURAL SUPPORT OF CURB SYSTEM (TYP).

C. ALL ISLANDS SHALL UTILIZE POOR DRAINAGE DETAIL WHEN PERCOLATION RATES ARE 2" PER HOUR OR LESS.

4 L1.50 **PLANTED PARKING LOT ISLANDS/MEDIANS**
SECTION — NTS

1. TOP OF SHRUB ROOTBALLS TO BE PLANTED 1" - 2" HIGH WITH SOIL MOUNDING UP TO THE TOP OF ROOTBALL.
2. PRUNE SHRUBS AS DIRECTED BY OWNER'S REPRESENTATIVE.
3. 3" MINIMUM OF MULCH AS SPECIFIED. WHERE SHRUBS ARE PLACED IN MASSES, MULCH SHALL BE SPREAD IN A CONTINUOUS BED.
4. SOIL BERM TO HOLD WATER. TOP OF PLANTING PIT 'BERM' TO BE LEVEL ACROSS PIT. SLOPE DOWNHILL PORTION OF BERM AS REQUIRED TO MEET EXISTING GRADE. MULCH OVER EXPOSED TOPSOIL.
5. FINISHED GRADE (SEE GRADING PLAN)
6. PREPARED PLANTING SOIL AS SPECIFIED. (SEE LANDSCAPE NOTES).
7. SCARIFY SIDES AND BOTTOM OF PLANTING PIT.
8. FERTILIZER TABLETS (MAX 3" DEEP).
9. UNDISTURBED NATIVE SOIL

NOTES:

A. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION.

B. WHEN SHRUBS ARE PRUNED IN MASSES, PRUNE ALL SHRUBS TO ACHIEVE UNIFORM MASS / HEIGHT.

C. ALL SHRUBS AND GROUNDCOVERS SHALL BE PLUMB VERTICALLY, UNLESS OTHERWISE DIRECTED BY OWNERS REPRESENTATIVE.

5 L1.50 **SHRUB/GROUNDCOVER PLANTING ON A SLOPE**
SECTION — NTS

NOTES:

1. CLEAR ZONE: 36" MIN. FROM BUILDING TO CENTER OF NEAREST SHRUB.
2. INSTALL SPECIFIED MULCH: 24" MIN. FROM BUILDING. SPECIFIED MULCH TO BE INSTALLED AT A DEPTH OF 3" (MIN.)

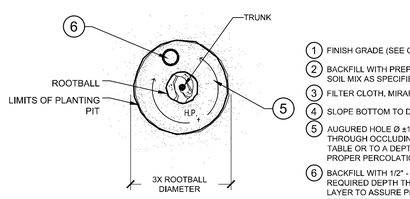
6 L1.50 **PLANTINGS ADJACENT TO BUILDINGS**
SECTION — NTS

1. INSTALL CONTINUOUS MULCH BED ADJACENT TO PARKING SPACES AS SHOWN. MULCH SHALL BE MIN. 3" DEEP. NO POP-UP IRRIGATION HEADS SHALL BE LOCATED WITHIN 24" OF A PARKING SPACE ON ANY SIDE.
2. CURB / PARKING LOT EDGE.

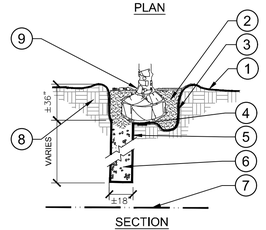
7 L1.50 **PARKING SPACE/CURB PLANTING**
SECTION — NTS

1. FIRE HYDRANT.
2. NO PLANT EXCEEDING 12" MATURE HEIGHT MATERIAL SHALL BE PLACED WITHIN SHOWN RADIUS OF ALL PROPOSED OR EXISTING FIRE HYDRANTS. CONTRACTOR SHALL ADJUST PLANT MATERIAL SO THAT NO CONFLICTS WITH FIRE HYDRANTS OCCUR ON SITE.
3. FRONT OF HYDRANT (TOWARD CURB)

8 L1.50 **SHRUB PLANTING AT FIRE HYDRANT**
SECTION / PLAN — NTS



1. FINISH GRADE (SEE GRADING PLANS).
2. BACKFILL WITH PREPARED PLANTING SOIL MIX AS SPECIFIED.
3. FILTER CLOTH, MIRAFI 500X OR BETTER.
4. SLOPE BOTTOM TO DRAIN.
5. AUGURED HOLE Ø ±18" PENETRATE THROUGH OCCLUDING LAYER TO WATER TABLE OR TO A DEPTH OF 7' TO ASSURE PROPER PERCOLATION.
6. BACKFILL WITH 1/2" - 3/4" GRAVEL TO REQUIRED DEPTH THROUGH OCCLUDING LAYER TO ASSURE PROPER PERCOLATION.
7. WATER TABLE. (DEPTH VARIES)
8. UNDISTURBED NATIVE SOIL.
9. SET ROOTBALL ON UNDISTURBED STABLE SUBSOIL SO THAT TOP OF ROOT BALL IS 1" ABOVE FINISHED GRADE.



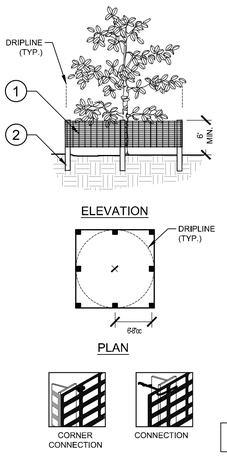
NOTES:

A. THIS DETAIL SHALL BE IMPLEMENTED WHERE PERCOLATION RATES ARE 2" PER HOUR OR LESS.

B. CONTRACTOR TO PERFORM PERCOLATION TEST AS REQUIRED. AND NOTIFY OWNER/LANDSCAPE ARCHITECT.

C. SEE TYPICAL TREE PLANTING DETAIL THIS SHEET FOR PLANT STAKING.

9 L1.50 **POOR DRAINAGE CONDITION**
SECTION / PLAN — NTS



1. 6'H "PERIMETER PLUS" CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
2. 8' TALL METAL "T" POSTS ON 2' x 2' X 8' PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

INSTALLATION NOTES:

A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL "T" POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.

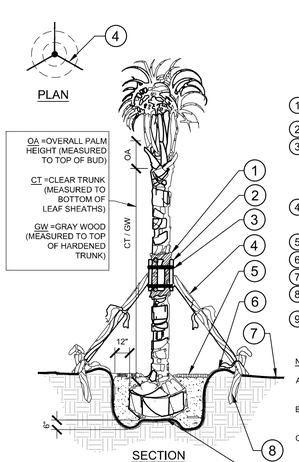
B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.

C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).

D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO BE USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

10 L1.50 **TREE PROTECTION FENCING**
ELEVATION / PLAN — NTS



1. 5 LAYERS OF BURLAP TO PROTECT TRUNK.
2. FIVE 2" X 4" X 18" WOOD BATTENS.
3. SECURE BATTENS WITH 2- 3/4" CARBON STEEL BANDS TO HOLD BATTENS IN PLACE. NO NAILS SHALL BE DRIVEN INTO PALM. HEIGHT OF BATTENS SHALL BE LOCATED IN RELATION TO THE HEIGHT OF THE PALM FOR ADEQUATE BRACING.
4. (3) 2"X4"X6' SUPPORTS, NAIL (DRILL AN NAIL IF NECESSARY) TO BATTENS AND 2" 4" STAKES. STAIN DARK BROWN.
5. 3" SPECIFIED MULCH
6. BERM SOIL TO HOLD WATER.
7. FINISH GRADE
8. 2X4X24" (MIN) P.T. WOOD STAKES (TYP.) NAIL TO SUPPORT POLES.
9. PREPARED PLANTING SOIL AS SPECIFIED. (SEE LANDSCAPE NOTES).

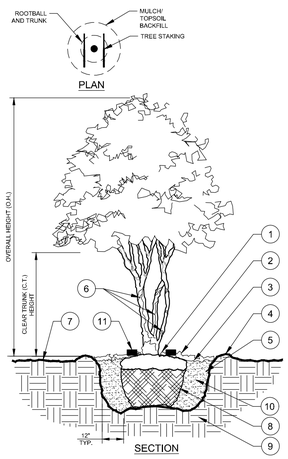
NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. ALL TREE STAKING IS TO BE WITHIN MULCH BED AREA OUTSIDE TREE PIT.

C. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION - REFER TO POOR DRAINAGE CONDITION DETAIL.

11 L1.50 **PALM PLANTING**
SECTION / PLAN — NTS



1. BASE OF TREE SHALL BE PLANTED SLIGHTLY ABOVE (1" MIN.) ADJACENT FINISH GRADE. REMOVE ALL TWINE & STRPS & CUT BURLAP FROM TOP 1/3 OF ROOT BALL. NO SYNTHETIC BURLAP WILL BE ACCEPTED.
2. 4" SHREDDED HARDWOOD MULCH OR APPROVED EQUAL.
3. DIAMETER OF TREE PIT TO BE TWICE THE DIAMETER OF ROOT BALL-ROUGHEN SIDES OF TREE PIT.
4. 3" HIGH SOIL BERM TO HOLD WATER.
5. TOPSOIL MIX BACKFILL.
6. TREE WRAP.
7. 4" MIN. OF TOPSOIL TO BRING TO FINISHED GRADE (SEE GRADING PLAN).
8. ROOT BALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING ROOT BALLS SMALLER THAN 24" IN DIA. MAY SIT ON COMPACTED EARTH.
9. UNDISTURBED SUBSOIL.
10. PREPARE PLANTING SOIL AS SPECIFIED.
11. **Tree Frog® RBK40pt** FOR UP TO 4" TREE CALIPER OR **Tree Frog® RBK60pt** FOR GREATER THAN 4" AND UP TO 6" TREE CALIPER. REFER TO SITEWORK SPECIFICATIONS FOR APPROVED MATERIALS AND INSTALLATION REQUIREMENTS.

NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. SET TREE AT ORIGINAL DEPTH, REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. SEE LANDSCAPE NOTES FOR THE TYPE OF MULCH MATERIAL TO USE.

D. PRUNE TREE AS DIRECTED BY LANDSCAPE ARCHITECT

E. ASSURE PERCOLATION OF ALL PLANTING PITS

12 L1.50 **MULTI-TRUNK TREE PLANTING**
SECTION/PLAN — NTS

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER
7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EFC
DRAWN BY	EFC
CHECKED BY	MJS

LANDSCAPE DETAILS

SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

SHEET NUMBER
L1.50

Plotted By: Word, Trenton Sheet Set: Southern Tire Mart MDP Layout: L1.51 July 31, 2026 11:53:11am K:\Wkc_civil\249844000 southern tire mart\CADD\development\plansheets\L1.00 LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

GENERAL LANDSCAPE SPECIFICATIONS AND NOTES

A. SCOPE OF WORK

1. THE WORK CONSISTS OF: FURNISHING ALL LABOR, MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION, AND ANY OTHER APPURTENANCES NECESSARY FOR THE COMPLETION OF THIS PROJECT AS SHOWN ON THE DRAWINGS, AS INCLUDED IN THE PLANT LIST, AND AS SPECIFIED HEREIN.
2. WORK SHALL INCLUDE MAINTENANCE AND WATERING OF ALL CONTRACT PLANTING AREAS UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER.

B. PROTECTION OF EXISTING STRUCTURES

1. ALL EXISTING BUILDINGS, WALKS, WALLS, PAVING, PIPING, OTHER SITE CONSTRUCTION ITEMS, AND PLANTING ALREADY COMPLETED OR ESTABLISHED AND DESIGNATED TO REMAIN SHALL BE PROTECTED FROM DAMAGE BY THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. ALL DAMAGE RESULTING FROM NEGLIGENCE SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER, AT NO COST TO THE OWNER.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL NECESSARY BMP DEVICES ACCORDING TO ALL REGULATORY AGENCY'S STANDARDS THROUGH THE DURATION OF ALL CONSTRUCTION ACTIVITIES.
3. THE CONTRACTOR SHALL SUBMIT A DETAILED PROJECT SPECIFIC WORK ZONE TRAFFIC CONTROL PLAN UNLESS THE WORK REQUIRES NOTHING MORE THAN A DIRECT APPLICATION OF FDOT DESIGN STANDARDS, INDEX 600. IF A DIRECT APPLICATION OF INDEX 600 IS PROPOSED, THE CONTRACTOR SHALL SUBMIT IN WRITING A STATEMENT INDICATING THE STANDARD INDEX AND PAGE NUMBER NO LESS THAN 10 BUSINESS DAYS PRIOR TO START OF CONSTRUCTION. WHEN A DIRECT APPLICATION OF FDOT STANDARD INDEX 600 IS NOT ACCEPTABLE A PROJECT SPECIFIC WORK ZONE TRAFFIC CONTROL PLAN SHALL BE PREPARED BY A FLORIDA PROFESSIONAL ENGINEER WHO HAS SUCCESSFULLY COMPLETED ADVANCED TRAINING IN MAINTENANCE OF TRAFFIC, AS DEFINED BY FDOT FOR APPROVAL BY THE COUNTY ENGINEER'S REPRESENTATIVE.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UTILITIES, WHETHER PUBLIC OR PRIVATE, PRIOR TO EXCAVATION. THE INFORMATION AND DATA SHOWN WITH RESPECT TO EXISTING UNDERGROUND FACILITIES AT OR CONTIGUOUS TO THE SITE IS APPROXIMATE AND BASED ON INFORMATION FURNISHED BY THE OWNER OF SUCH UNDERGROUND FACILITIES OR ON PHYSICAL APPURTENANCES OBSERVED IN THE FIELD. THE OWNER AND DESIGN PROFESSIONAL SHALL NOT BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF ANY SUCH INFORMATION OR DATA. THE CONTRACTOR SHALL HAVE FULL RESPONSIBILITY FOR: REVIEWING AND CHECKING ALL SUCH INFORMATION AND DATA; LOCATING ALL UNDERGROUND FACILITIES DURING CONSTRUCTION; THE SAFETY AND PROTECTION THEREOF; REPAIRING ANY DAMAGE THERETO RESULTING FROM THE WORK. THE COST OF ALL WILL BE CONSIDERED AS HAVING BEEN INCLUDED IN THE CONTRACT PRICE. THE CONTRACTOR SHALL NOTIFY ANY AFFECTED UTILITY COMPANIES OR AGENCIES IN WRITING AT LEAST 48 HOURS PRIOR TO BEGINNING CONSTRUCTION.

C. PROTECTION OF EXISTING PLANT MATERIALS

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNAUTHORIZED CUTTING OR DAMAGE TO TREES AND SHRUBS EXISTING OR OTHERWISE, CAUSED BY CARELESS EQUIPMENT OPERATION, MATERIAL STOCKPILING, ETC... THIS SHALL INCLUDE COMPACTION BY DRIVING OR PARKING INSIDE THE DRIP-LINE AND SPILLING OIL, GASOLINE, OR OTHER DELETERIOUS MATERIALS WITHIN THE DRIP-LINE. NO MATERIALS SHALL BE BURNED ON SITE. EXISTING TREES KILLED OR DAMAGED SO THAT THEY ARE MISSHAPEN AND/OR UNSIGHTLY SHALL BE REPLACED AT THE COST TO THE CONTRACTOR OF THREE HUNDRED DOLLARS ($300) PER CALIPER INCH ON AN ESCALATING SCALE WHICH ADDS AN ADDITIONAL TWENTY (20) PERCENT PER INCH OVER FOUR (4) INCHES CALIPER AS FIXED AND AGREED LIQUIDATED DAMAGES. CALIPER SHALL BE MEASURED SIX (6) INCHES ABOVE GROUND LEVEL FOR TREES UP TO AND INCLUDING FOUR (4) INCHES IN CALIPER AND TWELVE (12) INCHES ABOVE GROUND LEVEL FOR TREES OVER FOUR (4) INCHES IN CALIPER.
2. SEE TREE MITIGATION PLAN AND NOTES, IF APPLICABLE.

D. MATERIALS

1. GENERAL

   MATERIAL SAMPLES LISTED BELOW SHALL BE SUBMITTED FOR APPROVAL, ON SITE OR AS DETERMINED BY THE OWNER. UPON APPROVAL, DELIVERY OF MATERIALS MAY COMMENCE.

MATERIAL	SAMPLE SIZE
MULCH	ONE (1) CUBIC FOOT
TOPSOIL MIX	ONE (1) CUBIC FOOT
PLANTS	ONE (1) OF EACH VARIETY (OR TAGGED IN NURSERY)

2. PLANT MATERIALS
   a. PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH GRADES AND STANDARDS FOR NURSERY PLANTS, LATEST EDITION, PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. ALL PLANTS SHALL BE FLORIDA GRADE NO. 1 OR BETTER AS DETERMINED BY THE FLORIDA DIVISION OF PLANT INDUSTRY, ALL PLANTS SHALL BE HEALTHY, VIGOROUS, SOUND, WELL-BRANCHED, AND FREE OF DISEASE AND INSECTS, INSECT EGGS AND LARVAE AND SHALL HAVE ADEQUATE ROOT SYSTEMS. TREES FOR PLANTING IN ROWS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER. WHERE ANY REQUIREMENTS ARE OMITTED FROM THE PLANT LIST, THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY, PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY WITH APPROVAL FROM OWNER OR OWNER'S REPRESENTATIVE. NO SUBSTITUTIONS SHALL BE MADE WITHOUT WRITTEN PERMISSION FROM THE OWNER'S REPRESENTATIVE.
   b. MEASUREMENTS: THE HEIGHT AND/OR WIDTH OF TREES SHALL BE MEASURED FROM THE GROUND OR ACROSS THE NORMAL SPREAD OF BRANCHES WITH THE PLANTS IN THEIR NORMAL POSITION. THIS MEASUREMENT SHALL NOT INCLUDE THE IMMEDIATE TERMINAL GROWTH. PLANTS LARGER IN SIZE THAN THOSE SPECIFIED IN THE PLANT LIST MAY BE USED IF APPROVED BY THE OWNER. IF THE USE OF LARGER PLANTS IS APPROVED, THE BALL OF EARTH OR SPREAD OF ROOTS SHALL BE INCREASED IN PROPORTION TO THE SIZE OF THE PLANT.
   c. INSPECTION: PLANTS SHALL BE SUBJECT TO INSPECTION AND APPROVAL AT THE PLACE OF GROWTH, OR UPON DELIVERY TO THE SITE, AS DETERMINED BY THE OWNER, FOR QUALITY, SIZE, AND VARIETY. SUCH APPROVAL SHALL NOT IMPAIR THE RIGHT OF INSPECTION AND REJECTION AT THE SITE DURING PROGRESS OF THE WORK OR AFTER COMPLETION FOR SIZE AND CONDITION OF ROOT BALLS OR ROOTS, LATENT DEFECTS OR INJURIES. REJECTED PLANTS SHALL BE REMOVED IMMEDIATELY FROM THE SITE. NOTICE REQUESTING INSPECTION SHALL BE SUBMITTED IN WRITING BY THE CONTRACTOR AT LEAST ONE (1) WEEK PRIOR TO ANTICIPATED DATE.

E. SOIL MIXTURE (PLANTING MEDIUM, PLANTING MIX, TOPSOIL MIX)

1. CONTRACTOR SHALL TEST EXISTING SOIL AND AMEND AS NECESSARY IN ACCORDANCE WITH THE GUIDELINES BELOW;
2. SOIL MIXTURE (PLANTING MEDIUM FOR PLANT PITS) SHALL CONSIST OF TWO PARTS OF TOPSOIL AND ONE PART SAND, AS DESCRIBED BELOW. CONTRACTOR TO SUBMIT SAMPLES AND PH TESTING RESULTS OF SOIL MIXTURE FOR OWNER'S REPRESENTATIVE APPROVAL PRIOR TO PLANT INSTALLATION OPERATIONS COMMENCE.
   a. TOPSOIL FOR USE IN PREPARING SOIL MIXTURE FOR BACKFILLING PLANT PITS SHALL BE FERTILE, FRIABLE, AND OF A LOAMY CHARACTER, REASONABLY FREE OF SUBSOIL, CLAY LUMPS, BRUSH WEEDS AND OTHER LITTER; FREE OF ROOTS, STUMPS, STONES LARGER THAN 2" IN ANY DIRECTION, AND OTHER EXTRANEOUS OR TOXIC MATTER HARMFUL TO PLANT GROWTH. IT SHALL CONTAIN THREE (3) TO FIVE (5) PERCENT DECOMPOSED ORGANIC MATTER AND HAVE A PH BETWEEN 5.5 AND 7.0.
   b. SAND SHALL BE COARSE, CLEAN, WELL-DRAINING, NATIVE SAND.
   c. SOIL AMENDMENT (IF NEEDED PER SOIL TESTING) THE CONTRACTOR SHALL FURNISH AND INSTALL A 3" LAYER OF AMENDED PLANTING SOIL IN ALL PLANTING BEDS, EXCLUDING SOD AREAS. THE AMENDED PLANTING SOIL SHALL BE COMPOSED OF 35% FERTICOMP 20% FLORIDA PEAT 45% SANDY LOAM. THE AMENDED PLANTING SOIL SHALL BE MIXED INTO THE BEDS UPON PLANTING.
2. TREES SHALL BE PLANTED IN THE EXISTING NATIVE SOIL ON SITE, UNLESS DETERMINED TO BE UNSUITABLE - AT WHICH POINT THE CONTRACTOR SHALL CONTACT OWNER'S REPRESENTATIVE TO DISCUSS ALTERNATE RECOMMENDATION PRIOR TO PLANTING (SUBMIT SOIL TESTING RESULTS AFTER INCORPORATING AMENDMENTS TO DEMNSTRATE COMPLIANCE WITH SOIL QUALITY REQUIREMENTS .

F. WATER

1. WATER NECESSARY FOR PLANTING AND MAINTENANCE SHALL BE OF SATISFACTORY QUALITY TO SUSTAIN ADEQUATE PLANT GROWTH AND SHALL NOT CONTAIN HARMFUL, NATURAL OR MAN-MADE ELEMENTS DETRIMENTAL TO PLANTS. WATER MEETING THE ABOVE STANDARD SHALL BE OBTAINED ON THE SITE FROM THE OWNER. IF AVAILABLE, AND THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE ARRANGEMENTS FOR ITS USE BY HIS TANKS, HOSES, SPRINKLERS, ETC... IF SUCH WATER IS NOT AVAILABLE AT THE SITE, THE CONTRACTOR SHALL PROVIDE SATISFACTORY WATER FROM SOURCES OFF THE SITE AT NO ADDITIONAL COST TO THE OWNER.

   * WATERING/IRRIGATION RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

G. FERTILIZER

CONTRACTOR SHALL PROVIDE FERTILIZER APPLICATION SCHEDULE TO OWNER, AS APPLICABLE TO SOIL TYPE, PLANT INSTALLATION TYPE, AND SITE'S PROPOSED USE. SUGGESTED FERTILIZER TYPES SHALL BE ORGANIC OR OTHERWISE NATURALLY-DERIVED.

* FERTILIZER RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

H. MULCH

1. MULCH MATERIAL SHALL BE MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT, AND APPLIED AT A DEPTH OF THREE (3) INCHES. CLEAR MULCH FROM EACH PLANT'S CROWN (BASE). MULCH SHALL BE "FLORIMULCH," EUCALYPTUS MULCH, OR SIMILAR SUSTAINABLY HARVESTED MULCH UNLESS SPECIFIED OTHERWISE.
2. PROVIDE A THREE (3) INCH MINIMUM LAYER OF SPECIFIED MULCH OVER THE ENTIRE AREA OF EACH SHRUB BED, GROUND COVER, VINE BED, AND TREE PIT (6' MINIMUM) PLANTED UNDER THIS CONTRACT.

I. DIGGING AND HANDLING

1. PROTECT ROOTS OR ROOT BALLS OF PLANTS AT ALL TIMES FROM SUN, DRYING WINDS, WATER AND FREEZING, AS NECESSARY UNTIL PLANTING. PLANT MATERIALS SHALL BE ADEQUATELY PACKED TO PREVENT DAMAGE DURING TRANSIT. TREES TRANSPORTED MORE THAN TEN (10) MILES OR WHICH ARE NOT PLANTED WITHIN THREE (3) DAYS OF DELIVERY TO THE SITE SHALL BE SPRAYED WITH AN ANTITRANSPIRANT PRODUCT ("WILTPRUF" OR EQUAL) TO MINIMIZE TRANSPIRATIONAL WATER LOSS.
2. BALLED AND BURLAPPED (B&B), AND FIELD GROWN (FG) PLANTS SHALL BE DUG WITH FIRM, NATURAL BALLS OF SOIL OF SUFFICIENT SIZE TO ENCOMPASS THE FIBROUS AND FEEDING ROOTS OF THE PLANTS. NO PLANTS MOVED WITH A ROOT BALL SHALL BE PLANTED IF THE BALL IS CRACKED OR BROKEN. PLANTS SHALL NOT BE HANDLED BY STEMS.
3. PLANTS MARKED "BR" IN THE PLANT LIST SHALL BE DUG WITH BARE ROOTS. CARE SHALL BE EXERCISED THAT THE ROOTS DO NOT DRY OUT DURING TRANSPORTATION AND PRIOR TO PLANTING.
4. PROTECTION OF PALMS: ONLY A MINIMUM OF FRONDS SHALL BE REMOVED FROM THE CROWN OF THE PALM TREES TO FACILITATE MOVING AND HANDLING. CLEAR TRUNK (CT) SHALL BE AS SPECIFIED AFTER THE MINIMUM OF FRONDS HAVE BEEN REMOVED. ALL PALMS SHALL BE BRACED PER PALM PLANTING DETAIL.
5. EXCAVATION OF TREE PITS SHALL BE PERFORMED USING EXTREME CARE TO AVOID DAMAGE TO SURFACE AND SUBSURFACE ELEMENTS SUCH AS UTILITIES OR HARDSCAPE ELEMENTS, FOOTERS AND PREPARED SUB-BASES.

J. CONTAINER GROWN STOCK

1. ALL CONTAINER GROWN MATERIAL SHALL BE HEALTHY, VIGOROUS, WELL-ROOTED PLANTS ESTABLISHED IN THE CONTAINER IN WHICH THEY ARE SOLD. THE PLANTS SHALL HAVE TOPS WHICH ARE OF GOOD QUALITY AND ARE IN A HEALTHY GROWING CONDITION.
2. AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND GROWN IN THAT CONTAINER SUFFICIENTLY LONG ENOUGH FOR THE NEW FIBROUS ROOTS TO HAVE DEVELOPED SO THAT THE ROOT MASS WILL RETAIN ITS SHAPE AND HOLD TOGETHER WHEN REMOVED FROM THE CONTAINER. CONTAINER GROWN STOCK SHALL NOT BE HANDLED BY THEIR STEMS.
3. ROOT BOUND PLANTS ARE NOT ACCEPTABLE AND WILL BE REJECTED.
4. RPG= "ROOTS PLUS GROWER" CONTAINER PRODUCTS SHALL BE USED WHERE SPECIFIED.

K. COLLECTED STOCK

WHEN THE USE OF COLLECTED STOCK IS PERMITTED AS INDICATED BY THE OWNER OR OWNER'S REPRESENTATIVE, THE MINIMUM SIZES OF ROOTBALLS SHALL BE EQUAL TO THAT SPECIFIED FOR THE NEXT LARGER SIZE OF NURSERY GROWN STOCK OF THE SAME VARIETY.

L. NATIVE STOCK

PLANTS COLLECTED FROM WILD OR NATIVE STANDS SHALL BE CONSIDERED NURSERY GROWN WHEN THEY HAVE BEEN SUCCESSFULLY RE-ESTABLISHED IN A NURSERY ROW AND GROWN UNDER REGULAR NURSERY CULTURAL PRACTICES FOR A MINIMUM OF TWO (2) GROWING SEASONS AND HAVE ATTAINED ADEQUATE ROOT AND TOP GROWTH TO INDICATE FULL RECOVERY FROM TRANSPLANTING INTO THE NURSERY ROW.

M. MATERIALS LIST

QUANTITIES NECESSARY TO COMPLETE THE WORK ON THE DRAWINGS SHALL BE FURNISHED BY THE CONTRACTOR. QUANTITY ESTIMATES HAVE BEEN MADE CAREFULLY, BUT THE LANDSCAPE ARCHITECT OR OWNER ASSUMES NO LIABILITY FOR OMISSIONS OR ERRORS. SHOULD A DISCREPANCY OCCUR BETWEEN THE PLANS AND THE PLANT LIST QUANTITY, THE OWNER'S REPRESENTATIVE SHALL BE NOTIFIED FOR CLARIFICATION PRIOR TO BIDDING OR INSTALLATION. ALL DIMENSIONS AND/OR SIZES SPECIFIED SHALL BE THE MINIMUM ACCEPTABLE SIZE.

N. FINE GRADING

1. FINE GRADING UNDER THIS CONTRACT SHALL CONSIST OF FINAL FINISHED GRADING OF LAWN AND PLANTING AREAS THAT HAVE BEEN ROUGH GRADED BY OTHERS. BERMING AS SHOWN ON THE DRAWINGS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR, UNLESS OTHERWISE NOTED.
2. THE CONTRACTOR SHALL FINE GRADE THE LAWN AND PLANTING AREAS TO BRING THE ROUGH GRADE UP TO FINAL FINISHED GRADE ALLOWING FOR THICKNESS OF SOD AND/OR MULCH DEPTH. CONTRACTOR SHALL FINE GRADE BY HAND AND/OR WITH ALL EQUIPMENT NECESSARY INCLUDING A GRADING TRACTOR WITH FRONT-END LOADER FOR TRANSPORTING SOIL WITHIN THE SITE.
3. ALL PLANTING AREAS SHALL BE GRADED AND MAINTAINED FOR POSITIVE DRAINAGE TO SURFACE/SUBSURFACE STORM DRAIN SYSTEMS. AREAS ADJACENT TO BUILDINGS SHALL SLOPE AWAY FROM THE BUILDINGS. REFER TO CIVIL ENGINEER'S PLANS FOR FINAL GRADES, IF APPLICABLE.

O. PLANTING PROCEDURES

1. CLEANING UP BEFORE COMMENCING WORK: THE CONTRACTOR SHALL CLEAN WORK AND SURROUNDING AREAS OF ALL RUBBISH OR OBJECTIONABLE MATTER DAILY. ALL MORTAR, CEMENT, AND TOXIC MATERIAL SHALL BE REMOVED FROM THE SURFACE OF ALL PLANT BEDS. THESE MATERIALS SHALL NOT BE MIXED WITH THE SOIL. SHOULD THE CONTRACTOR FIND SUCH SOIL CONDITIONS BENEATH THE SOIL WHICH WILL IN ANY WAY ADVERSELY AFFECT THE PLANT GROWTH, HE SHALL IMMEDIATELY CALL IT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE. FAILURE TO DO SO BEFORE PLANTING SHALL MAKE THE CORRECTIVE MEASURES THE RESPONSIBILITY OF THE CONTRACTOR.
2. VERIFY LOCATIONS OF ALL UTILITIES, CONDUITS, SUPPLY LINES AND CABLES, INCLUDING BUT NOT LIMITED TO: ELECTRIC, GAS (LINES AND TANKS), WATER, SANITARY SEWER, STORMWATER SYSTEMS, CABLE, AND TELEPHONE. PROPERLY MAINTAIN AND PROTECT EXISTING UTILITIES. CALL SUNSHINE STATE ONE CALL OF FLORIDA, INC. (811) TO LOCATE UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.
3. SUBGRADE EXCAVATION: CONTRACTOR IS RESPONSIBLE TO REMOVE ALL EXISTING AND IMPORTED LIMEROCK AND LIMEROCK SUB-BASE FROM ALL LANDSCAPE PLANTING AREAS TO A MINIMUM DEPTH OF 36" OR TO NATIVE SOIL. CONTRACTOR IS RESPONSIBLE TO BACKFILL THESE PLANTING AREAS TO ROUGH FINISHED GRADE WITH CLEAN TOPSOIL FROM AN ON-SITE SOURCE OR AN IMPORTED SOURCE. IF LIMEROCK OR OTHER ADVERSE CONDITIONS OCCUR IN PLANTING AREAS AFTER 36" DEEP EXCAVATION BY THE CONTRACTOR, AND POSITIVE DRAINAGE CAN NOT BE ACHIEVED, CONTRACTOR SHALL UTILIZE POOR DRAINAGE CONDITION PLANTING DETAIL.
4. FURNISH NURSERY'S CERTIFICATE OF COMPLIANCE WITH ALL REQUIREMENTS AS SPECIFIED HEREIN. INSPECT AND SELECT PLANT MATERIALS BEFORE PLANTS ARE DUG AT NURSERY OR GROWING SITE.
5. COMPLY WITH APPLICABLE FEDERAL, STATE, COUNTY, AND LOCAL REGULATIONS GOVERNING LANDSCAPE MATERIALS AND WORK. CONFORM TO ACCEPTED HORTICULTURAL PRACTICES AS USED IN THE TRADE. UPON ARRIVAL AT THE SITE, PLANTS SHALL BE THOROUGHLY WATERED AND PROPERLY MAINTAINED UNTIL PLANTED. PLANTS STORED ONSITE SHALL NOT REMAIN UNPLANTED OR APPROPRIATELY HEALED IN FOR A PERIOD EXCEEDING TWENTY-FOUR (24) HOURS. AT ALL TIMES WORKMANLIKE METHODS CUSTOMARY IN GOOD HORTICULTURAL PRACTICES SHALL BE EXERCISED.
6. THE WORK SHALL BE COORDINATED WITH OTHER TRADES TO PREVENT CONFLICTS. COORDINATE PLANTING WITH IRRIGATION WORK TO ASSURE AVAILABILITY OF WATER AND PROPER LOCATION OF IRRIGATION APPURTENANCES AND PLANTS.
7. ALL PLANTING PITS SHALL BE EXCAVATED TO SIZE AND DEPTH IN ACCORDANCE WITH THE USA STANDARD FOR NURSERY STOCK 260.1, UNLESS SHOWN OTHERWISE ON THE DRAWINGS, AND BACK FILLED WITH THE PREPARED PLANTING SOIL MIXTURE AS SPECIFIED IN SECTION E. TEST ALL TREE PITS WITH WATER BEFORE PLANTING TO ASSURE PROPER DRAINAGE PERCOLATION IS AVAILABLE, NO ALLOWANCE WILL BE MADE FOR LOST PLANTS DUE TO IMPROPER DRAINAGE. IF POOR DRAINAGE EXISTS, UTILIZE "POOR DRAINAGE CONDITION" PLANTING DETAIL. TREES SHALL BE SET PLUMB AND HELD IN POSITION UNTIL THE PLANTING MIXTURE HAS BEEN FLUSHED INTO PLACE WITH A SLOW, FULL HOSE STREAM. ALL PLANTING SHALL BE PERFORMED BY PERSONNEL FAMILIAR WITH PLANTING PROCEDURES AND UNDER THE SUPERVISION OF A QUALIFIED LANDSCAPE FOREMAN. PROPER "JETTING IN" SHALL BE ASSURED TO ELIMINATE AIR POCKETS AROUND THE ROOTS. "JET STICK" OR EQUAL IS RECOMMENDED.
8. TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO BUILDINGS AND BUILDING STRUCTURES WHILE INSTALLING TREES.
9. SOIL MIXTURE SHALL BE AS SPECIFIED IN SECTION E OF THESE SPECIFICATIONS.
10. TREES AND SHRUBS SHALL BE SET STRAIGHT AT AN ELEVATION THAT, AFTER SETTLEMENT, THE PLANT CROWN WILL STAND ONE (1) TO TWO (2) INCHES ABOVE GRADE. EACH PLANT SHALL BE SET IN THE CENTER OF THE PIT. PLANTING SOIL MIXTURE SHALL BE BACK FILLED, THOROUGHLY TAMPED AROUND THE BALL, AND SETTLED BY WATER (AFTER TAMPING).
11. AMEND PINE AND OAK PLANT PITS WITH ECTOMYCORRHIZAL SOIL APPLICATION PER MANUFACTURER'S RECOMMENDATION. ALL OTHER PLANT PITS SHALL BE AMENDED WITH ENDOMYCORRHIZAL SOIL APPLICATION PER MANUFACTURER'S RECOMMENDATION, PROVIDE PRODUCT INFORMATION SUBMITTAL PRIOR TO INOCULATION.
12. FILL HOLE WITH SOIL MIXTURE, MAKING CERTAIN ALL SOIL IS SATURATED. TO DO THIS, FILL HOLE WITH WATER AND ALLOW TO SOAK MINIMUM TWENTY (20) MINUTES, STIRRING IF NECESSARY TO GET SOIL THOROUGHLY WET. PACK LIGHTLY WITH FEET, ADD MORE WET SOIL MIXTURE. DO NOT COVER TOP OF BALL WITH SOIL MIXTURE. ALL BURLAP, ROPE, WIRES, BASKETS, ETC.., SHALL BE REMOVED FROM THE SIDES AND TOPS OF BALLS, BUT NO BURLAP SHALL BE PULLED FROM UNDERNEATH.
13. TREES SHALL BE PRUNED, AT THE DIRECTION OF THE OWNER OR OWNER'S REPRESENTATIVE, TO PRESERVE THE NATURAL CHARACTER OF THE PLANT. ALL SOFT WOOD OR SUCKER GROWTH AND ALL BROKEN OR BADLY DAMAGED BRANCHES SHALL BE REMOVED WITH A CLEAN CUT. ALL PRUNING TO BE PERFORMED BY CERTIFIED ARBORIST, IN ACCORDANCE WITH ANSI A-300.
14. SHRUBS AND GROUND COVER PLANTS SHALL BE EVENLY SPACED IN ACCORDANCE WITH THE DRAWINGS AND AS INDICATED ON THE PLANT LIST. MATERIALS INSTALLED SHALL MEET MINIMUM SPECIMEN REQUIREMENTS OR QUANTITIES SHOW ON PLANS, WHICHEVER IS GREATER. CULTIVATE ALL PLANTING AREAS TO A MINIMUM DEPTH OF 6", REMOVE AND DISPOSE ALL DEBRIS. MIX TOP 4" THE PLANTING SOIL MIXTURE AS SPECIFIED IN SECTION E. THOROUGHLY WATER ALL PLANTS AFTER INSTALLATION.
15. TREE GUYING AND BRACING SHALL BE INSTALLED BY THE CONTRACTOR IN ACCORDANCE WITH THE PLANS TO INSURE STABILITY AND MAINTAIN TREES IN AN UPRIGHT POSITION. IF THE CONTRACTOR AND OWNER DECIDE TO WAIVE THE TREE GUYING AND BRACING, THE OWNER SHALL NOTIFY THE PROJECT LANDSCAPE ARCHITECT IN WRITING AND AGREE TO INDEMNIFY AND HOLD HARMLESS THE PROJECT LANDSCAPE ARCHITECT IN THE EVENT UNSUPPORTED TREES PLANTED UNDER THIS CONTRACT FALL AND DAMAGE PERSON OR PROPERTY.
16. ALL PLANT BEDS SHALL BE KEPT FREE OF NOXIOUS WEEDS UNTIL FINAL ACCEPTANCE OF WORK. IF DIRECTED BY THE OWNER, "ROUND-UP" SHALL BE APPLIED FOR WEED CONTROL BY QUALIFIED PERSONNEL TO ALL PLANTING AREAS IN SPOT APPLICATIONS PER MANUFACTURER'S PRECAUTIONS AND SPECIFICATIONS. PRIOR TO FINAL INSPECTION, TREAT ALL PLANTING BEDS WITH AN APPROVED PRE-EMERGENT HERBICIDE AT AN APPLICATION RATE RECOMMENDED BY THE MANUFACTURER. (AS ALLOWED BY JURISDICTIONAL AUTHORITY)

P. LAWN SODDING

1. THE WORK CONSISTS OF LAWN BED PREPARATION, SOIL PREPARATION, AND SODDING COMPLETE, IN STRICT ACCORDANCE WITH THE SPECIFICATIONS AND THE APPLICABLE DRAWINGS TO PRODUCE A TURF GRASS LAWN ACCEPTABLE TO THE OWNER.
2. ALL AREAS THAT ARE TO BE SODDED SHALL BE CLEARED OF ANY ROUGH GRASS, WEEDS, AND DEBRIS BY MEANS OF A SOD CUTTER TO A DEPTH OF THREE (3) INCHES, AND THE GROUND BROUGHT TO AN EVEN GRADE. THE ENTIRE SURFACE SHALL BE ROLLED WITH A ROLLER WEIGHING NOT MORE THAN ONE-HUNDRED (100) POUNDS PER FOOT OF WIDTH. DURING THE ROLLING, ALL DEPRESSIONS CAUSED BY SETTLEMENT SHALL BE FILLED WITH ADDITIONAL SOIL, AND THE SURFACE SHALL BE REGRADED AND ROLLED UNTIL PRESENTING A SMOOTH AND EVEN FINISH TO THE REQUIRED GRADE.
3. PREPARE LOOSE BED FOUR (4) INCHES DEEP. HAND RAKE UNTIL ALL BUMPS AND DEPRESSIONS ARE REMOVED. WET PREPARED AREA THOROUGHLY.
4. SODDING
   a. THE CONTRACTOR SHALL SOD ALL AREAS THAT ARE NOT PAVED OR PLANTED AS DESIGNATED ON THE DRAWINGS WITHIN THE CONTRACT LIMITS, UNLESS SPECIFICALLY NOTED OTHERWISE.
   b. THE SOD SHALL BE CERTIFIED TO MEET FLORIDA STATE PLANT BOARD SPECIFICATIONS, ABSOLUTELY TRUE TO VARIETAL TYPE, AND FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASE OF ANY KIND.
   c. SOD PANELS SHALL BE LAID TIGHTLY TOGETHER SO AS TO MAKE A SOLID SODDED LAWN AREA. SOD SHALL BE LAID UNIFORMLY AGAINST THE EDGES OF ALL CURBS AND OTHER HARDSCAPE ELEMENTS, PAVED AND PLANTED AREAS. ADJACENT TO BUILDINGS, A 24 INCH STONE MULCH STRIP SHALL BE PROVIDED. IMMEDIATELY FOLLOWING SOD LAYING, THE LAWN AREAS SHALL BE ROLLED WITH A LAWN ROLLER CUSTOMARILY USED FOR SUCH PURPOSES, AND THEN THOROUGHLY IRRIGATED. IF, IN THE OPINION OF THE OWNER, TOP-DRESSING IS NECESSARY AFTER ROLLING TO FILL THE VOIDS BETWEEN THE SOD PANELS AND TO EVEN OUT INCONSISTENCIES IN THE SOD, CLEAN SAND, AS APPROVED BY THE OWNER'S REPRESENTATIVE, SHALL BE UNIFORMLY SPREAD OVER THE ENTIRE SURFACE OF THE SOD AND THOROUGHLY WATERED IN. FERTILIZE INSTALLED SOD AS ALLOWED BY PROPERTY'S JURISDICTIONAL AUTHORITY.
5. DURING DELIVERY, PRIOR TO, AND DURING THE PLANTING OF THE LAWN AREAS, THE SOD PANELS SHALL AT ALL TIMES BE PROTECTED FROM EXCESSIVE DRYING AND UNNECESSARY EXPOSURE OF THE ROOTS TO THE SUN. ALL SOD SHALL BE STACKED SO AS NOT TO BE DAMAGED BY SWEATING OR EXCESSIVE HEAT AND MOISTURE.
6. LAWN MAINTENANCE
   a. WITHIN THE CONTRACT LIMITS, THE CONTRACTOR SHALL PRODUCE A DENSE, WELL ESTABLISHED LAWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR AND RE-SODDING OF ALL ERODED, SUNKEN OR BARE SPOTS (LARGER THAN 12"X12") UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. REPAIRED SODDING SHALL BE ACCOMPLISHED AS IN THE ORIGINAL WORK (INCLUDING REGRADING IF NECESSARY).
   b. CONTRACTOR RESPONSIBLE FOR ESTABLISHING AND MAINTAINING SOD/LAWN UNTIL ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. PRIOR TO AND UPON ACCEPTANCE, CONTRACTOR TO PROVIDE WATERING/IRRIGATION SCHEDULE TO OWNER. OBSERVE ALL APPLICABLE WATERING RESTRICTIONS AS SET FORTH BY THE PROPERTY'S JURISDICTIONAL AUTHORITY.

Q. CLEANUP

UPON COMPLETION OF ALL PLANTING WORK AND BEFORE FINAL ACCEPTANCE, THE CONTRACTOR SHALL REMOVE ALL MATERIAL, EQUIPMENT, AND DEBRIS RESULTING FROM HIS WORK. ALL PAVED AREAS SHALL BE CLEANED AND THE SITE LEFT IN A NEAT AND ACCEPTABLE CONDITION AS APPROVED BY THE OWNER'S REPRESENTATIVE.

R. PLANT MATERIAL MAINTENANCE

ALL PLANTS AND PLANTING INCLUDED UNDER THIS CONTRACT SHALL BE MAINTAINED BY WATERING, CULTIVATING, SPRAYING, AND ALL OTHER OPERATIONS (SUCH AS RE-STAKING OR REPAIRING GUY SUPPORTS) NECESSARY TO INSURE A HEALTHY PLANT CONDITION BY THE CONTRACTOR UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE.

S. FINAL INSPECTION AND ACCEPTANCE OF WORK

FINAL INSPECTION AT THE END OF THE WARRANTY PERIOD SHALL BE ON PLANTING, CONSTRUCTION AND ALL OTHER INCIDENTAL WORK PERTAINING TO THIS CONTRACT, ANY REPLACEMENT AT THIS TIME SHALL BE SUBJECT TO THE SAME ONE (1) YEAR WARRANTY (OR AS SPECIFIED BY THE LANDSCAPE ARCHITECT OR OWNER IN WRITING) BEGINNING WITH THE TIME OF REPLACEMENT AND ENDING WITH THE SAME INSPECTION AND ACCEPTANCE HEREIN DESCRIBED.

T. WARRANTY

1. THE LIFE AND SATISFACTORY CONDITION OF ALL PLANT MATERIAL INSTALLED (INCLUDING SOD) BY THE LANDSCAPE CONTRACTOR SHALL BE WARR

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFDE-09-12 XFDE ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE, 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV & KINK RESISTANT. USE XF INSERT FITTINGS.	21,155 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESB-PRS-D 1-1/2" 1IN., 1-1/2IN., 2IN., 3IN. PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. WITH PRESSURE REGULATING MODULE, AND SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.	1
BF	FEBCO 825Y 1-1/2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (1) ESPLXMSM12 24 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (1) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD RSD-CEX RAIN SENSING DEVICE, CONDUIT MOUNT. WITH THREADED ADAPTER, EXTENSION WIRE.	1
FS	RAIN BIRD FS-200-P 2IN. FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 10.0 GPM TO 200.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. COMPATIBLE W/ RAIN BIRD: ESP-LX(VM/P)	LXD	LXME2(P)	ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 1-1/2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,118 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	190.3 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.8 LF

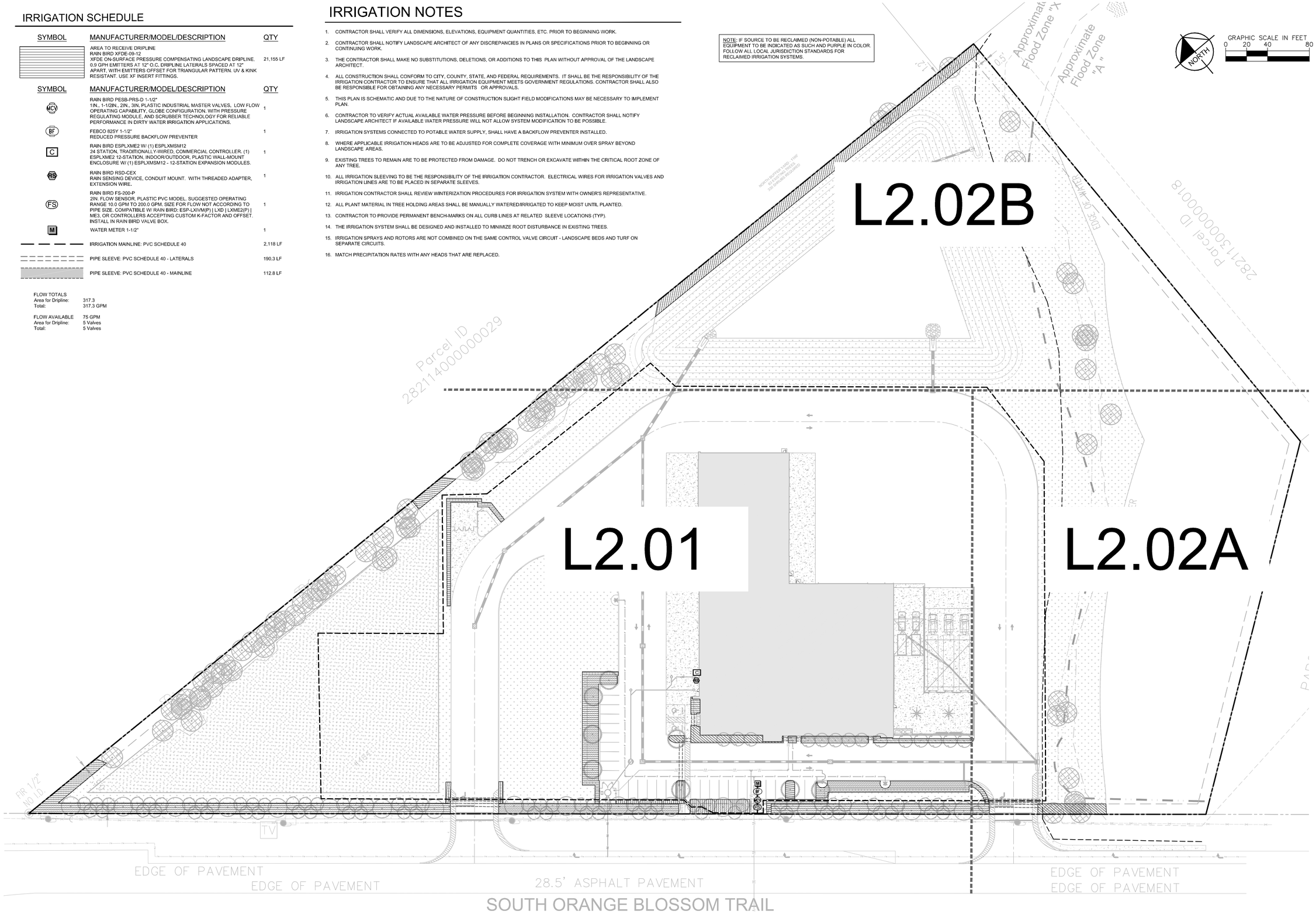
FLOW TOTALS
Area for Dripline: 317.3
Total: 317.3 GPM

FLOW AVAILABLE 75 GPM
Area for Dripline: 5 Valves
Total: 5 Valves

IRRIGATION NOTES

1. CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS, EQUIPMENT QUANTITIES, ETC. PRIOR TO BEGINNING WORK.
2. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IN PLANS OR SPECIFICATIONS PRIOR TO BEGINNING OR CONTINUING WORK.
3. THE CONTRACTOR SHALL MAKE NO SUBSTITUTIONS, DELETIONS, OR ADDITIONS TO THIS PLAN WITHOUT APPROVAL OF THE LANDSCAPE ARCHITECT.
4. ALL CONSTRUCTION SHALL CONFORM TO CITY, COUNTY, STATE, AND FEDERAL REQUIREMENTS. IT SHALL BE THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO ENSURE THAT ALL IRRIGATION EQUIPMENT MEETS GOVERNMENT REGULATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR OBTAINING ANY NECESSARY PERMITS OR APPROVALS.
5. THIS PLAN IS SCHEMATIC AND DUE TO THE NATURE OF CONSTRUCTION SLIGHT FIELD MODIFICATIONS MAY BE NECESSARY TO IMPLEMENT PLAN.
6. CONTRACTOR TO VERIFY ACTUAL AVAILABLE WATER PRESSURE BEFORE BEGINNING INSTALLATION. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT IF AVAILABLE WATER PRESSURE WILL NOT ALLOW SYSTEM MODIFICATION TO BE POSSIBLE.
7. IRRIGATION SYSTEMS CONNECTED TO POTABLE WATER SUPPLY, SHALL HAVE A BACKFLOW PREVENTER INSTALLED.
8. WHERE APPLICABLE IRRIGATION HEADS ARE TO BE ADJUSTED FOR COMPLETE COVERAGE WITH MINIMUM OVER SPRAY BEYOND LANDSCAPE AREAS.
9. EXISTING TREES TO REMAIN ARE TO BE PROTECTED FROM DAMAGE. DO NOT TRENCH OR EXCAVATE WITHIN THE CRITICAL ROOT ZONE OF ANY TREE.
10. ALL IRRIGATION SLEEVING TO BE THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR. ELECTRICAL WIRES FOR IRRIGATION VALVES AND IRRIGATION LINES ARE TO BE PLACED IN SEPARATE SLEEVES.
11. IRRIGATION CONTRACTOR SHALL REVIEW WINTERIZATION PROCEDURES FOR IRRIGATION SYSTEM WITH OWNER'S REPRESENTATIVE.
12. ALL PLANT MATERIAL IN TREE HOLDING AREAS SHALL BE MANUALLY WATERED/IRRIGATED TO KEEP MOIST UNTIL PLANTED.
13. CONTRACTOR TO PROVIDE PERMANENT BENCH-MARKS ON ALL CURB LINES AT RELATED SLEEVE LOCATIONS (TYP).
14. THE IRRIGATION SYSTEM SHALL BE DESIGNED AND INSTALLED TO MINIMIZE ROOT DISTURBANCE IN EXISTING TREES.
15. IRRIGATION SPRAYS AND ROTORS ARE NOT COMBINED ON THE SAME CONTROL VALVE CIRCUIT - LANDSCAPE BEDS AND TURF ON SEPARATE CIRCUITS.
16. MATCH PRECIPITATION RATES WITH ANY HEADS THAT ARE REPLACED.

NOTE: IF SOURCE TO BE RECLAIMED (NON-POTABLE) ALL EQUIPMENT TO BE INDICATED AS SUCH AND PURPLE IN COLOR. FOLLOW ALL LOCAL JURISDICTION STANDARDS FOR RECLAIMED IRRIGATION SYSTEMS.



No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER 7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EFC
DRAWN BY	EFC
CHECKED BY	MJS

OVERALL IRRIGATION PLAN

SOUTHERN TIRE MART

FLORIDA

CITY OF APOPKA

SHEET NUMBER
L2.00

Plotted By: Ward, Trenton Sheet Set: Southern Tire Mart MDP Layout: L2.00 July 31, 2026 11:51:46 pm K:\Orl_civil\249844000_southern_tire_mart\CADD\development\plotsheet\L2.00_IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Plotted By: Ward, Trenton Sheet Set: Southern Tire Mart MDP Layout: L2.01 July 31, 2026 11:51:58am K:\Ver_civil\249844000 southern tire mart\CADD\development\plansheet\L2.00_IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

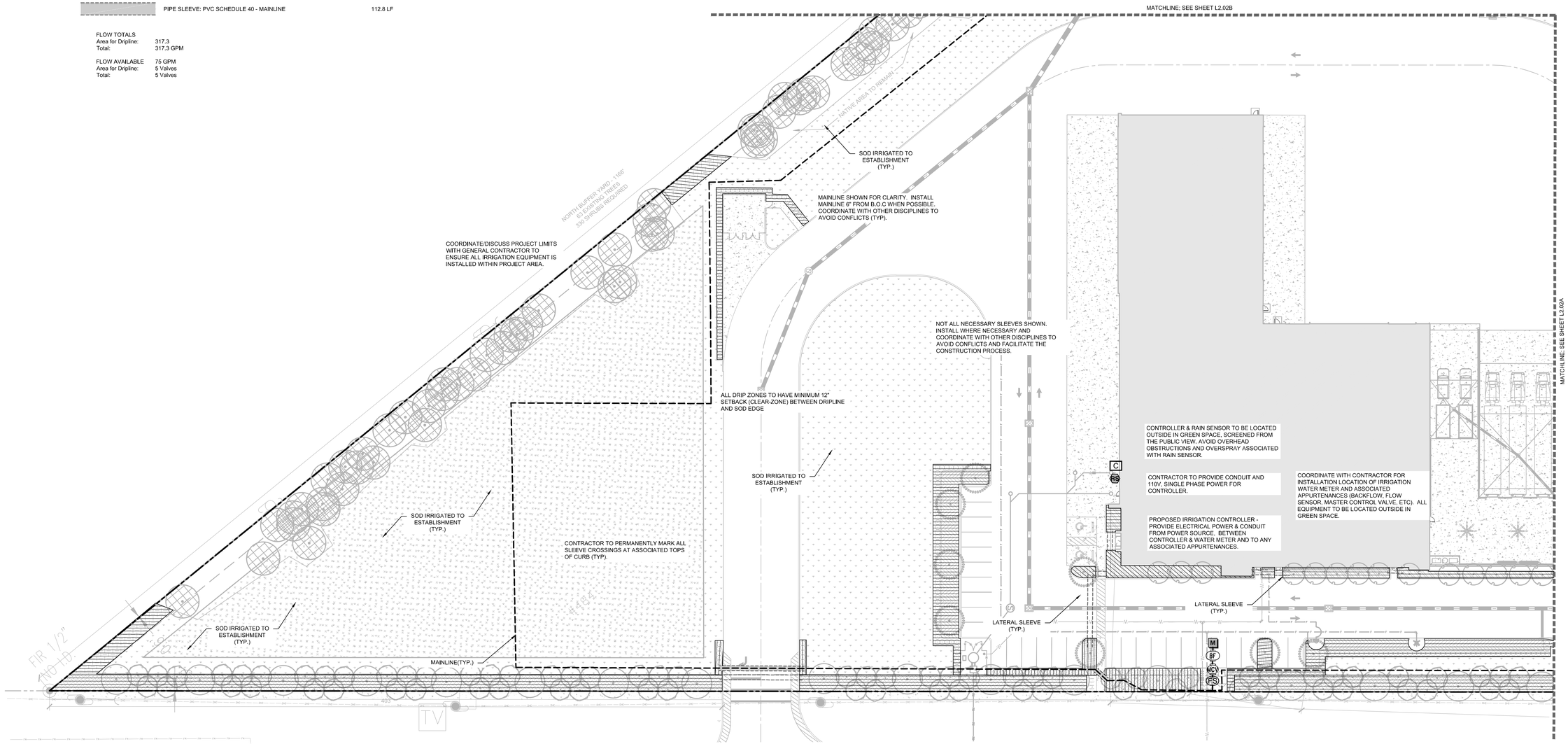
IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFDE-09-12 XFDE ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV & KINK RESISTANT. USE XF INSERT FITTINGS.	21,155 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESB-PRS-D 1-1/2" 1IN., 1-1/2IN., 2IN., 3IN. PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY. GLOBE CONFIGURATION. WITH PRESSURE REGULATING MODULE, AND SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.	1
BF	FEBCO 825Y 1-1/2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (1) ESPLXMSM12 24 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (1) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD RSD-CEX RAIN SENSING DEVICE, CONDUIT MOUNT. WITH THREADED ADAPTER, EXTENSION WIRE.	1
FS	RAIN BIRD FS-200-P 2IN. FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 10.0 GPM TO 200.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. COMPATIBLE W/ RAIN BIRD: ESP-LX(VM(P)	LXD	LXME2(P)	ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 1-1/2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,118 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	190.3 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.8 LF

FLOW TOTALS
Area for Dripline: 317.3
Total: 317.3 GPM

FLOW AVAILABLE 75 GPM
Area for Dripline: 5 Valves
Total: 5 Valves



No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER
7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EFC
DRAWN BY	EFC
CHECKED BY	MJS

IRRIGATION PLAN

SOUTHERN TIRE MART
FLORIDA
CITY OF APOPKA

SHEET NUMBER
L2.01

Plotted By: Ward, Trenton Sheet Set: Southern Tire Mart MDP Layout: L2.02 July 31, 2026 11:52:11am K:\Ve_civil\249844000_southern tire mart\CADD\development\plotsheet\V1.2.00_IRRIGATION_PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE; SEE SHEET L2.02A

MATCHLINE; SEE SHEET L2.01

SOD IRRIGATED TO ESTABLISHMENT (TYP.)

EDGE OF WATER

MAINLINE(TYP.)

COORDINATE/DISCUSS PROJECT LIMITS WITH GENERAL CONTRACTOR TO ENSURE ALL IRRIGATION EQUIPMENT IS INSTALLED WITHIN PROJECT AREA.

SOD IRRIGATED TO ESTABLISHMENT (TYP.)

NOT ALL NECESSARY SLEEVES SHOWN. INSTALL WHERE NECESSARY AND COORDINATE WITH OTHER DISCIPLINES TO AVOID CONFLICTS AND FACILITATE THE CONSTRUCTION PROCESS.

MAINLINE SLEEVE (TYP.)

ALL DRIP ZONES TO HAVE MINIMUM 12" SETBACK (CLEAR-ZONE) BETWEEN DRIPLINE AND SOD EDGE

LATERAL SLEEVE (TYP.)

BUILDING FACADE - 266

EDGE OF PAVEMENT

L2.02A

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFDE-09-12 XFDE ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE, 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV & KINK RESISTANT. USE XF INSERT FITTINGS.	21,155 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESB-PRS-D 1-1/2" 1IN., 1-1/2IN., 2IN., 3IN. PLASTIC INDUSTRIAL MASTER VALVES. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION, WITH PRESSURE REGULATING MODULE, AND SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.	1
BF	FEBCO 825Y 1-1/2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (1) ESPLXMSM12 24 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (1) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD RSD-CEX RAIN SENSING DEVICE, CONDUIT MOUNT. WITH THREADED ADAPTER, EXTENSION WIRE.	1
FS	RAIN BIRD FS-200-P 2IN. FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 10.0 GPM TO 200.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. COMPATIBLE W/ RAIN BIRD: ESP-LXIVM(P)	LXD	LXME2(P)	ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 1-1/2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,118 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	190.3 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.8 LF

FLOW TOTALS
Area for Dripline: 317.3
Total: 317.3 GPM

FLOW AVAILABLE 75 GPM
Area for Dripline: 5 Valves
Total: 5 Valves

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

NORTH BUFFER YARD - 1186'
63 EXISTING TREES
330 SHRUBS REQUIRED

SOD IRRIGATED TO ESTABLISHMENT (TYP.)

SOD IRRIGATED TO ESTABLISHMENT (TYP.)

EDGE OF WATER

MAINLINE SHOWN FOR CLARITY. INSTALL MAINLINE 6" FROM B.O.C WHEN POSSIBLE. COORDINATE WITH OTHER DISCIPLINES TO AVOID CONFLICTS (TYP).

SOD IRRIGATED TO ESTABLISHMENT (TYP.)

MAINLINE(TYP.)

MATCHLINE; SEE SHEET L2.51

MATCHLINE; SEE SHEET L2.02A

L2.02B

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER

7/31/2026

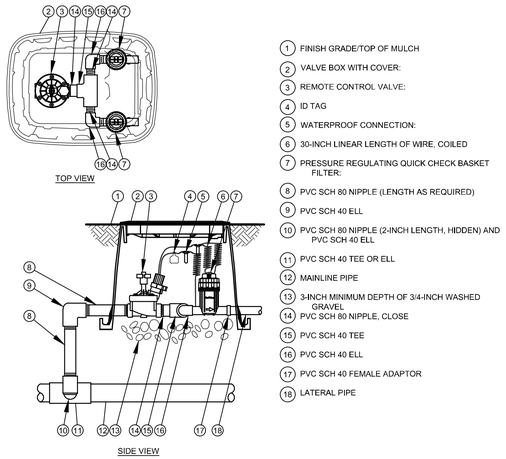
KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	EFC
DRAWN BY	EFC
CHECKED BY	MJS

IRRIGATION PLAN

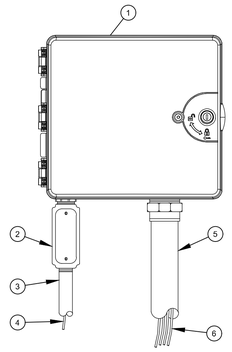
SOUTHERN TIRE MART

CITY OF APOPKA FLORIDA

SHEET NUMBER
L2.02

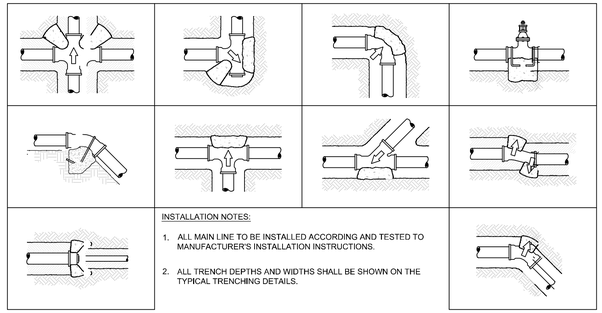


1 L2.50 COMMERCIAL CONTROL DRIP ZONE VALVE KIT
SECTION / PLAN NTS



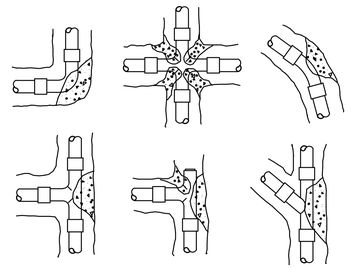
NOTES:
1. FOR EASE OF INSTALLATION INTO A CONTROLLER WITH MORE THAN 24 STATIONS, INSTALL A JUNCTION BOX AT THE BASE OF CONTROLLER AND TRANSITION LARGER VALVE AND COMMON WIRES FROM FIELD TO 18 AWG MULTI CONDUCTOR WIRE TO BE USED IN CONTROLLER.
2. USE STEEL CONDUIT FOR ABOVE GRADE AND SCH 40 PVC CONDUIT FOR BELOW GRADE CONDITIONS.
3. PROVIDE PROPER GROUNDING COMPONENTS TO ACHIEVE GROUND RESISTANCE OF 10 OHMS OR LESS.

2 L2.50 TYPICAL CONTROLLER
ELEVATION NTS



INSTALLATION NOTES:
1. ALL MAIN LINE TO BE INSTALLED ACCORDING AND TESTED TO MANUFACTURER'S INSTALLATION INSTRUCTIONS.
2. ALL TRENCH DEPTHS AND WIDTHS SHALL BE SHOWN ON THE TYPICAL TRENCHING DETAILS.

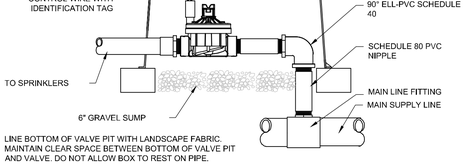
3 L2.50 TYPICAL THRUST BLOCK
SECTION NTS



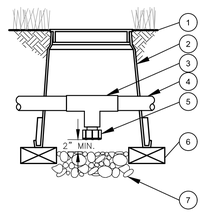
INSTALLATION NOTES
1. 3000 PSI CONCRETE OR BETTER IS TO BE USED FOR THRUST BLOCKS.
2. FOR 45°/90° FITTINGS, MINIMUM OF 2 CUBIC FEET OF CONCRETE TO BE USED.
3. FOR 22-1/2° FITTINGS, MINIMUM OF 0.5 CUBIC FEET OF CONCRETE TO BE USED.
4. FOR TEES, MINIMUM OF 2 CUBIC FEET OF CONCRETE TO BE USED. THRUST

BLOCKS REQUIRED FOR IRRIGATION MAINLINE 2 1/2" AND LARGER.

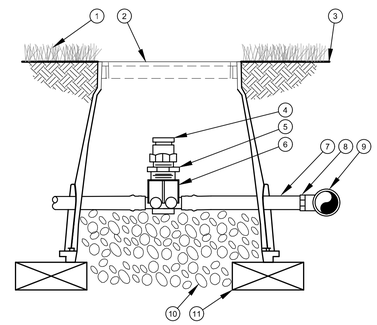
4 L2.50 THRUST BLOCK REINFORCEMENT
SECTION NTS



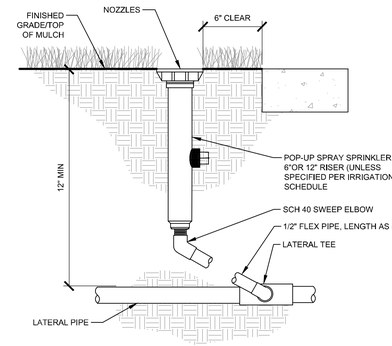
5 L2.50 TYPICAL CONTROL VALVE
SECTION NTS



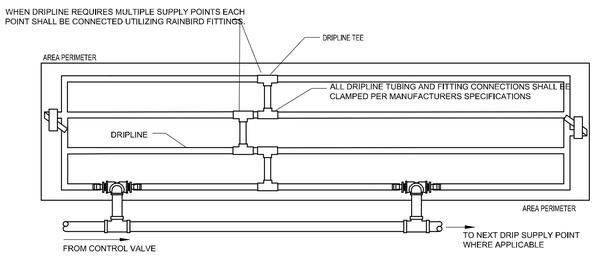
6 L2.50 DRAIN VALVE
SECTION NTS



7 L2.50 AIR RELIEF VALVE IN XFS DRIP LINE
SECTION NTS



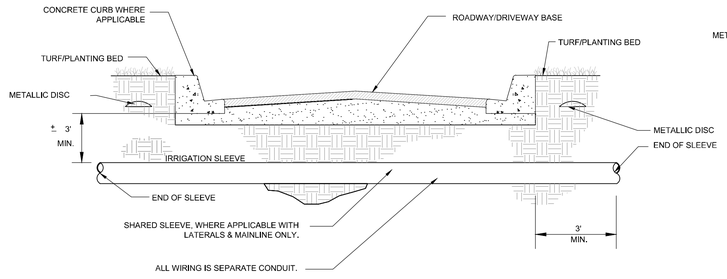
8 L2.50 TYPICAL IRRIGATION HEAD
SECTION NTS



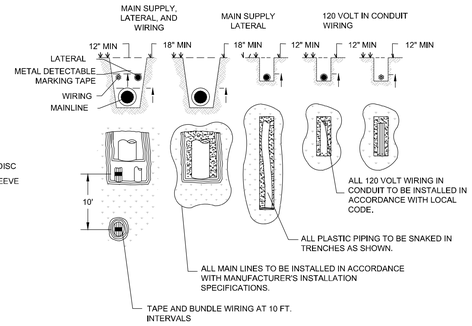
CONTRACTOR TO REFER TO IRRIGATION PLAN FOR LOCATION OF CONTROL VALVES THAT UTILIZE MULTIPLE DRIPLINE SUPPLY CONNECTIONS. IF NOT SHOWN, INSTALL WITHIN ADJACENT GREEN AREA NOT IN A HIGHLY VISIBLE AREA.

NOTE:
1. DRIP TUBING TO BE ROUTED IN THE PLANT MATERIAL BED WITH AT MAXIMUM LATERAL SPACING OF 16 INCHES.
2. DRIP TUBING TO BE INSTALLED IN A GRID PATTERN. DRIP TUBING SHALL NOT BE INSTALLED IN A LONG CONTINUOUS RUN.
3. CONTRACTOR TO REFER TO IRRIGATION PLAN FOR LOCATION OF CONTROL VALVES THAT UTILIZE MULTIPLE DRIPLINE SUPPLY CONNECTIONS (IF SHOWN).

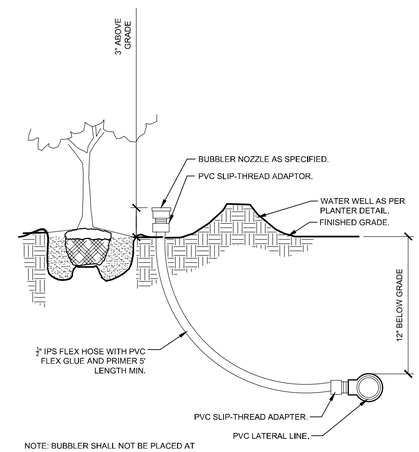
9 L2.50 TYPICAL DRIP LINE
PLAN NTS



10 L2.50 TYPICAL SLEEVING
SECTION NTS



11 L2.50 TYPICAL TRENCHING
SECTION / PLAN NTS



NOTE: BUBBLER SHALL NOT BE PLACED AT TRUNK FLARE.

12 L2.50 TYPICAL BUBBLER
SECTION NTS

Plotted By: Word, Trenton Sheet Set: Southern Tire Mart MDP Layout: L2.50 July 31, 2026 11:52:50am K:\Ven_civil\249844000_southern tire mart\CADD\development\plansheets\L2.00_IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER
7/31/2026

KHA PROJECT	249844000
DATE	05/06/2026
SCALE	AS SHOWN
DESIGNED BY	FFC
DRAWN BY	FFC
CHECKED BY	JJS

IRRIGATION DETAILS

SOUTHERN TIRE MART
FLORIDA
CITY OF APOPKA

SHEET NUMBER
L2.50

IRRIGATION SYSTEM NOTES:

1. THE IRRIGATION MAINLINE LAYOUT IS DIAGRAMMATIC. ANY CHANGES MADE IN THE IRRIGATION MAINLINE DUE TO FIELD CONDITIONS OR CONTRACTOR'S SUBMITTED DESIGN SHALL BE IN ACCORDANCE WITH THESE STANDARDS.
2. SET SPRAY HEADS 6" AND ROTORS 12" IN FROM BACK OF CURB OR 24" IF PAVEMENT HAS NO CURB.
3. IRRIGATION CONTRACTOR IS RESPONSIBLE FOR PERFORMING ALL NECESSARY MODIFICATIONS REQUIRED TO MEET THE SCHEMATIC INTENT OF THESE PLANS PRIOR TO SUBMITTING PROPOSAL. THESE PLANS OUTLINE THE OVERALL LAYOUT THE SYSTEM AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ZONE THE SYSTEM ACCORDINGLY BASED ON FLOW AND PRESSURE AVAILABLE. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE FOLLOWING BUT NOT LIMITED TO AVAILABLE FLOW, AVAILABLE PRESSURE, CONNECTION ASSEMBLY, CAPACITY OF THE SYSTEM.
4. CONTRACTOR TO PROVIDE NEW AUTOMATIC CONTROLLER FOR PROPOSED SYSTEM (NO BATTERY OPERATED CONTROLLERS ALLOWED). COORDINATE LOCATION WITH OWNER.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AUTOMATIC RAIN SENSOR. COORDINATE LOCATION W/ OWNER.
6. IRRIGATION SHALL NOT BE COMBINED ON A SINGLE ZONE AND SHALL BE ZONED ACCORDING TO IRRIGATION TYPE, PRECIPITATION RATE, AND THE SYSTEM'S AVAILABLE WATER / PRESSURE. CONTRACTOR TO SUBMIT SHOP DRAWINGS TO OWNER FOR REVIEW PRIOR TO INSTALLATION.
7. VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INSTALLATION OF IRRIGATION SYSTEM. ALL UTILITIES AND STRUCTURES MAY NOT BE SHOWN ON THESE PLANS-CONTRACTOR SHALL FIELD VERIFY.
8. CONTRACTOR TO FIELD VERIFY ALL POINT OF CONNECTION SOURCE INFORMATION INCLUDING PSI AND GPM PRIOR TO CONSTRUCTION.
9. INSTALLATION OF WORK SHALL BE COORDINATED WITH OTHER CONTRACTORS IN SUCH A MANNER AS TO ALLOW FOR A SPEEDY AND ORDERLY COMPLETION OF ALL WORK ON-SITE.
10. CONTRACTOR SHALL COORDINATE WITH THE PLANTING PLAN FOR PLANTER BED AND TREE LOCATIONS TO ENSURE ALL PLANT MATERIAL IS COVERED BY 100% HEAD-TO-HEAD IRRIGATION.
11. CONTRACTOR SHALL PROVIDE "AS-BUILT" DRAWINGS OF THE FINAL INSTALLATION TO OWNER AT SUBSTANTIAL COMPLETION BEFORE RECEIVING FINAL PAYMENT.
12. PRODUCTS SHALL BE AS SPECIFIED OR APPROVED EQUAL.

PRE-APPROVED MANUFACTURERS:
1. TORO
2. HUNTER
3. RAINBIRD

13. IRRIGATION CONTRACTOR SHALL SECURE ANY AND ALL NECESSARY PERMITS FOR THE WORK PRIOR TO COMMENCEMENT OF HIS OPERATIONS ON-SITE. COPIES OF THE PERMITS SHALL BE SENT TO THE OWNER/GENERAL CONTRACTOR. WORK IN THE R.O.W. SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF LOCAL AND/OR STATE JURISDICTION.
14. LOCATE ALL IRRIGATION LINES WITHIN LANDSCAPED AREAS WHENEVER POSSIBLE. ALL LINES UNDER PAVEMENT MUST BE SLEEVED WITHIN SCH. 40 PVC 2x SIZE OF PIPE AND FREE OF STONES/DEBRIS. ALL VALVES SHALL BE LOCATED WITHIN LANDSCAPED AREAS.
15. MAINLINE SHALL NOT BE LOCATED WITHOUT PRIOR APPROVAL OF THE OWNER'S REPRESENTATIVE.
16. THE IRRIGATION CONTRACTOR SHALL BE DIRECTLY RESPONSIBLE FOR SLEEVING AND DIRECTIONAL BORES.
17. ALL SLEEVES UTILIZED BY THE IRRIGATION CONTRACTOR WHETHER INSTALLED BY HIM OR NOT, SHALL BE LOCATED ON THE "AS-BUILT" DRAWINGS. THE DEPTH BELOW FINISH GRADE, TO THE NEAREST FOOT OF EACH END OF THE SLEEVE SHALL BE NOTED AT EACH SLEEVE LOCATION ON THE "AS-BUILT" DRAWINGS. ALL SLEEVES ON PLAN FOR WALL PENETRATIONS AND UNDER SIDEWALKS SHALL BE SIZED TWO PIPE SIZES GREATER THAN THE PIPE IT CARRIES.
18. ALL PRESSURIZED MAINLINES AND LATERALS UNDER PAVEMENT SHALL BE WITHIN SCH. 40 PVC SLEEVES. WHERE ELECTRIC OR HYDRAULIC VALVE CONTROL LINES PASS THROUGH A SLEEVE WITH OTHER MAIN OR LATERAL LINES THEY SHALL BE CONTAINED WITHIN A SEPARATE, SMALLER CONDUIT.
19. NUMBER THE TOP OF ALL VALVE BOX LIDS WITH MINIMUM 1" HEIGHT BLACK LETTERS TO CORRESPOND TO AUTOMATIC AND GATE VALVE DESIGNATIONS. ALL HOSE BIBB VALVE BOXES SHALL BE LABELED IN A SIMILAR MANNER WITH THE DESIGNATION "HB". LETTER OUTSIDE OF TIME CLOCK CABINETS TO CORRESPOND WITH IRRIGATION CLOCK PROGRAM DESIGNATION.
20. THE IRRIGATION CONTRACTOR SHALL INSTALL A COLOR CODED METAL DETECTABLE MARKING TAPE WHICH CLEARLY NOTES: "CAUTION: IRRIGATION LINE BURIED BELOW," THE TAPE SHALL BE INSTALLED THE FULL LENGTH OF THE IRRIGATION MAINLINE.
21. ELECTRIC SERVICE TO THE CONTROLLER SHALL BE PROVIDED BY THE GENERAL CONTRACTOR.
22. ALL 24 VAC WIRING FROM DECODER TO VALVE SHALL BE OF DIRECT BURIAL COPPER WIRE. MAXIMUM LENGTH OF WIRE FROM DECODER TO VALVE SHALL NOT EXCEED 400 FEET, AS FOLLOWS:
    CONTROL WIRES - #14
    COMMON WIRES - #14
23. ALL VALVES, SPLICES WITHIN CONTROL LINES, AND QUICK COUPLERS SHALL BE LOCATED WITHIN NDS VALVE BOXES AS FOLLOWS:
    -RECTANGULAR 12"X17" HEAVY DUTY BOX. (PURPLE COVER FOR REUSE TO BE PROVIDED WHERE APPROPRIATE).
24. ALL IRRIGATION HEADS/DRIP TUBING SHALL BE LOCATED ONE (1) FOOT FROM BACK OF CURB WHEN NEXT TO A ROADWAY, (THIS SHALL NOT INCLUDE PARKING AREAS OR DRIVE AISLES).
25. HEADS, LATERALS, EMITTERS, AND VALVES ARE NOT SHOWN, BUT ARE NECESSARY FOR A FULLY FUNCTIONING IRRIGATION SYSTEM.
26. LOCATE ALL VALVES IN PLANTING BEDS WITH A MINIMUM OF 3'-0" FROM BACK OF CURB OR EDGE OF PAVEMENT, UNLESS OTHERWISE NOTED. PIPE SIZES ON EITHER SIDE OF SECTION VALVES CONNECTING MAINLINE TO SECTION LATERAL SHALL BE ONE (1) PIPE SIZE LARGER THAN VALVE SIZE. WHERE MAINLINES RUN PARALLEL TO PAVEMENT OR CURBING, THE MAINLINE SHALL BE OFFSET 2'-0" FROM THE EDGE OF PAVEMENT OR CURB.
27. IRRIGATION ZONES SHALL BE SEPARATED FOR HIGH AND LOW WATER USE REQUIREMENTS AND OPERATED ON DIFFERENT WATERING CYCLES. BUBBLERS, DRIPLINE, AND SPRAY HEADS SHALL BE SEPARATED ON DIFFERENT VALVES. AT NO TIME SHALL MULTIPLE IRRIGATION HEAD TYPES BE LOCATED ON THE SAME VALVE.
28. ALL DRIP ZONES SHALL BE INSTALLED WITH A FLUSH VALVE AND AIR RELIEF VALVE. IN THE EVENT THAT A DRIP ZONE HAS MORE THAN ONE HIGH OR LOW POINT, MORE THAN ONE AIR RELIEF VALVE OR FLUSH VALVE WILL BE REQUIRED FOR THAT ZONE. DRIPLINE SHALL PROVIDE 0.9 GPH EMITTERS, 12" O.C. WITH 12" LINE SPACING AT A MINIMUM.
29. ALL WIRING FOR CONNECTION OF THE VALVES TO THE CONTROLLER SHALL FOLLOW MANUFACTURERS SPECIFICATIONS. IF REQUIRED, ALL WIRING FOR A TWO WIRE PATH SHALL BE WITH RED/BLUE TWISTED PAIR 14 AWG. ELECTRIC CONTROL LINES FROM THE DECODER TO THE SOLENOID VALVES SHALL BE TWISTED PAIR 18 AWG. ALL DECODERS SHALL BE GROUNDED EVERY 1,000 L.F. OR EVERY 10 DEVICES. ALL WIRE SHALL BE FURNISHED IN MINIMUM 2,500' REELS AND SPLICING SHALL BE MINIMIZED, BURY SPLICE KIT. ALL 24 VOLT WIRING SHALL BE DONE IN ACCORDANCE WITH EXISTING CODES. SPLICING SHALL BE IN VALVE BOXES OR CONTROLLERS ONLY. IRRIGATION SYSTEM CONTROL SHALL BE TWO WIRE PATH. CONTRACTOR SHALL FOLLOW ALL MANUFACTURER'S REQUIREMENTS FOR THIS INSTALLATION. TWO WIRE SYSTEM SHALL HAVE 2-WAY COMMUNICATIONS FIELD PROGRAMMABILITY, STATION SPECIFICATIONS AND INTEGRATED SURGE PROTECTION.
30. ALL CONTROL WIRE SHALL BE INSTALLED IN A 1 $\frac{1}{2}$" ELECTRICAL CONDUIT.
31. SMALLEST DIAMETER LATERAL PIPE SHALL BE 3/4".
32. IRRIGATION SYSTEM SHALL BE CAPABLE OF SUPPLYING AN AVERAGE OF 1.05" OF WATER PER WEEK WITHIN WATERING RESTRICTIONS AS APPLICABLE.
33. IRRIGATION SYSTEM SHALL NOT BE INSTALLED THROUGH EXISTING, OR PRESERVED PLANT COMMUNITIES. DO NOT TRENCH THROUGH EXISTING ROOT SYSTEMS OF ANY VEGETATION INTENDED TO BE PRESERVED.
34. CONTRACTOR TO MINIMIZE IRRIGATION OVERTHROW TO IMPERVIOUS AND NATURAL AREAS THROUGH FIELD ADJUSTMENTS TO INDIVIDUAL HEADS.
35. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE RESTORED BY THE CONTRACTOR TO THE CONDITION DENOTED ON THE LANDSCAPE PLAN.
36. IRRIGATION PIPING INSTALLED UNDER ROADS AND SIDEWALKS SHALL BE IN SCHEDULE 40 PVC SLEEVING AT 2X THE PIPE SIZE. ALL SLEEVING SHALL BE FREE OF STONES AND DEBRIS.
37. IRRIGATION SOURCE TO BE EITHER WELL, POTABLE, OR NON-POTABLE WATER. IRRIGATION CONTRACTOR TO VERIFY SOURCE PRIOR TO DESIGN.
38. POINT OF CONNECTION TO BE DETERMINED BY OWNER. IRRIGATION SYSTEM CONNECTIONS TO THE LOCAL JURISDICTION SERVICE SHALL COMPLY WITH ALL APPLICABLE CODES.
39. IRRIGATION CONNECTION MAY REQUIRE BACKFLOW PREVENTION, VERIFY WITH LOCAL JURISDICTION.
40. IRRIGATION SYSTEM SHALL COMPLY WITH THE LOCAL JURISDICTION LAND DEVELOPMENT CODE.

1 L2.51 TYPICAL SCHEMATIC IRRIGATION NOTES

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
6876 MARWICK LANE, SUITE 350, ORLANDO, FL 32827
PHONE: (407) 602-0423
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA LICENSE NUMBER 7/31/2026

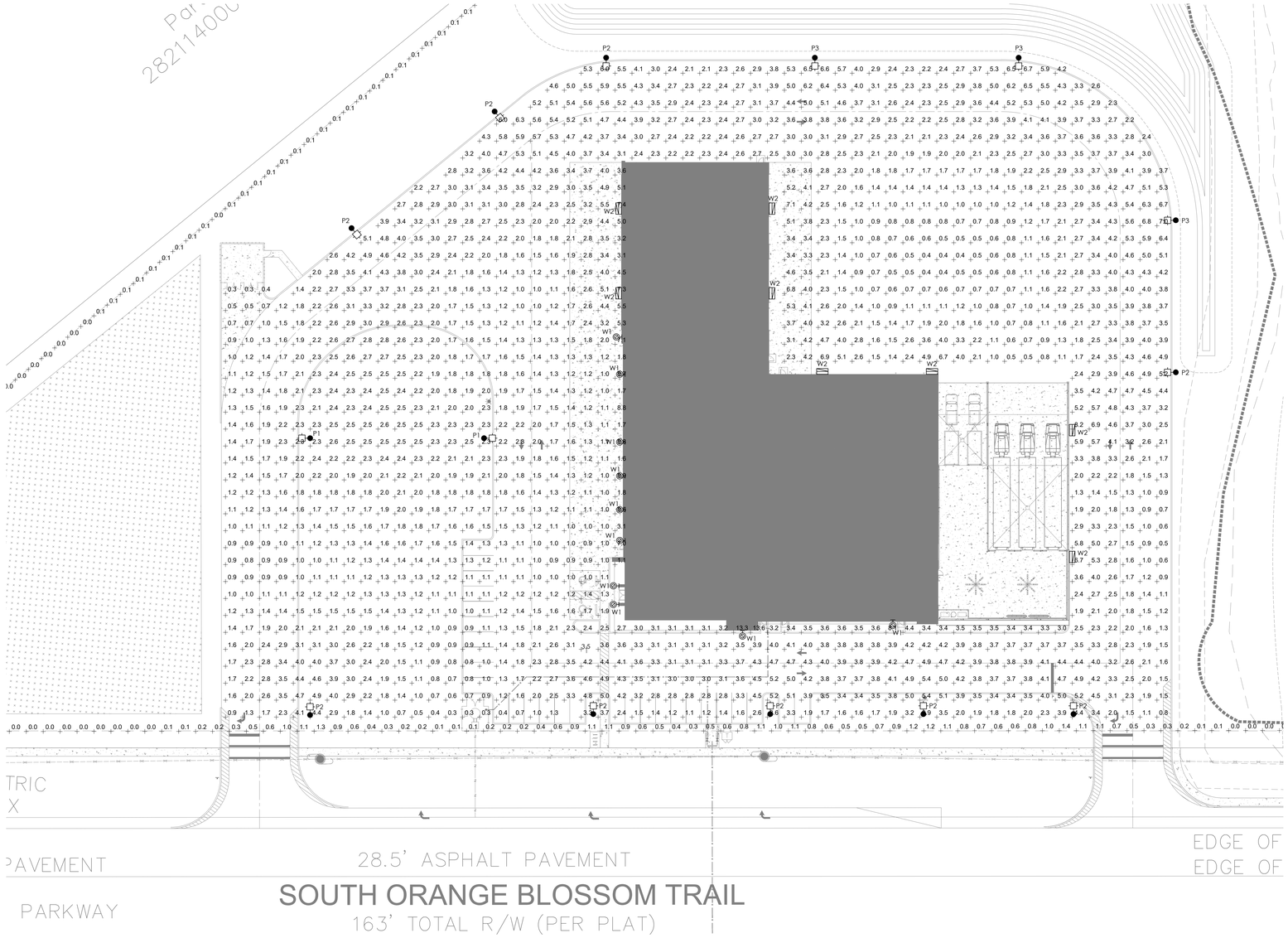
KHA PROJECT 249844000
DATE 05/06/2026
SCALE AS SHOWN
DESIGNED BY EHC
DRAWN BY EHC
CHECKED BY MJS

IRRIGATION NOTES

SOUTHERN TIRE MART
FLORIDA
CITY OF APOPKA

SHEET NUMBER L2.51

Plotted By:Word Trenton Sheet Set:Southern Tire Mart MDP Layout:L2.51 July 31, 2026 11:53:02am K:\Orl_civil\249844000 southern tire mart\CADD\development\plansheets\L2.00 IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



01 SITE PHOTOMETRICS

1"=30'-0"

N

Photometric Analysis

Parking Area:

Average:	2.6 fc
Max:	13.6 fc
Min:	0.3 fc
Max/Min:	45.3:1
Avg/Min:	8.7:1

Property Line:

Average:	0.2 fc
Max:	1.4 fc
Min:	0.0 fc
Max/Min:	0
Avg/Min:	0

EXTERIOR LIGHTING ORDINANCE COMPLIANCE SUMMARY

Lighting design has been prepared in accordance with Section 5.6.7 through 5.6.10 of the City of Apopka - Code of Ordinances. The following criteria have been incorporated into the design:

Fixture Type: All exterior luminaires are full cut-off and fully shielded. No light is emitted above the horizontal plane.

Light Trespass: Maximum illumination at the property line does not exceed 1.4 foot-candles, complying with the allowable limit of 1.5 foot-candles for adjacent commercial uses.

Mounting Height: All pole-mounted luminaires comply with maximum height restriction of 25 feet.

Energy Efficiency: All fixtures meet or exceed the minimum requirement of 80 lumens per watt.

Wall-Mounted Fixtures: Building-mounted luminaires are fully shielded with light directed downward. Light sources are not visible from off-site locations.

Illumination Levels: Lighting levels are designed to provide safe vehicular and pedestrian visibility while minimizing glare and off-site spill. Localized variations in illumination occur in large vehicular maneuvering areas where additional pole placement is not feasible.

Lighting Controls: Exterior lighting shall be controlled by photocell and timeclock in accordance with ordinance requirements for hours of operation.

DESIGN SOLUTIONS

DANIEL DESIGN STUDIO

DANIEL DESIGN STUDIO, P.C.
398 E. MAIN ST., STE 209
TUPELO, MISSISSIPPI 38804
PH: (662) 260-4543

SOUTHERN TIRE MART

NEW BUILDING CONSTRUCTION

(APOPKA, FLORIDA)

MARK	DATE	DESCRIPTION

ASHLEY N. WEEKLY
LICENSE
No. 94985
STATE OF
FLORIDA
PROFESSIONAL ENGINEER
07/31/26

PROJECT NO.	2026104
DRAWN BY:	JWF
CHECKED BY:	ANW

SITE PHOTOMETRICS

ES1.2

SADDLEBROOK MEADOWS
KPI Master/Major Development Plan
City of Apopka Florida Parcel I.D. # 24-20-27-0000-00-099; 108

for

Lennar Homes Orlando

LEGAL DESCRIPTION:

PARCEL 1:
THE NORTH ONE-HALF (LOT "B") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

PARCEL 2:
THE SOUTH ONE-HALF (LOT "A") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

by

G L SUMMITT
ENGINEERING INC

STATEMENT OF USE:
THE PROPOSED MDP WILL SUBDIVIDE THE PROPERTY TO ALLOW FOR 55 SINGLE-FAMILY HOMES WITH ASSOCIATED OPEN SPACE AND COMMON AREA ON APPROXIMATELY 20.00 ACRES.

PRELIMINARY NOT FOR CONSTRUCTION

Project Team

Owner
Johnson Christopher Crosby
1952 Township Road 1095
Ashland, OH 44805-9421
Ph:
Fx:

Mckimmie Albert
Incatasciato Susan
3585 Golden Gem Rd.
Apopka, FL 32712
Ph:
Fx:

Developer
Lennar Orlando
6675 Westwood Blvd.
5th Floor
Orlando, FL 32821
Ph:
Fx:

Surveyor
ASM, American Surveying & Mapping, Inc.
221 Circle Dr.
Maitland, FL 32751
Ph: (407) 426-7979
Fx:

Civil Engineer
G L Summitt Engineering, Inc.
3667 Simonton Place
Lake Mary, FL 32746
Ph: (407) 323-0705
Fx: (407) 992-8650

Landscape Architect
Ravensdale Planning & Design, Inc.
3208-C E. Colonial Dr.
#294
Orlando, FL 32803
Ph: (407) 647-1213
Fx:

Utilities

Drinking Water
City of Apopka
748 E. Cleveland St.
Apopka, FL 32703
Ph: (407) 703-1731
Fx: (407) 703-1748

Sanitary Sewer
City of Apopka
748 E. Cleveland St.
Apopka, FL 32703
Ph: (407) 703-1731
Fx: (407) 703-1748

Garbage Disposal
City of Apopka
748 E. Cleveland St.
Apopka, FL 32703
Ph: (407) 703-1731
Fx: (407) 703-1748

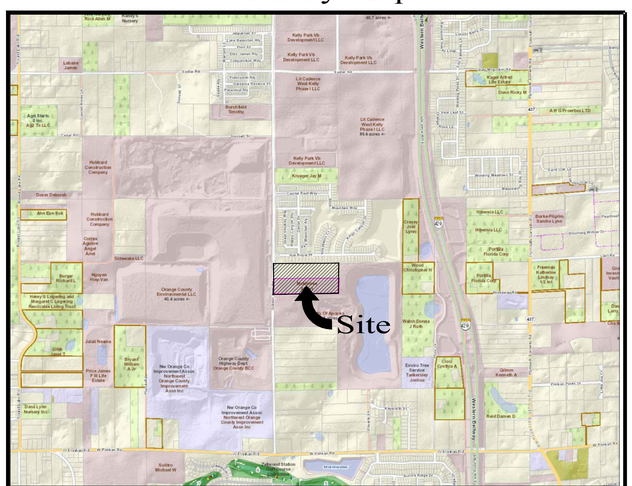
Reclaim Water
City of Apopka
748 E. Cleveland St.
Apopka, FL 32703
Ph: (407) 703-1731
Fx: (407) 703-1748

Electric Service
Duke Energy
3250 Bonnet Creek Rd,
Orlando, FL 32830
Ph: (800) 700-8744

Phone Provider
AT&T
1227 S. Division Ave.
Orlando, FL 34805
Ph: (407) 351-7100

Cable Provider
Spectrum Networks
100 Gordon St.
Sanford, FL 32771
Ph: (321) 805-3081

Vicinity Map



STR: 24, 20S, 27E 1" = 1,500'

Drawing Index

No.	Title	Revised
1	Coversheet	12-10-25
2	Symbols & Abbreviations	12-10-25
3-3b	Boundary & Topo Survey	12-10-25
4	Overall Site Plan	12-10-25
5	Open Space Rec. Plan	12-10-25
6	Neighborhood Block Plan	12-10-25
7	Design Standards Plan	12-10-25
8	Key Map Plan	12-10-25
9-10	Detailed Site Plan(s)	12-10-25
11-12	Utility Plan(s)	12-10-25
13	Offsite Utility Plan	12-10-25
14-15	Drainage & Grading Plan(s)	12-10-25
16-17	Landscape Plan(s)	12-10-25
18	Landscape Details	12-10-25
19-20	Truck Turning Plan(s)	12-10-25
21-22	General Details	12-10-25
23-25	Architectural Elevations	12-10-25

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

This item has been digitally signed and sealed by Geoffrey L. Summitt, P.E. on *Aug 14 2026*

Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Cover Sheet

Plans not valid unless Signed, Dated and Sealed below.
GEOFFREY L. SUMMITT, P.E.
FL Registration #58775
Date: August 13, 2026
Certificate of Authorization #29665

Digitally signed by Geoffrey L Summitt
Date: 2026.08.14 12:15:48 -04'00'

NO.	DATE	DESCRIPTION
1	8/13/26	Revised To Change Builder And Elevations

SHEET NUMBER
1 OF 25

ABBREVIATIONS

A	
A	AREA
AB	ANCHOR BOLT
ABD	ABANDON(ED)
AC	ACRE(S)
AC-FT	ACRE FOOT/FEET
ACP	ASBESTOS CEMENT PIPE
ADDL	ADDITIONAL
ADT	AVERAGE DAILY TRAFFIC
AL	ALUMINUM
ALT	ALTERNATE
AM	BEFORE NOON
AMP	AMPERE(S)
APPROX	APPROXIMATE
ARV	AIR RELEASE VALVE
ARVV	AIR RELEASE VACUUM VALVE
ASPH	ASPHALT
ASSY	ASSEMBLY
AVE	AVENUE
AVG	AVERAGE
AZ	AZIMUTH
B	
BFP	BACKFLOW PREVENTER
BL	BASELINE
BLDG	BUILDING
BLVD	BOULEVARD
BM	BENCH MARK
BND	BOUNDARY
BO	BLOWOFF
BOC	BACK OF CURB
BOT	BOTTOM
BRG	BEARING
BS	BOTTOM OF SLOPE
BV	BUTTERFLY VALVE
C	
CAP	CAPACITY
CB	CATCH BASIN
CC	CENTER TO CENTER
CEM	CEMENT
CF	CUBIC FEET
CFM	CUBIC FEET PER MINUTE
CFS	CUBIC FEET PER SECOND
C&G	CURB AND GUTTER
CI	CAST IRON
CIP	CAST IRON PIPE
CJ	CONSTRUCTION JOINT
C/L	CENTER LINE
CLP	CONCRETE LIGHT POLE
CLR	CLEAR/CLEARANCE
CLS	CLASS
CM	CONCRETE MONUMENT
CMP	CORRUGATED METAL PIPE
CMPA	CORRUGATED METAL PIPE ARCH
CND	CONDUIT
CO.	COUNTY
CO	CLEANOUT
COL	COLUMN
COMP	COMPLETE
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCT(ION)
CONT	CONTINUOUS
COORD	COORDINATE(S)
COR	CORNER
CPLG	COUPLING
CPP	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
DHWL	DESIGN HIGH WATER LEVEL
DI	DUCTILE IRON
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DIP	DUCTILE IRON PIPE
DISCH	DISCHARGE
DIST	DISTANCE
DMH	DROP MANHOLE
DN	DOWN
DRN	DRAIN
DWG	DRAWING
DWY	DRIVEWAY
E	
E	EAST
EA	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
F&C	FRAME AND COVER
FD	FLOOR DRAIN
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
GR	GUARD RAIL
GRD	GROUND/GRADE
GSP	GALVANIZED STEEL PIPE
GV	GATE VALVE
GV&B	GATE VALVE AND BOX
GW	GUY WIRE
GWT	GROUND WATER TABLE
H	
HB	HOSE BIBB
HDPE	HIGH DENSITY POLYETHYLENE
HDW	HARDWARE
HORIZ	HORIZONTAL
HP	HORSEPOWER
HR	HOUR
HT	HEIGHT
HW	HEADWALL
HWL	HIGH WATER LEVEL
HWY	HIGHWAY
HYD	HYDRAULIC
I	
I-4	INTERSTATE HIGHWAY
IA	INTERSECTION ANGLE
ID	INSIDE DIAMETER
IF	INSIDE FACE
IN	INCHES
INL	INLET
INS	INSERT
INST	INSTALL
IP	IRON PIPE
IR	IRON ROD
INT	INTERSECT/INTERSECTION
INV	INVERT
J	
JB	JUNCTION BOX
JCT	JUNCTION
JST	JOIST
JT	JOINT
L	
L	LENGTH
LAT	LATITUDE
LATL	LATERAL
LB	POUND
LF	LINEAR FEET/FOOT
LG	LONG
LIM	LIMIT(S)
LP	LIGHT POLE
LONG	LONG
LT	LEFT
LWL	LOW WATER LEVEL
M	
MAINT	MAINTENANCE
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
ME	MITERED END
MFR	MANUFACTURER
MGD	MILLION GALLONS PER DAY
MH	MANHOLE
MHC	MANHOLE COVER
MHWL	MEAN HIGH WATER LEVEL
MIN	MINIMUM
MISC	MISCELLANEOUS
MJ	MECHANICAL JOINT
MLP	METAL LIGHT POLE
MLWL	MEAN LOW WATER LEVEL
MON	MONUMENT
MPH	MILES PER HOUR
MSL	MEAN SEA LEVEL
MTG	MOUNTING
N	
NORTH	NORTH
N	NORTH
NA	NOT APPLICABLE
N&C	NAIL AND CAP
NE	NORTHEAST
NG	NATURAL GROUND
NIC	NOT IN CONTRACT
NO OR #	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
NW	NORTHWEST
NWL	NORMAL WATER LEVEL
O	
OC	ON CENTER
OD	OUTSIDE DIAMETER
OE	OR EQUAL
OPNG	OPENING
OPP	OPPOSITE
ORCP	OVAL REINFORCED CONCRETE PIPE
OS	OUTFALL STRUCTURE
OVFL	OVERFLOW
OVHD	OVERHEAD

P	
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PEP	POLYETHYLENE PIPE
PFGP	PROFILE GRADE POINT
PI	POINT OF INTERSECTION
P/L	PROPERTY LINE
POB	POINT OF BEGINNING
POJ	PUSH ON JOINT
PP	POWER POLE
PR	PHONE RISER
PRC	POINT OF REVERSE CURVATURE
PRESS	PRESSURE
PROJ	PROJECT
PROP	PROPOSED
PRVC	POINT OF REVERSE VERTICAL CURVE
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PT	POINT OF TANGENCY
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
PWR	POWER
Q	
Q	FLOW RATE
R	
R	RADIUS
RCP	REINFORCED CONCRETE PIPE
RCPA	REINFORCED CONCRETE PIPE ARCH
RD	ROAD
RDY	ROADWAY
RED	REDUCER
REF	REFERENCE
REINF	REINFORCE(D)
REQD	REQUIRED
REV	REVISE/REVISION
RPM	REVOLUTIONS PER MINUTE
RR	RAILROAD
RT	RIGHT
RV	RELIEF VALVE
R/W	RIGHT-OF-WAY
RWM	REUSE WATER MAIN
S	
S	SOUTH
SAN	SANITARY SEWER
SB	SPLASH BLOCK
SCH	SCHEDULE
SD	SIDE DRAIN
SDN	SHELF DRAIN
SE	SOUTHEAST
SEC	SECONDS
SECT	SECTION
SH	SHEET
SHGWT	SEASONAL HIGH GROUND WATER TABLE
SIM	SIMILAR
S/L	SETBACK LINE
SL	SLOPE
SM	SHEET METAL
SPEC	SPECIFICATION(S)
SQ	SQUARE
SQ IN	SQUARE INCH(ES)
SQ FT	SQUARE FOOT/FEET
SQ YD	SQUARE YARD(S)
SR	STATE ROAD
SS	STAINLESS STEEL
ST	STREET
STA	STATION
STD	STANDARD
STL	STEEL
STR	STRUCTURE
STS	STORM SEWER
SUP	SUPPORT
SUSP	SUSPEND/SUSPENSION
SVC	SERVICE
SW	SOUTHWEST
SWK	SIDEWALK
SYM	SYMBOL(S)
SYMM	SYMMETRICAL
SYS	SYSTEM
T	
T	TANGENT
TB	TURFBLOCK
T&B	TOP AND BOTTOM
TBM	TEMPORARY BENCH MARK
TC	TIME OF CONCENTRATION
TD	TRENCH DRAIN
TDH	TOTAL DYNAMIC HEAD
TECH	TECHNICIAN/TECHNICAL
TEMP	TEMPORARY
TL	TERMINAL LAMPHOLE
TOB	TOP OF BANK
TOC	TOP OF CURB
TOS	TOE OF SLOPE
TOT	TOTAL
TS	TOP OF SLOPE
TWP	TOWNSHIP
TYP	TYPICAL
U	
UD	UNDERDRAIN
UG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
UTC	UNDERGROUND TELEPHONE CABLE
V	
VB	VALVE BOX
VC	VERTICAL CURVE
VCP	VITRIFIED CLAY PIPE
VERT	VERTICAL
VPC	VERTICAL POINT OF CURVE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY
W	
W	WEST
W/	WITH
WM	WATER MAIN
W/O	WITHOUT
WP	WATER/WEATHER PROOF
WPP	WOOD POWER POLE
WS	WATER SURFACE
WSWT	WET SEASON WATER TABLE
WT	WEIGHT
WV	WATER VALVE
WWF	WELDED WIRE FABRIC
WWM	WELDED WIRE MESH
Y	
YD	YARD
YR	YEAR
MISC	
&	AND
@	AT
△	DELTA

EXISTING SYMBOLS

LINES

- CENTER LINE
- WIRE FENCE
- CHAIN LINK FENCE
- WOOD FENCE
- GUARDRAIL
- EXISTING PLATS
- RETAINING WALL
- RIGHT-OF-WAY LINE (R/W)
- SHORELINE
- SWALE
- BUILDING LINE
- CONTOURS (81 / 80)
- RAILROAD TRACKS
- GAS MAIN (GAS)
- UNDERGROUND ELECTRIC (UE)
- UNDERGROUND TELEPHONE (UGT)
- OVERHEAD ELECTRIC
- OVERHEAD TELEPHONE
- UNDERGROUND CABLE TELEVISION (CTV)
- EASEMENT

SANITARY

- SANITARY SEWER LINE
- CLEANOUT
- FORCE MAIN (FM)
- MANHOLE

WATER & REUSE WATER

- WATER MAIN 6" PVC PIPE (6"WM)
- REUSE WATER MAIN (RM)
- BACKFLOW PREVENTOR (B.F.P.)
- WATER VALVE
- FIRE HYDRANT
- WATER METER

STORM DRAIN

- STORM SEWER
- MANHOLE
- MITERED END
- STORM INLET
- FDOT TYPE 6 INLET
- FDOT TYPE 1 INLET
- FDOT TYPE 2 INLET
- FDOT TYPE 3 INLET
- FDOT TYPE 4 INLET
- FDOT TYPE 5 INLET

HIGHWAY & UTILITIES

- BENCHMARK
- RECOVERED 4x4 CM
- SET 4x4 CM
- SET IRON ROD
- RECOVERED IRON ROD
- CONCRETE
- COUNTY ROADS (520)
- INTERSTATE ROADS (95)
- STATE ROADS (50)
- WOOD AND/OR METAL LIGHT POLE
- CONCRETE LIGHT POLE
- YARD LIGHT
- MISCELLANEOUS SIGN
- SECTION CORNER (16 / 15 / 21 / 22)
- EDGE OF PAVEMENT W/O CURB
- EDGE OF PAVEMENT W/CURB
- GUY POLE
- WOOD UTILITY POLE
- CONCRETE UTILITY POLE
- ELECTRIC MANHOLE
- TELEPHONE MANHOLE
- TELEPHONE RISER
- ELECTRIC BOX / TRANSFORMER
- WELL
- MONITORING WELL
- DUMPSTER
- RR CROSSING SIGN
- RR CROSSING GATE
- TRAFFIC SIGNAL POLE
- SATALITE DISH
- GUY WIRE
- HANDICAP PARKING
- SPOT ELEVATION (99.99)
- BRICK PAVERS
- DIRT ROAD
- 8" MAPLE TREE
- 8" OAK TREE
- 8" PINE TREE
- 8" PALM TREE
- 8" MISC. TREE

PROPOSED SYMBOLS

LINES

- BOUNDARY
- CONSERVATION SETBACK
- CENTER LINE
- CHAIN LINK FENCE
- CONTOUR (81 / 80)
- EASEMENT
- FENCE
- GUARDRAIL
- LOT LINE
- PROPERTY LINE (P/L)
- RETAINING WALL
- RIGHT-OF-WAY LINE (R/W)
- SETBACK LINE
- SHORELINE
- SWALE
- TREE LINE

SANITARY

- 100 LF SAN 8 PVC 0.40% — 100 LINEAR FEET SANITARY 8" PVC PIPE @ 0.40% SLOPE
- CLEANOUT
- DOUBLE SANITARY SERVICE
- FORCE MAIN (FM)
- MANHOLE

WATER & REUSE WATER

- WATER MAIN (WM)
- 11 1/2° BEND
- 22 1/2° BEND
- 45° BEND
- 90° BEND
- TEE
- CROSS
- CHECK VALVE
- DOUBLE DETECTOR CHECK VALVE
- DOUBLE WATER SERVICE
- GATE VALVE
- FIRE HYDRANT
- METER (M)
- REDUCER
- BLOWOFF
- BACKFLOW PREVENTER (B.F.P.)
- SAMPLE POINT (SP 2)
- UNDERDRAIN CEANOUT
- RECLAIMED WATER MAIN (RM)
- REUSE WATER SYSTEM CONNECTION
- DOUBLE REUSE WATER SERVICE

STORM DRAIN

- 100 LF STS 24 RCP @ 0.20% — 100 LINEAR FEET STORM PIPE 24" REINFORCED CONCRETE PIPE @ 0.20%
- UNDERDRAIN 6" PVC PIPE
- DRAINAGE FLOW DIRECTION
- FDOT INLET TYPE 1
- FDOT INLET TYPE 2
- FDOT INLET TYPE 3
- FDOT INLET TYPE 4
- FDOT INLET TYPE 5
- FDOT INLET TYPE 6
- MANHOLE
- MITERED END SECTION
- SLOPE DIRECTION ARROW FOR POND SIDE SLOPE
- 000.00 — SPOT ELEVATION
- STORM INLET

HIGHWAY & UTILITIES

- BOUND CORNER
- CONCRETE
- COUNTY ROADS (520)
- DETAIL REFERENCE (901 / 24)
- DUMPSTER PAD
- FF=98.76 / TYPE A — FINISHED FLOOR ELEVATION W/ FHA LOT TYPE
- GUY POLE
- HANDICAP PARKING
- INTERSTATE ROADS (95)
- LIGHT POLE
- SIGNS (16 / 15 / 21 / 22)
- SECTION CORNER
- STATE ROADS (50)
- SILT FENCE
- TRAFFIC FLOW PAVEMENT MARKING
- UTILITY POLE
- BLDG OR STRUCTURE
- TYPE F CURB & GUTTER
- MIAMI CURB
- CROSS SECTION DETAIL (901 / 24)

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Symobols & Abbreviations

Plans not valid unless Signed, Dated and Sealed below.

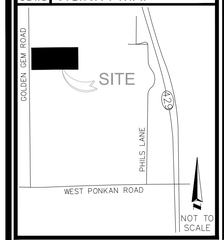
GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

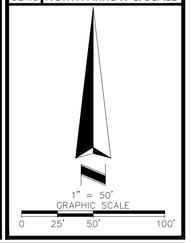
NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
2 OF 25

6Diie VICINITY MAP



6Diic NORTH ARROW & SCALE



5Ciii OBSERVED POTENTIAL ENCROACHMENTS

(A) FENCE CROSSES BOUNDARY, POSSIBLE ENCROACHMENT.

3 FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120180 0125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 09/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

6Diid LEGEND AND ABBREVIATIONS

	ASPHALT SURFACE	(C)	CALCULATED DATA
	CONCRETE SURFACE	FND	FOUND
MB	MAIL BOX	IR	IRON ROD
	UTILITY POLE	IP	IRON PIPE
	GUY ANCHOR	IRC	IRON ROD AND CAP
	FIRE HYDRANT	LB	LICENSED BUSINESS
	WATER VALVE	LS	LICENSED SURVEYOR
GP	GATE POST	ORB	OFFICIAL RECORDS BOOK
	TELEPHONE RISER	PG	PAGE
CTV	CABLE TV PEDESTAL	℄	CENTER LINE
	SIGN	CLF	CHAIN LINK FENCE
	BENCHMARK	EP	EDGE OF PAVEMENT
	RECOVERED MONUMENT AS NOTED	BWF	BARBED WIRE FENCE
	SET MONUMENT AS NOTED	FNC	FENCE
	CONCRETE MONUMENT AS NOTED	SEC	SECTION
OHU	OVERHEAD UTILITY LINE		
	CENTERLINE		
	ADJACENT LINE		
	RIGHT OF WAY LINE		
	SECTION LINE		
x	CHAIN LINK FENCE		
	BARBED WIRE FENCE		

6Cvii PLATTED SETBACK OR RECORDED BUILDING RESTRICTION LINES

NONE PROVIDED TO THIS SURVEYOR.

5Ei "SCHEDULE B - SECTION 2" ITEMS

(4) — OIL AND MINERAL RESERVATION RESERVED UNTO THE STATE OF FLORIDA BY DEED FROM THE TRUSTEES OF THE INTERNAL IMPROVEMENT FUND OF THE STATE OF FLORIDA RECORDED IN **DEED BOOK 684, PAGE 386**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. NOTE: THE RIGHT OF ENTRY AND EXPLORATION RUNNING WITH THE ABOVE RESERVATION OF AN INTEREST IN PHOSPHATE, MINERALS, METALS, AND/OR PETROLEUM HAS BEEN RELEASED BY FLORIDA STATUTE 270.11(3). (AS TO PARCELS 1 AND 2) (AFFECTS, BLANKET IN NATURE)

(5) — EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN **DEED BOOK 813, PAGE 270**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (AFFECTS AS SHOWN)

(6) — NOTICE OF FUTURE ASSESSMENT RECORDED IN OFFICIAL RECORDS **BOOK 5493, PAGE 1841**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (BLANKET IN NATURE)

(7) — NON-MAINTENANCE AGREEMENT RECORDED IN OFFICIAL RECORDS **BOOK 5642, PAGE 319**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (BLANKET IN NATURE)

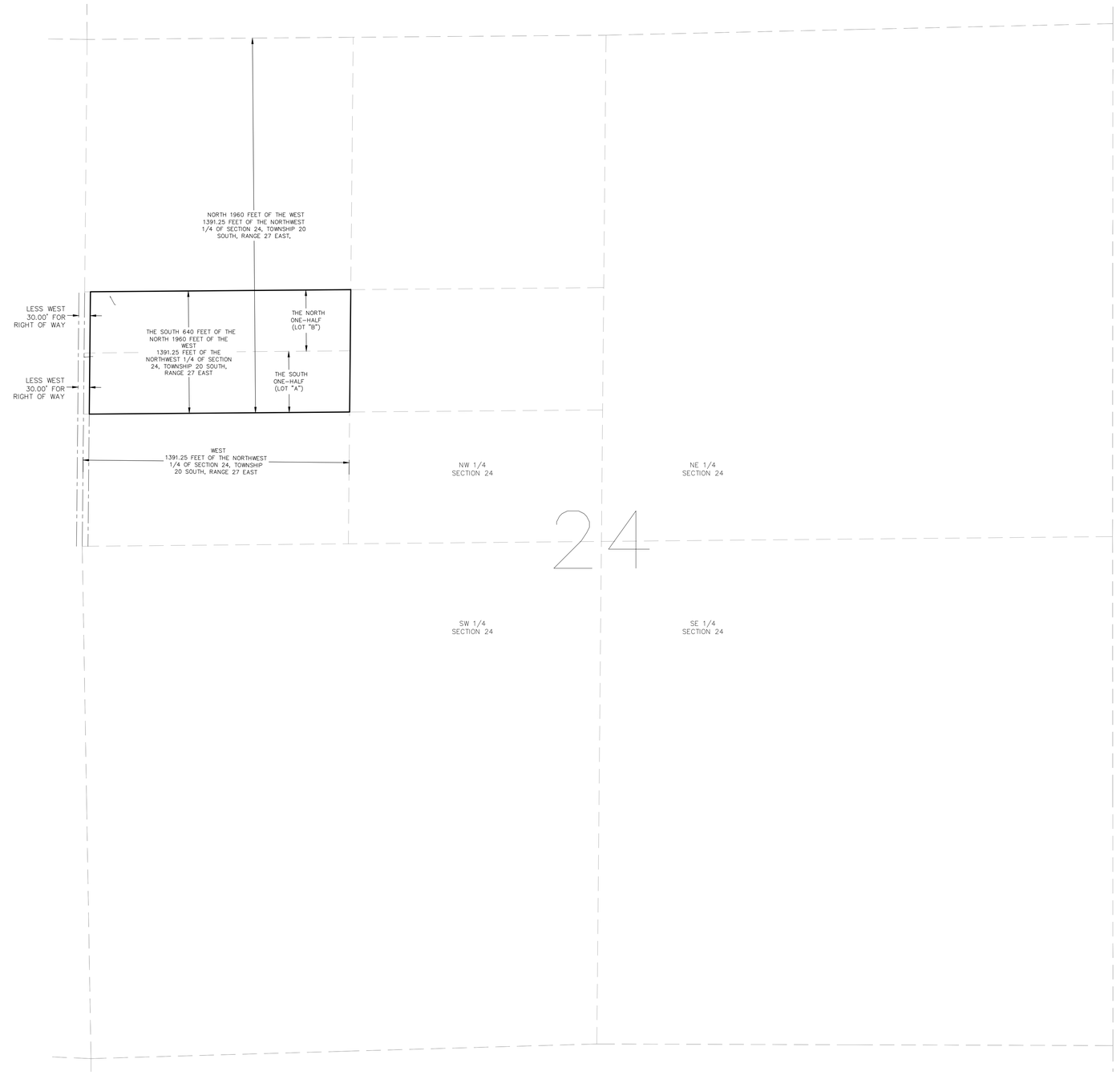
(8) — DISTRIBUTION EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN OFFICIAL RECORDS **BOOK 5926, PAGE 2849**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCEL 1) (AFFECTS, AS SHOWN)

(9) — DISTRIBUTION EASEMENT TO FLORIDA POWER CORPORATION RECORDED IN OFFICIAL RECORDS **BOOK 6651, PAGE 9803**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AS TO PARCELS 1 AND 2) (AFFECTS, AS SHOWN)

(10) — MEMORANDUM OF UNDERSTANDING BY AND AMONG THE ORANGE COUNTY SCHOOL BOARD AND THE CITY OF APOPKA RECORDED IN OFFICIAL RECORDS **BOOK 10113, PAGE 359**, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. (AT TO PARCELS 1 AND 2) (BLANKET IN NATURE)

ALTA/NSPS LAND TITLE SURVEY IDENTIFICATION TABLE

2	"TABLE A" PROPERTY ADDRESS	6Bvii	CONTIGUITY STATEMENT	8	"TABLE A" SUBSTANTIAL FEATURES OBSERVED
3	"TABLE A" FLOOD INFORMATION	6Bxii	TITLE COMMITMENT INFORMATION	9	"TABLE A" PARKING SPACES
4	"TABLE A" LAND AREA	6Cvii	RECORDED SETBACKS/RESTRICTIONS PROVIDED BY INSURED	10	"TABLE A" DIVISION/PARTY WALLS
5Biii	ACCESS TO PROPERTY	6Diic	NORTH ARROW & SCALE	11	"TABLE A" UTILITY INFORMATION
5Ciii	SURVEYOR OBSERVED POTENTIAL ENCROACHMENTS	6Diid	LEGEND & ABBREVIATIONS	13	"TABLE A" ADJOINING OWNERS
5Ei	"SCHEDULE B – SECTION 2" ITEMS	6Diie	VICINITY MAP	14	"TABLE A" INTERSECTING STREET
5F	CEMETERY NOTE	6Diig	SURVEYOR'S NOTES	16	"TABLE A" EARTH MOVING NOTE
6	TABLE "A" ZONING INFORMATION	6Diik	TYPE OF SURVEY	17	"TABLE A" RIGHT OF WAY CHANGES
6Bi	TITLE DESCRIPTION	7	SURVEYOR'S CERTIFICATE	18	"TABLE A" OFFSITE EASEMENTS OR SERVITUDES
		7b	"TABLE A" BUILDING AREA		
6Biv	BEARING BASIS	7c	"TABLE A" BUILDING HEIGHT		



SEE SHEET 2 OF 2 FOR SURVEY DRAWING

THIS SURVEY MEETS OR EXCEEDS THE FLORIDA STANDARDS OF PRACTICE AS SET IN FLORIDA ADMINISTRATIVE CODE CHAPTER 5J-17-0.50 FOR A BOUNDARY SURVEY. ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS FOR SURVEYING IN THE STATE OF FLORIDA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

DATE	REVISIONS	TECH	DATE	REVISIONS	TECH	FIELD	JS	DRAWING SCALE	1"=50'
						DRAWN BY	SW	QC BY	.
						DRAWING NAME	240303 GOLDEN GROVE-ALTA-TOPO.DWG		

6Bxii TITLE COMMITMENT INFORMATION

THE TITLE DESCRIPTION AND SCHEDULE "B" ITEMS HEREON ARE FROM: FIDELITY NATIONAL TITLE INSURANCE COMPANY, FILE NO.: FLX1655, HAVING AN EFFECTIVE DATE OF FEBRUARY 12, 2024.

SHEET 1 OF 2

6Bi TITLE DESCRIPTION

PARCEL 1:
THE NORTH ONE-HALF (LOT "B") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

PARCEL 2:
THE SOUTH ONE-HALF (LOT "A") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

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

6Diig SURVEYOR'S NOTES

1. NO UNDERGROUND UTILITIES ARE SHOWN ON THIS SURVEY, ONLY ABOVE GROUND VISIBLE EVIDENCE OF UTILITIES ARE SHOWN.
2. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.
3. THIS SURVEY MEETS OR EXCEEDS THE SURVEY STANDARDS/STANDARDS OF CARE AS SET FORTH IN SECTION 3 OF THE 2021 ALTA/NSPS SURVEY REQUIREMENTS.
6. VERTICAL INFORMATION BASED ON: BENCHMARK "L708026" HAVING A PUBLISHED ELEVATION OF 127.968' (NAVD 88) DESCRIBED AS: 2"ø ORANGE COUNTY BRASS DISK IN 1"ø CONCRETE MONUMENT.

4 LAND AREA

871,337± SQUARE FEET 20.003± ACRES

6Biv BEARING BASIS

BEARINGS SHOWN HEREON ARE BASED ON <SPECIFIC LINE>, WHICH BEARS (BEARING), PER (DOCUMENT).

5F CEMETERY NOTE

THERE IS NO VISIBLE EVIDENCE OF CEMETERIES ON SUBJECT PROPERTY.

8 SUBSTANTIAL FEATURES OBSERVED

SUBSTANTIAL ABOVE GROUND FEATURES THAT WERE OBSERVED ON THE SUBJECT PARCEL, SUCH AS PARKING AREAS, DRIVES, WALKS, PLANTERS/LANDSCAPE AREAS AND OTHER, HAVE BEEN LOCATED AS SHOWN HEREON. NOTE: THERE WERE NO OBSERVED SUBSTANTIAL AREAS OF REFUSE ON THE SUBJECT PARCEL PER THE DATE OF THIS SURVEY.

9 PARKING SPACES

REGULAR =0 HANDICAP =0 TOTAL =0

5Biii ACCESS TO PROPERTY

THE SUBJECT PROPERTY HAS DIRECT PHYSICAL ACCESS TO GOLDEN GEM ROAD , A DEDICATED PUBLIC STREET OR HIGHWAY.

16 EARTH MOVING NOTE

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

6Bvii CONTIGUITY STATEMENT

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

7 SURVEYOR'S CERTIFICATE

TO: FIDELITY NATIONAL TITLE INSURANCE COMPANY:

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 2, 3, 4, 7(a), 7(b)(1), 7(c), 8, 9, 13, 14, 16, AND 19 OF TABLE A THEREOF.
THE FIELD WORK WAS COMPLETED ON 03/18/2024.
DATE OF PLAT OR MAP: 03/20/2024.

E. GLENN TURNER — DATE

PROFESSIONAL SURVEYOR & MAPPER NO: 5643
STATE OF: FLORIDA
PROJECT NO: 211016

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

NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.S. 472.025 OR THE CERTIFIED ELECTRONIC SIGNATURE AND SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER PER F.A.C. 5J-17.062(2) AND 5J17.062(3)

6Diik ALTA/NSPS LAND TITLE SURVEY

2

BOUNDARY SURVEY OF GOLDEN GROVE
3603 GOLDEN GEM ROAD APOPKA, FL 32712
ORANGE COUNTY APOPKA, FLORIDA

AMERICAN SURVEYING & MAPPING, INC.
NDDS NATIONAL DUE DILIGENCE SERVICES
A DIVISION OF AMERICAN SURVEYING & MAPPING, INC.
Phone: 407-426-7979 nationaldueDiligenceservices.com
221 Circle Drive,Maitland, FL 32751

© 2021 AMERICAN SURVEYING & MAPPING, 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.

6Diic NORTH ARROW & SCALE

1" = 50'
GRAPHIC SCALE
0 25' 50' 100'

13
OWNER: JTD LAND AT PARKVIEW LLC
APN: 272024684517000

NORTH LINE OF THE NORTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

13
OWNER: JTD LAND AT PARKVIEW LLC
APN: 272024684506001

FND 5/8" IRC (LB5786)
N. 0.32', E. 0.23'

N89°31'55"E 1361.46'(C)

FND 5/8" IRC (LB7808)
E. 5.82' ON LINE

11' DIRT ROAD

4' BWF

6' CLF

SITE BENCHMARK
TRAVERSE POINT
SET IRC (LB6393)
EL=109.60'

8 10' FLORIDA POWER CORPORATION DISTRIBUTION EASEMENT ORB. 5926, PG. 2849

1071.2'

FNC CROSSES BOUNDARY

LESS WEST 30.00' FOR ROAD RIGHT OF WAY

30.0'

PARCEL 1

THE NORTH ONE-HALF (LOT "B") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

WEST LINE OF THE NORTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

991.0'

OWNER: JOHNSON CHRISTOPHER CROSBY
PARCEL ID: 24202700000099

1 STORY METAL BUILDING
2,406± SQ.FT. 7b
HEIGHT=14.00' 7c

1 STORY METAL BUILDING
2,431± SQ.FT. 7b
HEIGHT=14.00' 7c

1 STORY METAL BUILDING
1,356± SQ.FT. 7b
HEIGHT=14.00' 7c

1 STORY SHED 7b

1 STORY WOOD BUILDING
655± SQ.FT. 7b
HEIGHT=14.00' 7c

169.8'

65.2'

153.1'

94.0'

319.5'

334.0'

243.7'

557.1'

439.5'

264.9'

275.6'

3.0'

23.3'

60.8'

20' FLORIDA POWER CORPORATION DISTRIBUTION EASEMENT ORB. 6651, PG. 9803 9

13
OWNER: CITY OF APOPKA
APN: 272024000000003

EAST LINE OF THE NORTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

EAST LINE OF THE SOUTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

GOLDEN GEM ROAD
60' PUBLIC RIGHT-OF-WAY
ORB. 61, PG. 315

S00°32'50"W (BEARING BASIS)

N00°32'50"E 640.10'(C)

WEST LINE OF THE NW 1/4 OF SECTION 24-20-27

LESS WEST 30.00' FOR ROAD RIGHT OF WAY

SOUTH LINE OF THE NORTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

NORTH LINE OF THE SOUTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

PARCEL 2

THE SOUTH ONE-HALF (LOT "A") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT-OF-WAY.

5 100' TRANSMISSION LINE EASEMENT DEED BOOK 813, PG. 270

WEST LINE OF THE SOUTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

OWNER: MCKIMMIE ALBERT & INCATASCIATO SUSAN
PARCEL ID: 24202700000108

SOUTH LINE OF THE SOUTH ONE-HALF OF THE S 640 FEET OF THE N 1960 FEET OF THE W 1391.25 FEET OF THE NW 1/4 OF SEC 24-20 S-27 E

S89°31'55"W 1361.46'(C)

SET 1/2" IRC (LB6393)

SITE BENCHMARK
FND 5/8" IRC (LB2108)
S. 0.41', E. 0.33'
EL=104.34'

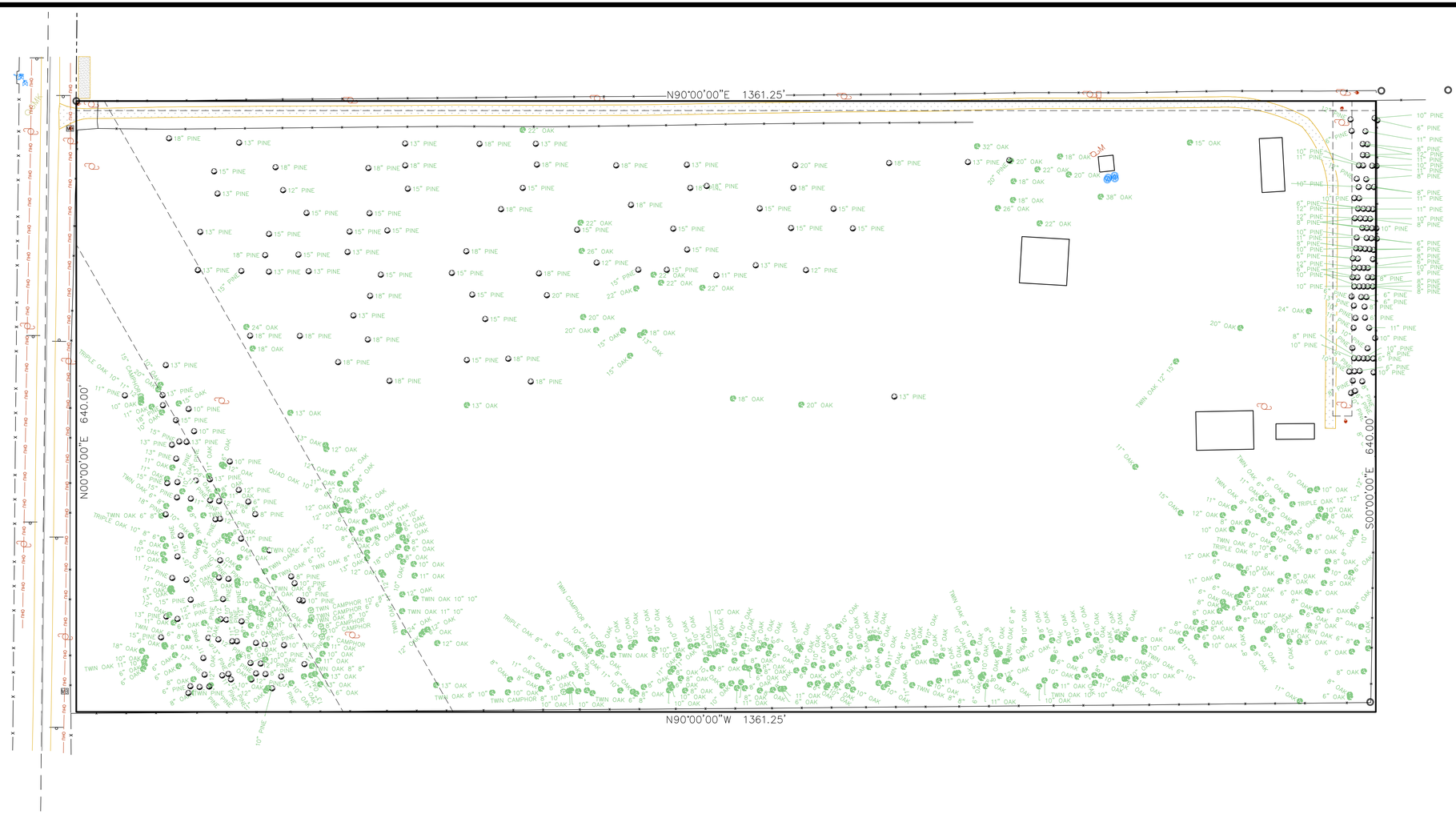
13
OWNER: CITY OF APOPKA
APN: 272024000000003

14 ±3.370' TO NORTH RIGHT-OF-WAY LINE OF WEST POWAN ROAD

6Dvi ALTA/NSPS LAND TITLE SURVEY
2 BOUNDARY SURVEY OF
GOLDEN GROVE
3603 GOLDEN GEM ROAD APOPKA, FL 32712
ORANGE COUNTY
APOPKA, FLORIDA

AMERICAN SURVEYING & MAPPING, INC.
NDDS NATIONAL DUE DILIGENCE SERVICES
A DIVISION OF AMERICAN SURVEYING & MAPPING, INC.
221 Circle One, Maitland, FL 32751
Phone: 407-425-7979 nationalduediligenceservices.com

© 2021 AMERICAN SURVEYING & MAPPING, 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.



LEGAL DESCRIPTION

PARCEL 1:
THE NORTH ONE–HALF (LOT "B") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT–OF–WAY.
PARCEL 2:
THE SOUTH ONE–HALF (LOT "A") OF THE FOLLOWING DESCRIBED PROPERTY: THE SOUTH 640 FEET OF THE NORTH 1960 FEET OF THE WEST 1391.25 FEET OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA, LESS THE WEST 30 FEET FOR ROAD RIGHT–OF–WAY.

SURVEYOR'S NOTES

1. ALL STATEMENTS WITHIN THE CERTIFICATION, AND OTHER REFERENCES LOCATED ELSEWHERE HEREON, RELATED TO: UTILITIES, IMPROVEMENTS, STRUCTURES, BUILDINGS, PARTY WALLS, PARKING, EASEMENTS, SERVITUDES, AND ENCROACHMENTS ARE BASED SOLELY ON ABOVE GROUND, VISIBLE EVIDENCE, UNLESS ANOTHER SOURCE OF INFORMATION IS SPECIFICALLY REFERENCED HEREON.

2. THE SURVEYOR HAS NOT ABSTRACTED THE LAND SHOWN HEREON FOR EASEMENTS, RIGHT–OF–WAY OR RESTRICTIONS OF RECORD WHICH MAY AFFECT THE TITLE OR USE OF LAND, NOR WAS ANY TITLE WORK PROVIDED TO THIS SURVEYOR BY THE CLIENT..

3. NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR & MAPPER.

4. ALL RECORDING INFORMATION SHOWN HEREON REFERS TO THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

5. THIS IS NOT A BOUNDARY SURVEY, THE SPECIFIC PURPOSE OF THIS SURVEY IS TO SHOW THE TREES ON THE SUBJECT PROPERTY BY SPECIES AND DIAMETER, IN INCHES, OF THE TRUNK AT BREAST HEIGHT.

UNDERGROUND UTILITIES

UNDERGROUND UTILITIES ARE NOT SHOWN. NO SUB–SURFACE EXCAVATION OR EXPLORATION WAS PERFORMED FOR THE PURPOSE OF PREPARING THIS SURVEY, ONLY VISIBLE SURFACE EVIDENCE OF UTILITIES IS SHOWN.

FLOOD INFORMATION

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES WITHIN ZONE "X", AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 120180 125 H (MAP NO. 12095C0125H), WHICH BEARS AN EFFECTIVE DATE OF 9/24/2021, AND IS NOT IN A SPECIAL FLOOD HAZARD AREA. NO FIELD SURVEYING WAS PERFORMED TO DETERMINE THIS ZONE. ZONE "X" DENOTES AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

OAK TREE TABLE	
DBH	COUNT
6"	102
7"	0
8"	132
10"	99
11"	42
12"	23
13"	10
15"	6
18"	9
20"	7
22"	8
24"	3
26"	2
32"	1
38"	1

PINE TREE TABLE	
DBH	COUNT
6"	24
8"	26
10"	36
11"	22
12"	26
13"	27
15"	34
18"	26
20"	3

CAMPHOR TREE TABLE	
DBH	COUNT
6"	3
8"	4
10"	4
15"	1

SHEET 1
OF 1

I HEREBY CERTIFY THAT THIS SURVEY, SURVEY, TO THE SURVEYOR'S NOTES CONTAINED HEREON, MEETS THE APPLICABLE "STANDARDS OF PRACTICE" AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J–17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

FOR THE FIRM

E. GLENN TURNER, PSM #5643 DATE

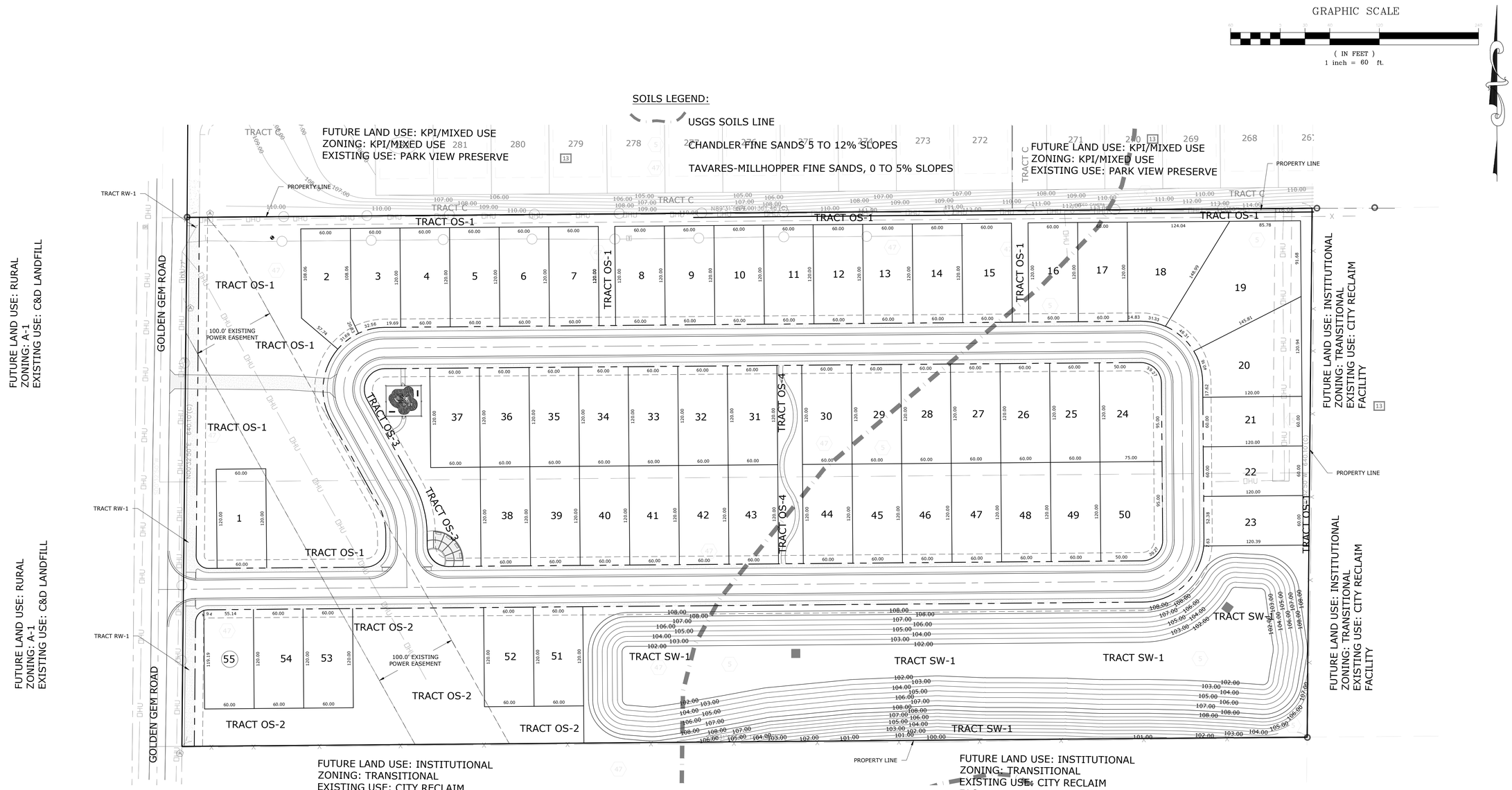
DATE	REVISIONS	TECH

SPECIFIC PURPOSE SURVEY OF
CROSBY PROPERTY
3603 GOLDEN GEM RD
SECTION 24, TOWNSHIP 20 SOUTH, RANGE 27 EAST
APOPKA, FLORIDA
ORANGE COUNTY

ASM AMERICAN SURVEYING & MAPPING, INC.
NDDS NATIONAL DUE DILIGENCE SERVICES
A MEMBER OF AMERICAN SURVEYING & MAPPING, INC
22 Crown Point Boulevard, Lake Mary, FL 32746
407-426-7979
americansurveyingandmapping.com

JOB NO.: 240303
SCALE: 1" = 60'
FIELD DATE: 3/31/25
FIELD BY: RM
DRAWN BY: A.S
APPROVED BY:
DRAWING FILE # 3603 GOLDEN GROVE TREES.DWG

© 2024, AMERICAN SURVEYING & MAPPING, INC. ALL RIGHTS RESERVED. REPRODUCTION OR COPYING OF THIS DOCUMENT WHERE A VIOLATION OF COPYRIGHT LAW UNLESS PERMISSION OF THE AUTHOR AND/OR COPYRIGHT HOLDER IS OBTAINED



G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows Subdivision

City of Apopka, Florida

KPI Master/Major Development Plan

Overall Site Plan

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
4 OF 25

SITE DATA:

Parcel I.D. #:	24-20-27-0000-00-099; 10
Property FLU:	Wekiva Parkway Interchange Mixed-Use
Property Zoning:	Wekiva Parkway Interchange Mixed-Use
Character Zone:	Neighborhood
Gross Land Area:	20.00 acres
Lakes/Wetland Area:	0.00 acres
Gross Developable Area:	20.00 acres
Net Developable Area:	20.00 acres
Stormwater Management Area:	3.54 acres
Right-of-Way Area:	3.13 acres
Right-of-Way Dedication:	0.22 acres (Golden Gem Rd.)
Public Open Space Tracts:	3.56 acres
Proposed Residential Units:	55 Single-Family Detached Lots
Net Residential Density:	2.75 dwelling units/Net Developable Acre
Minimum Living Area:	1,600 sqft. (Heated/cooled space)
Maximum Building Height:	Two Stories, 35'
Minimum Lot Width:	60'
Minimum Lot Depth:	N/A
Minimum Lot Size:	7,150
Maximum Lot Coverage:	70%
Minimum Open Space %:	20%

Setbacks:

Front:	20' (15' front porch)
Side:	5.0'
Side Street:	15'
Rear:	20'

Open Space Requirements:

Land Development Code (Neighborhood 20%)
20.00 ac. * .20 = 4.00 acres (required)
Open Space Provided:

Tract OS-1:	2.08 acres
Tract OS-2:	0.95 acres
Tract OS-3:	0.36 acres
Tract OS-4:	0.17 acres
Tract SW-1:	3.54 acres
Total:	7.10 acres (4.00 required)

Major Street Setbacks:

Golden Gem Road. 15' (setback from new right-of-way line)

Additional Notes:

1. Billboards and pole signs shall be prohibited.
2. There is no proposed 100 yr. Flood Plain encroachment.
3. All Conservation Easements associated buffers area will be owned & maintained by the HOA with a development rights Easement dedicated to the City of Apopka via plat.
4. A Homeowner's Association will be created for maintenance and ownership of common area tracts as reflected in the tract table.
5. Fire Protection will be provided by City of Apopka in accordance with the 2023 Florida Fire Prevention Code.
6. All construction access to the site will be from Golden Gem Rd.
7. Per Section 5.6.3 review for compliance with exterior subdivision lighting must occur prior to final plat or building permit which ever occurs first.
8. Subdivision lighting shall comply with Section 5.6 of the City of Apopka LDR.
9. All fire hydrants shall be marked with blue reflectors in the adjacent pavement.

Off-Street Parking:

Required Parking:

2.0 spaces per Unit (for Single-Family Residences):(55 units x 2.0 spaces/unit) = 110	
Total Required Parking:	110
Provided Parking:	
2 Garage Spaces per Unit:	110 spaces
Driveway Spaces per Unit:	110 spaces
Total Parking Provided:	220 spaces

Phasing:

This project is to be developed in a single file.

Traffic:

Single-Family Residential: 55 d.u. * 9.57 trip/d.u. = 526 A.D.T.

Stormwater Management:

The project will meet the requirements of City of Apopka Land Development Code and the St. Johns River Water Management District.

School Age Population:

55 d.u. * .400 children/unit = 22 children

Needed Fire Flow (NFF): (Based on FFPC 2024 Edition Chapter 18 & Annex I)

Single-Family (less than 5,000 sqft.): 1,000 gpm

Water, Sewer and Solid Waste Demand:

Water Demand:
55 Units * 350 gallons/day = 19,250 gallons/day

Sewer Demand:
55 Units * 300 gallons/day = 16,500 gallons/day

Solid Waste Demand:
55 Units * 2.6 persons/unit * 4.3 Lb./person/day = 615 Lb/day

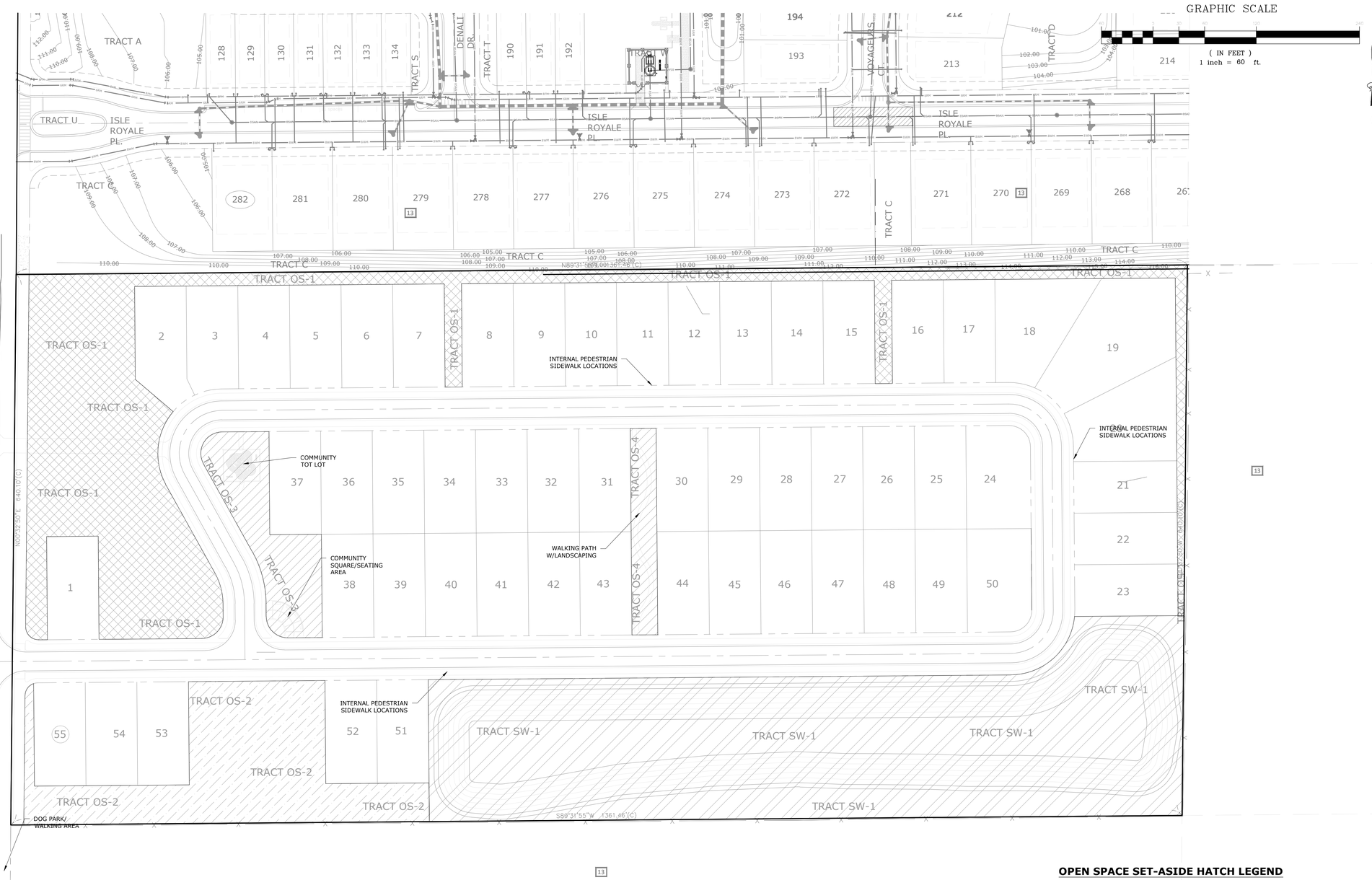
Recreational/Open Space Demand:
55 Units * 2.6 persons/unit /1,000 * 3.0 ac/1,000 persons = 0.43 ac.

Green Building Standards Points Allocation:

- Pre-wire a minimum 75% of residential dwelling units in the development for solar panels (all Lots to be pre-wired): 1.50 points
- Install operable windows to all for natural ventilation in the event of power failures (all Lots to have operable windows): 0.25 points
- Installation of Paver driveways to create pervious pavement areas (all Lots): 1.00 points
- Provide rain gardens, street-side swales, or other approprate storm water infiltration systems that capture 25% min. of site stormwater runoff: 1.00 points
- Use vegetation or vegetated shade structures to shade HVAC units (all Lots): 0.25 points

TRACT TABLE

TRACT LABEL	TRACT TYPE	Area (Ac.)	TRACT DEDICATED TO	EASEMENT DEDICATED TO
-	Rights-of-Way	3.54	City of Apopka	
RW-1	Rights-of-Way Dedications	0.22	Orange County	
OS-1	Open Space Tract	2.08	HOA	
OS-2	Open Space Tract	0.95	HOA	
OS-3	Open Space/Recreational Tract	0.36	HOA	
OS-4	Open Space/Recreational Tract	0.17	HOA	
SW-1	Stormw ater Retention Area	3.54	HOA	City of Apopka



Open Space Requirements:

Land Development Code (Neighborhood 20%)
20.00 ac. * .20 = 4.00 acres (required)
Open Space Provided:

Tract OS-1:	2.08 acres
Tract OS-2:	0.95 acres
Tract OS-3:	0.36 acres
Tract OS-4:	0.17 acres
Tract SW-1:	3.54 acres
Total:	7.10 acres (4.00 required)

OPEN SPACE SET-ASIDE HATCH LEGEND

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

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Open Space Plan

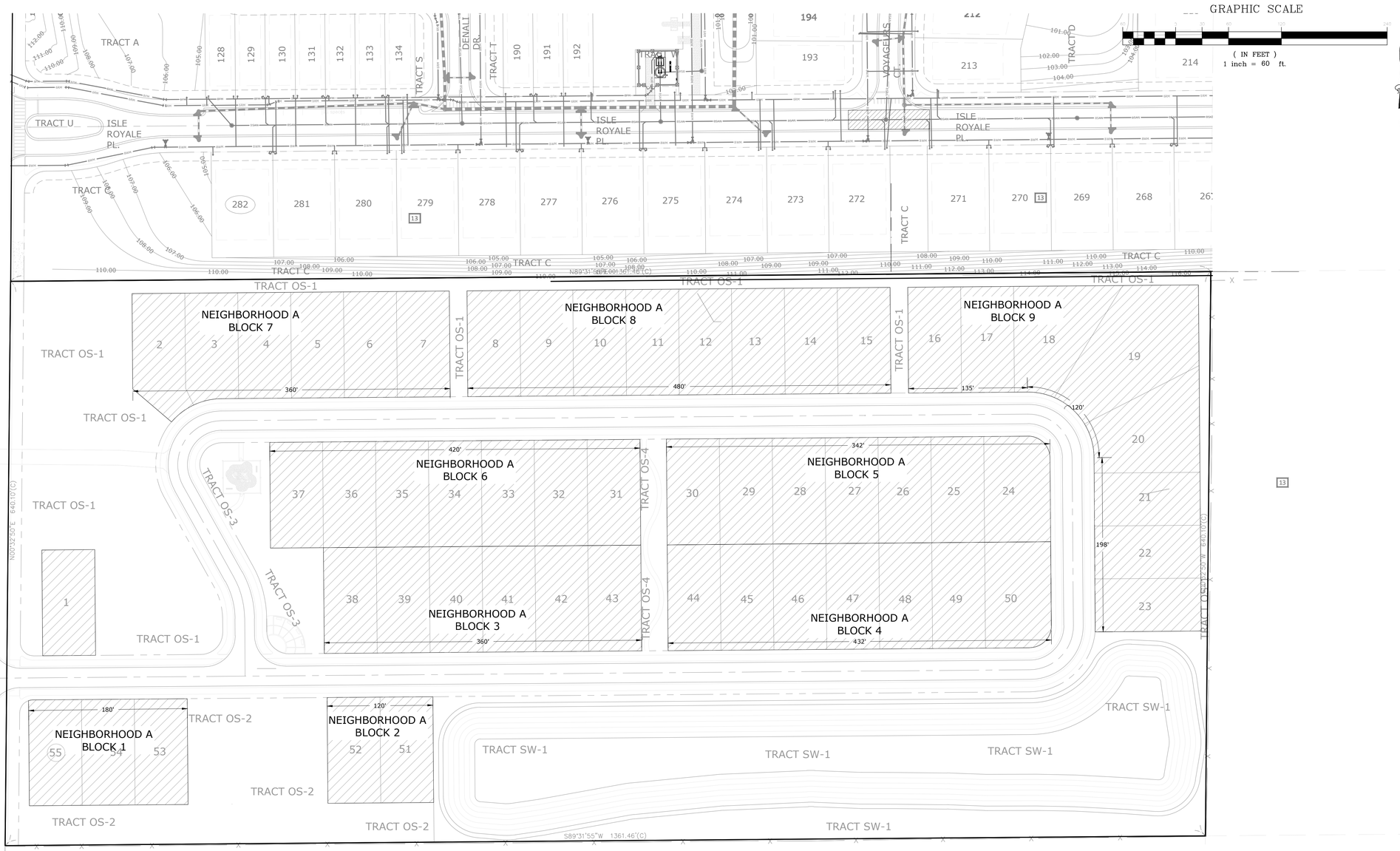
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4	----	----
5	----	----
6	----	----
7	----	----
8	----	----
9	####	
10	####	

SHEET NUMBER
5 OF 25



NEIGHBORHOOD LOT SIZE HATCH LEGEND

NEIGHBORHOOD 'A' 60'
SINGLE-FAMILY LOTS

NEIGHBORHOOD STREETS DESIGNATION

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

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Neighborhood Block Plan

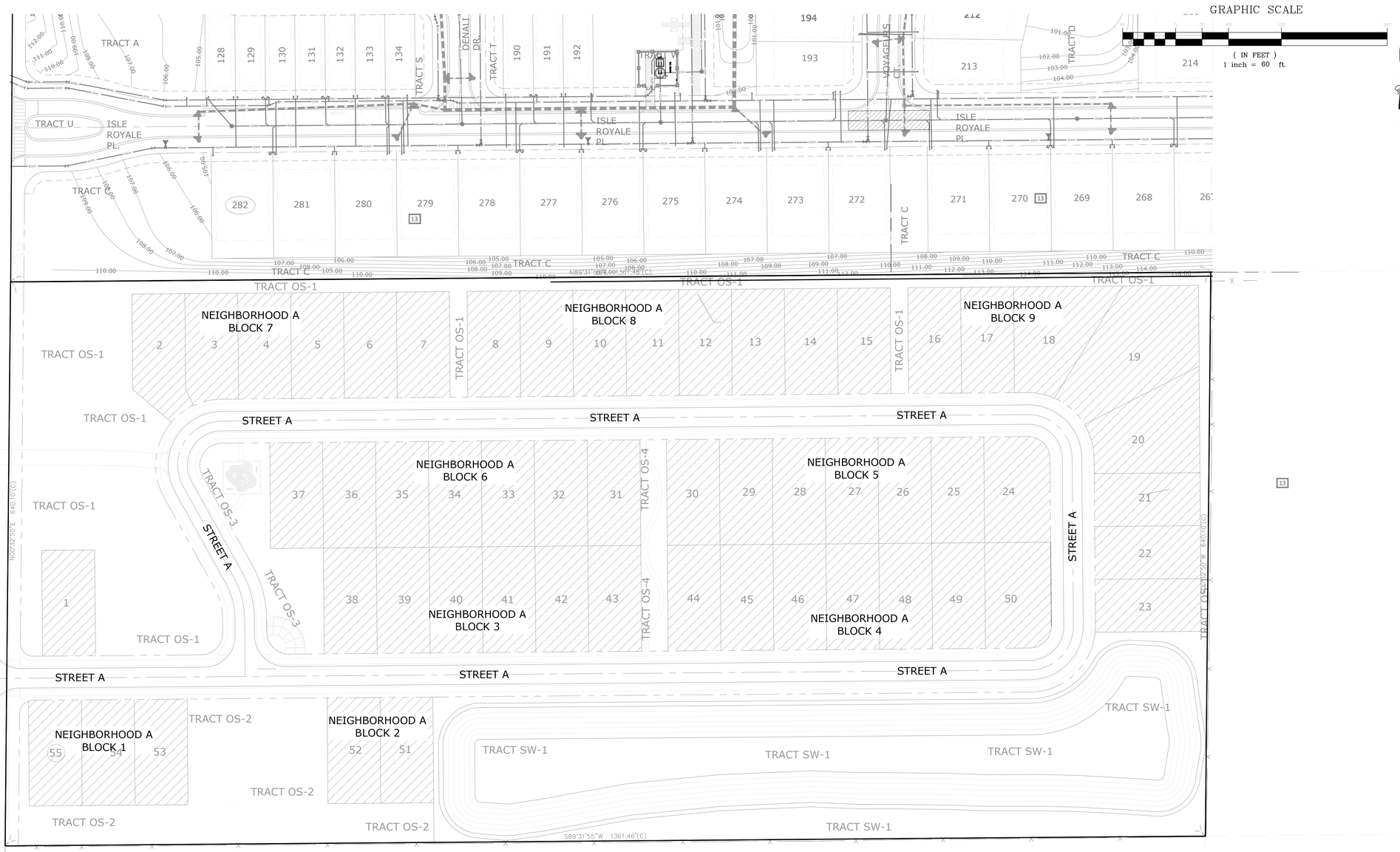
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

SHEET NUMBER
6 OF 25



SITE DESIGN STANDARDS PLAN:

NEIGHBORHOOD 'A' DESIGN DETAILS:

Minimum Living Area:	1,600 sqft. (Heated/cooled space)
Maximum Building Height:	Two Stories, 35'
Minimum Lot Width:	60'
Minimum Lot Depth:	120'
Minimum Lot Size:	7,200
Maximum Lot Coverage:	70%
Minimum Open Space %:	20%
Garage Location:	FRONT-Entry (2-Car)
Setbacks:	
Front:	20' (15' Porch)
Side:	5.0'
Side Street:	15'
Rear:	20' max.
Accessory Uses:	Those permitted by code
Architectural Design:	Consistent with Section K of the form-based code

Street Landscaping:

Landscaping shall be consistent with Section M of the form-based code or the City of Apopka LDR

Building Architecture:

Building Architecture shall comply with Section K of the form-based code. Elevations for proposed product types for Neighborhood's A, B and Pool Cabana have been included in the plans for reference as to compliance with the requirements of Section K.

Model-Home Park:

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

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Design Standards Plan

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	06/12/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Building And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

SHEET NUMBER
7 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 60 ft.

DETAILED SITE PLAN	9 OF 25
UTILITY PLAN	11 OF 25
PAVING & DRAINAGE PLAN	13 OF 25
LANDSCAPE PLAN	15 OF 25
TRUCK TURNING PLAN	18 OF 25

DETAILED SITE PLAN	10 OF 25
UTILITY PLAN	12 OF 25
PAVING & DRAINAGE PLAN	14 OF 25
LANDSCAPE PLAN	16 OF 25
TRUCK TURNING PLAN	19 OF 25

TRACT A
TRACT U
ISLE ROYALE PL.
DENALI DR.
TRACT S
TRACT T
VOYAGEURS CT.
TRACT D
TRACT C
TRACT OS-1
TRACT OS-2
TRACT OS-3
TRACT OS-4
TRACT SW-1
N00°29'50"E 640.10'(C)
S89°31'55"W 1361.46'(C)

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Key Map Plan

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4	----	----
5	----	----
6	----	----
7	----	----
8	----	----
9	----	----
10	----	----

SHEET NUMBER
8 OF 25



G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Site Plan 1

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builds' And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

SHEET NUMBER
9 OF 25



SEE SHEET 9 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Site Plan 2

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

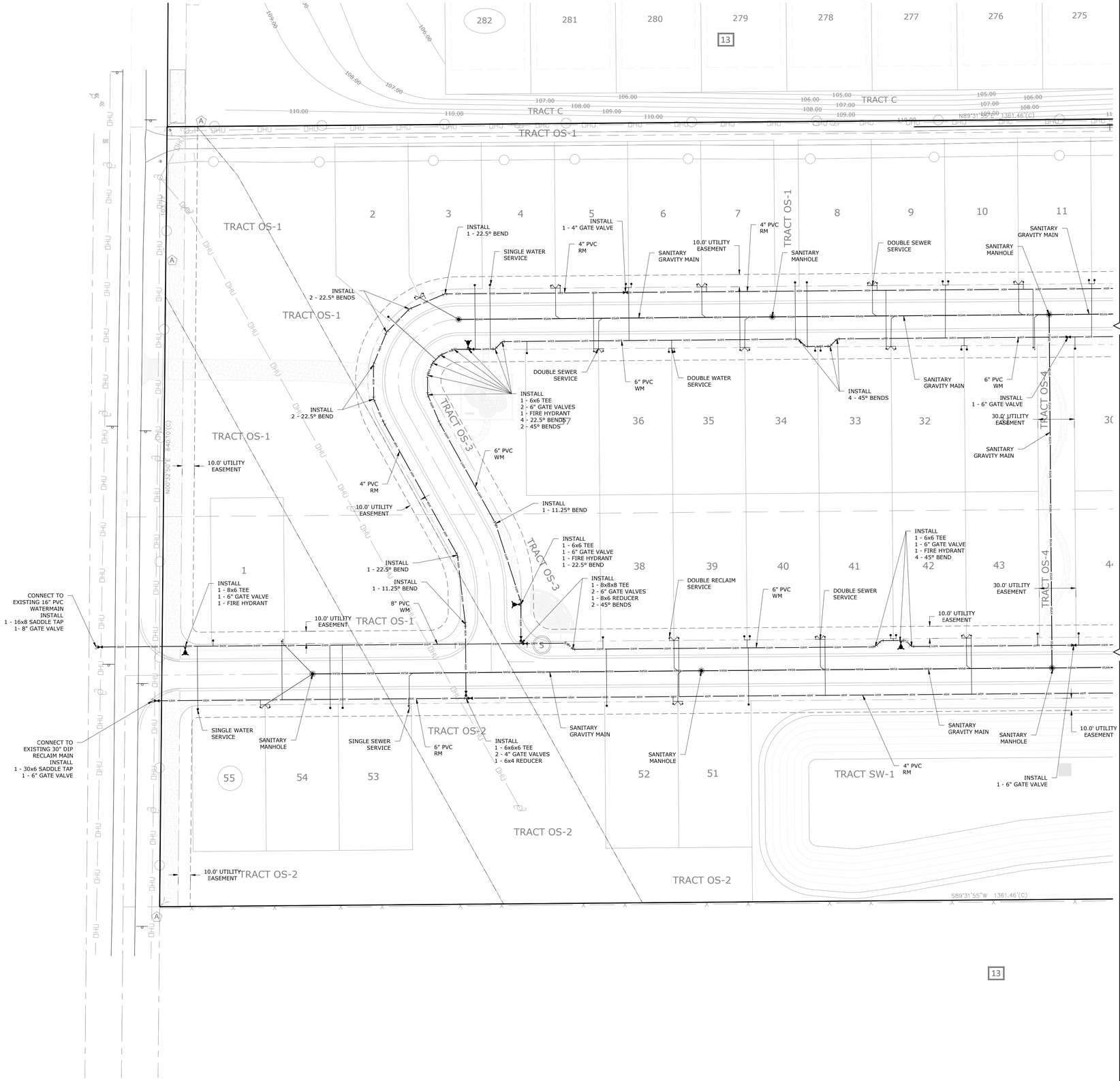
Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
10 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.



SEE SHEET 12 OF 25

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Utility Plan 1

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	9/13/26	Revised To Change Builder And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

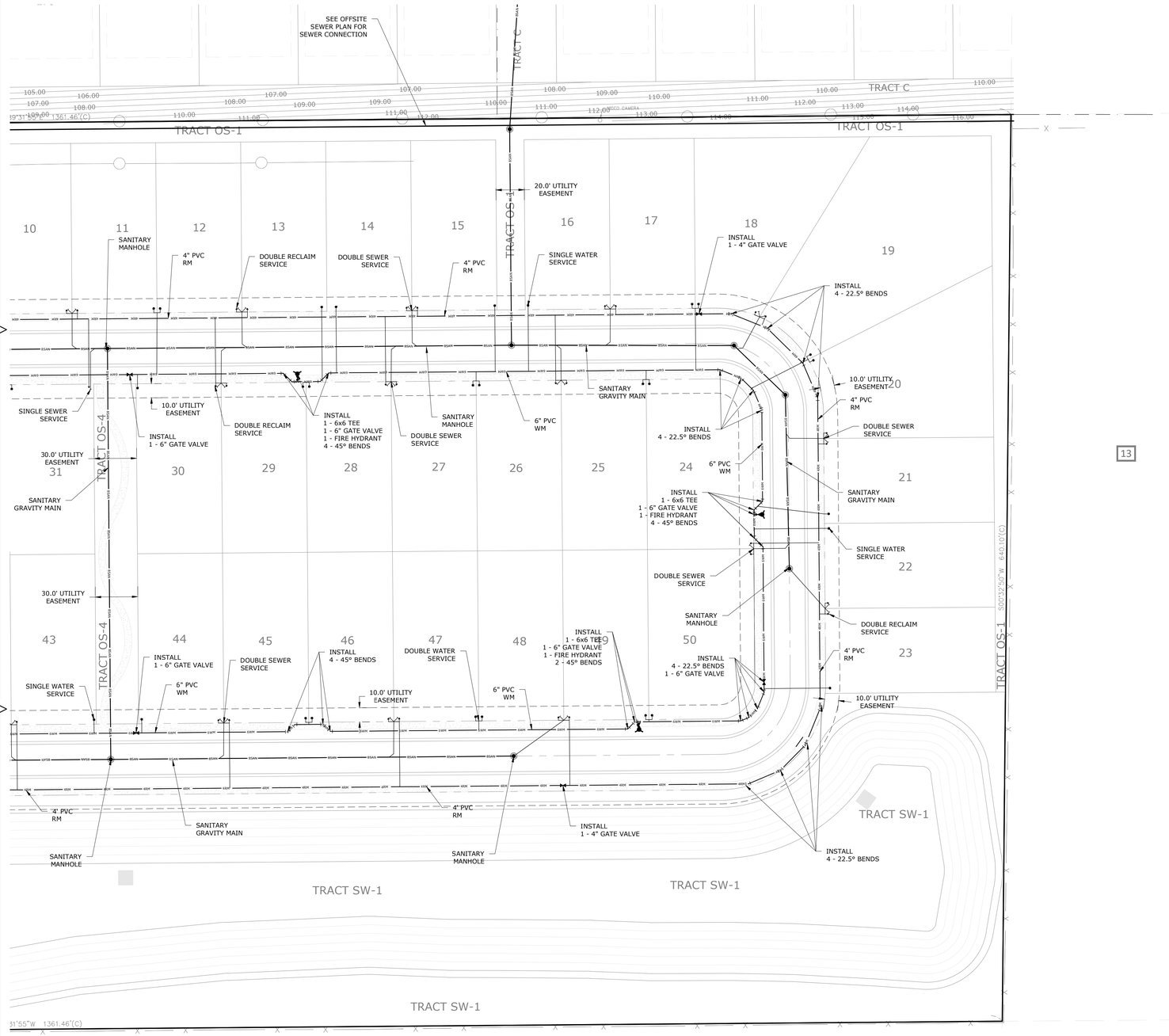
SHEET NUMBER
11 OF 25

SEE SHEET 13 OF 23

SEE SHEET 11 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.



13

13

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Utility Plan 2

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

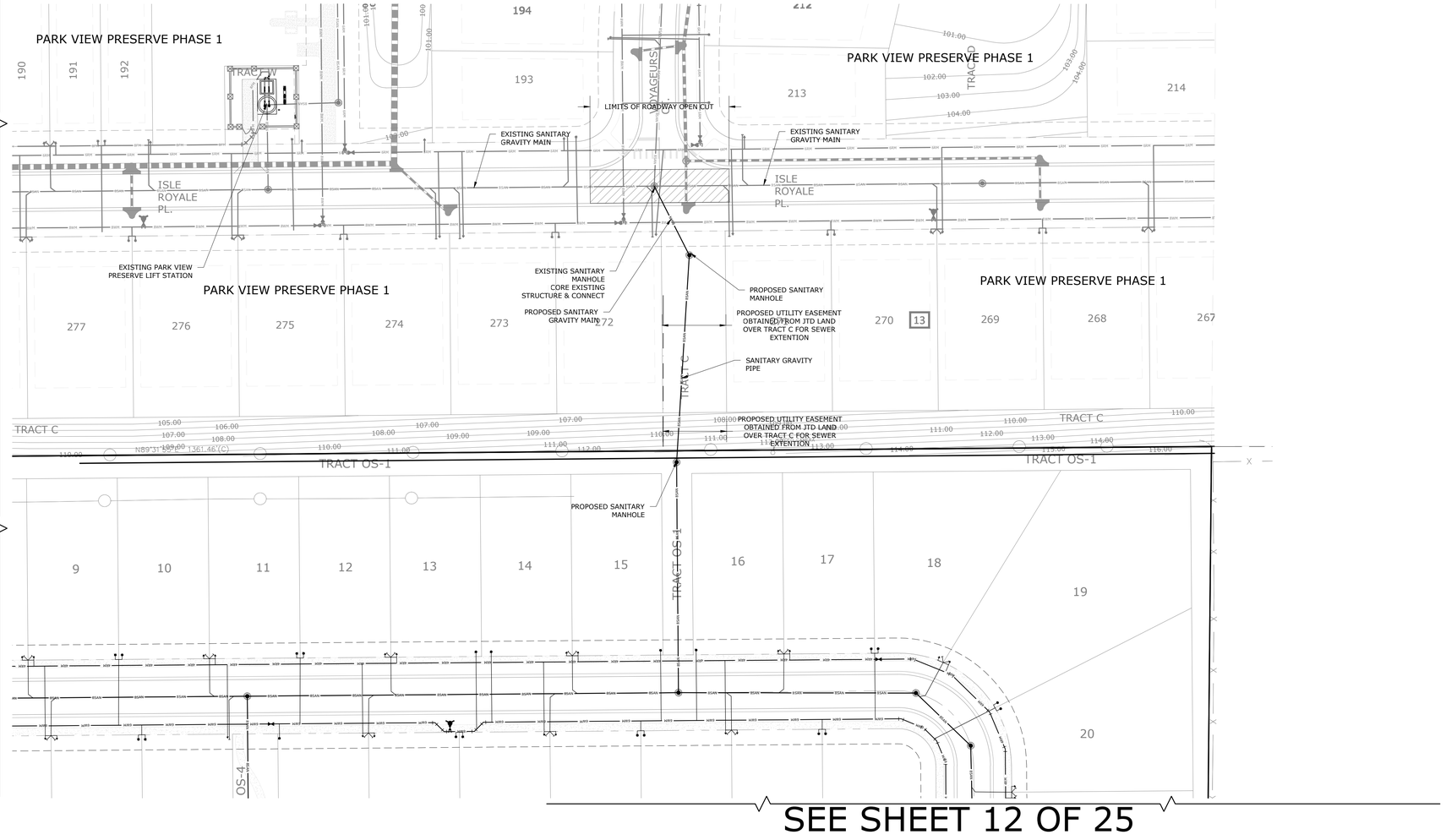
Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

SHEET NUMBER
12 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.



SEE SHEET 12 OF 25

SEE SHEET 12 OF 25

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Offsite Utility Plan

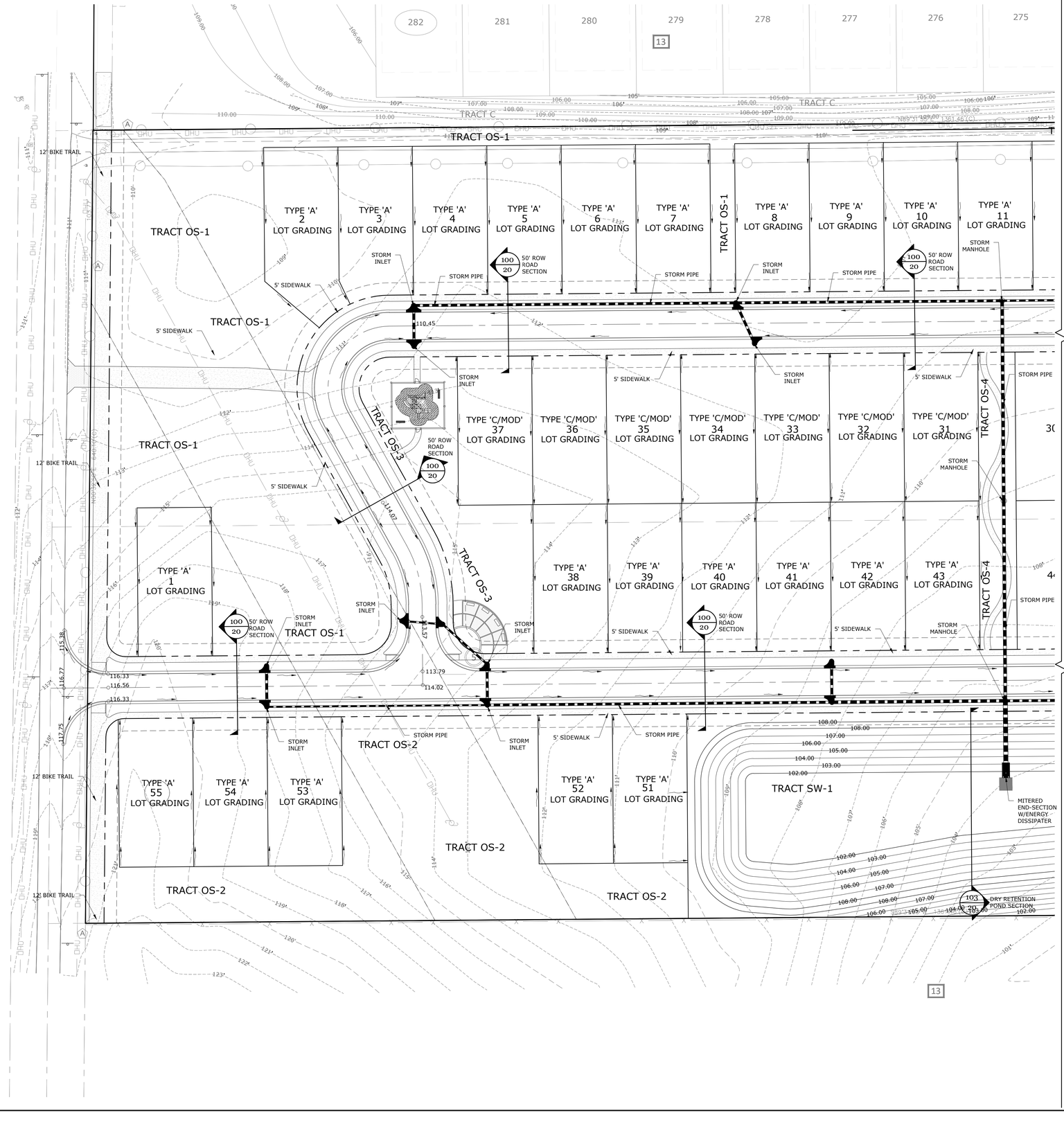
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
13 OF 25



GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Grading & Drainage Plan 1

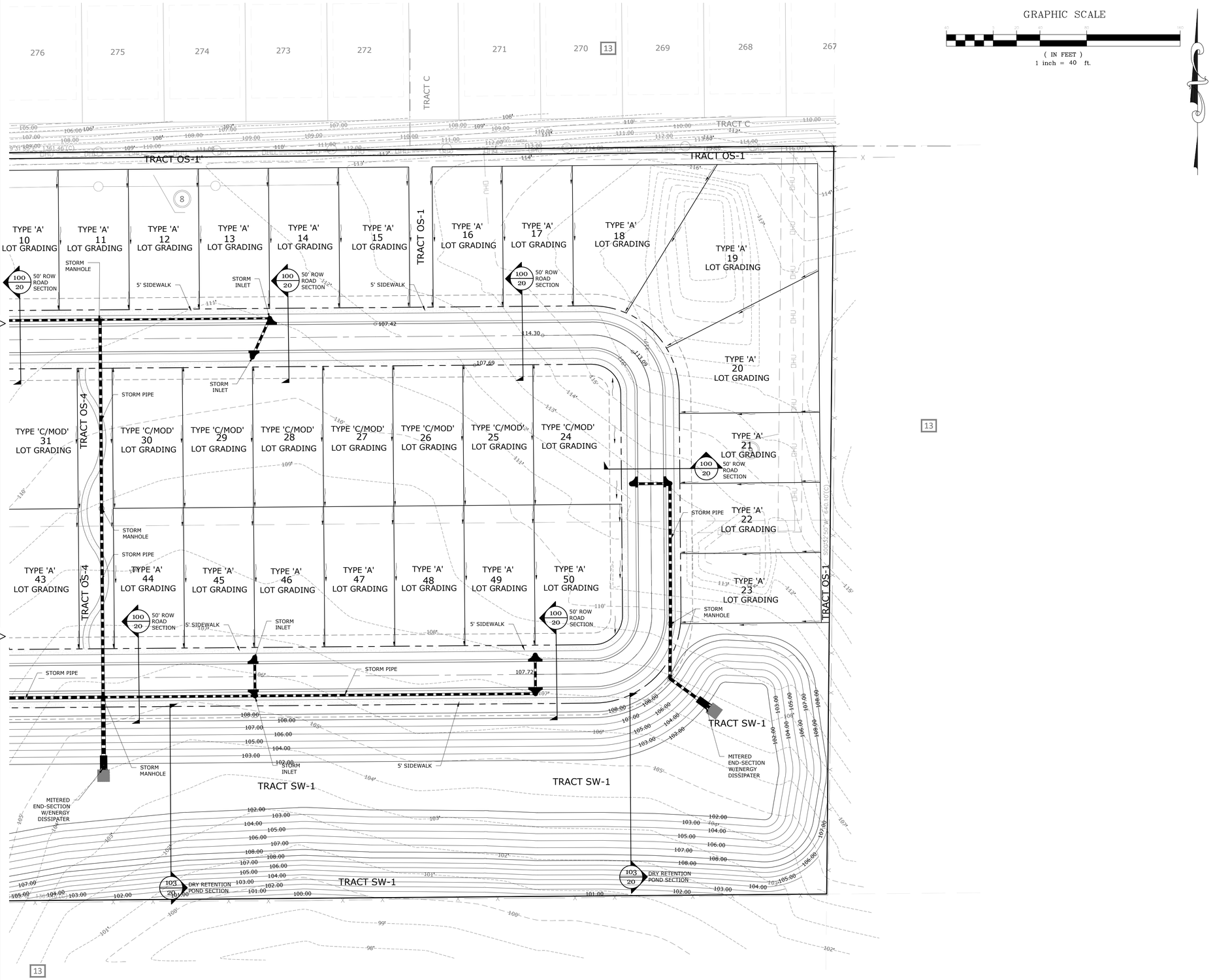
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
FL Registration #58775
Certificate of Authorization #29665
Date: August 13, 2026

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
14 OF 25



SEE SHEET 9 OF 25

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Grading & Drainage Plan 2

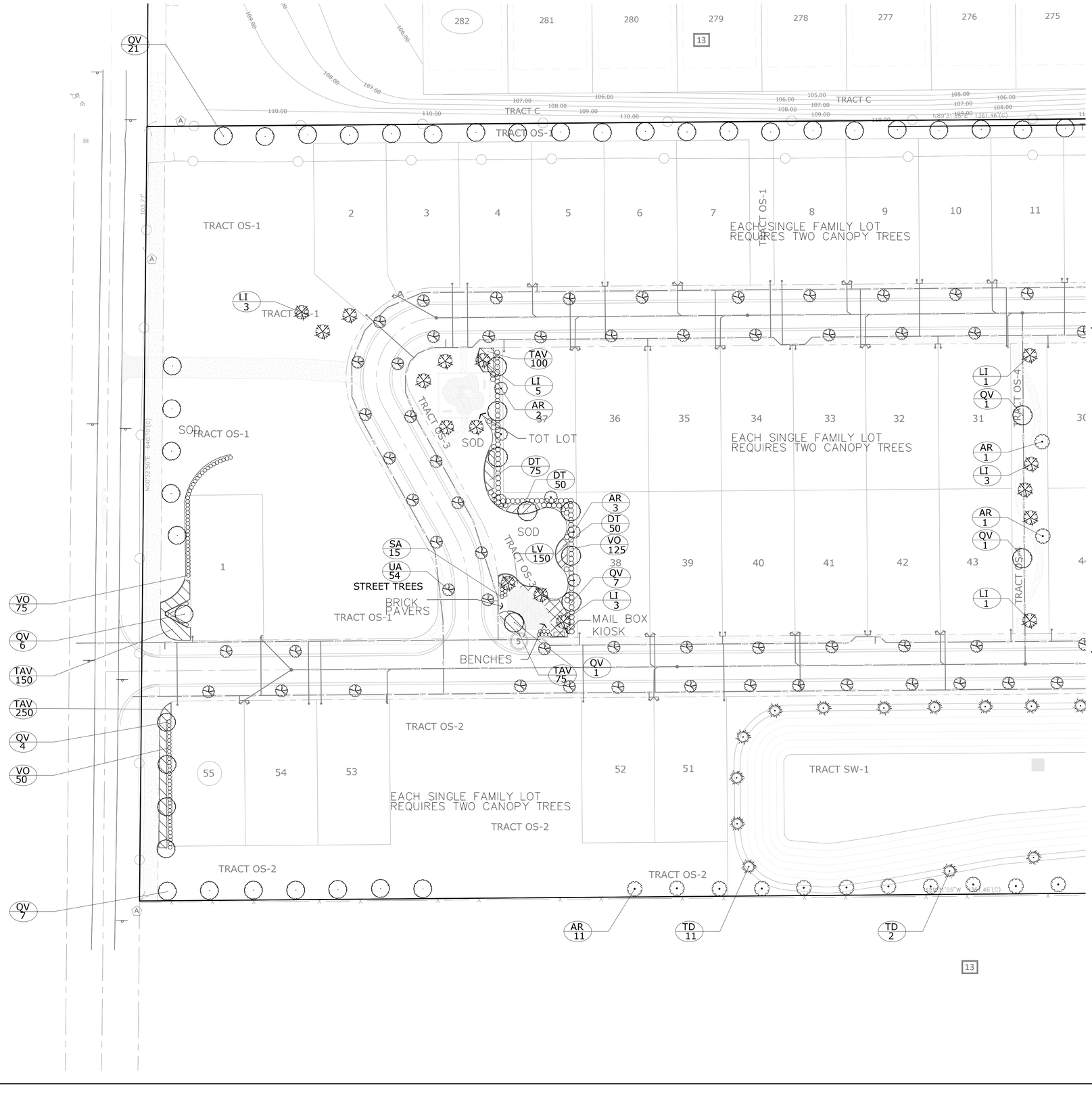
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	06/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Building And Elevations
4	---	---
5	---	---
6	---	---
7	---	---
8	---	---
9	---	---
10	---	---

SHEET NUMBER
15 OF 25



G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Landscape Plan 1

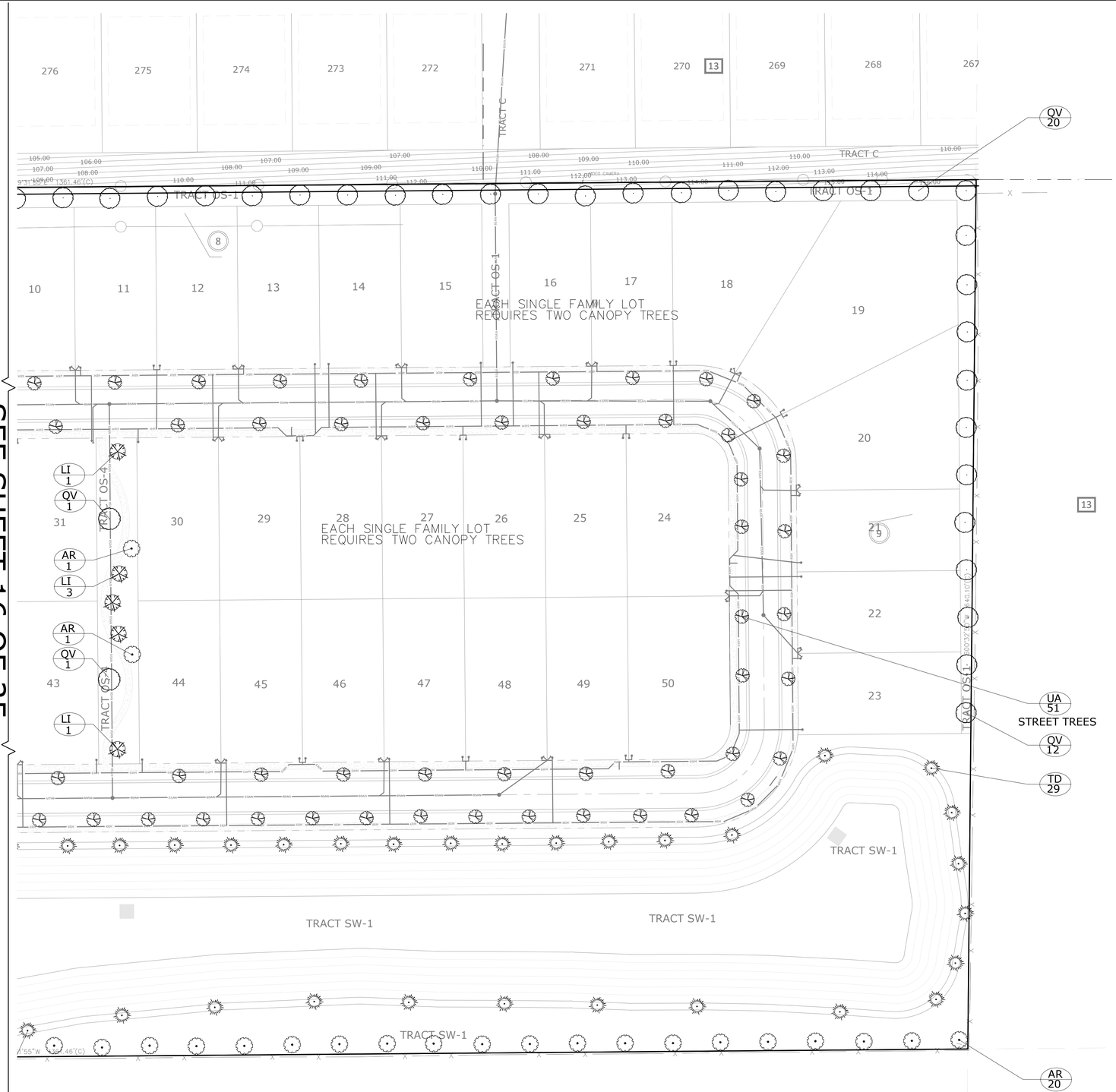
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
16 OF 25



G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Landscape Plan 2

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
17 OF 25

PLANT LIST

PLANT LIST

QTY.	SYM.	BOTANICAL NAME	COMMON NAME	SIZE
TREES				
80	QV	QUERCUS VIRGINIA	LIVE OAK	10'; 3" CAL.
38	AR	ACER RUBRUM	RED MAPLE	10'; 3" CAL.
105	UA	ULMUS ALATA	WINGED ELM	10'; 3" CAL.
16	LI	LAGERSTROEMIA INDICA	CREPE MYRTLE	8'; 2" CAL. MT
0	LJ	LIGUSTRUM JAPONICUM	LIGUSTRUM	8'; 2" CAL. MT
42	TD	TAXODIUM DISTCHUM	BALD CYPRESS	10'; 3" CAL.
		SINGLE FAMILY LOTS		
110		CANOPY TREES FROM CITY OF APOPKA APPROVED LIST		10'; 3" CAL.
SHRUBS				
250	VO	VIBURNUM ODORATISSIMUM	SWEET VIBURNUM	30"X24"; 30" OC
15	SA	SCHEFFLERA ARBORICOLA	TRINETTE	24"X24"; 30" OC
GROUND COVER				
175	DT	DIANELLA TASMANICA VAR.	BLUEBERRY FLAX LILY	FULL GLS., 24" OC
575	TAV	TRACH. ASIATICUM	TRI COLOR	FULL GLS., 24" OC
150	LV	LIRIOPE VARIEGATA	AZTEC GRASS	FULL GLS., 24" OC

ALL LANDSCAPE AND IRRIGATION SHALL COMPLY WITH THE WATER WISE STANDARDS (SECTION 5.2.5.D)

TREE REQUIREMENT DATA AND ARBOR MITIGATION CALCULATION

Tree Requirement (Max Tree Stock Calculation) :

SITE ACREAGE :	20 ACRES
SITE SQUARE FOOTAGE AREA :	871,200 SF
NUMBER OF TREES REQUIRED : 1 TREE / 8000 SF	109 TREES
NUMBER OF TREES SHOWN :	343 TREES

TREE CALCULATIONS:

TOTAL PROTECTED INCHES ON SITE:	3,676
TOTAL INCHES REMOVED:	3,676
TOTAL INCHES RETAINED:	0
TOTAL SPECIMEN INCHES RETAINED:	0
TOTAL INCHES REQUIRED:	3,676"
TOTAL INCHES REPLACED:	1,125"
TOTAL INCHES POST DEVELOPMENT:	1,125"
SITE CLEARING AREA IN SQUARE FEET/ACRES:	20 acres

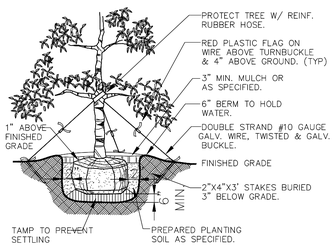
TREE CALCULATION

	REMOVED	SAVED
# OF SPECIMEN TREES	7	0
# OF CANOPY TREES	336	0
# OF UNDERSTORY TREES	0	0
TOTAL INCHES REMOVED	3,676	SAVED 0"

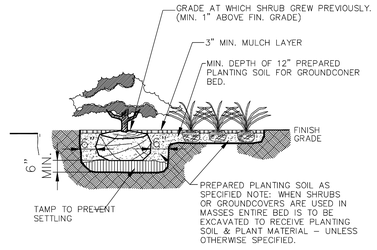
TREE REMOVAL CALCULATION

336 OAK TREES

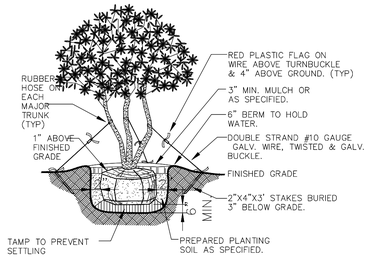
3,676" TOTAL INCHES REMOVED
00" TOTAL INCHES SAVED
1,125" TOTAL INCHES INSTALLED
3,676" MINUS 1,125" INSTALLED= 2,551 X $15/IN.= $38,265
TO BE PAID INTO TREE MITIGATION BANK



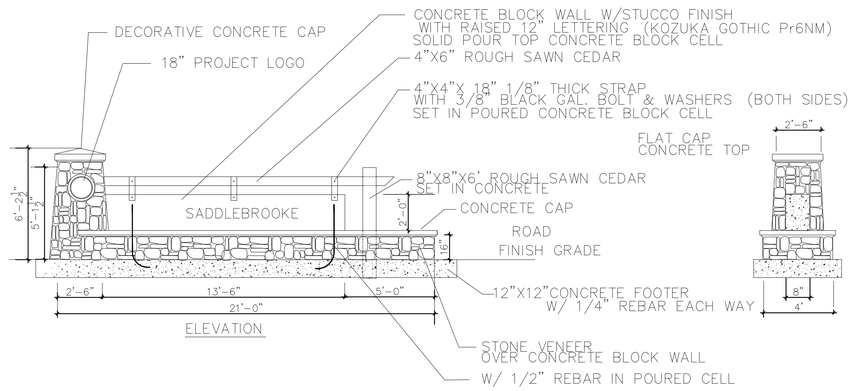
TREE PLANTING DETAIL



SHRUB AND GROUND COVER DETAIL



MULTI-TRUNK DETAIL

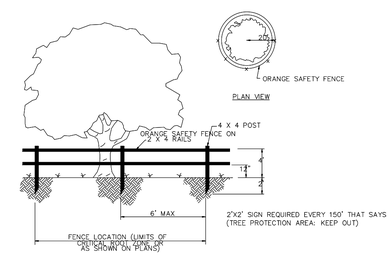


ENTRY SIGN-ELEVATION

NTS

GENERAL LANDSCAPE NOTES

1. 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.
2. ALL TREES AND PLANT MATERIAL SHALL BE PLANTED IN ACCORDANCE WITH THE SPECIFICATIONS DESCRIBED IN THE STATE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF FORESTRY, "TREE PROTECTION MANUAL FOR BUILDERS AND DEVELOPERS", OCTOBER, 1980.
3. THE LANDSCAPE CONTRACTOR (CONTRACTED BY OWNER, N.I.C.) SHALL BE RESPONSIBLE FOR ALL MATERIALS AND ALL WORK AS CALLED FOR ON THE LANDSCAPE PLANS. THE LIST OF PLANT QUANTITIES ACCOMPANYING THE PLANS SHALL BE USED AS A GUIDE ONLY. IF A VARIATION OCCURS BETWEEN THE PLANS AND THE PLANT LIST, THE PLANS SHALL CONTROL.
4. ALL TREES, SHRUBS AND GROUND COVERS SHALL BE PLANTED USING A SOIL MIXTURE PREPARED ACCORDINGLY (2/3 EXISTING SOIL, 1/3 PEAT).
5. THE LANDSCAPE CONTRACTOR SHALL INSURE ADEQUATE VERTICAL DRAINAGE IN ALL PLANT BEDS AND PLANTERS. VERTICAL DRILLING THROUGH ANY COMPACTED FILL TO NATIVE SOIL SHALL BE ACCOMPLISHED TO AID DRAINAGE.
6. ALL PLANT BEDS AND TREE WATERING BASINS SHALL BE TOP DRESSED WITH THREE INCHES (3") OF PINE BARK MULCH.
7. NO TREES SHALL BE PLANTED CLOSER THAN 3 FEET (3') FROM THE EDGE OF PAVEMENT TO ALLOW ADEQUATE TREE TRUNK PROTECTION .
8. LANDSCAPE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR STABILITY AND PLUMB CONDITION OF ALL TREES AND SHALL BE LEGALLY LIABLE FOR ANY DAMAGE CAUSED BY THE INSTABILITY OF ANY PLANT MATERIAL.
9. ALL LAWN AREAS TO RECEIVE SOD SHALL BE DISKED FOUR(4) TO SIX(6) INCHES AND DRAGGED TO ESTABLISH A LEVEL FINISH GRADE. ALL DEBRIS TO BE REMOVED FROM THE SITE.
10. SOD SHALL BE FREE OF WEEDS AND PESTS. IT SHALL BE LAID EVENLY AND ROLLED, WITH TIGHT FITTING JOINTS. THE SOD SHALL CONTAIN MOIST SOIL WHICH DOES NOT FALL APART OR TEAR WHEN LIFTED. ALL AREAS NOT PAVED OR OTHERWISE LANDSCAPED SHALL BE SODDED. SOD SHALL BE ARGENTINE BAHIA..
11. ALL LANDSCAPE AREAS TO BE IRRIGATED WITH AN AUTOMATIC UNDERGROUND SYSTEM,
11. WITH 100% COVERAGE, BACK FLOW PREVENTOR, & RAIN SENSOR DEVICE. DIRECT SPRAY HEADS AWAY FROM ANY NATURAL AREAS AND PAVED SURFACES.
12. THE TREE CALIPER OF ALL TREES SPECIFIED ON THE PLANT LIST SHALL BE MEASURED AT SIX (6) INCHES ABOVE GRADE.



TREE PROTECTION FENCE DETAIL

Ravensdale Planning & Design
Land Planning Landscape Architecture • Project Management Expert Witness
5106 South Pointe Drive Inverness, Florida 34450
(407) 647-1213

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

LSP Details

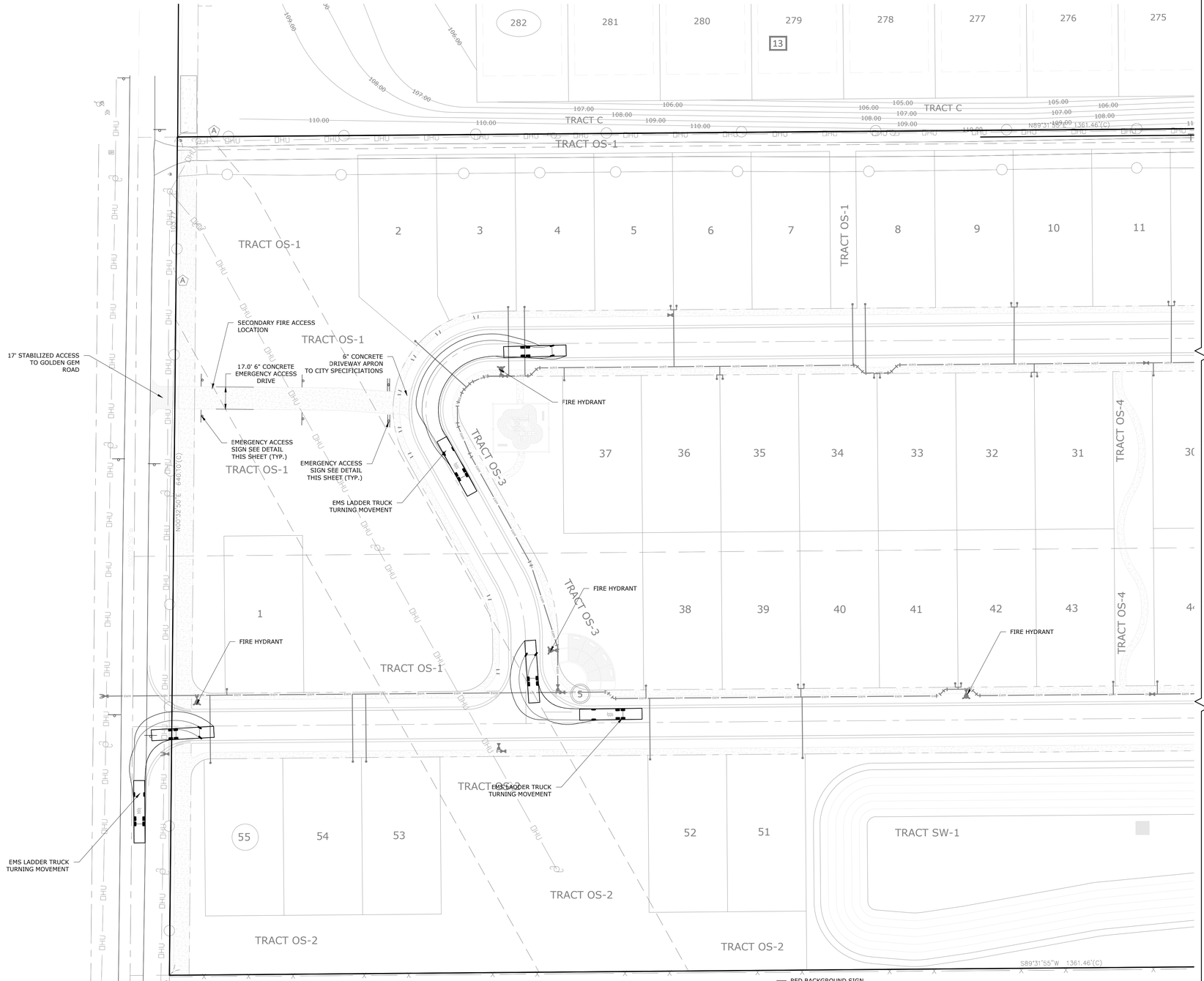
Plans not valid unless Signed. Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

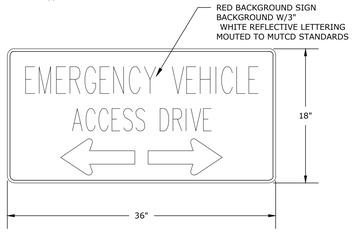
NO.	DATE	DESCRIPTION
1	06/12/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Building And Elevations
4	" "	" " " "
5	" "	" " " "
6	" "	" " " "
7	" "	" " " "
8	" "	" " " "
9	" "	" " " "
10	" "	" " " "

SHEET NUMBER
18 OF 25

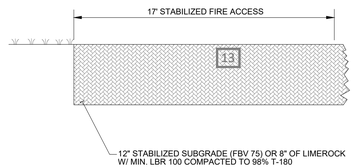


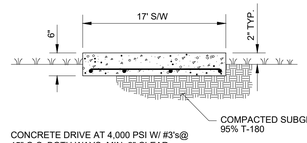
NOTES:

1. Fire flow based on FFPC 8th (NFPA 1 and 101 2023 edition) for building is 1,000 gpm or based Table 18.1.
2. Fire hydrants within 250' of building via Fire Department Access Road shall be allowed 1,500 gpm max fire flow credit, over 250' from building max. fire flow credit shall be 1,000 gpm.
3. Non-Sprinklered building shall provide 150' hose lay to all exterior points on the building from the approved Fire Department Access Road(s).
4. Overall Length (Bumper to Bumper)- 47.64 feet Width - 8.41 feet Track - 8.41 feet Lock to Lock Time - 6.0 Steering Angle- 46.0 degrees Min Centerline Radius - 31.41 feet
5. Fire hydrants shall be marked with blue reflectors in the pavement adjacent to the hydrant.



AA STABILIZED EMERGENCY ACCESS
N.T.S.





CONCRETE DRIVE AT 4,000 PSI W/ #3's@
15" O.C. BOTH WAYS, MIN. 2" CLEAR
WOOD FLOAT FINISH. SAW CUT
CONTRACTION JOINTS AT 5' O.C. MIN.
EXPANSION JOINT AT 20' O.C. MIN

NOTE: ALL SIDEWALK TO BE CONSTRUCTED AS PART OF INFRASTRUCTURE

BB CONCRETE EMERGENCY ACCESS
N.T.S.

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.

SEE SHEET 20 OF 25

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Fire Turnaround Plan 1

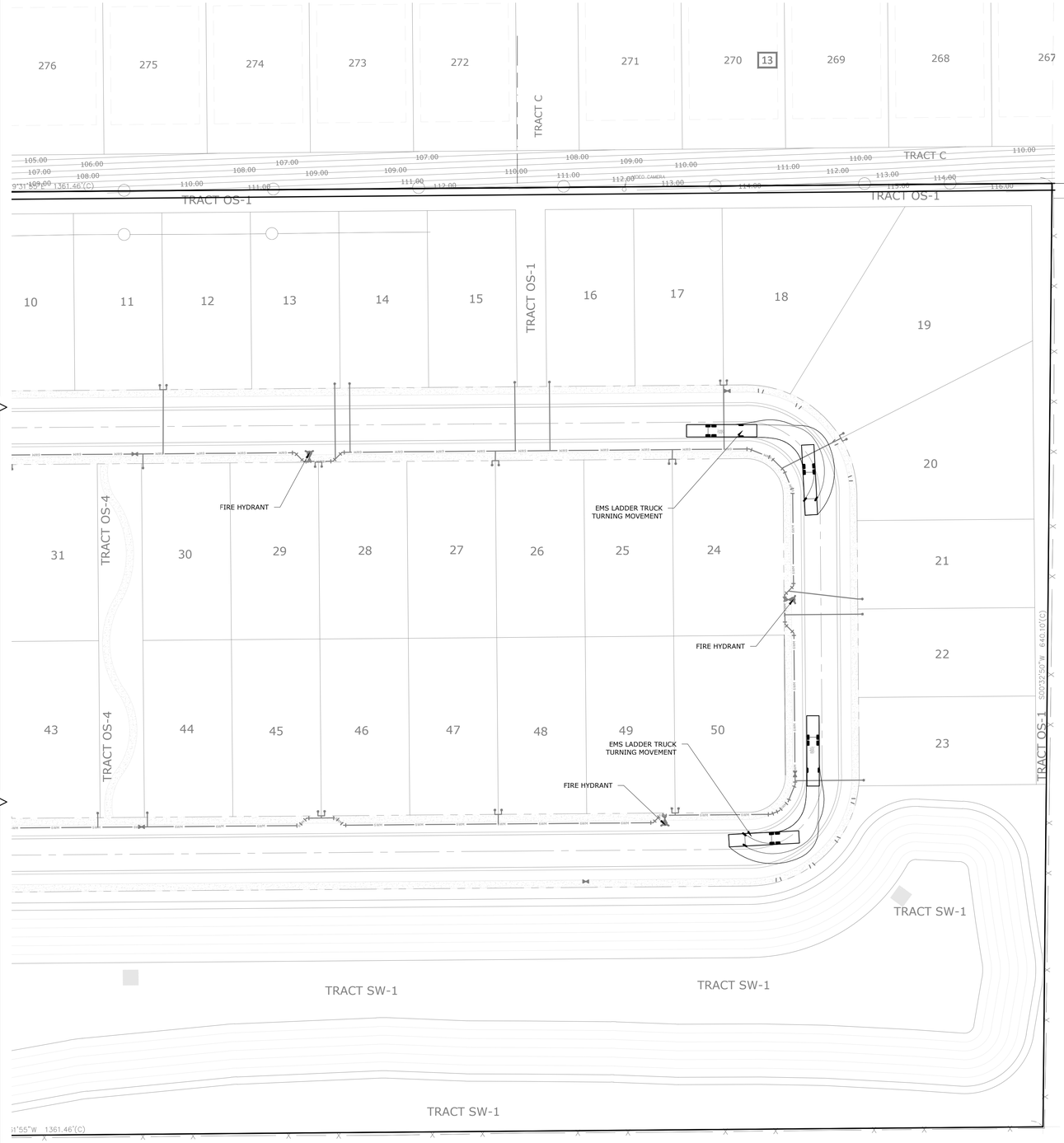
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
19 OF 25



SEE SHEET 19 OF 25

GRAPHIC SCALE

(IN FEET)
1 inch = 40 ft.

NOTES:

1. Fire flow based on FFPC 8th (NFPA 1 and 101 2023 edition) for building is 1,000 gpm or based Table 18.1.
2. Fire hydrants within 250' of building via Fire Department Access Road shall be allowed 1,500 gpm max fire flow credit, over 250' from building max. fire flow credit shall be 1,000 gpm.
3. Non-Sprinklered building shall provide 150' hose lay to all exterior points on the building from the approved Fire Department Access Road(s).
4. Overall Length (Bumper to Bumper)- 47.64 feet Width - 8.41 feet Track - 8.41 feet Lock to Lock Time - 6.0 Steering Angle- 46.0 degrees Min Centerline Radius - 31.41 feet
5. Fire hydrants shall be marked with blue reflectors in the pavement adjacent to the hydrant.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Fire Turnaround Plan 2

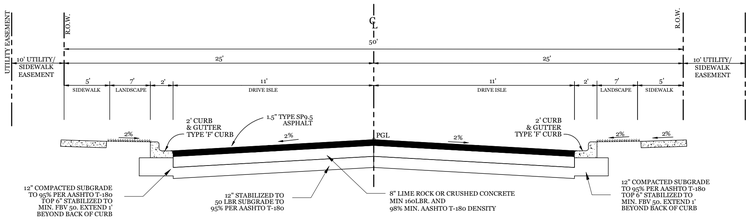
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

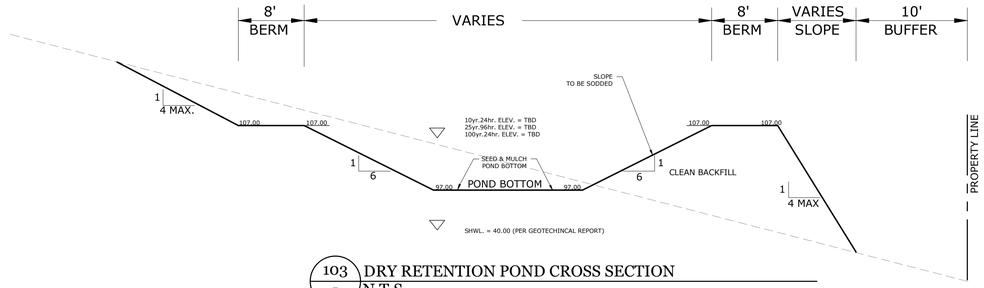
Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

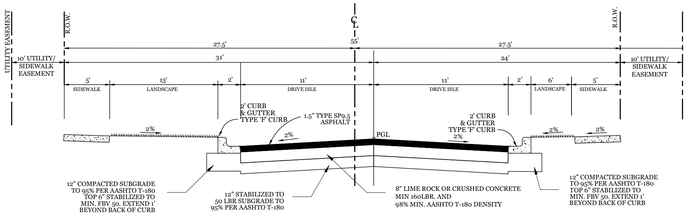
SHEET NUMBER
20 OF 25



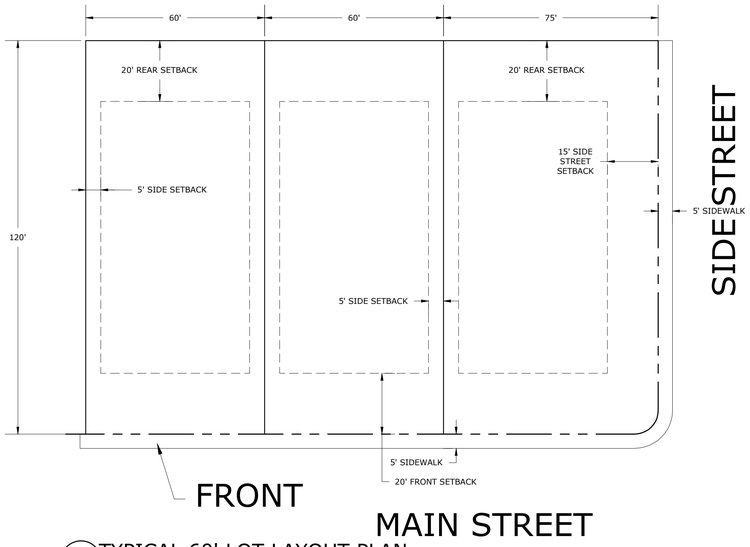
100 - TYPICAL 50' ROW ROADWAY CROSS SECTION DETAIL
N.T.S.



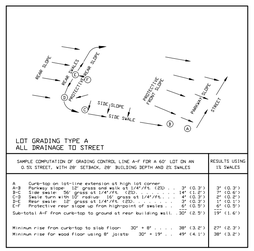
103 - DRY RETENTION POND CROSS SECTION
N.T.S.



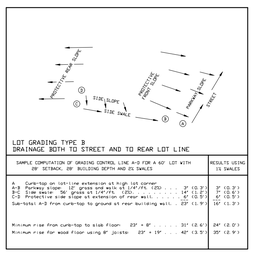
101 - TYPICAL 55' ROW ON-STREET PARKING CROSS SECTION DETAIL
N.T.S.



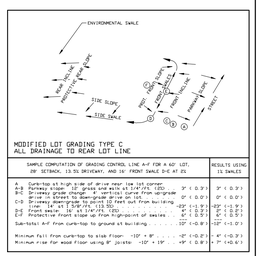
102 - TYPICAL 60' LOT LAYOUT PLAN
N.T.S.



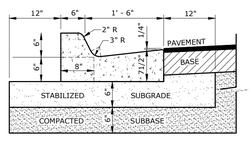
406 - TYPE 'A' LOT GRADING
N.T.S.



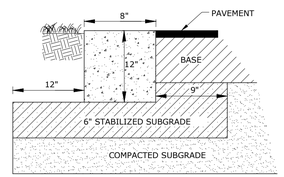
407 - TYPE 'B' LOT GRADING
N.T.S.



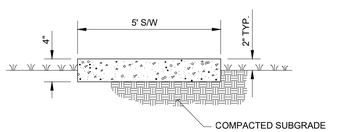
408 - TYPE 'C' LOT GRADING
N.T.S.



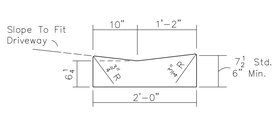
402 - FDOT TYPE 'F' CURB
N.T.S.



401 - CONCRETE RIBBON CURB
N.T.S.



105 - STANDARD SIDEWALK DETAIL
N.T.S.



300M - MIAMI CURB
N.T.S.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

General Details 1

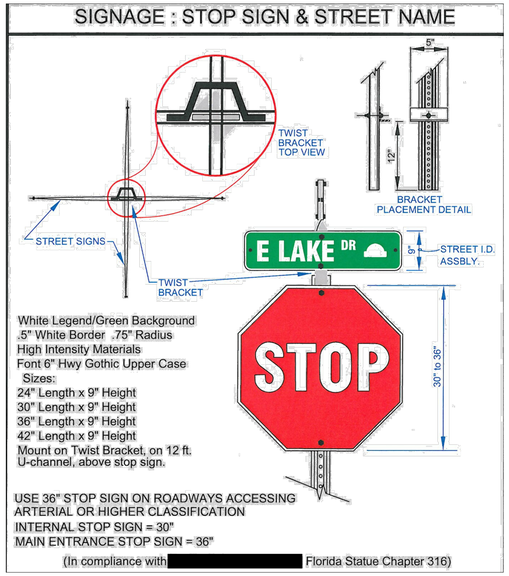
Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/13/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
21 OF 25



200 - STOP SIGN & STREET SIGN DETAIL
N.T.S.

DUKE ENERGY.

Mini Bell LED



The Mini Bell LED is an energy-efficient luminaire with a classic, sophisticated design. This fixture is an excellent choice for illuminating pathways and residential communities.

LED (light-emitting diode)	50 watts
Mounting height	12'
Color	Black
Poles	Colonial concrete Victorian concrete Washington concrete
Applications	Neighborhoods Parks Shopping centers Streets

DUKE ENERGY.

Mini Bell LED

Light source: LED (white)
Wattage: 50
Lumens: 2,889
Light pattern: IESNA Type III (oval)
IESNA cutoff classification: Semi-cutoff
Color temperature: 4,000K
Warm-up and restrike time: Instant on (no warm-up or restrike time)



light distribution pattern

Pole available:

Name	Mounting height	Color
Colonial concrete		Black
Victorian concrete	12'	Black, Gray-green
Washington concrete		Black, Gray

Features	Benefits
Little or no installation cost	Frees up capital for other projects
Design services by lighting professionals included	Meets industry standards and lighting ordinances
Maintenance included	Eliminates high and unexpected repair bills
Electricity included	Less expensive than metered service
Warranty included	Worry-free
One low monthly cost on your electric bill	Convenience and savings for you
Turnkey operation	Provides hassle-free installation and service
Backed by over 40 years of experience	A name you can trust today … and tomorrow

201 - DUKE ENERGY STREET LIGHT FIXTURE DETAIL
N.T.S.

Lot Area Table

Lot Number	Gross Area (sqft)	Gross Area (ac.)	Lot Width (ft)
1	7,200.00	0.17	60
2	7,903.41	0.18	60
3	7,249.90	0.17	60
4	7,200.00	0.17	60
5	7,200.00	0.17	60
6	7,200.00	0.17	60
7	7,200.00	0.17	60
8	7,200.00	0.17	60
9	7,200.00	0.17	60
10	7,200.00	0.17	60
11	7,200.00	0.17	60
12	7,200.00	0.17	60
13	7,200.00	0.17	60
14	7,200.00	0.17	60
15	7,200.00	0.17	60
16	7,200.00	0.17	60
17	7,200.00	0.17	60
18	10,476.61	0.24	60
19	15,943.24	0.37	60
20	11,081.15	0.25	60
21	7,200.00	0.17	60
22	7,200.00	0.17	60
23	7,200.98	0.17	60
24	8,865.87	0.20	75
25	7,200.00	0.17	60
26	7,200.00	0.17	60
27	7,200.00	0.17	60
28	7,200.00	0.17	60
29	7,200.00	0.17	60
30	7,200.00	0.17	60
31	7,200.00	0.17	60
32	7,200.00	0.17	60
33	7,200.00	0.17	60
34	7,200.00	0.17	60
35	7,200.00	0.17	60
36	7,200.00	0.17	60
37	7,200.00	0.17	60
38	7,200.00	0.17	60
39	7,200.00	0.17	60
40	7,200.00	0.17	60
41	7,200.00	0.17	60
42	7,200.00	0.17	60
43	7,200.00	0.17	60
44	7,200.00	0.17	60
45	7,200.00	0.17	60
46	7,200.00	0.17	60
47	7,200.00	0.17	60

Lot Area Table

Lot Number	Gross Area (sqft)	Gross Area (ac.)	Lot Width (ft)
48	7,200.00	0.17	60
49	7,200.00	0.17	60
50	8,865.87	0.20	75
51	7,200.00	0.17	60
52	7,200.00	0.17	60
53	7,200.00	0.17	60
54	7,200.00	0.17	60
55	7,198.71	0.17	60

202 - LOT DIMENSIONS AND AREA TABLE
N.T.S.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

General Details 2

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4	--/--/--	
5	--/--/--	
6	--/--/--	
7	--/--/--	
8	--/--/--	
9	--/--/--	
10	--/--/--	

SHEET NUMBER
22 OF 25













AA SADDLEBROOK MEADOWS HESTON ELEVATIONS
N.T.S.

AA SADDLEBROOK MEADOWS DeNIRO ELEVATIONS
N.T.S.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Architectural Elevations 1

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
23 OF 25













AA SADDLEBROOK MEADOWS BRANDO ELEVATIONS
N.T.S.

AA SADDLEBROOK MEADOWS FREEMAN ELEVATIONS
N.T.S.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Architectural Elevations 2

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/16/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
24 OF 25







AA SADDLEBROOK MEADOWS HACKMAN ELEVATIONS
- N.T.S.

G L SUMMITT
ENGINEERING INC
Office: Lake Mary
3667 Simonton Place
Lake Mary, Florida 32746
phone: 407-323-0705
fax: 407-992-8650
www.GLSeng.com

Lennar Homes, LLC
6675 Westwood Blvd.
Orlando, FL 32821

Saddlebrook Meadows
Subdivision
City of Apopka, Florida

KPI Master/Major Development Plan

Architectural Elevations 3

Plans not valid unless Signed, Dated and Sealed below.

GEOFFREY L. SUMMITT, P.E.
Date: August 13, 2026
FL Registration #58775
Certificate of Authorization #29665

Revisions

NO.	DATE	DESCRIPTION
1	08/15/25	Initial Submittal
2	12/10/25	Revised Per City Of Apopka DRC Comments
3	8/13/26	Revised To Change Builder And Elevations
4		
5		
6		
7		
8		
9		
10		

SHEET NUMBER
25 OF 25

Apopka Townhomes
Construction Plans

Prepared For

Hannibal Square Community Land Trust, Inc.

Woodland Circle and 350 E. 6th Street
Apopka, Florida 32703

Parcel ID: 10-21-28-5096-00-001



LOCATION MAP
N.T.S.

Prepared By

HARRIS CIVIL ENGINEERS

1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

ENGINEER OF RECORD: DION A. MARSHAM, P.E.
LICENSE NUMBER: 58690

HCE PROJECT NUMBER: 8140002
DATE: July 28, 2026

SHEET INDEX	
SHEET NUMBER	SHEET TITLE
C-000	COVER
C-001	GENERAL NOTES
C-002	GENERAL NOTES
C-003	EXISTING-SURVEY
C-004	TREE SURVEY
C-005	DEMO PLAN
C-006	FIRE TRUCK ACCESS
C-007	GARBAGE TRUCK ACCESS
C-100	SITE PLAN
C-200	GRADING & DRAINAGE PLAN
C-300	UTILITY PLAN
C-400	SITE DETAILS
C-401	SITE DETAILS
C-402	SITE DETAILS
C-403	SITE DETAILS
C-404	SITE DETAILS
C-405	SITE DETAILS
C-406	SITE DETAILS
LA-01	LANDSCAPE PLAN
LD-01	LANDSCAPE PLANTING DETAILS
LN-01	LANDSCAPE GENERAL NOTES
IR-01	IRRIGATION PLAN
IR-02	IRRIGATION DETAILS
IR-03	IRRIGATION DETAILS
IR-04	IRRIGATION DETAILS
IR-05	IRRIGATION DETAILS
IR-06	IRRIGATION SPECIFICATIONS

Sunshine 811®

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. ANY UNAUTHORIZED USE, CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

HCE Project: 8140002

Sheet Title:
COVER SHEET

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-000

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-000-COVER-CONST-PLANS.dwg Layout: C-000 Printed: Tue, 28 Jul 2026 - 16:59

GENERAL NOTES

1. ALL CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE BUILDING CODES AND LOCAL RESTRICTIONS. THE CONTRACTOR MUST COMPLY WITH THE CONTRACTOR REGISTRATION REQUIREMENTS OF ALL GOVERNING AUTHORITIES.
2. ALL WORK SHALL BE PERFORMED IN A SAFE MANNER. ALL SAFETY RULES AND GUIDELINES OF O.S.H.A. SHALL BE FOLLOWED. THE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR ANY INJURIES OF HIS EMPLOYEES, AND ANY DAMAGE TO PRIVATE PROPERTY OR PERSONS DURING THE COURSE OF THIS PROJECT. ALL COSTS ASSOCIATED WITH COMPLYING WITH OSHA REGULATIONS AND THE FLORIDA TRENCH SAFETY ACT MUST BE INCLUDED IN THE CONTRACTOR'S BID.
3. ALL IMPROVEMENTS SHOWN ARE TO BE WARRANTED BY THE CONTRACTOR TO THE OWNER FOR A PERIOD OF ONE YEAR FROM DATE OF ACCEPTANCE BY THE OWNER, UNLESS NOTED OTHERWISE.
4. CONTRACTOR SHALL PROVIDE ALL NECESSARY SIGNS, BARRIERS, LABOR, EQUIPMENT, ETC., TO MAINTAIN SAFE AND ADEQUATE ACCESS FOR PEDESTRIAN AND VEHICULAR TRAFFIC ALONG ROADWAY AND SIDEWALKS INTO AND OUT OF THE SITE FOR THE DURATION OF CONSTRUCTION.
5. CONTRACTOR SHALL PROVIDE ACCESS FOR EMERGENCY VEHICLES ON TO AND AROUND THE ENTIRE PROJECT SITE DURING THE FULL CONSTRUCTION PERIOD.
6. ALL SURVEY DATA USED AND CONDITIONS ASSUMED TO BE PRESENT IN PREPARATION OF THESE PLANS WAS PROVIDED BY EXACTA LAND SURVEYORS, LLC. HARRIS CIVIL ENGINEERS, LLC. AND OWNER DO NOT ASSUME RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THIS DATA. THE CONTRACTOR SHALL VERIFY AND LOCATE ALL VERTICAL AND HORIZONTAL CONTROL POINTS PRIOR TO CONSTRUCTION BY EMPLOYING A LICENSED LAND SURVEYOR, REGISTERED IN THE STATE OF FLORIDA. IF ANY DISCREPANCIES SHOULD BE FOUND, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT OF THE CONDITION IN WRITING PRIOR TO COMMENCING HIS CONSTRUCTION ACTIVITIES.
7. THE CONTRACTOR SHALL FIELD VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO ANY WORK AND SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS INCLUDING THOSE FURNISHED BY SUBCONTRACTORS. CONTRACTOR SHALL ACCEPT PREMISES AS FOUND. OWNER ASSUMES NO RESPONSIBILITY FOR THE CONDITION OF THE EXISTING SITE OR EXISTING STRUCTURES AT THE TIME OF BIDDING OR THEREAFTER.
8. THE OWNER WILL CONTRACT WITH AN INDEPENDENT TESTING LABORATORY TO PERFORM MATERIAL TESTING AND SOIL TESTING IN ACCORDANCE WITH CITY OF APOPKA REQUIREMENTS AND THE RECOMMENDATIONS OUTLINED IN THE GEOTECHNICAL INVESTIGATION REPORT. THIS SHALL INCLUDE DENSITY TESTS IN ALL PAVEMENT AREAS AND BUILDING PADS AND IN ALL UTILITY TRENCHES LOCATED IN PAVEMENT AREAS CONCRETE TESTING AND ALL OTHER MATERIAL TESTING.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE REQUIRED FOR THE PROJECT INCLUDING CITY OF APOPKA
10. RESERVED
11. THE CONTRACTOR SHALL COORDINATE THEIR CONSTRUCTION WITH ALL OTHER CONTRACTORS. IN THE EVENT OF ANY CONFLICT WHATSOEVER, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT PRIOR TO PROCEEDING WITH CONSTRUCTION.
12. UNLESS OTHERWISE NOTED, CONTRACTOR SHALL CLEAR AND GRUB ENTIRE AREA WITHIN THE INDICATED LIMITS OF CONSTRUCTION OF ALL VEGETATION, CONCRETE SLABS AND FOUNDATIONS, PAVEMENT, FENCES, LIGHT POLES, ETC. AND PROPERLY DISPOSE OF OFF SITE. ANY EXISTING UTILITY SERVICES SHALL BE PROPERLY DISCONNECTED, PLUGGED, REMOVED OR ABANDONED.
13. ALL AREAS SHOWN TO BE FILLED SHALL BE CLEARED AND GRUBBED IN ACCORDANCE WITH PROJECT SPECIFICATIONS AND SHALL BE FILLED WITH CLEAN STRUCTURAL FILL COMPACTED AND TESTED IN ACCORDANCE WITH THE GEOTECHNICAL INVESTIGATION REPORT.
14. CONTRACTOR IS RESPONSIBLE FOR PROTECTION OF ALL SURVEY AND PROPERTY MONUMENTS. IF A MONUMENT IS DISTURBED, THE CONTRACTOR SHALL CONTRACT THE SURVEYOR OF RECORD FOR RE-NSTALLATION OF THE MONUMENT, AT THE CONTRACTOR'S EXPENSE.
15. ALL DEBRIS RESULTING FROM ALL ACTIVITIES SHALL BE PROPERLY DISPOSED OF OFF-SITE BY CONTRACTOR.
16. ALL EXCESS SUITABLE AND UNSUITABLE MATERIAL SHALL BE REMOVED FROM THE SITE BY THE CONTRACTORS UNLESS DIRECTED OTHERWISE BY ENGINEER OR OWNER.
17. BURNING OF TREES, BRUSH AND OTHER MATERIAL IS NOT PERMITTED.
18. THE CONTRACTOR IS RESPONSIBLE FOR CORRECTING ANY ERRORS AFTER THE START OF CONSTRUCTION WHICH HAS NOT BEEN BROUGHT TO THE ATTENTION OF THE CIVIL ENGINEER. THE MEANS OF CORRECTING ANY ERROR SHALL FIRST BE APPROVED BY THE ARCHITECT. DISCREPANCIES BETWEEN PORTIONS OF THE CONTRACT DOCUMENTS ARE NOT INTENDED. THE CONTRACTOR IS TO CLARIFY WITH THE ARCHITECT ANY SUCH DISCREPANCIES PRIOR TO COMMENCING WORK.
19. CONTRACTOR SHALL REFER AND CONFORM TO ALL RECOMMENDATIONS AND FINDINGS AS SET FORTH IN THE GEOTECHNICAL REPORT. THE ENGINEER ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY OF THE FINDINGS OR FOR THE FINAL RECOMMENDATIONS. CONTACT ARCHITECT FOR INSTRUCTIONS PRIOR TO THE CONTINUATION OF WORK SHOULD ANY UNUSUAL CONDITIONS BECOME APPARENT DURING CONSTRUCTION. EXISTING ELEVATIONS AND LOCATIONS TO BE JOINED SHALL BE VERIFIED BY THE CONTRACTOR BEFORE CONSTRUCTION. IF THEY DIFFER FROM THOSE SHOWN ON THE DRAWINGS, THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IN WRITING SO THAT MODIFICATIONS CAN BE MADE TO THE CONSTRUCTION PLANS BEFORE PROCEEDING WITH THE WORK.
20. PRIOR TO COMMENCEMENT OF WORK THE CONTRACTOR WILL COORDINATE HIS ACTIVITIES WITH ALL THE UTILITY COMPANIES SERVING THIS AREA. CONTRACTOR IS TO COORDINATE FULLY WITH UTILITY COMPANIES ON EXACT LOCATION OF UNDERGROUND UTILITIES PRIOR TO EXCAVATION. A LIST OF UTILITY COMPANIES THAT SHOULD BE CONTACTED AND MAY HAVE SERVICES NEAR THE SITE INCLUDE, BUT ARE NOT LIMITED TO, THE UTILITY PROVIDERS LISTED BELOW.
    CITY OF APOPKA – REUSE WATER, WASTEWATER
    DUKE ENERGY – ELECTRIC
    TECO – GAS
21. THE PROJECT SPECIFICATIONS AND GENERAL CONDITIONS ARE TO BE FOLLOWED IN ADDITION TO THESE PLANS.
22. SUBSURFACE INFORMATION SHOWN ON THESE DRAWINGS WAS OBTAINED FOR USE IN ESTABLISHING DESIGN CRITERIA FOR THE PROJECT. THE ACCURACY OF THIS INFORMATION IS NOT GUARANTEED AND IS NOT TO BE CONSTRUED AS PART OF THE PLANS GOVERNING CONSTRUCTION OF THE PROJECT.
23. PRIOR TO CONTRACT CLOSE-OUT, THE CONTRACTOR SHALL HAVE RECORD PLANS PREPARED BY A LICENSED LAND SURVEYOR. THE RECORD DRAWINGS WILL BE PREPARED ELECTRONICALLY AND BE IN AUTOCAD, RELEASE 2007 (OR ABOVE) FORMAT. THE DRAWINGS WILL BE COPIES OF THE ENGINEER'S PLANS WITH DESIGNED INFORMATION CROSSED OUT AND THE AS-BUILT INFORMATION PLACED NEXT TO IT. AS-BUILT INFORMATION WILL BE PLACED ON A SEPARATE LAYER NAMED AS-BUILT-WATER, AS-BUILT-SEWER, ETC. EACH AS-BUILT UTILITY SHALL BE PLACED ON A SEPARATE AS-BUILT LAYER AS INDICATED ABOVE. THE OWNER'S ENGINEER WILL SUPPLY THE REQUIRED DESIGN ELECTRONIC FILES TO THE CONTRACTOR SO THAT THE AS-BUILT PLANS CAN BE COMPILED AS REQUIRED. THE CONTRACTOR SHALL SUPPLY THE OWNER WITH EIGHT (8) SETS OF RECORD PLANS SIGNED AND SEALED BY A LICENSED SURVEYOR. THE CONTRACTOR SHALL ALSO PROVIDE THE OWNER WITH RECORD PLANS IN ELECTRONIC DIGITAL FORMAT – AUTOCAD, RELEASE 2007 (OR ABOVE) FORMAT.

AS-BUILT SUBMITTAL

THE CONTRACTOR SHALL SUBMIT TWO SETS OF PLANS AND AN AUTOCAD FILE ON A CD OF THE AS-BUILT DRAWINGS PREPARED BY A REGISTERED SURVEYOR TO HCE FOR REVIEW. THE AS-BUILT DRAWINGS SHALL CONTAIN THE FOLLOWING INFORMATION:

WATER LINES

THE AS-BUILT PLANS SHALL SHOW COORDINATES AND ELEVATIONS FOR TOP OF ALL THE PROPOSED WATER MAINS, LATERALS AND APPURTENANCES, I.E. TIE-IN POINT, BENDS, TEES, VALVES & BOXES, FIRE HYDRANTS, METERS, BACKFLOW UNITS, STUBS, ETC. NOTE ALL PIPE MATERIALS, SIZES AND ANY CONCRETE ENCASEMENT OR SLEEVES. AS-BUILT PLANS ARE TO INCLUDE THE NUMBER OF TEST POINTS AND LOCATIONS OF THE BACTERIOLOGICAL SAMPLE AS STIPULATED IN THE FDEP PERMIT.

SANITARY SEWER

THE AS-BUILT PLANS SHALL SHOW GPS COORDINATES AND ELEVATIONS FOR ALL MANHOLE RIMS AND PIPE INVERTS, CLEANOUTS AND INVERTS, WYES AND LATERALS WITH TOP OF PIPE ELEVATIONS PLUS PIPE SIZES, LENGTHS AND MATERIAL TYPES. AS-BUILT DATA SHALL ALSO INCLUDE THE LOCATIONS OF CHANGE IN MATERIALS AND CONCRETE ENCASEMENT.

STORM DRAINAGE

THE AS-BUILT PLANS SHALL SHOW COORDINATES AND ELEVATIONS FOR ALL MANHOLES, INLETS, CATCH BASINS, RIMS AND PIPE INVERTS, CLEANOUTS AND INVERTS, WYES AND LATERALS WITH TOP OF PIPE ELEVATIONS PLUS PIPE SIZES, LENGTHS AND MATERIAL TYPES. AS-BUILT COORDINATES AND TOP OF PIPE ELEVATIONS FOR BEACH UNDERDRAIN PIPES SHALL BE PROVIDED EVERY 25' ALONG THE PIPE.

EXISTING UTILITIES

WHEN EXISTING UTILITIES ARE CROSSED OR ENCOUNTERED THE TYPE OF CROSSING SHALL BE NOTED ALONG WITH THE LOCATION, TYPE, SIZE, MATERIAL AND ELEVATION. THE AS-BUILT DATA FOR ALL EXISTING UTILITIES ENCOUNTERED SHALL MEET THE WATER LINE, SANITARY SEWER AND STORM SEWER REQUIREMENTS NOTED ABOVE.

HCE WILL REVIEW THE AS-BUILT DRAWINGS FOR COMPLIANCE WITH THE PLANS AND GOVERNMENTAL PERMITS AND ISSUE COMMENTS TO THE CONTRACTOR.

UPON HCE REVIEW(S) AND COMPLETION OF ANY COMMENTS AND CORRECTIVE WORK BY THE CONTRACTOR'S SURVEY, HCE WILL ADVISE THE CONTRACTOR ON THE NUMBER OF SIGNED AND SEALED AS-BUILD DRAWINGS THAT ARE NEEDED FOR CERTIFICATION TO THE VARIOUS GOVERNMENTAL AGENCIES. ONCE SUBMITTED, CERTIFICATION AND ACCEPTANCE COULD TAKE FROM 30 TO 45 DAYS FOR EACH PERMIT.

DRAINAGE, PAVING AND GRADING NOTES

1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH PROJECT SPECIFICATIONS, SFWMD REQUIREMENTS, AND THE LATEST EDITION OF THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
2. PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL LOCATIONS AND INVERTS OF EXISTING UTILITIES AT PROPOSED CROSSINGS AND POINTS OF CONNECTION. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY IN WRITING OF ANY UTILITY CONFLICTS OR DISCREPANCIES.
3. ALL EARTHWORK OPERATIONS SHALL BE IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS, PLANS AND RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER.
4. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE CIVIL ENGINEER AND CITY OF APOPKA, IF REQUIRED, ON ALL MATERIALS FOR REVIEW AND APPROVAL PRIOR TO PURCHASE OR CONSTRUCTION OF ANY UTILITY, PIPE OR STRUCTURE.
5. ALL DRAINAGE PIPING SHALL HAVE A MINIMUM OF 3.0 FEET OF COVER MEASURED FROM FINISH GRADES, UNLESS OTHERWISE NOTED. ALL PIPE LENGTHS ARE SCALED DIMENSIONS. ALL DRAINAGE STRUCTURES SHALL BE CONSTRUCTED TO CONFORM TO F.D.O.T. STANDARD SPECIFICATIONS. ALL DRAINAGE STRUCTURES SHALL HAVE H-20 TRAFFIC BEARING GRATES.
6. CONTRACTOR SHALL INSURE THAT ALL DRAINAGE STRUCTURES, PIPES, ETC., ARE CLEAN AND FUNCTIONING PROPERLY AT TIME OF ACCEPTANCE.
7. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT PERMITS FOR CONSTRUCTION HAVE BEEN OBTAINED AND COPIES OF ALL REQUIRED PERMITS ARE IN HAND PRIOR TO STARTING WORK. THE CONTRACTOR SHALL MAINTAIN UPDATED COPIES OF ALL PERMITS ON-SITE THROUGHOUT THE DURATION OF THE CONSTRUCTION PERIOD.
8. ALL DRAINAGE PIPES GREATER THAN 12" SHALL BE REINFORCED CONCRETE PIPE (RCP) OR AS SHOWN. ALL DRAINAGE PIPE JOINTS SHALL BE FILTER-FABRIC WRAPPED ACCORDING TO F.D.O.T. STANDARDS.
9. THE CONTRACTOR SHALL STAKE ALL IMPROVEMENTS USING THE GEOMETRIC DATA PROVIDED. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO COMPLETELY STAKE AND CHECK ALL IMPROVEMENTS TO ENSURE ADEQUATE POSITIONING, BOTH HORIZONTAL AND VERTICAL, PRIOR TO THE INSTALLATION OF ANY IMPROVEMENTS. THE CONTRACTOR SHALL NOTIFY THE ARCHITECT IMMEDIATELY IN WRITING IF ANY APPARENT DISCREPANCIES ARE FOUND.
10. ALL COUNTY R.O.W. AND OTHER SODDED AREAS WHICH ARE DISTURBED DURING CONSTRUCTION SHALL BE SODDED. SLOPES STEEPER THAN 5:1 AND ALL OTHER AREAS INDICATED IN THE LANDSCAPE PLANS SHALL BE SODDED. THESE AREAS SHALL BE MAINTAINED BY THE CONTRACTOR UNTIL FINAL ACCEPTANCE BY THE OWNER AND LANDSCAPE ARCHITECT, INCLUDING MOWING, TEMPORARY IRRIGATION AND FERTILIZATION.
11. ALL PROPERTY AFFECTED BY THIS WORK SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN PREVIOUSLY EXISTED UNLESS SPECIFICALLY EXEMPTED BY THE PLANS. THE COST FOR SUCH RESTORATION SHALL BE INCIDENTAL TO OTHER CONSTRUCTION AND NO EXTRA COMPENSATION WILL BE ALLOWED.
12. THE CONTRACTOR SHALL PROVIDE FLAG MAN AND ANY OTHER TRAFFIC MEASURES NECESSARY TO PROTECT AND FACILITATE TRAFFIC MOVEMENT ALONG ALL OFF-SITE ROADWAYS DURING CONSTRUCTION AS REQUIRED BY CITY OF APOPKA AND/OR FDOT STANDARD SPECIFICATIONS.
13. A 48-HOUR/TWO WORKING DAYS NOTICE WILL BE GIVEN TO THE CIVIL ENGINEER OF RECORD AND CITY OF APOPKA PRIOR TO TESTING.
14. ALL FILL SHALL BE COMPACTED TO 95% OF MAXIMUM DENSITY (AASHTO T-180), UNLESS OTHERWISE NOTED IN THE GEOTECHNICAL REPORT.
15. ROADWAY MARKINGS, SIGNAGE, AND STRIPING TO BE INSTALLED IN ACCORDANCE WITH FDOT INDEX #17346 AND CITY OF APOPKA STANDARDS. STRIPING SHALL BE COORDINATED WITH THE CITY OF APOPKA INSPECTORS.
16. WHEN TRENCH EXCAVATION EXCEEDS FIVE (5) FEET IN DEPTH:
    A – CONTRACTOR SHALL CONFORM TO OSHA STD. 29CFR, SECTION 1926.650 WHICH IS INCORPORATED IN FL. STATE 90-96.
    B – THE CONTRACTOR SHALL PROVIDE WRITTEN ASSURANCE OF COMPLIANCE WITH THIS LAW.
    C – TRENCH SAFETY SYSTEM SHALL BE DESIGNED BY THE CONTRACTOR.
17. DRAINAGE STRUCTURE RIM ELEVATION REFERS TO TOP OF GRATE, OR EDGE OF PAVEMENT FOR CURB INLETS.
18. RIM ELEVATIONS SHOWN FOR PROPOSED STRUCTURES LOCATED IN EXISTING PAVEMENT AREAS ARE APPROXIMATE AND SHOWN FOR REFERENCE ONLY. CONTRACTOR TO PLACE RIM ELEVATIONS TO BE WITHIN 0.01' OF THE EXISTING PAVEMENT GRADE.

FIRE AND WATER MAIN NOTES

1. ALL UNDERGROUND MAINS SERVING FIRE HYDRANTS OR FIRE PROTECTION SYSTEMS ON PRIVATE PROPERTY MUST BE PERMITTED BY THE FIRE DEPT. PRIOR TO INSTALLATION. THIS INCLUDES THE ENTIRE INDUSTRIAL WATER SYSTEM. THE UNDERGROUND FIRE MAIN CONTRACTOR MUST OBTAIN A FIRE PERMIT FROM CITY OF APOPKA PRIOR TO INSTALLATION OF THE FIRE MAINS, HYDRANTS AND/OR FIRE PROTECTION SYSTEM.
2. ALL UNDERGROUND FIRE MAINS WILL BE INSTALLED IN ACCORDANCE WITH NFPA 24, 2010 EDITION, "STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES". [F.A.C. 69A-60.005(2)]
3. DEFINITION OF UNDERGROUND POINT-OF-SERVICE IS DEFINED IN FLORIDA STATUTES, SECTION 633.021.
4. THE PRIVATE DEDICATED UNDERGROUND FIRE MAINS AND FIRE HYDRANTS MUST BE INSTALLED BY A LICENSED FIRE CONTRACTOR CLASS I, II, OR V. COMBINATION FIRE MAINS (SHARED DOMESTIC AND FIRE PROTECTION SERVICE) AND FIRE HYDRANTS UP TO THE DEDICATED FIRE PROTECTION SYSTEM "POINT OF SERVICE" CAN BE INSTALLED BY A LICENSED UNDERGROUND UTILITY/ EXCAVATION CONTRACTOR, GENERAL CONTRACTOR, OR PLUMBING CONTRACTOR. [FLORIDA STATUTES 633.021, 633.539, 489.105]
5. ALL UNDERGROUND FIRE LINES AND HYDRANTS TO BE INSTALLED BY A BY A LICENSED FIRE CONTRACTOR CLASS I, II, OR V, INSPECTED BY THE CITY OF APOPKA FIRE INSPECTOR, TESTED AND CLEARED FOR USE PRIOR TO ONSITE DELIVERY OF COMBUSTIBLE MATERIALS.
6. A 36 IN. CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS EXCEPT AS OTHERWISE REQUIRED OR APPROVED. [CLEARANCE NFPA 1: 18.5.7.1]
7. AUTOMATIC SPRINKLER SYSTEMS SHALL BE ELECTRONICALLY MONITORED. ALL CONTROL VALVES, INCLUDING CONTROL VALVES ON BACKFLOW PREVENTION DEVICES, THAT MIGHT INTERFERE WITH THE OPERATION OF THE SYSTEM AND/OR ALL WATERFLOW DETECTION DEVICES SHALL BE MONITORED IN ACCORDANCE WITH NFPA 72.
8. AFTER INSTALLATION, RODS, NUTS, BOLTS, WASHERS, CLAMPS, AND OTHER RESTRAINING DEVICES SHALL BE CLEANED AND THOROUGHLY COATED WITH A BITUMINOUS OR OTHER ACCEPTABLE CORROSION-RETARDING MATERIAL IN ACCORDANCE WITH NFPA 24:10.8.3.5, 2010 EDITION.
9. ALL NEW FIRE HYDRANTS SHALL BE CAPABLE OF FLOWING 2,000 GPM AT 20 PSI.

UTILITIES NOTES

1. ALL EXISTING MANHOLES AND VALVES AFFECTED BY THIS CONSTRUCTION SHALL BE RAISED TO THE PROPOSED FINISHED GRADE USING APPROVED METHODS. IF THE OVERALL BRICK ADJUSTMENT WILL BE LESS THAN 7" OR GREATER THAN 16" A NEW RISER SECTION SHALL BE REQUIRED TO BRING EXISTING MANHOLE LIDS TO GRADE.
2. ALL PROPOSED TREES MUST MAINTAIN A MINIMUM 5' SEPARATION FROM WATER, SEWER, AND REUSE UTILITIES.
3. SANITARY GRAVITY SEWER 3' TO 15' DEPTHS OF COVER SHALL BE PVC, IN ACCORDANCE TO CH. 3 SECTION 3310. WHERE SPECIFICALLY APPROVED BY THE DIVISION MANAGER, PIPES GREATER THAN 15' DEEP SHALL BE CERAMIC EPOXY LINED DUCTILE IRON PIPE (DIP). PVC SANITARY SEWER PIPE SHALL MEET ASTM D3034 AND DUCTILE IRON PIPE SHALL MEET ASTM D746.
4. FOUR INCH (4") WATER MAINS SHALL BE EITHER PRESSURE CLASS 350 DUCTILE IRON (D.I.) IN ACCORDANCE WITH ANSI/AWWA C150/A21.50-96 AND ANSI/AWWA C151/A21.51-86 OR, AS CONDITIONS WARRANT, C-900 DR14 CLASS 200 PVC PIPE.
5. CITY OF WINTER PARK WATER MAINS SHALL BE D.I. AWWA C150/C151 PRESSURE CLASS 350 FROM THE POINT OF CONNECTION TO THE METER.
6. WATER MAIN PIPE SHALL BE D.I. AWWA C150/C151 PRESSURE CLASS 350 OR PVC DR14, AWWA C-900 FOR 4" DIAMETER AND LARGER PIPES BEYOND THE POINT OF SERVICE NOTED ON THE PLAN SHEETS. WATER MAIN PIPE SHALL BE HDPE SDR11, AWWA C-901 FOR 1" TO 3" IN DIAMETER.
7. TRAFFIC MUST BE MAINTAINED AT ALL TIMES ON DIPLOMAT CIRCLE, COORDINATE ALL WORK WITH THE PROPER AUTHORITIES.
8. COORDINATE ALL SANITARY SEWER SERVICE LOCATIONS WITH THE MEP PLANS.
9. DIRECTION DRILL IS NOT ALLOWED ON CITY FORCE MAIN UNLESS SPECIFIC WRITTEN APPROVAL BY THE CITY.
10. NOTE REMOVED
11. CONTRACTOR SHALL RELOCATE OR REMOVE AND REPLACE ANY EXISTING UTILITY IN CONFLICT WITH THE CROSSING.
12. THE CONTRACTOR SHALL FIELD VERIFY ALL CONDITIONS AND DIMENSIONS PRIOR TO ANY WORK AND SHALL BE RESPONSIBLE FOR ALL WORK AND MATERIALS INCLUDING THOSE FURNISHED BY SUBCONTRACTORS. CONTRACTOR SHALL ACCEPT PREMISES AS FOUND. OWNER ASSUMES NO RESPONSIBILITY FOR THE CONDITION OF THE EXISTING SITE OR EXISTING STRUCTURES AT THE TIME OF BIDDING OR THEREAFTER.
13. ELECTRIC, COMMUNICATION, LIGHTING, CHILLED WATER, AND GAS DESIGNED BY OTHERS AND SHOWN FOR REFERENCE ONLY.
14. VERTICAL SEPARATION BETWEEN WATER AND SANITARY SEWER SHALL MEET THE REQUIREMENTS OF F.A.C. RULE 62-555.314 AND UTILITIES CROSSING MATRIX AS SHOWN ON THE DETAIL SHEET.
15. POTABLE WATER AND SANITARY SEWERS MAINS SHALL MAINTAIN 18 INCHES OF VERTICAL SEPARATION. IF VERTICAL SEPARATION CANNOT BE ACHIEVED, PROVIDE DUCTILE IRON PIPE FOR SANITARY SEWER FOR 10 FEET ON EACH SIDE OF CROSSING. NEAREST JOINT SHALL NOT BE CLOSER THAN 10 FEET FROM THE CROSSING.
16. STORM SEWER PIPES AND SANITARY SEWER MAINS SHALL MAINTAIN 12 INCHES OF VERTICAL SEPARATION. IF VERTICAL SEPARATION CANNOT BE ACHIEVED, PROVIDE DUCTILE IRON PIPE FOR SANITARY SEWER FOR 10 FEET ON EACH SIDE OF CROSSING. NEAREST JOINT SHALL NOT BE CLOSER THAN 10 FEET FROM THE CROSSING.

STANDARD SEWER AND WATER NOTES

1. NEW OR RELOCATED, UNDERGROUND WATER MAINS INCLUDED IN THIS PROJECT WILL 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 VACUUM-TYPE SANITARY SEWER, STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.; A HORIZONTAL DISTANCE OF AT LEAST SIX FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVITY-TYPE SANITARY SEWER (OR A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVITY-TYPE SANITARY SEWER IF THE BOTTOM OF THE WATER MAIN WILL BE LAID AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER); A HORIZONTAL DISTANCE OF AT LEAST SIX FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED 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 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." [FAC 62-555.314(1); EXCEPTIONS ALLOWED UNDER FAC 62-555.314(5)]
2. NEW OR RELOCATED, UNDERGROUND WATER MAINS THAT ARE INCLUDED IN THIS PROJECT AND THAT WILL CROSS ANY EXISTING OR PROPOSED GRAVITY OR VACUUM TYPE SANITARY SEWER OR STORM SEWER WILL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 18 INCHES ABOVE THE OTHER PIPELINE OR AT LEAST 18 INCHES BELOW THE OTHER PIPELINE; AND NEW OR RELOCATED, UNDERGROUND WATER MAINS THAT ARE INCLUDED IN THIS PROJECT AND THAT WILL CROSS ANY EXISTING OR PROPOSED PRESSURE-TYPE SANITARY SEWER, WASTEWATER OR STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER WILL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST 18 INCHES ABOVE OR BELOW THE OTHER PIPELINE. [FAC 62-555.314(2); EXCEPTIONS ALLOWED UNDER FAC 62-555.314(5)]. 6 INCH MINIMUM CLEARANCE SHALL BE PROVIDED AT STORMWATER / SANITARY SEWER LINE CROSSINGS WHEN SANITARY SEWER LINE CROSSES ABOVE STORMWATER LINE. WHEN STORMWATER LINE CROSSES ABOVE SANITARY SEWER LINE A 12 INCH MINIMUM CLEARANCE SHALL BE PROVIDED.
3. AT THE UTILITY CROSSINGS DESCRIBED IN PART II.C.1.W ABOVE, ONE FULL LENGTH OF WATER MAIN PIPE WILL BE CENTERED ABOVE OR BELOW THE OTHER PIPELINE SO THE WATER MAIN JOINTS WILL BE AS FAR AS POSSIBLE FROM THE OTHER PIPELINE OR THE PIPES WILL 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. [FAC 62-555.314(2); EXCEPTIONS ALLOWED UNDER FAC 62-555.314(5)] SANITARY SEWER PIPE MATERIAL AND JOINT SPACING SHALL BE IN COMPLIANCE WITH CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
4. ALL WATER MAIN AND SANITARY SEWER MATERIALS AND APPURTENANCES SHALL CONFORM TO AND SHALL BE CONSTRUCTED, INSTALLED, TESTED AND CLEARED FOR SERVICE IN ACCORDANCE WITH ORANGE COUNTY SPECIFICATIONS, AND THE REQUIREMENTS OF THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.
5. THE CONTRACTOR SHALL PERFORM HYDROSTATIC TESTING OF ALL NEWLY-INSTALLED WATER DISTRIBUTION SYSTEMS IN ACCORDANCE WITH THE CITY OF APOPKA STANDARDS AND IN ACCORDANCE WITH AWWA STANDARD C600 FOR DUCTILE IRON PIPE. TESTING SHALL BE IN ACCORDANCE WITH AWWA MANUAL M23 FOR PVC PIPE. TEST PRESSURES SHALL BE 150 PSI. FOR POTABLE WATER MAINS AND 200 PSI. FOR FIRE PROTECTION MAINS.
6. THE CONTRACTOR SHALL DISINFECT ALL SECTIONS OF THE WATER DISTRIBUTION SYSTEM IN ACCORDANCE WITH THE FDEP WATER PERMIT, AND RECEIVE APPROVAL THEREOF FROM THE CITY OF APOPKA WATER UTILITY, ENGINEER OF RECORD, AND FDEP, PRIOR TO DISINFECTION OF THE WATER DISTRIBUTION SYSTEM SHALL BE PLACING IN SERVICE. PERFORMED IN ACCORDANCE WITH AWWA 651 "DISINFECTING WATER MAINS", CITY OF APOPKA UTILITY DESIGN AND CONSTRUCTION STANDARDS MANUAL.
7. CLOSED CIRCUIT TV (CCTV) INSPECTION OF ALL LINES SHALL BE CONDUCTED IN ACCORDANCE WITH CHAPTER 4 OF THE CITY OF APOPKA UTILITY DESIGN AND CONSTRUCTION STANDARDS MANUAL (SECTION 44.3). AN AS-BUILT SURVEY OF ALL WASTEWATER COMPONENTS SHALL BE CONDUCTED IN ACCORDANCE WITH CHAPTER 4 OF THE CITY OF APOPKA UTILITY DESIGN AND CONSTRUCTION STANDARDS MANUAL. PROVIDE GPS COORDINATES FOR ALL WASTEWATER STRUCTURES.
8. PLASTIC WATER SERVICE PIPING AND FITTINGS 1 THROUGH 2 INCHES SHALL CONFORM TO THE REQUIREMENTS OF CITY OF APOPKA.
9. UNDERGROUND FIRE LINES FROM P.O.S. SHALL MEET NFPA 24 REQUIREMENTS.
10. PIPE FITTINGS AND MATERIALS TO COMPLY WITH CITY OF APOPKA UTILITY DESIGN AND CONSTRUCTION STANDARDS MANUAL. APPROVAL OF CITY OF APOPKA IS REQUIRED FOR SANITARY SEWER DEPTHS GREATER THAN 15 FEET. FOR DEPTHS OF COVER GREATER THAN 15' CERAMIC EPOXY LINED DUCTILE IRON PIPE SHALL BE USED. PVC PIPE SHALL MEET THE STANDARDS OF ASTM D-3034 AND SHALL HAVE JOINTS WITH INTEGRAL BELL ELASTOMERIC GASKET IN ACCORDANCE WITH ASTM F477. DUCTILE IRON PIPE SHALL MEET THE REQUIREMENTS OF ASTM D476 AND SHALL HAVE JOINTS AND GASKETS AS DESCRIBED BY AWWA C111 AND C151. ALL SEWER PIPING SHALL BEAR THE "NSF-DW SEAL."
11. ALL UNDERGROUND UTILITY PIPING SHALL HAVE A MINIMUM OF (3) FEET OF COVER UNLESS SHOWN OTHERWISE ON THE PLANS OR AS DIRECTED BY THE ENGINEER.
12. PIPE DEFLECTIONS AT JOINTS SHALL NOT EXCEED 75% OF PIPE MANUFACTURERS RECO

EROSION PROTECTION NOTES

1. EROSION AND SEDIMENT CONTROL MEASURES ARE TO BE PLACED PRIOR TO, OR AS THE FIRST STEP IN, CONSTRUCTION. SEDIMENT CONTROL PRACTICES WILL BE APPLIED AS A PERIMETER DEFENSE AGAINST ANY TRANSPORTATION OF SOILS OFF THE SITE. THE CONTRACTOR SHALL ACCEPT AND WILL BE RESPONSIBLE FOR MAINTAINING ALL EROSION CONTROL FACILITIES.

2. SILT SCREENS AND TURBIDITY BARRIERS MUST REMAIN IN PLACE AND IN GOOD CONDITION AT ALL LOCATIONS SHOWS ON THE PLANS AND AS REQUIRED UNTIL THE CONTRACT IS COMPLETED AND SOILS ARE STABILIZED AND VEGETATION HAS BEEN ESTABLISHED.

3. THE EROSION CONTROL MEASURES SET FORTH IN THESE PLANS ARE INTENDED AS MINIMUM STANDARDS. ANY EROSION CONTROL REQUIRED BEYOND THAT SPECIFIED SHALL BE CONSIDERED AS INCLUDED WITHIN THIS CONTRACT.

4. ALL EROSION AND SEDIMENT CONTROL WORK SHALL CONFORM TO THE PROJECT PLANS AND SPECIFICATIONS, CITY OF APOPKA AND SJRWMD. REQUIREMENTS.

5. LIMITS OF ALL EROSION PREVENTION MUST BE STAKED BY CONTRACTOR AND THE LOCATION INSPECTED AND APPROVED BY THE OWNER'S PERSONNEL PRIOR TO PLACEMENT OF EROSION CONTROL MEASURES AND ANY CLEARING OR CONSTRUCTION ACTIVITIES. REMOVAL OF THESE SAME EROSION CONTROLS AND PREVENTION MEASURES MAY BE DONE ONLY AFTER AUTHORIZATION BY THE OWNER'S PERSONNEL IS OBTAINED.

6. MATERIALS FROM WORK ON THIS PROJECT SHALL BE CONTAINED, AND NOT ALLOWED TO COLLECT ON ANY OFF-PERIMETER AREAS, WETLANDS, PROTECTED AREAS OR IN WATERWAYS. THESE INCLUDE BOTH NATURAL AND MAN-MADE OPEN DITCHES, STREAMS, STORM DRAINS, LAKES OR PONDS.

7. DAILY INSPECTIONS SHALL BE MADE BY THE CONTRACTOR TO DETERMINE THE EFFECTIVENESS OF THESE EFFORTS. ANY NECESSARY REMEDIES SHALL BE PERFORMED WITHOUT DELAY AND AT NO COST TO THE OWNER.

8. ALL MUD, DIRT OR OTHER MATERIALS TRACKED OR SPILLED ONTO EXISTING OR PRIVATE ROADS AND FACILITIES FROM THIS SITE, DUE TO CONSTRUCTION, SHALL BE PROMPTLY REMOVED BY THE CONTRACTOR. DEVIATION FROM THIS WILL CAUSE OWNER NOTIFICATION, AND ALL WORK TO STOP UNTIL CORRECTED.

9. PERMANENT SOIL EROSION CONTROL MEASURES FOR ALL SLOPES, CHANNELS, DITCHES OR ANY DISTURBED LAND AREAS SHALL BE COMPLETED IMMEDIATELY AFTER FINAL GRADING. WHEN IT IS NOT POSSIBLE TO PERMANENTLY PROTECT A DISTURBED AREA IMMEDIATELY AFTER GRADING OPERATIONS, TEMPORARY EROSION CONTROL MEASURES SHALL BE INSTALLED. ALL TEMPORARY PROTECTION SHALL BE MAINTAINED UNTIL PERMANENT MEASURES ARE IN PLACE AND ESTABLISHED. TEMPORARY EROSION CONTROL MAY CONSIST OF BUT NOT BE LIMITED TO MULCH, SAND BAGS, PIPING, SLOPE DRAINS, SETTLEMENT BASINS, ARTIFICIAL COVERINGS, BERMS, AND DUST CONTROL.

10. ALL RE-VEGETATION SHALL BE INSTALLED WITH LOCAL MATERIALS AS THE FINAL INSTALLATION AS OPPOSED TO TEMPORARY STABILIZATION, AND MAINTAINED UNTIL FINAL ACCEPTANCE. COORDINATE WITH PROPOSED LANDSCAPE PLAN.

11. THE CONTRACTOR SHALL PREPARE A SCHEDULE OF DE-WATERING FOR POOL AND UTILITY ITEMS. THIS WILL CONSIST OF ESTIMATES OF POINTS OF DISCHARGE, DISCHARGE FLOWS, DATES AND DURATIONS FOR ALL UTILITY ITEMS WHICH WILL REQUIRE DE-WATERING. THIS WILL INCLUDE THE POOLS AND ALL UTILITIES. THIS SCHEDULE SHALL BE SUBMITTED TO THE OWNER FOR APPROVAL OF THE DE-WATERING OPERATIONS.

12. DURING CONSTRUCTION, THE CONTRACTOR WILL PROVIDE TEMPORARY MULCHING OR STABILIZATION FOR AREAS THAT HAVE BEEN CLEARED AND NOT REWORKED WITHIN SEVEN (7) CALENDAR DAYS DURING THE WET SEASON AND FOURTEEN (14) CALENDAR DAYS DURING THE DRY SEASON. IN ADDITION, ALL SIDE SLOPES SHALL BE MULCHED OR STABILIZED WITHIN SEVEN (7) DAYS DURING THE WET SEASON AND FOURTEEN (14) DAYS DURING THE DRY SEASON.

13. ALL SURFACE WATER DISCHARGE FROM THE SITE, INCLUDING DE-WATERING DISCHARGE SHALL MEET WATER QUALITY STANDARDS (LESS THAN 29 NTU ABOVE BACKGROUND) PRIOR TO REACHING ANY WATER BODIES INCLUDING WETLANDS, LAKES AND STORM WATER PONDS. CONTRACTOR SHALL TAKE WATER SAMPLES PRIOR TO START OF CONSTRUCTION WHICH SHALL BE USED AS BASE LINE WATER QUALITY. ALL DE-WATERING PLANS AND TESTS MUST BE SUBMITTED TO AND APPROVED BY THE OWNER'S PERSONNEL PRIOR TO INSTALLATION AND OPERATION.

14. IN THE EVENT THAT THE EROSION PREVENTION AND CONTROL DEVICES SHOWN IN THESE PLANS PROVE NOT TO BE EFFECTIVE, ALTERNATE METHODS FOR MAINTAINING WATER QUALITY STANDARDS FOR DISCHARGE FROM THE CONSTRUCTION SITE WILL BE REQUIRED AT THE CONTRACTOR'S EXPENSE. ALL ALTERNATIVE EROSION PREVENTION AND CONTROL DEVICES MUST BE APPROVED BY THE OWNER'S DESIGNATED PERSONNEL PRIOR TO PLACEMENT.

15. IN CONJUNCTION WITH STAKING AND PLACEMENT OF EROSION CONTROL MEASURES THE CONTRACTOR SHALL STAKE THE LIMITS OF CLEARING AS INDICATED ON THE PLANS OR AS REQUIRED BY CONSTRUCTION. THE LIMITS OF CLEARING MUST BE INSPECTED AND APPROVED BY THE OWNER'S PERSONNEL PRIOR TO ANY CLEARING AND REMOVAL. THE CONTRACTOR WILL PAY FOR RE-VEGETATION OF ANY AND ALL AREAS THAT ARE CLEARED PRIOR TO THE OWNER'S APPROVAL OR AREAS THAT ARE CLEARED BEYOND THE LIMITS APPROVED BY THE OWNER.

16. ALL DRAINAGE STRUCTURES, INLETS, ETC. MUST HAVE EROSION CONTROL MEASURES IN PLACE AND MAINTAINED UNTIL COMPLETION OF THE PROJECT.

17. SILT FENCE LOCATIONS SHOWN ON THE PLANS ARE A REPRESENTATION, AS A MINIMUM TO WHERE SILT FENCING IS REQUIRED. THE EXACT LOCATION TO BE DETERMINED AS PART OF NOTE E ABOVE.

18. THE EXISTING PARK, BACK-OF-HOUSE AREAS, AND SERVICE ROAD WILL REMAIN OPEN DURING CONSTRUCTION AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTION OF THE EXISTING PARK AREAS, GUEST AND DUST CONTROL.

(B) EROSION AND SEDIMENT CONTROL NOTES

1. THESE PLANS INDICATE THE MINIMUM EROSION & SEDIMENT CONTROL MEASURES REQUIRED FOR THIS PROJECT. FOR ADDITIONAL INFORMATION ON SEDIMENT AND EROSION CONTROL REFER TO "THE FLORIDA DEVELOPMENT MANUAL – A GUIDE TO SOUND LAND AND WATER MANAGEMENT" FROM THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (F.D.E.P.) CHAPTER 6. CONTRACTOR SHALL PROVIDE EROSION PROTECTION AND TURBIDITY CONTROL AS REQUIRED TO ENSURE CONFORMANCE TO STATE AND FEDERAL WATER QUALITY STANDARDS AND MAY NEED TO INSTALL ADDITIONAL CONTROLS TO CONFORM TO AGENCIES REQUIREMENTS. IF A WATER QUALITY VIOLATION OCCURS, THE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR ALL DAMAGE AND ALL COSTS WHICH MAY RESULT INCLUDING LEGAL FEES, CONSULTANT FEES, CONSTRUCTION COSTS, AND FINES.

2. IN ACCORDANCE WITH NPDES REQUIREMENTS, THE CONTRACTOR SHALL PREPARE A STORMWATER POLLUTION PREVENTION PLAN PRIOR TO INITIATING CONSTRUCTION. THE CONTRACTOR SHALL SUBMIT SAID PLAN TO THE OWNER PRIOR TO THE PRE-CONSTRUCTION CONFERENCE AND SHALL KEEP A COPY ON-SITE FOR THE DURATION OF CONSTRUCTION.

3. THE CONTRACTOR IS RESPONSIBLE FOR FOLLOWING THE BEST EROSION AND SEDIMENT CONTROL PRACTICES AS OUTLINED IN THE PLANS AND SPECIFICATIONS AND THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT SPECIFICATIONS AND CRITERIA.

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ESTABLISHING A PERMANENT STAND OF SOD AND/OR GRASS PER CITY OF APOPKA STANDARDS AND MEETING THE NPDES FINAL STABILIZATION REQUIREMENTS.

5. IF DEWATERING CAPACITY REQUIRES A CONSUMPTIVE USE PERMIT (C.U.P.) IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO OBTAIN THE PERMIT THROUGH THE ST. JOHNS RIVER WATER MANAGEMENT DISTRICT.

6. THE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR ALL DAMAGE AND ALL COSTS WHICH MAY RESULT FROM WATER QUALITY VIOLATIONS. COSTS MAY INCLUDE LEGAL FEES, CONSULTANT FEES, CONSTRUCTION COSTS, AND FINES.

7. PRIOR TO COMMENCEMENT OF CONSTRUCTION AND EXCAVATION ACTIVITIES, THE CONTRACTOR SHALL PERFORM GROUNDWATER TESTING IN ACCORDANCE WITH THE ENVIRONMENTAL PROTECTION AGENCY FEDERAL REGISTER, PAGE 42739, PART 1A.3, TO DETERMINE PETROLEUM CONTAMINATION LEVELS. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING N.P.D.E.S. PERMIT, IF REQUIRED, IN ORDER TO DISCHARGE ANY GROUNDWATER ENCOUNTERED DURING CONSTRUCTION AND DE-WATERING OPERATIONS.

8. 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION, THE CONTRACTOR WILL SUBMIT A "NOTICE OF INTENT" TO THE EPA IN ACCORDANCE WITH NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM RULES AND REGULATIONS.

9. IF SOLVENT CONTAMINATION IS FOUND IN THE PIPE TRENCH, WORK SHALL BE STOPPED AND THE PROPER AUTHORITIES NOTIFIED. WITH APPROVAL OF THE PERMITTING AGENCY, DUCTILE IRON PIPE, FITTINGS AND SOLVENT RESISTANT GASKET MATERIAL SUCH AS FLUOROCARBON SHALL BE USED IN THE CONTAMINATED AREA. THE DUCTILE PIPE SHALL EXTEND AT LEAST 100 FEET BEYOND ANY SOLVENT NOTED. ANY CONTAMINATED SOIL THAT IS EXCAVATED SHALL BE PLACED ON AN IMPERMEABLE MAT AND COVERED WITH A WATERPROOF COVERING. THE PROPER AUTHORITIES WILL BE NOTIFIED AND THE CONTAMINATED SOIL HELD FOR PROPER DISPOSAL.

LOCATION OF PUBLIC WATER SYSYEM MAINS IN ACCORDANCE WITH F.A.C. RULE 62-555.314

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

Water and reclaimed water mains shall maintain a 3' min cover below existing grade and shall be installed, as necessary, to avoid any potential conflicts with other proposed or existing pipe or structures.

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED REUSE, CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/23	RESPONSE TO CITY COMMENTS
5.	8/3/23	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

HCE Project: 8140002

Sheet Title:
GENERAL NOTES

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-002

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-002-GENERAL-NOTES .dwg Layout: C-002 Printed: Tue, 28 Jul 2026 - 16:27

EXACTA
LAND SURVEYORS, LLC
www.exactaland.com | office: 866.735.1916 | fax: 866.744.2882

FIELD WORK DATE: 6/28/2019

REVISION DATES: (REV.3 7/15/2019) (REV.3 4/4/2019) (REV.2 3/22/2019) (REV.1 3/21/2019)

Use of this survey other than its intended use, without written verification, will be at the users' sole risk and without liability to the surveyor. Nothing hereon shall be construed to give any rights or benefits to anyone other than those certified.

PROPERTY ADDRESS	SURVEY NUMBER
WOODLANE CIRCLE AND 350 E 6TH STREET, APOPKA, FLORIDA 32703	1902.0646-01

PROPERTY PICTURE



GOOGLE MAP



TRANSACTION

CLIENT ORDER NUMBER: **DATE:** 07/15/19

BUYER: HANNIBAL SQUARE COMMUITY LAND TRUST, INC.

SELLER:

CERTIFIED TO:
HANNIBAL SQUARE COMMUITY LAND TRUST, INC.; NEW HOME TITLE, LLC.

LEGAL DESCRIPTION

LOT 1, ORANGEWOOD VILLAS PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 5, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 6, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 7, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 8, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 9, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

AND

LOT 1, ORANGEWOOD VILLAS PHASE 11, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 22, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

POINTS OF INTEREST

NONE VISIBLE

FLOOD INFORMATION

BY PERFORMING A SEARCH WITH THE LOCAL GOVERNING MUNICIPALITY OR WWW.FEMA.GOV, THE PROPERTY APPEARS TO BE LOCATED IN ZONE X. THIS PROPERTY WAS FOUND IN THE CITY OF APOPKA, COMMUNITY NUMBER 120180, DATED 09/25/09.

BASIS OF BEARINGS AND DISTANCES

THE BEARING REFERENCE OF NORTH 89 DEGREES 43 MINUTES 49 SECONDS EAST IS BASED ON THE SOUTHERLY RIGHT-OF-WAY LINE OF CIRCLE AND 350 E 6TH STREET, LOCATED WITHIN H.B. LINDLEY'S ADDITION TO APOPKA ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK B, PAGE 22 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

GENERAL SURVEYOR NOTES

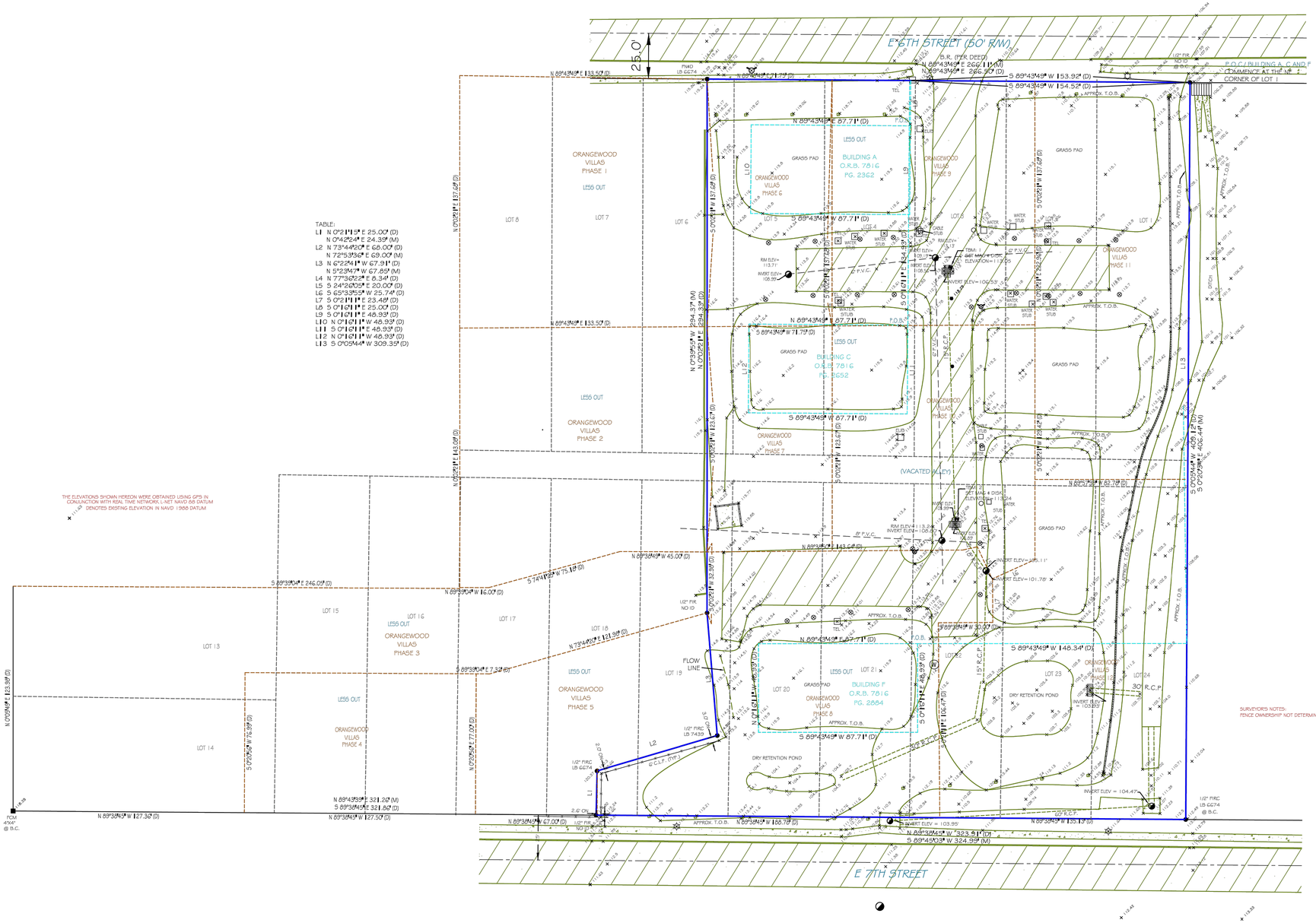
1. The Legal Description used to perform this survey was supplied by others. This survey does not determine or imply ownership.
2. This survey only shows improvements found above ground. Underground footings, utilities and encroachments are not located on this survey map.
3. If there is a septic tank, or drain field shown on this survey, the location is approximate as the location may either shown to Exacta Land Surveyors, LLC. by a third party or the location was estimated based on above ground visual above ground inspection only. No excavation was performed in order to determine the exact and accurate location.
4. This survey is exclusively for the use of the parties to whom it is certified.
5. Additions or deletions to this survey map and report by other than the signing party or parties is prohibited without written consent of the signing party or parties.
6. Dimensions are in feet and decimals thereof.
7. Due to varying construction standards, house dimensions are approximate.
8. Any FEMA flood zone data contained on this survey is for informational purposes only. Research to obtain such data was performed at www.fema.gov.
9. All corners marked as set are at a minimum a 5/8diameter, 18" iron rebar with a cap stamped LB# 8291.
10. If you are reading this survey in an electronic format, the information contained on this document is only valid if this document is electronically signed as specified in Chapter 51-17.062 (3) of the Florida Administrative Code and Florida Statute 472.025. The Electronic Signature File related to this document is prominently displayed on the invoice for this survey which is sent under separate cover. Manually signed and sealed logo of all survey signature files are kept in the office of the performing surveyor. If this document is in paper format, it is not valid without the signature and original raised seal of a Florida Licensed Surveyor.
11. Unless otherwise noted, an examination of the abstract of title was NOT performed by the signing surveyor to determine which instruments, if any, are affecting this property.
12. The symbols reflected in the legend and on this survey may have been enlarged or reduced for clarity. The symbols have been plotted at the center of the field location, and may not represent the actual shape or size of the feature.
13. Points of Interest (POI's) are selected above-ground improvements which may be in conflict with boundary, building setback or easement lines, as defined by the parties to this survey. There may be additional POI's which are not shown, or not called out as POI's, which may be considered relevant to the surveyor. These POI's may not represent all items of interest to the viewer.
14. Utilities shown on the subject property may or may not indicate the existence of recorded or unrecorded utility easements.
15. The information contained on this survey has been performed exclusively, and is the sole responsibility, of Exacta Land Surveyors, LLC.. Additional logo or references to third party firms are for informational purposes only.
16. Pursuant to FS. 558.0035, an individual employee or agent may not be held individually liable for negligence.
17. House measurements should not be used for new construction or planning. Measurements should be verified prior to such activity.

THANKS TO

Florida Land Title Association FLTA **AFFILIATE MEMBERS**

EXACTA
LAND SURVEYORS, LLC
LB# 8291 | 11940 Fairway Lakes Drive | Suite 1 | Fort Myers, FL 33913
P: 866.735.1916 | F: 866.744.2882

19020646
BOUNDARY SURVEY
ORANGE COUNTY



I hereby certify that this Boundary Survey of the herein described property has been made under my direction, and to the best of my knowledge and belief, it is a true and accurate representation of a survey that meets the Standards of Practice set forth by the Florida Board of Professional Surveyors & Mappers in Chapter 5J-17 of the Florida Administrative Code.

RONALD W. WALLING
State of Florida Professional Surveyor and Mapper
License No. 6473

GRAPHIC SCALE (In Feet)
1 inch = 30' ft.

SURVEYOR'S LEGEND

LINETYPES: (UNLESS OTHERWISE NOTED)
BOUNDARY LINE
STRUCTURE
CENTERLINE
CHAIN-LINK or WIRE FENCE
EASEMENT
EDGE OF WATER
IRON FENCE
OVERHEAD LINES
SURVEY TIE LINE
WALL OR PARTY WALL
WOOD FENCE
VINYL FENCE

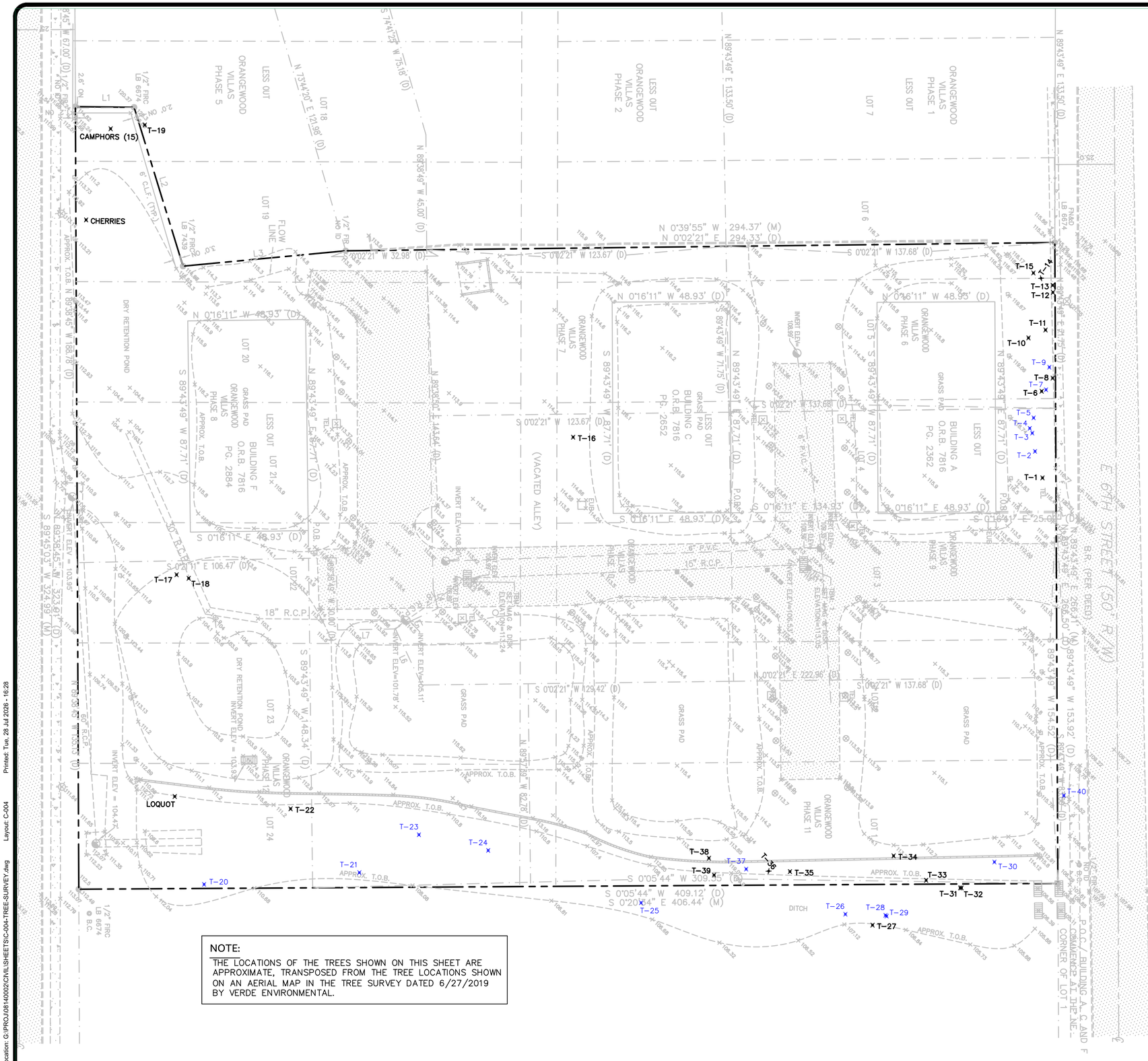
SURFACE TYPES: (UNLESS OTHERWISE NOTED)
ASPHALT
BRICK OR TILE
CONCRETE
TRANSITIONAL AREA
WATER
WOOD

SYMBOLS: (UNLESS OTHERWISE NOTED)
BENCH MARK
CENTERLINE
CENTRAL ANGLE or DELTA
COMMON OWNERSHIP
CONTROL POINT
CONCRETE MONUMENT
CATCH BASIN
ELEVATION
FIRE HYDRANT
FND OR SET MONUMENT
GUYWIRE OR ANCHOR
MANHOLE
TREE
UTILITY OR LIGHT POLE
WELL

(C)	CALCULATED
(D)	DEED
(F)	FIELD
(M)	MEASURED
(P)	PLAT
(R)	RECORD
(S)	SURVEY
A.S.B.L.	ACCESSORY SETBACK LINE
A/C	AIR CONDITIONING
B.C.	BLOCK CORNER
B.F.P.	BACKFLOW PREVENTOR
B.R.	BEARING REFERENCE
B.R.L.	BUILDING RESTRICTION LINE
B/W	BAY/BOX WINDOW
BLDG.	BUILDING
BLK.	BLOCK
BM	BENCHMARK
BSMT.	BASEMENT
C	CURVE
C.B.	CONCRETE BLOCK
C.L.F.	CHAIN LINK FENCE
C.O.	CLEAN OUT
C.V.G.	CONCRETE VALLEY GUTTER
C/L	CENTER LINE
C/P	COVERED PORCH
C/S	CONCRETE SLAB
CATV	CABLE TV RISER
CH	CHORD BEARING
CHIM.	CHIMNEY
CONC.	CONCRETE
COR.	CORNER
CS/W	CONCRETE SIDEWALK
D.F.	DRAIN FIELD
D.H.	DRILL HOLE
D/W	DRIVEWAY
E.O.W.	EDGE OF WATER
ELEV.	ELEVATION
EM	ELECTRIC METER
ENCL.	ENCLOSURE
ENT.	ENTRANCE
EUB	ELECTRIC UTILITY BOX
F.F.	FINISHED FLOOR
F.O.P.	EDGE OF PAVEMENT
F/DH	FOUND DRILL HOLE
FCM	FND. CONCRETE MONUMENT
FIP	FOUND IRON PIPE
FIPC	FOUND IRON PIPE & CAP
FIR.	FOUND IRON ROD
FIRC	FOUND IRON ROD & CAP
FN	FOUND NAIL
FN&D	FOUND NAIL AND DISC
FND.	FOUND
FPKN	FOUND PARKER-KALON NAIL
FPKN&D	FOUND PK NAIL & DISC
FRR&SPK	FOUND RAILROAD SPIKE
GAR.	GARAGE
GM	GAS METER
ID.	IDENTIFICATION
ILL.	ILLEGIBLE
INST.	INSTRUMENT
INT.	INTERSECTION
L	LENGTH
LB#	LICENSE # - BUSINESS
LS#	LICENSE # - SURVEYOR
M.B.	MAP BOOK
M.E.S.	MITERED END SECTION
M.F.	METAL FENCE
MES	MITERED END SECTION
MH	MANHOLE
N.R.	NON RADIAL
N.T.S.	NOT TO SCALE
NAVD88	NORTH AMERICAN VERTICAL DATUM OF 1988
NGVD29	NATIONAL GEODETIC VERTICAL DATUM OF 1929
O.C.S.	ON CONCRETE SLAB
O.G.	ON GROUND
O.R.B	OFFICIAL RECORD BOOK
O.R.V.	OFFICIAL RECORD VOLUME
O/A	OVERALL
O/S	OFFSET
OFF	OUTSIDE OF SUBJECT PARCEL
OH.	OVERHANG
OHL	OVERHEAD LINES
ON	INSIDE OF SUBJECT PARCEL
P.B.	PLAT BOOK
P.C.	POINT OF CURVATURE
P.C.C.	POINT OF COMPOUND CURVATURE
P.C.P.	PERMANENT CONTROL POINT
P.I.	POINT OF INTERSECTION
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
P.P.	PINCHED PIPE
P.R.C.	POINT OF REVERSE CURVATURE
P.R.M.	PERMANENT REFERENCE MONUMENT
P.T.	POINT OF TANGENCY
P/E	POOL EQUIPMENT
PG.	PAGE
PLS	PROFESSIONAL LAND SURVEYOR
PLT	PLANTER
PSM	PROFESSIONAL SURVEYOR AND MAPPER
R	RADIUS or RADIAL
R.P.	RADIUS POINT
R/W	RIGHT OF WAY
RES.	RESIDENCE
RGE.	RANGE
S.B.L.	SET BACK LINE
S.C.L.	SURVEY CLOSURE LINE
S.T.L.	SURVEY TIE LINE
S.W.	SEAWALL
S/GD	SET GLUE DISC
S/W	SIDEWALK
SCR.	SCREEN
SEC.	SECTION
SEP.	SEPTIC TANK
SEW.	SEWER
SIRC	SET IRON ROD & CAP
SN&D	SET NAIL & DISC
SQ.FT.	SQUARE FEET
STY.	STORY
SV	SEWER VALVE
T.O.B.	TOP OF BANK
TBM	TEMPORARY BENCHMARK
TEL.	TELEPHONE FACILITIES
TWP.	TOWNSHIP
TX	TRANSFORMER
TYP.	TYPICAL
U.R.	UTILITY RISER
UG	UNDERGROUND
UR.	UTILITY RISER
V.F.	VINYL FENCE
W.F.	WOODEN FENCE
W/C	WITNESS COR NER
W/F	WATER FILTER
WM	WATER METER/VALVE BOX
WV	WATER VALVE
A.E.	ACCESS EASEMENT
AN.E.	ANCHOR EASEMENT
C.M.E.	CANAL MAINTENANCE ESMT.
C.U.E.	COUNTY UTILITY ESMT.
D.E.	DRAINAGE EASEMENT
D.U.E.	DRAINAGE AND UTILITY ESMT.
ESMT.	EASEMENT
I.E./E.E.	INGRESS/EGRESS ESMT.
IRR.E.	IRRIGATION EASEMENT
L.A.E.	LIMITED ACCESS ESMT.
L.B.E.	LANDSCAPE BUFFER ESMT.
L.E.	LANDSCAPE ESMT.
L.M.E.	LAKE OR LANDSCAPE MAINTENANCE EASEMENT
M.E.	MAINTENANCE EASEMENT
P.U.E.	PUBLIC UTILITY EASEMENT
R.O.E.	ROOF OVERHANG ESMT.
S.W.E.	SIDEWALK EASEMENT
S.W.M.E.	STORM WATER MANAGEMENT EASEMENT
T.U.E.	TECHNOLOGICAL UTILITY ESMT.
U.E.	UTILITY EASEMENT

EXISTING SURVEY

C-003



NOTE:
THE LOCATIONS OF THE TREES SHOWN ON THIS SHEET ARE APPROXIMATE, TRANSPOSED FROM THE TREE LOCATIONS SHOWN ON AN AERIAL MAP IN THE TREE SURVEY DATED 6/27/2019 BY VERDE ENVIRONMENTAL.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)

This plan may have been reduced in size. Verify before scaling dimensions

LEGEND

- PROPERTY BOUNDARY
- REGULATED TREES
- UNREGULATED TREES

TREE DATA TABLE

Tree No.	Common Name	Scientific Name	DBH (inches)	Height Est. (feet)	Note
T-1	Camphor Tree	*Cinnamomeum camphora*	41.6	70	* ~
T-2	Laurel Oak	*Quercus laurifolia*	13.2	60	
T-3	Laurel Oak	*Quercus laurifolia*	10.5	80	
T-4	Live Oak	*Quercus virginiana*	26.9	50	~
T-5	Laurel Oak	*Quercus laurifolia*	28.5	70	~
T-6	Camphor Tree	*Cinnamomeum camphora*	18.8	60	* ~
T-7	Laurel Oak	*Quercus laurifolia*	14.5	70	
T-8	Laurel Oak	*Quercus laurifolia*	12.5	20	^
T-9	Laurel Oak	*Quercus laurifolia*	21.8	60	
T-10	Camphor Tree	*Cinnamomeum camphora*	26.7	60	* ~
T-11	Camphor Tree	*Cinnamomeum camphora*	34.8	70	* ~
T-12	Camphor Tree	*Cinnamomeum camphora*	12.2	60	* ~
T-13	Camphor Tree	*Cinnamomeum camphora*	14.7	60	* ~
T-14	Laurel Oak	*Quercus laurifolia*	29.4	70	^
T-15	Laurel Oak	*Quercus laurifolia*	29.0	80	^
T-16	Laurel Oak	*Quercus laurifolia*	38.7	50	^
T-17	Earpod Tree	*Enterolobium contortisiliquum*	65.0	70	*
T-18	Chinaberry	*Melia azedarach*	12.7	60	* ^
Cherries	Cherry Laurel	*Prunus laurifolia*	2.8	30	50' east of T-19
Cherries	Cherry Laurel	*Prunus laurifolia*	4.8	40	50' east of T-19
	Earpod Tree	*Enterolobium contortisiliquum*	5.4	25	50' east of T-19 *
Camphors	Camphor Trees	*Cinnamomeum camphora*	2.0-4.0	15-30	(n=15, near T-19) *
T-19	Camphor Tree	*Cinnamomeum camphora*	45.2	60	* ~
Loquat	Loquat Tree	*Eriobotrya japonica*	4.0	15	25' south of T-22
T-20	Laurel Oak	*Quercus laurifolia*	19.5	60	
T-21	Live Oak	*Quercus virginiana*	22.5	70	
T-22	Chinaberry	*Melia azedarach*	36.7	50	* ~
T-23	Pecan	*Carya illinoinensis*	21.0	70	
T-24	Live Oak	*Quercus virginiana*	17.1	60	
T-25	Live Oak	*Quercus virginiana*	22.8	70	
T-26	Live Oak	*Quercus virginiana*	28.1	70	
T-27	Chinaberry	*Melia azedarach*	21.9	60	* ~
T-28	Live Oak	*Quercus virginiana*	18.5	70	
T-29	Laurel Oak	*Quercus laurifolia*	11.2	70	
T-30	Live Oak	*Quercus virginiana*	108.7	80	~
	Camphor Tree	*Cinnamomeum camphora*	3.0	10	Near T-30 *
	Camphor Tree	*Cinnamomeum camphora*	4.2	15	Near T-30 *
	Cherry Laurel	*Prunus laurifolia*	2.5	20	Near T-30
T-31	Camphor Tree	*Cinnamomeum camphora*	6.4	50	*
T-32	Camphor Tree	*Cinnamomeum camphora*	18.3	60	*
	Cherry Laurel	*Prunus laurifolia*	4.0	30	Near T-32
T-33	Camphor Tree	*Cinnamomeum camphora*	17.8	60	* ~
T-34	Camphor Tree	*Cinnamomeum camphora*	16.5	60	* ~
	Live Oak	*Quercus virginiana*	4.5	25	Near T-34
T-35	Camphor Tree	*Cinnamomeum camphora*	16.7	60	*
T-36	Camphor Tree	*Cinnamomeum camphora*	26.7	70	*
T-37	Laurel Oak	*Quercus laurifolia*	10.3	50	
T-38	Camphor Tree	*Cinnamomeum camphora*	40.3	60	* ~
	Flamegold	*Koelreuteria elegans*	2.0	20	b/n T-38 and T-39 *
T-39	Flamegold	*Koelreuteria elegans*	21.4	60	* ~
T-40	Laurel Oak	*Quercus laurifolia*	19.4	70	

(Red) *Non-regulated tree; (*) FLEPPC Class I or II Exotic Invasive Species; (^) Diseased, dead, or dieing tree; (~) Multiple stems*

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

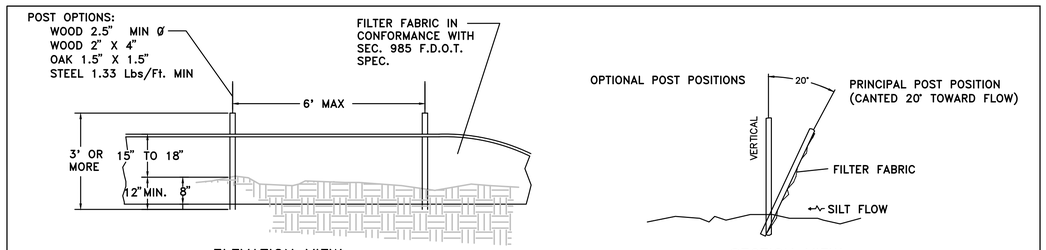
HCE Project: 8140002

Sheet Title:
TREE SURVEY

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-004

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-004-TREE-SURVEY.dwg Layout: C-004 Printed: Tue, 28 Jul 2026 - 16:28

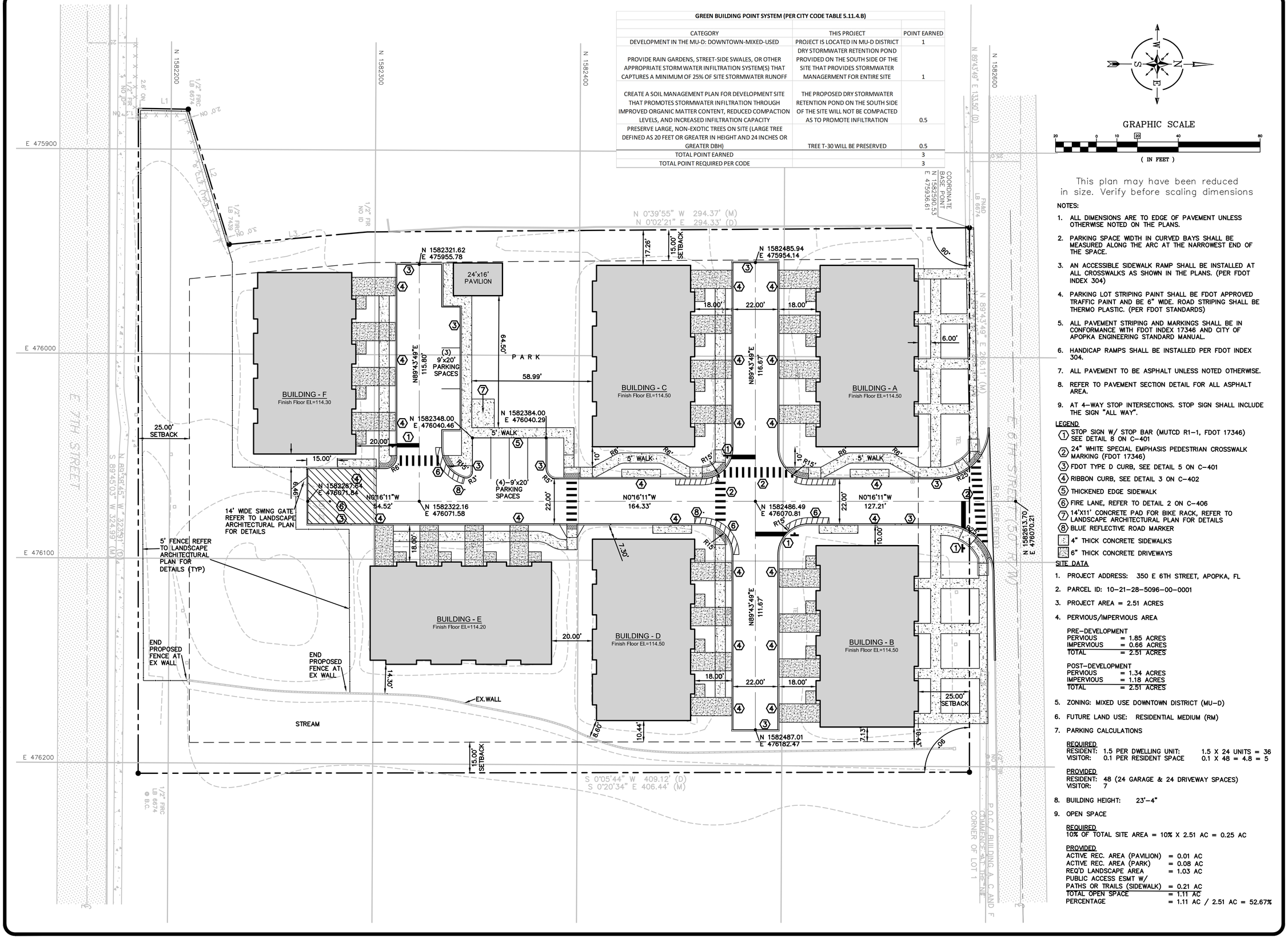


SILT FENCE INSTALLATION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 602

EXISTING DRY PONDS TO BE GRUBBED, CLEANED OUT AND RE-GRADED PER C-200
SILT FENCE (TYP)
REMOVE EXISTING DUMPSTER ENCLOSURE
SILT FENCE (TYP)
REMOVE EXISTING WALL COLUMNS (TYP)
REMOVE ALL EXISTING SANITARY MANHOLES, GRAVITY MAINS AND LATERALS (TYP)
PROTECT ALL EXISTING UTILITY STUB-UPS AND BOXES (TYP)
REMOVE ALL EXISTING ASPHALT PAVEMENT
REMOVE AND REPLACE EXISTING SIDEWALK
EXISTING POWER POLE & BOX TO BE RELOCATED (BY DUKE ENERGY)
INLET PROTECTION (TYP)
INLET PROTECTION (TYP)
PROTECT ALL EXISTING STORM STRUCTURES (TYP)
REMOVE ALL EXISTING WALL COLUMNS (TYP)
REMOVE EXISTING STRUCTURE AND PIPE
PROTECT ALL EXISTING STORM STRUCTURES (TYP)
PROTECT ALL EXISTING UTILITY STUB-UPS AND BOXES (TYP)
REMOVE ALL EXISTING ASPHALT PAVEMENT
REMOVE ALL EXISTING WALL COLUMNS (TYP)
REMOVE ALL EXISTING SANITARY MANHOLES, GRAVITY MAINS AND LATERALS (TYP)
REMOVE AND REPLACE EXISTING SIDEWALK
EXISTING DRY PONDS TO BE GRUBBED, CLEANED OUT AND RE-GRADED PER C-200
EXISTING WALL TO REMAIN
N 0°39'55" W 294.37' (M)
N 0°02'21" E 294.33' (D)
N 89°43'49" E 133.50' (D)
N 89°43'49" E 266.11' (M)
S 0°05'44" W 409.12' (D)
S 0°20'34" E 406.44' (M)
S 89°58'45" W 323.91' (D)
S 89°45'03" W 324.99' (M)
EAST 7th STREET
E 7TH STREET
EAST 6th STREET
E 6TH STREET (50' R/W)
DRY RETENTION POND
GRASS PAD
APPROX. T.O.B.
APPROX. T.O.P.
8"PVC
FLOW LINE
18" R.C.P.
30" R.C.P.
60" R.C.P.
15" R.C.P.
INVERT ELEV = 103.95'
INVERT ELEV = 103.93'
INVERT ELEV = 104.42'
INVERT ELEV=108.60'
INVERT ELEV=108.09'
INVERT ELEV=107.24'
INVERT ELEV=107.14'
INVERT ELEV=107.04'
INVERT ELEV=106.94'
INVERT ELEV=106.84'
INVERT ELEV=106.74'
INVERT ELEV=106.64'
INVERT ELEV=106.54'
INVERT ELEV=106.44'
INVERT ELEV=106.34'
INVERT ELEV=106.24'
INVERT ELEV=106.14'
INVERT ELEV=106.04'
INVERT ELEV=105.94'
INVERT ELEV=105.84'
INVERT ELEV=105.74'
INVERT ELEV=105.64'
INVERT ELEV=105.54'
INVERT ELEV=105.44'
INVERT ELEV=105.34'
INVERT

GREEN BUILDING POINT SYSTEM (PER CITY CODE TABLE 5.11.4.B)		
CATEGORY	THIS PROJECT	POINT EARNED
DEVELOPMENT IN THE MU-D: DOWNTOWN-MIXED-USED	PROJECT IS LOCATED IN MU-D DISTRICT	1
PROVIDE RAIN GARDENS, STREET-SIDE SWALES, OR OTHER APPROPRIATE STORM WATER INFILTRATION SYSTEM(S) THAT CAPTURES A MINIMUM OF 25% OF SITE STORMWATER RUNOFF	DRY STORMWATER RETENTION POND PROVIDED ON THE SOUTH SIDE OF THE SITE THAT PROVIDES STORMWATER MANAGERMENT FOR ENTIRE SITE	1
CREATE A SOIL MANAGEMENT PLAN FOR DEVELOPMENT SITE THAT PROMOTES STORMWATER INFILTRATION THROUGH IMPROVED ORGANIC MATTER CONTENT, REDUCED COMPACTION LEVELS, AND INCREASED INFILTRATION CAPACITY	THE PROPOSED DRY STORMWATER RETENTION POND ON THE SOUTH SIDE OF THE SITE WILL NOT BE COMPACTED AS TO PROMOTE INFILTRATION	0.5
PRESERVE LARGE, NON-EXOTIC TREES ON SITE (LARGE TREE DEFINED AS 20 FEET OR GREATER IN HEIGHT AND 24 INCHES OR GREATER DBH)	TREE T-30 WILL BE PRESERVED	0.5
TOTAL POINT EARNED		3
TOTAL POINT REQUIRED PER CODE		3



GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)

This plan may have been reduced in size. Verify before scaling dimensions

NOTES:

1. ALL DIMENSIONS ARE TO EDGE OF PAVEMENT UNLESS OTHERWISE NOTED ON THE PLANS.
2. PARKING SPACE WIDTH IN CURVED BAYS SHALL BE MEASURED ALONG THE ARC AT THE NARROWEST END OF THE SPACE.
3. AN ACCESSIBLE SIDEWALK RAMP SHALL BE INSTALLED AT ALL CROSSWALKS AS SHOWN IN THE PLANS. (PER FDOT INDEX 304)
4. PARKING LOT STRIPING PAINT SHALL BE FDOT APPROVED TRAFFIC PAINT AND BE 6" WIDE. ROAD STRIPING SHALL BE THERMO PLASTIC. (PER FDOT STANDARDS)
5. ALL PAVEMENT STRIPING AND MARKINGS SHALL BE IN CONFORMANCE WITH FDOT INDEX 17346 AND CITY OF APOPKA ENGINEERING STANDARD MANUAL.
6. HANDICAP RAMPS SHALL BE INSTALLED PER FDOT INDEX 304.
7. ALL PAVEMENT TO BE ASPHALT UNLESS NOTED OTHERWISE.
8. REFER TO PAVEMENT SECTION DETAIL FOR ALL ASPHALT AREA.
9. AT 4-WAY STOP INTERSECTIONS. STOP SIGN SHALL INCLUDE THE SIGN "ALL WAY".

LEGEND

1. STOP SIGN W/ STOP BAR (MUTCD R1-1, FDOT 17346) SEE DETAIL 8 ON C-401
2. 24" WHITE SPECIAL EMPHASIS PEDESTRIAN CROSSWALK MARKING (FDOT 17346)
3. FDOT TYPE D CURB, SEE DETAIL 5 ON C-401
4. RIBBON CURB, SEE DETAIL 3 ON C-402
5. THICKENED EDGE SIDEWALK
6. FIRE LANE, REFER TO DETAIL 2 ON C-406
7. 14'X11' CONCRETE PAD FOR BIKE RACK, REFER TO LANDSCAPE ARCHITECTURAL PLAN FOR DETAILS
8. BLUE REFLECTIVE ROAD MARKER

4" THICK CONCRETE SIDEWALKS

6" THICK CONCRETE DRIVEWAYS

SITE DATA

1. PROJECT ADDRESS: 350 E 6TH STREET, APOPKA, FL
2. PARCEL ID: 10-21-28-5096-00-0001
3. PROJECT AREA = 2.51 ACRES
4. PERVIOUS/IMPERVIOUS AREA

PRE-DEVELOPMENT
PERVIOUS = 1.85 ACRES
IMPERVIOUS = 0.66 ACRES
TOTAL = 2.51 ACRES

POST-DEVELOPMENT
PERVIOUS = 1.34 ACRES
IMPERVIOUS = 1.18 ACRES
TOTAL = 2.51 ACRES

5. ZONING: MIXED USE DOWNTOWN DISTRICT (MU-D)
6. FUTURE LAND USE: RESIDENTIAL MEDIUM (RM)
7. PARKING CALCULATIONS

REQUIRED
RESIDENT: 1.5 PER DWELLING UNIT: 1.5 X 24 UNITS = 36
VISITOR: 0.1 PER RESIDENT SPACE 0.1 X 48 = 4.8 = 5

PROVIDED
RESIDENT: 48 (24 GARAGE & 24 DRIVEWAY SPACES)
VISITOR: 7

8. BUILDING HEIGHT: 23'-4"
9. OPEN SPACE

REQUIRED
10% OF TOTAL SITE AREA = 10% X 2.51 AC = 0.25 AC

PROVIDED
ACTIVE REC. AREA (PAVILION) = 0.01 AC
ACTIVE REC. AREA (PARK) = 0.08 AC
REQ'D LANDSCAPE AREA = 1.03 AC
PUBLIC ACCESS ESMT W/ PATHS OR TRAILS (SIDEWALK) = 0.21 AC
TOTAL OPEN SPACE = 1.11 AC
PERCENTAGE = 1.11 AC / 2.51 AC = 52.67%

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. ALL UNAUTHORIZED CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By:	JJR
Drawn By:	JJR
Checked By:	DAM
Date:	07-28-2026

HCE Project: 8140002

Sheet Title:
SITE GEOMETRY PLAN

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-100

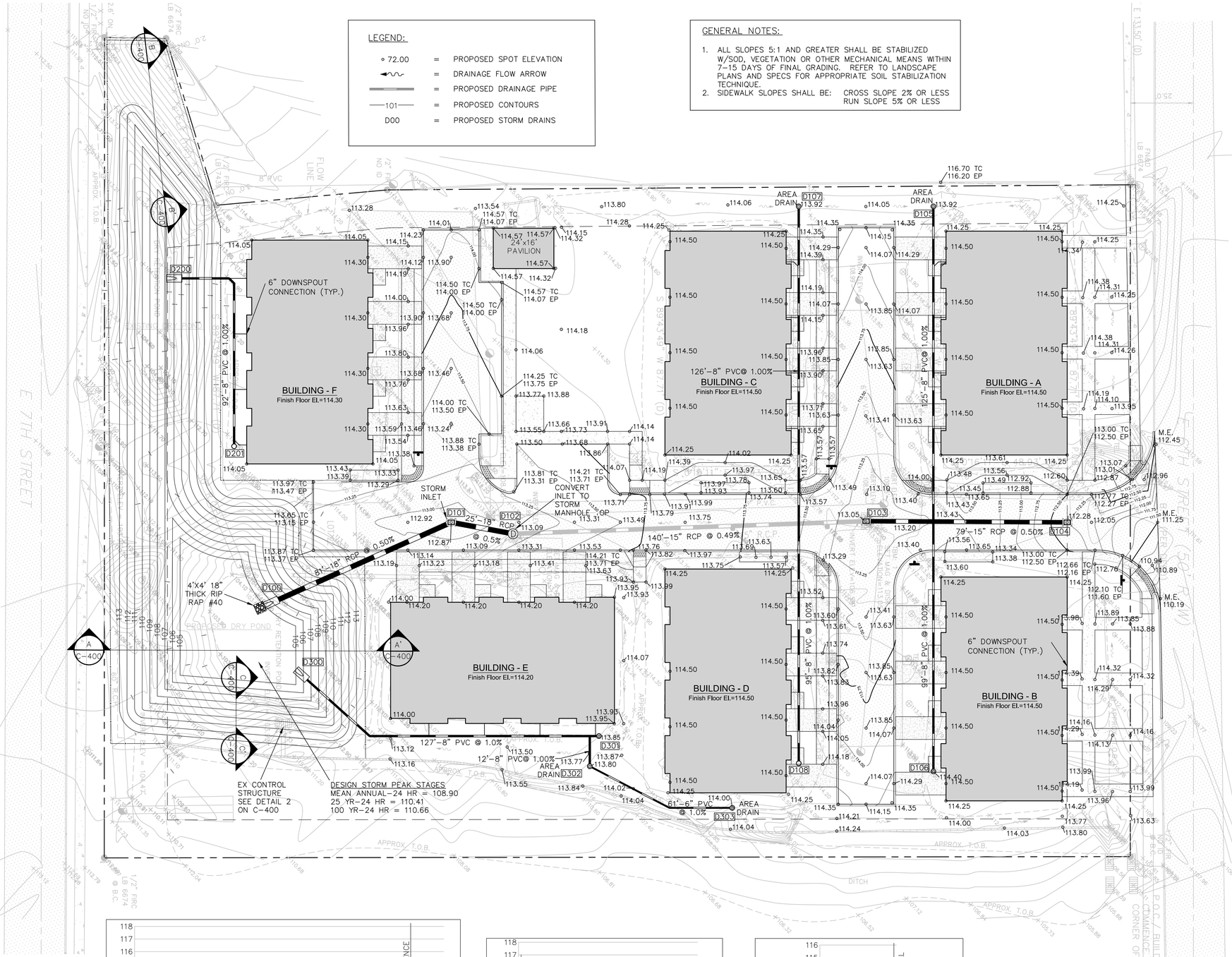
File Name & Location: G:\PROJ\8140002\CIVIL\SHEETS\C-100-SITE-PLAN.dwg Layout: C-100 Printed: Tue, 28 Jul 2026 - 16:28

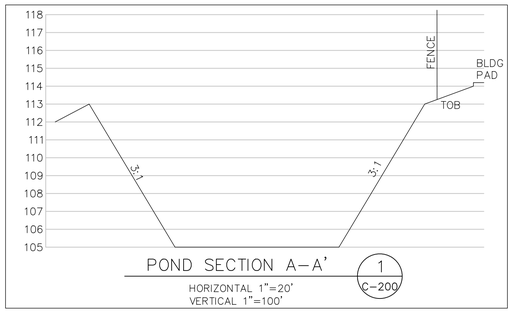
LEGEND:

∘ 72.00	=	PROPOSED SPOT ELEVATION
◄~~~	=	DRAINAGE FLOW ARROW
═══	=	PROPOSED DRAINAGE PIPE
——101——	=	PROPOSED CONTOURS
D00	=	PROPOSED STORM DRAINS

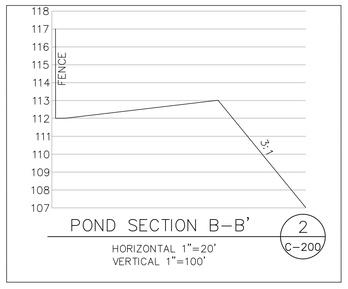
GENERAL NOTES:

1. ALL SLOPES 5:1 AND GREATER SHALL BE STABILIZED W/SOD, VEGETATION OR OTHER MECHANICAL MEANS WITHIN 7–15 DAYS OF FINAL GRADING. REFER TO LANDSCAPE PLANS AND SPECS FOR APPROPRIATE SOIL STABILIZATION TECHNIQUE.
2. SIDEWALK SLOPES SHALL BE: CROSS SLOPE 2% OR LESS
   RUN SLOPE 5% OR LESS

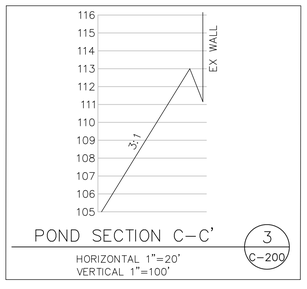




POND SECTION A–A' (1 / C-200)
HORIZONTAL 1"=20'
VERTICAL 1"=100'



POND SECTION B–B' (2 / C-200)
HORIZONTAL 1"=20'
VERTICAL 1"=100'



POND SECTION C–C' (3 / C-200)
HORIZONTAL 1"=20'
VERTICAL 1"=100'

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)

This plan may have been reduced in size. Verify before scaling dimensions

D100
MITERED END SECTION
RIM: 107.16
INV: 105.36 (NW)
N: 1582248.43
E: 476105.00

D101
FDOT GUTTER INLET TYPE V
RIM: 112.87
INV: 105.77 (N)
INV: 105.76 (SE)
N: 1582322.16
E: 476071.58

D102
CONVERT STORM INLET TO STORM MANHOLE TOP
RIM: 113.27
INV: 105.89 (N)
INV: 105.89 (S)
N: 1582346.66
E: 476076.01

D103
REPLACE EX INLET GRATE W/ FDOT GUTTER INLET TYPE V CORE DRILL N INV
RIM: 113.05
INV: 106.60 (N)
INV: 106.58 (S)
N: 1582486.49
E: 476070.35

D104
FDOT GUTTER INLET TYPE V
RIM: 112.28
INV: 107.00 (S)
N: 1582566.15
E: 476070.43

D105
8" NYLOPLAST DOME GRATE INLINE DRAIN
RIM: 113.92
INV: 107.98 (E)
N: 1582512.56
E: 475945.53

D106
8" CLEAN OUT
RIM: 114.40
INV: 107.72 (W)
N: 1582513.62
E: 476169.36

D107
8" NYLOPLAST DOME GRATE INLINE DRAIN
RIM: 113.92
INV: 107.70 (E)
N: 1582459.22
E: 475945.79

D108
CLEAN OUT
RIM: 114.36
INV: 107.40 (W)
N: 1582460.27
E: 476166.38

D200
MITERED END SECTION
RIM: 105.73
INV: 105.00 (N)
N: 1582209.06
E: 475975.48

D201
CLEAN OUT
RIM: 114.15
INV: 105.92 (W)
N: 1582236.02
E: 476041.85

D300
MITERED END SECTION
RIM: 105.73
INV: 105.00 (NE)
N: 1582260.88
E: 476130.19

D301
CLEAN OUT
RIM: 113.85
INV: 106.30 (S)
N: 1582381.08
E: 476155.97

D302
8" NYLOPLAST DOME GRATE INLINE DRAIN
RIM: 113.80
INV: 106.38 (NE)
INV: 106.39 (W)
N: 1582377.50
E: 476167.95

D303
8" NYLOPLAST DOME GRATE INLINE DRAIN
RIM: 114.00
INV: 106.99 (S)
N: 1582434.01
E: 476184.17

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED USE, CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	8/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

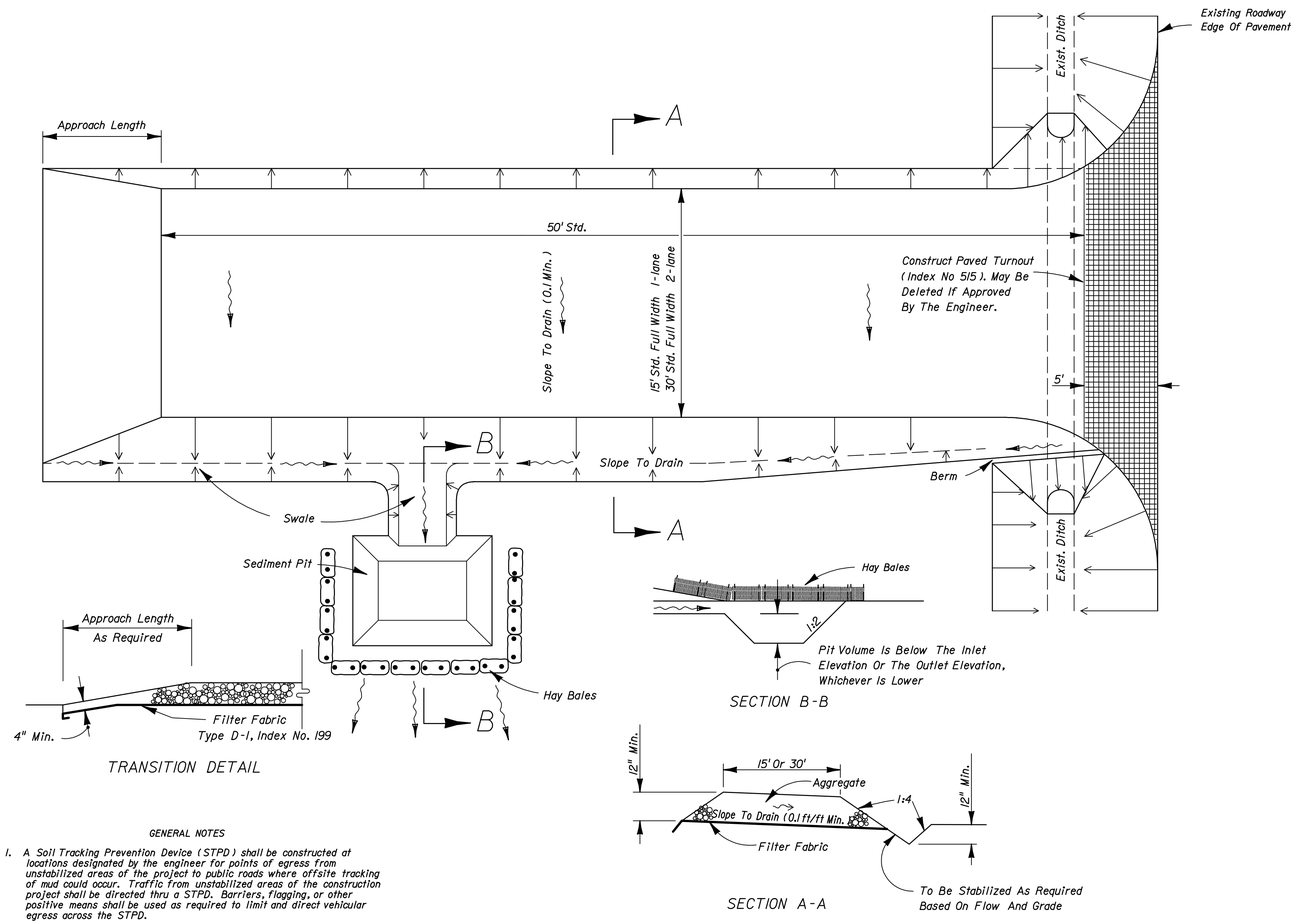
HCE Project: 8140002

Sheet Title:
GRADING AND DRAINAGE PLAN

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-200

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-200-GRADING-DRAIN-PLAN.dwg Layout: C-200 Printed: Tue, 28 Jul 2026 - 16:28



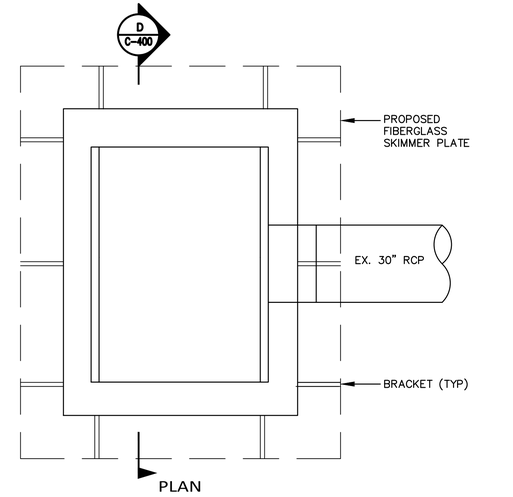
GENERAL NOTES

1. A Soil Tracking Prevention Device (STPD) shall be constructed at locations designated by the engineer for points of egress from unstabilized areas of the project to public roads where offsite tracking of mud could occur. Traffic from unstabilized areas of the construction project shall be directed thru a STPD. Barriers, flagging, or other positive means shall be used as required to limit and direct vehicular egress across the STPD.
2. The Contractor may propose an alternative technique to minimize offsite tracking of sediment. The alternative must be reviewed and approved by the Engineer prior to its use.
3. All materials spilled, dropped, or tracked onto public roads (including the STPD aggregate and construction mud) shall be removed daily, or more frequently if so directed by the Engineer.
4. Aggregates shall be as described in Section 901 excluding 901-2.3. Aggregates shall be FDOT size #1. If this size is not available, the next available smaller size aggregate may be substituted with the approval of the Engineer. Sizes containing excessive small aggregate will track off the project and are unsuitable.
5. The sediment pit should provide a retention volume of 3600 cubic feet/acre of surface area draining to the pit. When the STPD is isolated from other drainage areas, the following pit volumes will satisfy this requirement:
   15' x 50' - 100 ft³ 30' x 50' - 200 ft³
   As an option to the sediment pit, the width of the swale bottom can be increased to obtain the volume. When the sediment pit or swale volume has been reduced to one half, it shall be cleaned. When a swale is used, hay bales or silt fence shall be placed along the entire length.
6. The swale ditch draining the STPD shall have a 0.2% minimum and a 1.0% maximum grade along the STPD and to the sediment pit.
7. Mitered end sections are not required when the sidedrain pipe satisfies the clear zone requirements.
8. The STPD shall be maintained in a condition that will allow it to perform its function. To prevent offsite tracking, the STPD shall be rinsed (daily when in use) to move accumulated mud downward thru the stone. Additional stabilization of the vehicular route leading to the STPD may be required to limit the mud tracked.
9. A STPD shall be paid for under the contract unit price for Soil Tracking Prevention Device, EA. The unit price shall constitute full compensation for construction, maintenance, replacement of materials, removal, and restoration of the area utilized for the STPD; including but not limited to excavation, grading, temporary pipe (including MES when required), filter fabric, aggregate, paved turnout (including asphalt and base construction), ditch stabilization, approach route stabilization, sediment removal and disposal, water, rinsing and cleaning of the STPD and cleaning of public roads, grassing and sod. Hay bales shall be paid for under the contract unit price for Hay or Straw Baled, EA. Silt fence shall be paid for under the contract unit price for Staked Silt Fence, LF.
10. The nominal size of a standard STPD is 15' x 50' unless otherwise shown in the plans. If the volume of entering and exiting vehicles warrant, a 30' width STPD may be used if approved by the Engineer. When a double width (30') STPD is used, the pay quantity shall be 2 for each location.

SOIL TRACKING PREVENTION DEVICE
TYPE A

Sheet No. 1 of 1
Index No. 106

CONSTRUCTION ENTRANCE DETAIL (1 / C-400)
NTS



SECTION D

TYPE "C" INLET

EX. CONTROL STRUCTURE W/ PROPOSED SKIMMER (2 / C-400)
NTS

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026. ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED USE, CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By:	JJR
Drawn By:	JJR
Checked By:	DAM
Date:	07-28-2026

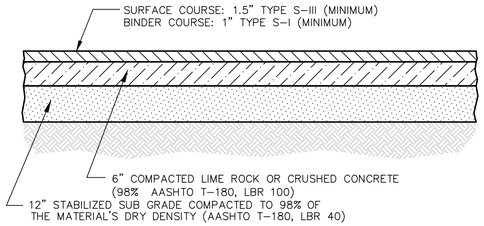
HCE Project: 8140002

Sheet Title:
SITE DETAILS

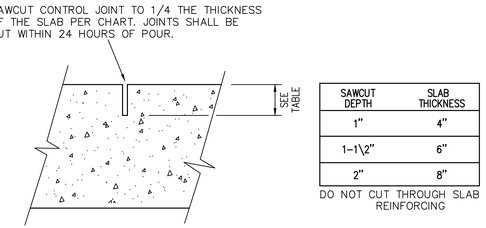
Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-400

File Name & Location: G:\PROJ\8140002\CIVIL\SHEETS\C-400s-SITE-DETAILS.dwg Layout: C-400 Printed: Tue, 28 Jul 2026 - 16:28



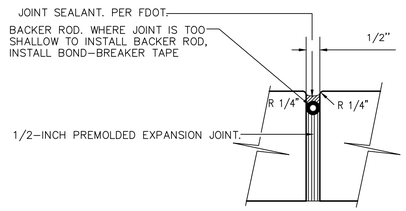
LIGHT DUTY PAVEMENT SECTION 1 C-401
NTS



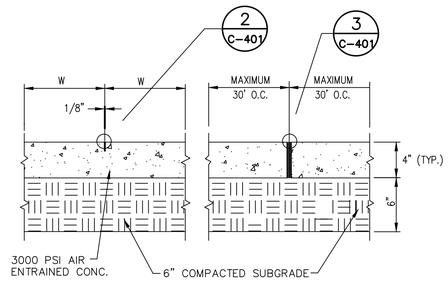
SAWCUT DEPTH	SLAB THICKNESS
1"	4"
1-1\2"	6"
2"	8"

DO NOT CUT THROUGH SLAB REINFORCING

CONTROL JOINT/ C.J. 2 C-401
NTS

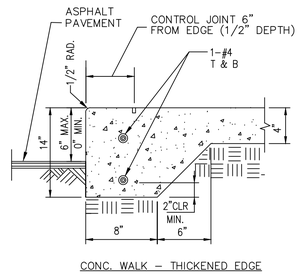


EXPANSION JOINT/ E.J. 3 C-401
NTS



CONTROL JOINT – C.J.

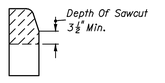
EXPANSION JOINT – E.J.



CONC. WALK – THICKENED EDGE

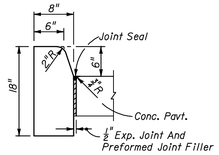
1. A THICKENED EDGE SHALL BE PROVIDED BETWEEN SIDEWALK, DRIVEWAYS OR PARKING LOT.
2. SLOPE CONC. SIDEWALKS AWAY FROM BLDG.S TO PROVIDE POS-ITIVE DRAINAGE.
3. PROVIDE CONTROL JOINTS AT INTERVALS EQUAL TO SIDEWALK WIDTH.
4. PROVIDE EXPANSION JOINTS IN SIDEWALKS IN PLACE OF EVERY SIXTH CONTROL JOINT.
5. PROVIDE 1/2" PREMOLDED EXPAN-SION JOINT WHERE CONCRETE WALK ABUTS STRUCTURES, POLES, AND OTHER SIDEWALKS, ETC.

CONCRETE SIDEWALK DETAILS 4 C-401
NTS



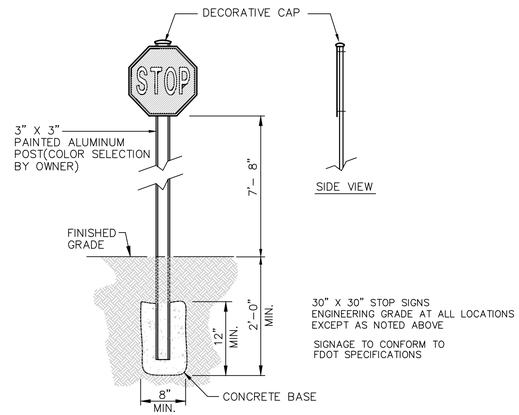
TYPE D

CONTRACTION JOINT IN CURB



Note: For use adjacent to concrete or flexible pavement, concrete shown. Expansion joint, preformed joint filler and joint seal are required between curbs and concrete pavement only

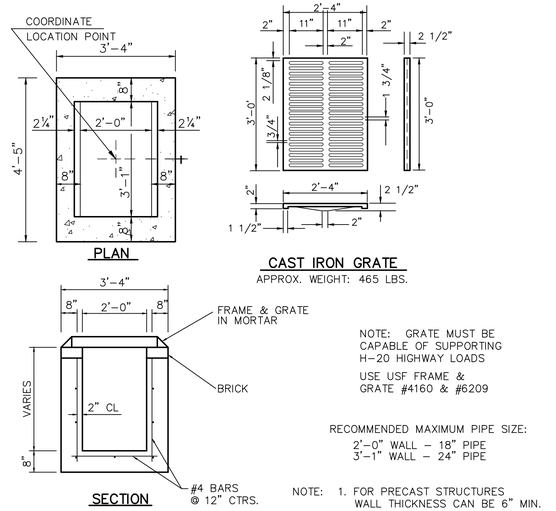
TYPE "D" CURB 5 C-401
NTS



30" X 30" STOP SIGNS ENGINEERING GRADE AT ALL LOCATIONS EXCEPT AS NOTED ABOVE

SIGNAGE TO CONFORM TO FDOT SPECIFICATIONS

TYPICAL SIGN DETAIL 6 C-401
NTS



NOTE: GRATE MUST BE CAPABLE OF SUPPORTING H-20 HIGHWAY LOADS

USE USF FRAME & GRATE #4160 & #6209

RECOMMENDED MAXIMUM PIPE SIZE:
2'-0" WALL – 18" PIPE
3'-1" WALL – 24" PIPE

NOTE: 1. FOR PRECAST STRUCTURES WALL THICKNESS CAN BE 6" MIN.
2. INVERTS TO BE GROUTED & FORMED PER F.D.O.T. INDEX No. 201

TYPE "C" INLET DETAIL FOR USE WITHIN PAVED AREAS 7 C-401
NTS FDOT STD. INDEX 232

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

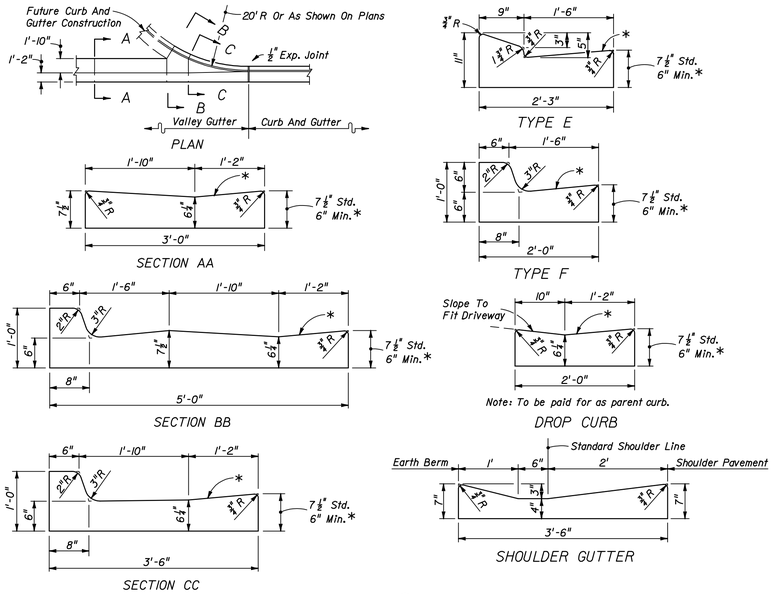
HCE Project: 8140002

Sheet Title:
SITE DETAILS

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-401

File Name & Location: G:\PROJ\8140002\CIVIL\SHEETS\C-400s-SITE-DETAILS.dwg Layout: C-401 Printed: Tue, 28 Jul 2026 - 16:28

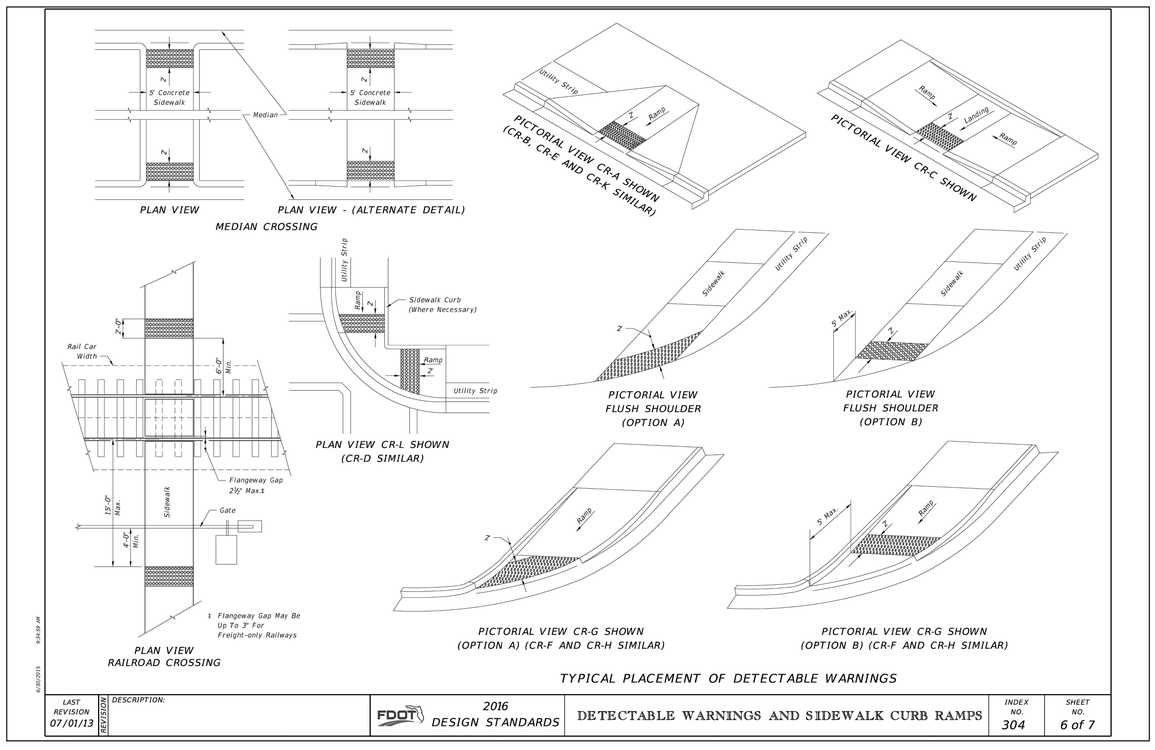


* When used on high side of roadways, the cross slope of the gutter shall match the cross slope of the adjacent pavement. The thickness of the lip shall be 6", unless otherwise shown on plans.

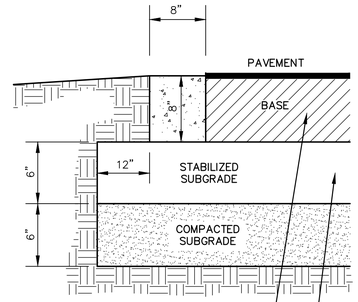
◪ Rotate entire section so that gutter cross slope matches slope of adjacent circulating roadway pavement.

Note: For use adjacent to concrete or flexible pavement. For details depicting usage adjacent to flexible pavement, see diagram right. Expansion joint, preformed joint filler and joint seal are required between curb & gutter and concrete pavement only, see diagram right.

CONCRETE CURB AND GUTTER — 1 / C-402
NTS



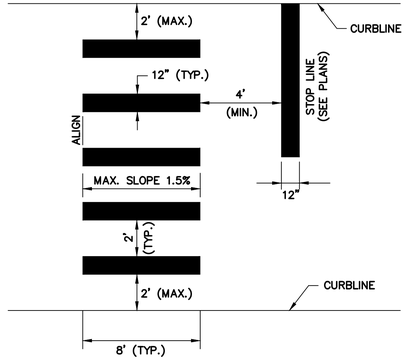
DETECTABLE WARNINGS DETAILS — 2 / C-402
NTS



BASE PER PAVEMENT DETAIL COMPACTED TO 98% MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180.

STABILIZED SUBGRADE COMPACTED TO 100% DENSITY AS DETERMINED BY AASHTO T-99C. ALL MUCK SHALL BE REMOVED FROM THE R/W. ALL WORKMANSHIP AND MATERIALS SHALL MEET ALL APPLICABLE MINIMUM STANDARDS.

STANDARD CONCRETE RIBBON CURB — 3 / C-402
NTS



Notes:

1. TWELVE INCH (12") LINES SHALL BE APPLIED IN ONE APPLICATION, NO COMBINATION OF LINES (TWO – 6 INCH LINES) WILL BE ACCEPTED.
2. LONGITUDINAL CROSSWALK LINES TO BE PARALLEL TO CURBLINE.
3. ALL LONGITUDINAL CROSSWALK LINES TO BE THE SAME LENGTH AND PROPERLY ALIGNED.
4. CROSS WALK SIDESLOPE SHALL NOT EXCEED 1.5%.

CROSSWALK — 4 / C-402
N.T.S.

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026. ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

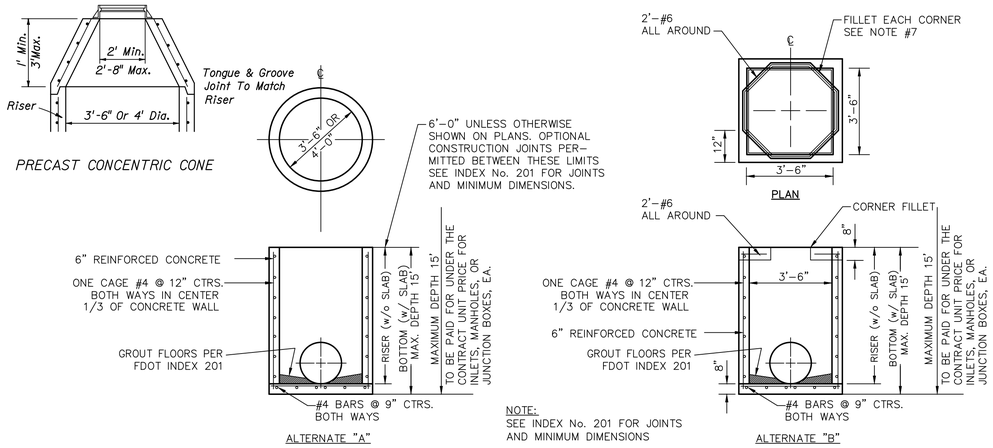
HCE Project: 8140002

Sheet Title:
SITE DETAILS

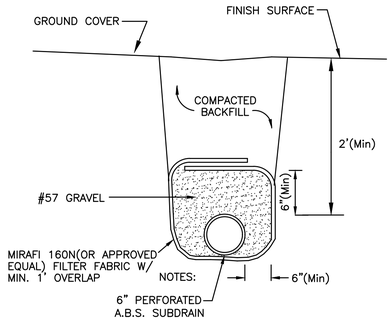
Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-402

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-400s-SITE-DETAILS.dwg Layout: C-402 Printed: Tue, 28 Jul 2026 - 16:28

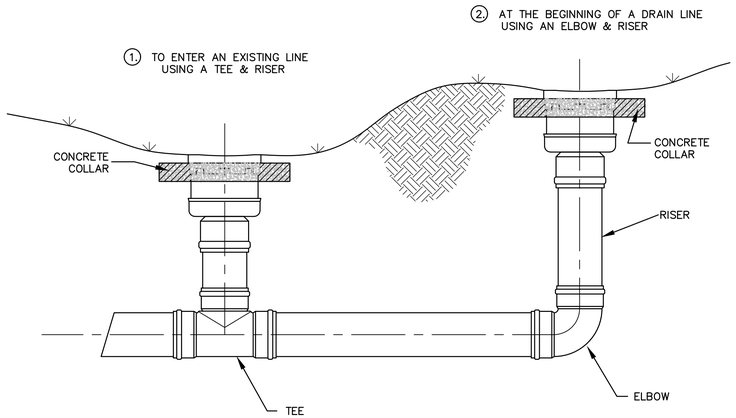


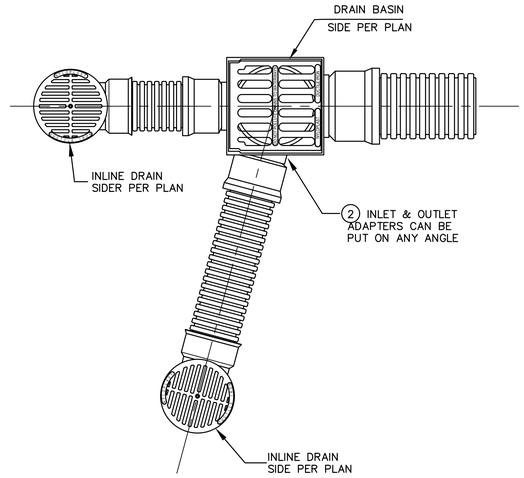
TYPE "P"
FOR INLETS, MANHOLES AND JUNCTION BOXES (1 / C-403)
FDOT INDEX No. 200 & 201
NTS



SECTION

UNDERDRAIN DETAIL (3 / C-403)
NTS





(1) – STRUCTURES & ADAPTERS AVAILABLE IN SIZES 8" – 30" SEE PLANS FOR SIZES

(2) – ADAPTERS CAN BE MOUNTED ON ANY ANGLE 0° TO 360°, TO DETERMINE MINIMUM ANGLE BETWEEN ADAPTERS.

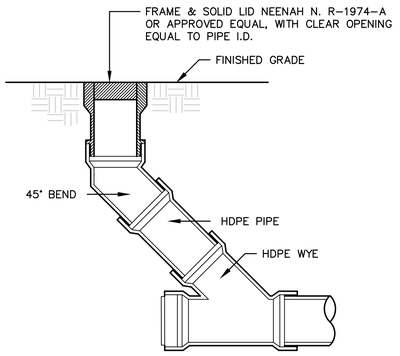
(3) – DRAIN BASIN TO BE CUSTOM MANUFACTURED ACCORDING TO PLAN DETAILS RISERS ARE NEEDED FOR BASINS OVER 84" DUE TO SHIPPING RESTRICTIONS.

Nyloplast

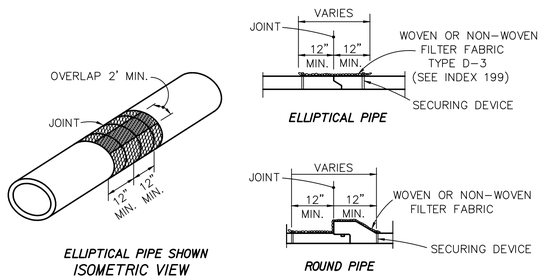
TYPICAL INSTALLATIONS

TYPICAL INSTALLATION OF NYLOPLAST DRAIN BASIN AND INLINE DRAIN

INLINE DRAIN (2 / C-403)
NTS



STORM CLEANOUT DETAIL (4 / C-403)
NTS



COST OF FILTER FABRIC JACKET TO BE INCLUDED IN COST OF PIPE CULVERTS.

ALL STORMWATER PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC THIS INCLUDES HDPE AND PVC CULVERTS

JOINT WRAP DETAILS (5 / C-403)
N.T.S. FDOT INDEX No. 280

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED USE, CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

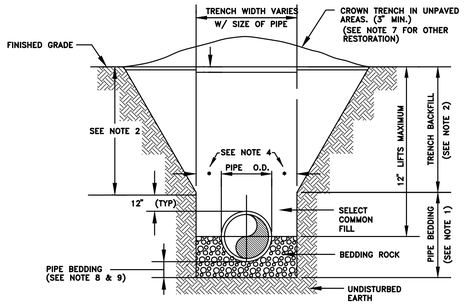
HCE Project: 8140002

Sheet Title:
SITE DETAILS

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-403

File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-400s-SITE-DETAILS.dwg Layout: C-403 Printed: Tue, 28 Jul 2026 - 16:28



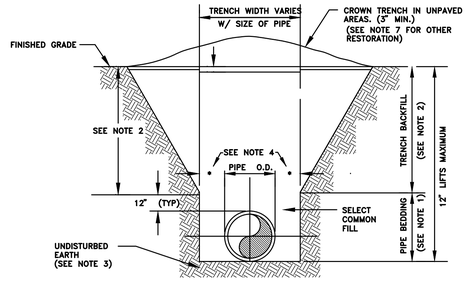
NOTES:

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

TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101

TYPE 'A' BEDDING & TRENCHING DETAIL 1 C-404
N.T.S.



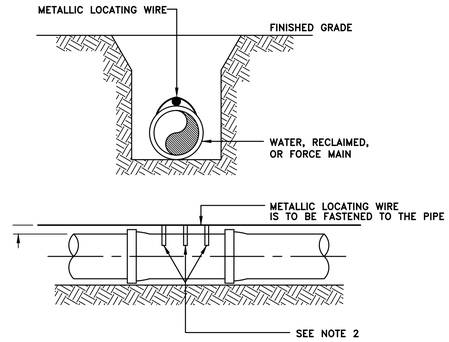
NOTES:

1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-180.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY THE CITY.
4. (*): 15" MAX. FOR PIPE DIAMETERS LESS THAN 24", AND 24" FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.
8. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.
9. ALL UNPAVED DISTURBED AREAS SHALL BE SODDED TO MATCH ADJACENT DOMINATE GRASS SPECIES.

TYPE "B" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 100

TYPE 'B' BEDDING & TRENCHING DETAIL 2 C-404
N.T.S.



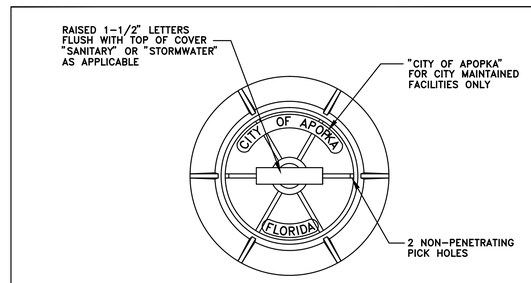
NOTES:

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

PIPE LOCATING WIRE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118

PLASTIC PIPE LOCATION WIRE DETAIL 3 C-404
N.T.S.



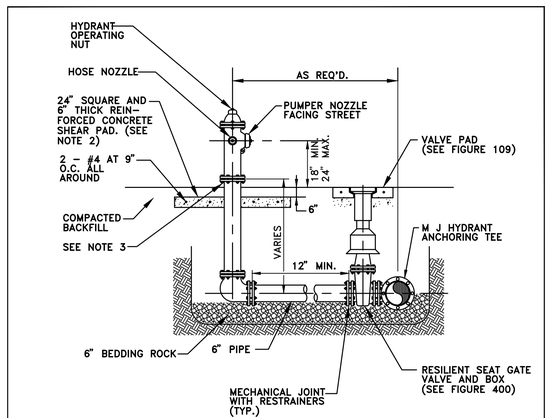
NOTES:

1. MANHOLE FRAME AND COVER ARE TO BE TRAFIC BEARING RATED H-20, CLASS 30 MEETING ASTM A 48.

STANDARD MANHOLE FRAME AND COVER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 202

STORM MANHOLE FRAME & COVER 4 C-404
NTS



NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA CONSTRUCTION DESIGN STANDARDS MANUAL.

FIRE HYDRANT ASSEMBLY DETAIL

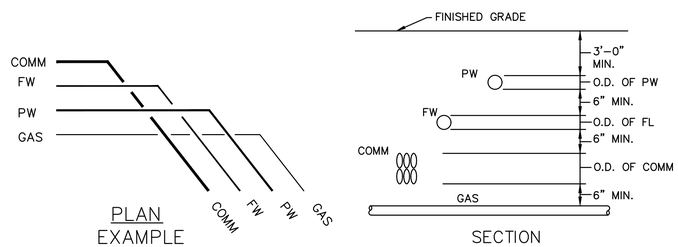
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402

FIRE HYDRANT ASSEMBLY 5 C-404
NTS

UTILITIES CROSSING MATRIX

	POTABLE WATER	FIRE WATER	NATURAL GAS	SANITARY SEWER	COMMUN-CATIONS	ELECTRIC	STORM DRAINAGE	FORCE MAIN
POTABLE WATER		PW ON TOP FIRE DROPS	PW ON TOP GAS DROPS	PW ON TOP SEE DETAIL	PW ON TOP COMM DROPS	PW ON TOP ELEC. DROPS	STORM ON TOP PW DROPS	PW ON TOP FM DROPS
FIRE WATER			FIRE ON TOP GAS DROPS	SAN. ON TOP FIRE DROPS	FIRE ON TOP COMM DROPS	FIRE ON TOP ELEC. DROPS	STORM ON TOP FIRE DROPS	FIRE ON TOP FM DROPS
NATURAL GAS				SAN. ON TOP GAS DROPS	COMM ON TOP GAS DROPS	ELEC. ON TOP GAS DROPS	STORM ON TOP GAS DROPS	FM ON TOP GAS DROPS
SANITARY SEWER					SAN. ON TOP COMM DROPS	SAN. ON TOP ELEC. DROPS	SEE NOTE 3 BELOW	SAN ON TOP FM DROPS
COMMUN-CATIONS						COMM ON TOP ELEC. DROPS	STORM ON TOP COMM. DROPS	FM ON TOP COMM DROPS
ELECTRIC							STORM ON TOP ELEC. DROPS	FM ON TOP ELEC. DROPS
STORM DRAINAGE								STORM ON TOP FM DROPS
FORCE MAIN								

NOTES:
1. THIS TABLE APPLIES WHERE UTILITIES CROSS CAUSING VERTICAL INTERFERENCE.
2. PROVIDE A MINIMUM OF 12 INCHES OF CLEARANCE BETWEEN THE TOP AND BOTTOM OF UTILITY.
3. CONTACT THE ENGINEER FOR QUESTIONS ON STORM AND SANITARY CROSSINGS.



TYPICAL UTILITY CROSSING DETAIL

UTILITY CORRIDOR DETAILS 6 C-404
N.T.S.

HARRIS CIVIL ENGINEERS
1200 Hillcrest Street Suite 200
Orlando, Florida 32803
Phone: (407) 629-4777
Fax: (407) 629-7888
www.harriscivilengineers.com
EB 38930

COPYRIGHT © 2026 ALL IDEAS ARRANGEMENTS AND PLANS INDICATED OR REPRESENTED BY THIS DRAWING ARE OWNED BY AND THE PROPERTY OF HARRIS CIVIL ENGINEERS, LLC AND WERE CREATED, EVOLVED AND DEVELOPED FOR USE WITH THE SPECIFIED PROJECT. HARRIS CIVIL ENGINEERS RESERVES COPYRIGHTS AND OTHER RIGHTS RESTRICTING THIS DRAWING TO THE ORIGINAL PROJECT OR PURPOSE FOR WHICH IT WAS PREPARED. UNAUTHORIZED CHANGES OR ASSIGNMENTS ARE PROHIBITED WITHOUT THE WRITTEN PERMISSION OF HARRIS CIVIL ENGINEERS.

REVISIONS

#	Date	Description
1.	7/26/19	RESPONSE TO SJRWMD COMMENTS
2.	5/14/21	RESPONSE TO CITY COMMENTS
3.	9/10/21	RESPONSE TO CITY COMMENTS
4.	10/5/21	RESPONSE TO CITY COMMENTS
5.	8/3/22	OWNER REVISIONS
6.	7/24/26	SUBMISSION FOR RE-PERMIT

ENGINEER SEAL

Project Title:
APOPKA TOWNHOMES SITE DEVELOPMENT

Project Address:
WOODLAND CIRCLE & 350 E. 6TH STREET APOPKA, FL 32703

Design By: JJR
Drawn By: JJR
Checked By: DAM
Date: 07-28-2026

HCE Project: 8140002

Sheet Title:
SITE DETAILS

Release: SUBMISSION FOR RE-PERMIT

Sheet Number:
C-404

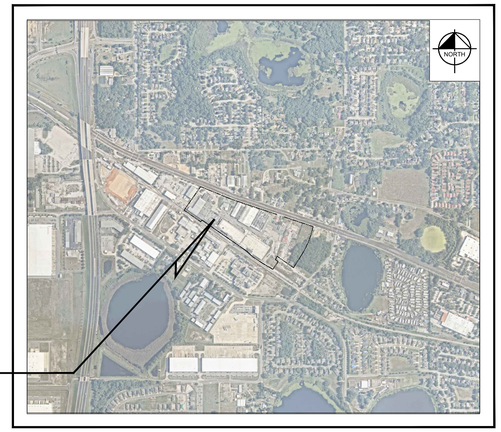
Printed: Tue, 28 Jul 2026 - 16:28
Layout: C-404
File Name & Location: G:\PROJ\08140002\CIVIL\SHEETS\C-400s-SITE-DETAILS.dwg

CONSTRUCTION SITE PLAN
FOR
APOPKA COLD STORAGE

PARCEL #'s:
06-21-28-7172-02-011
06-21-28-7180-09-070
06-21-28-7180-09-050

ORANGE COUNTY, FLORIDA

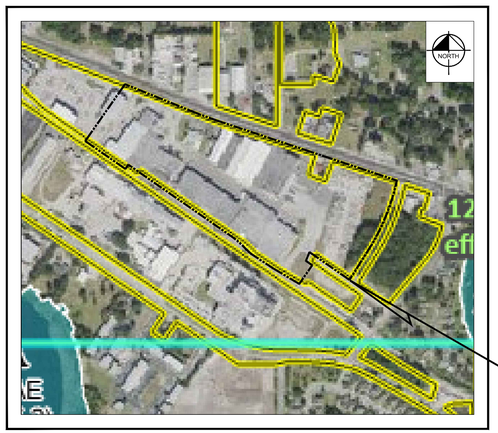
DATE: 6/17/2026



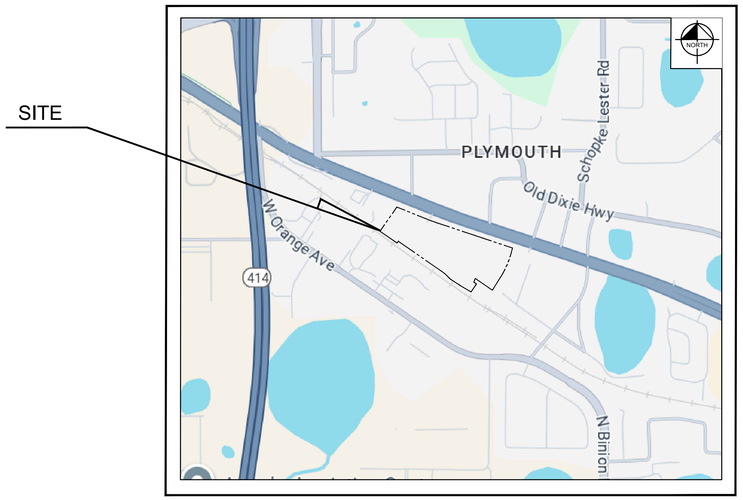
AERIAL PHOTOGRAPH
N.T.S.

LEGAL DESCRIPTION:

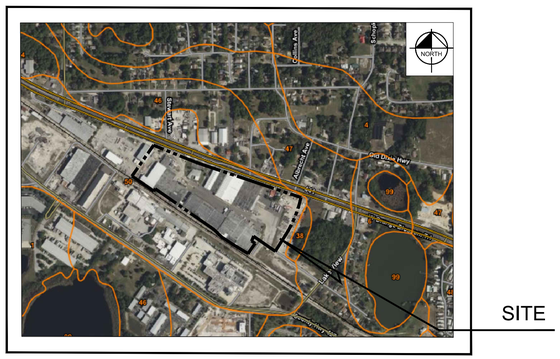
A PORTION OF SECTION 06, TOWNSHIP 21 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA.
LOTS 4 AND 6 OF BLOCK "I", OF PLYMOUTH DELLS, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK "O", PAGE 102, PUBLIC RECORDS OF ORANGE COUNTY FLORIDA. ALSO: THAT PART OF LOT 37, ADJACENT TO AND LYING DIRECTLY SOUTH OF SAID LOTS 5 AND 6 AND BEING A TRACT OF APPROXIMATELY 50 FEET SQUARE, MORE OR LESS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "O", PAGE 102, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
LOTS 7, 8, AND 9, THE EAST 25 FEET OF LOT 17, AND THE WEST 50 FEET OF LOT 37, BLOCK 1, PLYMOUTH DELLS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "O", PAGES 102 AND 103 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY.



FEMA MAP
N.T.S.



LOCATION MAP
N.T.S.



SOILS MAP 50 - Urban Land
N.T.S.

PROJECT TEAM

OWNER/DEVELOPER
MG88 CENTRAL FLORIDA
COLD STORAGE II, LLC
4000 HOLLYWOOD BOULEVARD,
SUITE 650-N
HOLLYWOOD, FL 33021

CIVIL ENGINEER
KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600
ORLANDO, FL 32801
CONTACT: JOSHUA ENOT
PHONE: 321-754-0413
EMAIL: JOSHUA.ENOT@KIMLEY-HORN.COM

SURVEYOR:
SOUTHEASTERN SURVEYING AND MAPPING CORPORATION
6500 ALL AMERICAN BOULEVARD
ORLANDO, FLORIDA 32810-4350
CONTACT: JAMES E. MAZURAK, P.S.M.
PHONE: (407) 292-8580

UTILITY PROVIDERS

WATER, SEWER, AND RECLAIMED WATER :
CITY OF APOPKA
COMMUNITY DEVELOPMENT DEPARTMENT
120 E. MAIN STREET, 2ND FLOOR
APOPKA, FLORIDA 32703
PHONE: (407) 703-1712

ELECTRIC :
DUKE ENERGY
2001 OLD SCENIC HWY
LAKE WALES, FL 33853

PREPARED BY
Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S Orange Ave, Suite 600, Orlando, FL 32801
Phone: (407) 898-1511
WWW.KIMLEY-HORN.COM Registry No. 35106

JOSHUA M. ENOT, P.E.
93160

SHEET LIST TABLE

SHEET NUMBER	SHEET TITLE
C0.0	COVER SHEET
C1.0	GENERAL NOTES
C2.0	STORMWATER POLLUTION PREVENTION PLAN
C3.0	EROSION CONTROL DETAILS
C4.0	EXISTING CONDITIONS AND DEMO PLAN
C4.1	PHASE 1 DETAILED EXISTING CONDTIONS AND DEMO PLAN
C4.2	PHASE 1 DETAILED EXISTING CONDTIONS AND DEMO PLAN
C5.0	OVERALL SITE PLAN
C5.1	PHASE 1 DETAILED SITE PLAN
C5.2	PHASE 1 DETAILED SITE PLAN
5.3	PHASE 2 SITE & GRADING PLAN
C5.4	OPEN SPACE PLAN
C6.0	OVERALL GRADING AND DRAINAGE
C6.1	PHASE 1 DETAILED GRADING AND DRAINAGE
C6.2	PHASE 1 DETAILED GRADING AND DRAINAGE
C7.0	OVERALL UTILITY PLAN
C7.1	DETAILED UTILITY PLAN
C7.2	DETAILED UTILITY PLAN
C7.3	LIFT STATION DETAIL
C8.0	GENERAL CONSTRUCTION DETAILS
C8.1	GENERAL CONSTRUCTION DETAILS
C8.2	GENERAL CONSTRUCTION DETAILS
C8.3	DRAINAGE DETAILS
C8.4	DRAINAGE DETAILS
C8.5	CIVIL STANDARD DETAILS
C8.6	CIVIL STANDARD DETAILS
C8.7	MOT DETAILS
C8.8	CITY OF APOPKA DETAILS
C8.9	CITY OF APOPKA DETAILS
C8.10	CITY OF APOPKA DETAILS
C9.0	WB-67 TRUCK ROUTING
C9.1	FIRE TRUCK ROUTING
C9.2	GARBAGE TRUCK ROUTING
C10.0	OFFSITE ROADWAY IMPROVEMENTS
P1.0	PHOTOMETRIC PLAN
L0.50	OVERALL TREE MITIGATION
L0.51	DETAIL TREE MITIGATION PLAN
L0.52	DETAIL TREE MITIGATION PLAN
L0.53	TREE MITIGATION CANOPY COVER
L0.54	TREE MITIGATION NOTES AND DETAILS
L1.00	OVERALL LANDSCAPE PLAN
L1.01	LANDSCAPE PLAN
L1.02	LANDSCAPE PLAN
L1.03	LANDSCAPE PLAN
L1.50	LANDSCAPE DETAILS
L1.51	LANDSCAPE NOTES
L2.00	OVERALL IRRIGATION PLAN
L2.01	IRRIGATION PLAN
L2.02	IRRIGATION PLAN
L2.03	IRRIGATION PLAN
L2.50	IRRIGATION DETAILS
L2.51	IRRIGATION NOTES

PHASING DESCRIPTION:

PHASE 1 OF THE PROPOSED DEVELOPMENT INCLUDES EXPANSION AND IMPROVEMENTS TO THE EXISTING COLD LINK LOGISTICS INDUSTRIAL PROPERTY. IMPROVEMENTS CONSIST OF A NEW 117,894 SF BUILDING AS WELL AS ASSOCIATED PARKING, STORMWATER, AND UTILITY INFRASTRUCTURE IMPROVEMENTS ON A PORTION OF THE EXISTING 27.63 ACRE PROPERTY (PARCEL ID 06-21-28-7172-02-011).

PHASE 2 PROPOSED CONSTRUCTION IS COMPOSED OF A 48,190 SF BUILDING ADDITION IN THE NORTH EAST CORNER, ATTACHING TO WHAT WAS ERECTED IN PHASE 1. PHASE 2 WILL DISTURB 1.23 ACRE FROM THE BUILDING.

No.	REVISIONS	DATE	BY

SHEET NUMBER
C0.0

Drawing name: K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets - PH1\C0.0 COVER.dwg C0.0 - COVER SHEET Jun 17, 2026 9:36am by: Joshua.Enot
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

GENERAL

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND VERIFYING (HORIZONTALLY AND VERTICALLY) ALL EXISTING UTILITIES PRIOR TO START OF CONSTRUCTION AND FOR NOTIFYING THE VARIOUS UTILITY COMPANIES TO MAKE THE NECESSARY ARRANGEMENTS FOR ANY RELOCATION, TEMPORARY DISTRIBUTION SERVICE, OR CLARIFICATION OF ACTIVITY REGARDING SAID UTILITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING AN UNDERGROUND UTILITY, WHETHER SHOWN ON THESE PLANS OR FIELD LOCATED. ALL OTHER UTILITIES WHICH INTERFERE WITH THE PROPOSED CONSTRUCTION SHALL BE RELOCATED BY THE RESPECTIVE UTILITY COMPANIES AND THE CONTRACTOR SHALL COOPERATE WITH THEM DURING RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE OF THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT AND NO EXTRA COMPENSATION WILL BE ALLOWED. CONTRACTOR SHALL CALL "SUNSHINE ONE" AT 811 TO HAVE EXISTING UTILITIES LOCATED AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.
2. THE LOCATIONS OF ALL EXISTING UTILITIES, STORM DRAINAGE SYSTEMS, AND TOPOGRAPHIC FEATURES SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND ARE PROVIDED FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. SHOULD A DISCREPANCY ARISE BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS, WHICH WOULD APPRECIABLY AFFECT THE EXECUTION OF THESE PLANS, THE CONTRACTOR SHALL HALT CONSTRUCTION AND NOTIFY THE ENGINEER IMMEDIATELY.
3. PRIOR TO THE INITIATION OF SITE CONSTRUCTION, THE CONTRACTOR SHALL VERIFY ANY EXISTING UTILITIES INCLUDING GAS, WATER, ELECTRIC, CABLE TV, COMMUNICATIONS, SANITARY SEWERS AND STORM DRAINAGE SYSTEMS, ON AND / OR ADJACENT TO THE SITE. REMOVE OR CAP AS NECESSARY.
4. THE CONTRACTOR SHALL EXERCISE CAUTION IN AREAS OF BURIED UTILITIES AND SHALL CALL "SUNSHINE 811" AT 811 OR 1-800-432-4770 AT LEAST 48 HOURS PRIOR TO CONSTRUCTION TO ARRANGE FOR FIELD LOCATIONS OF BURIED UTILITIES.
5. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE TO EXISTING FACILITIES, ABOVE OR BELOW GROUND, THAT MAY OCCUR AS A RESULT OF THE WORK PERFORMED, BY THE CONTRACTOR OR SUB-CONTRACTORS, AS CALLED FOR IN THESE CONTRACT DOCUMENTS.
6. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS SPECIFIED BY THE VARIOUS GOVERNMENTAL AGENCIES AND THE ENGINEER. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS, SUCH AS RIGHT OF WAY PERMIT(S), EXCAVATION/FILL PERMIT(S), FIRE PROTECTION PERMIT(S), OR UNDERGROUND UTILITY PERMIT(S), PRIOR TO START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MEETING ALL INSPECTION CRITERIA OF APPLICABLE AGENCIES, SCHEDULING OF INSPECTIONS, AND OBTAINING REQUIRED INSPECTIONS FROM AGENCY.
7. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS, ON ALL PRECAST AND MANUFACTURED ITEMS, TO THE OWNER'S ENGINEER FOR REVIEW. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT THE CONTRACTOR'S EXPENSE.
8. ALL UTILITY SERVICE STUB-OUTS (WATER, SANITARY SEWER, etc.) ARE TO BE INSTALLED WITHIN 5' OF BUILDING(S), UNLESS OTHERWISE NOTED ON PLANS.
9. CONTRACTOR TO COORDINATE WITH THE APPLICABLE ELECTRIC UTILITY SUPPLIER REGARDING ANY NECESSARY RELOCATION(S) OF UNDERGROUND AND/OR OVERHEAD ELECTRIC FACILITIES, AND FOR THE LOCATION AND INSTALLATION OF TRANSFORMER PAD(S) AND ASSOCIATED ELECTRIC FACILITIES.
10. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN AN R-O-W UTILIZATION PERMIT (IF REQUIRED) FOR CONSTRUCTION OF THE PROPOSED UTILITIES. THIS PERMIT MUST BE OBTAINED BY A DULY LICENSED PLUMBING CONTRACTOR (OR CLASS A GENERAL CONTRACTOR) PRIOR TO THE START OF CONSTRUCTION. THESE PLANS AND ANY SUBSEQUENT REVISIONS TO THESE PLANS, THAT ARE ISSUED BY THE ENGINEER, WILL BE SUBJECT TO THE APPROVAL CONDITIONS OF THIS PERMIT.
11. THE GRAPHIC INFORMATION DEPICTED ON THESE PLANS HAS BEEN COMPILED TO PROPORTION BY SCALE AS ACCURACY AS POSSIBLE. HOWEVER, DUE TO REPRODUCTIVE DISTORTION, REDUCTION, AND/OR REVISIONS, INFORMATION CONTAINED HEREIN IS NOT INTENDED TO BE SCALED FOR CONSTRUCTION PURPOSES.
12. ALL SPECIFICATIONS AND DOCUMENTS REFERENCED HEREIN SHALL BE OF THE LATEST REVISION.
13. ALL UNDERGROUND UTILITIES MUST BE IN-PLACE, TESTED AND INSPECTED PRIOR TO BASE AND SURFACE CONSTRUCTION.
14. WORK PERFORMED UNDER THIS CONTRACT SHALL INTERFACE SMOOTHLY WITH ANY OTHER WORK BEING PERFORMED ON SITE BY OTHER CONTRACTORS/SUBCONTRACTORS AND UTILITY COMPANIES. IT WILL BE NECESSARY FOR THE GENERAL CONTRACTOR TO COORDINATE AND SCHEDULE HIS/HER ACTIVITIES ACCORDINGLY.
15. ALL DIMENSIONS ARE TO FACE OF CURB, UNLESS OTHERWISE NOTED.
16. ALL SIGNAGE MUST COMPLY WITH THE LAND DEVELOPMENT CODE OF THE CITY OF APOPKA, FLORIDA.
17. CONTRACTOR IS RESPONSIBLE FOR ALL DEWATERING ACTIVITIES NECESSARY TO PERFORM THE WORK WITHIN THESE PLANS.
18. THE CONTRACTOR SHALL RESTORE OFF-SITE CONSTRUCTION AREAS TO EQUAL AND/OR BETTER CONDITION THAN EXISTING PRIOR TO START OF CONSTRUCTION.
19. THE CONTRACTOR SHALL COMPLY WITH THE LEGAL LOAD RESTRICTIONS IN HAULING OF MATERIALS IN PUBLIC ROADS BEYOND THE LIMITS OF WORK. A SPECIAL PERMIT WILL NOT RELIEVE THE CONTRACTOR OF LIABILITY FOR THE DAMAGE WHICH MAY RESULT FROM THE MOVING OF MATERIAL AND EQUIPMENT.
20. SURVEY MONUMENTS OR BENCHMARKS, WHICH HAVE TO BE DISTURBED BY THIS WORK, SHALL BE REPLACED UPON COMPLETION OF WORK BY A A LICENSED LAND SURVEYOR CURRENTLY REGISTERED IN THE STATE OF FLORIDA.
21. CONTRACTOR IS TO ADJUST ANY UTILITY ELEMENT MEANT TO BE FLUSH WITH GRADE (CLEAN OUT MANHOLES, CATCH BASINS, INLETS, ETC.) THAT IS AFFECTED BY SITE WORK OR GRADE CHANGES, WHETHER SPECIFICALLY NOTED ON PLANS OR NOT.
22. ALL WORK PERFORMED WITHIN THE FDOT RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE 2023-24 EDITIONS OF FDOT STANDARD PLANS, SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE 2017 UTILITY ACCOMMODATION MANUAL.

TREES AND VEGETATION

1. THE CONTRACTOR IS TO MINIMIZE THE REMOVAL OF VEGETATION TO THE GREATEST EXTENT PRACTICAL. SEE DEMOLITION PLAN FOR TREES TO BE REMOVED. TREES IN CLOSE PROXIMITY TO CONSTRUCTION SHALL BE PROTECTED BY WOOD FENCING PER DETAIL ON SHEET C2.1.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPE BUFFERS AND RETENTION AND DETENTION FACILITIES UNTIL THE WORK HAS BEEN ACCEPTED BY THE OWNER. ALL DISTURBED AREAS SHALL BE RETURNED TO THEIR ORIGINAL CONDITION.

DEMOLITION

1. CONTRACTOR SHALL SUBMIT DEMOLITION SCHEDULE TO OWNER PRIOR TO PROCEEDING WITH DEMOLITION ACTIVITIES.
2. EXTENT OF SITE CLEARING IS SHOWN ON DRAWINGS.
3. CONTRACTOR SHALL CONDUCT SITE DEMOLITION OPERATIONS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS, AND OTHER ADJACENT OCCUPIED OR USED FACILITIES. DO NOT CLOSE OR OBSTRUCT STREETS, WALKS OR OTHER OCCUPIED OR USED FACILITIES WITHOUT PERMISSION FROM AUTHORITIES HAVING JURISDICTION.
4. CONTRACTOR SHALL PROVIDE PROTECTION NECESSARY TO PREVENT DAMAGE TO EXISTING IMPROVEMENTS INDICATED ON PLAN "EXISTING TO REMAIN".
5. CONTRACTOR SHALL RESTORE DAMAGED IMPROVEMENTS TO THEIR ORIGINAL CONDITION, AS ACCEPTABLE TO PARTIES HAVING JURISDICTION.
6. CONTRACTOR SHALL REMOVE WASTE MATERIALS AND UNSUITABLE AND EXCESS TOPSOIL FROM PROPERTY AND DISPOSE OF OFF-SITE IN A LEGAL MANNER.
7. CONTRACTOR SHALL DEMOLISH AND COMPLETELY REMOVE FROM SITE MATERIAL INDICATED ON PLAN OR NOTES "TO BE REMOVED".
8. CONTRACTOR SHALL PROTECT STRUCTURES, UTILITIES, SIDEWALKS, PAVEMENTS, AND OTHER FACILITIES FROM DAMAGE CAUSED BY SETTLEMENT, LATERAL MOVEMENT, UNDERMINING, WASHOUT AND OTHER HAZARDS CREATED BY THE DEMOLITION OPERATION.

STORM DRAINAGE SYSTEM

1. STANDARD INDEXES REFER TO THE LATEST EDITION OF F.D.O.T. "ROADWAY AND TRAFFIC DESIGN STANDARDS."
2. THE LATEST EDITION OF F.D.O.T. "DESIGN STANDARDS FOR DESIGN, CONSTRUCTION, MAINTENANCE, AND UTILITY OPERATIONS ON THE STATE HIGHWAY SYSTEM" IS REFERRED TO FOR THE STRUCTURAL DESIGN OF DRAINAGE STRUCTURES SPECIFIED IN THESE PLANS, AS REFERENCED BY STANDARD INDEX. ALL SPECIALTY DRAINAGE STRUCTURES REQUIRE SEPARATE STRUCTURAL DESIGN, WHICH IS NOT INCLUDED IN THESE PLANS. STATION OFFSETS ARE TO THE CENTERLINE OF THE STRUCTURE TOP (I.E. DITCH BOTTOM INLET OR CURB INLET TOP), AS OPPOSED TO THE STRUCTURE BASE.
3. ALL STORM SEWER PIPE SHALL BE REINFORCED CONCRETE CLASS III (ASTM C-76) UNLESS OTHERWISE NOTED ON PLANS. ALL DRAINAGE STRUCTURES SHALL BE IN ACCORDANCE WITH F.D.O.T. ROADWAY AND TRAFFIC DESIGN STANDARDS UNLESS OTHERWISE NOTED ON PLANS.
4. PIPE LENGTHS SHOWN ARE APPROXIMATE AND TO CENTER OF DRAINAGE STRUCTURES, WITH THE EXCEPTION OF MITERED END AND FLARED END SECTIONS. LENGTHS OF PIPE SHOWN WHICH TERMINATE WITH MITERED END OR FLARED END SECTIONS ARE MEASURED TO THE DOWNSTREAM INVERT OF THE MITERED END OR FLARED END SECTION.
5. ALL DRAINAGE STRUCTURE GRATES AND COVERS, EITHER EXISTING OR PROPOSED SHALL BE TRAFFIC RATED FOR H-20 LOADINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY NECESSARY UPGRADES TO EXISTING DRAINAGE STRUCTURES.
6. CONSTRUCTION OF THE STORMWATER MANAGEMENT SYSTEM MUST BE COMPLETE AND ALL DISTURBED AREAS STABILIZED IN ACCORDANCE WITH THE PERMITTED PLANS AND CONDITIONS PRIOR TO ANY OF THE FOLLOWING: ISSUANCE OF THE FIRST CERTIFICATE OF OCCUPANCY; INITIATION OF INTENDED USE OF THE INFRASTRUCTURE; OR TRANSFER OF RESPONSIBILITY FOR MAINTENANCE OF THE SYSTEM TO A LOCAL GOVERNMENT OR OTHER RESPONSIBLE ENTITY.
7. STORM WATER PIPES, STRUCTURES, MINIMUM COVER, AND INSTALLATION PROCEDURES TO BE IN ACCORDANCE WITH THE LAND DEVELOPMENT CODE OF THE CITY OF APOPKA, FLORIDA.
8. 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 AS TO ADEQUATELY REMOVE SILT PRIOR TO RUNOFF FROM THE SITE.

DRAINAGE SYSTEM TESTING AND INSPECTION

1. THE STORM DRAINAGE PIPING SYSTEM SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER PRIOR TO THE PLACEMENT OF BACKFILL. CONTRACTOR TO NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION.
2. THE CONTRACTOR SHALL MAINTAIN AND PROTECT FROM MUD, DIRT, DEBRIS, ETC. THE STORM DRAINAGE SYSTEM UNTIL FINAL ACCEPTANCE OF THE PROJECT. THE STORM SYSTEM WILL BE REINSPECTED BY THE OWNER'S ENGINEER PRIOR TO APPROVAL FOR CERTIFICATE OF OCCUPANCY PURPOSES. THE CONTRACTOR MAY BE REQUIRED TO RECLEAN PIPES AND INLETS AT THE CONTRACTORS EXPENSE AND PRIOR TO FINAL ACCEPTANCE.

SAFETY

1. ALL SUBSURFACE CONSTRUCTION SHALL COMPLY WITH THE "TRENCH SAFETY ACT". THE CONTRACTOR SHALL INSURE THAT THE METHOD OF TRENCH PROTECTION AND CONSTRUCTION IS IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REGULATIONS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY AND ENFORCE ALL APPLICABLE SAFETY REGULATIONS. THE ABOVE INFORMATION HAS BEEN PROVIDED FOR THE CONTRACTOR'S INFORMATION ONLY AND DOES NOT IMPLY THAT THE OWNER OR ENGINEER WILL INSPECT AND/OR ENFORCE SAFETY REGULATIONS.
2. DURING THE CONSTRUCTION AND/OR MAINTENANCE OF THIS PROJECT, ALL SAFETY REGULATIONS ARE TO BE ENFORCED. THE CONTRACTOR OR HIS REPRESENTATIVE SHALL BE RESPONSIBLE FOR THE CONTROL AND SAFETY OF THE TRAVELING PUBLIC AND THE SAFETY OF HIS/HER PERSONNEL. LABOR SAFETY REGULATIONS SHALL CONFORM TO THE PROVISIONS SET FORTH BY OSHA IN THE FEDERAL REGISTER OF THE DEPARTMENT OF TRANSPORTATION. THE MINIMUM STANDARDS AS SET FORTH IN THE CURRENT EDITION OF "THE STATE OF FLORIDA, MANUAL ON TRAFFIC CONTROL AND SAFE PRACTICES FOR STREET AND HIGHWAY CONSTRUCTION, MAINTENANCE AND UTILITY OPERATIONS" SHALL BE FOLLOWED IN THE DESIGN, APPLICATION, INSTALLATION, MAINTENANCE AND REMOVAL OF ALL TRAFFIC CONTROL DEVICES, WARNING DEVICES AND BARRIERS NECESSARY TO PROTECT THE PUBLIC AND CONSTRUCTION PERSONNEL FROM HAZARDS WITHIN THE PROJECT LIMITS. CONTRACTOR SHALL PROVIDE FOR THE SAFETY AND CONTROL OF LOCAL TRAFFIC DURING CONSTRUCTION. ADDITIONAL INFORMATION MAY BE REQUIRED IF LANE CLOSURE DURATIONS ARE LONGER THAN DAYTIME OPERATIONS.

EARTHWORK / GRADING / DEMUCKING PROCEDURES

1. A GEOTECHNICAL ENGINEERING INVESTIGATION REPORT HAS BEEN PREPARED BY TERRACON FOR PURPOSES OF STORM WATER DESIGN, OF WHICH COPIES ARE AVAILABLE THROUGH THE OWNER OR THEIR SOIL TESTING COMPANY. A GEOTECHNICAL ENGINEER SHALL BE RETAINED BY THE CONTRACTOR TO PROVIDE ON-SITE INSPECTIONS DURING EXCAVATION/FILL OPERATIONS AND TESTING OF THE COMPACTED FILL SO THAT PROPER DOCUMENTATION OF THE REQUIRED COMPACTING CRITERIA CAN BE PROVIDED.
2. ALL EXISTING DEBRIS (ABOVE OR BELOW GROUND), CONSTRUCTION DEBRIS AND OTHER WASTE MATERIAL SHALL BE DISPOSED OF OFF-SITE BY THE CONTRACTOR, IN ACCORDANCE WITH APPLICABLE REGULATORY AGENCY REQUIREMENTS IN A LEGAL MANNER.
3. UNLESS OTHERWISE NOTED, GRADE TO MEET EXISTING ELEVATION AT PROPERTY LINES. FINAL GRADES SHOWN INCLUDE SOD HEIGHT. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADES, UNLESS OTHERWISE NOTED. IT MAY BE NECESSARY TO FIELD ADJUST PAVEMENT ELEVATIONS TO PRESERVE THE ROOT SYSTEMS OF TREES SHOWN TO BE SAVED. CONTRACTOR TO COORDINATE WITH OWNER'S ENGINEER PRIOR TO ANY ELEVATION CHANGES. ALL AREAS SHALL BE GRADED TO DRAIN AWAY FROM THE BUILDINGS.
4. ALL DELETERIOUS SUBSURFACE MATERIAL (I.E. MUCK, PEAT, BURIED DEBRIS) IS TO BE EXCAVATED AND REPLACED WITH SUITABLE/COMPACTED SOILS, AS DIRECTED BY THE OWNER OR THEIR SOILS TESTING COMPANY. DELETERIOUS MATERIAL IS TO BE STOCKPILED OR REMOVED FROM THE SITE AS DIRECTED BY THE OWNER. EXCAVATED AREAS ARE TO BE BACKFILLED WITH APPROVED MATERIALS AND COMPACTED AS SHOWN ON THESE PLANS. CONTRACTOR IS RESPONSIBLE FOR ACQUIRING ANY PERMITS THAT ARE NECESSARY FOR REMOVING DELETERIOUS MATERIAL FROM THE SITE.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXCAVATIONS AGAINST COLLAPSE AND WILL PROVIDE BRACING, SHEETING OR SHORING AS NECESSARY. DEWATERING METHODS SHALL BE USED AS REQUIRED TO KEEP TRENCHES DRY WHILE PIPE AND APPURTENANCES ARE BEING PLACED.
6. ALL NECESSARY FILL AND EMBANKMENT THAT IS PLACED DURING CONSTRUCTION SHALL CONSIST OF MATERIAL SPECIFIED BY THE OWNER'S SOILS TESTING COMPANY OR ENGINEER AND BE PLACED AND COMPACTED ACCORDING TO THESE PLANS.
7. THE CONTRACTOR SHALL INSURE THAT PROPER SOIL DENSITIES ARE ACHIEVED FOR PLACEMENT OF ALL HEADWALL/ENDWALL FOOTINGS, RETAINING WALL FOOTINGS, 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 FINAL INSTALLATION OF IMPROVEMENTS.
8. ANY UNSUITABLE ORGANIC SOIL SHALL BE EXCAVATED TO A MINIMUM MARGIN OF 6 FEET BEYOND ITS PERIPHERY EXCAVATED TO EXPOSE THE UNDERLYING NON-ORGANIC FINE SAND.
9. IF DETERMINED NECESSARY, DEWATERING DURING EXCAVATING/BACKFILLING OPERATIONS MAY BE ACCOMPLISHED BY DITCHING AND THE USE OF SUMP PUMPS AND/OR OTHER METHODS (WELL POINTS), AS NECESSARY. CONTRACTOR TO OBTAIN ALL REQUIRED PERMITS FOR DEWATERING ACTIVITIES THAT MAY BE REQUIRED.
10. UPON APPROVAL OF THE GEOTECHNICAL ENGINEER, THE EXCAVATED AREAS MAY BE BACKFILLED WITH CLEAN FINE SAND FREE OF UNSUITABLE OR DELETERIOUS MATERIAL. HOWEVER, THE FILL SHOULD NOT BE PLACED IN MORE THAN 6 INCHES OF STANDING WATER. ONCE THE FILL IS AT LEAST 2 FEET ABOVE THE DEWATERED LEVEL, BACKFILLING MAY PROCEED AS DIRECTED BY THE GEOTECHNICAL ENGINEER.

PAVING, GRADING AND DRAINAGE

1. ALL PAVING SHALL BE PERFORMED IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
2. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADES, UNLESS OTHERWISE NOTED.
3. CONTRACTOR SHALL TRIM, TACK AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS EXISTING PAVEMENT.
4. CURBING SHALL BE PLACED AT THE EDGES OF ALL PAVEMENT, UNLESS OTHERWISE NOTED. REFER TO THE LATEST EDITION OF F.D.O.T. "DESIGN STANDARDS" FOR DETAILS AND SPECIFICATIONS OF ALL F.D.O.T. TYPE CURB AND GUTTERS CALLED FOR IN THESE PLANS.
5. PRIOR TO CONSTRUCTING CONCRETE PAVEMENT, THE CONTRACTOR IS TO SUBMIT A PROPOSED JOINTING PATTERN TO THE SOILS ENGINEER FOR APPROVAL.
6. CONTRACTOR TO PROVIDE A 1/2" TO 1" BITUMINOUS EXPANSION JOINT MATERIAL WITH SEALER AT ABUTMENT OF CONCRETE AND OTHER MATERIALS (STRUCTURES, OTHER POURED)
7. ALL PAVEMENT MARKINGS SHALL BE MADE IN ACCORDANCE WITH F.D.O.T. DESIGN STANDARDS.
8. THE CONTRACTOR WILL STABILIZE BY SEED AND MULCH, SOD, OR OTHER APPROVED MATERIALS ANY DISTURBED AREAS WITHIN ONE WEEK FOLLOWING CONSTRUCTION OF THE UTILITY SYSTEMS AND PAVEMENT AREAS. CONTRACTOR SHALL MAINTAIN SUCH AREAS UNTIL FINAL ACCEPTANCE BY OWNER. CONTRACTOR TO COORDINATE WITH OWNER REGARDING TYPE OF MATERIAL, LANDSCAPING AND IRRIGATION REQUIREMENTS.
9. THE CONTRACTOR SHALL RESTORE OFF-SITE CONSTRUCTION AREAS TO EQUAL AND/OR BETTER CONDITION THAN EXISTING PRIOR TO START OF CONSTRUCTION.
10. UNLESS OTHERWISE NOTED, GRADE TO MEET EXISTING ELEVATION AT PROPERTY LINES.
11. SURVEY MONUMENTS OR BENCHMARKS, WHICH HAVE TO BE DISTURBED BY THIS WORK, SHALL BE REPLACED UPON COMPLETION OF WORK BY A REGISTERED LAND SURVEYOR AT CONTRACTORS EXPENSE.
12. FINAL GRADES SHOWN INCLUDE SOD HEIGHT. ALL AREAS SHALL BE GRADED TO DRAIN AWAY FROM THE BUILDINGS.
13. ALL WORK TO BE PERFORMED IN ACCORDANCE WITH ALL LOCAL, STATE AND JURISDICTIONAL PERMITTING AGENCIES.
14. ALL WORK SHALL COMPLY WITH THE GEOTECHNICAL REPORT BY TERRACON.
15. CONTRACTOR SHALL SOD ALL DISTURBED AREAS WITH BAHIA UNLESS OTHERWISE NOTED.

PAVING/GRADING TESTING AND INSPECTION

1. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING APPLICABLE TESTING WITH THE SOILS ENGINEER. TESTS WILL BE REQUIRED PURSUANT WITH THE SOILS REPORT. UPON COMPLETION OF WORK THE SOILS ENGINEER WILL SUBMIT CERTIFICATIONS TO THE OWNER AND OWNER'S ENGINEER STATING THAT ALL REQUIREMENTS HAVE BEEN MET.
2. A QUALIFIED TESTING LABORATORY SHALL PERFORM ALL TESTING NECESSARY TO ASSURE COMPLIANCE OF THE IN-PLACE MATERIALS AS REQUIRED BY THESE PLANS AND GEOTECHNICAL REPORT, THE VARIOUS AGENCIES AND PERMIT CONDITIONS. SHOULD ANY RETESTING BE REQUIRED DUE TO THE FAILURE OF ANY TESTS TO MEET THESE REQUIREMENTS, THE CONTRACTOR WILL BEAR ALL COSTS OF SAID RETESTING.

PAVEMENT MARKING AND SIGNAGE

1. THE INSTALLATION, SHAPE, AND SIZE OF ALL SIGNS AND THEIR LETTERING SHALL COMPLY WITH THE LATEST EDITIONS OF THE U.S. DEPARTMENT OF TRANSPORTATION "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" (MUTCD) AND THE F.D.O.T. "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" AND THE F.D.O.T. "DESIGN STANDARDS FOR DESIGN, CONSTRUCTION, MAINTENANCE, AND UTILITY OPERATIONS ON THE STATE HIGHWAY SYSTEM". WHERE CONFLICTS EXIST BETWEEN THE PLANS AND THE ABOVE MENTIONED SPECIFICATIONS, THE MORE STRINGENT CRITERIA SHALL PREVAIL.

TEST, INSPECTION AND CLOSEOUT REQUIREMENTS

1. ALL GRAVITY SEWER PIPING SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER AND APPLICABLE MUNICIPALITY/AGENCY. THE CONTRACTOR SHALL NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION(S). THE CONTRACTOR SHALL BE RESPONSIBLE FOR COSTS ASSOCIATED WITH A TELEVISED INSPECTION (TV) OF THE PROPOSED GRAVITY SEWER LINE CONSTRUCTION. TV INSPECTION SHALL BE IN ACCORDANCE TO THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL. THE CONTRACTOR SHALL PROVIDE COPIES OF THE TV INSPECTION TAPE TO THE ENGINEER, THE OWNER AND THE APPLICABLE MUNICIPALITY/AGENCY.
2. THE CONTRACTOR SHALL PERFORM LEAKAGE TESTS ON ALL GRAVITY SEWERS PER THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
3. AN AS-BUILT SURVEY SHALL BE PREPARED IN ACCORDANCE WITH CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE (F.A.C.), PURSAUNT TO CHAPTER 472, FLORIDA STATUTES (F.S.) SHALL BE REQUIRED.
4. THE CONTRACTOR SHALL PROVIDE UTILITY AS-BUILT AND GRADING/DRAINAGE AS-BUILT RECORD DRAWINGS BASED ON THE CIVIL DESIGN PLAN SHEETS. ALL AS-BUILTS SHALL BE OVERLAID ON THE CIVIL DESIGN PLANS WITH THE DESIGN SHADED BACK AND THE AS-BUILT BOLD. THE AS-BUILTS SHALL BE SIGNED AND SEALED BY A REGISTERED LAND SURVEYOR.
5. THE UTILITY AS-BUILT SHALL INCLUDE ALL SANITARY SEWERS AND FORCE MAIN SYSTEMS, POTABLE AND RECLAIMED WATER MAIN SYSTEMS, METERS, VALVES, FORCE MAINS, GAS MAINS, AND IRRIGATION LINES (2-INCH AND LARGER). CONTRACTOR TO PROVIDE ALL UTILITY CROSSING INFORMATION ON THE AS-BUILT. THE UTILITY AS-BUILTS SHALL IDENTIFY ALL WATER MAIN CROSSINGS WITH STORM AND SANITARY LINES INDICATING TOP OF PIPE AND INVERTS OF THE ABOVE CROSSING PIPE ALONG WITH CLEARANCE DIMENSIONS. THIS SHALL ALSO BE DONE FOR SANITARY/STORM CROSSINGS. ALL TEMPORARY SAMPLE POINT NUMBER (TSP#) LOCATIONS SHALL ALSO BE NOTED ON THE AS-BUILT. CONTRACTOR TO ALSO PROVIDE AN AS-BUILT ASSET TABLE IDENTIFYING SIZE OF PIPE OR FITTING AS WELL AS DEPTH TO TOP OF PIPE AND NORTHING AND EASTING OF EACH FITTING/VALVE, ETC. AS-BUILT DRAWINGS SHALL PROVIDE GPS COORDINATES FOR SANITARY STRUCTURES.
6. THE GRADING/DRAINAGE AS-BUILT SHALL INCLUDE ALL CONSTRUCTED IMPROVEMENTS THAT HAVE LOCATION AND/OR ELEVATION INFORMATION CALLED-OUT ON THE PLANS. THE AS-BUILT SHALL CLEARLY PROVIDE THE SAME INFORMATION IDENTIFIED ON THE DESIGN DOCUMENTS AND ALSO THE CONSTRUCTED LOCATIONS AND ELEVATIONS AS-BUILT INFORMATION.
7. THE CONTRACTOR SHALL PROVIDE A SIGNED AND SEALED LETTER FROM THE INDEPENDENT TESTING AGENCY THAT STATES CONFORMANCE WITH THE CONTRACT DOCUMENT REQUIREMENTS FOR COMPACTION TESTING. THE CONTRACTOR IS TO PROMPTLY NOTIFY THE OWNER AND ENGINEER OF RECORD WHEN ANY TESTING OR INSPECTIONS ARE DEFICIENT OR IRREGULAR.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL. SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

GENERAL NOTES

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C1.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

STORMWATER POLLUTION PREVENTION PLAN

SITE DESCRIPTION

PROJECT NAME AND LOCATION

APOPKA COLD STORAGE
*SEE COVER SHEET FOR LOCATION MAP

DEVELOPER NAME AND ADDRESS

OWNER:
COLD LINK LOGISTICS, LLC

PROJECT DESCRIPTION

THE PROJECT CONSISTS OF A PROPOSED COLD STORAGE FACILITY EXPANSION LOCATED IN THE SOUTHEAST CORNER OF ORANGE BLOSSOM TRAIL AND LAKE VIEW DRIVE WITHIN THE CITY OF APOPKA. THE PROJECT CONTAINS 3 PARCELS WITH PARCEL NUMBER 06-21-28-7172-02-011, 06-21-28-7180-09-070, AND 06-21-28-7180-09-050. THE PROJECT IS APPROXIMATELY +/- 27.69 ACRES AND CURRENTLY HAS ROUGHLY FOUR EXISTING BUILDINGS INDUSTRIAL BUILDING WITH LOADING DOCKS AND PARKING STALLS. THE SITE ALSO HAS TWO EXISTING HOUSES BETWEEN THE EXISTING INDUSTRIAL BUILDING AND EXISTING TRUCK PARKING LOT AREA AND WILL PROPOSE THOSE TWO PARCELS TO BE REZONED ONCE ANNEXED INTO CITY OF APOPKA. ONCE REZONED, THE DEVELOPMENT CONSISTS OF THE RENOVATION OF ONE OF THE EXISTING BUILDINGS, A PROPOSED PUMP BUILDING, AN ADDITIONAL COLD STORAGE FACILITY WITH A LOADING DOCK DOOR AND AN ASSOCIATED PARKING LOT AND STRIPING.

PROJECT AREA: 27.69 ACRES

CONTRIBUTING DRAINAGE AREA: 25.90 ACRES

TOTAL CONSTRUCTION AREA: 25.90 ACRES

LONGITUDE : -81.552853 LATITUDE: 28.690683

ULTIMATE RECEIVING WATERS: xxxx

ACTIVITIES THAT REQUIRE EROSION CONTROL

SITE CLEARING AND GRUBBING; PROVIDING A STABILIZED CONSTRUCTION ENTRANCE, PERIMETER, AND OTHER EROSION AND SEDIMENT CONTROLS; EXCAVATION FOR THE RETENTION POND; SITE GRADING; INSTALLATION OF STORM WATER, SANITARY SEWER, AND WATER STRUCTURES; CURB, ROADWAYS, AND PARKING FACILITIES.

*SEE PLANS FOR THE LOCATION OF TEMPORARY SEDIMENT BARRIERS AND OTHER EROSION CONTROL METHODS.

SOIL PARAMETERS

SOIL TYPES:

NO.	SERIES NAME	HYDROLOGIC GROUP
6	CANDLER–APOPKA FINE SAND, 5 TO 12% SLOPES	A
47	TAVARES–MILLHOPPER FINE SANDS, 0 TO 5% SLOPES	A

DEWATERING

DISCHARGE OF GROUNDWATER FROM DEWATERING OPERATIONS REQUIRES APPROVAL FROM FDEP AND THE APPLICABLE WATER MANAGEMENT DISTRICT. DISCHARGES DIRECTED TO THE COUNTY'S MS4 REQUIRES A RIGHT-OF-WAY UTILIZATION PERMIT FOR DEWATERING PRIOR TO THE START OF DISCHARGES. TO OBTAIN RIGHT-OF-WAY APPROVAL, COPIES OF THE FDEP PERMIT NOI, DOCUMENTATION SHOWING DEWATERING AT THE SITE IS NOT WITHIN 500 FT OF KNOWN CONTAMINATION, AND A DEWATERING PLAN SHALL BE SUBMITTED TO ALEXIS CLARK, ORANGE COUNTY ENVIRONMENTAL PROTECTION DIVISION (407-836-1433) AND ORANGE COUNTY PUBLIC WORKS DEVELOPMENT ENGINEERING PERMITTING SECTION. ANALYTICAL SAMPLING OF GROUNDWATER MAY BE REQUESTED BY ORANGE COUNTY ON A CASE-BY-CASE BASIS TO CONFIRM SITE CONTAMINATION STATUS.

SEQUENCE OF MAJOR ACTIVITIES

THE ORDER OF CONSTRUCTION IS AS FOLLOWS:

1. PROVIDE STABILIZED CONSTRUCTION ENTRANCE
2. INSTALL SILT FENCES AND OTHER EROSION CONTROL METHODS
3. CLEAR AND GRUB FOR SEDIMENT BASIN AND EARTH DIKE
4. CONSTRUCT EARTH DIKE AND SEDIMENT BASIN
5. FINISH CLEARING AND GRUBBING
6. REMOVE AND STORE TOPSOIL
7. PROVIDE INITIAL GRADING AS REQUIRED
8. STABILIZE ALL DISTURBED AREAS AS SOON AS POSSIBLE
9. INSTALL UTILITIES, STORM SEWER, CURB AND GUTTER
10. INSTALL BASE TO ROAD AND PARKING AREA
11. FINISH GRADING ENTIRE SITE
12. CONSTRUCT FINAL PAVING
13. REMOVE ACCUMULATED SEDIMENT
14. REMOVE ANY ITEMS THAT ARE NOT REQUIRED

TIMING OF CONTROL MEASURES

THE INSTALLATION OF SILT FENCE (AND OTHER EROSION CONTROL MEASURES), A STABILIZED ENTRANCE AND SEDIMENT BASIN SHALL OCCUR PRIOR TO CLEARING AND GRUBBING ACTIVITY. AFTER CONSTRUCTION IS COMPLETE, THE ACCUMULATED SEDIMENT SHALL BE REMOVED AND THE AREAS SHALL BE REGRADED AND PERMANENTLY STABILIZED AS SHOWN ON THE PLANS.

811 Know what's below. Call before you dig.

EROSION AND SEDIMENT CONTROLS

BEST MANAGEMENT PRACTICES SHALL BE USED FOR THIS PROJECT TO CONTROL EROSION AND TURBIDITY CAUSED BY STORM WATER RUN-OFF. THE LOCATION AND DETAILS OF EROSION CONTROL METHODS ARE SHOWN ON THE PLANS. THE CONTRACTOR IS RESPONSIBLE FOR PLACING AND MAINTAINING THESE CONTROL METHODS AS SHOWN ON THE PLANS OR AS REQUIRED. HE/SHE SHALL ALSO PROVIDE THE REQUIRED EROSION PROTECTION AS REQUIRED BY LOCAL, STATE AND FEDERAL LAW.

STORM WATER MANAGEMENT

STORMWATER WILL BE COLLECTED BY THE CATCH-BASINS ON SITE AND WILL BE DIRECTED TO THE DRY POND. THE DRY POND SYSTEM WILL TREAT AND ATTENUATE RUNOFF IN ACCORDANCE WITH SJRWMD SPECIFICATIONS AND THE CITY OF APOPKA LAND DEVELOPMENT CODE.

STABILIZATION PRACTICES:

TEMPORARY STABILIZATION - TOPSOIL STOCK PILES AND DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY TEMPORARILY OR PERMANENTLY CEASE, SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH WITHIN 7 DAYS OF THE LAST CONSTRUCTION ACTIVITY IN THAT AREA. THE TEMPORARY SEED REQUIRED CAN BE FOUND IN TABLE 1.65 A OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, WHERE SOILS ARE ACIDIC 2 TONS OF PULVERIZED AGRICULTURAL LIMESTONE SHOULD BE ADDED PER ACRE AND 450 POUNDS OF 10-20-20 FERTILIZER SHALL BE APPLIED TO EACH ACRE. AFTER SEEDING, EACH AREA SHALL BE IMMEDIATELY MULCHED WITH STRAW OR EQUIVALENT EQUAL. AREAS OF THE SITE WHICH ARE TO BE PAVED SHALL BE TEMPORARILY STABILIZED BY APPLYING GEOTEXTILE AND STONE SUB-BASE UNTIL BITUMINOUS PAVEMENT CAN BE APPLIED.

PERMANENT STABILIZATION - DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES PERMANENTLY CEASE SHALL BE STABILIZED WITH PERMANENT SEED NO LATER THAN 7 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY. THE APPROPRIATE PERMANENT SEED MIX CAN BE FOUND IN TABLES 1.66A, 1.66B AND 1.66C OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, 2 TONS/ACRE OF FINELY GROUND AGRICULTURAL LIMESTONE AND THE PROPER FERTILIZER BASED ON THE TYPE OF SEEDING SHALL BE APPLIED TO EACH ACRE TO PROVIDE PLANT NUTRIENTS. AFTER SEEDING, EACH AREA SHALL BE MULCHED IMMEDIATELY.

STRUCTURAL PRACTICES:

EARTH DIKE - IF REQUIRED, AN EARTH DIKE SHALL BE CONSTRUCTED ALONG THE SITE PERIMETER. A PORTION OF THE DIKE SHALL DIVERT RUN-ON AROUND THE CONSTRUCTION SITE. THE REMAINING PORTION OF THE DIKE SHALL COLLECT RUNOFF FROM THE DISTURBED AREA AND DIRECT THE RUNOFF TO THE SEDIMENT BASIN.

SEDIMENT BASIN - A SEDIMENT BASIN SHALL BE CONSTRUCTED IN THE COMMON DRAINAGE AREA FOR THE SITE. ALL SEDIMENT COLLECTED IN THE BASIN MUST BE REMOVED FROM THE BASIN UPON COMPLETION OF CONSTRUCTION. SEDIMENT FROM THE BASIN MAY BE USED AS FILL ON THE SITE IF IT IS SUITABLE SOIL.

WASTE DISPOSAL

WASTE MATERIALS - ALL WASTE MATERIALS SHALL BE COLLECTED AND STORED IN A METAL DUMPSTER WITH A SECURE LID IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE SHALL BE DEPOSITED IN THE DUMPSTER. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITIES TO HAVE THE DUMPSTER EMPTIED AT LEAST TWICE A WEEK AND THE WASTE TAKEN TO AN APPROPRIATE LANDFILL. NO CONSTRUCTION WASTE MATERIALS SHALL BE BURIED ON SITE. THE SUPERINTENDENT SHALL ORGANIZE TRAINING FOR THE EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH WASTE MATERIALS. THE SUPERINTENDENT SHALL BE RESPONSIBLE FOR POSTING AND ENFORCING WASTE MATERIAL PROCEDURES.

HAZARDOUS WASTE - HAZARDOUS WASTE MATERIALS SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS OR AS DIRECTED BY THE MANUFACTURER. THE SUPERINTENDENT SHALL ORGANIZE THE PROPER TRAINING FOR EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH HAZARDOUS WASTE MATERIALS. THESE PROCEDURES SHALL BE POSTED ON THE SITE. THE PERSON WHO MANAGES THE SITE SHALL BE RESPONSIBLE FOR ENFORCING THE PROCEDURES.

SANITARY WASTE - SANITARY WASTE SHALL BE COLLECTED AND DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITY FOR COLLECTION OF THE SANITARY WASTE AT LEAST THREE TIMES A WEEK TO PREVENT SPILLAGE ONTO THE SITE.

OFF-SITE TRACKING

A STABILIZED CONSTRUCTION ENTRANCE SHALL BE PROVIDED TO REDUCE SEDIMENT TRACKING OFFSITE. THE MAJOR ROAD CONNECTED TO THE PROJECT SHALL BE CLEANED ONCE A DAY TO REMOVE ANY EXCESS MUD, DIRT OR ROCK RESULTING FROM CONSTRUCTION TRAFFIC. ALL TRUCKS HAULING MATERIALS OFFSITE SHALL BE COVERED WITH A TARPAULIN.

DUST & DEBRIS CONTROL

THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL WITHIN THE CONSTRUCTION LIMITS AS WELL AS ALONG HAUL ROUTES AND ROADWAYS USED BY THE EQUIPMENT AND VEHICLES. THE CONTRACTOR SHALL ENSURE THAT EXCESSIVE DUST IS NOT TRANSPORTED BEYOND THE LIMITS OF CONSTRUCTION IN POPULATED AREAS. THE CONTRACTOR MAY CONTROL DUST FOR EMBANKMENTS OR OTHER CLEARED OR UNSURFACED AREAS BY APPLYING WATER. INSTALL MULCH, SEED, SOD, OR TEMPORARY PAVING AS EARLY AS PRACTICAL. CONTROL DUST DURING STORAGE AND HANDLING OF DUSTY MATERIALS BY WETTING, COVERING, OR OTHER MEANS AS APPROVED BY THE ENGINEER. CONTRACTOR SHALL ENFORCE REDUCED VEHICLE SPEEDS ON UNPAVED ROADS AND IF NECESSARY PROHIBIT CONSTRUCTION GRADING WHEN WIND GUSTS EXCEED 25 MPH, OR OTHERWISE DIRECTED BY E.O.R. OR COUNTY INSPECTOR.

DEBRIS AND TRASH SHALL NOT BE ALLOWED TO ACCUMULATE ON THE PROJECT SITE. CONTRACTOR SHALL COLLECT LOOSE DEBRIS & TRASH DAILY, AND DISPOSE OF IT INTO APPROPRIATE CONSTRUCTION TRASH RECEPTACLES OR CONTAINERS.

ITEMS REQUIRING POLLUTION PREVENTION

THE FOLLOWING ITEMS ARE EXPECTED TO BE PRESENT ON THE PROJECT SITE:

-ASPHALT
-CONCRETE
-FERTILIZERS
-METAL PIECES
-PETROLEUM BASED PRODUCTS
-TAR
-CLEANING SUPPLIES
-DETERGENTS
-MASONARY BLOCK/BRICKS
-PAINT
-WOOD

THE FOLLOWING ARE NON-STORM WATER SOURCES THAT WILL BE ENCOUNTERED AT THE SITE AND SHOULD BE DIRECTED TO THE SEDIMENT BASIN PRIOR TO DISCHARGE:

-UNCONTAMINATED GROUNDWATER EXPOSED DURING EXCAVATION
-WATER FROM WATER LINE FLUSHING
-PAVEMENT WASH WATERS (WHERE NO SPILLS OR LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE OCCURRED).

SPILL PREVENTION AND CONTROL

THE FOLLOWING ARE THE MATERIAL MANAGEMENT PRACTICES THAT WILL BE USED TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURE OF MATERIALS AND SUBSTANCES TO STORM WATER RUNOFF.

GOOD HOUSEKEEPING

-SUPERINTENDENT SHALL INSPECT PROJECT AREA DAILY FOR PROPER STORAGE, USE, AND DISPOSAL OF CONSTRUCTION MATERIALS.

-STORE ONLY ENOUGH MATERIAL ON SITE FOR PROJECT COMPLETION.

-ALL SUBSTANCES SHOULD BE USED BEFORE DISPOSAL OF CONTAINER.

-ALL CONSTRUCTION MATERIALS STORED SHALL BE ORGANIZED AND IN THE PROPER CONTAINER AND IF POSSIBLE, STORED UNDER A ROOF OR PROTECTIVE COVER.

-PRODUCTS SHALL NOT BE MIXED UNLESS DIRECTED BY THE MANUFACTURER.

-ALL PRODUCTS SHALL BE USED AND DISPOSED OF ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.

HAZARDOUS PRODUCTS

-MATERIALS SHOULD BE KEPT IN ORIGINAL CONTAINER WITH LABELS UNLESS THE ORIGINAL CONTAINERS CANNOT BE RESEALED. IF ORIGINAL CONTAINERS CANNOT BE USED, LABELS AND PRODUCT INFORMATION SHALL BE SAVED.

-PROPER DISPOSAL PRACTICES SHALL ALWAYS BE FOLLOWED IN ACCORDANCE WITH MANUFACTURER AND LOCAL/STATE REGULATIONS.

PRODUCT SPECIFIC PRACTICES

-PETROLEUM PRODUCTS MUST BE STORED IN PROPER CONTAINERS AND CLEARLY LABELED. VEHICLES CONTAINING PETROLEUM PRODUCTS SHALL BE PERIODICALLY INSPECTED FOR LEAKS. PRECAUTIONS SHALL BE TAKEN TO AVOID LEAKAGE OF PETROLEUM PRODUCTS ON SITE.

-THE MINIMUM AMOUNT OF FERTILIZER SHALL BE USED AND MIXED INTO THE SOIL IN ORDER TO LIMIT EXPOSURE TO STORM WATER. FERTILIZERS SHALL BE STORED IN A COVERED SHED. THE CONTENTS OF ANY PARTIALLY USED BAGS OF FERTILIZER SHALL BE TRANSFERRED TO A SEALABLE PLASTIC BIN TO AVOID SPILLS.

-PAINT CONTAINERS SHALL BE SEALED AND STORED WHEN NOT IN USE. EXCESS PAINT MUST BE DISPOSED OF IN AN APPROVED MANNER.

-CONCRETE TRUCKS SHALL NOT BE ALLOWED TO WASH OUT OR DISCHARGE SURPLUS CONCRETE OR DRUM WASH WATER ON THE SITE.

SPILL CONTROL PRACTICES

IN ADDITION TO THE GOOD HOUSEKEEPING AND MATERIAL MANAGEMENT PRACTICES DISCUSSED IN THE PREVIOUS SECTIONS OF THIS PLAN, THE FOLLOWING PRACTICES SHALL BE FOLLOWED FOR SPILL PREVENTION AND CLEANUP:

-SPILL CLEANUP INFORMATION SHALL BE POSTED ON SITE TO INFORM EMPLOYEES ABOUT CLEANUP PROCEDURES AND RESOURCES.

-THE FOLLOWING CLEAN-UP EQUIPMENT MUST BE KEPT ON-SITE NEAR THE MATERIAL STORAGE AREA: GLOVES, MOPS, RAGS, BROOMS, DUST PANS, SAND, SAWDUST, LIQUID ABSORBER, GOGGLES, AND TRASH CONTAINERS.

-ALL SPILLS SHALL BE CLEANED UP AS SOON AS POSSIBLE.

-WHEN CLEANING A SPILL, THE AREA SHOULD BE WELL VENTILATED AND THE EMPLOYEE SHALL WEAR PROPER PROTECTIVE COVERING TO PREVENT INJURY.

-TOXIC SPILLS MUST BE REPORTED TO THE PROPER AUTHORITY REGARDLESS OF THE SIZE OF THE SPILL.

-AFTER A SPILL, THE PREVENTION PLAN SHALL BE REVIEWED AND CHANGED TO PREVENT FURTHER SIMILAR SPILLS FROM OCCURRING. THE CAUSE OF THE SPILL, MEASURES TO PREVENT IT, AND HOW TO CLEAN THE SPILL UP SHALL BE RECORDED.

-THE SUPERINTENDENT SHALL BE THE SPILL PREVENTION AND CLEANUP COORDINATOR AND IS RESPONSIBLE FOR THE DAY TO DAY SITE OPERATIONS. THE SUPERINTENDENT ALSO OVERSEES THE SPILL PREVENTION PLAN AND SHALL BE RESPONSIBLE FOR EDUCATING THE EMPLOYEES ABOUT SPILL PREVENTION AND CLEANUP PROCEDURES.

MAINTENANCE AND INSPECTION PRACTICES

THE FOLLOWING ARE MAINTENANCE AND INSPECTION PRACTICES THAT SHALL BE COMPLETED BY THE CONTRACTOR:

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE CHECKED AT A MINIMUM OF EVERY 7 DAYS AND WITHIN 24 HOURS OF EACH 0.5 INCH OR GREATER RAINFALL BY THE SUPERINTENDENT OR SOMEONE UNDER HIS/HER DIRECT SUPERVISION.

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE KEPT IN GOOD CONDITION. REPAIRS MUST BE MADE WITHIN 24 HOURS OF REPORT.

-THE SILT FENCE SHALL BE INSPECTED AT A MINIMUM OF EVERY 7 DAYS AND WITHIN 24 HOURS OF A 0.5" OR GREATER RAIN EVENT FOR HEIGHT OF SEDIMENT AND CONDITION OF FENCE.

-THE SILT FENCE SHALL BE CLEARED OF SEDIMENT WHEN SEDIMENT MEASURES ONE-THIRD THE HEIGHT OF THE FENCE.

-THE SEDIMENT BASINS/DITCHES SHALL BE CHECKED AT A MINIMUM OF EVERY 7 DAYS AND WITHIN 24 HOURS OF A 0.5" OR GREATER RAIN EVENT FOR DEPTH OF SEDIMENT. THEY SHALL BE CLEANED WHEN SEDIMENT REACHES 10% OF TOTAL CAPACITY AND AFTER CONSTRUCTION IS COMPLETE.

-DIVERSION DIKES SHALL BE INSPECTED AT A MINIMUM OF EVERY 7 DAYS AND WITHIN 24 HOURS OF A 0.5" OR GREATER RAIN EVENT. ANY BREACHES SHALL BE PROMPTLY REPAIRED.

-ALL SEEDING SHALL BE CHECKED FOR PROPER GROWTH AND UNIFORMITY. UNSTABALIZED AREAS SHALL BE RE-SODDED.

-A MAINTENANCE REPORT SHALL BE COMPLETED DAILY AFTER EACH INSPECTION OF THE SEDIMENT AND EROSION CONTROL METHODS. THE REPORTS SHALL BE FILED IN AN ORGANIZED MANNER AND RETAINED ON-SITE DURING CONSTRUCTION. AFTER CONSTRUCTION IS COMPLETED, THE REPORTS SHALL BE SAVED FOR AT LEAST THREE YEARS. THE REPORTS SHALL BE AVAILABLE FOR ANY AGENCY THAT HAS JURISDICTION OVER EROSION CONTROL.

-THE SUPERINTENDENT SHALL ORGANIZE THE TRAINING FOR INSPECTION PROCEDURES AND PROPER EROSION CONTROL METHODS FOR EMPLOYEES THAT COMPLETE INSPECTIONS AND REPORTS.

POLLUTION PREVENTION PLAN CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL PROPERLY GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

SIGNED: _____ DATE:_____

JOSHUA M. ENOT, P.E.
FLORIDA REGISTRATION NUMBER: 93160
PROFESSIONAL ENGINEER

CONTRACTOR'S CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND, SHALL COMPLY WITH, THE TERMS AND CONDITIONS OF THE STATE OF FLORIDA GENERIC PERMIT FOR STORMWATER DISCHARGE FORM LARGE AND SMALL CONSTRUCTION ACTIVITIES AND THIS STORMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

SIGNATURE AND DATE	NAME AND TITLE, COMPANY / ADDRESS AND TELEPHONE NUMBER	RESPONSIBILITY

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE, STE. 600
ORLANDO, FL 32801
407-878-1911
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

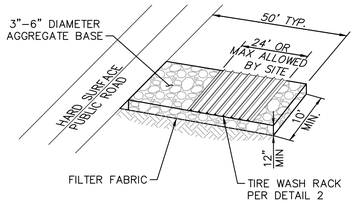
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

STORMWATER POLLUTION PREVENTION PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C2.0

Plotted By:Enot, Joshua Sheet Set:COLD LINK PH1 Layout:C2.0 - STORMWATER POLLUTION PREVENTION PLAN June 17, 2026 09:36:48am K:\ORL_Civil\049607003-Cold Link Apopka\CADD_CONSTRUCTION\Plansheets - PH1\C2.0-SWPPP.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



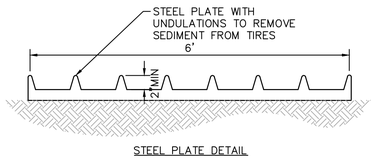
NOTES:

1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS–OF–WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.

2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT–OF–WAY.

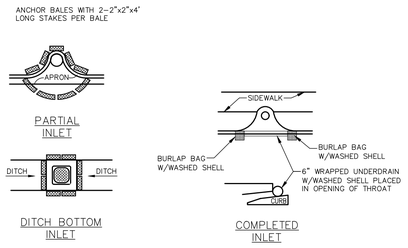
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

STABILIZED CONSTRUCTION ENTRANCE 1

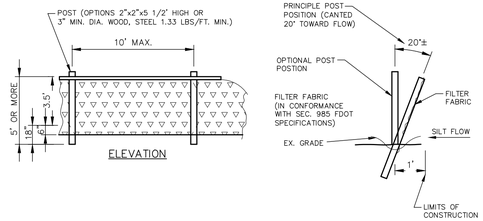


STEEL PLATE DETAIL

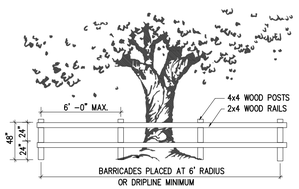
TIRE WASH RACK 2
N.T.S.



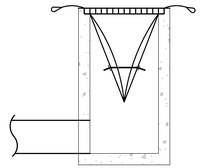
INLET PROTECTION 3
N.T.S.



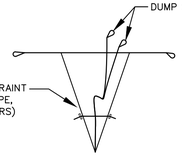
TYPICAL SILT FENCE 4
N.T.S.



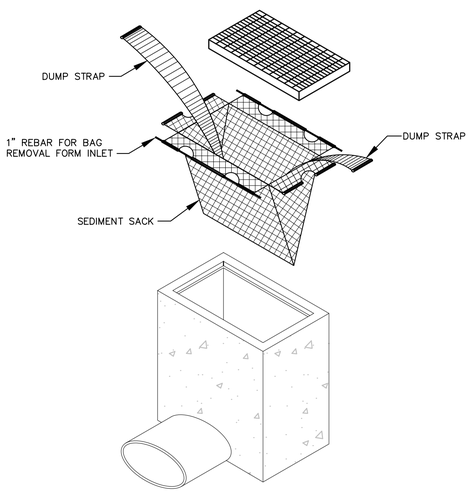
TREE PROTECTION DETAIL
NTS



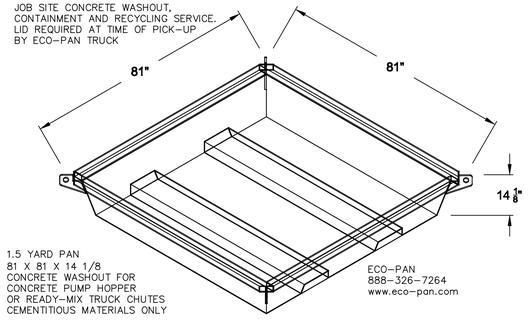
INSTALLATION DETAIL



BAG DETAIL



STANDARD INLET SEDIMENT CONTROL DEVICE 15



NOTE:

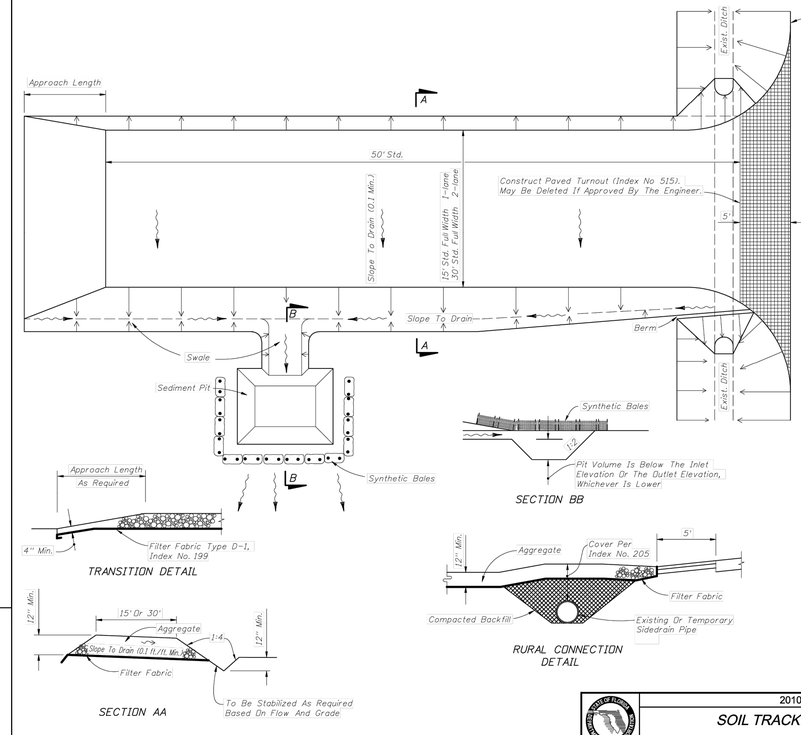
1. WASHOUT AREA TO CONTAIN A MINIMUM OF 3 CY (IE 9' BY 9' BY 1' DEEP).

2. REMOVE AND LEGALLY DISPOSE OF WASTE MATERIAL WHEN IT ACCUMULATES TO 2/3 OF WET STORAGE CAPACITY.

3. CONCRETE WASHOUT AREA TO BE REPAIRED AND/OR ENLARGED AS NECESSARY TO MAINTAIN CAPACITY.

4. UPON COMPLETION OF CONSTRUCTION ACTIVITIES REQUIRING CONCRETE WASHOUT, REMOVE WASHOUT AND RESTORE THE AREA TO FINISH GRADE.

CONCRETE TRUCK WASHOUT 5
N.T.S



GENERAL NOTES

1. A Soil Tracking Prevention Device (STPD) shall be constructed at locations designated by the engineer for points of egress from unstabilized areas of the project to public roads where off-site tracking of mud could occur. Traffic from unstabilized areas of the construction project shall be directed thru a STPD. Barriers, flagging, or other positive means shall be used as required to limit and direct vehicular egress across the STPD.

2. The Contractor may propose an alternative technique to minimize off-site tracking of sediment. The alternative must be reviewed and approved by the Engineer prior to its use.

3. All materials spilled, dropped, or tracked onto public roads (including the STPD aggregate and construction mud) shall be removed daily, or more frequently if so directed by the Engineer.

4. Aggregates shall be as described in Section 901 excluding 901-2.3. Aggregates shall be FDOT size #1. If this size is not available, the next available smaller size aggregate may be substituted with the approval of the Engineer. Sizes containing excessive small aggregate will track off the project and are unsuitable.

5. The sediment pit should provide a retention volume of 3600 cubic feet/acre of surface area draining to the pit. When the STPD is isolated from other drainage areas, the following pit volumes will satisfy this requirement:
   15' x 50'=100 ft.³ 30' x 50'=200 ft.³
   As an option to the sediment pit, the width of the swale bottom can be increased to obtain the volume. When the sediment pit or swale volume has been reduced to one half, it shall be cleaned. When a swale is used, synthetic bales or silt fence shall be placed along the entire length.

6. The swale ditch draining the STPD shall have a 0.02% minimum and a 1.0% maximum grade along the STPD and to the sediment pit.

7. Mitered end sections are not required when the sidedrain pipe satisfies the clear zone requirements.

8. The STPD shall be maintained in a condition that will allow it to perform its function. To prevent off-site tracking, the STPD shall be rinsed (daily when in use) to move accumulated mud downward thru the stone. Additional stabilization of the vehicular route leading to the STPD may be required to limit the mud tracked.

9. A STPD shall be paid for under the contract unit price for Soil Tracking Prevention Device, EA. The unit price shall constitute full compensation for construction, maintenance, replacement of materials, removal, and restoration of the area utilized for the STPDs including but not limited to excavation, grading, temporary pipe (including MES when required), filter fabric, aggregate, paved turnout (including asphalt and base construction), ditch stabilization, approach route stabilization, sediment removal and disposal, water, rinsing and cleaning of the STPD and cleaning of public roads, grassing and sod. Synthetic Bale or Bale Type Barrier shall be paid for under the contract unit price for Synthetic Bales, LF. Silt fence shall be paid for under the contract unit price for Staked Silt Fence, LF.

10. The nominal size of a standard STPD is 15' x 50' unless otherwise shown in the plans. If the volume of entering and existing vehicles warrant, a 30' width STPD may be used if approved by the Engineer. When a double width (30') STPD is used, the pay quantity shall be 2 for each location.

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

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES

LICENSED PROFESSIONAL

KHA PROJECT	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
049607003	AS SHOWN	DVS	JAM	JME
DATE 6/17/26				DATE:

EROSION CONTROL DETAILS

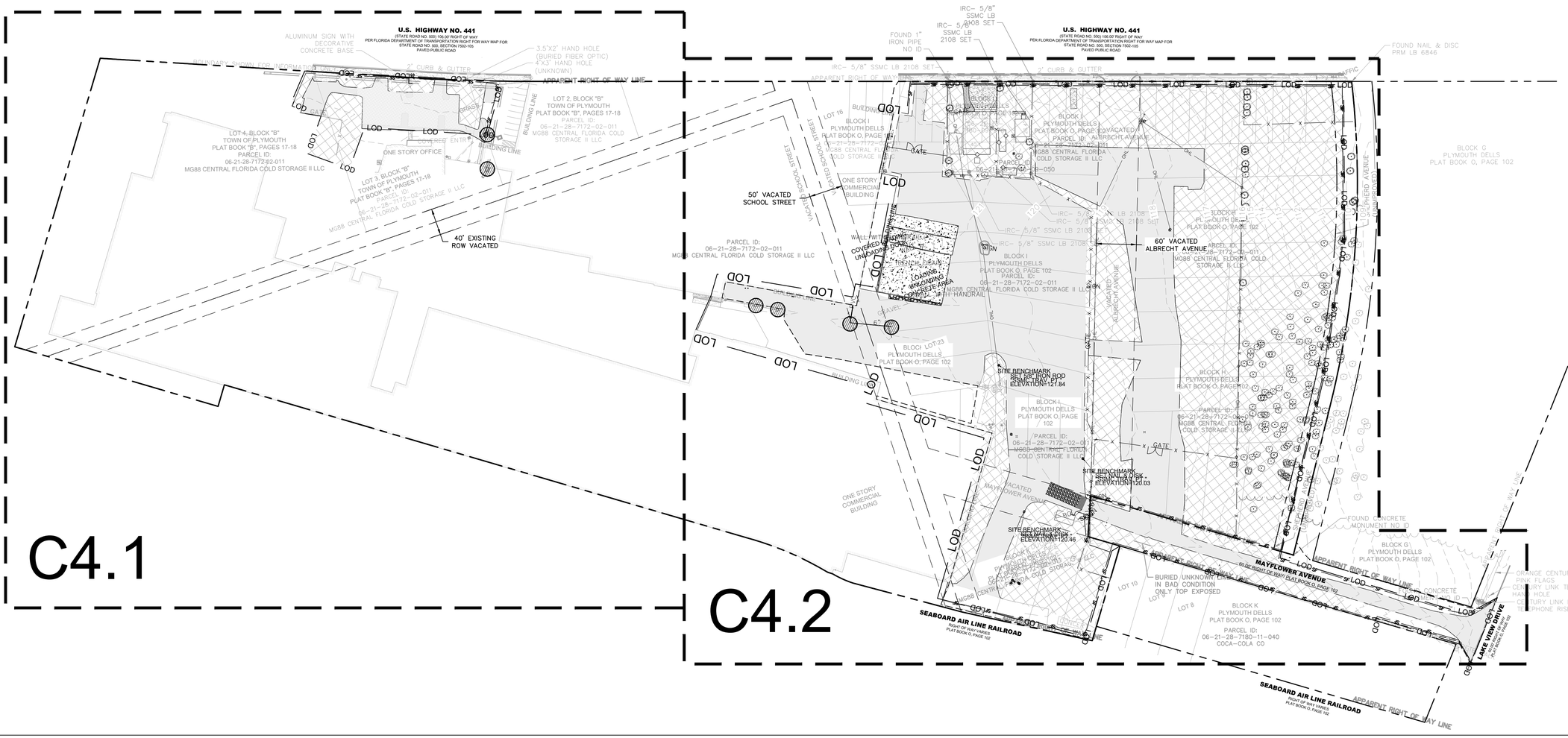
APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C3.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

811 Know what's below. Call before you dig.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



LEGEND

- EXISTING ASPHALT TO BE REMOVED
- EXISTING CONCRETE/CURB TO BE REMOVED
- GRAVEL TO BE REMOVED
- AREA TO BE CLEARED AND GRUBBED. EXISTING SITE FEATURES TO BE REMOVED OR DEMOLISHED UNLESS OTHERWISE NOTED. REFER TO THE LANDSCAPE PLAN FOR TREE REMOVAL AND PROTECTION
- PROPERTY LINE
- SEDIMENT BAGS
- SF — SF — SILT FENCE
- CENTER LINE
- EASEMENT / SETBACK LINE
- LOD — LIMITS OF DISTURBANCE
- INLET PROTECTION
- GEOTECH BORING

811 Know what's **below.** **Call** before you dig.

NOTES

1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANY FOR DEMOLITION REQUIREMENTS OF ELECTRICAL SYSTEMS.
2. CONTRACTOR SHALL UTILIZE BEST MANAGEMENT PRACTICES AS NEEDED TO PREVENT SYSTEM POLLUTION, EROSION, AND MANAGEMENT OF OFF-SITE DRAINAGE DURING TIME OF CONSTRUCTION.
3. REFER TO SWPPP SHEET C2.0 FOR ADDITIONAL NOTES AND DETAILS.
4. INSTALL AND MAINTAIN SILT FENCE AT LIMITS OF CONSTRUCTION. WIRE MESH REINFORCED SILT FENCE SHALL BE USED AT ALL POINTS ALONG PROPERTY BOUNDARY WITH OFF-SITE STORMWATER FLOWS. SEE DETAIL SHEET C3.0. IN THE EVENT THAT ADDITIONAL STRENGTH IS NEEDED, FILTER FABRIC MATERIAL CAN BE ATTACHED TO A 6-INCH (MAX) MESH WIRE SCREEN WHICH HAS BEEN FASTENED TO THE POSTS.
5. PROVIDE SOIL TRACKING PREVENTION DEVICE AT ALL CONSTRUCTION ACCESS POINTS. SEE DETAIL SHEET C3.0.
6. UTILIZE PERFORATED SOCK DRAIN (OR EQUIVALENT) IN FRONT OF EXISTING/PROPOSED CURB INLETS ADJACENT TO CONSTRUCTION ACTIVITIES. SEE DETAIL SHEET C3.0.
7. INSTALL AND MAINTAIN FILTER FABRIC UNDER GRATES OF EXISTING/PROPOSED INLETS, SEE SHEET C3.0.
8. CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
9. CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
10. ANY EXISTING WELLS (I.E. ARTESIAN, IRRIGATION, DRINKING, MONITORING, ETC.) DISCOVERED ON-SITE MUST BE PLUGGED BY A LICENSED WELL DRILLING CONTRACTOR IN A MANNER APPROVED BY ALL APPLICABLE JURISDICTIONAL AGENCIES. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ANY WELL ABANDONMENT PERMITS REQUIRED. ANY WELL DISCOVERED DURING EARTHWORK OR EXCAVATION SHALL BE REPORTED TO THE APPROPRIATE JURISDICTIONAL AGENCIES, OWNER, AND OWNER'S ENGINEER WITHIN 24 HOURS AFTER DISCOVERY IS MADE.
11. THERE MAY BE ON-SITE UNDERGROUND UTILITIES (INCLUDING BUT NOT LIMITED TO IRRIGATION, SANITARY SEWER, POTABLE WATER LINES, NATURAL GAS LINES, ELECTRIC, TELEPHONE AND CABLE LINES) THAT WERE NOT LOCATED OR IDENTIFIED BY THE PROJECT SURVEYOR. PRIOR TO CONSTRUCTION START, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING ON-SITE UTILITIES AND RIGHT-OF-WAY UTILITIES.
12. IF ANY SEPTIC TANKS OR DRAIN FIELDS ARE FOUND, CONTRACTOR SHALL FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR REMOVAL.
13. IF EXISTING UTILITIES ARE DISCOVERED THAT ARE NOT IDENTIFIED BY THE CONSTRUCTION DOCUMENTS, AND WILL BE IMPACTED BY CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY PRIOR TO PROCEEDING WITH CONSTRUCTION.
14. CONTRACTOR TO MAINTAIN EXISTING OFF-SITE AND ONSITE DRAINAGE PATTERNS THROUGHOUT CONSTRUCTION
15. LOCATIONS, ELEVATIONS, AND DIMENSIONS OF EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES ARE SHOWN ACCORDING TO THE BEST INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE PLANS. THE EXISTING UTILITY INFORMATION SHOWN IS BASED ON THE TOPOGRAPHIC SURVEY PROVIDED BY LEADING EDGE LAND SERVICES, INC. THE CONTRACTOR SHALL VERIFY THE LOCATIONS, ELEVATIONS, AND DIMENSIONS OF ALL EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES AFFECTING THIS AREA PRIOR TO CONSTRUCTION WORK.
16. ELEVATIONS SHOWN ON THIS PLAN ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM 88 (NAVD 88)
17. THERE MAY BE AN ON-SITE SEPTIC SYSTEM. CONTRACTOR IS TO FOLLOW ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR THE ABANDONMENT AND REMOVAL OF THE SEPTIC SYSTEM.
18. CONTRACTOR TO FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR THE REMOVAL OF ANY SEPTIC TANKS AND/OR DRAIN FIELDS IF THEY ARE FOUND ON SITE AT THE TIME OF CONSTRUCTION.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

Always call 811 two full business days before you dig to have underground utilities located and marked.
Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

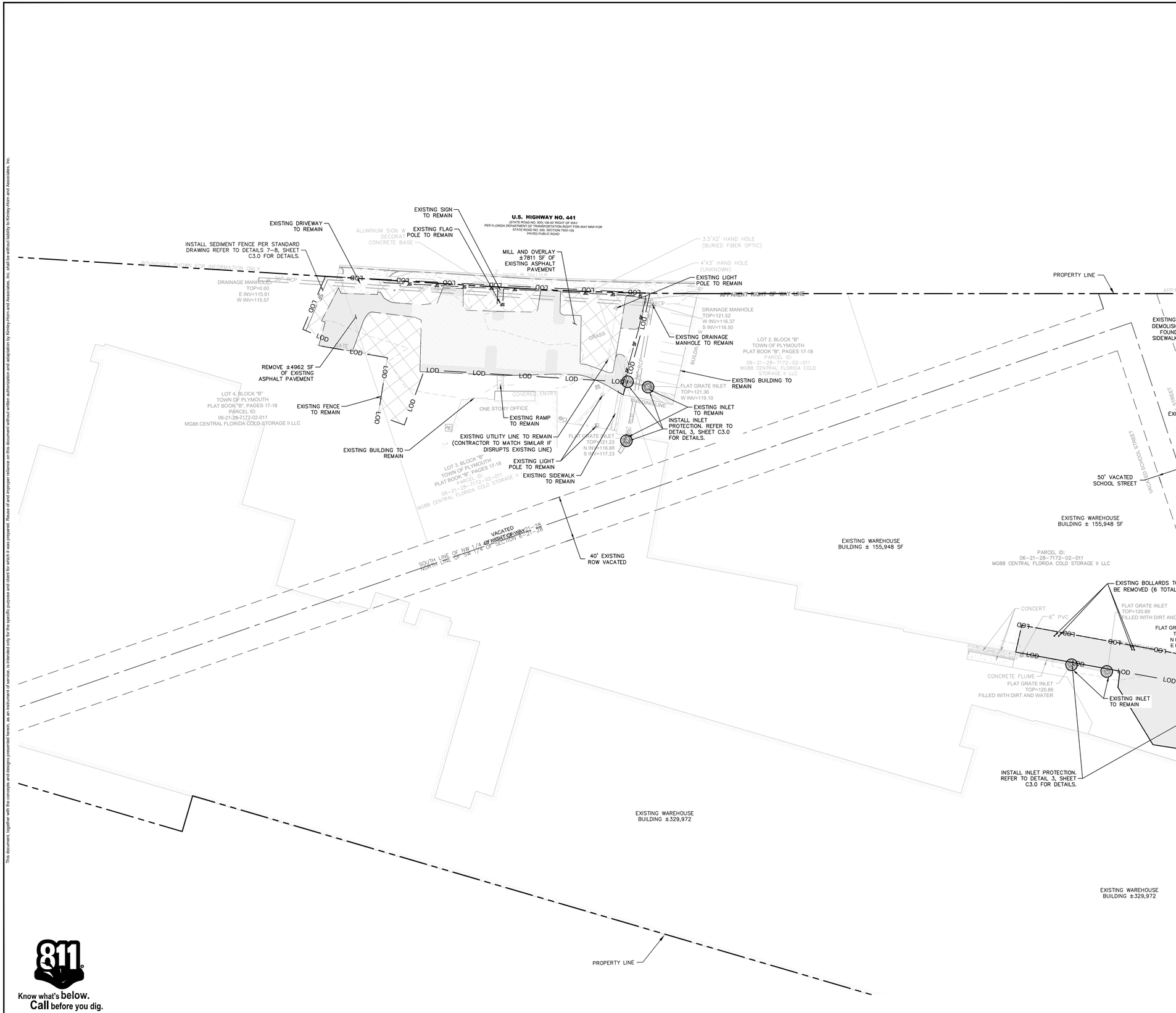
EXISTING CONDITIONS AND DEMO PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C4.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



GRAPHIC SCALE IN FEET
0 20 40 80
1" = 40'
WHEN PRINTED AT FULL SIZE (24" X 36")

NORTH

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

LEGEND

- EXISTING ASPHALT TO BE REMOVED
- MILL AND OVERLAY EXISTING ASPHALT
- EXISTING CONCRETE/CURB TO BE REMOVED
- GRAVEL TO BE REMOVED
- AREA TO BE CLEARED AND GRUBBED. EXISTING SITE FEATURES TO BE REMOVED OR DEMOLISHED UNLESS OTHERWSE NOTED. REFER TO THE LANDSCAPE PLAN FOR TREE REMOVAL AND PROTECTION
- PROPERTY LINE
- SAWCUT LINE
- SF SF SILT FENCE
- CENTER LINE
- EASEMENT / SETBACK LINE
- LOD LIMITS OF DISTURBANCE
- INLET PROTECTION
- GEOTECH BORING
- EXISTING TREE TO BE PROTECTED
- EXISTING TREE TO BE REMOVED

NOTES

1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANY FOR DEMOLITION REQUIREMENTS OF ELECTRICAL SYSTEMS.
2. CONTRACTOR SHALL UTILIZE BEST MANAGEMENT PRACTICES AS NEEDED TO PREVENT SYSTEM POLLUTION, EROSION, AND MANAGEMENT OF OFF-SITE DRAINAGE DURING TIME OF CONSTRUCTION.
3. REFER TO SWPPP SHEET C2.0 FOR ADDITIONAL NOTES AND DETAILS.
4. INSTALL AND MAINTAIN SILT FENCE AT LIMITS OF CONSTRUCTION. WIRE MESH REINFORCED SILT FENCE SHALL BE USED AT ALL POINTS ALONG PROPERTY BOUNDARY WITH OFF-SITE STORMWATER FLOWS. SEE DETAIL SHEET C3.0. IN THE EVENT THAT ADDITIONAL STRENGTH IS NEEDED, FILTER FABRIC MATERIAL CAN BE ATTACHED TO A 6-INCH (MAX) MESH WIRE SCREEN WHICH HAS BEEN FASTENED TO THE POSTS.
5. PROVIDE SOIL TRACKING PREVENTION DEVICE AT ALL CONSTRUCTION ACCESS POINTS. SEE DETAIL SHEET C3.0.
6. UTILIZE PERFORATED SOCK DRAIN (OR EQUIVALENT) IN FRONT OF EXISTING/PROPOSED CURB INLETS ADJACENT TO CONSTRUCTION ACTIVITIES. SEE DETAIL SHEET C3.0.
7. INSTALL AND MAINTAIN FILTER FABRIC UNDER GRATES OF EXISTING/PROPOSED INLETS, SEE SHEET C3.0.
8. CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
9. CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
10. ANY EXISTING WELLS (I.E. ARTESIAN, IRRIGATION, DRINKING, MONITORING, ETC.) DISCOVERED ON-SITE MUST BE PLUGGED BY A LICENSED WELL DRILLING CONTRACTOR IN A MANNER APPROVED BY ALL APPLICABLE JURISDICTIONAL AGENCIES. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ANY WELL ABANDONMENT PERMITS REQUIRED. ANY WELL DISCOVERED DURING EARTHWORK OR EXCAVATION SHALL BE REPORTED TO THE APPROPRIATE JURISDICTIONAL AGENCIES, OWNER, AND OWNER'S ENGINEER WITHIN 24 HOURS AFTER DISCOVERY IS MADE.
11. THERE MAY BE ON-SITE UNDERGROUND UTILITIES (INCLUDING BUT NOT LIMITED TO IRRIGATION, SANITARY SEWER, POTABLE WATER LINES, NATURAL GAS LINES, ELECTRIC, TELEPHONE AND CABLE LINES) THAT WERE NOT LOCATED OR IDENTIFIED BY THE PROJECT SURVEYOR. PRIOR TO CONSTRUCTION START, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING ON-SITE UTILITIES AND RIGHT-OF-WAY UTILITIES.
12. IF ANY SEPTIC TANKS OR DRAIN FIELDS ARE FOUND, CONTRACTOR SHALL FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR REMOVAL.
13. IF EXISTING UTILITIES ARE DISCOVERED THAT ARE NOT IDENTIFIED BY THE CONSTRUCTION DOCUMENTS, AND WILL BE IMPACTED BY CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY PRIOR TO PROCEEDING WITH CONSTRUCTION.
14. CONTRACTOR TO MAINTAIN EXISTING OFF-SITE AND ONSITE DRAINAGE PATTERNS THROUGHOUT CONSTRUCTION
15. LOCATIONS, ELEVATIONS, AND DIMENSIONS OF EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES ARE SHOWN ACCORDING TO THE BEST INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE PLANS. THE EXISTING UTILITY INFORMATION SHOWN IS BASED ON THE TOPOGRAPHIC SURVEY PROVIDED BY LEADING EDGE LAND SERVICES, INC. THE CONTRACTOR SHALL VERIFY THE LOCATIONS, ELEVATIONS, AND DIMENSIONS OF ALL EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES AFFECTING THIS AREA PRIOR TO CONSTRUCTION WORK.
16. ELEVATIONS SHOWN ON THIS PLAN ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM 88 (NAVD 88)
17. THERE MAY BE AN ON-SITE SEPTIC SYSTEM. CONTRACTOR IS TO FOLLOW ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR THE ABANDONMENT AND REMOVAL OF THE SEPTIC SYSTEM.
18. CONTRACTOR TO FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR THE REMOVAL OF ANY SEPTIC TANKS AND/OR DRAIN FIELDS IF THEY ARE FOUND ON SITE AT THE TIME OF CONSTRUCTION.

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

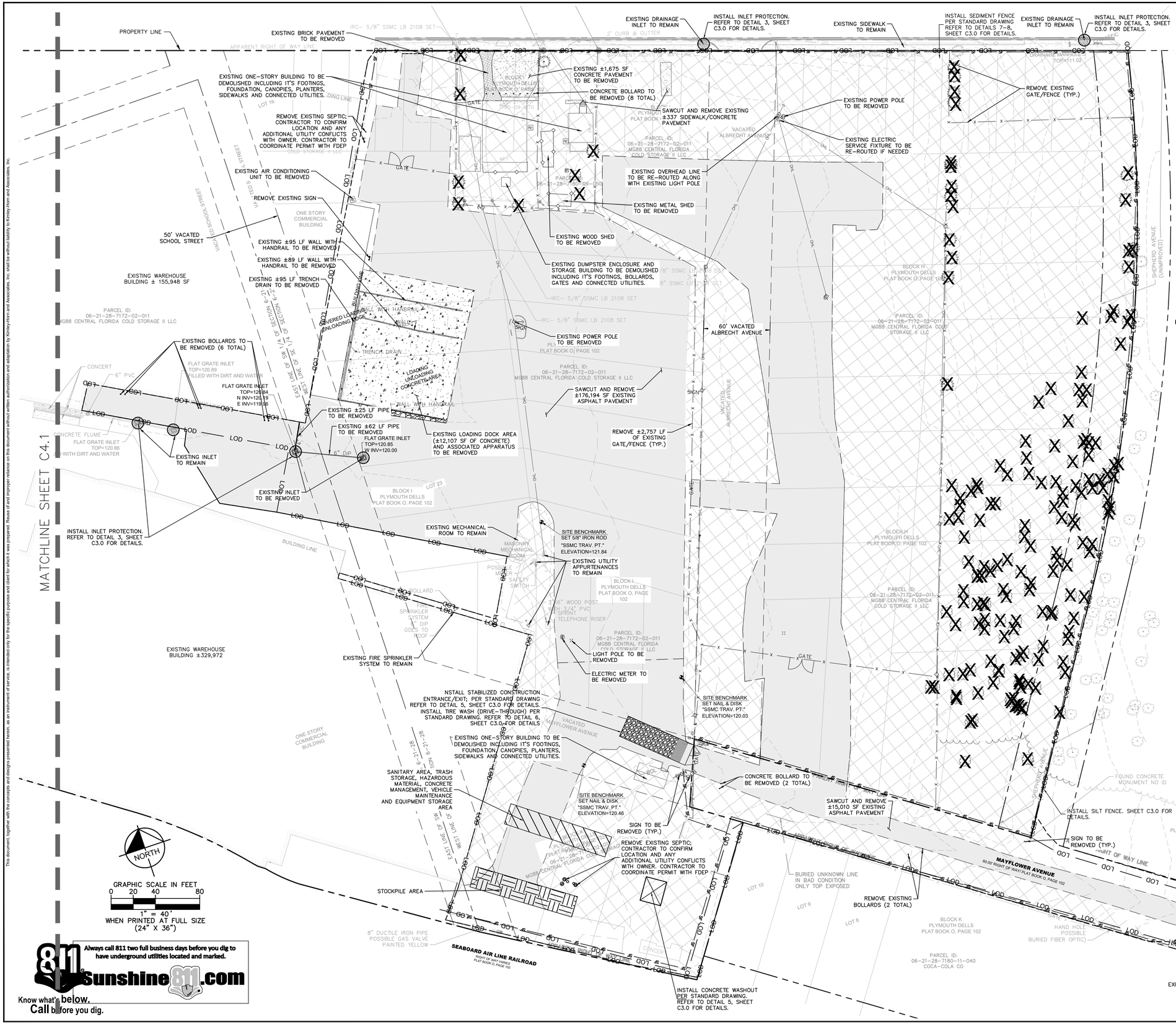
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

PHASE 1 DETAILED EXISTING CONDTIONS AND DEMO PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C4.1



EXISTING ASPHALT TO BE REMOVED
MILL AND OVERLAY EXISTING ASPHALT
EXISTING CONCRETE/CURB TO BE REMOVED
GRAVEL TO BE REMOVED
AREA TO BE CLEARED AND GRUBBED. EXISTING SITE FEATURES TO BE REMOVED OR DEMOLISHED UNLESS OTHERWISE NOTED. REFER TO THE LANDSCAPE PLAN FOR TREE REMOVAL AND PROTECTION
PROPERTY LINE
SAWCUT LINE
SILT FENCE
CENTER LINE
EASEMENT / SETBACK LINE
LOD LIMITS OF DISTURBANCE
INLET PROTECTION
GEOTECH BORING
EXISTING TREE TO BE PROTECTED
EXISTING TREE TO BE REMOVED

NOTES

1. CONTRACTOR TO COORDINATE WITH UTILITY COMPANY FOR DEMOLITION REQUIREMENTS OF ELECTRICAL SYSTEMS.
2. CONTRACTOR SHALL UTILIZE BEST MANAGEMENT PRACTICES AS NEEDED TO PREVENT SYSTEM POLLUTION, EROSION, AND MANAGEMENT OF OFF-SITE DRAINAGE DURING TIME OF CONSTRUCTION.
3. REFER TO SWPPP SHEET C2.0 FOR ADDITIONAL NOTES AND DETAILS.
4. INSTALL AND MAINTAIN SILT FENCE AT LIMITS OF CONSTRUCTION. WIRE MESH REINFORCED SILT FENCE SHALL BE USED AT ALL POINTS ALONG PROPERTY BOUNDARY WITH OFF-SITE STORMWATER FLOWS. SEE DETAIL SHEET C3.0. IN THE EVENT THAT ADDITIONAL STRENGTH IS NEEDED, FILTER FABRIC MATERIAL CAN BE ATTACHED TO A 6-INCH (MAX) MESH WIRE SCREEN WHICH HAS BEEN FASTENED TO THE POSTS.
5. PROVIDE SOIL TRACKING PREVENTION DEVICE AT ALL CONSTRUCTION ACCESS POINTS. SEE DETAIL SHEET C3.0.
6. UTILIZE PERFORATED SOCK DRAIN (OR EQUIVALENT) IN FRONT OF EXISTING/PROPOSED CURB INLETS ADJACENT TO CONSTRUCTION ACTIVITIES. SEE DETAIL SHEET C3.0.
7. INSTALL AND MAINTAIN FILTER FABRIC UNDER GRATES OF EXISTING/PROPOSED INLETS, SEE SHEET C3.0.
8. CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
9. CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
10. ANY EXISTING WELLS (I.E. ARTESIAN, IRRIGATION, DRINKING, MONITORING, ETC.) DISCOVERED ON-SITE MUST BE PLUGGED BY A LICENSED WELL DRILLING CONTRACTOR IN A MANNER APPROVED BY ALL APPLICABLE JURISDICTIONAL AGENCIES. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ANY WELL ABANDONMENT PERMITS REQUIRED. ANY WELL DISCOVERED DURING EARTHWORK OR EXCAVATION SHALL BE REPORTED TO THE APPROPRIATE JURISDICTIONAL AGENCIES, OWNER, AND OWNER'S ENGINEER WITHIN 24 HOURS AFTER DISCOVERY IS MADE.
11. THERE MAY BE ON-SITE UNDERGROUND UTILITIES (INCLUDING BUT NOT LIMITED TO IRRIGATION, SANITARY SEWER, POTABLE WATER LINES, NATURAL GAS LINES, ELECTRIC, TELEPHONE AND CABLE LINES) THAT WERE NOT LOCATED OR IDENTIFIED BY THE PROJECT SURVEYOR. PRIOR TO CONSTRUCTION START, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING ON-SITE UTILITIES AND RIGHT-OF-WAY UTILITIES.
12. IF ANY SEPTIC TANKS OR DRAIN FIELDS ARE FOUND, CONTRACTOR SHALL FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR REMOVAL.
13. IF EXISTING UTILITIES ARE DISCOVERED THAT ARE NOT IDENTIFIED BY THE CONSTRUCTION DOCUMENTS, AND WILL BE IMPACTED BY CONSTRUCTION ACTIVITIES, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY PRIOR TO PROCEEDING WITH CONSTRUCTION.
14. CONTRACTOR TO MAINTAIN EXISTING OFF-SITE AND ONSITE DRAINAGE PATTERNS THROUGHOUT CONSTRUCTION
15. LOCATIONS, ELEVATIONS, AND DIMENSIONS OF EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES ARE SHOWN ACCORDING TO THE BEST INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE PLANS. THE EXISTING UTILITY INFORMATION SHOWN IS BASED ON THE TOPOGRAPHIC SURVEY PROVIDED BY LEADING EDGE LAND SERVICES, INC. THE CONTRACTOR SHALL VERIFY THE LOCATIONS, ELEVATIONS, AND DIMENSIONS OF ALL EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES AFFECTING THIS AREA PRIOR TO CONSTRUCTION WORK.
16. ELEVATIONS SHOWN ON THIS PLAN ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM 88 (NAVD 88)
17. THERE MAY BE AN ON-SITE SEPTIC SYSTEM. CONTRACTOR IS TO FOLLOW ALL LOCAL, STATE, AND FEDERAL REGULATIONS FOR THE ABANDONMENT AND REMOVAL OF THE SEPTIC SYSTEM.
18. CONTRACTOR TO FOLLOW ALL LOCAL, STATE, AND FEDERAL CODE REQUIREMENTS FOR THE REMOVAL OF ANY SEPTIC TANKS AND/OR DRAIN FIELDS IF THEY ARE FOUND ON SITE AT THE TIME OF CONSTRUCTION.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

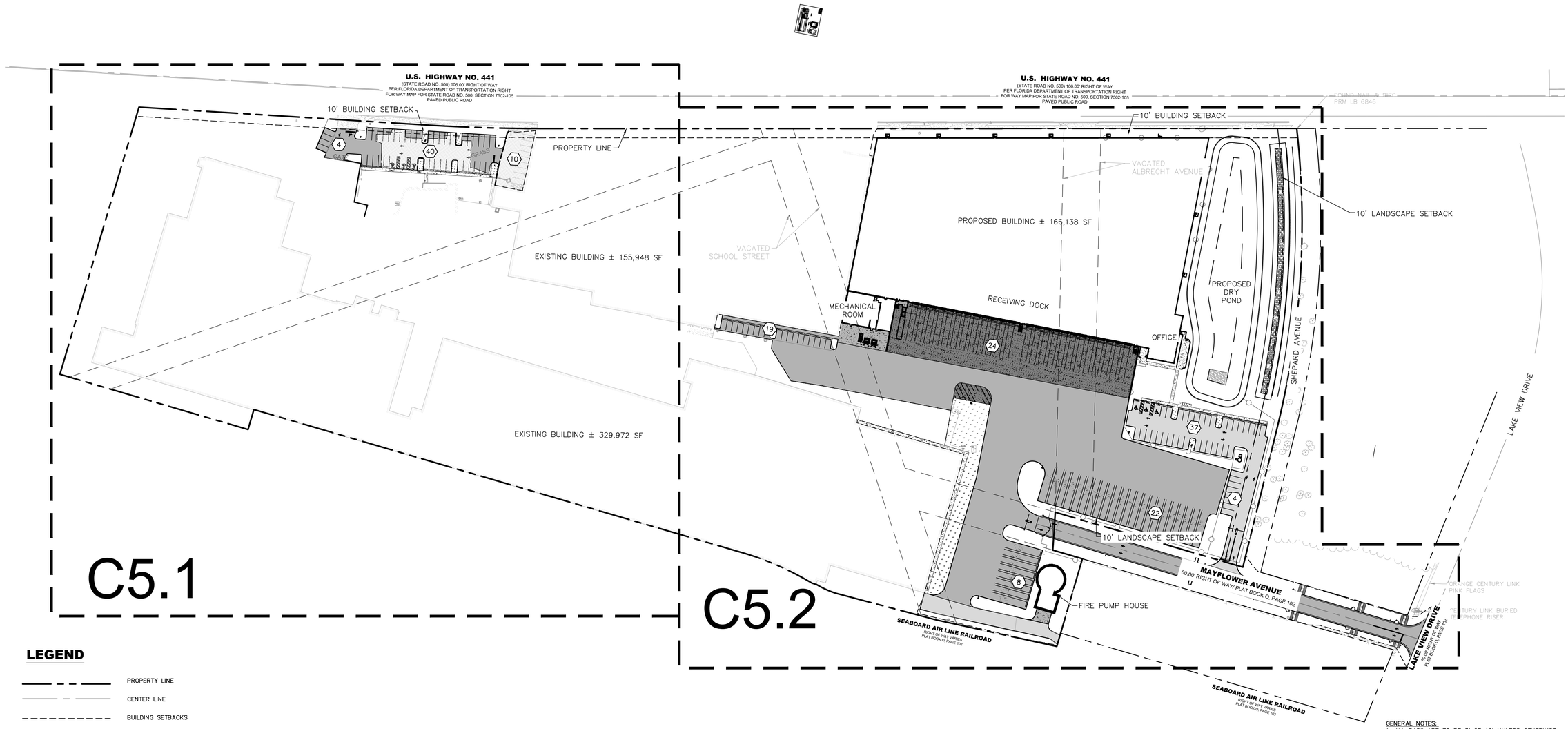
PHASE 1 DETAILED EXISTING CONDTIONS AND DEMO PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C4.2

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



LEGEND

- PROPERTY LINE
- CENTER LINE
- BUILDING SETBACKS
- LANDSCAPE BUFFER
- EASEMENT / SETBACK LINE
- XX — PARKING COUNT
- LIGHTS AND LIGHT POLE (SHOWN FOR COORDINATION PURPOSES ONLY)
- PROPOSED STANDARD DUTY ASPHALT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT. REFER TO DETAIL 1, SHEET C8.0
- STANDARD CONCRETE SIDEWALK SECTION. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- LANDSCAPE/SOD AREA

OVERALL SITE DATA				
STREET ADDRESS	2560 WEST ORANGE BLOSSOM TRAIL, APOPKA, FL			
SECTION/TOWNSHIP/RANGE		06	21 S	28 E
ZONING	I-L	LIGHT INDUSTRIAL		
PARCEL AREA	±28.09 AC			
ONSITE AREA OF WORK/ LIMITS OF DISTURBANCE	±11.694 AC ONSITE LOD			
OFFSITE IMPROVEMENTS AREA	±0.840 AC MAYFLOWER AVE IMPROVEMENTS			
PROPOSED BUILDING AREA	~166,084 SF (±3.81 AC)			
OPEN SPACE CALCULATION				
TYPE	REQUIRED	PROVIDED		
PERVIOUS AREA (OPEN SPACE)	0.585 AC (5% OF LOD AREA)	±1.99 AC (17%)		

BUILDING SETBACKS		
TYPE:	REQUIRED	PROVIDED
FRONT	10 FT.	10 Ft
SIDE	10 FT.	10 Ft
REAR	10 FT.	10 Ft
STREET	10 FT.	10 Ft
ADJACENT PROPERTY DATA		
DIRECTION FROM SITE:	ZONING	USE
NORTH	N/A	FDOT ROAD
EAST	I-L	LIGHT INDUSTRIAL
SOUTH	I-L	LIGHT INDUSTRIAL
WEST	T	TRANSITIONAL

PARKING PLAN		
PARKING TYPE	REQUIRED	PROPOSED
REGULAR SPACES	60.2	61
ADA SPACES	3	3
TOTAL PARKING	63.2	64
LOADING BERTH	14	21
SEMI TRUCK SPACES	–	31
EXISTING OFFICE PARKING MODIFICATIONS		
	EXISTING	PROPOSED
PARKING SPACES	33	54

GREEN BUILDING STANDARDS

PROPOSED GREEN BUILDING STANDARDS:

LOCATION: DEVELOPMENT ON PREVIOUSLY USED OR DEVELOPED LAND	0.50 PT
ENERGY CONSERVATION: INSTALL A "COOL ROOF" ON A MINIMUM OF 50 PERCENT OF THE DWELLING UNITS IN A SUBDIVISION. THE COOL ROOF SHALL COVER THE ENTIRE ROOF OF THE BUILDING.	1.50 PT
TRANSPORTATION: PROVIDE MORE BICYCLE PARKING THAN REQUIRED BY SEC. 5.11.11, BICYCLE PARKING STANDARDS, WHILE ENSURING THAT ALL OTHER BICYCLE PARKING STANDARDS IN SECTION 5.1, OFF-STREET PARKING, BICYCLE PARKING, AND LOADING STANDARDS ARE MET	0.50 PT
PROVIDE A MINIMUM OF TWO ELECTRIC VEHICLE (EV) LEVEL 3 CHARGING STATIONS THAT ARE MADE AVAILABLE IN A PARKING STRUCTURE OR OFF-STREET PARKING LOT TO THOSE USING THE BUILDING	0.50 PT
PROVIDE A MINIMUM OF FIVE PERCENT OF REQUIRED AUTOMOBILE PARKING SPACES THAT ARE SIGNED AND RESERVED FOR HYBRID/ELECTRIC/LOW ENERGY VEHICLES IN PREFERRED LOCATIONS NEAR THE PRIMARY BUILDING ENTRANCE.	0.50 PT
RESILIENCY TO NATURAL HAZARDS ESTABLISH OPERATING PROCEDURES FOR HOW THE PROJECT WILL HANDLE LOSS OF OFF-SITE OR GRID POWER, TRANSITION TO A BACKUP SOURCE OF POWER, AND TRANSITION BACK TO NORMAL OPERATION	0.50 PT
TOTAL	4.00 PT

GENERAL NOTES:

1. ALL RADII ARE TO BE 3' OR 10' UNLESS OTHERWISE NOTED.
2. ALL MEASUREMENTS TO FACE OF CURB UNLESS OTHERWISE NOTED.
3. ALL AFFECTED SIDEWALKS, RAMPS, AND CROSSWALKS, WILL BE BUILT AND INSPECTED TO MEET CURRENT ADA REQUIREMENTS.
4. HANDICAP (HC) RAMPS MUST BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICAN WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
5. DETECABLE WARNING SURFACE WILL BE REQUIRED AT ALL PLACES WHERE PEDESTRIAN PATH MEETS VEHICULAR PATH.
6. ALL PAVEMENT MARKINGS WILL BE THERMOPLASTIC.
7. ALL CONSTRUCTION IN THE FDOT ROW SHALL CONFORM TO THE LATEST EDITIONS OF THE FDOT DESIGN STANDARD PLANS (INDEXES), THE FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE FDOT UTILITY ACCOMMODATION MANUAL.
8. PROPOSED BUILDINGS TO MEET MINIMUM REQUIREMENTS FOR GREEN BUILDING STANDARDS IN ACCORDANCE TO LDC 5.11.4.A.2.b.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

Know what's below. Call before you dig.

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

OVERALL SITE PLAN

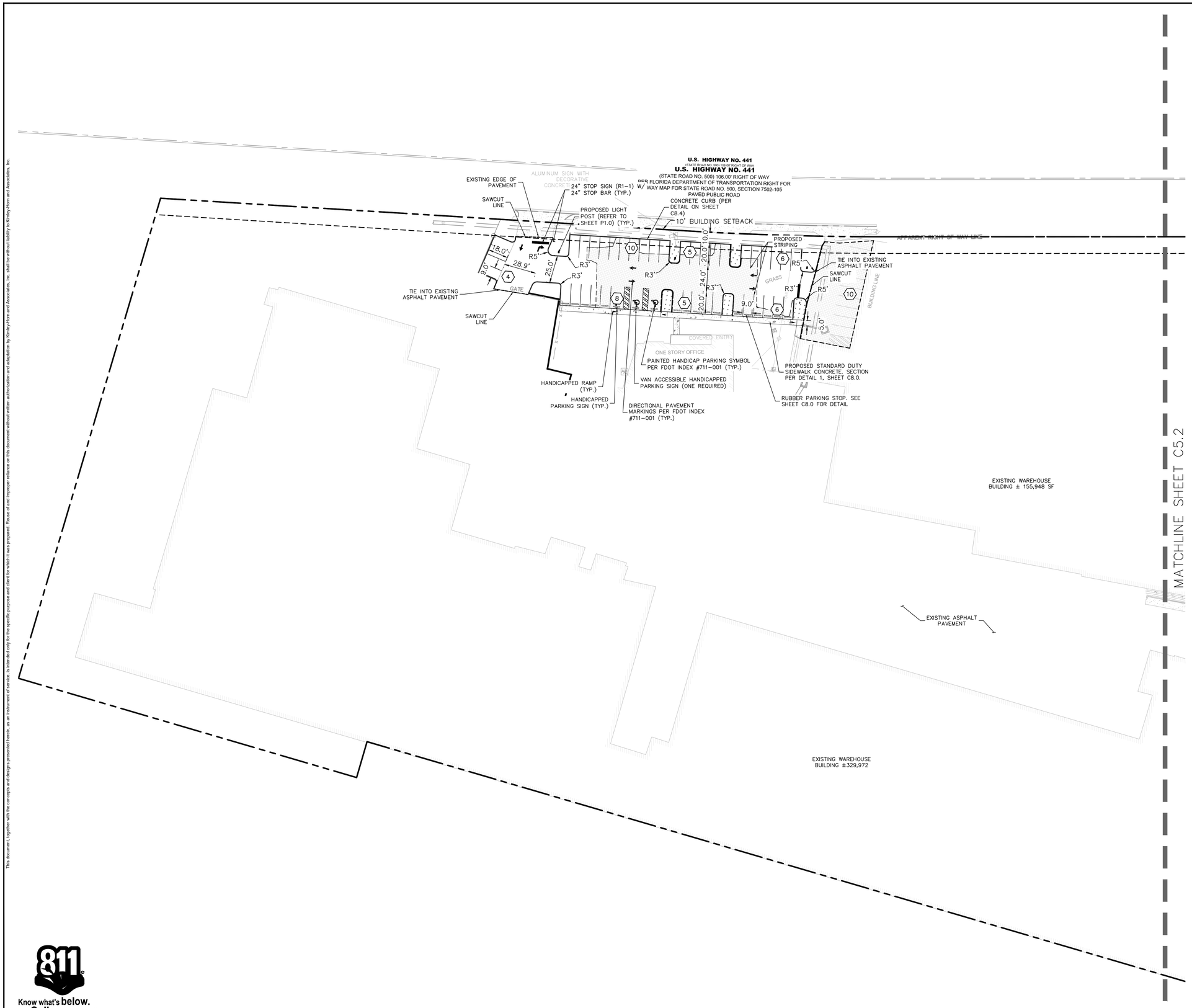
APOPKA COLD STORAGE

FLORIDA
APOPKA

SHEET NUMBER
C5.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



Know what's **below.** **Call** before you dig.

NORTH

GRAPHIC SCALE IN FEET
0 20 40 80
1" = 40'
WHEN PRINTED AT FULL SIZE
(24" X 36")

LEGEND

- PROPERTY LINE
- CENTER LINE
- BUILDING SETBACKS
- LANDSCAPE BUFFER
- EASEMENT / SETBACK LINE
- XX — PARKING COUNT
- LIGHTS AND LIGHT POLE (SHOWN FOR COORDINATION PURPOSES ONLY)
- PROPOSED STANDARD DUTY ASPHALT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED MILL AND OVERLAY EXISTING ASPHALT
- STANDARD CONCRETE SIDEWALK SECTION. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- LANDSCAPE/SOD AREA

GENERAL NOTES:

1. ALL RADII ARE TO BE 3' OR 10' UNLESS OTHERWISE NOTED.

2. ALL MEASUREMENTS TO FACE OF CURB UNLESS OTHERWISE NOTED.

3. ALL AFFECTED SIDEWALKS, RAMPS, AND CROSSWALKS, WILL BE BUILT AND INSPECTED TO MEET CURRENT ADA REQUIREMENTS.

4. HANDICAP (HC) RAMPS MUST BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICAN WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.

5. DETECABLE WARNING SURFACE WILL BE REQUIRED AT ALL PLACES WHERE PEDESTRIAN PATH MEETS VEHICULAR PATH.

6. ALL PAVEMENT MARKINGS WILL BE THERMOPLASTIC.

7. ALL CONSTRUCTION IN THE FDOT ROW SHALL CONFORM TO THE LATEST EDITIONS OF THE FDOT DESIGN STANDARD PLANS (INDEXES), THE FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE FDOT UTILITY ACCOMMODATION MANUAL.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

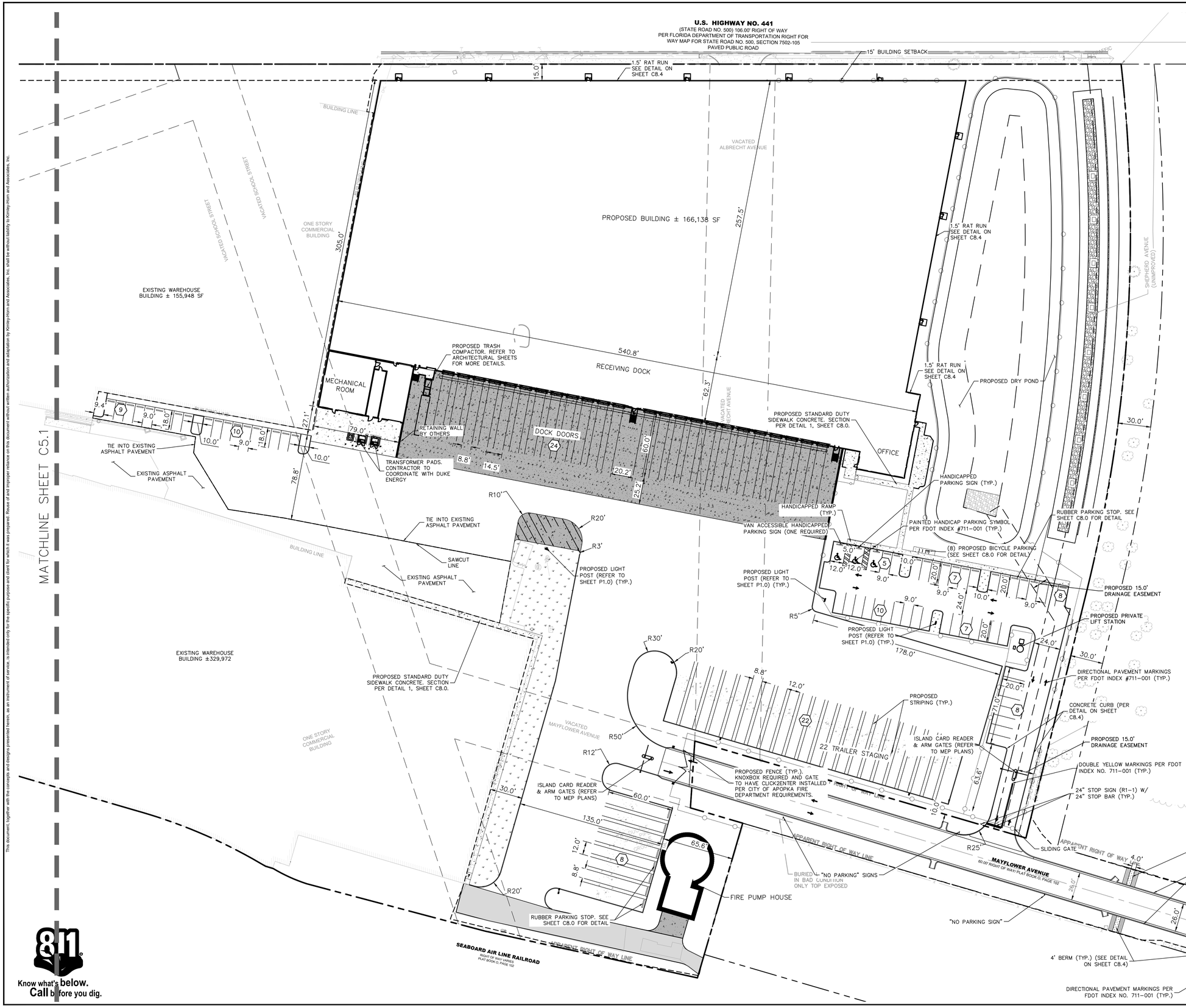
LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

PHASE 1 DETAILED SITE PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C5.1



LEGEND

- PROPERTY LINE
- CENTER LINE
- BUILDING SETBACKS
- LANDSCAPE BUFFER
- EASEMENT / SETBACK LINE
- PARKING COUNT
- LIGHTS AND LIGHT POLE (SHOWN FOR COORDINATION PURPOSES ONLY)
- PROPOSED STANDARD DUTY ASPHALT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED MILL AND OVERLAY EXISTING ASPHALT
- STANDARD CONCRETE SIDEWALK SECTION. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- LANDSCAPE/SOD AREA

GENERAL NOTES:

1. ALL RADII ARE TO BE 3' OR 10' UNLESS OTHERWISE NOTED.
2. ALL MEASUREMENTS TO FACE OF CURB UNLESS OTHERWISE NOTED.
3. ALL AFFECTED SIDEWALKS, RAMPS, AND CROSSWALKS, WILL BE BUILT AND INSPECTED TO MEET CURRENT ADA REQUIREMENTS.
4. HANDICAP (HC) RAMPS MUST BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICAN WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
5. DETECABLE WARNING SURFACE WILL BE REQUIRED AT ALL PLACES WHERE PEDESTRIAN PATH MEETS VEHICULAR PATH.
6. ALL PAVEMENT MARKINGS WILL BE THERMOPLASTIC.
7. ALL CONSTRUCTION IN THE FDOT ROW SHALL CONFORM TO THE LATEST EDITIONS OF THE FDOT DESIGN STANDARD PLANS (INDEXES), THE FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE FDOT UTILITY ACCOMMODATION MANUAL.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL. SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

PHASE 1 DETAILED SITE PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C5.2

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

811 Know what's below. Call before you dig.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.





GRAPHIC SCALE IN FEET
0 20 40 80
1" = 40'
WHEN PRINTED AT FULL SIZE (24" X 36")

LEGEND

- PROPERTY BOUNDARY
- ROAD DEDICATION
- BUILDING SETBACK
- LANDSCAPE BUFFER
- EXISTING CONTOURS
- 21.60 EXISTING SPOT ELEVATION
- 21.60 PROPOSED SPOT ELEVATION
- PROPOSED STORM PIPE
- ST EXISTING STORM PIPE
- LIMITS OF CONSTRUCTION
- PROPOSED STORM STRUCTURES
- PROPOSED GRATE INLETS
- PROPOSED STANDARD DUTY ASPHALT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- PROPOSED MILL AND OVERLAY
- LANDSCAPE/SOD AREA
- PROPOSED DIRECTION OF STORMWATER RUNOFF

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE, STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

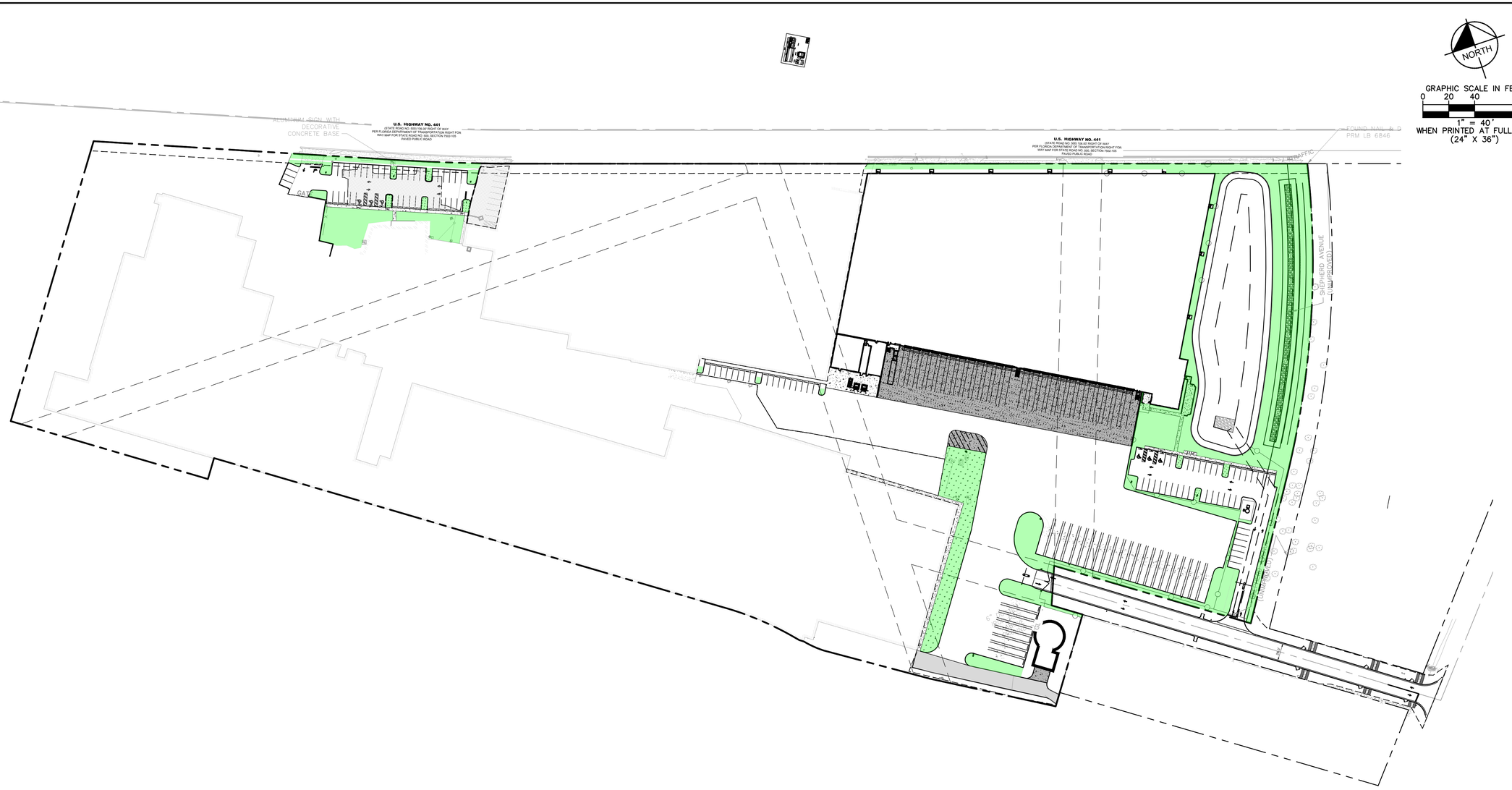
PHASE 2 SITE & GRADING PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C5.3

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



LEGEND

LANDSCAPE/OPEN SPACE

OVERALL OPEN SPACE SUMMARY

MINIMUM OPEN SPACE CALCULATION:	11.69 AC x 5% = 0.59 AC
PROVIDED OPEN SPACE:	
LANDSCAPE:	1.99 AC
TOTAL PROVIDED:	1.99 AC (17%)

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES

LICENSED PROFESSIONAL

DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

OPEN SPACE PLAN

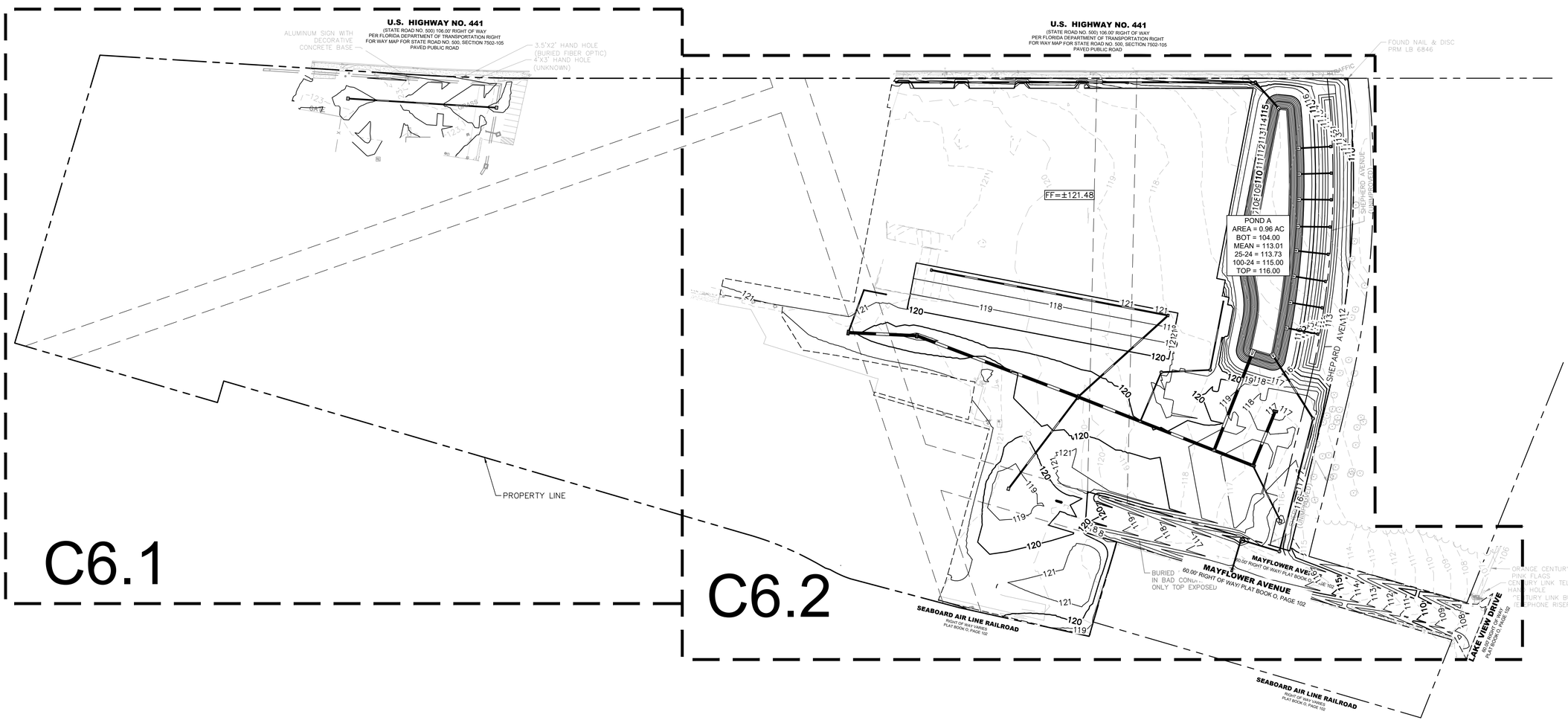
APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER

C5.4

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



LEGEND

- PROPERTY BOUNDARY
- ROAD DEDICATION
- BUILDING SETBACK
- LANDSCAPE BUFFER
- EXISTING CONTOURS
- ×21.60 EXISTING SPOT ELEVATION
- •21.60 EXISTING SPOT ELEVATION
- PROPOSED STORM PIPE
- ST EXISTING STORM PIPE
- PROPOSED STORM STRUCTURES
- PROPOSED GRATE INLETS
- PROPOSED STANDARD DUTY ASPHALT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT. REFER TO DETAIL 1, SHEET C8.0
- STANDARD CONCRETE SIDEWALK SECTION. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- LANDSCAPE/SOD AREA
- PROPOSED DIRECTION OF STORMWATER RUNOFF

811 Know what's below. Call before you dig.

GENERAL NOTES:

1: ALL EXISTING STRUCTURES, UNLESS OTHERWISE NOTED TO REMAIN, FENCING, TREES, ETC WITHIN CONSTRUCTION AREA SHALL BE REMOVED AND DISPOSED OFF SITE. ANY BURNING ON SITE SHALL BE SUBJECT TO LOCAL ORDINANCES. SEE SPECIFICATIONS.
2: ALL DRAINAGE STRUCTURES SHALL BE PRE-CAST.
3: ALL DRAINAGE STRUCTURES AND STORM SEWER PIPES SHALL MEET HEAVY DUTY TRAFFIC (H20) LOADING AND BE INSTALLED ACCORDINGLY.
4: GENERAL CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES HAVING UNDERGROUND UTILITIES ON SITE OR IN RIGHT-OF-WAY PRIOR TO EXCAVATION. CONTRACTOR SHALL CONTACT UTILITY LOCATING COMPANY AND LOCATE ALL UTILITIES PRIOR TO GRADING START.
5: SITE GRADING SHALL NOT PROCEED UNTIL EROSION CONTROL MEASURES HAVE BEEN INSTALLED, INSPECTED AND APPROVED BY LOCAL AUTHORITIES.
6: ALL CUT OR FILL SLOPES SHALL BE 3:1 OR FLATTER UNLESS OTHERWISE NOTED OR PER JURISDICTIONAL REQUIREMENTS.
7: EXISTING DRAINAGE STRUCTURES TO BE INSPECTED AND REPAIRED AS NEEDED, AND EXISTING PIPES ARE TO BE CLEANED OUT TO REMOVE ALL SILT AND DEBRIS.
8: IF ANY EXISTING STRUCTURES TO REMAIN ARE DAMAGED DURING CONSTRUCTION, IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO REPAIR OR REPLACE THE EXISTING STRUCTURE AS NECESSARY.
9: ALL STORM PIPE ENTERING STRUCTURES SHALL BE GROUTED TO ASSURE CONNECTION AND STRUCTURE IS WATER TIGHT.
10: ALL ROOF DRAINS SHALL BE CONNECTED TO THE STORM SYSTEM. IN AREAS NOT SUBJECT TO FREEZING, ROOF DRAINS CAN SPASH ON GRADE AND BE COLLECTED IN INLETS OR TREATED AS SURFACE RUNOFF.
11: CONTRACTOR IS TO ADJUST AND/OR CUT EXISTING PAVEMENT AS NECESSARY TO ASSURE A SMOOTH FIT AND CONTINUOUS GRADE.
12: CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE AWAY FROM BUILDINGS AND STRUCTURES FOR ALL GRASSED AND PAVED AREAS.
13: TOPOGRAPHIC INFORMATION TAKEN FROM: LEADING EDGE LAND SERVICES, INC. ON JANUARY 31, 2023.
14: CONSTRUCTION SHALL COMPLY WITH ALL APPLICABLE GOVERNING CODES AND BE CONSTRUCTED TO THE SAME.
15: CONTRACTOR IS RESPONSIBLE FOR TEMPORARY ACCESS ROADS, MAINTAIN POSITIVE DRAINAGE THROUGHOUT CONSTRUCTION AND AVOID PONDING OR RUTTING.
16: DETENTION POND OUTFLOW DEVICES SHALL BE DESIGNATED TO LIMIT FLOWS TO CAPACITY LEVELS OF DOWNSTREAM DRAINAGE STRUCTURES.
17: DEVIATIONS FROM RECOMMENDED PARKING LOT SLOPES SHALL BE APPROVED BY FLOOR & DECOR CONSTRUCTION AND DESIGN.
18: CONTRACTOR TO PROVIDE FLOOR & DECOR CONSTRUCTION AND DESIGN, AND LOCAL AUTHORITY WITH AS-BUILT DRAWINGS. SEE REQUIREMENTS IN THIS SHEET.
19: CONTRACTOR TO VERIFY T.A.S./A.D.A. COMPLIANCE PRIOR TO POURING CONCRETE. FOR ANY QUESTIONS, CONTACT CIVIL ENGINEER IMMEDIATELY.
20: GRADES IN ALL ACCESSIBLE ROUTES, INCLUDING DRIVEWAY CROSSINGS, SHALL CONFORM TO ALL APPLICABLE A.D.A. AND T.A.S. STANDARDS: MAXIMUM RUNNING SLOPE FOR ALL PATHS IS 5%, MAX CROSS SLOPE FOR ALL PATHS IS 2%, FOR THE FIRST FIVE FEET FROM THE DOOR, A 2% SLOPE IN ALL DIRECTIONS (MAX) MUST BE MAINTAINED.
21: IN GENERAL, THE MAXIMUM RUNNING SLOPE SHALL NOT EXCEED 5%, THE MINIMUM SLOPE SHALL NOT BE INFERIOR THAN 1.5% AND THE PREFERRED SLOPE SHALL BE 2.5%.
22: REFER TO LANDSCAPE ARCHITECT PLANS FOR LANDSCAPE/HARDSCAPE DETAILS.
23: CONTRACTOR TO VERIFY ENGINEERING PLANS MATCH ARCHITECTURAL/STRUCTURAL PLANS PRIOR TO CONSTRUCTION STAKING.
24: LANDSCAPE AREAS ADJACENT TO BUILDING TO DRAIN AWAY FROM BUILDING AT A MINIMUM OF 2% SLOPE.
25: AFTER PLACEMENT OF SUBGRADE AND PRIOR TO PLACEMENT OF PAVEMENT, CONTRACTOR SHALL TEST AND OBSERVE PAVEMENT AREAS FOR EVIDENCE OF PONDING, ALL AREAS SHALL ADEQUATELY DRAIN TOWARDS THE INTENDED STRUCTURE TO CONVEY STORM RUNOFF, CONTRACTOR SHALL IMMEDIATELY NOTIFY OWNER AND ENGINEER IF ANY DISCREPANCIES ARE DISCOVERED.
26: CONCRETE VALLEY GUTTER SHALL BE CONSTRUCTED IF ASPHALT PAVEMENT IS USED. REFER TO CONSTRUCTION DETAILS
27: FOR STORM SEWER PIPE PROFILES REFER TO DETAIL ON SHEET C7.0 FOR MORE INFORMATION.
28: SEE PIPE PROFILES SHEET FOR INVERT ELEVATIONS (TYPICAL).
29: SEE SHEET C3.0 FOR APPROXIMATE LOCATION OF EXISTING UTILITIES.
30: ALL THE ELEVATIONS SHOWN ARE FINISHED GRADE ELEVATIONS. CONTRACTOR TO SUBTRACT PAVEMENT THICKNESS AND FLOOR SLAB THICKNESS FOR SUBGRADE ELEVATIONS.
31: CONTRACTOR SHALL REFER TO ARCHITECTURAL AND PLUMBING PLANS FOR EXACT LOCATIONS AND DIMENSIONS OF ALL VESTIBULES/ENTRIES, SIDEWALKS, EXIT PORCHES, RAMPS, TRUCK DOCKS, PRECISE BUILDING DIMENSIONS AND EXACT UTILITY ENTRANCE LOCATIONS.
32: TERMITE SPRAY IF NEEDED IS TO BE PROVIDED FOR FOUNDATION BY FOUNDATION CONTRACTOR.
33: SITE PREPARATION TO BE PROVIDED BY CONTRACTOR TO INCLUDE:
A. PROTECTING EXISTING VEGETATION TO REMAIN.
B. REMOVING EXISTING VEGETATION.
C. CLEARING AND GRUBBING.
D. STRIPPING AND STOCKPILING TOPSOIL
E. REMOVING ABOVE-AND BELOW-GRADE SITE IMPROVEMENTS.
F. DISCONNECTING, CAPPING OR SEALING SITE UTILITIES.
G. TEMPORARY EROSION AND SEDIMENTATION CONTROL,

NORTH

GRAPHIC SCALE IN FEET
0 40 80 40
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

Always call 811 two full business days before you dig to have underground utilities located and marked.
Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

LICENSED PROFESSIONAL
THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

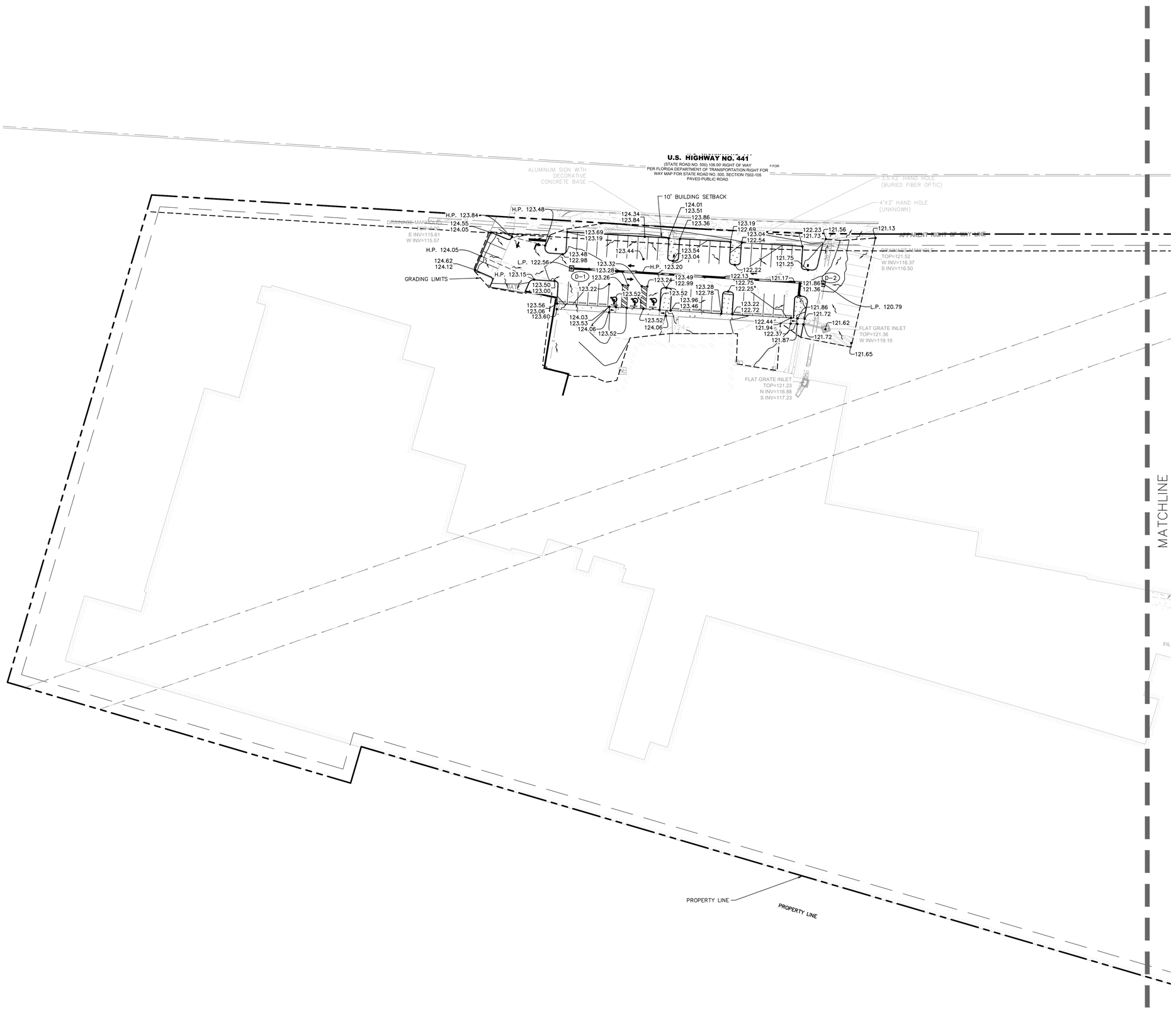
OVERALL GRADING AND DRAINAGE

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C6.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NORTH

GRAPHIC SCALE IN FEET
0 20 40 80
1" = 40'
WHEN PRINTED AT FULL SIZE
(24" X 36")

LEGEND

- PROPERTY BOUNDARY
- ROAD DEDICATION
- BUILDING SETBACK
- LANDSCAPE BUFFER
- EXISTING CONTOURS
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- PROPOSED STORM PIPE
- EXISTING STORM PIPE
- LIMITS OF CONSTRUCTION
- PROPOSED STORM STRUCTURES
- PROPOSED GRATE INLETS
- PROPOSED STANDARD DUTY ASPHALT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- PROPOSED MILL AND OVERLAY
- LANDSCAPE/SOD AREA
- PROPOSED DIRECTION OF STORMWATER RUNOFF

STORM STRUCTURE TABLE	
STRUCTURE NAME:	DETAILS:
D-1	TYPE "D" INLET PER FDOT INDEX #425-251 TOP: 122.56 E. INV OUT: 118.86 (18" HP)
D-2	TYPE "D" INLET PER FDOT INDEX #425-251 TOP: 120.79 W. INV IN: 117.08 (18" HP)

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

PHASE 1 DETAILED GRADING AND DRAINAGE

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C6.1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE

U.S. HIGHWAY NO. 441
(STATE ROAD NO. 500) 106.00' RIGHT OF WAY
PER FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT FOR WAY MAP FOR STATE ROAD NO. 500, SECTION 7502-105
PAVED PUBLIC ROAD

VACATED ALBRECHT AVENUE

VACATED SCHOOL STREET

BUILDING ROOF DRAINS TO TIE TO SURFACE WATER MANAGEMENT SYSTEM

LIMITS OF GRADING (TYP.)

FF=±121.48

82 LF RETAINING WALL

362 LF OF ADS DURASLOT XL DRAIN SEE DETAILS ON SHEET C8.4

CONDESNATE LINE P.O.C

540 LF OF 24" HP @ 1.11%

55 LF OF 24" HP @ 4.55%

POND SLOPES TO BE LINED WITH GEO-GRID EROSION CONTROL PRODUCT. SEE SHEET C8.3

51 LF OF 18" HP @ 0.00%

2' CONCRETE ARRON (TYP.)

4' DECORATIVE FENCE

RIP-RAP (TYP.)

POND A
AREA = 0.96 AC
BOT = 104.00
MEAN = 113.01
25-24 = 113.77
100-24 = 115.00
TOP = 116.00

SPREADER SWALE
TOP = 113.00
BOT = 111.00

SPREADER SWALE WEIR. SEE DETAIL ON SHEET C8.3

80 LF RETAINING WALL

RIP-RAP (TYP.)

PROPOSED 15.0' DRAINAGE EASEMENT

GRADING LIMITS

MAYFLOWER AVENUE
60.00' RIGHT OF WAY/ PLAT BOOK O, PAGE 102

APPROXIMATE RIGHT OF WAY LINE

SEABOARD AIR LINE RAILROAD
SEABOARD AIR LINE RAILROAD
RIGHT-OF-WAY VARIES
PLAT BOOK O, PAGE 102

LAKE VIEW DRIVE
60.0' RIGHT OF WAY
PLAT BOOK O, PAGE 102
PLAT BOOK U, PAGE 92

FIRE PUMP HOUSE

BURIED UNKNOWN LINE IN BAD CONDITION ONLY TOP EXPOSED

PROPOSED SWALE TO BE LINED WITH GEO-GRID EROSION CONTROL PRODUCT. SEE SHEET C8.3

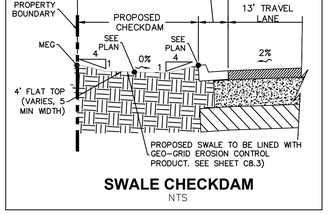
4' FLAT CHECKDAM (TYP.) SEE DETAIL THIS SHEET

5' X 5' RIP-RAP (TYP.)

GRAPHIC SCALE IN FEET
0 20 40 80
1" = 40'
WHEN PRINTED AT FULL SIZE (24" X 36")

LEGEND

- PROPERTY BOUNDARY
- ROAD DEDICATION
- BUILDING SETBACK
- LANDSCAPE BUFFER
- EXISTING CONTOURS
- EXISTING SPOT ELEVATION (x21.60)
- PROPOSED SPOT ELEVATION (•21.60)
- PROPOSED STORM PIPE
- EXISTING STORM PIPE
- LIMITS OF CONSTRUCTION
- PROPOSED STORM STRUCTURES
- PROPOSED GRATE INLETS
- PROPOSED STANDARD DUTY ASPHALT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT, REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- PROPOSED MILL AND OVERLAY
- LANDSCAPE/SOD AREA
- PROPOSED DIRECTION OF STORMWATER RUNOFF



SWALE CHECKDAM
NTS

Always call 811 two full business days before you dig to have underground utilities located and marked.
Sunshine811.com

STORM STRUCTURE TABLE	
STRUCTURE NAME:	DETAILS:
BU-3	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 NW. INV IN: 107.00 (18" HP)
BU-4	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 NW. INV IN: 107.00 (18" HP)
BU-5	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 W. INV IN: 107.00 (18" HP)
BU-6	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 W. INV IN: 107.00 (18" HP)
BU-7	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 W. INV IN: 107.00 (18" HP)
BU-8	BUBBLE-UP TYPE 'D' INLET FDOT INDEX 425 TOP: 111.00 W. INV IN: 107.00 (18" HP)
BU-9	BUBBLE-UP TYPE 'C' INLET FDOT INDEX 425 TOP: 114.41 SW. INV IN: 110.91 (18" HP) SE. INV OUT: 110.91 (18" HP)
BU-10	BUBBLE-UP TYPE 'C' INLET FDOT INDEX 425 TOP: 114.92 NE. INV OUT: 111.71 (18" HP)
D-3	TYPE "H2" INLET PER FDOT INDEX #425-251 TOP: 120.24 NE. INV IN: 116.53 (18" HP) E. INV OUT: 112.77 (48" HP)
D-4	TYPE "H2" INLET PER FDOT INDEX #425-251 TOP: 118.67 W. INV IN: 112.25 (48" HP) SE. INV OUT: 112.25 (48" HP)

STORM STRUCTURE TABLE	
STRUCTURE NAME:	DETAILS:
D-5	TYPE "H2" INLET PER FDOT INDEX #425-251 TOP: 118.99 NW. INV IN: 110.96 (48" HP) NE. INV IN: 110.10 (24" HP) SW. INV IN: 112.97 (24" HP) SE. INV OUT: 110.96 (48" HP)
D-6	CB TOP: 117.25 SE. INV OUT: 113.00 (24" HP)
D-7	TYPE 'C' INLET FDOT INDEX 425 TOP: 117.47 NW. INV IN: 110.95 (24" HP) SW. INV OUT: 110.95 (24" HP)
D-8	TYPE "D" INLET PER FDOT INDEX #425-251 TOP: 118.08 NE. INV OUT: 113.83 (24" HP)
D-9	TYPE 'H2' INLET FDOT INDEX 425 J-BOTTOM TOP: 117.00 NW. INV IN: 109.55 (48" HP) NE. INV IN: 109.55 (48" HP) S. INV IN: 109.55 (18" HP)
D-10	TYPE "H2" INLET FDOT INDEX 425 TOP: 116.76 SW. INV OUT: 110.43 (48" HP)
D-11	TYPE "D" INLET FDOT INDEX 425 TOP: 115.87 N. INV OUT: 110.48 (18" HP)
D-12	MANHOLE PER FDOT INDEX #425-010 TOP: 117.34 SW. INV IN: 106.45 (18" HP) N. INV OUT: 105.95 (24" HP)
D-13	MANHOLE PER FDOT INDEX #425-010 TOP: 116.57 NW. INV IN: 109.90 (18" HP) NE. INV OUT: 109.90 (18" HP)
MES-1	U-TYPE DISSIPATOR FDOT INDEX 430-012 TOP: 108.50 SW. INV IN: 104.00 (48" HP)

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

PHASE 1 DETAILED GRADING AND DRAINAGE

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C6.2

GENERAL UTILITY NOTES:

1. CONTRACTOR TO CONFIRM UNDERGROUND UTILITY LOCATIONS, DEPTHS, AND SIZES PRIOR TO COMMENCING CONSTRUCTION.
2. CONTRACTOR TO COORDINATE PROPOSED TRANSFORMER LOCATIONS AND ELECTRIC SERVICE WITH POWER COMPANY AND OWNER. TRANSFORMERS AND SERVICE LINES SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS. CONTRACTOR TO CONFIRM PAD AND BOLLARD REQUIREMENTS.
3. CONTRACTOR TO COORDINATE PROPOSED TELEPHONE SERVICE AND ROUTING WITH CABLE COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
4. CONTRACTOR TO COORDINATE PROPOSED GAS SERVICE AND ROUTING WITH GAS COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
5. ALL POTABLE WATER UTILITIES SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA STANDARDS AND SPECIFICATIONS. CONTRACTOR SHALL BE RESPONSIBLE TO BE FAMILIAR WITH THESE STANDARDS.
6. REFER TO THE CITY OF APOPKA STANDARD NOTES & DETAILS, SHEETS C8.0 – C8.2.
7. REFER TO ORANGE COUNTY STANDARD NOTES AND DETAILS, SHEET C8.3.

GENERAL FIRE SERVICE NOTES:

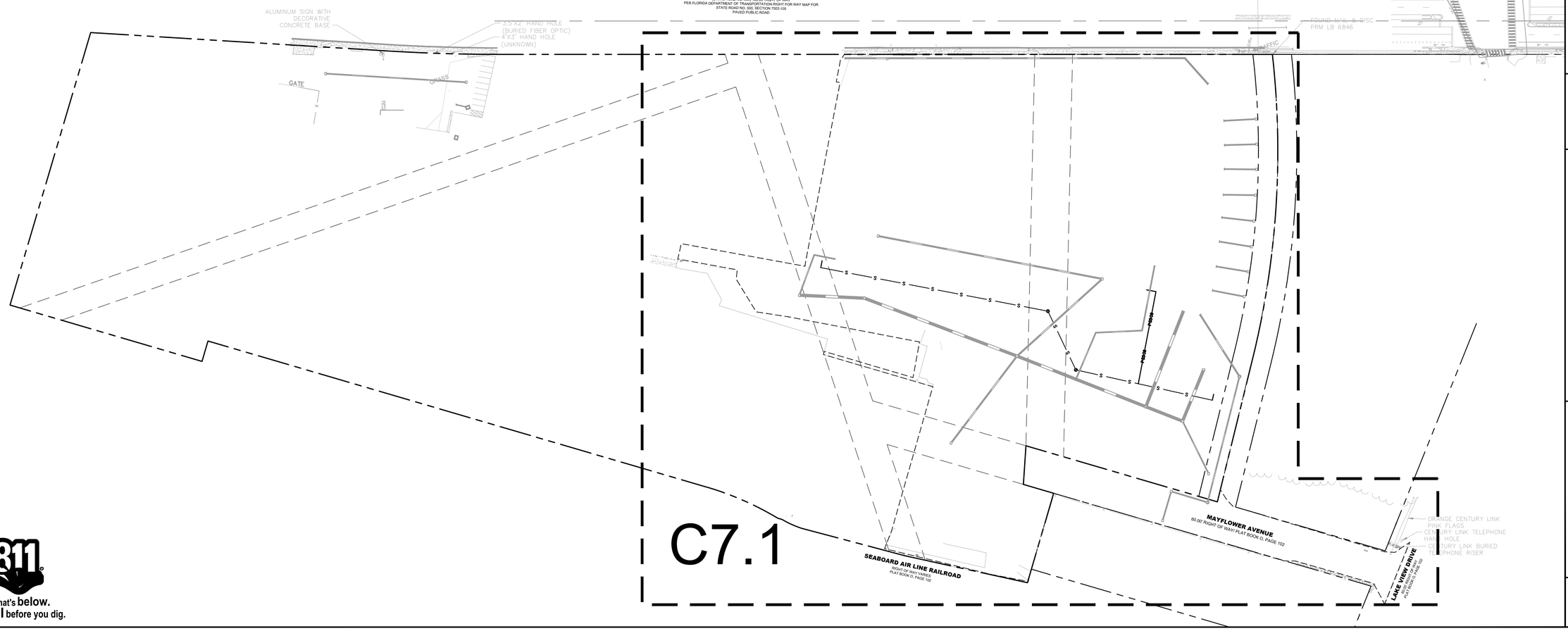
1. ALL UNDERGROUND MAINS SERVING FIRE HYDRANTS OR FIRE PROTECTION SPRINKLER SYSTEMS ON PRIVATE PROPERTY MUST BE PERMITTED PRIOR TO INSTALLATION. THE DRAWING SHALL INDICATE THAT ALL UNDERGOUND FIRE MAINS WILL BE INSTALLED IN ACCORDANCE WITH NFPA 24 (2013 EDITION, "STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES". [F.A.C. 69A–60.005(2)]
2. ALL FIRE SERVICE MAIN LOCATED DOWNSTREAM OF THE FIRE POINT OF SERVICE SHALL BE INSTALLED BY A QUALIFIED AND LICENSED CONTRACTOR. CONSTRUCTION AND MATERIALS SHALL COMPLY WITH APPLICABLE FIRE CODE. CONTRACTOR TO VERIFY REQUIREMENTS WITH THE CITY OF APOPKA PRIOR TO SHOP DRAWING REVIEW.

LEGEND

- PROPERTY BOUNDARY
- PROPOSED FIRE LINE
- PROPOSED WATER LINE
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED F.D.C.
- PROPOSED STORM INLET
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING STORM PIPE
- EXISTING OVERHEAD LINE
- EXISTING NATURAL GAS LINE
- EXISTING RECLAIM LINE
- EXISTING FIBER OPTIC LINE
- PROPOSED SANITARY MANHOLE

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE
(24" X 36")



Know what's **below.**
Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

OVERALL UTILITY PLAN

APOPKA COLD STORAGE

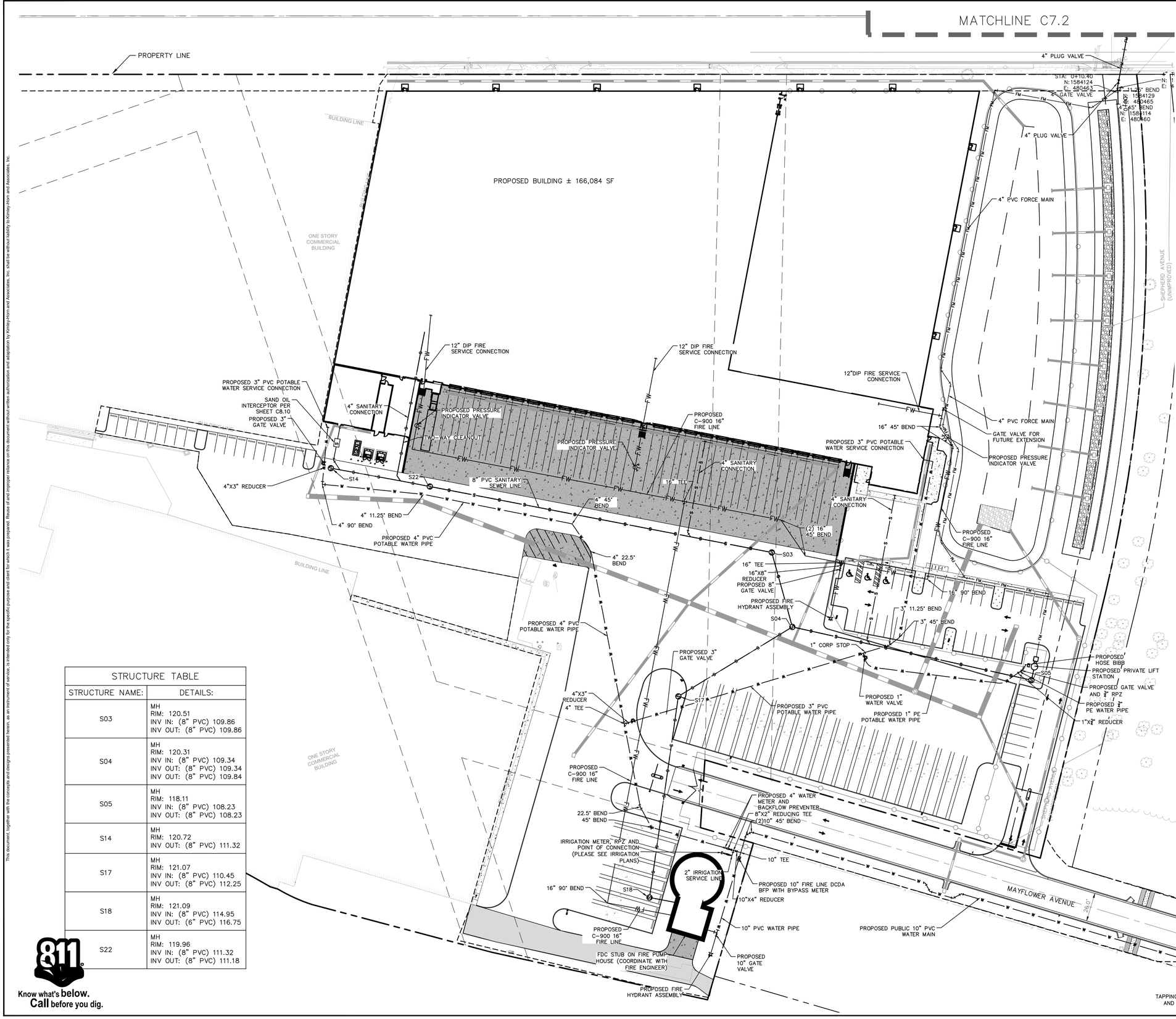
APOPKA FLORIDA

SHEET NUMBER
C7.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE C7.2



STRUCTURE TABLE	
STRUCTURE NAME:	DETAILS:
S03	MH RIM: 120.51 INV IN: (8" PVC) 109.86 INV OUT: (8" PVC) 109.86
S04	MH RIM: 120.31 INV IN: (8" PVC) 109.34 INV OUT: (8" PVC) 109.34 INV OUT: (8" PVC) 109.84
S05	MH RIM: 118.11 INV IN: (8" PVC) 108.23 INV OUT: (8" PVC) 108.23
S14	MH RIM: 120.72 INV OUT: (8" PVC) 111.32
S17	MH RIM: 121.07 INV IN: (8" PVC) 110.45 INV OUT: (8" PVC) 112.25
S18	MH RIM: 121.09 INV IN: (8" PVC) 114.95 INV OUT: (6" PVC) 116.75
S22	MH RIM: 119.96 INV IN: (8" PVC) 111.32 INV OUT: (8" PVC) 111.18

811 Know what's **below.** **Call** before you dig.

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE
(24" X 36")

LEGEND

- PROPERTY BOUNDARY
- PROPOSED FIRE LINE
- PROPOSED WATER LINE
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED F.D.C.
- PROPOSED STORM INLET
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING STORM PIPE
- EXISTING OVERHEAD LINE
- EXISTING NATURAL GAS LINE
- EXISTING RECLAIM LINE
- EXISTING FIBER OPTIC LINE
- PROPOSED SANITARY MANHOLE

GENERAL UTILITY NOTES:

1. CONTRACTOR TO CONFIRM UNDERGROUND UTILITY LOCATIONS, DEPTHS, AND SIZES PRIOR TO COMMENCING CONSTRUCTION.
2. CONTRACTOR TO COORDINATE PROPOSED TRANSFORMER LOCATIONS AND ELECTRIC SERVICE WITH POWER COMPANY AND OWNER. TRANSFORMERS AND SERVICE LINES SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS. CONTRACTOR TO CONFIRM PAD AND BOLLARD REQUIREMENTS.
3. CONTRACTOR TO COORDINATE PROPOSED TELEPHONE SERVICE AND ROUTING WITH CABLE COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
4. CONTRACTOR TO COORDINATE PROPOSED GAS SERVICE AND ROUTING WITH GAS COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
5. ALL POTABLE WATER UTILITIES SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA STANDARDS AND SPECIFICATIONS. CONTRACTOR SHALL BE RESPONSIBLE TO BE FAMILIAR WITH THESE STANDARDS.
6. REFER TO THE CITY OF APOPKA STANDARD NOTES & DETAILS, SHEETS C8.0 – C8.2.
7. REFER TO ORANGE COUNTY STANDARD NOTES AND DETAILS, SHEET C8.3.

GENERAL FIRE SERVICE NOTES:

1. ALL UNDERGROUND MAINS SERVING FIRE HYDRANTS OR FIRE PROTECTION SPRINKLER SYSTEMS ON PRIVATE PROPERTY MUST BE PERMITTED PRIOR TO INSTALLATION. THE DRAWING SHALL INDICATE THAT ALL UNDERGOUND FIRE MAINS WILL BE INSTALLED IN ACCORDANCE WITH NFPA 24 (2013 EDITION, "STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES". [F.A.C. 69A–60.005(2)]
2. ALL FIRE SERVICE MAIN LOCATED DOWNSTREAM OF THE FIRE POINT OF SERVICE SHALL BE INSTALLED BY A QUALIFIED AND LICENSED CONTRACTOR. CONSTRUCTION AND MATERIALS SHALL COMPLY WITH APPLICABLE FIRE CODE. CONTRACTOR TO VERIFY REQUIREMENTS WITH THE CITY OF APOPKA PRIOR TO SHOP DRAWING REVIEW.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

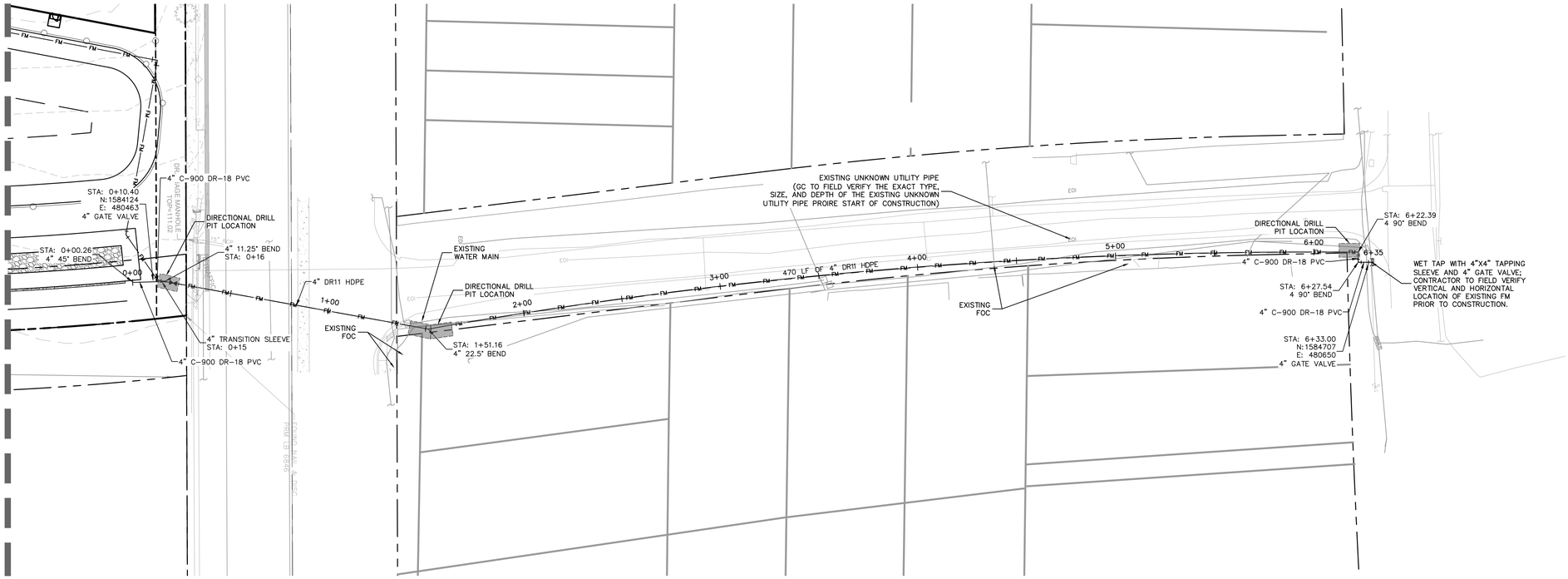
DETAILED UTILITY PLAN

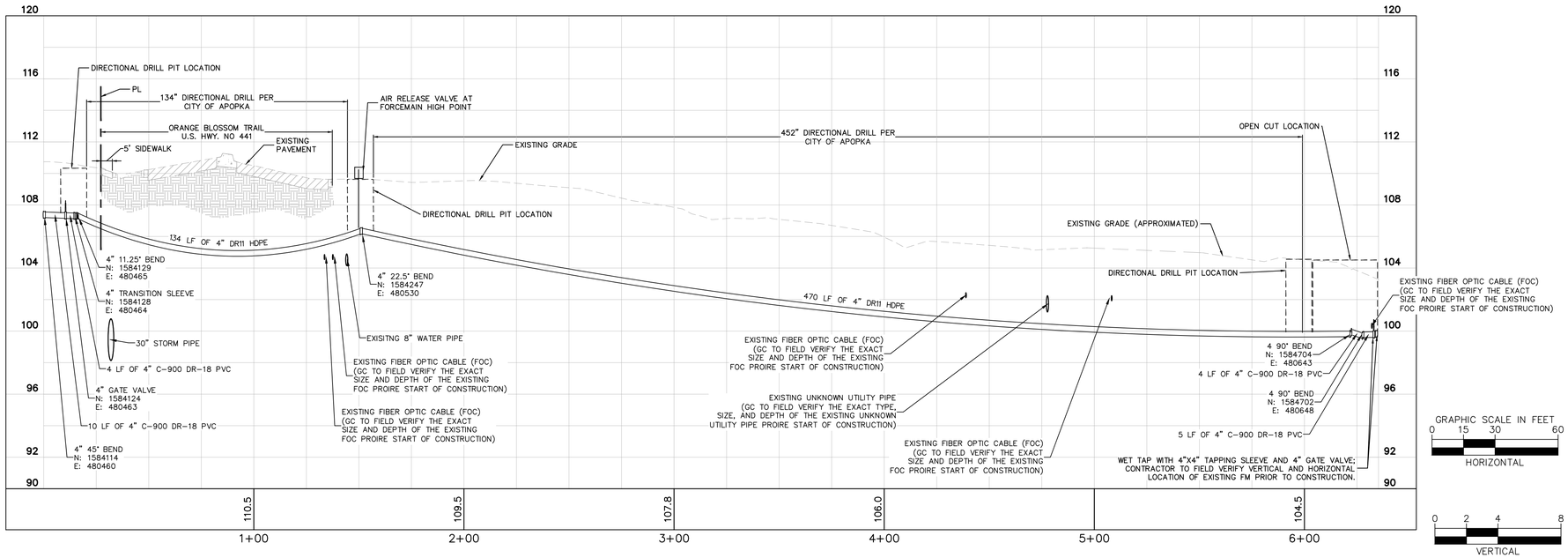
APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C7.1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE C7.1





GRAPHIC SCALE IN FEET
0 15 30 60

HORIZONTAL
0 15 30 60

VERTICAL
0 2 4 8

LEGEND

- PROPERTY BOUNDARY
- F — F — PROPOSED FIRE LINE
- W — W — PROPOSED WATER LINE
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED F.D.C.
- PROPOSED STORM INLET
- S — EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING STORM PIPE
- OHU — EXISTING OVERHEAD LINE
- GAS — EXISTING NATURAL GAS LINE
- RW — EXISTING RECLAIM LINE
- FOC — EXISTING FIBER OPTIC LINE
- PROPOSED SANITARY MANHOLE

GENERAL UTILITY NOTES:

1. CONTRACTOR TO CONFIRM UNDERGROUND UTILITY LOCATIONS, DEPTHS, AND SIZES PRIOR TO COMMENCING CONSTRUCTION.
2. CONTRACTOR TO COORDINATE PROPOSED TRANSFORMER LOCATIONS AND ELECTRIC SERVICE WITH POWER COMPANY AND OWNER. TRANSFORMERS AND SERVICE LINES SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS. CONTRACTOR TO CONFIRM PAD AND BOLLARD REQUIREMENTS.
3. CONTRACTOR TO COORDINATE PROPOSED TELEPHONE SERVICE AND ROUTING WITH CABLE COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
4. CONTRACTOR TO COORDINATE PROPOSED GAS SERVICE AND ROUTING WITH GAS COMPANY AND OWNER. SERVICE CONNECTIONS SHOWN FOR INFORMATIONAL PURPOSES ONLY. DESIGNED & PERMITTED BY OTHERS.
5. ALL POTABLE WATER UTILITIES SHALL BE IN ACCORDANCE WITH THE CITY OF APOPKA STANDARDS AND SPECIFICATIONS. CONTRACTOR SHALL BE RESPONSIBLE TO BE FAMILIAR WITH THESE STANDARDS.
6. REFER TO THE CITY OF APOPKA STANDARD NOTES & DETAILS, SHEETS C8.0 – C8.2.
7. REFER TO ORANGE COUNTY STANDARD NOTES AND DETAILS, SHEET C8.3.

GENERAL FIRE SERVICE NOTES:

1. ALL UNDERGROUND MAINS SERVING FIRE HYDRANTS OR FIRE PROTECTION SPRINKLER SYSTEMS ON PRIVATE PROPERTY MUST BE PERMITTED PRIOR TO INSTALLATION. THE DRAWING SHALL INDICATE THAT ALL UNDERGOUND FIRE MAINS WILL BE INSTALLED IN ACCORDANCE WITH NFPA 24 (2013 EDITION, "STANDARD FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES". [F.A.C. 69A–60.005(2)]
2. ALL FIRE SERVICE MAIN LOCATED DOWNSTREAM OF THE FIRE POINT OF SERVICE SHALL BE INSTALLED BY A QUALIFIED AND LICENSED CONTRACTOR. CONSTRUCTION AND MATERIALS SHALL COMPLY WITH APPLICABLE FIRE CODE. CONTRACTOR TO VERIFY REQUIREMENTS WITH THE CITY OF APOPKA PRIOR TO SHOP DRAWING REVIEW.

Know what's below.
Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE, STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
049607003	6/17/26	AS SHOWN	DVS	JAM	JME

DETAILED UTILITY PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C7.2

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

SCOPE: *Supply one complete H-20 LP Pre-Fab Lift Station, per design.*

Pumps shall be capable of pumping domestic & commercial sewage.

Complete system shall be supplied by:

XYLEM, INC

The H-20 Load Rated Fiberglass Wetwell Must Be Manufactured By L.F. Manufacturing, Giddings, Texas, Which Includes A Written 20 Yr. Warranty

Certification of the wetwell H-20 load rating must be supplied with submittals. H-20 certification must be signed and sealed by an engineer registered in the State of Florida.

After the H-20 load rated wetwell has been installed, the ASTM Certification Number and Serial Tracking Number must be visible.

PUMPS: *The submersible pumps shall be manufactured by Flygt Corporation. "The pumps shall be installed in the H-20 GP FRP wetwell utilizing a dual slide rail system. The pumps shall be capable of handling solids, fibrous materials, heavy sludge, and other matter typically found in wastewater. Major pump components shall be grey cast iron, ASTM A-48, Class 35B. The pump motor shall be NEMA B design and housed in an air-filled watertight chamber. The stator windings shall be insulated with moisture resistant Class H insulation by use of the trickle impregnation method. The motor shall be heat-shrink fit into the stator housing. The use of bolts, pins, or other fastening devices is not acceptable. The cable entry seal shall consist of a cylindrical elastomer grommet flanked by washers. Epoxies, silicones, or other sealing systems are not acceptable. Thermal switches set to open at 125 degrees C shall be embedded in the stator end coils to monitor the temperature of each phase winding. The motor horsepower shall be adequate so that the pump is non-overloading throughout the entire pump performance curve from shut-off through run-out.*

The pump shall be provided with a dual mechanical seal. Both upper and lower seal assemblies shall consist of a stationary tungsten-carbide ring and a rotating tungsten-carbide ring. Other seal materials are not considered acceptable."

DUPLEX CONTROL PANEL:

*Control panel shall be assembled and built by a TUV (UL508A CERTIFIED) manufacturing facility. *OR APPROVED EQUIVALENT*

The Enclosure shall be NEMA 4X, minimum 30" high x 30" wide x 10" deep Fiberglass with padlockable draw latches.

The enclosure shall have external mounting feet to allow for wall mounting. All hardware shall be stainless steel.

The following components shall be mounted through the enclosure:
1- ea. Red Alarm Beacon (Light)
1- ea. Alarm Horn
1- ea. Generator Receptacle w/ weatherproof cover
1- ea. Alarm Silence Pushbutton

The backpanel shall be fabricated from .125, 5052-H32 marine alloy aluminum. All components shall be mounted by machined stainless steel screws.

The following components shall be mounted to backpanel:
2- ea. Motor Contactors
1- ea. Volt Monitor (Single Phase) Phase Monitor (Three Phase)
1- ea. Control Transformer (480 Volt Only)
1- ea. Silence Relay
1- ea. Duplex Alternator
1- ea. Model BOAC5AH Battery Back-Up w/ Smart Charger (Per DEP)
20- ea. Terminals For Field Connections
6- ea. Terminals For Motor Connections (Single Phase Only)
3- ea. Grounding Lugs

The innerdoor shall be fabricated from .080, 5052-H32 marine alloy aluminum. The innerdoor shall have a continuous aluminum piano hinge.

The following components shall be mounted through the innerdoor:
1- ea. Main Circuit Breaker
1- ea. Emergency Circuit Breaker
1- ea. Mechanical Interlock For Emergency And Main Breakers
2- ea. Short Circuit Protectors
1- ea. Control Circuit Breaker
1- ea. Hand-Off-Auto Selector Switches
2- ea. Pump Run Pilot Lights
1- ea. Power On Pilot Light
2- ea. Elapse Time Meters (Non-Resetable)
1- ea. GFI Duplex Convenience Outlet

COMPONENT SPECIFICATIONS:
All circuit breakers shall be molded thermal magnetic.
The mechanical interlock shall prevent the normal and emergency main breakers being energized at the same time.
An emergency generator receptacle shall be supplied in accordance with DEP standards. The generator receptacle shall be adequately sized to meet the equipment operating conditions.

NEUTRAL TO BE SUPPLIED FOR BOTH 230V 3PHASE OR 230V SINGLE PHASE POWER

All motor short circuit protection devices must provide for undervoltage release and class 10 overload protection on all three phases. Visable trip indication, test, and reset capability must be provided without opening inner door.
Open frame, across the line, contactors shall be rated per IEC standards and properly sized per the motor requirements.
Contactors shall provide for safe touch power and control terminals.
Lightning Arrestor shall meet or exceed the requirements of ANSI/IEEE Std. C62.21-1984 section 8.6.1. and 8.7.3 shall be supplied by electrician and mounted on the bottom side of the switch disconnect ahead of the pump control panel.
A voltage monitor shall be supplied for single phase service.
A phase monitor shall be supplied for (3) phase service.
A green pilot light shall be supplied for each motor. The pilot light shall illuminate each time the motor is called to run.
Each pump shall have an Elapse Time Meter to record the accumulated run time. The ETM shall be 2" diameter, non-resettable, six digit, totally encapsulated unit.
A Red pilot light shall be supplied for control power. The pilot light shall illuminate when the control power is available inside the control panel.
Relays shall be ice-cube plug in type. Relay contacts shall be rated 10 amp minimum, DPDT.
Twenty (20) terminals shall be supplied for field connections.
The terminals shall be rated 25 amps minimum.
Each motors over-temperature contact shall be connected to the terminal strip and shall open a contact to de-energize the appropriate motor upon a high temperature within the motor.
A 15 Amp GFI duplex receptacle shall be supplied and mounted on the innerdoor.
Ground lugs shall be supplied and appropriately sized for each motor and for service entrance.

Nameplates for the innerdoor and back panel shall be of a graphic design, specifically depicting the intent for each device.

MISCELLANEOUS: All wiring on the backpanel shall be containted within the wiring duct. All wiring between the innerdoor and the backpanel shall be contained with in a plastic spiral wrap.
Each wire shall have a wire number at each end to correspond to the as built drawing for field troubleshooting.
The control panel shall be assembled by a TUV (UL508A Certified) manufacturing facility.

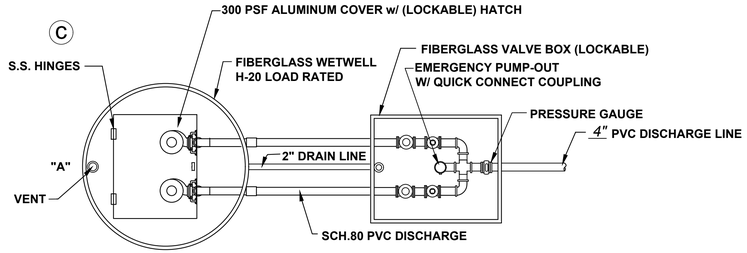
FASTNERS & APPURTANCES: *All fasternes, lifting cables, float cable bracket, hinges, and appurtances shall be made of AISI 304SS.*
A 304SS slide/latch assembly shall be provided tor holding the doors open on the wetwell and valve box.
Slide rails shall be made of SCH.40 AISI 304SS pipe.
Pump lifting cables shall be made of AISI 304 SS.

H-20 LOAD RATED WETWELL WITH LIFTING LUGS:
The fiberglass wetwell must be H-20 load rated with integral lifting lugs, fiberglass slope in bottom of wetwell and valve box.
Certification of the H-20 load rating must be supplied at the time of submittals to Engineer.
The wetwell shall be manufactured of fiberglass reinforced polyester (FRP) of depth and diameter as shown on the lift station elevation detail. The wall thickness shall be adequate for the depth of the wetwell to maintain the H-20 LOAD RATING.

EXECUTION:
Installation shall be in strict accordance with the manufacturer's recommendations in the locations shown on the drawing.

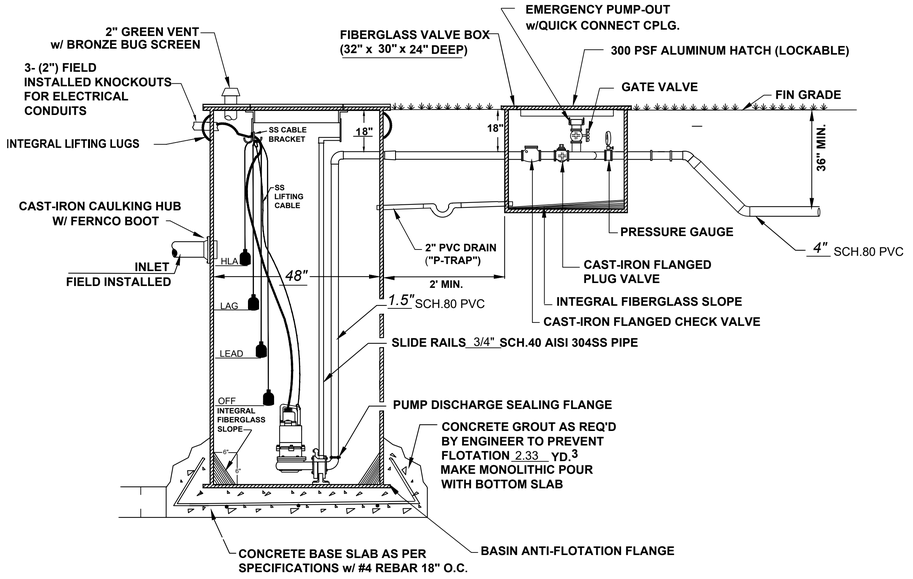
INSPECTION & TESTING: *A factory representative shall be provide for a one (1) time start-up and shall have complete knowledge of the proper operation and maintenance of complete system.*
Megger the motors. The pump motors shall be megged out prior to the start-up to ensure that the insulation of the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

PUMP DATA		ELEVATIONS	
PRIMARY PUMP CAPACITY	74 GPM	TOP OF WETWELL	118.08'
PRIMARY TDH	105.5 'TDH	INLET INVERT	113.93'
PUMP MANUFACTURER	FLYGT	HIGH LEVEL ALARM (HLA)	113.93'
PUMP MODEL #	MP 3069 HT 3	2nd PUMP ON (LAG)	113.43'
R.P.M.	2,845	1st PUMP ON (LEAD)	112.43'
HORSEPOWER	5.8	PUMPS OFF (OFF)	111.43
ELECTRICAL/ VOLTS / PHASE	400 V / 3 PH	BOTTOM OF WETWELL	107.81'
PUMP DISCHARGE SIZE	1.5"	WETWELL DIAMETER	48"
IMPELLER CODE	170 mm		

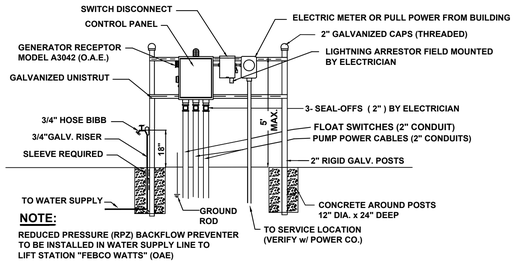


NOTE: PUMP CONTROL PANEL SHALL BE LOCATED 3 FEET MINIMUM FROM WETWELL PERIMETER AT POINT "A"

LIFT STATION PLAN



LIFT STATION SECTION



ELECTRICAL RISER

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

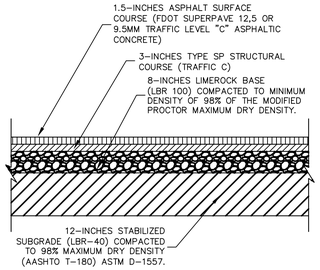
LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

LIFT STATION DETAIL

APOPKA COLD STORAGE
APOPKA FLORIDA

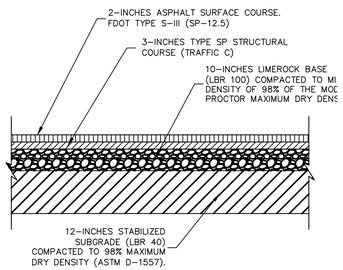
SHEET NUMBER
C7.3



TYPICAL ASPHALT PAVEMENT DETAIL

USED FOR PARKING AREAS ONLY

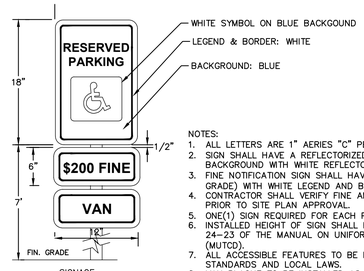
NOTE: CONCRETE PAVEMENT SECTION SHALL MEET THE RECOMMENDATIONS WITHIN THE GEOTECHNICAL REPORT PREPARED BY BECHTOL ENGINEERING, DATED JULY 9, 2024.



TYPICAL "HEAVY DUTY" ASPHALT PAVEMENT DETAIL

NTS

NOTE: CONCRETE PAVEMENT SECTION SHALL MEET THE RECOMMENDATIONS WITHIN THE GEOTECHNICAL REPORT PREPARED BY BECHTOL ENGINEERING, DATED JULY 9, 2024.

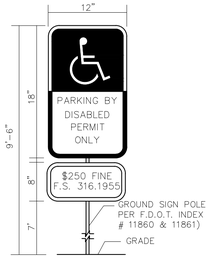


SIGNAGE

NOTES:
1. ALL LETTERS ARE 1" AERIES "C" PER MUTCD.
2. SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) BLUE BACKGROUND WITH WHITE REFLECTORIZED LEGEND AND BORDER.
3. FINE NOTIFICATION SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WITH WHITE LEGEND AND BORDER.
4. CONTRACTOR SHALL VERIFY FINE AMOUNT WITH OSCEOLA COUNTY PRIOR TO SITE PLAN APPROVAL.
5. ONE(1) SIGN REQUIRED FOR EACH PARKING SPACE.
6. INSTALLED HEIGHT OF SIGN SHALL BE IN ACCORDANCE WITH SECTION 24–23 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
7. ALL ACCESSIBLE FEATURES TO BE IN STRICT ACCORDANCE WITH A.D.A STANDARDS AND LOCAL LAWS.
8. VAN PLAQUE TO BE INSTALLED AS NECESSARY.

ACCESSIBLE PARKING SIGNAGE

N.T.S.



NOTES:

1. ALL LETTERS ARE 1" SERIES "C" PER MUTCD.
2. TOP PORTION OF SIGN SHALL HAVE REFLECTORIZED (ENGINEERING GRADE) BLUE BACKGROUND WITH WHITE REFLECTORIZED LEGEND AND BORDER.
3. BOTTOM PORTION OF SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WHITE BACKGROUND WITH BLACK OPAQUE LEGEND AND BORDER.
4. FINE NOTIFICATION SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WHITE BACKGROUND WITH BLACK OPAQUE LEGEND AND BORDER.
5. ONE (1) SIGN REQUIRED FOR EACH PARKING SPACE.
6. INSTALLATION HEIGHT OF SIGN SHALL BE IN ACCORDANCE WITH SECTION 24–23 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

HANDICAP SIGN DETAIL

N.T.S.

Parking Stops - 6', Rubber, Black/Yellow



Enlarge

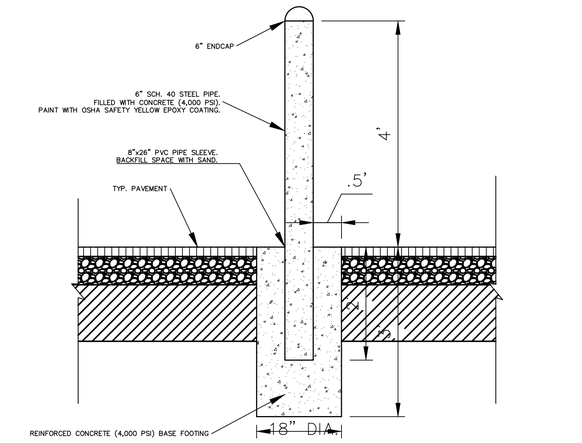
End concrete crumbling and chipping forever.

- 100% recycled material.
- Maintenance free. No painting.
- Weather resistant. Impervious to sunlight or road salt.
- Conforms to uneven surfaces. Reflective stripes.
- H-2397 Concrete or H-2396 Asphalt Installation Hardware available.

MODEL NO.	DESCRIPTION	DIMENSIONS L x W x H	WT. (LBS.)	PRICE EACH 1	PRICE EACH 5+	ADD TO CART
H-4608B/Y	6' Rubber	72 x 6 x 4"	34	$70	$65	1 ADD

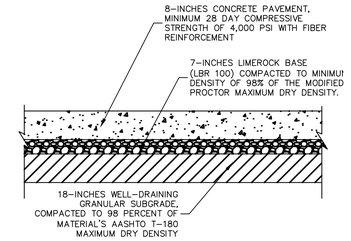
PARKING STOPS DETAIL

N.T.S



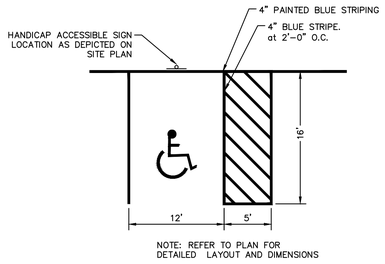
TYP. BOLLARD DETAIL

NTS



TYPICAL HEAVY-DUTY CONCRETE PAVEMENT DETAIL

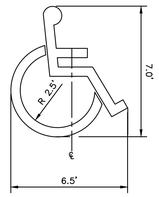
NOTE: CONCRETE PAVEMENT SECTION SHALL MEET THE RECOMMENDATIONS WITHIN THE GEOTECHNICAL REPORT PREPARED BY TERRACON, DATED FEBRUARY 1, 2023.



NOTE: REFER TO PLAN FOR DETAILED LAYOUT AND DIMENSIONS

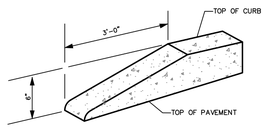
TYPICAL HANDICAP STRIPING

N.T.S.



ACCESSIBLE PARKING SYMBOL

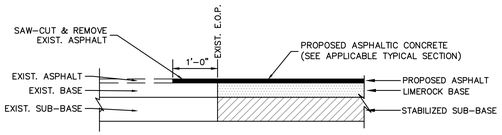
N.T.S.



CURB TERMINUS TRANSITION DETAIL

NTS

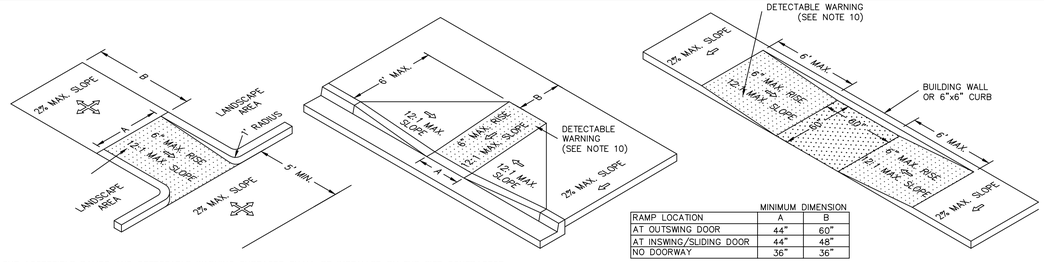
NOTE:
ALL CURBS TO HAVE STANDARD 3' TRANSITION FROM 6" HEIGHT TO FLUSH (0" HEIGHT). A STANDARD TEMPLATE SHALL BE USED AT ALL LOCATIONS TO PROVIDE UNIFORM CURB TRANSITION THROUGHOUT THE PROJECT.



NEW ASPHALT PAVEMENT TIE–IN TYPICAL SECTION

NTS

DETECTABLE WARNING (SEE NOTE 10)



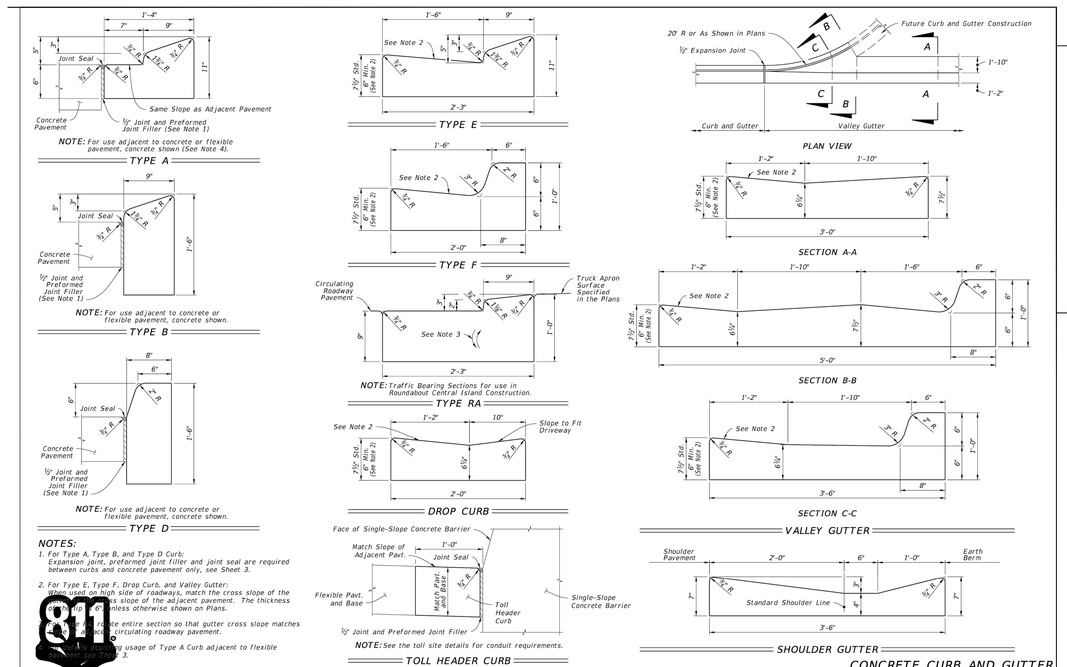
RAMP LOCATION	MINIMUM DIMENSION A	MINIMUM DIMENSION B
AT OUTSWING DOOR	44"	60"
AT INSWING/SLIDING DOOR	44"	48"
NO DOORWAY	36"	36"

NOTES:

1. ALL CURB CUT ACCESSIBLE RAMPS AND DETECTABLE WARNING SURFACES SHALL BE INSTALLED BY THE SITE CONTRACTOR.
2. THE STANDARD COLOR FOR THE DETECTABLE WARNING SURFACE SHALL BE YELLOW. ANY TYPE OF ADHESIVE OR GLUE DOWN MATS; STAMPED CONCRETE OR ANY VARIATION OTHER THAN WHAT IS SPECIFIED ABOVE WILL NOT BE ACCEPTED BY ORANGE COUNTY. ORANGE COUNTY WILL CONSIDER ALTERNATIVES THAT ARE EQUAL TO THE PRODUCTS SPECIFIED ABOVE. COUNTY ENGINEER AND THE CHIEF ENGINEER FOR DEVELOPMENT SERVICES WILL HAVE THE SOLE RESPONSIBILITY FOR DETERMING THE PRODUCT ACCEPTABILITY.
3. ALL DETECTABLE WARNING SURFACES FOR SIDEWALKS AT CURB CUT HANDICAP RAMP SHALL BE A COUNTY APPROVED YELLOW COLORED COMPOSITE MATERIAL ANCHORED IN THE CONCRETE SIDEWALK RAMP. ANCHORED COMPOSITE WARNING AREA INSERTS ARE TO BE COLORED "SAFETY YELLOW", ARE TO BE SET INTO THE CONCRETE AND ARE TO BE FLUSH WITH CONCRETE SURFACE ALONG ALL FOUR SIDES. DESIGN DIMENSIONS OF DETECTABLE WARNING AREA SHALL CONFORM TO FDOT STANDARD INDEX 204, CODE OF FEDERAL REGULATIONS PART 36, AND SJC REQUIREMENTS.

ACCESSIBLE RAMPS

N.T.S



NOTES:

1. For Type A, Type B, and Type D Curb: Expansion joint, preformed joint filler and joint seal are required between curbs and concrete pavement only, see Sheet 3.
2. For Type E, Type F, Drop Curb, and Valley Gutter: Where used on high side of roadways, match the cross slope of the adjacent pavement. The thickness shall be as shown unless otherwise shown on Plans.
3. Construct entire section so that gutter cross slope matches the cross slope of circulating roadway pavement.
4. Limited to the existing usage of Type A Curb adjacent to flexible pavement, see Sheet 3.

CONCRETE CURB AND GUTTER

LAST REVISION	DESCRIPTION:	FDOT	FY 2023-24 STANDARD PLANS	CURB AND GUTTER	INDEX 520-001	SHEET 2 of 3

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

GENERAL CONSTRUCTION DETAILS

APOPKA COLD STORAGE

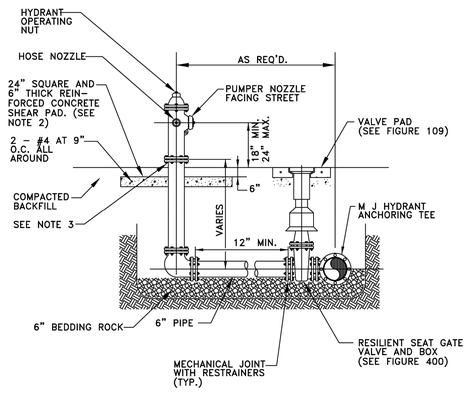
APOPKA FLORIDA

SHEET NUMBER

C8.0

Plotted By:Enot, Joshua Sheet Set:COLD LINK PH1 Layout:C8.0 - GENERAL CONSTRUCTION DETAILS June 17, 2026 09:50:53am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets - PH1\C8.0 - GENERAL CONSTRUCTION DETAILS.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

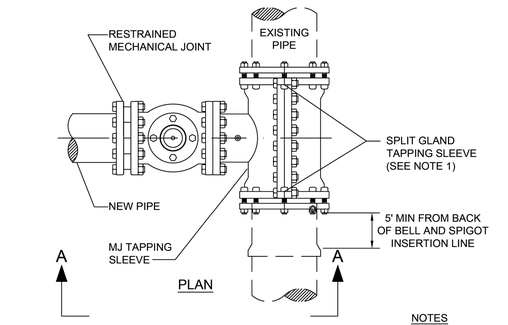


NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN CONSTRUCTION STANDARDS MANUAL.

FIRE HYDRANT ASSEMBLY DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402

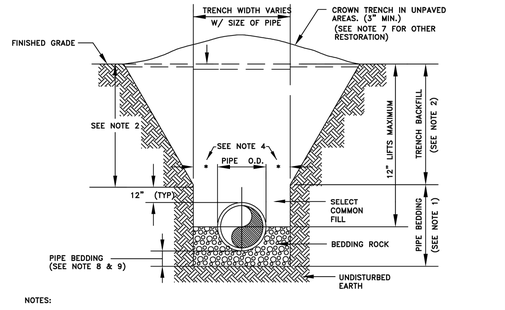


NOTES

1. SIZE ON SIZE WET TAPS WILL CALL FOR FULL ENCIRCLEMENT STAINLESS STEEL MJ TAPPING SLEEVE; MUELLER H-304, OR EQUAL.
2. ALL NEWLY INSTALLED TAPPING SLEEVES & TAPPING VALVES SHALL BE PNEUMATICALLY TESTED AT A TEST PRESSURE OF 150PSI FOR A PERIOD OF THIRTY MINUTES.

WATER AND RECLAIMED WATER MAINS WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 406

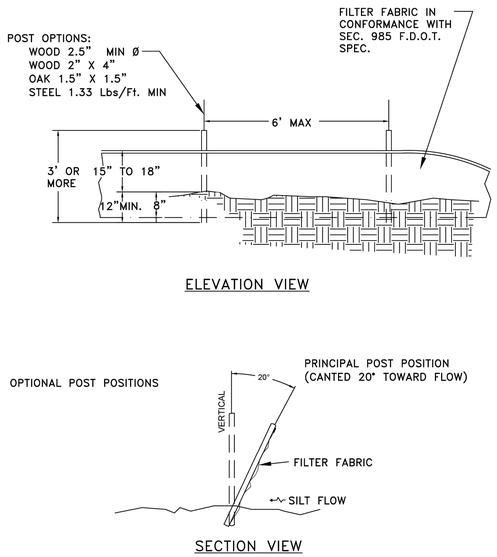


NOTES:

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

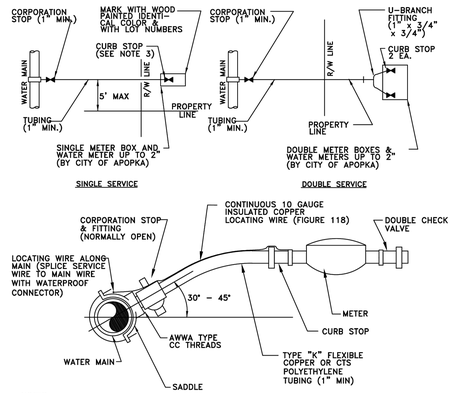
TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101



SILT FENCE INSTALLATION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 602

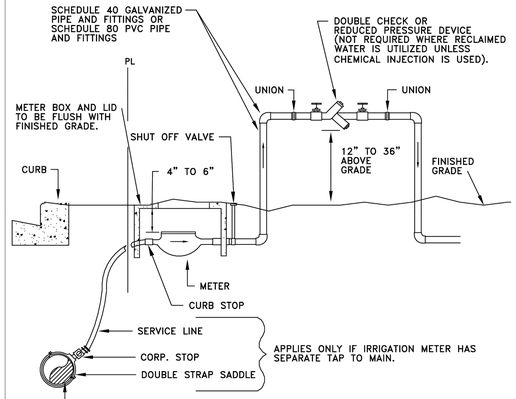


NOTES:

1. ALL FITTINGS SHALL BE BRASS WITH COMPRESSION/PACK JOINT TYPE CONNECTIONS.
2. NO SERVICE LINE SHALL TERMINATE UNDER A DRIVEWAY.
3. EACH SERVICE SHALL TERMINATE AT A CURB STOP(S) WHICH SHALL BE BURIED APPROXIMATELY 3" BELOW FINAL GRADE AND SHALL BE CLEARLY MARKED WITH A 2" x 2" x 18" STAKE WITH THE TOP PAINTED BLUE FOR POTABLE WATER AND PURPLE FOR RECLAIMED WATER, AND MARKED WITH THE NUMBER OF THE LOT(S) TO BE SERVED.
4. RECLAIMED WATER SERVICES SHALL USE PURPLE COLORED CTS POLYETHYLENE TUBING.
5. POTABLE WATER SERVICES SHALL USE BLUE COLORED CTS POLYETHYLENE TUBING.
6. ALL SERVICE UNDER EXISTING OR PROPOSED PAVEMENT SHALL BE INSTALLED IN A MINIMUM 2" PVC SLEEVE.

WATER SERVICE CONNECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 405



NOTES:

1. A POSITIVE DIELECTRIC CONNECTION SHALL BE MADE BETWEEN ALL GALVANIZED AND BRASS COMPONENTS.
2. METER SHALL BE INSTALLED JUST INSIDE THE ROW LINE OR PROPERTY LINE AND IN NO CASE SHALL IT BE INSTALLED IN THE SIDEWALK OR OTHER PAVED AREAS.
3. DOUBLE CHECK VALVES MAY BE USED AS LONG AS THEIR ARE NO CHEMICALS OR A WELL ON SITE.
4. A PVB DEVICE SHALL BE 12-INCHES MINIMUM ABOVE HIGHEST OUTLET OR SPRAYHEAD
5. ALL BACKFLOW PREVENTION DEVICES ARE TO BE AWWA APPROVED.

IRRIGATION METER AND DOUBLE CHECK VALVE OR REDUCED PRESSURE BACKFLOW PREVENTER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 502

Know what's **below.**
Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

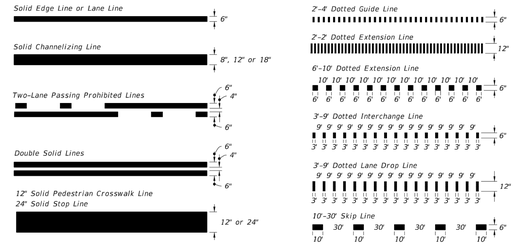
GENERAL CONSTRUCTION DETAILS

APOPKA COLD STORAGE

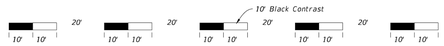
APOPKA FLORIDA

SHEET NUMBER
C8.1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



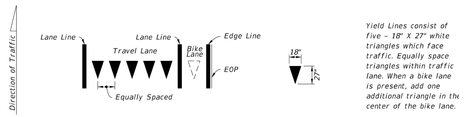
PAVEMENT MARKING LINES



10' White Skip With 10' Black Contrast and 20' Gaps

CONTRAST MARKINGS WITH ALTERNATING SKIP PATTERN

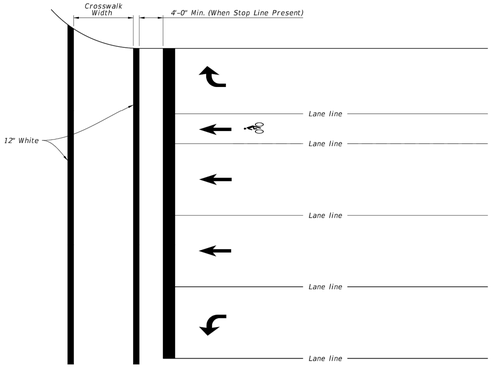
(10'-30' Skip Line Shown, Dotted Lines Similar)



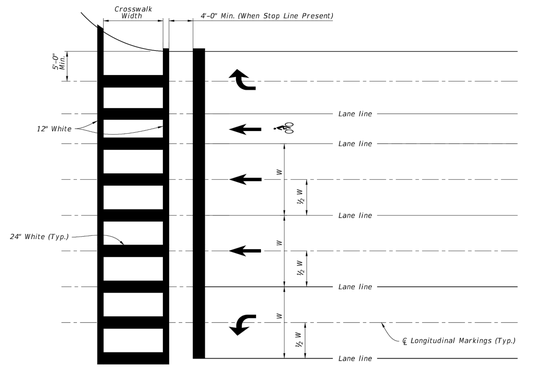
Yield Lines consist of five - 18" X 27" white triangles which face traffic. Equally space triangles within traffic lane. When a bike lane is present, add one additional triangle in the center of the bike lane.

YIELD LINES

LAST REVISION	DESCRIPTION:	FDOT			INDEX	SHEET
11/01/18		FY 2019-20 STANDARD PLANS	PAVEMENT MARKINGS		711-001	2 of 13



STANDARD CROSSWALK DETAILS

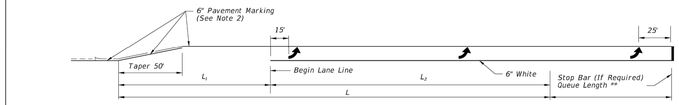


SPECIAL EMPHASIS CROSSWALK DETAILS

NOTES:

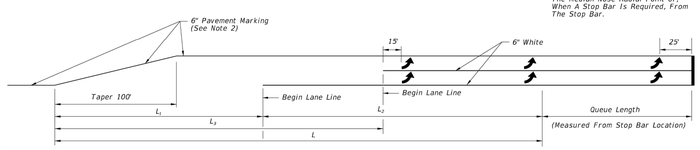
1. For crosswalk width, exceed width of the adjacent sidewalk, but do not make width less than 6' for intersection crosswalks and 10' for midblock crosswalks. Measure width from the inside of the transverse crosswalk markings.
2. When the Special Emphasis Crosswalk is not perpendicular to the lane lines, make the longitudinal markings parallel to the lane lines.
3. Refer to Index 522-002 when Curb Ramps are present.

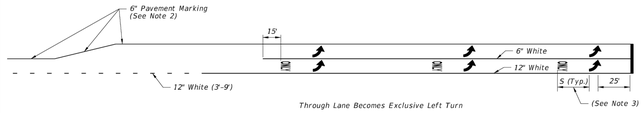
LAST REVISION	DESCRIPTION:	FDOT			INDEX	SHEET
11/01/18		FY 2019-20 STANDARD PLANS	PAVEMENT MARKINGS		711-001	10 of 13



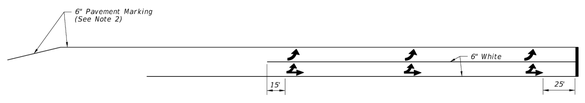
SINGLE LEFT TURNS

** Queue Length Is Measured From The Median Nose Radial Point Or, When A Stop Bar Is Required, From The Stop Bar.





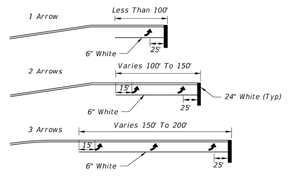
Through Lane Becomes Exclusive Left Turn



Through Lane Becomes Optional Left Turn

DOUBLE LEFT TURNS

	TURN LANES - CURBED AND UNCURBED MEDIANS						
		URBAN CONDITIONS			RURAL CONDITIONS		
Design Speed (mph)	Clearance Distance	Brake To Stop Distance	Total Decel. Distance	Clearance Distance	Brake To Stop Distance	Total Decel. Distance	Clearance Distance
	L_1	L_2	L	L_1	L_2	L	L_3
35	70'	75'	145'	110'	— —	— —	— —
40	80'	75'	155'	120'	— —	— —	— —
45	85'	100'	185'	135'	— —	— —	— —
50	105'	135'	240'	160'	185'	290'	160'
55	125'	— —	— —	— —	225'	350'	195'
60	145'	— —	— —	— —	260'	405'	230'
65	170'	— —	— —	— —	290'	460'	270'



Arrow should be evenly spaced between first and last arrow. Turn lanes longer than 200' add one arrow for each 100' additional length.

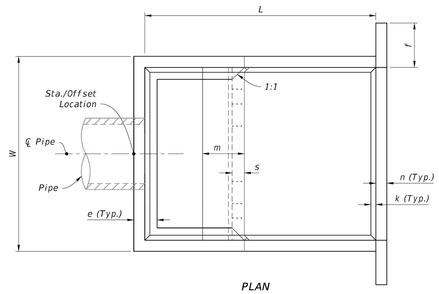
ARROW SPACING

NOTES:

1. This Index also applies to right turn lanes.
2. Make pavement marking yellow for left-turn lanes and white for right-turn lanes.
3. See Sheet 1 for "S" value.

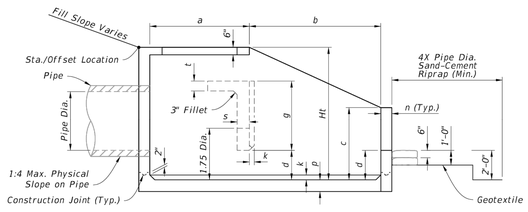
TURN LANE MARKINGS

LAST REVISION	DESCRIPTION:	FDOT			INDEX	SHEET
11/01/18		FY 2019-20 STANDARD PLANS	PAVEMENT MARKINGS		711-001	11 of 13

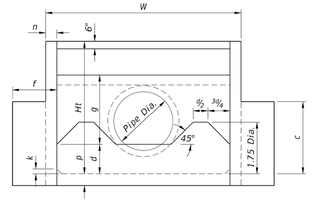


PLAN

Pipe		DIMENSION TABLE															Concrete (CY)	Reinf. Steel (lb)	Sand-Cement Riprap (Nom.) (CY)
		Feet - Inches										Inches							
Dia.	Area (SF)	W	Ht	L	a	b	c	d	e	f	g	m	n	p	s	t	k		
30"	4.91	9-0	6-3	10-8	4-7	6-1	3-4	1-4	1-2	2-6	3-0	1-11	6	6½	7	7	3	6.72	736	10.6
36"	7.07	10-5	7-3	12-4	5-3	7-1	3-10	1-7	1-3	3-0	3-6	2-3	7	7½	8	8	3	10.34	1,072	13.6
42"	9.62	11-10	8-0	14-0	6-0	8-0	4-5	1-9	1-6	3-0	3-11	2-6	8	8½	9	8	4	14.82	1,429	17.5
48"	12.57	13-3	9-0	15-8	6-9	8-11	4-11	2-0	1-7	3-0	4-5	2-10	9	9½	10	8	4	20.36	2,000	22.1
54"	15.90	14-8	9-9	17-4	7-4	10-0	5-5	2-2	1-10	3-0	4-11	3-0	10	10½	10	8	4	27.19	2,659	27.2
60"	13.63	16-1	10-9	19-0	8-0	11-0	5-11	2-5	1-11	3-0	5-4	3-4	11	11½	11	8	6	34.49	3,552	32.5
66"	23.76	17-3	11-6	20-6	8-8	11-10	6-5	2-7	2-1	3-0	5-9	3-7	12	12½	12	8	6	42.82	4,472	38.3
72"	28.27	18-6	12-3	22-0	9-3	12-9	6-11	2-9	2-3	3-0	6-2	3-9	12	12½	12	8	6	50.68	5,426	44.5



ELEVATION



FRONT VIEW

DIMENSIONAL DETAILS

DIMENSIONAL DETAILS

LAST REVISION	DESCRIPTION:	FDOT			INDEX	SHEET
11/01/23		FY 2025-26 STANDARD PLANS	U-TYPE CONCRETE ENDWALLS ENERGY DISSIPATOR 30° TO 72° PIPE		430-012	2 of 3

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

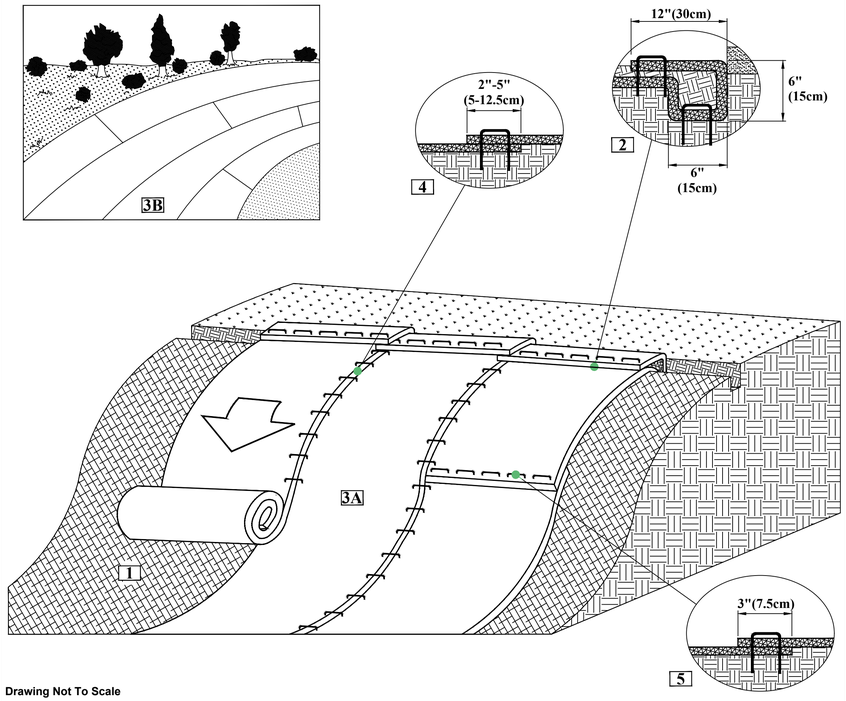
GENERAL CONSTRUCTION DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C8.2

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

SLOPE INSTALLATION DETAIL



Drawing Not To Scale

1. Prepare soil before installing rolled erosion control products (RECPs), including any necessary application of lime, fertilizer, and seed.
2. Begin at the top of the slope by anchoring the RECPs in a 6"(15cm) deep X 6"(15cm) wide trench with approximately 12" (30cm) of RECPs extended beyond the up-slope portion of the trench. Anchor the RECPs with a row of staples/stakes approximately 12" (30cm) apart in the bottom of the trench. Backfill and compact the trench after stapling. Apply seed to the compacted soil and fold the remaining 12"(30cm) portion of RECPs back over the seed and compacted soil. Secure RECPs over compacted soil with a row of staples/stakes spaced approximately 12"(30cm) apart across the width of the RECPs.
3. Roll the RECPs (A) down or (B) horizontally across the slope. RECPs will unroll with appropriate side against the soil surface. All RECPs must be securely fastened to soil surface by placing staples/stakes in appropriate locations as shown in the staple pattern guide.
4. The edges of parallel RECPs must be stapled with approximately 2" - 5" (5-12.5cm) overlap depending on the RECPs type.
5. Consecutive RECPs spliced down the slope must be end over end (Shingle style) with an approximate 3"(7.5cm) overlap. Staple through overlapped area, approximately 12"(30cm) apart across entire RECPs width.

*NOTE:
In loose soil conditions, the use of staple or stake lengths greater than 6"(15cm) may be necessary to properly secure the RECP's.

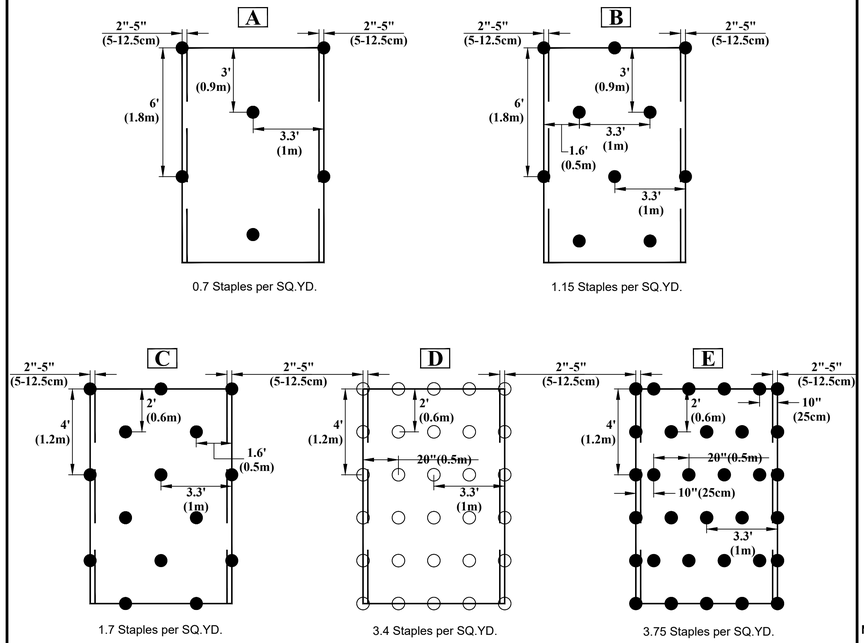
NORTH AMERICAN GREEN

5401 St. Wendel - Cynthiana Rd. PH: 800-772-2040
Poseyville, IN 47633 www.nagreen.com

Disclaimer:
The information presented herein is general design information only. For specific applications, consult an independent professional for further design guidance.

Drawn on: 5-4-17

STAPLE PATTERN GUIDE



- 4:1 Slopes (A)
- 3:1 Slopes (B)
- 2:1 Slopes (C)
- 1:1 & Steeper Slopes (D)
- Medium/High Flow Channel (D)
- High Flow Channel And Shoreline (E)

NOTES:

* Use ECMDS© for more accurate staple pattern selection.

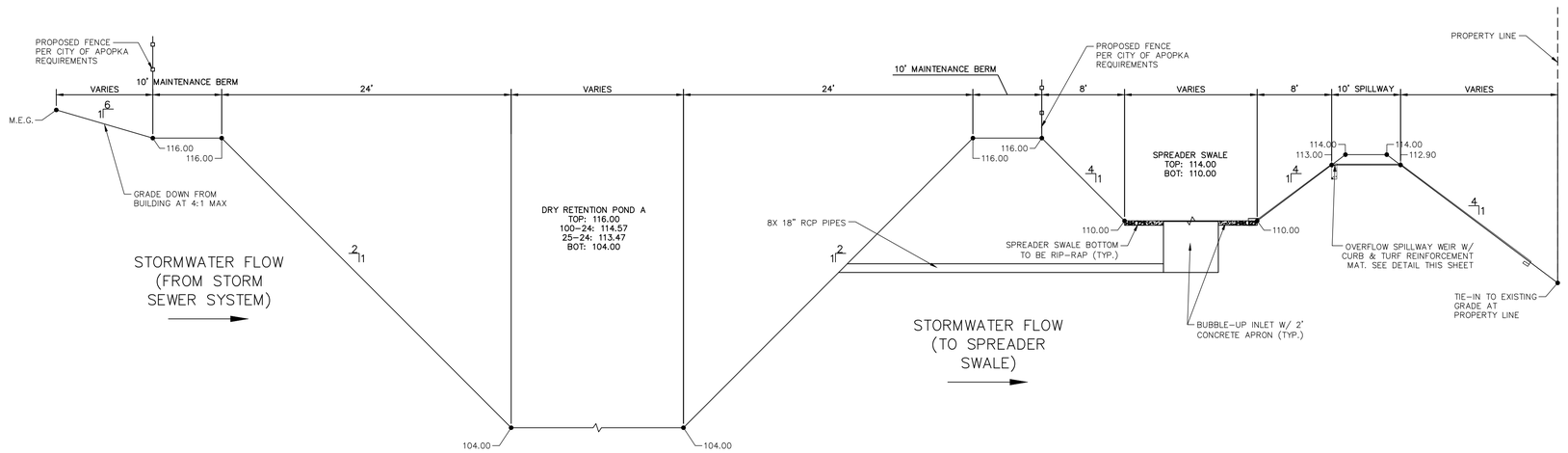
NORTH AMERICAN GREEN

5401 St. Wendel - Cynthiana Rd. PH: 800-722-2040
Poseyville, IN 47633 www.nagreen.com

Disclaimer:
The information presented herein is general design information only. For specific applications, consult an independent professional for further design guidance.

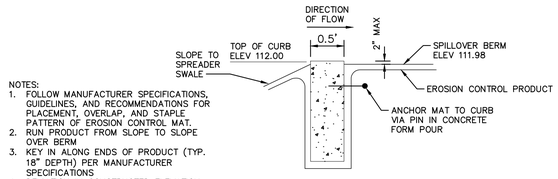
Drawn on: 5-4-17

Drawing Not To Scale



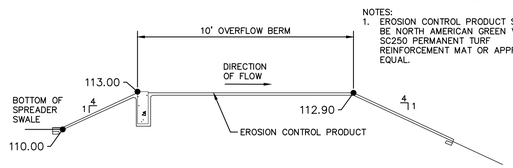
COMBINATION IN-SERIES DRY RETENTION POND AND SPREADER SWALE TYPICAL SECTION

N.T.S.



OVERFLOW BERM CURB DETAIL

N.T.S.



OVERFLOW BERM DETAIL

N.T.S.

811 Know what's **below.** **Call** before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

DRAINAGE DETAILS

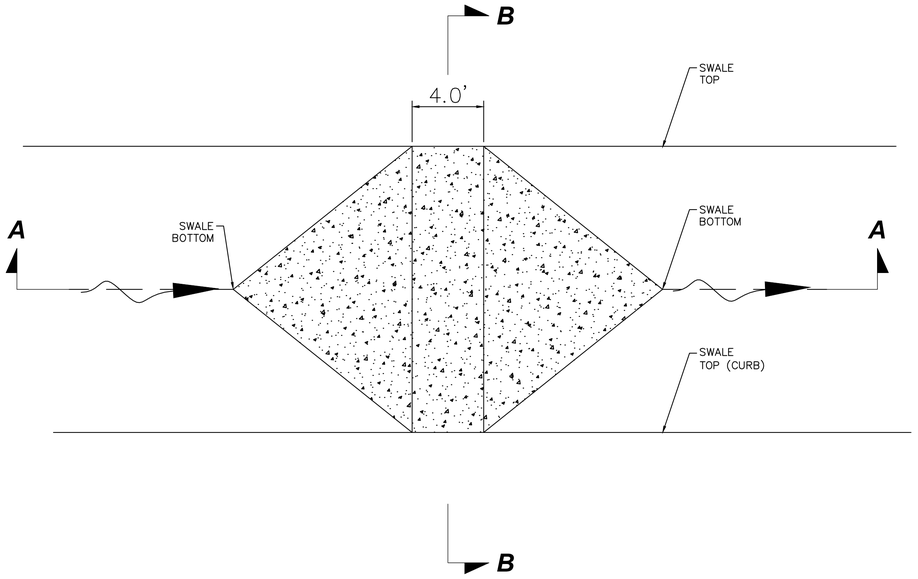
APOPKA COLD STORAGE

APOPKA FLORIDA

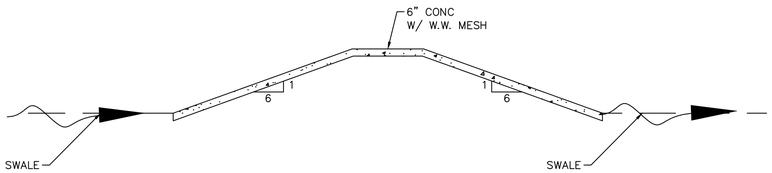
SHEET NUMBER

C8.3

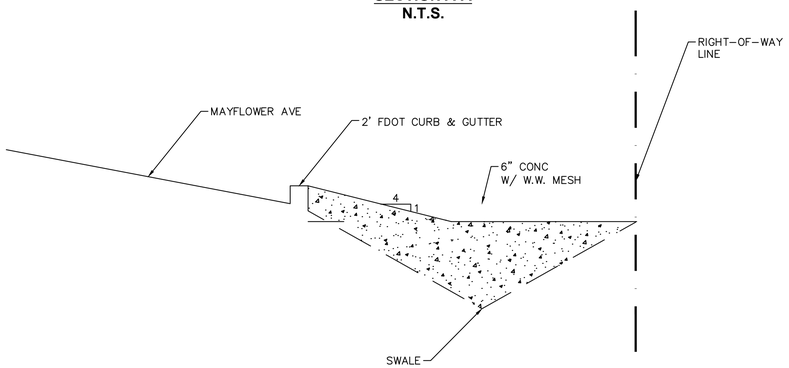
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



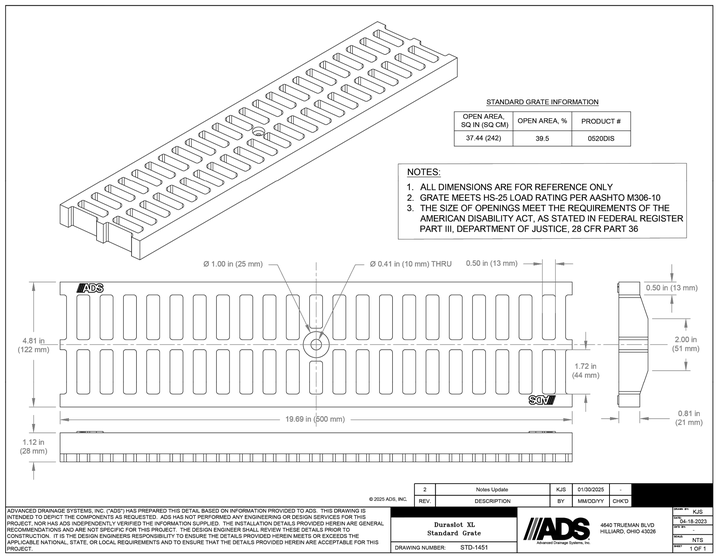
CONCRETE CHECK DAM DETAIL
N.T.S.

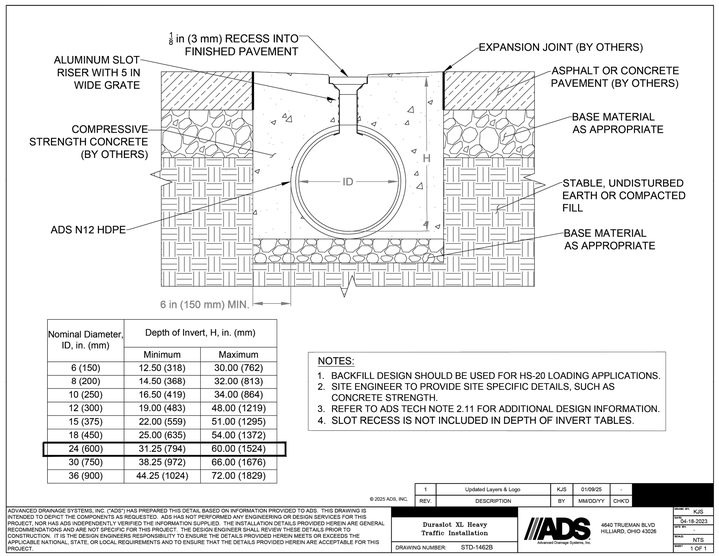


SECTION A-A
N.T.S.



SECTION B-B
N.T.S.





Nominal Diameter, ID, in. (mm)	Depth of Invert, H, in. (mm)	
	Minimum	Maximum
6 (150)	12.50 (318)	30.00 (762)
8 (200)	14.50 (368)	32.00 (813)
10 (250)	16.50 (419)	34.00 (864)
12 (300)	19.00 (483)	48.00 (1219)
15 (375)	22.00 (559)	51.00 (1295)
18 (450)	25.00 (635)	54.00 (1372)
24 (600)	31.25 (794)	60.00 (1524)
30 (750)	38.25 (972)	66.00 (1676)
36 (900)	44.25 (1024)	72.00 (1829)

NOTES:
1. BACKFILL DESIGN SHOULD BE USED FOR HS-20 LOADING APPLICATIONS.
2. SITE ENGINEER TO PROVIDE SITE SPECIFIC DETAILS, SUCH AS CONCRETE STRENGTH.
3. REFER TO ADS TECH NOTE 2.11 FOR ADDITIONAL DESIGN INFORMATION.
4. SLOT RECESS IS NOT INCLUDED IN DEPTH OF INVERT TABLES.

Know what's **below.**
Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

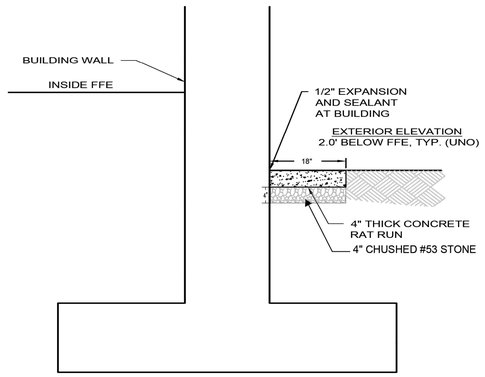
LICENSED PROFESSIONAL DATE:

KHA PROJECT 049607003	DATE 6/17/26	SCALE AS SHOWN	DESIGNED BY DVS	DRAWN BY JAM	CHECKED BY JME

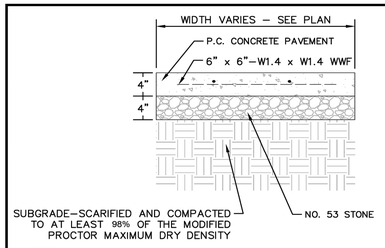
DRAINAGE DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C8.4



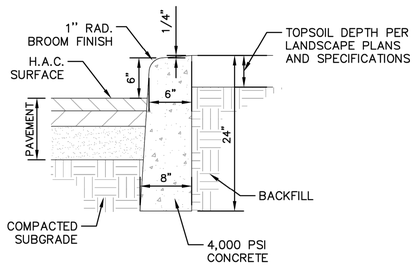
RAT RUN
NOT TO SCALE



NOTES:

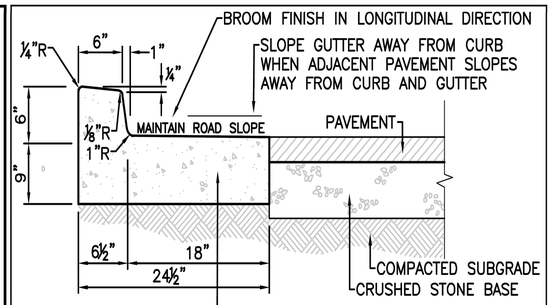
1. ALL SIDEWALK SHALL BE CONSTRUCTED WITH CONCRETE WITH A MINIMUM COMPRESSIVE STRENGTH OF 4,000 PSI AT 14 DAYS.
2. PROVIDE 1/2" EXPANSION JOINTS AT 20', MAXIMUM, SPACING AND FILLED WITH PREMOLDED BITUMINOUS EXPANSION JOINT FILLER MATERIAL OR REDWOOD. EXPANSION JOINTS SHALL HAVE #4 DOWELS, LUBRICATED, 18" LONG, AT 12" CENTERS, 6" FROM EDGE.
3. PROVIDE 3/8" GROOVED CONTROL JOINTS AT 5' CENTERS.
4. PROVIDE 1/2" BITUMINOUS EXPANSION JOINT FILLER MATERIAL WHERE WALK ABUTS EXISTING IMPROVEMENTS AND AT ALL CHANGES IN GRADE
5. USE 2–#4 REINFORCING BARS, 10' LONG OVER ALL UTILITY TRENCHES FOR NEW SIDEWALK AND CONNECTIONS TO EXISTING SIDEWALK.
6. AT DRIVE APPROACHES, SIDEWALK PCC AND BASE THICKNESS SHALL MATCH THAT OF THE DRIVE.

CONCRETE SIDEWALK
N.T.S.



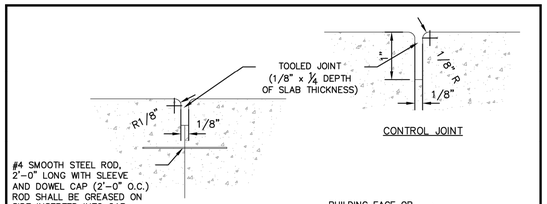
NOTE:
INSTALL JOINTS EVERY 15' AND ALIGN WITH SIDEWALK JOINTS WHERE ADJACENT TO SIDEWALK.

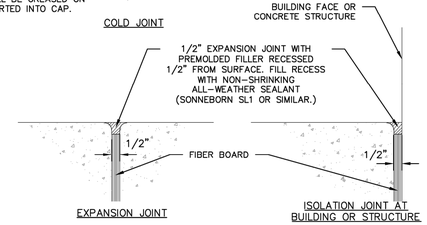
CONCRETE CURB
N.T.S.



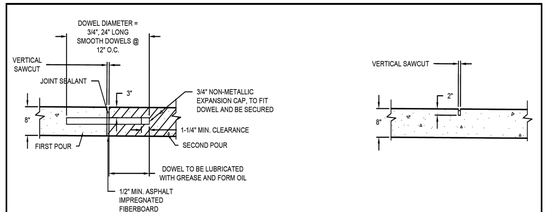
NOTE:
PROVIDE CONTRACTION JOINTS AT 20' INTERVALS AND 1" PREFORMED EXPANSION JOINTS AT 100' INTERVALS

CONCRETE CURB & GUTTER
NOT TO SCALE



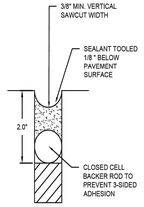


TYPICAL CONCRETE JOINT DETAILS
N.T.S.



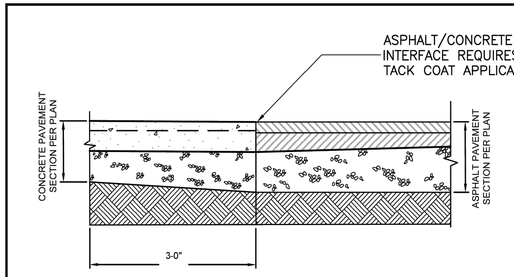
EXPANSION JOINT

SAWED CONTROL JOINT

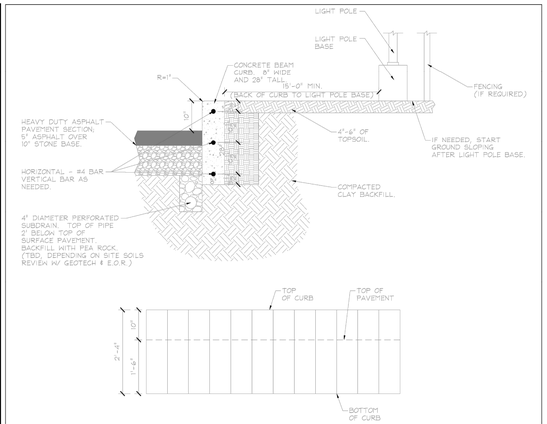


SAWED JOINT DETAIL

CONCRETE PAVEMENT JOINT DETAILS
NOT TO SCALE



ASPHALT/CONCRETE INTERFACE
NOT TO SCALE



TC STANDARD - 10" HD TRUCK CURB
SCALE: NO SCALE
(REVIEW LOCATION FOR THIS DETAIL W/ CIVIL E.O.R.)

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

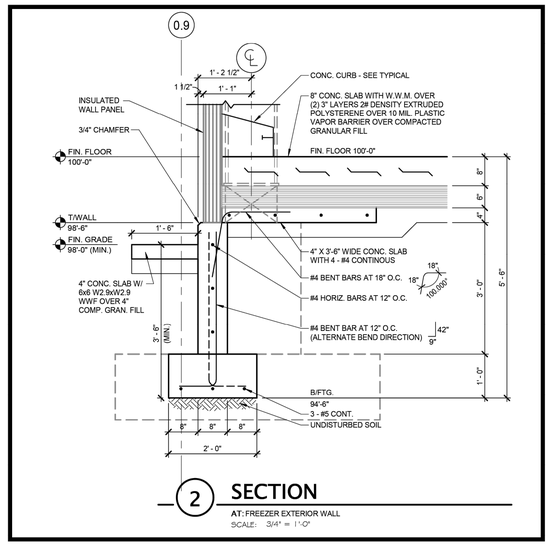
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

CIVIL STANDARD DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C8.4

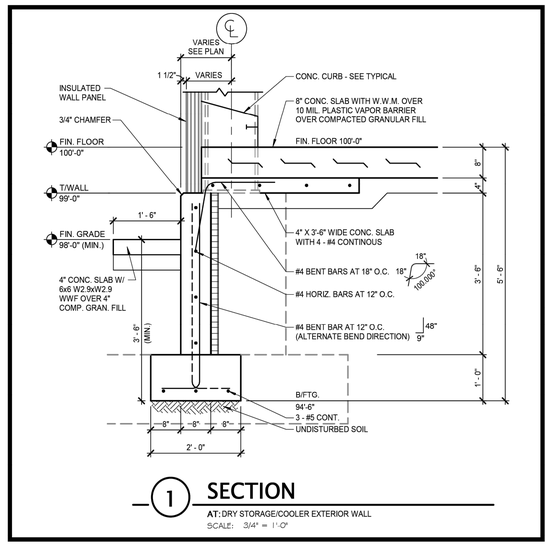
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



2 SECTION

AT: FREEZER EXTERIOR WALL

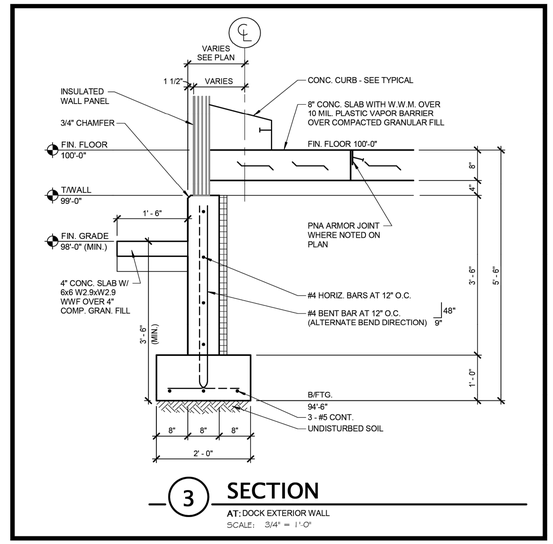
SCALE: 3/4" = 1'-0"



1 SECTION

AT: DRY STORAGE/COOLER EXTERIOR WALL

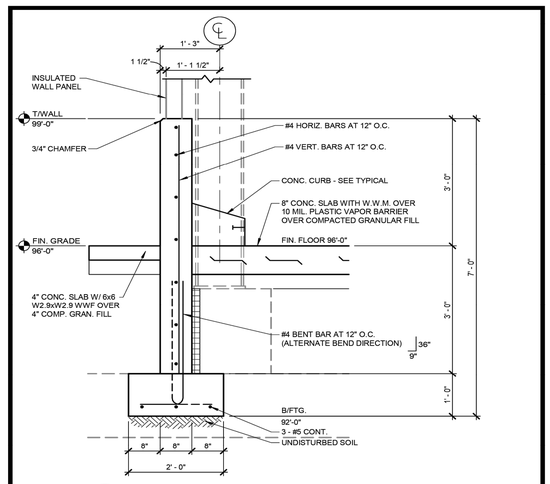
SCALE: 3/4" = 1'-0"



3 SECTION

AT: DOCK EXTERIOR WALL

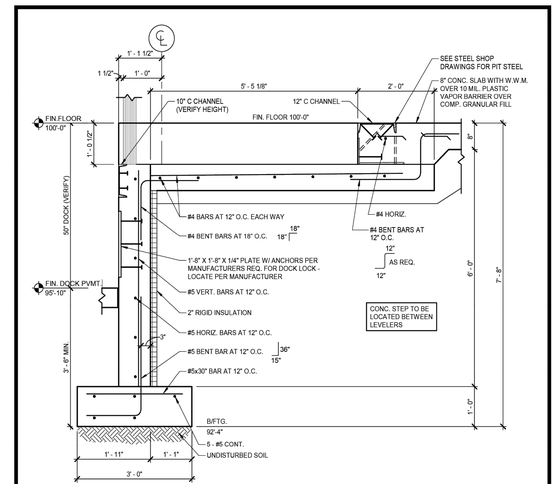
SCALE: 3/4" = 1'-0"



11 SECTION

AT: MACHINE ROOM EXTERIOR WALL

SCALE: 3/4" = 1'-0"



4 SECTION

AT: DOCK CONTINUOUS PIT BETWEEN LEVELERS

SCALE: 3/4" = 1'-0"

Know what's **below.**
Call before you dig.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

CIVIL STANDARD DETAILS

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER

C8.5

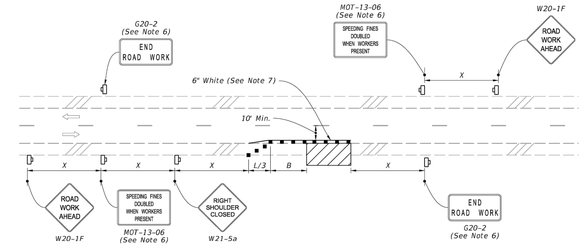
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

NOTE:

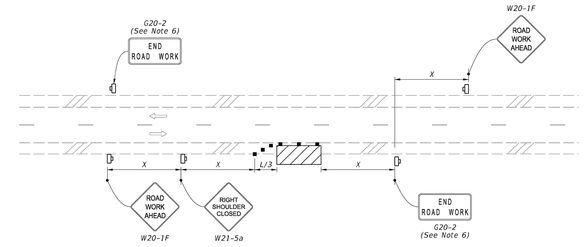
1. This Index applies to Two-Lane, Two-Way and Multilane Roadways, including Medians of divided roadways, with work on the shoulder.
2. L = Taper Length
   X = Work Zone Sign Spacing
   B = Buffer Length
   See Index 102-600 for "L", "X", "B", and channelizing device spacing values.
3. Where work activities are between 2' and 15' from the edge of traveled way, the Engineer may omit signs and channelizing devices for work operations 60 minutes or less.
4. When four or more work vehicles enter the through traffic lanes in a one hour period (excluding establishing and terminating the work area), use a flagger or lane closure to accommodate work vehicle ingress and egress.
5. For work less than 2' from the traveled way and work zone speed is greater than 45 MPH, use a lane closure.
6. The "Speeding Fines Doubled When Workers Present" signs (MOT-13-06) and "End Road Work" Signs (G20-2) along with the associated work zone sign spacing distances may be omitted when the work operation is in place for 24 hours or less.
7. Temporary pavement markings may be omitted when the work operation is in place for 3 days or less.
8. Omit "Shoulder Closed" signs (W21-5a) along with associated work zone sign spacing distances for work on the median.
9. When there is no paved shoulder, the "Worker" sign (W21-1) may be used instead of the "Shoulder Closed" sign (W21-5a).

SYMBOLS:

- Work Area
- Channelizing Device (See Index 102-600)
- Work Zone Sign
- Lane Identification and Direction of Traffic



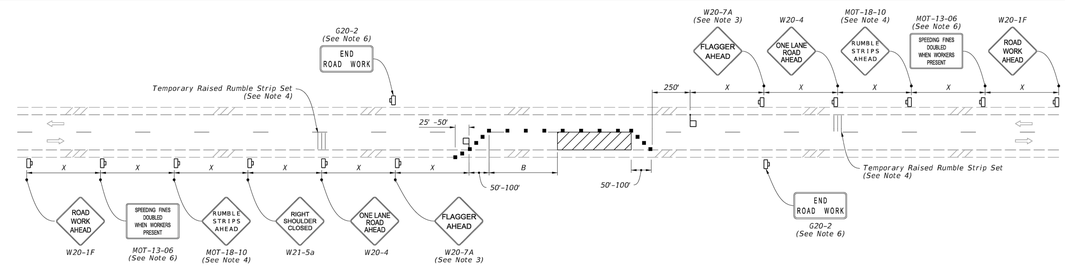
TWO-LANE ROADWAY
SHOULDER WORK LESS THAN 2' FROM THE TRAVELED WAY
WITH WORK ZONE SPEED OF 45 MPH OR LESS



TWO-LANE ROADWAY
SHOULDER WORK BETWEEN 2' AND 15' FROM THE TRAVELED WAY

9/30/2024 10:45:37 AM

LAST REVISION 11/01/21	REVISION	DESCRIPTION:	FDOT FY 2025-26 STANDARD PLANS	TWO-LANE AND MULTILANE, WORK ON SHOULDER	INDEX 102-602	SHEET 1 of 2



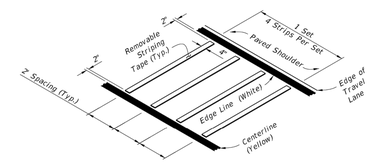
NOTES:

1. This Index applies to Two-Lane, Two-Way Roadways with work within the traveled way.
2. L = Taper Length
   B = Buffer Length
   X = Work Zone Sign Spacing
   See Index 102-600 for "L", "B", "X" and channelizing device spacing values.
3. Optionally, use "Flagger Ahead" sign with symbol (W20-7) instead of "Flagger Ahead" sign with text (W20-7A).
4. Use temporary raised rumble strips when the existing posted speed is 55 mph or greater and the work duration is greater than 60 minutes. If temporary raised rumble strips are not used, omit "Rumble Strips Ahead" signs (MOT-18-10) and associated work zone sign spacing.
5. Additional one-way control may be provided by the following means:
   a. Flag-carrying vehicle
   b. Official vehicle
   c. Pilot vehicles
   d. Traffic signals

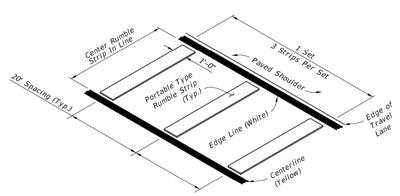
   When flaggers are the sole means of one-way control, the flaggers must be in sight of each other or in direct communication at all times.
6. The "Speeding Fines Doubled When Workers Present" signs (MOT-13-06) and "End Road Work" signs (G20-2), along with associated work zone sign spacing, may be omitted when the work operation will be in place for 24 hours or less.
7. Automated Flagger Assistance Devices (AFADs) may be used in accordance with Specification Sections 102, 990 and the APL vendor drawings.
8. Railroad Crossings:
   a. If an active railroad crossing is located closer to the Work Area than the queue length plus 300 feet, extend the Buffer Space as shown on Sheet 2.
   b. If the queuing of vehicles across an active railroad crossing cannot be avoided, provide a uniformed traffic control officer or flagger at the highway-rail grade crossing to prevent vehicles from stopping within the highway-rail grade crossing, even if automatic train warning devices are in place.

SYMBOLS:

- Work Area
- Channelizing Device (See Index 102-600)
- Work Zone Sign
- Flagger
- Lane Identification and Direction of Traffic



OPTION - 1
REMOVABLE STRIPING TYPE



OPTION - 2
PORTABLE TYPE

RUMBLE STRIP SETS

9/30/2024 10:46:28 AM

LAST REVISION 11/01/21	REVISION	DESCRIPTION:	FDOT FY 2025-26 STANDARD PLANS	TWO-LANE, TWO-WAY WORK WITHIN THE TRAVEL WAY	INDEX 102-603	SHEET 1 of 2

811 Know what's **below.** **Call** before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

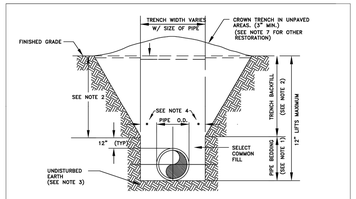
LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

MOT DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
C8.6

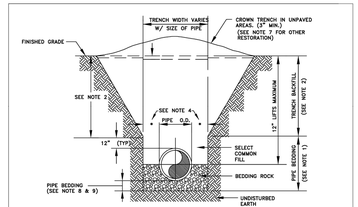


NOTES:

1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-180.
3. USE OF TYPE A BEDDING TO BE DETERMINED IN THE FIELD AS DIRECTED BY THE CITY.
4. (*): 15" MAX. FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.
8. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.
9. ALL UNPAVED DISTURBED AREAS SHALL BE SODDED TO MATCH ADJACENT DOMINATE GRASS SPECIES.

TYPE "B" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 100

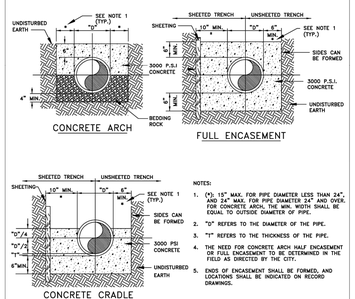


NOTES:

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

TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101



NOTES:

1. (*): 15" MAX. FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND OVER. FOR CONCRETE ARCH, THE MIN. WIDTH SHALL BE EQUAL TO OUTSIDE DIAMETER OF PIPE.
2. "D" REFERS TO THE DIAMETER OF THE PIPE.
3. "T" REFERS TO THE THICKNESS OF THE PIPE.
4. THE NEED FOR CONCRETE ARCH/ HALF ENCASEMENT OR FULL ENCASEMENT TO BE DETERMINED IN THE FIELD AS DIRECTED BY THE CITY.
5. ENDS OF ENCASEMENT SHALL BE FORMED, AND LOCATIONS SHALL BE INDICATED ON RECORD DRAWINGS.

CONCRETE ARCH AND ENCASEMENT DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 102

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *											
	PIPE SIZE										
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND	33	43	51	60							
45° BEND	14	18	22	25							
22-1/2° BEND	7	9	11	12							
11-1/4° BEND	4	5	6	6							
TEE**	1	7	24	44							
REDUCER (ONE SIZE SMALLER)		41	39	40							
DEAD END	74	96	115	136							

* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

1. FITTINGS SHALL BE DUCTILE IRON RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, FOR PVC WITH THE FOLLOWING ASSUMPTIONS:
   TYPE OF PIPE:_____ PVC
   WORKING PRESSURE:_____ 150 _____P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION:_____SM(SAND SILT)
   LAYING CONDITIONS:_____3
6. FOR PIPE ENCASED IN POLYETHYLENE INCREASE THE GIVEN VALUE BY A FACTOR OF 1.5.
7. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (PVC)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 105

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *											
	PIPE SIZE										
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND					61	67	73	84	100	114	
45° BEND					26	28	31	35	42	48	
22-1/2° BEND					13	14	15	17	20	23	
11-1/4° BEND					6	7	8	9	10	12	
TEE**					52	62	74	95	124	152	
REDUCER (ONE SIZE SMALLER)					48	25	25	47	66	66	
DEAD END					111	123	135	157	188	218	

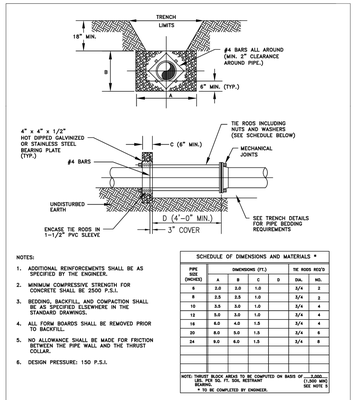
* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

1. FITTINGS SHALL BE RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, WITH THE FOLLOWING ASSUMPTIONS:
   TYPE OF PIPE:_____
   WORKING PRESSURE:_____ 150 _____P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION:_____SM(SAND SILT)
   LAYING CONDITIONS:_____3
6. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (DI)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JAUARY 2014	FIG. 106



NOTES:

1. ADDITIONAL REINFORCEMENTS SHALL BE AS SPECIFIED BY THE ENGINEER.
2. MINIMUM COMPRESSIVE STRENGTH FOR CONCRETE SHALL BE 2500 P.S.I.
3. BEDDING, BACKFILL, AND COMPACTION SHALL BE AS SPECIFIED ELSEWHERE IN THE STANDARD DRAWINGS.
4. ALL FORM BOARDS SHALL BE REMOVED PRIOR TO BACKFILL.
5. NO ALLOWANCE SHALL BE MADE FOR FRICTION BETWEEN THE PIPE WALL AND THE THRUST COLLAR.
6. DESIGN PRESSURE: 150 P.S.I.

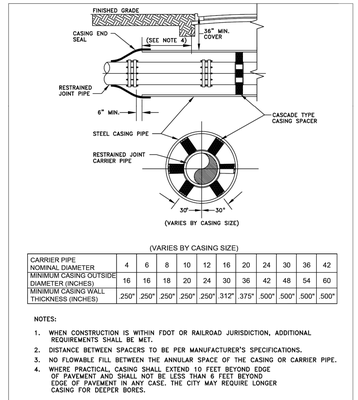
SCHEDULE OF DIMENSIONS AND MATERIALS *

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

NOTE: THRUST BLOCK AREA TO BE COMPUTED ON BASIS OF ____ 2,000 LBS. PER SQ. FT. SOIL RESTRAINT (1,000 MIN) SEE NOTE 5
* TO BE COMPLETED BY ENGINEER.

WATER MAIN THRUST COLLAR DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 107



(VARIES BY CASING SIZE)

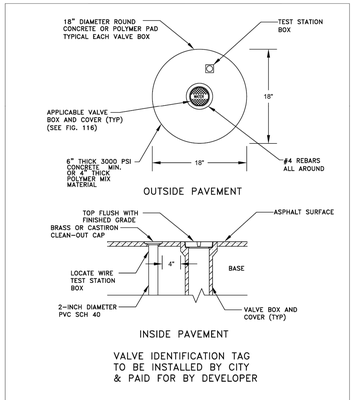
CARRIER PIPE NOMINAL DIAMETER	4	6	8	10	12	16	20	24	30	36	42
MINIMUM CASING OUTSIDE DIAMETER (INCHES)	16	16	18	20	24	30	36	42	48	54	60
MINIMUM CASING WALL THICKNESS (INCHES)	.250"	.250"	.250"	.250"	.250"	.312"	.375"	.500"	.500"	.500"	.500"

NOTES:

1. WHEN CONSTRUCTION IS WITHIN FDOT OR RAILROAD JURISDICTION, ADDITIONAL REQUIREMENTS SHALL BE MET.
2. DISTANCE BETWEEN SPACERS TO BE PER MANUFACTURER'S SPECIFICATIONS.
3. NO FLOWABLE FILL BETWEEN THE ANNULAR SPACE OF THE CASING OR CARRIER PIPE.
4. WHERE PRACTICAL, CASING SHALL EXTEND 10 FEET BEYOND EDGE OF PAVEMENT AND SHALL NOT BE LESS THAN 5 FEET BEYOND EDGE OF PAVEMENT IN ANY CASE. THE CITY MAY REQUIRE LONGER CASING FOR DEEPER BORES.

BORING AND JACKING DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 108



VALVE IDENTIFICATION TAG
TO BE INSTALLED BY CITY
& PAID FOR BY DEVELOPER

VALVE BOX

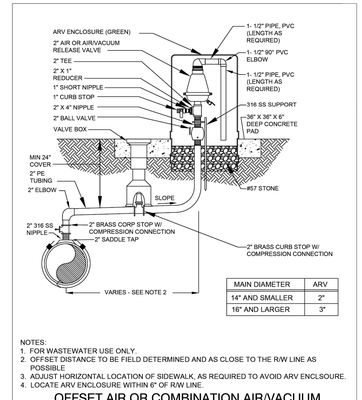
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 109

MINIMUM PRESSURE RATING								
PSI	DI FITTINGS		PIPE MATERIAL*			GATE VALVE**		FORCEMAIN*
	≤24"	>24"	PVC	DI	HDPE	≤12"	>12"	PVC HDPE
100								● ●
150			●		●		●	
200						●		
250		●		●				
350	●							

* 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

PIPE AND APPURTENANCES PRESSURE RATING

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JAUARY 2014	FIG. 110

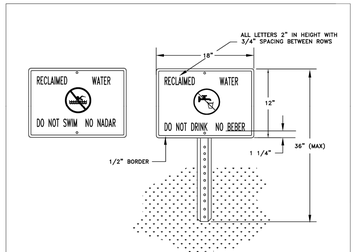


MAIN DIAMETER	ARV
14" AND SMALLER	2"
16" AND LARGER	3"

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

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

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 114

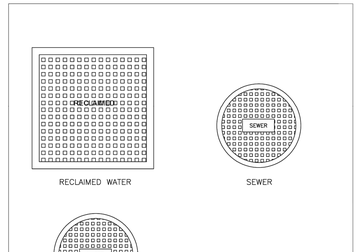


NOTES:

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

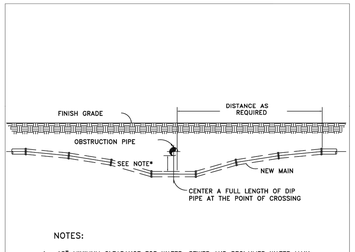
RECLAIMED WATER ADVISORY SIGN

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 115



TYPICAL VALVE BOX COVER DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 116



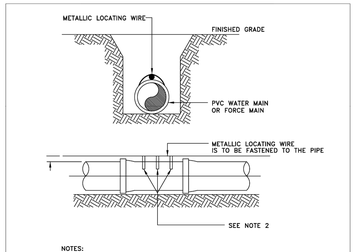
NOTES:

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

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

UTILITY CROSSING PIPE DEFLECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 117

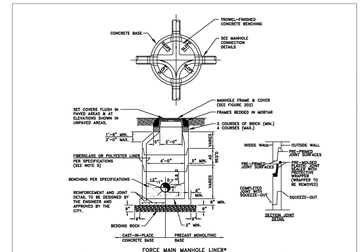


NOTES:

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

PVC PIPE LOCATING WIRE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118



THICKNESS (INCHES)					
DIAMETER (INCHES)	HEIGHT (FEET) 3–6	7–12	13–17	MATERIAL	MANUFACTURER
48					
60					
72					

* TO BE COMPLETED BY THE ENGINEER

NOTES:

1. MANHOLE SHOWN IS FOR SEWER SIZE 8" THRU 24". SEE SECTION 20.4 OF THE MANUAL FOR MANHOLE DIAMETER FOR SEWERS LARGER THAN 24".
2. DROP CONNECTIONS ARE REQUIRED WHENEVER INVERT OF INFLUENT SEWER IS 24" OR MORE ABOVE THE INVERT OF THE MANHOLE. SEE MANHOLE CONNECTION DETAILS.
3. THE THICKNESS OF THE LINER SHALL BE 3/8" MINIMUM.
4. EACH BENCH WALL SHALL BE A MINIMUM OF 18 INCHES LONG FROM THE WALL OF THE MANHOLE TOWARD THE CENTER.
5. SANITARY SEWER MANHOLES MAY BE REQUIRED TO BE LINED IN ACCORDANCE WITH THE CITY OF APOPKA LIST OF APPROVED MATERIALS AND PRODUCTS AS DIRECTED BY THE CITY.

TYPICAL MANHOLE

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 200

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE. STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

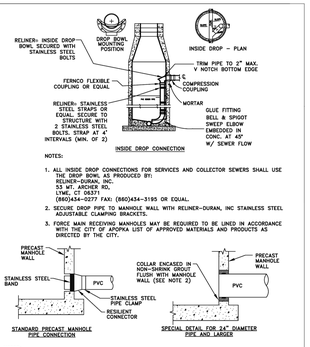
CITY OF APOPKA DETAILS

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C8.8

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

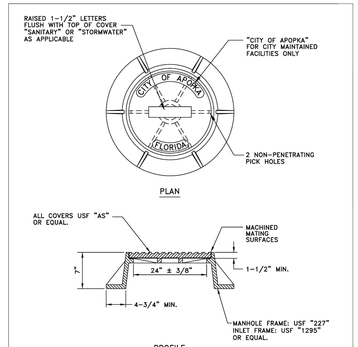


NOTES:

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

MANHOLE CONNECTION DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 201

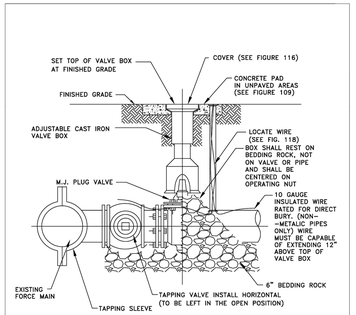


NOTES:

1. MANHOLE FRAME AND COVER ARE TO BE TRAFIC BEARING RATED H-20, CLASS 30 MEETING ASTM A 48.

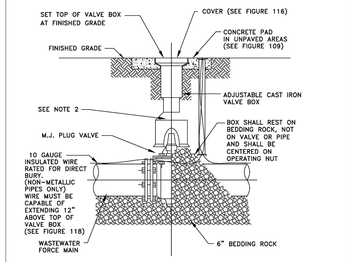
STANDARD MANHOLE FRAME AND COVER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 202



FORCE MAIN WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 206

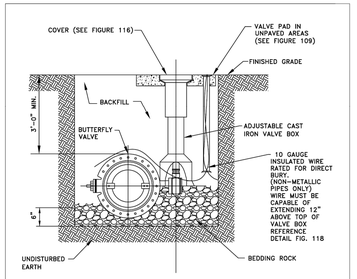


NOTES:

1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN 3 FEET BELOW FINISHED GRADE.

PLUG VALVE AND BOX DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 400 A

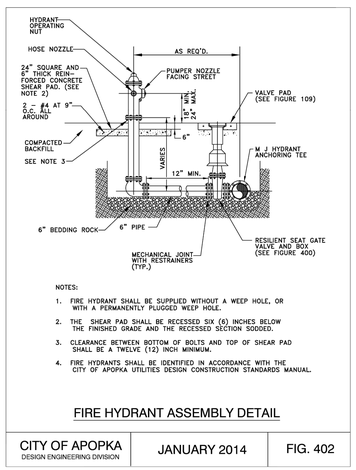


NOTES:

1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. ALL WATER SHUT-OFF VALVES SIXTEEN (16) INCHES AND LARGER SHALL BE BUTTERFLY VALVES.
3. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN 3 FEET BELOW FINISHED GRADE.

BUTTERFLY VALVE AND BOX DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 401

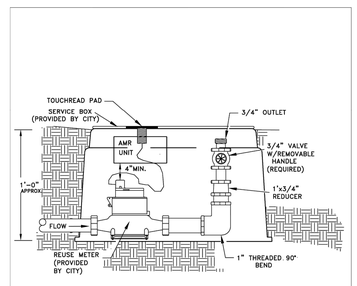


NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN CONSTRUCTION STANDARDS MANUAL.

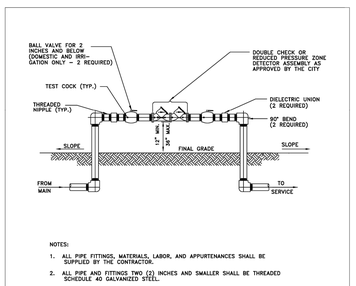
FIRE HYDRANT ASSEMBLY DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402



RECLAIMED WATER SERVICE CONNECTION
(FOR SERVICES W/O AN IRRIGATION SYSTEM)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 506

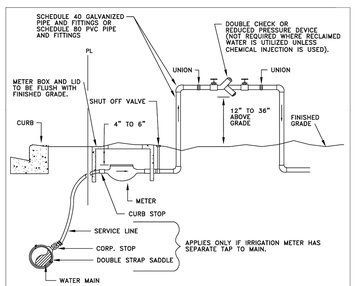


NOTES:

1. ALL PIPE FITTINGS, MATERIALS, LABOR, AND APPURTENANCES SHALL BE SUPPLIED BY THE CONTRACTOR.
2. ALL PIPE AND FITTINGS TWO (2) INCHES AND SMALLER SHALL BE THREADED SCHEDULE 40 GALVANIZED STEEL.

DOUBLE CHECK OR REDUCED PRESSURE ZONE DETECTOR ASSEMBLY
2 INCH AND BELOW ASSEMBLY

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 500 A

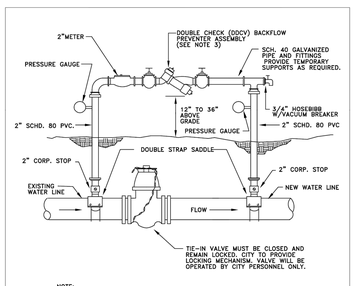


NOTES:

1. A POSITIVE DIELECTRIC CONNECTION SHALL BE MADE BETWEEN ALL GALVANIZED AND BRASS COMPONENTS.
2. METER SHALL BE INSTALLED JUST INSIDE THE ROW LINE OR PROPERTY LINE AND IN NO CASE SHALL IT BE INSTALLED IN THE SIDEWALK OR OTHER PAVED AREAS.
3. DOUBLE CHECK VALVES MAY BE USED AS LONG AS THEIR ARE NO CHEMICALS OR A WELL ON SITE.
4. A PVB DEVICE SHALL BE 12-INCHES MINIMUM ABOVE HIGHEST OUTLET OR SPRAYHEAD
5. ALL BACKFLOW PREVENTION DEVICES ARE TO BE AWWA APPROVED.

IRRIGATION METER AND DOUBLE CHECK VALVE OR REDUCED PRESSURE BACKFLOW PREVENTER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 502

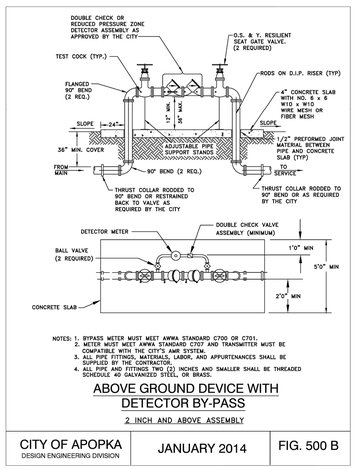


NOTE:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MATERIALS, ASSEMBLY, AND THE INSTALLATION OF THE DEVICE.
2. SEE FIGURE 504C FOR PROCEDURES.
3. DDCV IS MINIMUM PROTECTION REQUIRED. A RP2 DEVICE MAY BE REQUIRED DEPENDING ON PROJECT. PROVIDE COPY OF LATEST CERTIFICATION TEST RESULTS.

TEMPORARY JUMPER CONNECTION

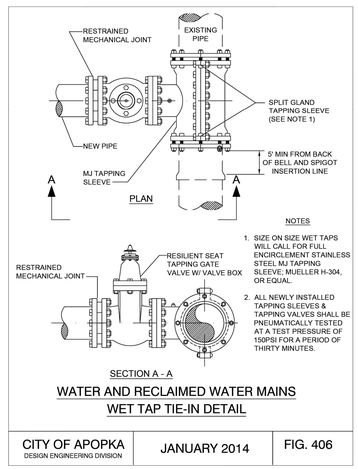
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 A



NOTES: 1. BYPASS METER MUST MEET AWWA STANDARD C700 OR C701.
2. METER MUST MEET AWWA STANDARD C707 AND TRANSMITTER MUST BE COMPATABLE WITH THE CITY'S AMR SYSTEM.
3. ALL PIPE FITTINGS, MATERIALS, LABOR, AND APPURTENANCES SHALL BE SUPPLIED BY THE CONTRACTOR.
4. ALL PIPE AND FITTINGS TWO (2) INCHES AND SMALLER SHALL BE THREADED SCHEDULE 40 GALVANIZED STEEL, OR BRASS.

ABOVE GROUND DEVICE WITH DETECTOR BY-PASS
2 INCH AND ABOVE ASSEMBLY

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 500 B

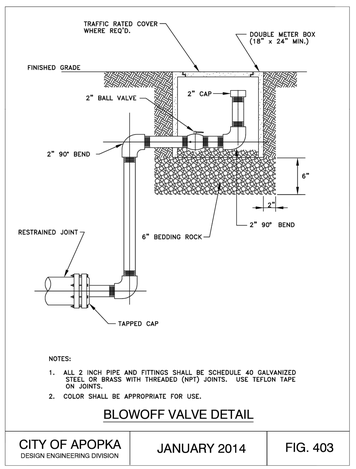


NOTES

1. SIZE ON SIZE WET TAPS WILL CALL FOR FULL ENCIRCLEMENT STAINLESS STEEL MJ TAPPING SLEEVE, MUELLER H-304, OR EQUAL.
2. ALL NEWLY INSTALLED TAPPING SLEEVES & TAPPING VALVES SHALL BE PNEUMATICALLY TESTED AT A TEST PRESSURE OF 150PSI FOR A PERIOD OF THIRTY MINUTES.

WATER AND RECLAIMED WATER MAINS
WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 406

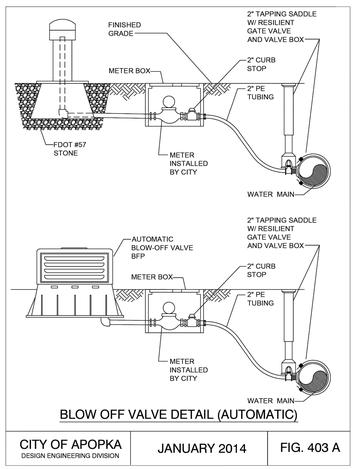


NOTES:

1. ALL 2 INCH PIPE AND FITTINGS SHALL BE SCHEDULE 40 GALVANIZED STEEL OR BRASS WITH THREADED (NPT) JOINTS. USE TEFLON TAPE ON JOINTS.
2. COLOR SHALL BE APPROPRIATE FOR USE.

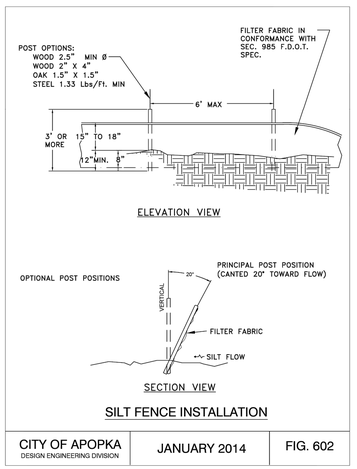
BLOWOFF VALVE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 403



BLOW OFF VALVE DETAIL (AUTOMATIC)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 403 A



SILT FENCE INSTALLATION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 602

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

811
Know what's below.
Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE. STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

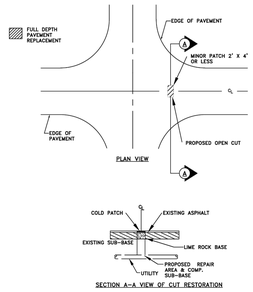
CITY OF APOPKA DETAILS

APOPKA COLD STORAGE

FLORIDA

APOPKA

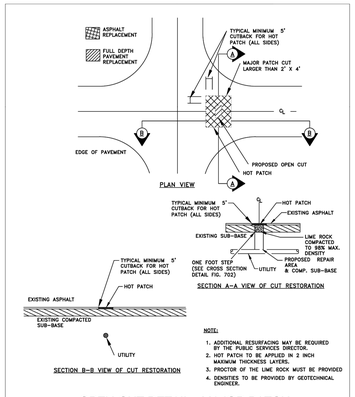
SHEET NUMBER
C8.9



NOTE:
1. PROCTOR OF THE LIME ROCK MUST BE PROVIDED
2. DENSITIES TO BE PROVIDED BY GEOTECHNICAL ENGINEER.

OPEN-CUT DETAIL - MINOR PATCH

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 700

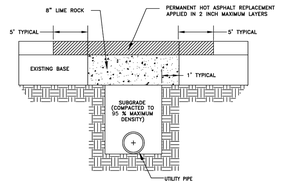


NOTE:
1. ADDITIONAL RESURFACING MAY BE REQUIRED BY THE PUBLIC SERVICES DIRECTOR.
2. HOT PATCH TO BE APPLIED IN 2 INCH MAXIMUM THICKNESS LAYERS.
3. PROCTOR OF THE LIME ROCK MUST BE PROVIDED
4. DENSITIES TO BE PROVIDED BY GEOTECHNICAL ENGINEER.

OPEN-CUT DETAIL - MAJOR PATCH

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 701

NOTE:
SUB-GRADE TO BE COMPACTED TO 95% MAX. DENSITY AS DETERMINED BY AASTHO T-180 CUT TO BE REPLACED WITH 8" LIME ROCK AND COMPACTED TO 98% MAX. DENSITY TO TOP OF EXISTING BASE. CUT AREA TO BE PLATED OR PROTECTED ON THE DAY OF POUR. EXISTING SURFACE TO BE SAW CUT TO AN AREA OF FIVE FEET (5') BEYOND BASE CUT.



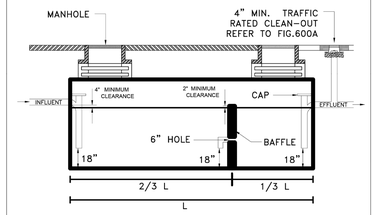
GENERAL NOTES:
1. BASE REPLACEMENT SHALL BE 8" LIME ROCK (NON-RETURN TYPE SHALL BE USED).
2. CONTRACTOR CONCRETE, ASPHALT MATERIAL SHALL BE REPLACED WITH THE SAME TYPE OF MATERIAL AT THE TIME OF REMOVAL.
3. MINIMUM ASPHALTIC CONCRETE SURFACE OVERLAY THICKNESS SHALL BE ONE (1) INCH.
4. ALL JOINT CUTS SHALL BE MECHANICALLY SAW CUT.

PAVEMENT RESTORATION:
1. LONGITUDINAL CUTS MAY REQUIRE OVERLAY/RESURFACING OF THE COMPLETE WIDTH OF THE TRAVELED WAY.
2. CUTS AT INTERSECTIONS OF STREETS GENERALLY MAY REQUIRE A COMPLETE OVERLAY/RESURFACING OF THE END OF ALL RETURN RADII, AND ALSO TO A POINT TEN FEET (10') BEYOND THE CUT WHICHEVER IS GREATER.
3. ACTUAL REQUIREMENTS WILL BE AS STATED ON THE APPROVED PERMIT.

LIME ROCK
HOT PATCH

OPEN-CUT CROSS SECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 702



NOTES :
1. INTERCEPTOR TO BE CONSTRUCTED OF 4000 PSI CONCRETE
2. INTERCEPTOR TOTAL VOLUMN SHALL BE AT LEAST 750 GAL. BUT NOT EXCEED 1250 GAL.
3. ALL ACCESS RINGS AND COVERS NEED TO BE TRAFFIC RATED H-20.

GREASE INTERCEPTOR DETAIL

NTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 600

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE. STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

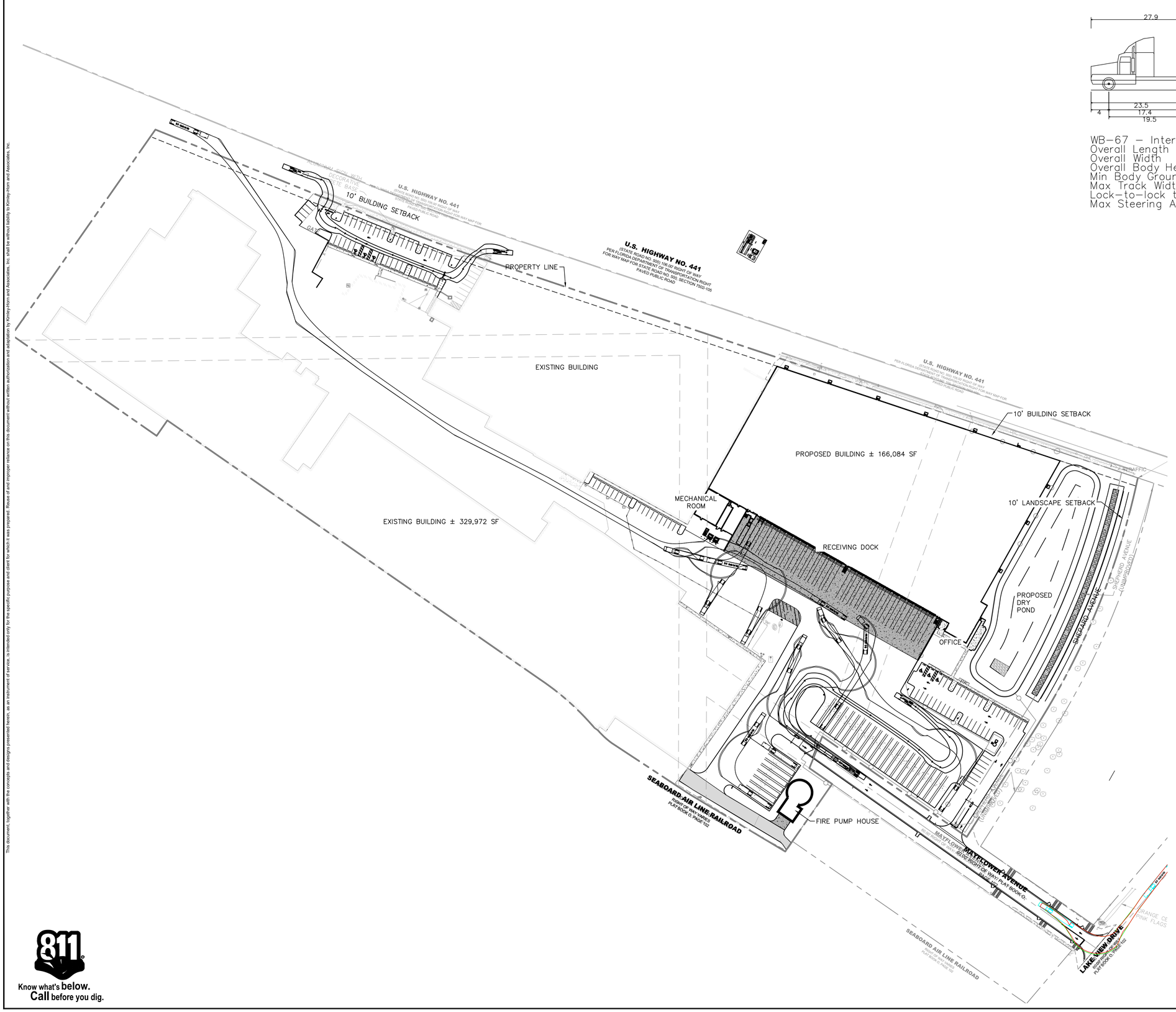
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

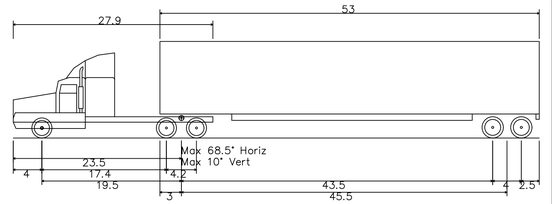
APOPKA COLD STORAGE
APOPKA FLORIDA

CITY OF APOPKA DETAILS

SHEET NUMBER
C8.10

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.





WB–67 – Interstate Semi–Trailer

Overall Length	73.501ft
Overall Width	8.500ft
Overall Body Height	13.500ft
Min Body Ground Clearance	1.334ft
Max Track Width	8.500ft
Lock–to–lock time	6.00s
Max Steering Angle (Virtual)	28.40°

Know what's **below.** **Call** before you dig.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

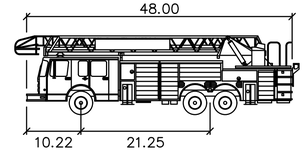
WB-67 TRUCK ROUTING

APOPKA COLD STORAGE

APOPKA FLORIDA

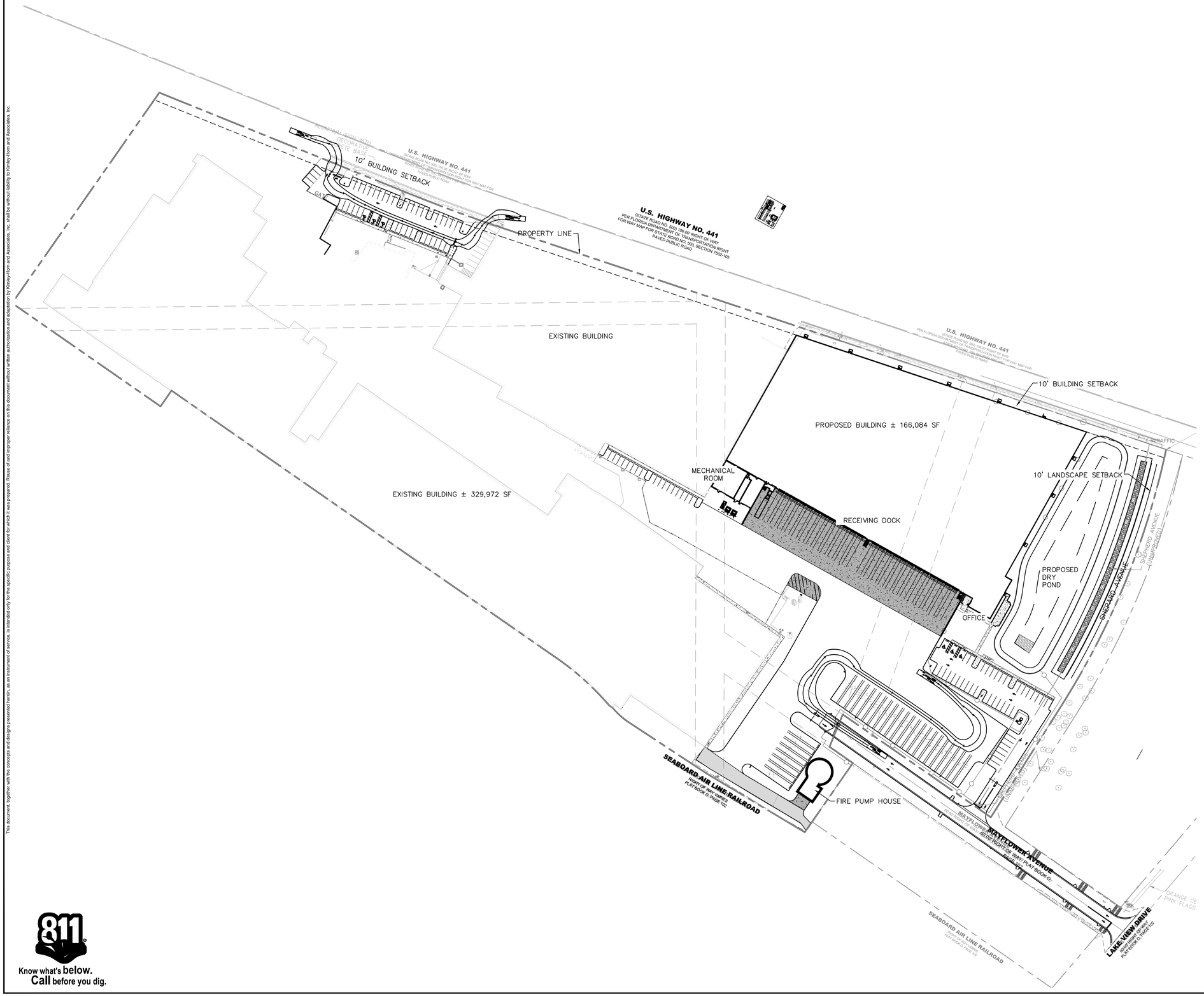
SHEET NUMBER
C9.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



APOPKA FIRE

	feet
Width	: 8.16
Track	: 8.16
Lock to Lock Time	: 6.0
Steering Angle	: 46.0



811 Know what's below. Call before you dig.



GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT	049607003
DATE	6/17/26
SCALE	AS SHOWN
DESIGNED BY	DVS
DRAWN BY	JAM
CHECKED BY	JME
DATE:	

FIRE TRUCK ROUTING

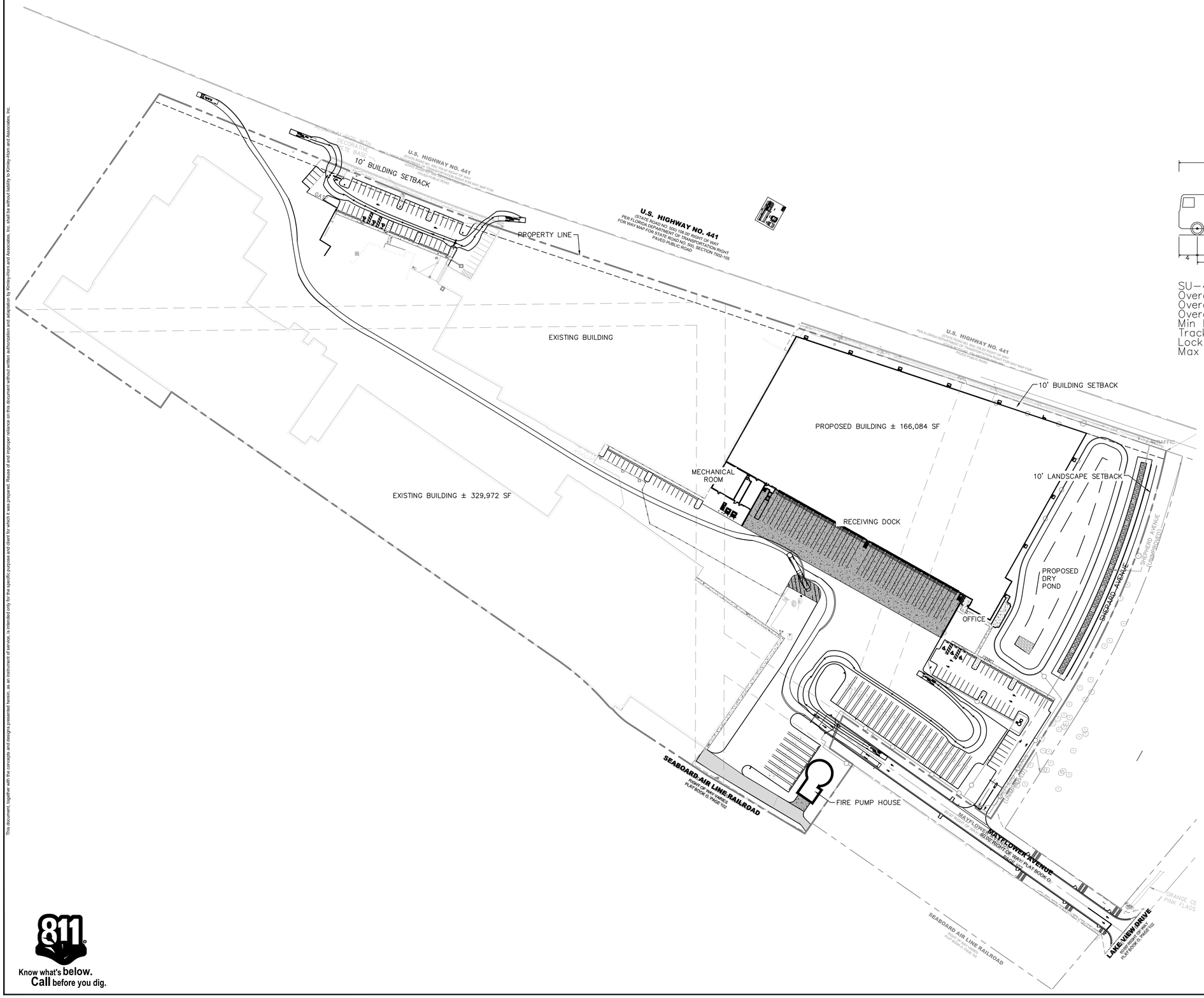
APOPKA COLD STORAGE

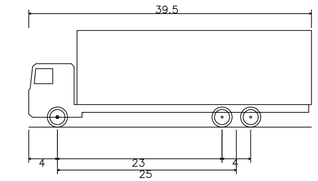
APOPKA FLORIDA

SHEET NUMBER

C9.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.





SU-40 – Single Unit Truck	
Overall Length	39.500ft
Overall Width	8.000ft
Overall Body Height	13.500ft
Min Body Ground Clearance	1.367ft
Track Width	8.000ft
Lock-to-lock time	5.00s
Max Steering Angle (Virtual)	31.80°

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160
1" = 80'
WHEN PRINTED AT FULL SIZE (24" X 36")

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

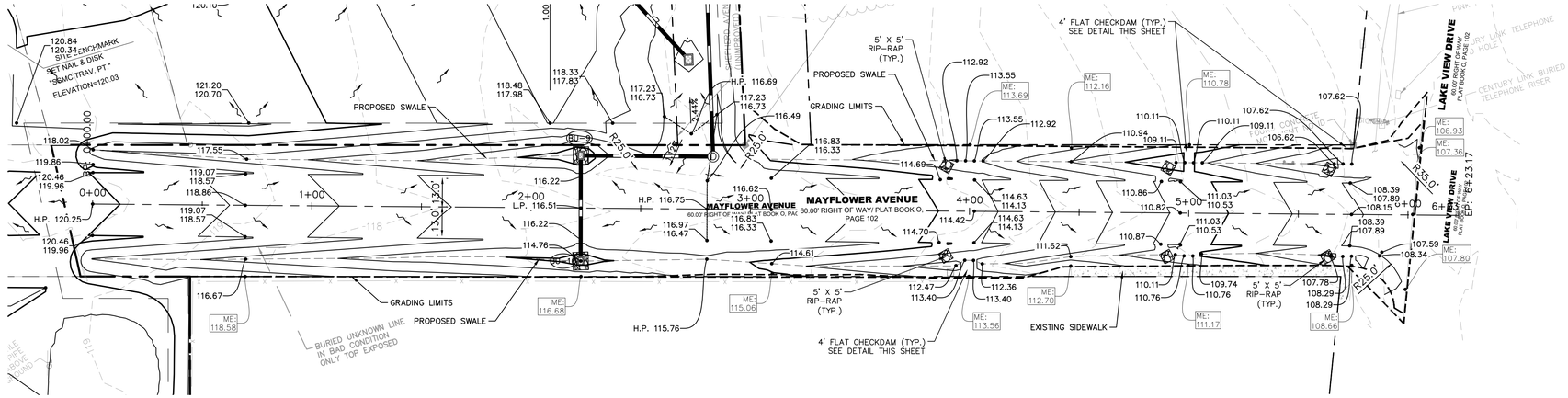
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

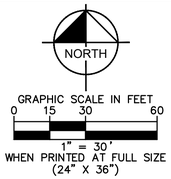
GARBAGE TRUCK ROUTING

APOPKA COLD STORAGE

APOPKA FLORIDA

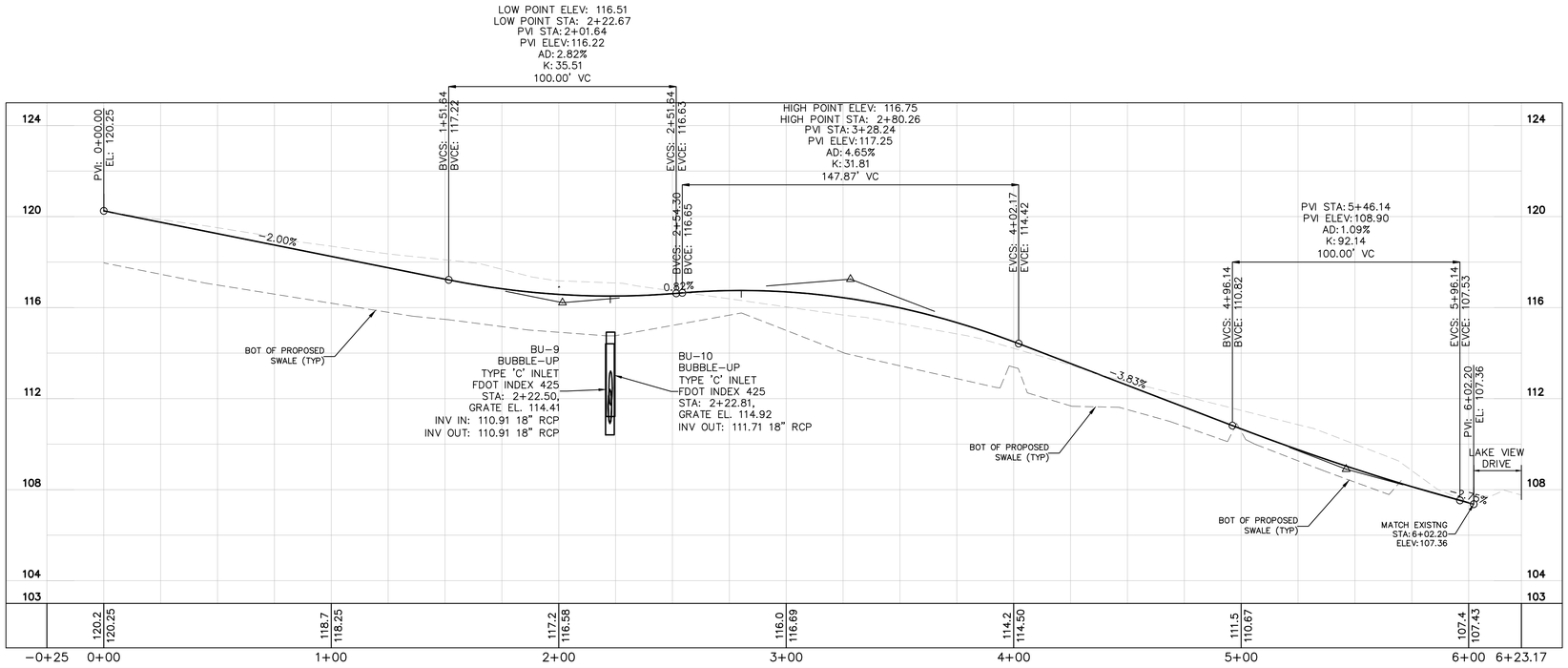
SHEET NUMBER
C9.0

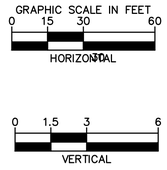


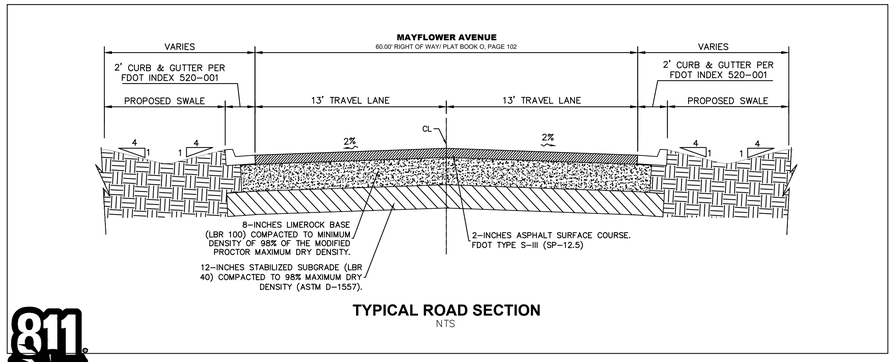


LEGEND

- PROPERTY BOUNDARY
- ROAD DEDICATION
- BUILDING SETBACK
- LANDSCAPE BUFFER
- EXISTING CONTOURS
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- PROPOSED STORM PIPE
- EXISTING STORM PIPE
- PROPOSED STORM STRUCTURES
- PROPOSED GRATE INLETS
- PROPOSED STANDARD DUTY ASPHALT. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT. REFER TO DETAIL 1, SHEET C8.0
- STANDARD CONCRETE SIDEWALK SECTION. REFER TO DETAIL 1, SHEET C8.0
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT REFER TO DETAIL 1, SHEET C8.0
- LANDSCAPE/SOD AREA
- PROPOSED DIRECTION OF STORMWATER RUNOFF







TYPICAL ROAD SECTION
NTS

Know what's **below.**
Call before you dig.

Always call 811 two full business days before you dig to have underground utilities located and marked.
Sunshine811.com

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY:
JOSHUA ENOT, P.E.
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME
DATE:

OFFSITE ROADWAY IMPROVEMENTS

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
C10.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Plotted By:Enot, Joshua Sheet Set:COLD LINK PH1 Layout:P1.0 - PHOTOMETRIC PLAN June 17, 2026 02:58:13pm K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets - PH1\P1.0 - PHOTOMETRIC PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

Schedule

Symbol	Label	Image	QTY	Manufacturer	Catalog	Description	Number Lamps	Lamp Output	LLF	Input Power	Polar Plot
	A4-3-90		1	Lithonia Lighting	RSX4 LED P6 50K R4	RSX Area Luminaire Size 4 P6 Lumen Package 5000K CCT Type R4 Distribution	1	69619	1	1636.989	Max: 41060cd
	A4-2-90		1	Lithonia Lighting	RSX4 LED P6 50K R4	RSX Area Luminaire Size 4 P6 Lumen Package 5000K CCT Type R4 Distribution	1	69619	1	1091.326	Max: 41060cd
	A4-2-180		2	Lithonia Lighting	RSX4 LED P6 50K R4	RSX Area Luminaire Size 4 P6 Lumen Package 5000K CCT Type R4 Distribution	1	69619	1	1091.326	Max: 41060cd
	A4-1		1	Lithonia Lighting	RSX4 LED P6 50K R4 HS	RSX LED Area Luminaire Size 4 P6 Lumen Package 5000K CCT Type R4 Distribution with HS shield	1	45655	1	545.66	Max: 39344cd
	A2-1		0	Lithonia Lighting	RSX4 LED P6 50K R2	RSX Area Luminaire Size 4 P6 Lumen Package 5000K CCT Type R2 Distribution	1	68812	1	545.6631	Max: 39453cd
	B4-1		3	Lithonia Lighting	RSX2 LED P2 50K R4	RSX Area Fixture Size 2 P2 Lumen Package 5000K CCT Type R4 Distribution	1	17427	1	114.07	Max: 10278cd

Statistics

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Office parking	+	6.9 fc	17.4 fc	0.3 fc	58.0:1	23.0:1
Roadway	+	0.2 fc	1.3 fc	0.0 fc	N/A	N/A
Roadway near pump house	+	0.4 fc	3.0 fc	0.0 fc	N/A	N/A
Truck dock area	+	1.2 fc	7.7 fc	0.0 fc	N/A	N/A
Truck drive area	+	3.8 fc	21.1 fc	0.0 fc	N/A	N/A
Truck parking 1	+	1.5 fc	10.4 fc	0.1 fc	104.0:1	15.0:1
Truck parking near pump house	+	2.0 fc	6.8 fc	0.2 fc	34.0:1	10.0:1
northwest parking	+	1.7 fc	5.4 fc	0.1 fc	54.0:1	17.0:1

Plan View
Scale = 1" = 50ft

Designer

Date
11/24/2025
Scale
Not to Scale
Drawing No.

Summary

1 of 1

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY JOSHUA ENOT, P.E. ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL ENGINEER DATE:

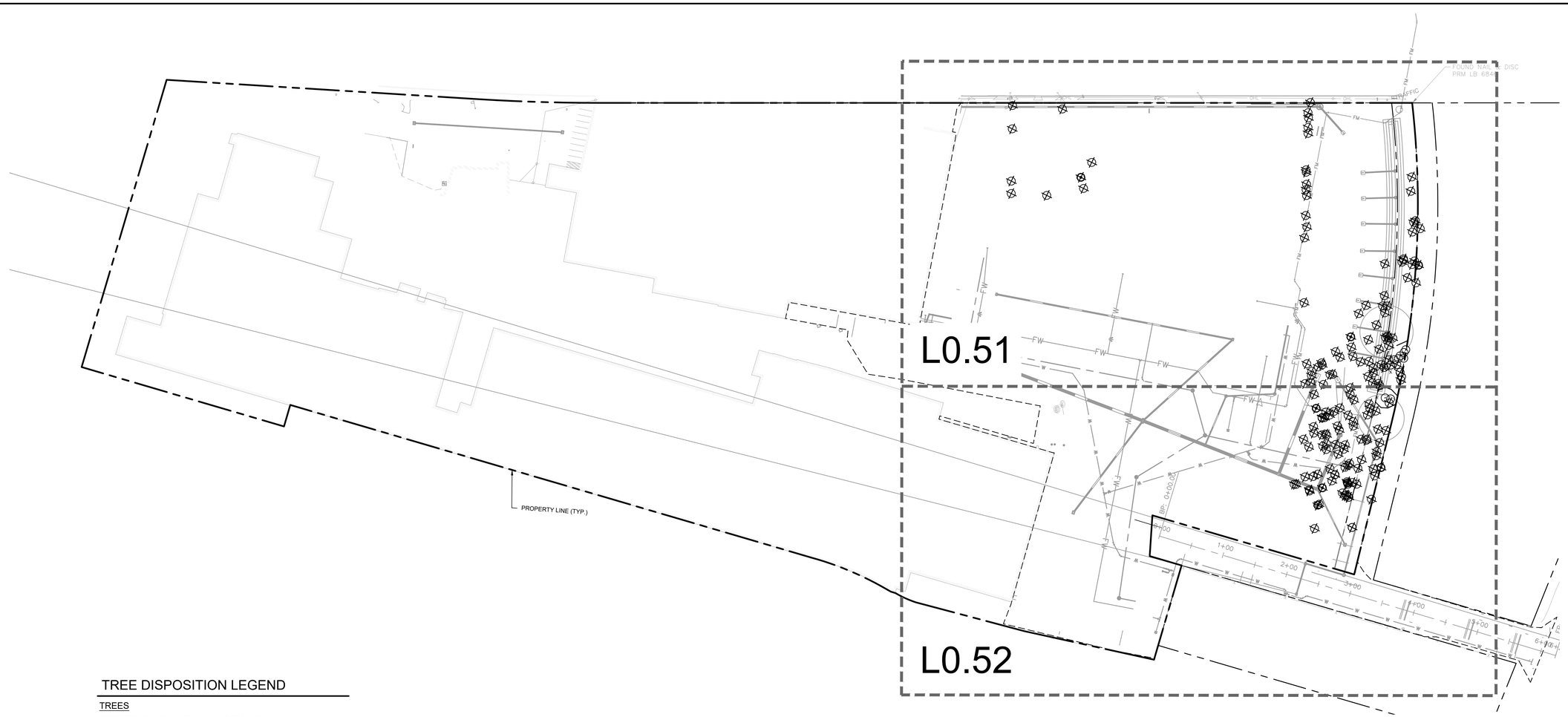
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY DVS
DRAWN BY JAM
CHECKED BY JME

PHOTOMETRIC PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
P1.0



TREE DISPOSITION LEGEND

TREES

PRESERVE IN PLACE

- PROTECTED TREE
- SPECIMEN TREE

REMOVE

- PROTECTED TREE
- SPECIMEN TREE

FENCING

- TEMPORARY TREE PROTECTION FENCE

TREE CANOPY COVERAGE TABLE		
	SF	PERCENT
TOTAL SITE AREA	1,128,204	100%
TOTAL CANOPY AREA	36,060	3%
REQUIRED CANOPY AREA TO REMAIN	2,884	8%
PROPOSED CANOPY TO REMAIN	3,184	8.8%

TREE REMOVAL TABLE		
	TREES	INCHES
TOTAL TREES ON SITE	78	1311
TOTAL TREES TO BE REMOVED	68	1174
TOTAL TREES TO REMAIN	10	137
TOTAL INCHES TO BE MITTIGATED		1,037

TREE REPALCEMENT TABLE		
	TREES	INCHES
TOTAL MITTIGATION REQUIRED		1,037
TOTAL PROPOSED TREES		
CANOPY TREES (3" CALIPER)	64	192
UNDERSOTRY TREES (5" TOT. CALIPER)	54	270
UNDERSOTRY TREES (2" CALIPER)	0	0
NET MITTIGATION OWED		575
TOTAL FEE TO BE PAID ($10 PER INCH)		$ 5,750.00

SPECIMEN TREE TABLE		
	TREES	INCHES
SPECIMEN TREES ON SITE	9	274
SPECIMEN TREES REMOVED	9	274
SPECIMEN TREES RETAINED	0	0

THIS TABLE ONLY INCLUDES CALCULATIONS FOR PROTECTED TREES

Know what's **below.** **Call** before you dig.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407 898 1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY

ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

OVERALL TREE MITIGATION

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER

L0.50

Plotted By: Ford, Joshua Sheet Set: COLD_LINK_P#1 Layout: L0.50 June 17, 2026 09:57:43 am K:\ORL_Civil\049607003--Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets -- PH1\L0.50 -- TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

Plotted By:Enci, Joshua Sheet Set:COLD LINK Ph1 Layout:L0.51 June 17, 2026 09:57:50am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets — Ph1\L0.50 — TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

TREE 11050
TTP C CABBAGE 22
TREE 11055
TTP C CABBAGE 24
TREE 11051
TTP C CABBAGE 15
TREE 11058
TTP C CABBAGE 15
TREE 11052
TTP S SABAL 15
TREE 11056
TT O OAK 24
TREE 11053
TTP C CABBAGE 15
TREE 11054
TT O OAK 10
TREE 11057
TT O OAK 10
TREE 1006
TTP C CABBAGE 15
TREE 1007
TTP C CABBAGE 18
TREE 11008
TTP C CABBAGE 20
TREE 1009
TTP C CABBAGE 15
TREE 1011
TTP C CABBAGE 14
PROPERTY LINE (TYP.)
TREE 1021
TTP C CABBAGE 12
TREE 1022
TTP C CABBAGE 19
TREE 11059
TTP C CABBAGE 14
TREE 1023
TTP C CABBAGE 17
TREE 1024
TTP C CABBAGE 14
TREE 1025
TT CB CHINABERRY 6+4 TWIN
TREE 11060
TTP C CABBAGE 20
TREE 1027
TTP C CABBAGE 22
TREE 1028
TTP C CABBAGE 15
TREE 1029
TTP C CABBAGE 13
TREE 11061
TTP C CABBAGE 23
TREE 11211
TTP C CABBAGE 20
TREE 11062
TTP C CABBAGE 17
TREE 11210
TTP C CABBAGE 19
TREE 11064
TT CB CHINABERRY 6+4 TWIN
TREE 11063
TT CB CHINABERRY 6
TREE 11284
TT CB CHINABERRY 4+6+6
TREE 11285
TT CB CHINABERRY 4+5+7
TREE 11286
TT B BAY 12
TREE 11283
TT
TREE 11287
TT O OAK 24
TREE 11288
TT CB CHINABERRY 12
TREE 11289
OAK 22
TREE 11065
TT CB CHINABERRY 6
TREE 11281
TT CB CHINABERRY 12
TREE 11282
TT O OAK 12
TREE 1049
TTP C CABBAGE 15
TREE 11279
TT
TREE 11280
TT O OAK 5
TREE 11066
TT E DRAKE ELM 4
TREE 11068
TT E ELM 12 DRAKE
TREE 11069
TT O OAK 32
TREE 11077
TT CA CAMPHOR 8
TREE 11070
TT O OAK 10
TREE 11072
TT CA CAMPHOR 9
TREE 11067
TT CA CAMPHOR 8
TREE 11071
TT O OAK 20
TREE 11073
TT CA CAMPHOR 8+10
TREE 11218
TT O OAK 8
TREE 11085
TT O OAK 48
TREE 11219
TT O OAK 21
TREE 11084
TT CA CAMPHOR 8+11 TWIN
TREE 11216
TT O OAK 15
TREE 11087
TT O OAK 7
TREE 11233
TT O OAK 15
TREE 11089
TT O OAK 15
TREE 11083
TT O OAK 13
TREE 11220
TT O OAK 10
TREE 11090
TT O OAK 12
TREE 11088
TT B BAY 5
TREE 11082
TT CA CAMPHOR 7
TREE 11217
TT O OAK 15
TREE 11091
TT O OAK 5
TREE 11223
TT O OAK 12
TREE 11092
TT CB CHINABERRY 8
TREE 11108
TT MA MAGNOLIA 5
TREE 11078
TT CA CAMPHOR 8
TREE 11221
TT CA CAMPHOR 6
TREE 11093
TT CA CAMPHOR 6
TREE 11110
TT CA CAMPHOR 4
TREE 11080
TT CA CAMPHOR
TREE 11094
TT O OAK 16
TREE 11099
TT
TREE 11109
TT O OAK 28
TREE 11079
TT CA CAMPHOR 10
TREE 11225
TT O OAK 4
TREE 11222
TT CA CAMPHOR 7
TREE 11095
TT O OAK 18
TREE 11098
TT B BAY 7
TREE 11108
TT O OAK 26
TREE 11111
TT CH CHERRY 8 LAUREL 6
TREE 11226
TT O OAK 12
TREE 11096
TT CA CAMPHOR 8
TREE 11112
TREE 11113
TT CH CHERRY 8 LAUREL 6
TREE 11097
TREE 11103
TREE 11120
TREE 11121
TT CH CHERRY 6 LAUREL 6
TREE 11114
TREE 11227
TT O OAK 4
MATCHLINE; SEE SHEET L0.52

TREE DISPOSITION LEGEND

TREES

PRESERVE IN PLACE

- PROTECTED TREE
- SPECIMEN TREE

REMOVE

- PROTECTED TREE
- SPECIMEN TREE

FENCING

- TEMPORARY TREE PROTECTION FENCE

L0.51
L0.52

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1414
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

DETAIL TREE MITIGATION PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L0.51

MATCHLINE; SEE SHEET L0.51

TREE 11096
TT CA CAMPHOR 8
TREE 11097
TT CA CAMPHOR 30
TREE 11106
TT CA CAMPHOR 5
TREE 11175
TT CH CHERRY 4 LAUREL 4
TREE 11174
TT CH CHERRY 5 LAUREL 5
TREE 11176
TT O OAK 9
TREE 11103
TT O OAK 12
TREE 11102
TT O OAK 30
TREE 11104
TT
TREE 11130
TT CH CHERRY 5 LAUREL 5
TREE 11177
TT CB CHINABERRY 10
TREE 11178
TT CB CHINABERRY 12+11+10+8
TREE 11186
TT B BAY 6
TREE 11180
TT O OAK 6
TREE 11179
TT B BAY 14
TREE 11185
TT B BAY 10
TREE 11181
TT
TREE 11160
TT CB CHINABERRY 10+12
TREE 11161
TT CB CHINABERRY 20+12
TREE 11172
TT CB CHINABERRY 7
TREE 11171
TT O OAK 11+8
TREE 11170
TT O OAK 15
TREE 11169
TT O OAK 10
TREE 11167
TT O OAK 6
TREE 11168
TT O OAK 10
TREE 11166
TT B BAY 4
TREE 11165
TT B BAY 8
TREE 11163
TT O OAK 27
TREE 11162
TT CH CHERRY 4 LAUREL 4
TREE 11154
TT O OAK 30
TREE 11164
TT CH CHERRY 6 LAUREL 6
TREE 11151
TT CA CAMPHORS 2+6 TWIN
TREE 11155
TT O OAK 22
TREE 11182
TT B BAY 10
TREE 11184
TT B BAY 6
TREE 11183
TT B BAY 12
TREE 11133
TT CA CAMPHOR 5
TREE 11134
TT B BAY 12
TREE 11130
TT B BAY 12
TREE 11137
TT
TREE 11150
TT CA CAMPHOR 4
TREE 11144
TT O OAK 12
TREE 11143
TT O OAK 12
TREE 11275
TT O OAK 18
TREE 11274
TT
TREE 11120
TT B BAY 10
TREE 11119
TT O OAK 12
TREE 11105
TT
TREE 11129
TT CA CAMPHOR 9
TREE 11126
TT CA CAMPHOR 6
TREE 11127
TT O OAK 12
TREE 11131
TT CH CHERRY 7 LAUREL 7
TREE 11132
TT B BAY 10
TREE 11135
TT B BAY 6
TREE 23
TT O OAK 12
TREE 11142
TT CA CAMPHOR 6+8
TT O OAK 28
TREE 11121
TT CH CHERRY 6 LAUREL 6
TREE 11126
TT CA CAMPHOR 18
TREE 11117
TT
TREE 11115
TT O OAK 15
TREE 11139
TT B BAY 12
TREE 11138
TT B BAY 10
TREE 11145
TT O OAK 12
TREE 11146
TT O OAK 5
TREE 11272
TT EA EAR 12
TREE 11149
TT CA CAMPHOR 5
TREE 11147
TT O OAK 10+11+12
TREE 11148
TT O OAK 11+8
TREE 11113
TT CH CHERRY 6
TREE 11114
TT O OAK 17
TREE 11245
TT O OAK 12
TREE 11244
TT CH CHERRY 6 LAUREL 6
TREE 11118
TT CA CAMPHOR 10
TREE 11116
TT CA CAMPHOR 7
TREE 11242
TT EA EAR 24
TREE 11241
TT EA EAR 26+28
TREE 11125
TT B BAY 15
TREE 11123
TT B BAY 13
TREE 11124
TT B BAY 12
TREE 11255
TT EA EAR 12
TREE 11256
TT EA EAR 8
TREE 11257
TT EA EAR 8
TREE 11140
TT B BAY 15
TREE 11258
26" OAK
TREE 11259
TT EA EAR 12
TREE 11260
TT EA EAR 8
TREE 11112
TT CH CHERRY 8 LAUREL 6
TREE 11227
TT O OAK 4
TT O OAK 12

FW
W
S
SS
G
OHP
0+00
1+00
2+00
3+00
4+00
5+00
PROPERTY LINE (TYP.)

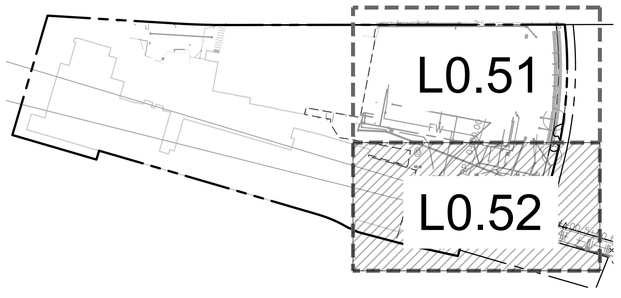
TREE DISPOSITION LEGEND

TREES

PRESERVE IN PLACE
- PROTECTED TREE
- SPECIMEN TREE

REMOVE
- PROTECTED TREE
- SPECIMEN TREE

FENCING
- TEMPORARY TREE PROTECTION FENCE



NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

811 Know what's below. Call before you dig.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

Plotted By:Eliot Joshua Sheet Set:COLD LINK Plt Layout:L0.52 June 17, 2026 09:57:55am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Planesheets — PHASE 0.50 — TREE MITIGATION PLAN.dwg

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1414
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

DETAIL TREE MITIGATION PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L0.52



TREE CANOPY COVERAGE

TOTAL SITE AREA: 1,128,204 SF
TOTAL EXISTING CANOPY COVERAGE: 36,060 SF
ZONING - I-L, REQUIRED TO PRESERVE 8% TOTAL CANOPY COVERAGE
36,060 SF X 0.08 = 2,884 SF REQUIRED TO SAVE

TOTAL CANOPY AREA TO BE REMOVED:
32,878 SF

TOTAL CANOPY AREA TO BE PRESERVED:
3,182 SF

811
Know what's **below.**
Call before you dig.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-878-1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY

ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

TREE MITIGATION CANOPY COVER

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
L0.53

Plotted By:Enot, Joshua Sheet Set:COLD LINK PH1 Layout:L0.53 June 17, 2026 09:58:02am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets - PH1\L0.50 - TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

TREE MITIGATION SPECIFICATIONS

A. GENERAL

1. CONTRACTOR SHALL ADHERE TO ALL TREE PROTECTION REQUIREMENTS LISTED IN THESE SPECIFICATIONS AND/OR THOSE LISTED IN THE CITY OR COUNTY ZONING CODE, TREE PROTECTION (LATEST EDITION). WHICHEVER IS MORE STRINGENT SHALL APPLY.
2. CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION PROCEDURES WITH THE PROJECT ARBORIST PRIOR TO BEGINNING WORK.
3. ANY AREAS SUBJECT TO EROSION MUST BE ADEQUATELY STABILIZED WITH VEGETATION MATERIAL THAT WILL, WITHIN A REASONABLE TIME FRAME, DETER SOIL DISTURBANCE.
4. NO SIGNS, BUILDING PERMITS, WIRES OR OTHER ATTACHMENTS OF ANY KIND SHALL BE ATTACHED TO ANY TREE OR PALM. GUY WIRES DESIGNED TO PROTECT TREES ARE EXCLUDED FROM THIS PROHIBITION.
5. EXISTING TREE LOCATIONS AND SIZES ARE ESTIMATES AND ARE BASED ON A SURVEY PROVIDED BY THE OWNER SELECTED SURVEYOR.
6. CONTRACTOR SHALL COORDINATE TREE REMOVAL WITH PERMITTING AGENCY AND PROJECT ARBORIST PRIOR TO CONSTRUCTION. NO PERSON MAY REMOVE OR CAUSE TO BE REMOVED ANY PROTECTED TREE OR PALM WITHOUT FIRST HAVING PROCURED A PERMIT AS PROVIDED BY THE APPROPRIATE PERMITTING AGENCY.
7. FOR PROTECTED TREES OR PALMS BEING REMOVED, THE CONTRACTOR MUST GIVE THE PERMITTING AGENCY REASONABLE OPPORTUNITY TO RELOCATE TREES DESIGNATED FOR REMOVAL TO ANOTHER SITE AT THE PERMITTING AGENCY'S EXPENSE.
8. CONTRACTOR IS RESPONSIBLE FOR POSSESSING ALL REQUIRED APPLICATOR LICENSES, BUSINESS REGISTRATIONS AND INSURANCE, PESTICIDE LABELS, AND MATERIAL DATA SAFETY SHEETS. THE CONTRACTOR IS ALSO RESPONSIBLE FOR HAVING ALL SPILL CONTAINMENT MATERIALS AND REQUIRED PERSONAL PROTECTIVE EQUIPMENT FOR PESTICIDE APPLICATIONS AND ACCIDENTAL SPILLS ON SITE AT ALL TIMES. THE OWNER RESERVES THE RIGHT TO INSPECT EACH APPLICATOR AND HAVE THESE MATERIALS PRESENTED BEFORE AND DURING ANY PESTICIDE TREATMENT.
9. WHERE TRAFFIC AREAS ARE PROPOSED WITHIN THE DRIP LINE OF PROTECTED TREES AND LESS THAN FOUR (4) INCHES OF GRADE CHANGE ARE PROPOSED, PERMEABLE SURFACES THAT ALLOW AIR AND WATER INTO THE SOIL SHOULD BE USED IN LIEU OF ASPHALT OR OTHER SUCH IMPERVIOUS SURFACES.
10. TREE WELLS OF AN APPROVED DESIGN SHALL BE CONSTRUCTED AROUND ALL TREES TO BE PRESERVED WHEN MORE THAN FOUR INCHES OF FILL IS TO BE DEPOSITED WITHIN THE DRIP LINE AREA OF THOSE TREES. COORDINATE WITH PROJECT ARBORIST.
11. THE SEQUENCE OF TREE MITIGATION AND PRESERVATION MEASURES IS IMPERATIVE TO THE HEALTH AND SURVIVABILITY OF THE SUBJECT TREES AND SHALL BE COORDINATED WITH THE OWNER SELECTED PROJECT ARBORIST. THE DESIRED SEQUENCE IS OUTLINED BELOW:
    a. TREE PROTECTION FENCING.
    b. ROOT PRUNING AND ROOT BARRIERS.
    c. CLEARING.
    d. TREE CANOPY PRUNING.
    e. FERTILIZATION.
    f. INSECTICIDE.
    g. IRRIGATION.

B. TREE PROTECTION FENCING

1. PRIOR TO THE ERECTION OF ANY TREE PROTECTION FENCING, ALL FOREIGN SURFACE MATERIAL, TRASH OR DEBRIS SHALL BE REMOVED FROM THE AREA TO BE ENCLOSED BY THE FENCING. AFTER ERECTION OF THE FENCING NO SUCH MATERIAL OR LITTER SHALL BE PERMITTED TO REMAIN WITHIN THE PROTECTED AREA.
2. TREE PROTECTION FENCING SHALL BE PLACED AROUND ALL PROTECTED TREES TO CREATE A PROTECTIVE ROOT ZONE AND SHALL REMAIN IN PLACE UNTIL SITE CLEARING, LAND ALTERATION, AND CONSTRUCTION ACTIVITIES ARE COMPLETE.
3. NATIVE GROUND COVER AND UNDERSTORY VEGETATION EXISTING WITHIN THE PROTECTED AREA SHALL REMAIN THROUGHOUT CONSTRUCTION. OTHER DESIGNATED VEGETATION AND INVASIVE PLANT SPECIES SHALL BE REMOVED ONLY BY MANUAL LABOR UTILIZING HAND TOOLS, OR BY OTHER METHODS APPROVED BY THE PROJECT ARBORIST.
4. TREE PROTECTION FENCING TYPES AND LOCATIONS SHALL BE ERECTED AS SHOWN ON THE TREE MITIGATION PLANS AND DETAILS, OR AS REQUESTED BY LOCAL AGENCY.
5. FINAL LOCATIONS SHALL BE COORDINATED WITH AND APPROVED BY THE PROJECT ARBORIST.
6. NO MATERIALS, EQUIPMENT, SPOIL, WASTE OR WASHOUT WATER MAY BE DEPOSITED, STORED, OR PARKED WITHIN 20 FEET OF THE TREE PROTECTION ZONE.
7. EROSION CONTROL DEVICES SUCH AS SILT FENCING, DEBRIS BASINS, AND WATER DIVERSION STRUCTURES SHALL BE INSTALLED TO PREVENT SILTATION AND/OR EROSION WITHIN THE TREE PROTECTION ZONE.
8. CONSTRUCTION ACTIVITY SHALL NOT DESTROY OR IRREVERSIBLY HARM THE ROOT SYSTEM OF PROTECTED TREES. POST HOLES AND TRENCHES LOCATED CLOSE TO PROTECTED TREES SHALL BE ADJUSTED TO AVOID DAMAGE TO MAJOR ROOTS.
9. DO NOT INSTALL CONDUIT, DRAIN OR IRRIGATION LINES, OR ANY UTILITY LINE WITHIN THE TREE PROTECTION ZONE WITHOUT THE APPROVAL OF THE PROJECT ARBORIST. IF LINES MUST TRAVERSE THE PROTECTION AREA, THEY SHALL BE TUNNELED OR BORED UNDER THE TREE.
10. CONTRACTOR'S ACCESS TO FENCED TREE PROTECTION AREAS WILL BE PERMITTED ONLY WITH APPROVAL OF THE PROJECT ARBORIST.
11. EXCAVATION OR GRADING REQUIRED WITHIN THE PROTECTED AREA SHALL BE LIMITED TO THREE (3) INCHES OF CUT OR FILL. COORDINATE WITH PROJECT ARBORIST.
12. STRUCTURES AND UNDERGROUND FEATURES TO BE REMOVED WITHIN THE TREE PROTECTION ZONE SHALL BE COORDINATED WITH THE PROJECT ARBORIST.
13. TREE PROTECTION FENCING AROUND TREES TO BE RELOCATED SHALL BE ERECTED UNTIL THE TREE IS READY TO BE RELOCATED AND NEW FENCING SHALL BE ERECTED AT THE TREES NEW LOCATION AND WILL REMAIN IN PLACE UNTIL ALL CONSTRUCTION ACTIVITIES ARE COMPLETE.
14. IF ANY DAMAGE TO TREE PROTECTION FENCING SHOULD OCCUR BY ACCIDENT OR NEGLIGENCE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR IMMEDIATE REPAIRS.
15. IF TEMPORARY HAUL OR ACCESS ROADS MUST PASS OVER THE PROTECTED AREA OF TREES TO BE PRESERVED, A ROAD BED OF SIX (6) INCHES OF MULCH OR GRAVEL SHALL BE CREATED TO PROTECT THE SOIL. THE ROAD BED MATERIAL SHALL BE REPLENISHED AS NECESSARY TO MAINTAIN A SIX (6) INCH ROAD BED AT ALL TIMES. CONTRACTOR SHALL REMOVE ALL SUCH MATERIALS FROM THE SITE AS SOON AS TEMPORARY ACCESS IS NO LONGER NECESSARY.
16. CONTRACTOR SHALL COORDINATE WITH THE PROJECT ARBORIST PRIOR TO THE REMOVAL OF ALL TREE PROTECTION FENCING.

C. ROOT PRUNING/TRENCHING

1. TRENCHING LOCATIONS SHALL BE APPROVED IN THE FIELD BY THE PROJECT ARBORIST.
2. TRENCHING EQUIPMENT THAT WILL TURN AT HIGH RPM'S IS PREFERRED, AND SHALL BE APPROVED BY THE PROJECT ARBORIST. APPROVED EQUIPMENT WILL BE USED TO PERFORM ALL ROOT PRUNING OPERATIONS. A MINIMUM DEPTH OF THREE FEET IS REQUIRED.
3. INSTALL ROOT BARRIER WHERE DESIGNATED. SEE TREE MITIGATION PLAN AND DETAIL SHEETS.
4. THE TRENCH SHALL BE BACKFILLED WITH PREVIOUSLY EXCAVATED SOIL AND COMPACTED IMMEDIATELY.
5. TREES TO BE RELOCATED SHALL BE ROOT PRUNED A MINIMUM OF TWELVE (12) WEEKS PRIOR TO TREE RELOCATION.
6. WHEN THE TREE ROOT ZONE WILL BE DISTURBED, AFFECTED ROOTS MUST BE SEVERED BY CLEAN PRUNING CUTS AT THE POINT WHERE CONSTRUCTION IMPACTS THE ROOTS.

D. CLEARING

1. ANY BRUSH CLEARING REQUIRED WITHIN THE TREE PROTECTION ZONE SHALL BE ACCOMPLISHED WITH HAND-OPERATED EQUIPMENT.
2. CONTRACTOR SHALL CLEAR ALL TREE PROTECTION AREAS OF VINES, SHRUBS, GROUND COVERS, WEEDS, SAPLINGS, AND INVASIVES LISTED ON THE LATEST EDITION OF THE FLORIDA EXOTIC PEST PLANT COUNCIL'S LIST OF INVASIVE SPECIES.
3. PROJECT ARBORIST MUST APPROVE METHODS OTHER THAN HAND CLEARING.
4. A TWO (2) INCH LAYER OF MULCH SHALL BE APPLIED OVER THE SURFACE OF EXPOSED ROOTS OF PROTECTED TREES DURING THE SITE CLEARING PHASE.

E. TREE CANOPY PRUNING

1. TREE PRUNING SPECIFICATIONS SHALL BE DEFINED BASED ON SPECIFIC RECOMMENDATIONS OF THE PROJECT ARBORIST. INFORMATION PRESENTED BELOW SHOULD BE USED AS A GUIDELINE.
2. CONTRACTOR SHALL VISIT THE SITE WITH THE PROJECT ARBORIST TO VERIFY THE EXTENT OF REQUIRED PRUNING.
3. ALL PRUNING SHALL BE PERFORMED IN ACCORDANCE WITH THE RECOMMENDATIONS OF A QUALIFIED INTERNATIONAL SOCIETY OF ARBORICULTURE (ISA) CERTIFIED ARBORIST OR AN AMERICAN SOCIETY OF CONSULTING ARBORISTS (ASCA) REGISTERED CONSULTING ARBORIST (RCA).
4. AT LEAST ONE MEMBER OF THE PRUNING CREW SHALL BE AN ISA CERTIFIED ARBORIST.
5. WHILE IN THE TREE, THE ARBORIST SHALL PERFORM AN AERIAL INSPECTION TO IDENTIFY DEFECTS THAT REQUIRE TREATMENT. ANY ADDITIONAL WORK NEEDED SHALL BE REPORTED TO THE OWNER.
6. PRUNING CUTS SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE ANSI A300 PRUNING STANDARD (AMERICAN NATIONAL STANDARD FOR TREE CARE OPERATIONS) AND WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST EDITION OF ANSI Z133.1 SAFETY STANDARD. PRUNING SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF ISA'S "BEST MANAGEMENT PRACTICES: TREE PRUNING".
7. WHERE TEMPORARY CLEARANCE IS NEEDED FOR ACCESS, BRANCHES SHALL BE TIED BACK TO HOLD THEM OUT OF THE CLEARANCE ZONE.
8. NO MORE THAN 20 PERCENT OF LIVE FOLIAGE SHALL BE REMOVED WITHIN ANY TREE.
9. ALL TREES WITHIN THE PROJECT AREA SHALL BE PRUNED AS FOLLOWS:
    a. LIVE BRANCH PRUNING SHOULD BE PERFORMED ONLY WHEN THE DANGER OF INSECT OR DISEASE INFESTATION IS NOT PRESENT.
    b. REMOVE STUBS, CUTTING OUTSIDE THE WOUND WOOD TISSUE THAT HAS FORMED AROUND THE BRANCH.
    c. CLEANING, FOR THE SELECTIVE REMOVAL OF DEAD, DISEASED, BROKEN, OR CROSSING BRANCHES DOWN TO ONE INCH IN DIAMETER OR AS DIRECTED BY THE PROJECT ARBORIST.
    d. PRUNING CUTS LARGER THAN 4 INCHES IN DIAMETER, EXCEPT FOR DEAD WOOD, SHALL BE AVOIDED.
    e. PRUNING CUTS THAT EXPOSE HEARTWOOD SHALL BE AVOIDED WHENEVER POSSIBLE.
    f. ALL TREES WITH CROWNS THAT PROJECT INTO PARKING LOT/ROADWAY AREAS SHALL BE RAISED TO 14 FEET ABOVE FINISHED GRADE.
    g. ALL TREES WITH CROWNS THAT PROJECT INTO SIDEWALK AREAS SHALL BE RAISED TO A HEIGHT OF 8 FEET ABOVE FINISHED GRADE.
9. TREES, WHO'S ROOT SYSTEMS WILL BE IMPACTED SHALL RECEIVE THE FOLLOWING PRUNING TO COMPENSATE FOR ROOT LOSS:
    a. THE LOCATION AND SIZE OF BRANCHES FOR REDUCTION SHALL BE DEFINED BY THE PROJECT ARBORIST.
    b. REDUCTION, OR THE SELECTIVE PRUNING TO REDUCE TREE HEIGHT OR SPREAD.
    c. REDUCE END WEIGHT ON HEAVY, HORIZONTAL BRANCHES BY SELECTIVELY REMOVING SMALL DIAMETER BRANCHES, NO GREATER THAN 2 TO 3 INCHES, NEAR THE ENDS OF SCAFFOLD BRANCHES.
    d. RAISING SHALL CONSIST OF SELECTIVE PRUNING TO PROVIDE VERTICAL CLEARANCE.
10. PROPOSED/REPLACEMENT TREES
    a. PRUNING SHALL BE LIMITED TO CLEANING.
11. BRUSH SHALL BE CHIPPED AND SPREAD (ONLY WHEN DISEASE OR INSECT INFESTATION IS NOT PRESENT) UNDERNEATH TREES WITHIN THE TREE PROTECTION ZONE TO A MAXIMUM DEPTH OF THREE (3) INCHES, LEAVING THE TRUNK CLEAR OF MULCH.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING ALL EXCESS DEBRIS ON A DAILY BASIS.

F. FERTILIZATION

1. CONTRACTOR SHALL COORDINATE FERTILIZATION PLAN, FOLLOWING BEST MANAGEMENT PRACTICES WITH THE PROJECT ARBORIST PRIOR TO COMMENCEMENT OF WORK.
2. EVERY EFFORT SHALL BE MADE TO UTILIZE CHEMICALS OF AN ORGANIC OR BIODEGRADABLE NATURE IN ORDER TO OFFER THE LEAST IMPACT TO THE NATURAL ENVIRONMENT. CONTRACTOR IS RESPONSIBLE FOR MIXING, APPLYING, AND DISPOSAL OF ALL CHEMICALS IN ACCORDANCE WITH STRICT ADHERENCE TO MANUFACTURER'S SPECIFICATIONS. COORDINATE WITH PROJECT ARBORIST FOR FURTHER INSTRUCTION.
3. ONLY TREES AFFECTED BY CONSTRUCTION OR AS SHOWN ON THE TREE MITIGATION PLAN AND TREE INVENTORY SCHEDULE SHALL BE TREATED.
4. TREES SPECIFIED TO RECEIVE FERTILIZER SHALL BE TREATED AS FOLLOWS.
    a. MIX FERTILIZER ACCORDING TO MANUFACTURER'S SPECIFICATIONS INTO A TANK WITH AGITATION CAPABILITY.
    b. MIX WETTING AGENT ACCORDING TO MANUFACTURER'S SPECIFICATIONS INTO SAME TANK WITH FERTILIZER. AGITATE MIX.
    c. INJECT THE MIXTURE WITH A HYDRAULIC INJECTION SYSTEM INTO THE UPPER 6-12 INCHES OF SOIL WITH A SOIL PROBE. INJECT AT THE RATE OF ONE THIRD (1/3) GALLON AT EACH INJECTION SITE.
    d. THE CRITICAL ROOT ZONE AREA PLUS 2' BEYOND THE CRITICAL ROOT ZONE SHALL BE INJECTED, BUT NOT BEYOND ROOT PRUNING LOCATIONS.
    e. FERTILIZER SHALL BE INSTALLED PRIOR TO THE INSTALLATION OF ANY AERATION SYSTEMS.
    f. EMPTY PRODUCT CONTAINERS SHALL BE STOCKPILED FOR INSPECTION BY THE PROJECT ARBORIST PRIOR TO DISPOSAL.

G. INSECTICIDE

7. NOTIFY PROJECT ARBORIST IF ANY INFESTATION IS NOTICED.
8. FOLLOW PROJECT ARBORIST'S RECOMMENDED PROCEDURES.
9. FOLLOW ALL MANUFACTURERS' RECOMMENDATIONS CONCERNING APPLICATION. READ ALL WARNING LABELS.
10. ANY PETS, AS WELL AS, THE PETS FOOD AND WATER BOWLS SHOULD BE REMOVED FROM THE AREA AND ANY SWIMMING POOLS SHOULD BE COVERED. COORDINATE WITH PROJECT ARBORIST FOR FURTHER INSTRUCTION.
11. ENSURE COMPLETE COVERAGE AND REAPPLY 2-3 MONTHS AFTER INITIAL APPLICATION UTILIZING SAME PROCEDURE.

H. IRRIGATION

1. EVERY EFFORT SHALL BE MADE TO WATER THE PRESERVED TREES AND TRANSPLANTS. CONTRACTOR SHALL IRRIGATE BY HAND OR BY TEMPORARY IRRIGATION.
2. IRRIGATE AS REQUIRED BY PROJECT ARBORIST UNTIL PERMANENT IRRIGATION IS INSTALLED AND OPERATING.
3. UNDERGROUND IRRIGATION SHALL NOT BE INSTALLED WITHIN THE DRIP LINES OF EXISTING TREES UNLESS ROOT PROTECTION MEASURES ARE PROVIDED AND APPROVED BY PROJECT ARBORIST.

I. TREE REMOVALS

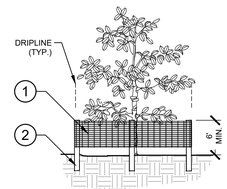
1. PRIOR TO AND DURING LAND CLEARING, INCLUDING GRUBBING, ALL TREES TO BE REMOVED SHALL BE CLEARLY MARKED BY PROJECT ARBORIST WITH RED SURVEY RIBBONS AT 36 INCHES MINIMUM ABOVE GRADE.
2. CONTRACTOR SHALL REMOVE ALL TREES AS SHOWN ON THE TREE MITIGATION PLANS AFTER THE TREE PROTECTION FENCING IS INSTALLED.
3. ALL TREES SHOWN TO BE REMOVED SHALL BE FELLED WITH A CHAIN SAW AND STUMP GROUND 6" BELOW SURFACE. ANY TREE SHOWN TO BE REMOVED THAT IS IN AN AREA WHERE COMPACTION IS CRITICAL SHALL BE FELLED WITH A CHAIN SAW AND STUMP REMOVED BY CONTRACTOR.
4. ALL WOOD AND STUMPS FROM REMOVALS SHALL BE HAULED FROM THE SITE THE SAME DAY. EXCEPT FOR TOPS. ALL TOPS ARE TO BE MULCHED AND STOCKPILED OR HAULED DIRECTLY TO MULCHED AREAS FOR RELOCATED TREES IF SCHEDULING PERMITS. TOPS SHALL BE CHIPPED AND PLACED IN THE TREE PROTECTION ZONE TO A DEPTH OF THREE (3) INCHES. ALL EXCESS WOOD CHIPS SHOULD BE HAULED OFF SITE AFTER TRANSPLANTING IS COMPLETE.
5. ALL BURN PITS IF APPLICABLE MUST BE APPROVED BY THE PROJECT ARBORIST AND OWNER.
6. TREES TO BE REMOVED THAT HAVE BRANCHES EXTENDING INTO THE CANOPY OF TREES TO REMAIN MUST BE REMOVED BY A QUALIFIED ISA CERTIFIED ARBORIST AND NOT BY DEMOLITION OR CONSTRUCTION CONTRACTORS. THE QUALIFIED ARBORIST SHALL REMOVE THE TREE IN A MANNER THAT CAUSES NO DAMAGE TO THE TREES AND UNDERSTORY VEGETATION TO REMAIN.
7. TREES TO BE REMOVED LOCATED WITHIN THE TREE PROTECTION ZONE SHALL BE REMOVED BY A QUALIFIED ISA CERTIFIED ARBORIST. THE TREES SHALL BE CUT NEAR GROUND LEVEL AND THE STUMP GROUND OUT.

L. TOPSOIL

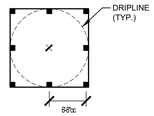
10. CONTRACTOR SHALL COORDINATE ALL EARTHWORK OPERATIONS WITHIN TREE PROTECTION AREAS WITH THE PROJECT ARBORIST PRIOR TO BEGINNING WORK.
11. ALL TOPSOIL SHALL BE NATURAL, FRIABLE, FERTILE, FINE LOAMY SOIL POSSESSING CHARACTERISTICS OF REPRESENTATIVE TOPSOIL IN THE VICINITY THAT PRODUCES HEAVY GROWTH.
12. TOPSOIL, PH RANGE OF 5.5 TO 7.0, 3-5 PERCENT ORGANIC MATERIAL MINIMUM, FREE FROM SUBSOIL, OBJECTIONABLE WEEDS, LITTER, SODS, STIFF CLAY, STONES LARGER THAN ONE (1) INCH IN DIAMETER, STUMPS, ROOTS, TRASH, TOXIC SUBSTANCES, OR ANY OTHER MATERIAL WHICH MAY BE HARMFUL TO PLANT GROWTH.
13. VERIFY AMOUNT STOCKPILED IF ANY, AND SUPPLY ADDITIONAL AS NEEDED FROM NATURALLY WELL-DRAINED SITES WHERE TOPSOIL OCCURS AT LEAST FOUR (4) INCHES DEEP. DO NOT OBTAIN TOPSOIL FROM BOGS OR MARSHES.
14. PROJECT ARBORIST SHALL APPROVE ALL TOPSOIL PRIOR TO PLACEMENT.

M. REPAIR OF DAMAGED TREES

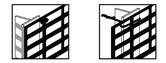
1. IF DAMAGE TO ANY TREE SHOULD OCCUR BY ACCIDENT OR NEGLIGENCE DURING THE CONSTRUCTION PERIOD, THE PROJECT ARBORIST SHALL APPRAISE THE DAMAGE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPAIR BY THE CONTRACTOR.
2. IF ANY TREE DESIGNATED TO BE SAVED IS REMOVED FROM THE SITE WITHOUT PERMISSION OF THE OWNER'S REPRESENTATIVE, THE PROJECT ARBORIST SHALL APPRAISE THE TREE AND MAKE RECOMMENDATIONS TO THE OWNER FOR REPLACEMENT BY THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACEMENT OF THE TREE AND ANY FEES THAT MAY BE ASSESSED TO THE OWNER BY THE GOVERNING AGENCY.



ELEVATION



PLAN



1. 6'H "PERIMETER PLUS" CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
2. 8' TALL METAL "T" POSTS OR 2" x 2" X 8' PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

INSTALLATION NOTES:

A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL "T" POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.

B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.

C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).

D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO BE USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

2 L0.54 TREE PROTECTION FENCING
ELEVATION / PLAN NTS

Know what's below. Call before you dig.

1 L0.54 TYPICAL TREE MITIGATION NOTES

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-974-3154
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY ON THE DATE ADJACENT TO THE SEAL.
"SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES."

LICENSED PROFESSIONAL DATE:

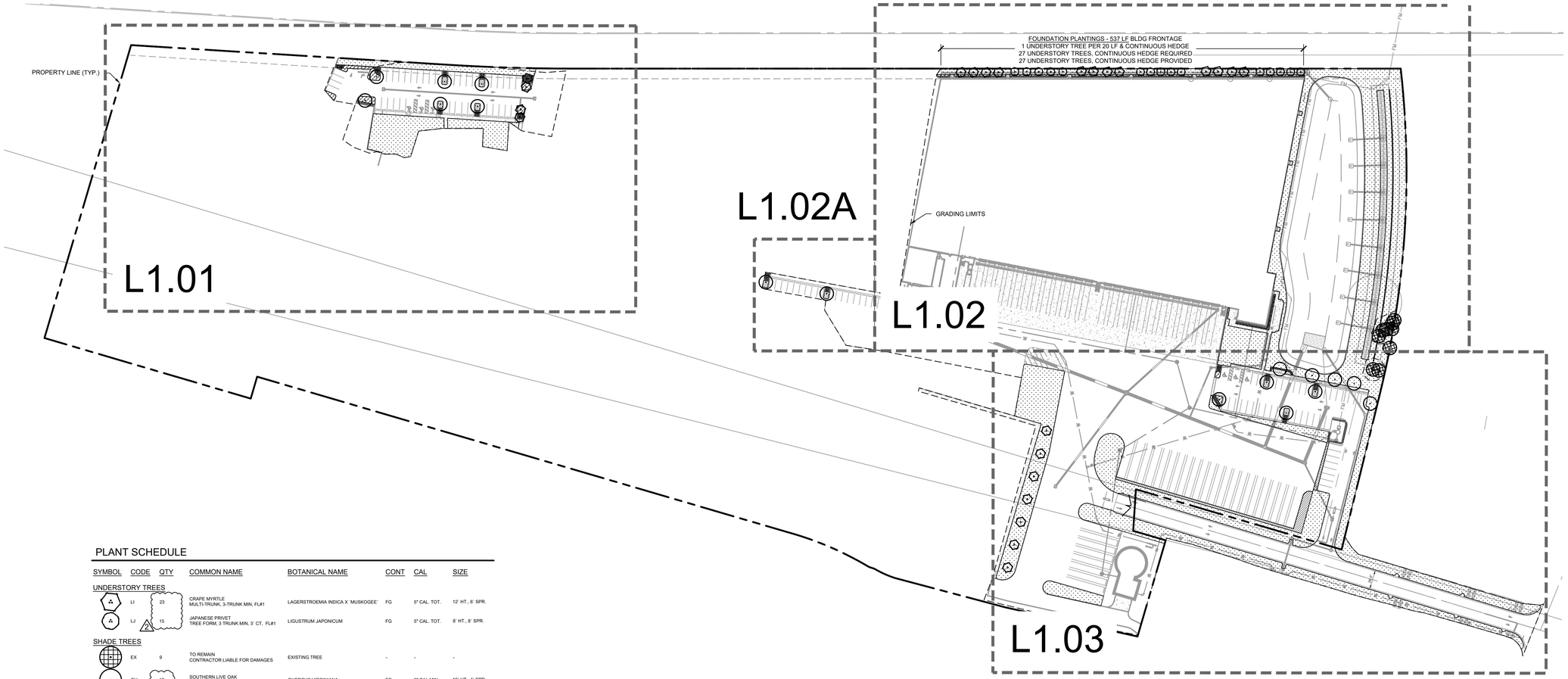
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

TREE MITIGATION NOTES AND DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L0.54

Plotted By: Frost, Joshua Sheet Set: COLD LINK PH1 Layout: L0.54 June 17, 2026 09:58:05am K:\ORL_Civil\049607003--Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets -- PH1\L0.50 -- TREE MITIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



PLANT SCHEDULE

SYMBOL	CODE	QTY	COMMON NAME	BOTANICAL NAME	CONT	CAL	SIZE
UNDERSTORY TREES							
	LI	23	CRAPE MYRTLE MULTI-TRUNK, 3-TRUNK MIN, FL#1	LAGERSTROEMIA INDICA X 'MUSKOGEE'	FG	5" CAL. TOT.	12' HT., 6' SPR.
	LJ	15	JAPANESE PRIVET TREE FORM, 3 TRUNK MIN, 3' CT, FL#1	LIGUSTRUM JAPONICUM	FG	5" CAL. TOT.	8' HT., 8' SPR.
SHADE TREES							
	EX	9	TO REMAIN CONTRACTOR LIABLE FOR DAMAGES	EXISTING TREE	-	-	-
	QV	18	SOUTHERN LIVE OAK STRAIGHT, SINGLE LEADER, FL #1, FULL	QUERCUS VIRGINIANA	FG	3" CAL MIN	10' HT., 4' SPR.
SYMBOL	**CODE**	**QTY**	**COMMON NAME**	**BOTANICAL NAME**	**CONT**	**SIZE**	**SPACING**
SHRUBS							
	PM	289	PODOCARPUS FULL	PODOCARPUS MACROPHYLLUS	7 GAL	30" FULL	30" OC
	ZF	238	COONTIE FULL	ZAMIA FLORIDANA	3 GAL	18" FULL	30" OC
GROUND COVERS							
	EB	1,333	DWARF MORNING GLORY 'BLUE MY MIND' FULL	EVOLVULUS NUTTALLIANUS 'BLUE DAZE'	1 GAL	12" SPRD MIN	18" OC
	LL	1,077	EVERGREEN GIANT LILY TURF FULL	LIROPE MUSCARI 'EVERGREEN GIANTS'	1 GAL	12" FULL	18" OC
SOD							
	PA	91,573 SF	ARGENTINE BAHIAGRASS	PASPALUM NOTATUM 'ARGENTINE'	SOD	-	-

MISC:	QTY	BOTANICAL/COMMON NAME	SPECIFICATIONS
MULCH	TBD	DESIGNER BROWN HARDWOOD MULCH	3" DEPTH MINIMUM, SHREDDED, FREE OF WEEDS/INVASIVE PLANT MATERIAL

LANDSCAPE NOTES:

1. ALL LANDSCAPE MATERIAL TO BE FLORIDA GRADE #1 OR BETTER QUALITY
2. ALL LANDSCAPED AREAS ARE TO RECEIVE A MINIMUM OF 4" OF TOPSOIL.
3. ALL PLANT MATERIAL SHALL BE HEALTHY, VIGOROUS, AND FREE OF PESTS AND DISEASE.
4. ALL MATERIALS ARE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT BEFORE, DURING, AND AFTER INSTALLATION.
5. ALL TREES MUST BE GUYED OR STAKED AS SHOWN IN THE DETAILS.
6. ALL PLANTING AREAS SHALL BE COMPLETELY MULCHED AS SPECIFIED.
7. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES AND SHALL AVOID DAMAGE TO ALL UTILITIES DURING THE COURSE OF THE WORK. LOCATIONS OF EXISTING BURIED UTILITY LINES SHOWN ON THE PLANS ARE BASED UPON BEST AVAILABLE INFORMATION AND ARE TO BE CONSIDERED APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR 1) TO VERIFY THE LOCATIONS OF UTILITY LINES ADJACENT TO THE WORK AREA 2) TO PROTECT ALL UTILITY LINES DURING THE CONSTRUCTION PERIOD 3) TO REPAIR ANY AND ALL DAMAGE TO UTILITIES, STRUCTURES, SITE APPURTENANCES, ETC. WHICH OCCURS AS A RESULT OF THE CONSTRUCTION.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING ALL QUANTITIES SHOWN ON THESE PLANS BEFORE PRICING THE WORK.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR DELIVERY SCHEDULE AND PROTECTION BETWEEN DELIVERY AND PLANTING TO MAINTAIN HEALTHY PLANT CONDITIONS.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FULLY MAINTAINING (INCLUDING BUT NOT LIMITED TO: WATERING, SPRAYING, MULCHING, FERTILIZING, ETC.) ALL OF THE PLANT MATERIALS AND LAWN FOR THE WARRANTY PERIOD.
11. ANY PLANT MATERIAL WHICH IS DISEASED, DISTRESSED, DEAD, OR REJECTED (PRIOR TO SUBSTANTIAL COMPLETION) SHALL BE PROMPTLY REMOVED FROM THE SITE AND REPLACED WITH MATERIAL OF THE SAME SPECIES, QUANTITY, AND SIZE AND MEETING ALL PLANT LIST SPECIFICATIONS.
12. THE CONTRACTOR SHALL COMPLETELY GUARANTEE ALL PLANT MATERIAL FOR WARRANTY PERIOD. THE CONTRACTOR SHALL PROMPTLY MAKE ALL REPLACEMENTS DURING THE NORMAL PLANTING SEASON.
13. STANDARDS SET FORTH IN "AMERICAN STANDARD FOR NURSERY STOCK" REPRESENT GUIDELINE SPECIFICATIONS ONLY AND SHALL CONSTITUTE MINIMUM QUALITY REQUIREMENTS FOR PLANT MATERIAL.
14. ALL LANDSCAPING SHALL BE INSTALLED ACCORDING TO SOUND NURSERY PRACTICES, AND SHALL BE FLORIDA NO. 1 OR BETTER AS GIVEN IN "GRADES AND STANDARDS FOR NURSERY PLANTS, PARTS I AND II," STATE OF FLORIDA, DEPARTMENT OF AGRICULTURE.
15. ALL INVASIVE / EXOTIC SPECIES AND PROHIBITED TREE SPECIES SHALL BE REMOVED FROM SITE, INCLUDING ROOT BALLS TO THE EXTENT POSSIBLE WITH NO DAMAGE TO ADJACENT EXISTING TREES.
16. ALL LANDSCAPE AREAS WILL BE PROVIDED WITH PERMANENT AUTOMATIC IRRIGATION SYSTEM.
17. TREE SUPPORT MATERIALS ARE TO BE REMOVED FROM EACH TREE ONCE IT IS "ESTABLISHED" (AS APPROVED BY THE LANDSCAPE ARCHITECT).
18. ALL PLANT SPECIFICATIONS IN THE PLANT SCHEDULE SHALL BE CONSIDERED THE MINIMUM ALLOWABLE SPECIFICATIONS. CONTRACTOR SHALL PROCURE PLANT MATERIALS AND UPSIZE AS NECESSARY TO MEET THE MOST STRINGENT SPECIFICATION.
19. ALL PLANTED LANDSCAPE AREAS TO HAVE 3" DEEP DESIGNER BROWN HARDWOOD MULCH TO FULLY COVER DRIP IRRIGATION & AMENDED SOILS. REPAIR AS NEEDED DURING CONSTRUCTION. SUBMIT ALTERNATIVE MULCH SPECIFICATION FOR LANDSCAPE ARCHITECT APPROVAL.

LANDSCAPE CALCULATIONS

PER "APOPKA" LAND DEVELOPMENT CODE

	REQUIRED	PROVIDED
FOUNDATION PLANTINGS 1 UNDERSTORY TREE PER 20 LF CONTINUOUS HEDGE *SECTION 5.2.5 A*	**PRIMARY FACADE - 537 LF BLDG FRONTAGE** 27 UNDERSTORY TREES, CONTINUOUS HEDGE	**PRIMARY FACADE - 537 LF BLDG FRONTAGE** 27 UNDERSTORY TREES, CONTINUOUS HEDGE
PARKING LOT 1 CANOPY TREE PER 10 SPACES 10% OF VUA INTERIOR PLANTINGS 30% OF VUA CANOPY COVERAGE *SECTION 5.2.5 B.1.C*	**COMBINED VUA - 32,943 SF** 118 PROPOSED SPACES = 12 SHADE TREES 3,294 SF OF INTERIOR PLANTINGS 9,882 SF OF CANOPY COVERAGE	**COMBINED VUA - 32,943 SF** 15 SHADE TREES, 4 UNDERSTORY TREES (2:1) 3,423 SF OF INTERIOR PLANTINGS 11,535 SF OF CANOPY COVERAGE

GRAPHIC SCALE IN FEET
0 40 80 160

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1414
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

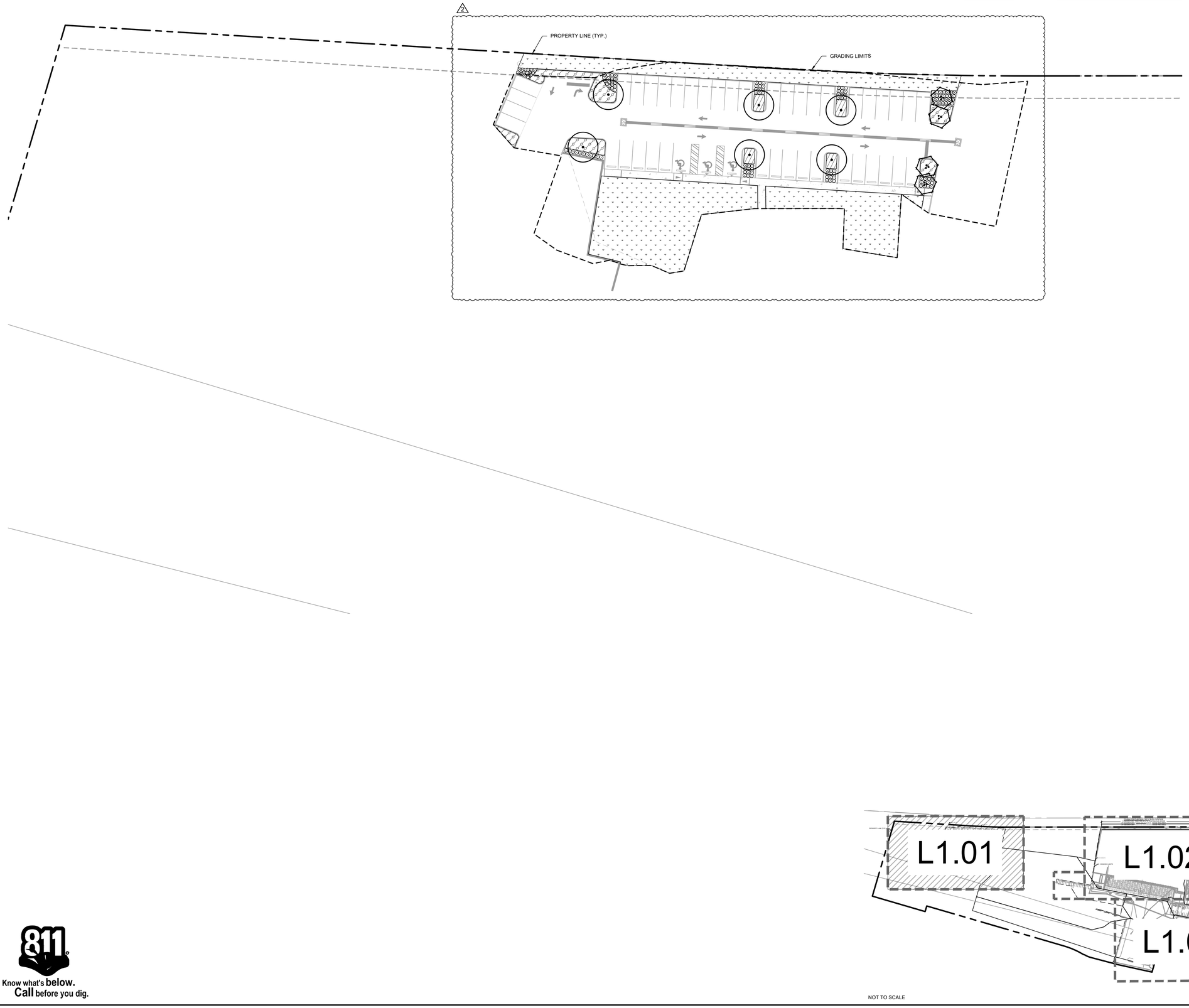
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

OVERALL LANDSCAPE PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L1.00

Plotted By:Enot, Joshua Sheet Set:COLD LINK Ph1 Layout:L1.00 June 17, 2026 09:59:25am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets - Ph1\L1.00 - LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL NAME
UNDERSTORY TREES		
	LI	LAGERSTROEMIA INDICA X 'MUSKOGEE' MULTI-TRUNK, 3-TRUNK MIN, FL#1
	LJ	LIGUSTRUM JAPONICUM TREE FORM, 3 TRUNK MIN, 3` CT, FL#1
SHADE TREES		
	EX	EXISTING TREE CONTRACTOR LIABLE FOR DAMAGES
	QV	QUERCUS VIRGINIANA STRAIGHT, SINGLE LEADER, FL #1, FULL
SHRUBS		
	PM	PODOCARPUS MACROPHYLLUS FULL
	ZF	ZAMIA FLORIDANA FULL
GROUND COVERS		
	EB	EVOLVULUS NUTTALLIANUS `BLUE DAZE` FULL
	LL	LIRIOPE MUSCARI `EVERGREEN GIANTS` FULL
SOD		
	PA	PASPALUM NOTATUM 'ARGENTINE'

NOT TO SCALE

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

CALL 2 WORKING DAYS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1414
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL

KHA PROJECT 049607003	
DATE 6/17/26	
SCALE	AS SHOWN
DESIGNED BY	AMG
DRAWN BY	AMG
CHECKED B	ZLH
DATE:	

LANDSCAPE PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L1.01

Plotted By:Ercit, Joshua Sheet Set:COLD LINK Ph1 Layout:L1.01 June 17, 2026 10:00:47am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Phase1\L1.00 — LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

FOUNDATION PLANTINGS - 537 LF BLDG FRONTAGE
1 UNDERSTORY TREE PER 20 LF & CONTINUOUS HEDGE
27 UNDERSTORY TREES, CONTINUOUS HEDGE REQUIRED
27 UNDERSTORY TREES, CONTINUOUS HEDGE PROVIDED

PROPERTY LINE (TYP.)

LIMITS OF GRADING (TYP.)

MATCHLINE 'A'

MATCHLINE; SEE SHEET L1.03

LIMITS OF GRADING (TYP.)

MATCHLINE 'A'

PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL NAME
UNDERSTORY TREES		
	LI	LAGERSTROEMIA INDICA X `MUSKOGEE` MULTI-TRUNK, 3-TRUNK MIN, FL#1
	LJ	LIGUSTRUM JAPONICUM TREE FORM, 3 TRUNK MIN, 3` CT, FL#1
SHADE TREES		
	EX	EXISTING TREE CONTRACTOR LIABLE FOR DAMAGES
	QV	QUERCUS VIRGINIANA STRAIGHT, SINGLE LEADER, FL #1, FULL
SHRUBS		
	PM	PODOCARPUS MACROPHYLLUS FULL
	ZF	ZAMIA FLORIDANA FULL
GROUND COVERS		
	EB	EVOLVULUS NUTTALLIANUS `BLUE DAZE` FULL
	LL	LIROPE MUSCARI `EVERGREEN GIANTS` FULL
SOD		
	PA	PASPALUM NOTATUM 'ARGENTINE'

L1.01 L1.02 L1.03

NOT TO SCALE

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407 898 1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED B AMG
DRAWN BY AMG
CHECKED B' ZLH

LANDSCAPE PLAN

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
L1.02

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

Plotted By: Eric.Joshua Sheet Set: COLD LINK Plt1 Layout: L1.02 June 17, 2026 10:02:32am K:\ORL_Civil\049607003_Cold Link Apopka\CADD\5. CONSTRUCTION\Plansheets - Plt1\L1.00 - LANDSCAPE PLAN.dwg

MATCHLINE SEE SHEET L1.02

LIMITS OF GRADING (TYP.)

PROPERTY LINE (TYP.)

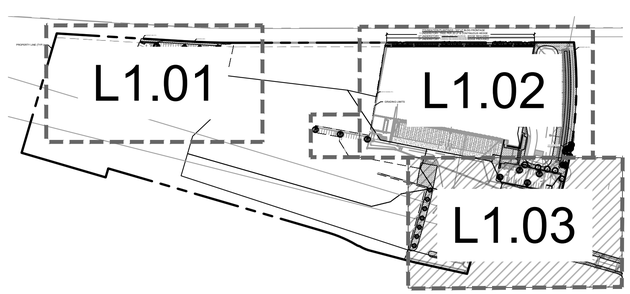
26.0'

MAYFLOWER AVENUE

LAKE VIEW DRIVE

PLANT SCHEDULE

SYMBOL	CODE	BOTANICAL NAME
UNDERSTORY TREES		
	LI	LAGERSTROEMIA INDICA X `MUSKOGEE` MULTI-TRUNK, 3-TRUNK MIN, FL#1
	LJ	LIGUSTRUM JAPONICUM TREE FORM, 3 TRUNK MIN, 3` CT, FL#1
SHADE TREES		
	EX	EXISTING TREE CONTRACTOR LIABLE FOR DAMAGES
	QV	QUERCUS VIRGINIANA STRAIGHT, SINGLE LEADER, FL #1, FULL
SHRUBS		
	PM	PODOCARPUS MACROPHYLLUS FULL
	ZF	ZAMIA FLORIDANA FULL
GROUND COVERS		
	EB	EVOLVULUS NUTTALLIANUS `BLUE DAZE` FULL
	LL	LIRIOPE MUSCARI `EVERGREEN GIANTS` FULL
SOD		
	PA	PASPALUM NOTATUM 'ARGENTINE'



NOT TO SCALE

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1414
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

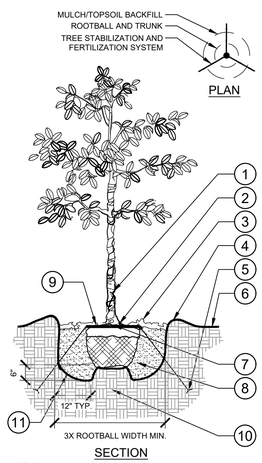
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED E ZLH

LANDSCAPE PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L1.03

Plotted By:Erict, Joshua Sheet Set:COLD LINK Ph1 Layout:L1.03 June 17, 2026 10:03:51am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Sheets — Ph1\L1.00 — LANDSCAPE PLAN.dwn
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



1. TRUNK/ROOT BALL TO BE CENTERED AND PLUMB/LEVEL IN PLANTING PIT.
2. 6" DIA. CLEAR OF MULCH AT TRUNK FLARE.
3. 3" MINIMUM MULCH AS SPECIFIED. WHERE TREES ARE PLACED IN SOD, MULCH RING FOR TREES SHALL BE 6' DIAMETER (MIN.) OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
4. 4" HIGH BERM, FIRMLY COMPACTED.
5. TREE FROG ANCHOR SYSTEM INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
6. FINISHED GRADE. (SEE GRADING PLAN)
7. TOP OF ROOTBALL MIN. 1" ABOVE FINISHED GRADE.
8. PREPARED PLANTING SOIL AS SPECIFIED.
9. TOP OF ROOTBALL SHALL BE 1" ABOVE FINISHED GRADE. ROOTBALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING. ROOTBALLS SMALLER THAN 24" IN DIAMETER MAY SIT ON COMPACTED EARTH.
10. UNDISTURBED NATIVE SOIL.
11. SCARIFY BOTTOM AND SIDES OF PLANTING PIT.

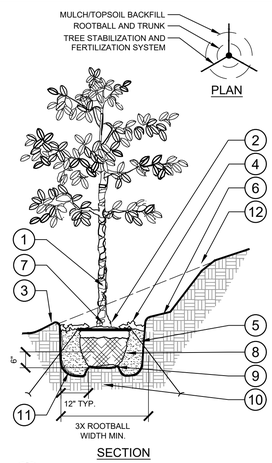
NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. PRUNE ALL TREES IN ACCORDANCE WITH ANSI A-300.

1 TREE PLANTING
L1.50 SECTION / PLAN — NTS



1. TRUNK/ROOT BALL TO BE CENTERED AND PLUMB/LEVEL IN PLANTING PIT.
2. 6" DIA. CLEAR OF MULCH AT TRUNK FLARE.
3. 3. 4" HIGH BERM, FIRMLY COMPACTED.
4. 3" MINIMUM OF HARDWOOD BARK MULCH AS SPECIFIED. WHERE TREES ARE PLACED IN SOD, MULCH RING FOR TREES SHALL BE 6' DIAMETER (MIN.) OR AS DIRECTED BY OWNER'S REPRESENTATIVE.
5. TREE FROG ANCHOR SYSTEM INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
6. 4" MIN. OF TOPSOIL TO BRING TO FINISHED GRADE. (SEE GRADING PLAN)
7. TOP OF ROOTBALL MIN. 1" ABOVE FINISHED GRADE.
8. PREPARED PLANTING SOIL AS SPECIFIED.
9. ROOTBALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING. ROOTBALLS SMALLER THAN 24" IN DIAMETER MAY SIT ON COMPACTED EARTH.
10. UNDISTURBED NATIVE SOIL.
11. SCARIFY BOTTOM AND SIDES OF PLANTING PIT.
12. CUT BACK SLOPE TO PROVIDE A FLAT SURFACE FOR PLANTING.

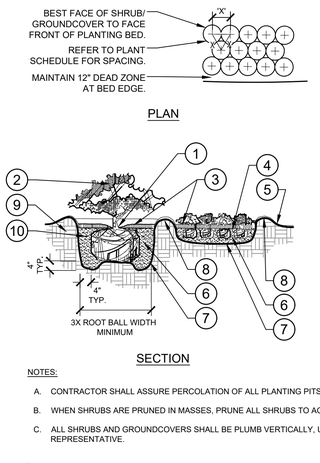
NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. PRUNE ALL TREES IN ACCORDANCE WITH ANSI A-300.

2 TREE PLANTING ON A SLOPE
L1.50 SECTION / PLAN — NTS



1. TOP OF SHRUB ROOTBALLS TO BE PLANTED 1" - 2" HIGH WITH SOIL MOUNDING UP TO THE TOP OF ROOTBALL.
2. PRUNE ALL SHRUBS TO ACHIEVE A UNIFORM MASS/HEIGHT.
3. 3" MULCH LAYER AS SPECIFIED.
4. EXCAVATE ENTIRE BED SPECIFIED FOR GROUNDCOVER BED.
5. FINISHED GRADE (SEE GRADING PLAN).
6. PREPARED PLANTING SOIL AS SPECIFIED. (SEE LANDSCAPE NOTES). NOTE: WHEN GROUND-COVERS AND SHRUBS USED IN MASSES, ENTIRE BED TO BE AMENDED WITH PLANTING SOIL MIX AS SPECIFIED.
7. SCARIFY OF PLANTING PIT SIDES AND BOTTOM.
8. 4" HIGH BERM FIRMLY COMPACTED.
9. UNDISTURBED NATIVE SOIL.
10. FERTILIZER TABLETS (MAX 3" DEEP)

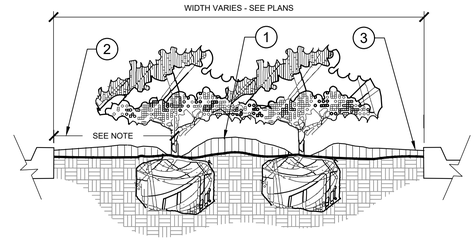
NOTES:

A. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION.

B. WHEN SHRUBS ARE PRUNED IN MASSES, PRUNE ALL SHRUBS TO ACHIEVE UNIFORM MASS / HEIGHT.

C. ALL SHRUBS AND GROUNDCOVERS SHALL BE PLUMB VERTICALLY, UNLESS OTHERWISE DIRECTED BY OWNERS REPRESENTATIVE.

3 SHRUB/GROUNDCOVER PLANTING
L1.50 SECTION / PLAN — NTS



1. CROWN ISLANDS @ 5:1 SLOPES (OR AS SPECIFIED ON THE LANDSCAPE PLANS).
2. CLEAR ZONE: 36" MIN. FROM BACK OF CURB TO CENTER OF NEAREST SHRUB. CLEAR ZONE SHALL CONTAIN 3" CONTINUOUS MULCH OR TURF, SEE PLANS.
3. 2" MIN VERTICAL CLEARANCE, TOP OF CURB TO TOP OF MULCH.

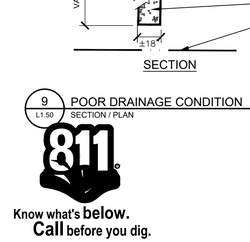
NOTES:

A. EXCAVATE A CONTINUOUS 24" DEEP PIT (FROM TOP OF CURB) FOR ENTIRE LENGTH AND WIDTH OF ISLAND & BACKFILL WITH APPROVED PLANTING MIX.

B. PROTECT AND RETAIN ALL CURBS AND BASE. COMPACTED SUBGRADE TO REMAIN FOR STRUCTURAL SUPPORT OF CURB SYSTEM (TYP).

C. ALL ISLANDS SHALL UTILIZE POOR DRAINAGE DETAIL WHEN PERCOLATION RATES ARE 2" PER HOUR OR LESS.

4 PLANTED PARKING LOT ISLANDS/MEDIANS
L1.50 SECTION — NTS



1. TOP OF SHRUB ROOTBALLS TO BE PLANTED 1" - 2" HIGH WITH SOIL MOUNDING UP TO THE TOP OF ROOTBALL.
2. PRUNE SHRUBS AS DIRECTED BY OWNER'S REPRESENTATIVE.
3. 3" MINIMUM OF MULCH AS SPECIFIED. WHERE SHRUBS ARE PLACED IN MASSES, MULCH SHALL BE SPREAD IN A CONTINUOUS BED.
4. SOIL BERM TO HOLD WATER. TOP OF PLANTING PIT 'BERM' TO BE LEVEL ACROSS PIT. SLOPE DOWNHILL PORTION OF BERM AS REQUIRED TO MEET EXISTING GRADE. MULCH OVER EXPOSED TOPSOIL.
5. FINISHED GRADE (SEE GRADING PLAN)
6. PREPARED PLANTING SOIL AS SPECIFIED. (SEE LANDSCAPE NOTES).
7. SCARIFY SIDES AND BOTTOM OF PLANTING PIT.
8. FERTILIZER TABLETS (MAX 3" DEEP).
9. UNDISTURBED NATIVE SOIL

NOTES:

A. CONTRACTOR SHALL ASSURE PERCOLATION OF ALL PLANTING PITS PRIOR TO INSTALLATION.

B. WHEN SHRUBS ARE PRUNED IN MASSES, PRUNE ALL SHRUBS TO ACHIEVE UNIFORM MASS / HEIGHT.

C. ALL SHRUBS AND GROUNDCOVERS SHALL BE PLUMB VERTICALLY, UNLESS OTHERWISE DIRECTED BY OWNERS REPRESENTATIVE.

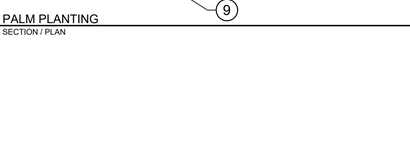
5 SHRUB/GROUNDCOVER PLANTING ON A SLOPE
L1.50 SECTION — NTS



NOTES:

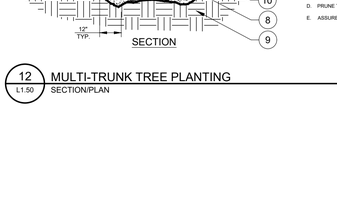
1. CLEAR ZONE: 36" MIN. FROM BUILDING TO CENTER OF NEAREST SHRUB.
2. INSTALL SPECIFIED MULCH: 24" MIN. FROM BUILDING. SPECIFIED MULCH TO BE INSTALLED AT A DEPTH OF 3" (MIN.)

6 PLANTINGS ADJACENT TO BUILDINGS
L1.50 SECTION — NTS



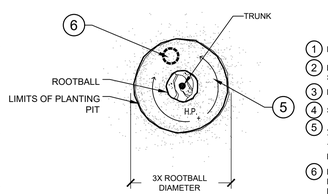
1. INSTALL CONTINUOUS MULCH BED ADJACENT TO PARKING SPACES AS SHOWN. MULCH SHALL BE MIN. 3" DEEP. NO POP-UP IRRIGATION HEADS SHALL BE LOCATED WITHIN 24" OF A PARKING SPACE ON ANY SIDE.
2. CURB / PARKING LOT EDGE.

7 PARKING SPACE/CURB PLANTING
L1.50 SECTION — NTS



1. FIRE HYDRANT.
2. NO PLANT EXCEEDING 12" MATURE HEIGHT MATERIAL SHALL BE PLACED WITHIN SHOWN RADIUS OF ALL PROPOSED OR EXISTING FIRE HYDRANTS. CONTRACTOR SHALL ADJUST PLANT MATERIAL SO THAT NO CONFLICTS WITH FIRE HYDRANTS OCCUR ON SITE.
3. FRONT OF HYDRANT (TOWARD CURB)

8 SHRUB PLANTING AT FIRE HYDRANT
L1.50 SECTION / PLAN — NTS



1. 6'H "PERIMETER PLUS" CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
2. 8' TALL METAL "T" POSTS ON 2' x 2' X 8' PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

INSTALLATION NOTES:

A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL "T" POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.

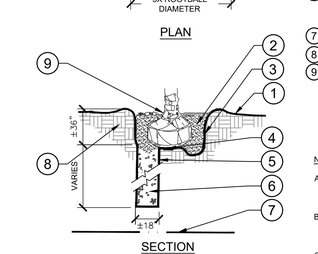
B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.

C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).

D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO BE USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

10 TREE PROTECTION FENCING
L1.50 ELEVATION / PLAN — NTS



1. FINISH GRADE (SEE GRADING PLANS).
2. BACKFILL WITH PREPARED PLANTING SOIL MIX AS SPECIFIED.
3. FILTER CLOTH, MIRAFI 500X OR BETTER.
4. SLOPE BOTTOM TO DRAIN.
5. AUGURED HOLE Ø ±18" PENETRATE THROUGH OCCLUDING LAYER TO WATER TABLE OR TO A DEPTH OF 7' TO ASSURE PROPER PERCOLATION.
6. BACKFILL WITH 1/2" - 3/4" GRAVEL TO REQUIRED DEPTH THROUGH OCCLUDING LAYER TO ASSURE PROPER PERCOLATION.
7. WATER TABLE. (DEPTH VARIES)
8. UNDISTURBED NATIVE SOIL.
9. SET ROOTBALL ON UNDISTURBED STABLE SUBSOIL SO THAT TOP OF ROOT BALL IS 1" ABOVE FINISHED GRADE.

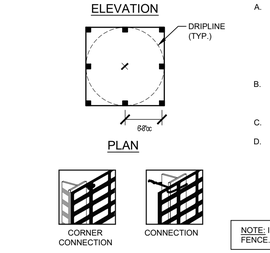
NOTES:

A. THIS DETAIL SHALL BE IMPLEMENTED WHERE PERCOLATION RATES ARE 2" PER HOUR OR LESS.

B. CONTRACTOR TO PERFORM PERCOLATION TEST AS REQUIRED. AND NOTIFY OWNER/LANDSCAPE ARCHITECT.

C. SEE TYPICAL TREE PLANTING DETAIL THIS SHEET FOR PLANT STAKING.

9 POOR DRAINAGE CONDITION
L1.50 SECTION / PLAN — NTS



1. BASE OF TREE SHALL BE PLANTED SLIGHTLY ABOVE (1" MIN.) ADJACENT FINISH GRADE. REMOVE ALL TWINE & STRAPS & CUT BURLAP FROM TOP 1/3 OF ROOT BALL. NO SYNTHETIC BURLAP WILL BE ACCEPTED.
2. 4" SHREDDED HARDWOOD MULCH OR APPROVED EQUAL.
3. DIAMETER OF TREE PIT TO BE TWICE THE DIAMETER OF ROOT BALL-ROUGHEN SIDES OF TREE PIT.
4. 3" HIGH SOIL BERM TO HOLD WATER.
5. TOPSOIL MIX BACKFILL.
6. TREE WRAP.
7. 4" MIN. OF TOPSOIL TO BRING TO FINISHED GRADE (SEE GRADING PLAN).
8. ROOT BALLS GREATER THAN 24" DIAMETER SHALL BE PLACED ON MOUND OF UNDISTURBED SOIL TO PREVENT SETTLING ROOT BALLS SMALLER THAN 24" IN DIA. MAY SIT ON COMPACTED EARTH.
9. UNDISTURBED SUBSOIL.
10. PREPARE PLANTING SOIL AS SPECIFIED.
11. **Tree Frog® RBK40pt** FOR UP TO 4" TREE CALIPER OR **Tree Frog® RBK60pt** FOR GREATER THAN 4" AND UP TO 6" TREE CALIPER. REFER TO SITEWORK SPECIFICATIONS FOR APPROVED MATERIALS AND INSTALLATION REQUIREMENTS.

NOTES:

A. FINAL TREE STAKING DETAILS AND PLACEMENT TO BE APPROVED BY OWNER.

B. SET TREE AT ORIGINAL DEPTH. REMOVE BURLAP, WIRE AND STRAPS (ANYTHING THAT COULD GIRDLE TREE OR RESTRICT ROOT GROWTH) ON UPPER 1/3 OF ROOTBALL.

C. SEE LANDSCAPE NOTES FOR THE TYPE OF MULCH MATERIAL TO USE.

D. PRUNE TREE AS DIRECTED BY LANDSCAPE ARCHITECT

E. ASSURE PERCOLATION OF ALL PLANTING PITS

11 PALM PLANTING
L1.50 SECTION / PLAN — NTS

12 MULTI-TRUNK TREE PLANTING
L1.50 SECTION/PLAN — NTS

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407-427-1515
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY ON THE DATE ADJACENT TO THE SEAL. SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

APOPKA COLD STORAGE
APOPKA FLORIDA

LANDSCAPE DETAILS

SHEET NUMBER
L1.50

Plotted By:Fred, Joshua Sheet Set:COLD LINK Plot Layout:L1.50 June 17, 2026 10:03:56am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets — PH1\L1.00 — LANDSCAPE PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

GENERAL LANDSCAPE SPECIFICATIONS AND NOTES

A. SCOPE OF WORK

1. THE WORK CONSISTS OF: FURNISHING ALL LABOR, MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION, AND ANY OTHER APPURTENANCES NECESSARY FOR THE COMPLETION OF THIS PROJECT AS SHOWN ON THE DRAWINGS, AS INCLUDED IN THE PLANT LIST, AND AS SPECIFIED HEREIN.

2. WORK SHALL INCLUDE MAINTENANCE AND WATERING OF ALL CONTRACT PLANTING AREAS UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER.

B. PROTECTION OF EXISTING STRUCTURES

1. ALL EXISTING BUILDINGS, WALKS, WALLS, PAVING, PIPING, OTHER SITE CONSTRUCTION ITEMS, AND PLANTING ALREADY COMPLETED OR ESTABLISHED AND DESIGNATED TO REMAIN SHALL BE PROTECTED FROM DAMAGE BY THE CONTRACTOR UNLESS OTHERWISE SPECIFIED. ALL DAMAGE RESULTING FROM NEGLIGENCE SHALL BE REPAIRED OR REPLACED TO THE SATISFACTION OF THE OWNER, AT NO COST TO THE OWNER.

2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING ALL NECESSARY BMP DEVICES ACCORDING TO ALL REGULATORY AGENCY'S STANDARDS THROUGH THE DURATION OF ALL CONSTRUCTION ACTIVITIES.

3. THE CONTRACTOR SHALL SUBMIT A DETAILED PROJECT SPECIFIC WORK ZONE TRAFFIC CONTROL PLAN UNLESS THE WORK REQUIRES NOTHING MORE THAN A DIRECT APPLICATION OF FDOT DESIGN STANDARDS, INDEX 600. IF A DIRECT APPLICATION OF INDEX 600 IS PROPOSED, THE CONTRACTOR SHALL SUBMIT IN WRITING A STATEMENT INDICATING THE STANDARD INDEX AND PAGE NUMBER NO LESS THAN 10 BUSINESS DAYS PRIOR TO START OF CONSTRUCTION. WHEN A DIRECT APPLICATION OF FDOT STANDARD INDEX 600 IS NOT ACCEPTABLE A PROJECT SPECIFIC WORK ZONE TRAFFIC CONTROL PLAN SHALL BE PREPARED BY A FLORIDA PROFESSIONAL ENGINEER WHO HAS SUCCESSFULLY COMPLETED ADVANCED TRAINING IN MAINTENANCE OF TRAFFIC, AS DEFINED BY FDOT FOR APPROVAL BY THE COUNTY ENGINEER'S REPRESENTATIVE.

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL UTILITIES, WHETHER PUBLIC OR PRIVATE, PRIOR TO EXCAVATION. THE INFORMATION AND DATA SHOWN WITH RESPECT TO EXISTING UNDERGROUND FACILITIES AT OR CONTIGUOUS TO THE SITE IS APPROXIMATE AND BASED ON INFORMATION FURNISHED BY THE OWNER OF SUCH UNDERGROUND FACILITIES OR ON PHYSICAL APPURTENANCES OBSERVED IN THE FIELD. THE OWNER AND DESIGN PROFESSIONAL SHALL NOT BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF ANY SUCH INFORMATION OR DATA. THE CONTRACTOR SHALL HAVE FULL RESPONSIBILITY FOR, REVIEWING AND CHECKING ALL SUCH INFORMATION AND DATA; LOCATING ALL UNDERGROUND FACILITIES DURING CONSTRUCTION; THE SAFETY AND PROTECTION THEREOF; REPAIRING ANY DAMAGE THERETO RESULTING FROM THE WORK. THE COST OF ALL WILL BE CONSIDERED AS HAVING BEEN INCLUDED IN THE CONTRACT PRICE. THE CONTRACTOR SHALL NOTIFY ANY AFFECTED UTILITY COMPANIES OR AGENCIES IN WRITING AT LEAST 48 HOURS PRIOR TO BEGINNING CONSTRUCTION.

C. PROTECTION OF EXISTING PLANT MATERIALS

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNAUTHORIZED CUTTING OR DAMAGE TO TREES AND SHRUBS EXISTING OR OTHERWISE, CAUSED BY CARELESS EQUIPMENT OPERATION, MATERIAL STOCKPILING, ETC... THIS SHALL INCLUDE COMPACTION BY DRIVING OR PARKING INSIDE THE DRIP-LINE AND SPILLING OIL, GASOLINE, OR OTHER DELETERIOUS MATERIALS WITHIN THE DRIP-LINE. NO MATERIALS SHALL BE BURNED ON SITE. EXISTING TREES KILLED OR DAMAGED SO THAT THEY ARE MISSHAPEN AND/OR UNSIGHTLY SHALL BE REPLACED AT THE COST TO THE CONTRACTOR OF THREE HUNDRED DOLLARS ($300) PER CALIPER INCH ON AN ESCALATING SCALE WHICH ADDS AN ADDITIONAL TWENTY (20) PERCENT PER INCH OVER FOUR (4) INCHES CALIPER AS FIXED AND AGREED LIQUIDATED DAMAGES. CALIPER SHALL BE MEASURED SIX (6) INCHES ABOVE GROUND LEVEL FOR TREES UP TO AND INCLUDING FOUR (4) INCHES IN CALIPER AND TWELVE (12) INCHES ABOVE GROUND LEVEL FOR TREES OVER FOUR (4) INCHES IN CALIPER.

2. SEE TREE MITIGATION PLAN AND NOTES, IF APPLICABLE.

D. MATERIALS

1. GENERAL

MATERIAL SAMPLES LISTED BELOW SHALL BE SUBMITTED FOR APPROVAL, ON SITE OR AS DETERMINED BY THE OWNER. UPON APPROVAL, DELIVERY OF MATERIALS MAY COMMENCE.

MATERIAL	SAMPLE SIZE
MULCH	ONE (1) CUBIC FOOT
TOPSOIL MIX	ONE (1) CUBIC FOOT
PLANTS	ONE (1) OF EACH VARIETY (OR TAGGED IN NURSERY)

2. PLANT MATERIALS

a. PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH GRADES AND STANDARDS FOR NURSERY PLANTS, LATEST EDITION, PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. ALL PLANTS SHALL BE FLORIDA GRADE NO. 1 OR BETTER AS DETERMINED BY THE FLORIDA DIVISION OF PLANT INDUSTRY. ALL PLANTS SHALL BE HEALTHY, VIGOROUS, SOUND, WELL-BRANCHED, AND FREE OF DISEASE AND INSECTS, INSECT EGGS AND LARVAE AND SHALL HAVE ADEQUATE ROOT SYSTEMS. TREES FOR PLANTING IN ROWS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER. WHERE ANY REQUIREMENTS ARE OMITTED FROM THE PLANT LIST, THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY. PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY WITH APPROVAL FROM OWNER OR OWNER'S REPRESENTATIVE. NO SUBSTITUTIONS SHALL BE MADE WITHOUT WRITTEN PERMISSION FROM THE OWNER'S REPRESENTATIVE.

b. MEASUREMENTS: THE HEIGHT AND/OR WIDTH OF TREES SHALL BE MEASURED FROM THE GROUND OR ACROSS THE NORMAL SPREAD OF BRANCHES WITH THE PLANTS IN THEIR NORMAL POSITION. THIS MEASUREMENT SHALL NOT INCLUDE THE IMMEDIATE TERMINAL GROWTH. PLANTS LARGER IN SIZE THAN THOSE SPECIFIED IN THE PLANT LIST MAY BE USED IF APPROVED BY THE OWNER. IF THE USE OF LARGER PLANTS IS APPROVED, THE BALL OF EARTH OR SPREAD OF ROOTS SHALL BE INCREASED IN PROPORTION TO THE SIZE OF THE PLANT.

c. INSPECTION: PLANTS SHALL BE SUBJECT TO INSPECTION AND APPROVAL AT THE PLACE OF GROWTH, OR UPON DELIVERY TO THE SITE, AS DETERMINED BY THE OWNER, FOR QUALITY, SIZE, AND VARIETY. SUCH APPROVAL SHALL NOT IMPAIR THE RIGHT OF INSPECTION AND REJECTION AT THE SITE DURING PROGRESS OF THE WORK OR AFTER COMPLETION FOR SIZE AND CONDITION OF ROOT BALLS OR ROOTS, LATENT DEFECTS OR INJURIES. REJECTED PLANTS SHALL BE REMOVED IMMEDIATELY FROM THE SITE. NOTICE REQUESTING INSPECTION SHALL BE SUBMITTED IN WRITING BY THE CONTRACTOR AT LEAST ONE (1) WEEK PRIOR TO ANTICIPATED DATE.

E. SOIL MIXTURE (PLANTING MEDIUM, PLANTING MIX, TOPSOIL MIX)

1. CONTRACTOR SHALL TEST EXISTING SOIL AND AMEND AS NECESSARY IN ACCORDANCE WITH THE GUIDELINES BELOW:

2. SOIL MIXTURE (PLANTING MEDIUM FOR PLANT PITS) SHALL CONSIST OF TWO PARTS OF TOPSOIL AND ONE PART SAND, AS DESCRIBED BELOW. CONTRACTOR TO SUBMIT SAMPLES AND PH TESTING RESULTS OF SOIL MIXTURE FOR OWNER'S REPRESENTATIVE APPROVAL PRIOR TO PLANT INSTALLATION OPERATIONS COMMENCE.

a. TOPSOIL FOR USE IN PREPARING SOIL MIXTURE FOR BACKFILLING PLANT PITS SHALL BE FERTILE, FRIABLE, AND OF A LOAMY CHARACTER; REASONABLY FREE OF SUBSOIL, CLAY LUMPS, BRUSH WEEDS AND OTHER LITTER; FREE OF ROOTS, STUMPS, STONES LARGER THAN 2" IN ANY DIRECTION, AND OTHER EXTRANEOUS OR TOXIC MATTER HARMFUL TO PLANT GROWTH. IT SHALL CONTAIN THREE (3) TO FIVE (5) PERCENT DECOMPOSED ORGANIC MATTER AND HAVE A PH BETWEEN 5.5 AND 7.0.

b. SAND SHALL BE COARSE, CLEAN, WELL-DRAINING, NATIVE SAND.

c. SOIL AMENDMENT (IF NEEDED PER SOIL TESTING) THE CONTRACTOR SHALL FURNISH AND INSTALL A 3" LAYER OF AMENDED PLANTING SOIL IN ALL PLANTING BEDS, EXCLUDING SOD AREAS. THE AMENDED PLANTING SOIL SHALL BE COMPOSED OF 35% FERTICOMP 20% FLORIDA PEAT 45% SANDY LOAM. THE AMENDED PLANTING SOIL SHALL BE MIXED INTO THE BEDS UPON PLANTING.

2. TREES SHALL BE PLANTED IN THE EXISTING NATIVE SOIL ON SITE, UNLESS DETERMINED TO BE UNSUITABLE - AT WHICH POINT THE CONTRACTOR SHALL CONTACT OWNER'S REPRESENTATIVE TO DISCUSS ALTERNATE RECOMMENDATION PRIOR TO PLANTING (SUBMIT SOIL TESTING RESULTS AFTER INCORPORATING AMENDMENTS TO DEMNSTRATE COMPLIANCE WITH SOIL QUALITY REQUIREMENTS .

F. WATER

1. WATER NECESSARY FOR PLANTING AND MAINTENANCE SHALL BE OF SATISFACTORY QUALITY TO SUSTAIN ADEQUATE PLANT GROWTH AND SHALL NOT CONTAIN HARMFUL, NATURAL OR MAN-MADE ELEMENTS DETRIMENTAL TO PLANTS. WATER MEETING THE ABOVE STANDARD SHALL BE OBTAINED ON THE SITE FROM THE OWNER, IF AVAILABLE, AND THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE ARRANGEMENTS FOR ITS USE BY HIS TANKS, HOSES, SPRINKLERS, ETC.... IF SUCH WATER IS NOT AVAILABLE AT THE SITE, THE CONTRACTOR SHALL PROVIDE SATISFACTORY WATER FROM SOURCES OFF THE SITE AT NO ADDITIONAL COST TO THE OWNER.

* WATERING/IRRIGATION RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

G. FERTILIZER

CONTRACTOR SHALL PROVIDE FERTILIZER APPLICATION SCHEDULE TO OWNER, AS APPLICABLE TO SOIL TYPE, PLANT INSTALLATION TYPE, AND SITE'S PROPOSED USE. SUGGESTED FERTILIZER TYPES SHALL BE ORGANIC OR OTHERWISE NATURALLY-DERIVED.

* FERTILIZER RESTRICTIONS MAY APPLY - REFER TO PROPERTY'S JURISDICTIONAL AUTHORITY.

H. MULCH

1. MULCH MATERIAL SHALL BE MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT, AND APPLIED AT A DEPTH OF THREE (3) INCHES. CLEAR MULCH FROM EACH PLANT'S CROWN (BASE). MULCH SHALL BE "FLORIMULCH," EUCALYPTUS MULCH, OR SIMILAR SUSTAINABLY HARVESTED MULCH UNLESS SPECIFIED OTHERWISE.

2. PROVIDE A THREE (3) INCH MINIMUM LAYER OF SPECIFIED MULCH OVER THE ENTIRE AREA OF EACH SHRUB BED, GROUND COVER, VINE BED, AND TREE PIT (6' MINIMUM) PLANTED UNDER THIS CONTRACT.

I. DIGGING AND HANDLING

1. PROTECT ROOTS OR ROOT BALLS OF PLANTS AT ALL TIMES FROM SUN, DRYING WINDS, WATER AND FREEZING, AS NECESSARY UNTIL PLANTING. PLANT MATERIALS SHALL BE ADEQUATELY PACKED TO PREVENT DAMAGE DURING TRANSIT. TREES TRANSPORTED MORE THAN TEN (10) MILES OR WHICH ARE NOT PLANTED WITHIN THREE (3) DAYS OF DELIVERY TO THE SITE SHALL BE SPRAYED WITH AN ANTITRANSPIRANT PRODUCT ("WILTPRUF" OR EQUAL) TO MINIMIZE TRANSPIRATIONAL WATER LOSS.

2. BALLED AND BURLAPPED (B&B), AND FIELD GROWN (FG) PLANTS SHALL BE DUG WITH FIRM, NATURAL BALLS OF SOIL OF SUFFICIENT SIZE TO ENCOMPASS THE FIBROUS AND FEEDING ROOTS OF THE PLANTS. NO PLANTS MOVED WITH A ROOT BALL SHALL BE PLANTED IF THE BALL IS CRACKED OR BROKEN. PLANTS SHALL NOT BE HANDLED BY STEMS.

3. PLANTS MARKED "BR" IN THE PLANT LIST SHALL BE DUG WITH BARE ROOTS. CARE SHALL BE EXERCISED THAT THE ROOTS DO NOT DRY OUT DURING TRANSPORTATION AND PRIOR TO PLANTING.

4. PROTECTION OF PALMS: ONLY A MINIMUM OF FRONDS SHALL BE REMOVED FROM THE CROWN OF THE PALM TREES TO FACILITATE MOVING AND HANDLING. CLEAR TRUNK (CT) SHALL BE AS SPECIFIED AFTER THE MINIMUM OF FRONDS HAVE BEEN REMOVED. ALL PALMS SHALL BE BRACED PER PALM PLANTING DETAIL.

5. EXCAVATION OF TREE PITS SHALL BE PERFORMED USING EXTREME CARE TO AVOID DAMAGE TO SURFACE AND SUBSURFACE ELEMENTS SUCH AS UTILITIES OR HARDSCAPE ELEMENTS, FOOTERS AND PREPARED SUB-BASES.

J. CONTAINER GROWN STOCK

1. ALL CONTAINER GROWN MATERIAL SHALL BE HEALTHY, VIGOROUS, WELL-ROOTED PLANTS ESTABLISHED IN THE CONTAINER IN WHICH THEY ARE SOLD. THE PLANTS SHALL HAVE TOPS WHICH ARE OF GOOD QUALITY AND ARE IN A HEALTHY GROWING CONDITION.

2. AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND GROWN IN THAT CONTAINER SUFFICIENTLY LONG ENOUGH FOR THE NEW FIBROUS ROOTS TO HAVE DEVELOPED SO THAT THE ROOT MASS WILL RETAIN ITS SHAPE AND HOLD TOGETHER WHEN REMOVED FROM THE CONTAINER. CONTAINER GROWN STOCK SHALL NOT BE HANDLED BY THEIR STEMS.

3. ROOT BOUND PLANTS ARE NOT ACCEPTABLE AND WILL BE REJECTED.

4. RPG= "ROOTS PLUS GROWER" CONTAINER PRODUCTS SHALL BE USED WHERE SPECIFIED.

K. COLLECTED STOCK

WHEN THE USE OF COLLECTED STOCK IS PERMITTED AS INDICATED BY THE OWNER OR OWNER'S REPRESENTATIVE, THE MINIMUM SIZES OF ROOTBALLS SHALL BE EQUAL TO THAT SPECIFIED FOR THE NEXT LARGER SIZE OF NURSERY GROWN STOCK OF THE SAME VARIETY.

L. NATIVE STOCK

PLANTS COLLECTED FROM WILD OR NATIVE STANDS SHALL BE CONSIDERED NURSERY GROWN WHEN THEY HAVE BEEN SUCCESSFULLY RE-ESTABLISHED IN A NURSERY ROW AND GROWN UNDER REGULAR NURSERY CULTURAL PRACTICES FOR A MINIMUM OF TWO (2) GROWING SEASONS AND HAVE ATTAINED ADEQUATE ROOT AND TOP GROWTH TO INDICATE FULL RECOVERY FROM TRANSPLANTING INTO THE NURSERY ROW.

M. MATERIALS LIST

QUANTITIES NECESSARY TO COMPLETE THE WORK ON THE DRAWINGS SHALL BE FURNISHED BY THE CONTRACTOR. QUANTITY ESTIMATES HAVE BEEN MADE CAREFULLY, BUT THE LANDSCAPE ARCHITECT OR OWNER ASSUMES NO LIABILITY FOR OMISSIONS OR ERRORS. SHOULD A DISCREPANCY OCCUR BETWEEN THE PLANS AND THE PLANT LIST QUANTITY, THE OWNER'S REPRESENTATIVE SHALL BE NOTIFIED FOR CLARIFICATION PRIOR TO BIDDING OR INSTALLATION. ALL DIMENSIONS AND/OR SIZES SPECIFIED SHALL BE THE MINIMUM ACCEPTABLE SIZE.

N. FINE GRADING

1. FINE GRADING UNDER THIS CONTRACT SHALL CONSIST OF FINAL FINISHED GRADING OF LAWN AND PLANTING AREAS THAT HAVE BEEN ROUGH GRADED BY OTHERS. BERMING AS SHOWN ON THE DRAWINGS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR, UNLESS OTHERWISE NOTED.

2. THE CONTRACTOR SHALL FINE GRADE THE LAWN AND PLANTING AREAS TO BRING THE ROUGH GRADE UP TO FINAL FINISHED GRADE ALLOWING FOR THICKNESS OF SOD AND/OR MULCH DEPTH. CONTRACTOR SHALL FINE GRADE BY HAND AND/OR WITH ALL EQUIPMENT NECESSARY INCLUDING A GRADING TRACTOR WITH FRONT-END LOADER FOR TRANSPORTING SOIL WITHIN THE SITE.

3. ALL PLANTING AREAS SHALL BE GRADED AND MAINTAINED FOR POSITIVE DRAINAGE TO SURFACE/SUBSURFACE STORM DRAIN SYSTEMS. AREAS ADJACENT TO BUILDINGS SHALL SLOPE AWAY FROM THE BUILDINGS. REFER TO CIVIL ENGINEER'S PLANS FOR FINAL GRADES, IF APPLICABLE.

O. PLANTING PROCEDURES

1. CLEANING UP BEFORE COMMENCING WORK: THE CONTRACTOR SHALL CLEAN WORK AND SURROUNDING AREAS OF ALL RUBBISH OR OBJECTIONABLE MATTER DAILY. ALL MORTAR, CEMENT, AND TOXIC MATERIAL SHALL BE REMOVED FROM THE SURFACE OF ALL PLANT BEDS. THESE MATERIALS SHALL NOT BE MIXED WITH THE SOIL. SHOULD THE CONTRACTOR FIND SUCH SOIL CONDITIONS BENEATH THE SOIL WHICH WILL IN ANY WAY ADVERSELY AFFECT THE PLANT GROWTH, HE SHALL IMMEDIATELY CALL IT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE. FAILURE TO DO SO BEFORE PLANTING SHALL MAKE THE CORRECTIVE MEASURES THE RESPONSIBILITY OF THE CONTRACTOR.

2. VERIFY LOCATIONS OF ALL UTILITIES, CONDUITS, SUPPLY LINES AND CABLES, INCLUDING BUT NOT LIMITED TO: ELECTRIC, GAS (LINES AND TANKS), WATER, SANITARY SEWER, STORMWATER SYSTEMS, CABLE, AND TELEPHONE. PROPERLY MAINTAIN AND PROTECT EXISTING UTILITIES. CALL SUNSHINE STATE ONE CALL OF FLORIDA, INC. (811) TO LOCATE UTILITIES AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.

3. SUBGRADE EXCAVATION: CONTRACTOR IS RESPONSIBLE TO REMOVE ALL EXISTING AND IMPORTED LIMEROCK AND LIMEROCK SUB-BASE FROM ALL LANDSCAPE PLANTING AREAS TO A MINIMUM DEPTH OF 36" OR TO NATIVE SOIL. CONTRACTOR IS RESPONSIBLE TO BACKFILL THESE PLANTING AREAS TO ROUGH FINISHED GRADE WITH CLEAN TOPSOIL FROM AN ON-SITE SOURCE OR AN IMPORTED SOURCE. IF LIMEROCK OR OTHER ADVERSE CONDITIONS OCCUR IN PLANTED AREAS AFTER 36" DEEP EXCAVATION BY THE CONTRACTOR, AND POSITIVE DRAINAGE CAN NOT BE ACHIEVED, CONTRACTOR SHALL UTILIZE POOR DRAINAGE CONDITION PLANTING DETAIL.

4. FURNISH NURSERY'S CERTIFICATE OF COMPLIANCE WITH ALL REQUIREMENTS AS SPECIFIED HEREIN. INSPECT AND SELECT PLANT MATERIALS BEFORE PLANTS ARE DUG AT NURSERY OR GROWING SITE.

5. COMPLY WITH APPLICABLE FEDERAL, STATE, COUNTY, AND LOCAL REGULATIONS GOVERNING LANDSCAPE MATERIALS AND WORK. CONFORM TO ACCEPTED HORTICULTURAL PRACTICES AS USED IN THE TRADE. UPON ARRIVAL AT THE SITE, PLANTS SHALL BE THOROUGHLY WATERED AND PROPERLY MAINTAINED UNTIL PLANTED. PLANTS STORED ONSITE SHALL NOT REMAIN UNPLANTED OR APPROPRIATELY HEALED IN FOR A PERIOD EXCEEDING TWENTY-FOUR (24) HOURS. AT ALL TIMES WORKMANLIKE METHODS CUSTOMARY IN GOOD HORTICULTURAL PRACTICES SHALL BE EXERCISED.

6. THE WORK SHALL BE COORDINATED WITH OTHER TRADES TO PREVENT CONFLICTS. COORDINATE PLANTING WITH IRRIGATION WORK TO ASSURE AVAILABILITY OF WATER AND PROPER LOCATION OF IRRIGATION APPURTENANCES AND PLANTS.

7. ALL PLANTING PITS SHALL BE EXCAVATED TO SIZE AND DEPTH IN ACCORDANCE WITH THE USA STANDARD FOR NURSERY STOCK 260.1, UNLESS SHOWN OTHERWISE ON THE DRAWINGS, AND BACK FILLED WITH THE PREPARED PLANTING SOIL MIXTURE AS SPECIFIED IN SECTION E. TEST ALL TREE PITS WITH WATER BEFORE PLANTING TO ASSURE PROPER DRAINAGE PERCOLATION IS AVAILABLE. NO ALLOWANCE WILL BE MADE FOR LOST PLANTS DUE TO IMPROPER DRAINAGE. IF POOR DRAINAGE EXISTS, UTILIZE "POOR DRAINAGE CONDITION" PLANTING DETAIL. TREES SHALL BE SET PLUMB AND HELD IN POSITION UNTIL THE PLANTING MIXTURE HAS BEEN FLUSHED INTO PLACE WITH A SLOW, FULL HOSE STREAM. ALL PLANTING SHALL BE PERFORMED BY PERSONNEL FAMILIAR WITH PLANTING PROCEDURES AND UNDER THE SUPERVISION OF A QUALIFIED LANDSCAPE FOREMAN. PROPER "JETTING IN" SHALL BE ASSURED TO ELIMINATE AIR POCKETS AROUND THE ROOTS. "JET STICK" OR EQUAL IS RECOMMENDED.

8. TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO BUILDINGS AND BUILDING STRUCTURES WHILE INSTALLING TREES.

9. SOIL MIXTURE SHALL BE AS SPECIFIED IN SECTION E OF THESE SPECIFICATIONS.

10. TREES AND SHRUBS SHALL BE SET STRAIGHT AT AN ELEVATION THAT, AFTER SETTLEMENT, THE PLANT CROWN WILL STAND ONE (1) TO TWO (2) INCHES ABOVE GRADE. EACH PLANT SHALL BE SET IN THE CENTER OF THE PIT. PLANTING SOIL MIXTURE SHALL BE BACK FILLED, THOROUGHLY TAMPED AROUND THE BALL, AND SETTLED BY WATER (AFTER TAMPING).

11. AMEND PINE AND OAK PLANT PITS WITH ECTOMYCORRHIZAL SOIL APPLICATION PER MANUFACTURER'S RECOMMENDATION. ALL OTHER PLANT PITS SHALL BE AMENDED WITH ENDOMYCORRHIZAL SOIL APPLICATION PER MANUFACTURER'S RECOMMENDATION. PROVIDE PRODUCT INFORMATION SUBMITTAL PRIOR TO INOCULATION.

12. FILL HOLE WITH SOIL MIXTURE, MAKING CERTAIN ALL SOIL IS SATURATED. TO DO THIS, FILL HOLE WITH WATER AND ALLOW TO SOAK MINIMUM TWENTY (20) MINUTES, STIRRING IF NECESSARY TO GET SOIL THOROUGHLY WET. PACK LIGHTLY WITH FEET, ADD MORE WET SOIL MIXTURE. DO NOT COVER TOP OF BALL WITH SOIL MIXTURE. ALL BURLAP, ROPE, WIRES, BASKETS, ETC.., SHALL BE REMOVED FROM THE SIDES AND TOPS OF BALLS, BUT NO BURLAP SHALL BE PULLED FROM UNDERNEATH.

13. TREES SHALL BE PRUNED, AT THE DIRECTION OF THE OWNER OR OWNER'S REPRESENTATIVE, TO PRESERVE THE NATURAL CHARACTER OF THE PLANT. ALL SOFT WOOD OR SUCKER GROWTH AND ALL BROKEN OR BADLY DAMAGED BRANCHES SHALL BE REMOVED WITH A CLEAN CUT. ALL PRUNING TO BE PERFORMED BY CERTIFIED ARBORIST, IN ACCORDANCE WITH ANSI A-300.

14. SHRUBS AND GROUND COVER PLANTS SHALL BE EVENLY SPACED IN ACCORDANCE WITH THE DRAWINGS AND AS INDICATED ON THE PLANT LIST. MATERIALS INSTALLED SHALL MEET MINIMUM SPECIMEN REQUIREMENTS OR QUANTITIES SHOW ON PLANS, WHICHEVER IS GREATER. CULTIVATE ALL PLANTING AREAS TO A MINIMUM DEPTH OF 6", REMOVE AND DISPOSE ALL DEBRIS. MIX TOP 4" THE PLANTING SOIL MIXTURE AS SPECIFIED IN SECTION E. THOROUGHLY WATER ALL PLANTS AFTER INSTALLATION.

15. TREE GUYING AND BRACING SHALL BE INSTALLED BY THE CONTRACTOR IN ACCORDANCE WITH THE PLANS TO INSURE STABILITY AND MAINTAIN TREES IN AN UPRIGHT POSITION. IF THE CONTRACTOR AND OWNER DECIDE TO WAIVE THE TREE GUYING AND BRACING, THE OWNER SHALL NOTIFY THE PROJECT LANDSCAPE ARCHITECT IN WRITING AND AGREE TO INDEMNIFY AND HOLD HARMLESS THE PROJECT LANDSCAPE ARCHITECT IN THE EVENT UNSUPPORTED TREES PLANTED UNDER THIS CONTRACT FALL AND DAMAGE PERSON OR PROPERTY.

16. ALL PLANT BEDS SHALL BE KEPT FREE OF NOXIOUS WEEDS UNTIL FINAL ACCEPTANCE OF WORK. IF DIRECTED BY THE OWNER, "ROUND-UP" SHALL BE APPLIED FOR WEED CONTROL BY QUALIFIED PERSONNEL TO ALL PLANTING AREAS IN SPOT APPLICATIONS PER MANUFACTURER'S PRECAUTIONS AND SPECIFICATIONS. PRIOR TO FINAL INSPECTION, TREAT ALL PLANTING BEDS WITH AN APPROVED PRE-EMERGENT HERBICIDE AT AN APPLICATION RATE RECOMMENDED BY THE MANUFACTURER. (AS ALLOWED BY JURISDICTIONAL AUTHORITY)

P. LAWN SODDING

1. THE WORK CONSISTS OF LAWN BED PREPARATION, SOIL PREPARATION, AND SODDING COMPLETE, IN STRICT ACCORDANCE WITH THE SPECIFICATIONS AND THE APPLICABLE DRAWINGS TO PRODUCE A TURF GRASS LAWN ACCEPTABLE TO THE OWNER.

2. ALL AREAS THAT ARE TO BE SODDED SHALL BE CLEARED OF ANY ROUGH GRASS, WEEDS, AND DEBRIS BY MEANS OF A SOD CUTTER TO A DEPTH OF THREE (3) INCHES, AND THE GROUND BROUGHT TO AN EVEN GRADE. THE ENTIRE SURFACE SHALL BE ROLLED WITH A ROLLER WEIGHING NOT MORE THAN ONE-HUNDRED (100) POUNDS PER FOOT OF WIDTH. DURING THE ROLLING, ALL DEPRESSIONS CAUSED BY SETTLEMENT SHALL BE FILLED WITH ADDITIONAL SOIL, AND THE SURFACE SHALL BE REGRADED AND ROLLED UNTIL PRESENTING A SMOOTH AND EVEN FINISH TO THE REQUIRED GRADE.

3. PREPARE LOOSE BED FOUR (4) INCHES DEEP. HAND RAKE UNTIL ALL BUMPS AND DEPRESSIONS ARE REMOVED. WET PREPARED AREA THOROUGHLY.

4. SODDING

a. THE CONTRACTOR SHALL SOD ALL AREAS THAT ARE NOT PAVED OR PLANTED AS DESIGNATED ON THE DRAWINGS WITHIN THE CONTRACT LIMITS, UNLESS SPECIFICALLY NOTED OTHERWISE.

b. THE SOD SHALL BE CERTIFIED TO MEET FLORIDA STATE PLANT BOARD SPECIFICATIONS, ABSOLUTELY TRUE TO VARIETAL TYPE, AND FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASE OF ANY KIND.

c. SOD PANELS SHALL BE LAID TIGHTLY TOGETHER SO AS TO MAKE A SOLID SODDED LAWN AREA. SOD SHALL BE LAID UNIFORMLY AGAINST THE EDGES OF ALL CURBS AND OTHER HARDSCAPE ELEMENTS, PAVED AND PLANTED AREAS. ADJACENT TO BUILDINGS, A 24 INCH STONE MULCH STRIP SHALL BE PROVIDED. IMMEDIATELY FOLLOWING SOD LAYING, THE LAWN AREAS SHALL BE ROLLED WITH A LAWN ROLLER CUSTOMARILY USED FOR SUCH PURPOSES, AND THEN THOROUGHLY IRRIGATED. IF, IN THE OPINION OF THE OWNER, TOP-DRESSING IS NECESSARY AFTER ROLLING TO FILL THE VOIDS BETWEEN THE SOD PANELS AND TO EVEN OUT INCONSISTENCIES IN THE SOD, CLEAN SAND, AS APPROVED BY THE OWNER'S REPRESENTATIVE, SHALL BE UNIFORMLY SPREAD OVER THE ENTIRE SURFACE OF THE SOD AND THOROUGHLY WATERED IN. FERTILIZE INSTALLED SOD AS ALLOWED BY PROPERTY'S JURISDICTIONAL AUTHORITY.

5. DURING DELIVERY, PRIOR TO, AND DURING THE PLANTING OF THE LAWN AREAS, THE SOD PANELS SHALL AT ALL TIMES BE PROTECTED FROM EXCESSIVE DRYING AND UNNECESSARY EXPOSURE OF THE ROOTS TO THE SUN. ALL SOD SHALL BE STACKED SO AS NOT TO BE DAMAGED BY SWEATING OR EXCESSIVE HEAT AND MOISTURE.

6. LAWN MAINTENANCE

a. WITHIN THE CONTRACT LIMITS, THE CONTRACTOR SHALL PRODUCE A DENSE, WELL ESTABLISHED LAWN. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR AND RE-SODDING OF ALL ERODED, SUNKEN OR BARE SPOTS (LARGER THAN 12"X12") UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. REPAIRED SODDING SHALL BE ACCOMPLISHED AS IN THE ORIGINAL WORK (INCLUDING REGRADING IF NECESSARY).

b. CONTRACTOR RESPONSIBLE FOR ESTABLISHING AND MAINTAINING SOD/LAWN UNTIL ACCEPTANCE BY THE OWNER'S REPRESENTATIVE. PRIOR TO AND UPON ACCEPTANCE, CONTRACTOR TO PROVIDE WATERING/IRRIGATION SCHEDULE TO OWNER. OBSERVE ALL APPLICABLE WATERING RESTRICTIONS AS SET FORTH BY THE PROPERTY'S JURISDICTIONAL AUTHORITY.

Q. CLEANUP

UPON COMPLETION OF ALL PLANTING WORK AND BEFORE FINAL ACCEPTANCE, THE CONTRACTOR SHALL REMOVE ALL MATERIAL, EQUIPMENT, AND DEBRIS RESULTING FROM HIS WORK. ALL PAVED AREAS SHALL BE CLEANED AND THE SITE LEFT IN A NEAT AND ACCEPTABLE CONDITION AS APPROVED BY THE OWNER'S REPRESENTATIVE.

R. PLANT MATERIAL MAINTENANCE

ALL PLANTS AND PLANTING INCLUDED UNDER THIS CONTRACT SHALL BE MAINTAINED BY WATERING, CULTIVATING, SPRAYING, AND ALL OTHER OPERATIONS (SUCH AS RE-STAKING OR REPAIRING GUY SUPPORTS) NECESSARY TO INSURE A HEALTHY PLANT CONDITION BY THE CONTRACTOR UNTIL CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE.

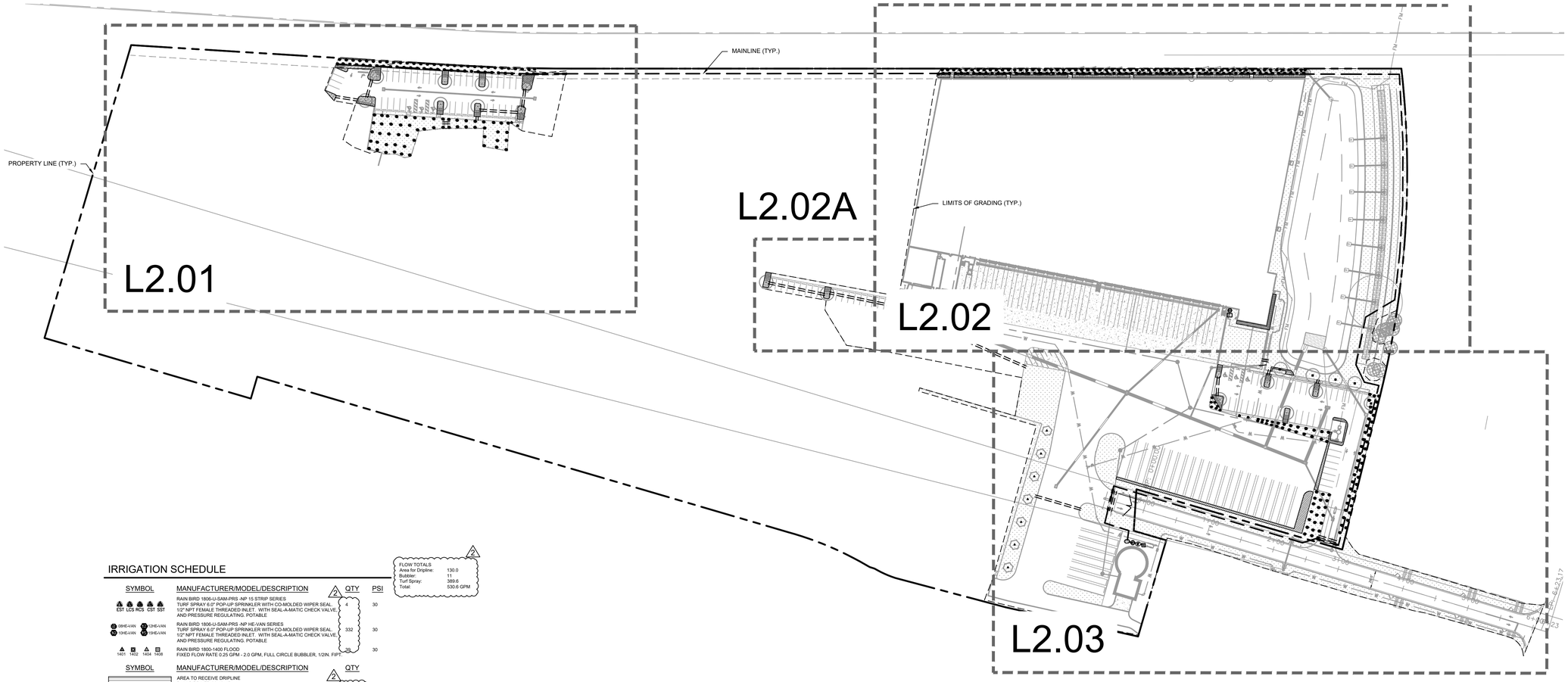
S. FINAL INSPECTION AND ACCEPTANCE OF WORK

FINAL INSPECTION AT THE END OF THE WARRANTY PERIOD SHALL BE ON PLANTING, CONSTRUCTION AND ALL OTHER INCIDENTAL WORK PERTAINING TO THIS CONTRACT. ANY REPLACEMENT AT THIS TIME SHALL BE SUBJECT TO THE SAME ONE (1) YEAR WARRANTY (OR AS SPECIFIED BY THE LANDSCAPE ARCHITECT OR OWNER IN WRITING) BEGINNING WITH THE TIME OF REPLACEMENT AND ENDING WITH THE SAME INSPECTION AND ACCEPTANCE HEREIN DESCRIBED.

T. WARRANTY

1. THE LIFE AND SATISFACTORY CONDITION OF ALL PLANT MATERIAL INSTALLED (INCLUDING SOD) BY THE LANDSCAPE CONTRACTOR SHALL BE WARRANTED BY THE CONTRACTOR FOR A MINIMUM OF ONE (1) CALENDAR YEAR COMMENCING AT THE TIME OF CERTIFICATION OF ACCEPTANCE BY THE OWNER'S REPRESENTATIVE.

2. ANY PLANT NOT FOUND IN A HEALTHY GROWING CONDITION AT THE END OF THE WARRANTY PERIOD SHALL BE REMOVED FROM THE SITE AND REPLACED AS SOON AS WEATHER CONDITIONS PERMIT. ALL REPLACEMENTS SHALL BE PLANTS OF THE SAME KIND AND SIZE AS SPECIFIED IN THE PL



IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
EST LCS RCS CST SST	RAIN BIRD 1806-U-SAM-PRS -NP 15 STRIP SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL, 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	4	30
08HE-VAN 10HE-VAN / 12HE-VAN 15HE-VAN	RAIN BIRD 1806-U-SAM-PRS -NP HE-VAN SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL, 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	332	30
1401 1802 1404 1408	RAIN BIRD 1800-1400 FLOC0 FIXED FLOW RATE 0.25 GPM - 2.0 GPM, FULL CIRCLE BUBBLER, 1/2IN. FIPT	39	30

FLOW TOTALS
Area for Dripline: 130.0
Bubbler: 11
Turf Spray: 389.6
Total: 530.6 GPM

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFD-09-12-NP XFD ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE. PIPE TO BE PURPLE IN COLOR. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV RESISTANT. SPECIFY XF INSERT FITTINGS.	8,667 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESBR-PRS-D 2" 2IN., 2IN. DURABLE CHLORINE-RESISTANT MASTER VALVES FOR RECLAIMED WATER APPLICATIONS. WITH SCRUBBER MECHANISM TECHNOLOGY , PURPLE FLOW CONTROL HANDLE, AND PRESSURE REGULATOR MODULE.	1
BF	FEBCO 825Y 2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (3) ESPLXMSM12 48 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (3) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
WS	RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAINFREEZE SENSOR TRANSMITTER.	1
FS	RAIN BIRD FSL-150-P 2" FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 5.0 GPM TO 100.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. RAIN BIRD COMPATIBLE CONTROLLERS: ESP-LXIVM(P)	LXD	LXME2(P)	ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,795 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	733.1 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.7 LF

IRRIGATION NOTES

1. CONTRACTOR SHALL VERIFY ALL DIMENSIONS, ELEVATIONS, EQUIPMENT QUANTITIES, ETC. PRIOR TO BEGINNING WORK.
2. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT OF ANY DISCREPANCIES IN PLANS OR SPECIFICATIONS PRIOR TO BEGINNING OR CONTINUING WORK.
3. THE CONTRACTOR SHALL MAKE NO SUBSTITUTIONS, DELETIONS, OR ADDITIONS TO THIS PLAN WITHOUT APPROVAL OF THE LANDSCAPE ARCHITECT.
4. ALL CONSTRUCTION SHALL CONFORM TO CITY, COUNTY, STATE, AND FEDERAL REQUIREMENTS. IT SHALL BE THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO ENSURE THAT ALL IRRIGATION EQUIPMENT MEETS GOVERNMENT REGULATIONS. CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR OBTAINING ANY NECESSARY PERMITS OR APPROVALS.
5. THIS PLAN IS SCHEMATIC AND DUE TO THE NATURE OF CONSTRUCTION SLIGHT FIELD MODIFICATIONS MAY BE NECESSARY TO IMPLEMENT PLAN.
6. CONTRACTOR TO VERIFY ACTUAL AVAILABLE WATER PRESSURE BEFORE BEGINNING INSTALLATION. CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT IF AVAILABLE WATER PRESSURE WILL NOT ALLOW SYSTEM MODIFICATION TO BE POSSIBLE.
7. IRRIGATION SYSTEMS CONNECTED TO POTABLE WATER SUPPLY, SHALL HAVE A BACKFLOW PREVENTER INSTALLED.
8. WHERE APPLICABLE IRRIGATION HEADS ARE TO BE ADJUSTED FOR COMPLETE COVERAGE WITH MINIMUM OVER SPRAY BEYOND LANDSCAPE AREAS.
9. EXISTING TREES TO REMAIN ARE TO BE PROTECTED FROM DAMAGE. DO NOT TRENCH OR EXCAVATE WITHIN THE CRITICAL ROOT ZONE OF ANY TREE.
10. ALL IRRIGATION SLEEVING TO BE THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR. ELECTRICAL WIRES FOR IRRIGATION VALVES AND IRRIGATION LINES ARE TO BE PLACED IN SEPARATE SLEEVES.
11. IRRIGATION CONTRACTOR SHALL REVIEW WINTERIZATION PROCEDURES FOR IRRIGATION SYSTEM WITH OWNER'S REPRESENTATIVE.
12. ALL PLANT MATERIAL IN TREE HOLDING AREAS SHALL BE MANUALLY WATERED/IRRIGATED TO KEEP MOIST UNTIL PLANTED.
13. CONTRACTOR TO PROVIDE PERMANENT BENCH-MARKS ON ALL CURB LINES AT RELATED SLEEVE LOCATIONS (TYP).
14. THE IRRIGATION SYSTEM SHALL BE DESIGNED AND INSTALLED TO MINIMIZE ROOT DISTURBANCE IN EXISTING TREES.
15. IRRIGATION SPRAYS AND ROTORS ARE NOT COMBINED ON THE SAME CONTROL VALVE CIRCUIT - LANDSCAPE BEDS AND TURF ON SEPARATE CIRCUITS.

811 Know what's below. Call before you dig.

NORTH

GRAPHIC SCALE IN FEET
0 40 80 160

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-974-3154
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

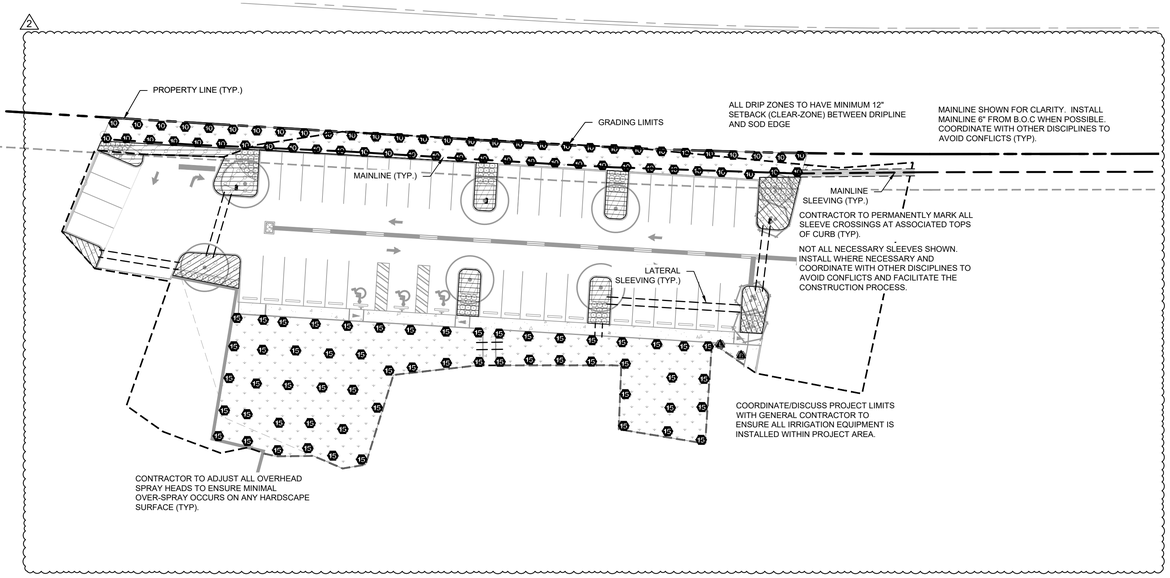
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

OVERALL IRRIGATION PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L2.00

Plotted By:Erol, Joshua Sheet Set:COLD LINK PH1 Layout:L2.00 June 17, 2026 10:05:51pm K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets — PH1\L2.00 — IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



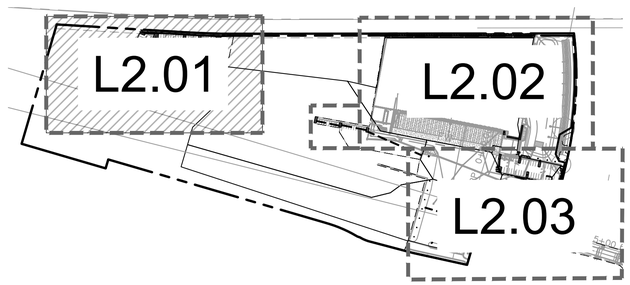
IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
EST LCS RCS CST SST	RAIN BIRD 1806-U-SAM-PRS -NP 15 STRIP SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	4	30
08HE-VAN 12HE-VAN 10HE-VAN 15HE-VAN	RAIN BIRD 1806-U-SAM-PRS -NP HE-VAN SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	332	30
1401 1402 1404 1408	RAIN BIRD 1800-1400 FLOOD FIXED FLOW RATE 0.25 GPM - 2.0 GPM, FULL CIRCLE BUBBLER, 1/2IN. FIPT.	39	30

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFD-09-12-NP XFD ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE. PIPE TO BE PURPLE IN COLOR. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV RESISTANT. SPECIFY XF INSERT FITTINGS.	8,667 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESBR-PRS-D 2" 2IN., 2IN. DURABLE CHLORINE-RESISTANT MASTER VALVES FOR RECLAIMED WATER APPLICATIONS. WITH SCRUBBER MECHANISM TECHNOLOGY, PURPLE FLOW CONTROL HANDLE, AND PRESSURE REGULATOR MODULE.	1
BF	FEBCO 825Y 2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (3) ESPLXMSM12 48 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (3) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN/FREEZE SENSOR TRANSMITTER.	1
FS	RAIN BIRD FS-150-P 2" FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 5.0 GPM TO 100.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. RAIN BIRD COMPATIBLE CONTROLLERS: ESP-LXIVM(P)	LXD	LXME2(P)	ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,795 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	733.1 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.7 LF

811 Know what's below. Call before you dig.



NOT TO SCALE

NORTH

GRAPHIC SCALE IN FEET
0 15 30 60

CALL 2 WORKING DAYS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407 898 1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

IRRIGATION PLAN

APOPKA COLD STORAGE

FLORIDA
APOPKA

SHEET NUMBER
L2.01

Plotted By:Ercil, Joshua Sheet Set:COLD LINK Plot Layout:L2.01 June 17, 2026 10:07:12pm K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Phase\Sheets — Plt\L2.00 — IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

COORDINATE/DISCUSS PROJECT LIMITS WITH GENERAL CONTRACTOR TO ENSURE ALL IRRIGATION EQUIPMENT IS INSTALLED WITHIN PROJECT AREA.

ALL DRIP ZONES TO HAVE MINIMUM 12" SETBACK (CLEAR-ZONE) BETWEEN DRIPLINE AND SOD EDGE

CONTRACTOR TO ADJUST ALL OVERHEAD SPRAY HEADS TO ENSURE MINIMAL OVER-SPRAY OCCURS ON ANY HARDSCAPE SURFACE (TYP).

PROPERTY LINE (TYP.)

MAINLINE (TYP.)

MAINLINE SHOWN FOR CLARITY. INSTALL MAINLINE 6" FROM B.O.C WHEN POSSIBLE. COORDINATE WITH OTHER DISCIPLINES TO AVOID CONFLICTS (TYP).

IRRIGATE TO ESTABLISHMENT

LIMITS OF GRADING (TYP.)

CONTROLLER & RAIN SENSOR TO BE LOCATED OUTSIDE IN GREEN SPACE, SCREENED FROM THE PUBLIC VIEW. AVOID OVERHEAD OBSTRUCTIONS AND OVERSPRAY ASSOCIATED WITH RAIN SENSOR.

PROPOSED IRRIGATION CONTROLLER - PROVIDE ELECTRICAL POWER & CONDUIT FROM POWER SOURCE. BETWEEN CONTROLLER & WATER METER AND TO ANY ASSOCIATED APPURTENANCES.

CONTRACTOR TO PROVIDE CONDUIT AND 110V, SINGLE PHASE POWER FOR CONTROLLER.

MATCHLINE "A"

MATCHLINE; SEE SHEET L2.03

LIMITS OF GRADING (TYP.)

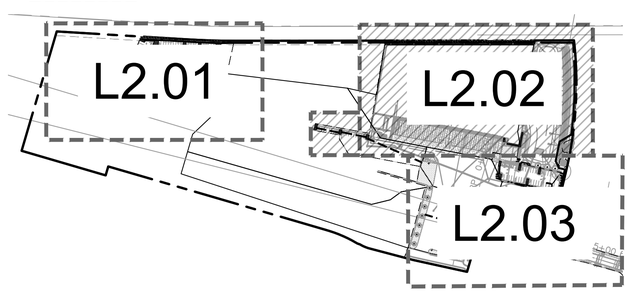
IRRIGATE TO ESTABLISHMENT

IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
EST LCS RCS CST SST	RAIN BIRD 1806-U-SAM-PRS -NP 15 STRIP SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL, 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	4	30
08HE-VAN 12HE-VAN 10HE-VAN 15HE-VAN	RAIN BIRD 1806-U-SAM-PRS -NP HE-VAN SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL, 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	332	30
1401 1402 1404 1408	RAIN BIRD 1800-1400 FLOOD FIXED FLOW RATE 0.25 GPM - 2.0 GPM, FULL CIRCLE BUBBLER, 1/2IN. FIPT.	39	30

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFD-09-12-NP XFD ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE. PIPE TO BE PURPLE IN COLOR. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV RESISTANT. SPECIFY XF INSERT FITTINGS.	8,667 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESBR-PRS-D 2" 2IN., 2IN. DURABLE CHLORINE-RESISTANT MASTER VALVES FOR RECLAIMED WATER APPLICATIONS. WITH SCRUBBER MECHANISM TECHNOLOGY. PURPLE FLOW CONTROL HANDLE, AND PRESSURE REGULATOR MODULE.	1
BF	FEBCO 825Y 2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (3) ESPLXMSM12 48 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (3) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN/FREEZE SENSOR TRANSMITTER.	1
FS	RAIN BIRD FS-150-P 2" FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 5.0 GPM TO 100.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. RAIN BIRD COMPATIBLE CONTROLLERS: ESP-LXIVM(P) | LXD | LXME2(P) | ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,795 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	733.1 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.7 LF



NOT TO SCALE

GRAPHIC SCALE IN FEET
0 15 30 60

NORTH

Know what's below. Call before you dig.

CALL 2 WORKING DAYS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407 898 1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED E AMG
DRAWN BY AMG
CHECKED B ZLH

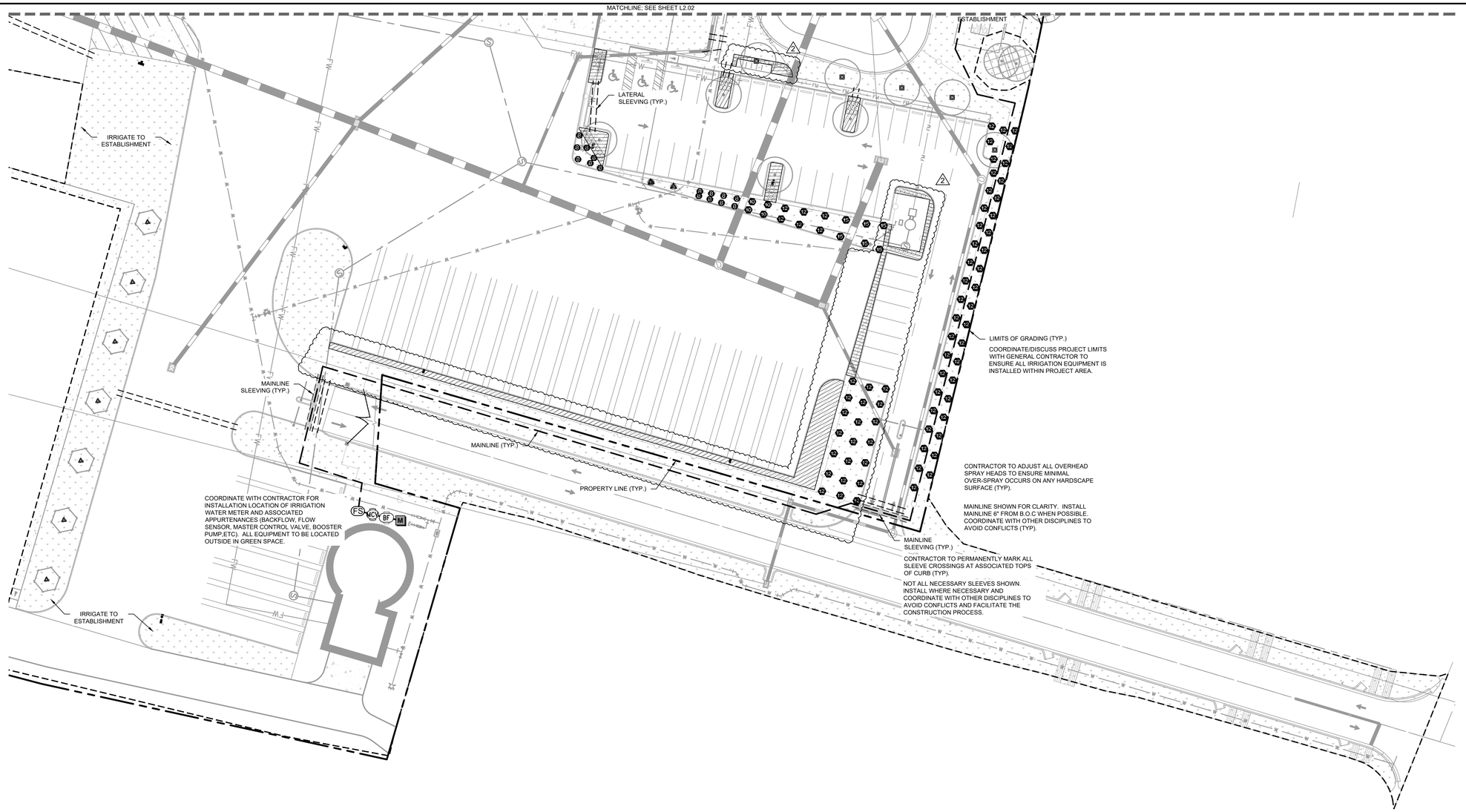
IRRIGATION PLAN

APOPKA COLD STORAGE

FLORIDA
APOPKA

SHEET NUMBER
L2.02

Plotted By:Enot, Joshua Sheet Set:COLD_UNK Plt Layout:L2.02 June 17, 2026 10:09:07am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets — Plt\L2.00 — IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



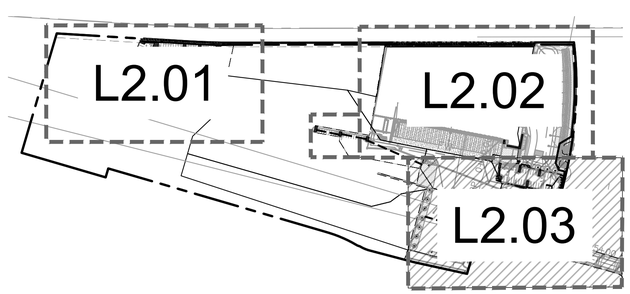
IRRIGATION SCHEDULE

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
EST LCS RCS CST SST	RAIN BIRD 1806-U-SAM-PRS -NP 15 STRIP SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	4	30
08HE-VAN 10HE-VAN 12HE-VAN 15HE-VAN	RAIN BIRD 1806-U-SAM-PRS -NP HE-VAN SERIES TURF SPRAY 6.0" POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2" NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE, AND PRESSURE REGULATING. POTABLE	332	30
1401 1402 1404 1408	RAIN BIRD 1800-1400 FLOOD FIXED FLOW RATE 0.25 GPM - 2.0 GPM, FULL CIRCLE BUBBLER, 1/2IN. FIPT.	39	30

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
	AREA TO RECEIVE DRIPLINE RAIN BIRD XFD-09-12-NP XFD ON-SURFACE PRESSURE COMPENSATING LANDSCAPE DRIPLINE. PIPE TO BE PURPLE IN COLOR. 0.9 GPH EMITTERS AT 12" O.C. DRIPLINE LATERALS SPACED AT 12" APART, WITH EMITTERS OFFSET FOR TRIANGULAR PATTERN. UV RESISTANT. SPECIFY XF INSERT FITTINGS.	8,667 LF

SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY
MCV	RAIN BIRD PESBR-PRS-D 2" 2IN., 2IN. DURABLE CHLORINE-RESISTANT MASTER VALVES FOR RECLAIMED WATER APPLICATIONS. WITH SCRUBBER MECHANISM TECHNOLOGY. PURPLE FLOW CONTROL HANDLE, AND PRESSURE REGULATOR MODULE.	1
BF	FEBCO 825Y 2" REDUCED PRESSURE BACKFLOW PREVENTER	1
C	RAIN BIRD ESPLXME2 W/ (3) ESPLXMSM12 48 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (3) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1
RS	RAIN BIRD WR2-RFC WIRELESS RAIN AND FREEZE SENSOR COMBO, INCLUDES 1 RECEIVER AND 1 RAIN/FREEZE SENSOR TRANSMITTER.	1

FS	RAIN BIRD FS-150-P 2" FLOW SENSOR, PLASTIC PVC MODEL. SUGGESTED OPERATING RANGE 5.0 GPM TO 100.0 GPM. SIZE FOR FLOW NOT ACCORDING TO PIPE SIZE. RAIN BIRD COMPATIBLE CONTROLLERS: ESP-LXIVM(P) | LXD | LXME2(P) | ME3, OR CONTROLLERS ACCEPTING CUSTOM K-FACTOR AND OFFSET. INSTALL IN RAIN BIRD VALVE BOX.	1
M	WATER METER 2"	1
	IRRIGATION MAINLINE: PVC SCHEDULE 40	2,795 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - LATERALS	733.1 LF
	PIPE SLEEVE: PVC SCHEDULE 40 - MAINLINE	112.7 LF



NOT TO SCALE

GRAPHIC SCALE IN FEET
0 15 30 60

CALL 2 WORKING DAYS BEFORE YOU DIG
IT'S THE LAW! DIAL 811
Know what's below. Call before you dig.
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407 898 1511
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL
DATE:

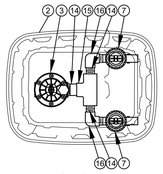
KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

IRRIGATION PLAN

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L2.03

Plotted By:Enot, Joshua Sheet Set:COLD_UNK PH1 Layout:L2.03 June 17, 2026 10:10:51pm K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Sheetsets — PH1\L2.00 — IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

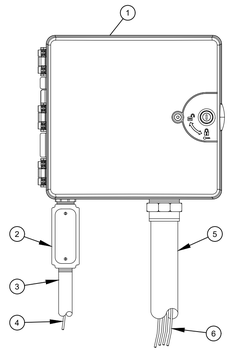


TOP VIEW

SIDE VIEW

1. FINISH GRADE/TOP OF MULCH
2. VALVE BOX WITH COVER:
3. REMOTE CONTROL VALVE:
4. ID TAG
5. WATERPROOF CONNECTION:
6. 30-INCH LINEAR LENGTH OF WIRE, COILED
7. PRESSURE REGULATING QUICK CHECK BASKET FILTER:
8. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED)
9. PVC SCH 40 ELL
10. PVC SCH 80 NIPPLE (2-INCH LENGTH, HIDDEN) AND PVC SCH 40 ELL
11. PVC SCH 40 TEE OR ELL
12. MAINLINE PIPE
13. 3-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL
14. PVC SCH 80 NIPPLE, CLOSE
15. PVC SCH 40 TEE
16. PVC SCH 40 ELL
17. PVC SCH 40 FEMALE ADAPTOR
18. LATERAL PIPE

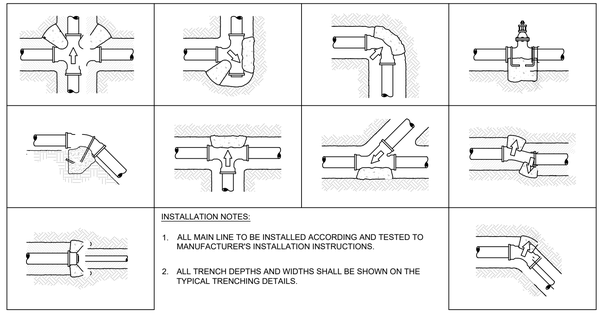
1 COMMERCIAL CONTROL DRIP ZONE VALVE KIT
L2.50 SECTION / PLAN — NTS



1. IRRIGATION CONTROLLER: CONTROLLER (OWNER TO SPECIFY WALL MOUNT OR STAINLESS STEEL PEDESTAL MOUNT). INSTALL PER MANUFACTURER'S RECOMMENDATIONS.
2. JUNCTION BOX
3. 1-INCH CONDUIT AND FITTINGS TO POWER SUPPLY
4. POWER SUPPLY WIRE
5. 2-INCH CONDUIT AND FITTINGS FOR STATION WIRES
6. WIRES TO REMOTE CONTROL VALVES

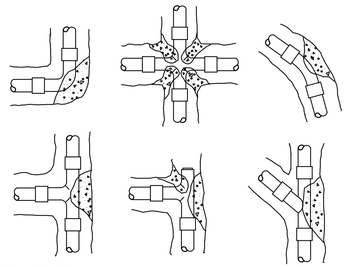
NOTES:
1. FOR EASE OF INSTALLATION INTO A CONTROLLER WITH MORE THAN 24 STATIONS, INSTALL A JUNCTION BOX AT THE BASE OF CONTROLLER AND TRANSITION LARGER VALVE AND COMMON WIRES FROM FIELD TO 18 AWG MULTI CONDUCTOR WIRE TO BE USED IN CONTROLLER.
2. USE STEEL CONDUIT FOR ABOVE GRADE AND SCH 40 PVC CONDUIT FOR BELOW GRADE CONDITIONS.
3. PROVIDE PROPER GROUNDING COMPONENTS TO ACHIEVE GROUND RESISTANCE OF 10 OHMS OR LESS.

2 TYPICAL CONTROLLER
L2.50 ELEVATION — NTS



INSTALLATION NOTES:
1. ALL MAIN LINE TO BE INSTALLED ACCORDING AND TESTED TO MANUFACTURER'S INSTALLATION INSTRUCTIONS.
2. ALL TRENCH DEPTHS AND WIDTHS SHALL BE SHOWN ON THE TYPICAL TRENCHING DETAILS.

3 TYPICAL THRUST BLOCK
L2.50 SECTION — NTS



INSTALLATION NOTES
1. 3000 PSI CONCRETE OR BETTER IS TO BE USED FOR THRUST BLOCKS.
2. FOR 45°/90° FITTINGS, MINIMUM OF 2 CUBIC FEET OF CONCRETE TO BE USED.
3. FOR 22-1/2° FITTINGS, MINIMUM OF 0.5 CUBIC FEET OF CONCRETE TO BE USED.
4. FOR TEES, MINIMUM OF 2 CUBIC FEET OF CONCRETE TO BE USED. THRUST

BLOCKS REQUIRED FOR IRRIGATION MAINLINE 2 1/2" AND LARGER.

4 THRUST BLOCK REINFORCEMENT
L2.50 SECTION — NTS

5 TYPICAL CONTROL VALVE
L2.50 SECTION — NTS

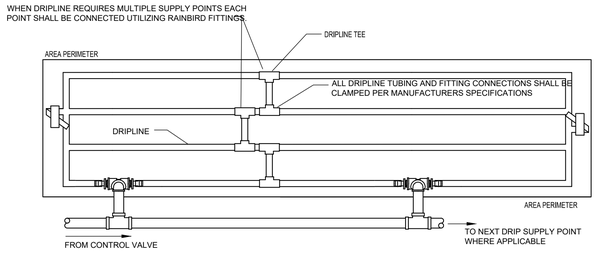
1. FINISH GRADE/TOP OF MULCH
2. VALVE BOX WITH COVER:
3. PVC SCH 40 TEE
4. PVC LATERAL PIPE
5. FILTERED DRAIN VALVE:
6. BRICK (1 OF 2)
7. 6-INCH MINIMUM DEPTH OF 3/4-INCH WASHED GRAVEL

6 DRAIN VALVE
L2.50 SECTION — NTS

1. TURF GRASS
2. VALVE BOX LID
3. FINISH GRADE
4. ½" AIR RELIEF VALVE: TO BE INSTALLED AT HIGH POINTS IN DRIP ZONE
5. ½" X ¾" PVC REDUCER BUSHING
6. BARB X FEMALE THREAD CONNECTOR:
7. ½" BLANK DRIPLINE TUBING:
8. BARB X MALE THREAD CONNECTOR:
9. PVC TEE CONNECTED TO PVC HEADER PIPE
10. 3" MINIMUM DEPTH OF ¾" WASHED GRAVEL
11. BRICK (1 OF 2)

7 AIR RELIEF VALVE IN XFS DRIP LINE
L2.50 SECTION — NTS

8 TYPICAL IRRIGATION HEAD
L2.50 SECTION — NTS



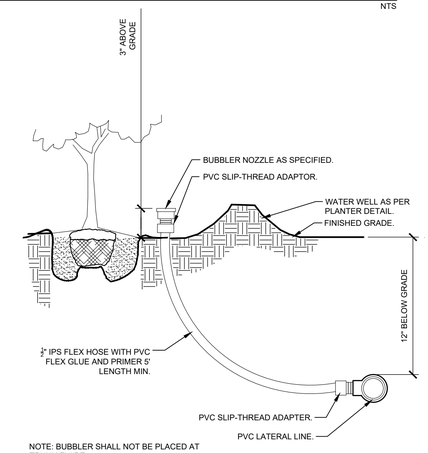
CONTRACTOR TO REFER TO IRRIGATION PLAN FOR LOCATION OF CONTROL VALVES THAT UTILIZE MULTIPLE DRIPLINE SUPPLY CONNECTIONS. IF NOT SHOWN, INSTALL WITHIN ADJACENT GREEN AREA NOT IN A HIGHLY VISIBLE AREA.

NOTE:
1. DRIP TUBING TO BE ROUTED IN THE PLANT MATERIAL BED WITH AT MAXIMUM LATERAL SPACING OF 16 INCHES.
2. DRIP TUBING TO BE INSTALLED IN A GRID PATTERN. DRIP TUBING SHALL NOT BE INSTALLED IN A LONG CONTINUOUS RUN.
3. CONTRACTOR TO REFER TO IRRIGATION PLAN FOR LOCATION OF CONTROL VALVES THAT UTILIZE MULTIPLE DRIPLINE SUPPLY CONNECTIONS (IF SHOWN).

9 TYPICAL DRIP LINE
L2.50 PLAN — NTS

10 TYPICAL SLEEVING
L2.50 SECTION — NTS

11 TYPICAL TRENCHING
L2.50 SECTION / PLAN — NTS



NOTE: BUBBLER SHALL NOT BE PLACED AT TRUNK FLARE.

12 TYPICAL BUBBLER
L2.50 SECTION — NTS

811 Know what's below. Call before you dig.

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
407-427-1300
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY ON THE DATE ADJACENT TO THE SEAL.

SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED B ZLH

IRRIGATION DETAILS

APOPKA COLD STORAGE
APOPKA FLORIDA

SHEET NUMBER
L2.50

Plotted By: Eliot, Joshua Sheet Set: COLD LINK Ph1 Layout: L2.50 June 17, 2026 10:10:55am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Plansheets — Ph1\L2.00 — IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.

IRRIGATION SYSTEM NOTES:

1. THE IRRIGATION MAINLINE LAYOUT IS DIAGRAMMATIC. ANY CHANGES MADE IN THE IRRIGATION MAINLINE DUE TO FIELD CONDITIONS OR CONTRACTOR'S SUBMITTED DESIGN SHALL BE IN ACCORDANCE WITH THESE STANDARDS.
2. SET SPRAY HEADS 6" AND ROTORS 12" IN FROM BACK OF CURB OR 24" IF PAVEMENT HAS NO CURB.
3. IRRIGATION CONTRACTOR IS RESPONSIBLE FOR PERFORMING ALL NECESSARY MODIFICATIONS REQUIRED TO MEET THE SCHEMATIC INTENT OF THESE PLANS PRIOR TO SUBMITTING PROPOSAL. THESE PLANS OUTLINE THE OVERALL LAYOUT THE SYSTEM AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ZONE THE SYSTEM ACCORDINGLY BASED ON FLOW AND PRESSURE AVAILABLE. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE FOLLOWING BUT NOT LIMITED TO AVAILABLE FLOW, AVAILABLE PRESSURE, CONNECTION ASSEMBLY, CAPACITY OF THE SYSTEM.
4. CONTRACTOR TO PROVIDE NEW AUTOMATIC CONTROLLER FOR PROPOSED SYSTEM (NO BATTERY OPERATED CONTROLLERS ALLOWED). COORDINATE LOCATION WITH OWNER.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AUTOMATIC RAIN SENSOR. COORDINATE LOCATION W/ OWNER.
6. IRRIGATION SHALL NOT BE COMBINED ON A SINGLE ZONE AND SHALL BE ZONED ACCORDING TO IRRIGATION TYPE, PRECIPITATION RATE, AND THE SYSTEM'S AVAILABLE WATER / PRESSURE. CONTRACTOR TO SUBMIT SHOP DRAWINGS TO OWNER FOR REVIEW PRIOR TO INSTALLATION.
7. VERIFY LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INSTALLATION OF IRRIGATION SYSTEM. ALL UTILITIES AND STRUCTURES MAY NOT BE SHOWN ON THESE PLANS-CONTRACTOR SHALL FIELD VERIFY.
8. CONTRACTOR TO FIELD VERIFY ALL POINT OF CONNECTION SOURCE INFORMATION INCLUDING PSI AND GPM PRIOR TO CONSTRUCTION.
9. INSTALLATION OF WORK SHALL BE COORDINATED WITH OTHER CONTRACTORS IN SUCH A MANNER AS TO ALLOW FOR A SPEEDY AND ORDERLY COMPLETION OF ALL WORK ON-SITE.
10. CONTRACTOR SHALL COORDINATE WITH THE PLANTING PLAN FOR PLANTER BED AND TREE LOCATIONS TO ENSURE ALL PLANT MATERIAL IS COVERED BY 100% HEAD-TO-HEAD IRRIGATION.
11. CONTRACTOR SHALL PROVIDE "AS-BUILT" DRAWINGS OF THE FINAL INSTALLATION TO OWNER AT SUBSTANTIAL COMPLETION BEFORE RECEIVING FINAL PAYMENT.
12. PRODUCTS SHALL BE AS SPECIFIED OR APPROVED EQUAL.

PRE-APPROVED MANUFACTURERS:
1. TORO
2. HUNTER
3. RAINBIRD

13. IRRIGATION CONTRACTOR SHALL SECURE ANY AND ALL NECESSARY PERMITS FOR THE WORK PRIOR TO COMMENCEMENT OF HIS OPERATIONS ON-SITE. COPIES OF THE PERMITS SHALL BE SENT TO THE OWNER/GENERAL CONTRACTOR. WORK IN THE R.O.W. SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF LOCAL AND/OR STATE JURISDICTION.
14. LOCATE ALL IRRIGATION LINES WITHIN LANDSCAPED AREAS WHENEVER POSSIBLE. ALL LINES UNDER PAVEMENT MUST BE SLEEVED WITHIN SCH. 40 PVC 2x SIZE OF PIPE AND FREE OF STONES/DEBRIS. ALL VALVES SHALL BE LOCATED WITHIN LANDSCAPED AREAS.
15. MAINLINE SHALL NOT BE LOCATED WITHOUT PRIOR APPROVAL OF THE OWNER'S REPRESENTATIVE.
16. THE IRRIGATION CONTRACTOR SHALL BE DIRECTLY RESPONSIBLE FOR SLEEVING AND DIRECTIONAL BORES.
17. ALL SLEEVES UTILIZED BY THE IRRIGATION CONTRACTOR WHETHER INSTALLED BY HIM OR NOT, SHALL BE LOCATED ON THE "AS-BUILT" DRAWINGS. THE DEPTH BELOW FINISH GRADE, TO THE NEAREST FOOT OF EACH END OF THE SLEEVE SHALL BE NOTED AT EACH SLEEVE LOCATION ON THE "AS-BUILT" DRAWINGS. ALL SLEEVES ON PLAN FOR WALL PENETRATIONS AND UNDER SIDEWALKS SHALL BE SIZED TWO PIPE SIZES GREATER THAN THE PIPE IT CARRIES.
18. ALL PRESSURIZED MAINLINES AND LATERALS UNDER PAVEMENT SHALL BE WITHIN SCH. 40 PVC SLEEVES. WHERE ELECTRIC OR HYDRAULIC VALVE CONTROL LINES PASS THROUGH A SLEEVE WITH OTHER MAIN OR LATERAL LINES THEY SHALL BE CONTAINED WITHIN A SEPARATE, SMALLER CONDUIT.
19. NUMBER THE TOP OF ALL VALVE BOX LIDS WITH MINIMUM 1" HEIGHT BLACK LETTERS TO CORRESPOND TO AUTOMATIC AND GATE VALVE DESIGNATIONS. ALL HOSE BIBB VALVE BOXES SHALL BE LABELED IN A SIMILAR MANNER WITH THE DESIGNATION "HB". LETTER OUTSIDE OF TIME CLOCK CABINETS TO CORRESPOND WITH IRRIGATION CLOCK PROGRAM DESIGNATION.
20. THE IRRIGATION CONTRACTOR SHALL INSTALL A COLOR CODED METAL DETECTABLE MARKING TAPE WHICH CLEARLY NOTES: "CAUTION: IRRIGATION LINE BURIED BELOW." THE TAPE SHALL BE INSTALLED THE FULL LENGTH OF THE IRRIGATION MAINLINE.
21. ELECTRIC SERVICE TO THE CONTROLLER SHALL BE PROVIDED BY THE GENERAL CONTRACTOR.
22. ALL 24 VAC WIRING FROM DECODER TO VALVE SHALL BE OF DIRECT BURIAL COPPER WIRE. MAXIMUM LENGTH OF WIRE FROM DECODER TO VALVE SHALL NOT EXCEED 400 FEET. AS FOLLOWS:
    CONTROL WIRES - #14
    COMMON WIRES - #14
23. ALL VALVES, SPLICES WITHIN CONTROL LINES, AND QUICK COUPLERS SHALL BE LOCATED WITHIN NDS VALVE BOXES AS FOLLOWS:
    -RECTANGULAR 12"X17" HEAVY DUTY BOX. (PURPLE COVER FOR REUSE TO BE PROVIDED WHERE APPROPRIATE).
24. ALL IRRIGATION HEADS/DRIP TUBING SHALL BE LOCATED ONE (1) FOOT FROM BACK OF CURB WHEN NEXT TO A ROADWAY. (THIS SHALL NOT INCLUDE PARKING AREAS OR DRIVE AISLES).
25. HEADS, LATERALS, EMITTERS, AND VALVES ARE NOT SHOWN, BUT ARE NECESSARY FOR A FULLY FUNCTIONING IRRIGATION SYSTEM.
26. LOCATE ALL VALVES IN PLANTING BEDS WITH A MINIMUM OF 3'-0" FROM BACK OF CURB OR EDGE OF PAVEMENT, UNLESS OTHERWISE NOTED. PIPE SIZES ON EITHER SIDE OF SECTION VALVES CONNECTING MAINLINE TO SECTION LATERAL SHALL BE ONE (1) PIPE SIZE LARGER THAN VALVE SIZE. WHERE MAINLINES RUN PARALLEL TO PAVEMENT OR CURBING, THE MAINLINE SHALL BE OFFSET 2'-0" FROM THE EDGE OF PAVEMENT OR CURB.
27. IRRIGATION ZONES SHALL BE SEPARATED FOR HIGH AND LOW WATER USE REQUIREMENTS AND OPERATED ON DIFFERENT WATERING CYCLES. BUBBLERS, DRIPLINE, AND SPRAY HEADS SHALL BE SEPARATED ON DIFFERENT VALVES. AT NO TIME SHALL MULTIPLE IRRIGATION HEAD TYPES BE LOCATED ON THE SAME VALVE.
28. ALL DRIP ZONES SHALL BE INSTALLED WITH A FLUSH VALVE AND AIR RELIEF VALVE. IN THE EVENT THAT A DRIP ZONE HAS MORE THAN ONE HIGH OR LOW POINT, MORE THAN ONE AIR RELIEF VALVE OR FLUSH VALVE WILL BE REQUIRED FOR THAT ZONE. DRIPLINE SHALL PROVIDE 0.9 GPH EMITTERS, 12" O.C. WITH 12" LINE SPACING AT A MINIMUM.
29. ALL WIRING FOR CONNECTION OF THE VALVES TO THE CONTROLLER SHALL FOLLOW MANUFACTURERS SPECIFICATIONS. IF REQUIRED, ALL WIRING FOR A TWO WIRE PATH SHALL BE WITH RED/BLUE TWISTED PAIR 14 AWG. ELECTRIC CONTROL LINES FROM THE DECODER TO THE SOLENOID VALVES SHALL BE TWISTED PAIR 18 AWG. ALL DECODERS SHALL BE GROUNDED EVERY 1,000 L.F. OR EVERY 10 DEVICES. ALL WIRE SHALL BE FURNISHED IN MINIMUM 2,500' REELS AND SPLICING SHALL BE MINIMIZED. BURY SPLICE KIT. ALL 24 VOLT WIRING SHALL BE DONE IN ACCORDANCE WITH EXISTING CODES. SPLICING SHALL BE IN VALVE BOXES OR CONTROLLERS ONLY. IRRIGATION SYSTEM CONTROL SHALL BE TWO WIRE PATH. CONTRACTOR SHALL FOLLOW ALL MANUFACTURER'S REQUIREMENTS FOR THIS INSTALLATION. TWO WIRE SYSTEM SHALL HAVE 2-WAY COMMUNICATIONS FIELD PROGRAMMABILITY, STATION SPECIFICATIONS AND INTEGRATED SURGE PROTECTION.
30. ALL CONTROL WIRE SHALL BE INSTALLED IN A 1 $\frac{1}{2}$" ELECTRICAL CONDUIT.
31. SMALLEST DIAMETER LATERAL PIPE SHALL BE 3/4".
32. IRRIGATION SYSTEM SHALL BE CAPABLE OF SUPPLYING AN AVERAGE OF 1.05" OF WATER PER WEEK WITHIN WATERING RESTRICTIONS AS APPLICABLE.
33. IRRIGATION SYSTEM SHALL NOT BE INSTALLED THROUGH EXISTING, OR PRESERVED PLANT COMMUNITIES. DO NOT TRENCH THROUGH EXISTING ROOT SYSTEMS OF ANY VEGETATION INTENDED TO BE PRESERVED.
34. CONTRACTOR TO MINIMIZE IRRIGATION OVERTHROW TO IMPERVIOUS AND NATURAL AREAS THROUGH FIELD ADJUSTMENTS TO INDIVIDUAL HEADS.
35. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE RESTORED BY THE CONTRACTOR TO THE CONDITION DENOTED ON THE LANDSCAPE PLAN.
36. IRRIGATION PIPING INSTALLED UNDER ROADS AND SIDEWALKS SHALL BE IN SCHEDULE 40 PVC SLEEVING AT 2X THE PIPE SIZE. ALL SLEEVING SHALL BE FREE OF STONES AND DEBRIS.
37. IRRIGATION SOURCE TO BE EITHER WELL, POTABLE, OR NON-POTABLE WATER. IRRIGATION CONTRACTOR TO VERIFY SOURCE PRIOR TO DESIGN.
38. POINT OF CONNECTION TO BE DETERMINED BY OWNER. IRRIGATION SYSTEM CONNECTIONS TO THE LOCAL JURISDICTION SERVICE SHALL COMPLY WITH ALL APPLICABLE CODES.
39. IRRIGATION CONNECTION MAY REQUIRE BACKFLOW PREVENTION, VERIFY WITH LOCAL JURISDICTION.
40. IRRIGATION SYSTEM SHALL COMPLY WITH THE LOCAL JURISDICTION LAND DEVELOPMENT CODE.

811 Know what's below. Call before you dig.

1 / L2.51 TYPICAL SCHEMATIC IRRIGATION NOTES

No.	REVISIONS	DATE	BY
2	CITY OF APOPKA COMMENTS	06/16/2026	KHA

Kimley»Horn
200 SOUTH ORANGE AVE., STE. 600
ORLANDO, FL 32801
PHONE: 407-427-1314
WWW.KIMLEY-HORN.COM

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY
ON THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

LICENSED PROFESSIONAL — DATE:

KHA PROJECT 049607003
DATE 6/17/26
SCALE AS SHOWN
DESIGNED BY AMG
DRAWN BY AMG
CHECKED BY ZLH

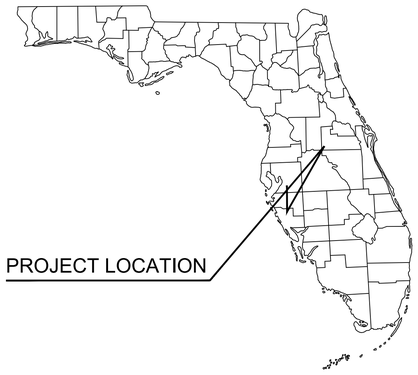
IRRIGATION NOTES

APOPKA COLD STORAGE

APOPKA FLORIDA

SHEET NUMBER
L2.51

Plotted By:Frost, Joshua Sheet Set:COLD LINK PH1 Layout:L2.51 June 17, 2026 10:10:58am K:\ORL_Civil\049607003-Cold Link Apopka\CADD\5_CONSTRUCTION\Sheets - PH1\L2.00 - IRRIGATION PLAN.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability by Kimley-Horn and Associates, Inc.



CONSTRUCTION SITE PLAN

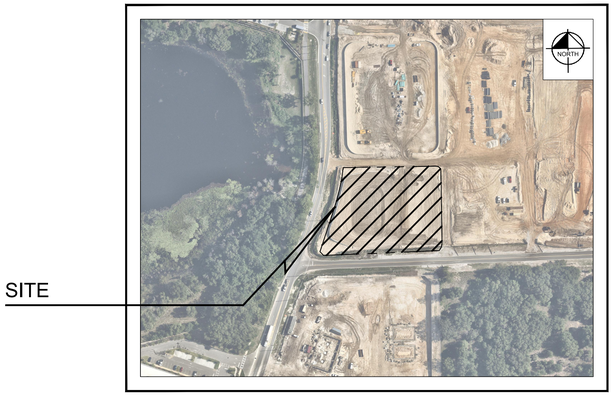
FOR

7-11 OCOEE APOPKA RD

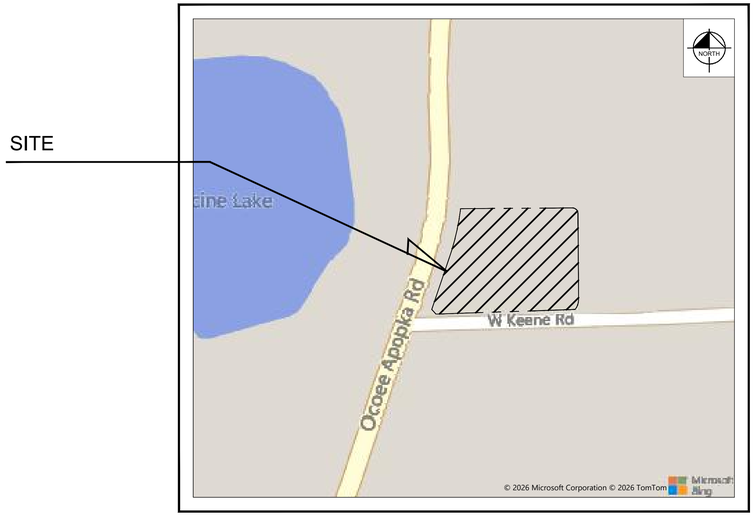
(7-ELEVEN STORE #42990 OCOEE APOPKA RD AND KEENE RD)
(SITE #1057689)

ORANGE COUNTY PARCEL ID NO:
20-21-28-8000-04-000

APOPKA, FLORIDA
AUGUST 03, 2026



AERIAL PHOTOGRAPH
N.T.S.



SECTION 20 , TOWNSHIP 21, RANGE 28

LOCATION MAP
N.T.S.

Sheet List Table	
Sheet Number	Sheet Title
C0.0	COVER
C1.0	GENERAL NOTES
C1.1	GENERAL NOTES
C2.0	SWPPP
C3.0	EXISTING CONDITIONS
C4.0	SITE PLAN
C4.1	OVERALL SITE PLAN
C4.2	FIRE TRUCK ROUTING PLAN
C4.3	TRASH ROUTING PLAN
C4.4	SEMI TRUCK ROUTING PLAN
C5.0	PGD PLAN
C6.0	UTILITY PLAN
C7.0	STANDARD DETAILS
C7.1	STANDARD DETAILS
C7.2	STANDARD DETAILS
C7.3	STANDARD DETAILS
C7.4	STANDARD DETAILS
C7.5	STANDARD DETAILS
C7.6	7-11 STANDARD DETAILS
C7.7	7-11 STANDARD DETAILS
C7.8	7-11 STANDARD DETAILS
C7.9	7-11 STANDARD DETAILS
C8.0	CITY OF APOPKA DETAILS
C8.1	CITY OF APOPKA DETAILS
C8.2	CITY OF APOPKA DETAILS
C8.3	CITY OF APOPKA DETAILS
C8.4	CITY OF APOPKA DETAILS
C8.5	ORANGE COUNTY DETAILS
L1.00	LANDSCAPE PLAN
L1.50	LANDSCAPE DETAILS
L1.51	LANDSCAPE SPECIFICATIONS AND NOTES
L2.00	IRRIGATION PLAN
L2.50	IRRIGATION DETAILS
L2.51	IRRIGATION NOTES

LEGAL DESCRIPTION:

LOT 4 OF THE SHOPPES AT EAST SHORE ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 118, PAGE 17 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA

PROJECT NARRATIVE:

7-11 OCOEE APOPKA ROAD IS A 1.97 ACRE COMMERCIAL PROJECT LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF OCOEE APOPKA RD AND WEST KEENE RD IN APOPKA, FL. THE PROJECT PROPOSES A CONVENIENCE STORE WITH FUEL SALES ALONG WITH ASSOCIATED INFRASTRUCTURE.

UTILITY PROVIDERS

WATER AND SEWER:
CITY OF APOPKA
120 E MAIN STREET
APOPKA, FL 32703
PHONE: (407) 703-1731

TELEPHONE/CABLE:
CHARTER
700 CARILLON PARKWAY, SUITE 6
ST. PETERSBURG, FL 33716

ELECTRIC :
DUKE ENERGY
452 E CROWN POINT RD
WINTER GARDEN, FL 34787
PHONE: (407) 938-6658

GAS:
LAKE APOPKA NATURAL GAS
1320 WINTER GARDEN-VINELAND RD
WINTER GARDEN, FL 34787

PROJECT TEAM

ARCHITECT:
INTERPLAN LLC
200 E. CENTRAL PKWY, SUITE 4000
ALTAMONTE SPRINGS, FL 32701
CONTACT: NICOLE WEIR
PHONE: (407) 645-5008

DEVELOPER:
APOPKA KEENE LLC (C/O BLACKFIN PARTNERS INVESTMENTS, LLC)
4440 PGA BOULEVARD, SUITE 600
PALM BEACH GARDENS, FL 33410
CONTACT: STEVE LIPOFSKY
PHONE: (561) 299-0036
EMAIL: DEVELOPMENT@BLACKFINPARTNERS.COM

CIVIL ENGINEER:
KIMLEY-HORN AND ASSOCIATES, INC.
200 SOUTH ORANGE AVENUE, SUITE 600
ORLANDO, FL 32801
CONTACT: DEREK E, RAMSBURG, P.E.
PHONE: (407) 427-1642
EMAIL: DEREK.RAMSBURG@KIMLEY-HORN.COM

OWNER:
SHOPPES AT EAST SHORE LLC
1200 NETWORK CENTRE DR
EFFINGHAM, IL 62401

SURVEYOR:
CFB SURVEYING
406 SILVER SPRINGS BLVD, SUITE 200
OCALA, FL 34470
CONTACT: JEREMY HALLICK

LANDSCAPE ARCHITECT:
KIMLEY-HORN AND ASSOCIATES, INC.
200 SOUTH ORANGE AVENUE, SUITE 600
ORLANDO, FL 32801
CONTACT: ZACK HALL, PLA
PHONE: (407) 768-3222
EMAIL: ZACK.HALL@KIMLEY-HORN.COM

PREPARED BY
Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S Orange Ave, Suite 600, Orlando, FL 32801
Phone: (407) 898-1511
WWW.KIMLEY-HORN.COM Registry No. 35106

Derek E Ramsburg
Digitally signed by Derek E Ramsburg
DN: CN=Derek E Ramsburg, C=US, E=derek.ramsburg@kimley-horn.com, O=KIMLEY-HORN AND ASSOCIATES, INC.
Date: 2026.08.03 10:32:37 -04'00'

No.	REVISIONS	DATE	BY

Plotted By:Ellsworth, TJ Sheet Set:7-11 OCOEE APOPKA RD Layout:C0.0 August 04, 2026 04:34:44pm K:\orl_civil\249180018_7-11 ocoee apopka rd\CADD\CONST\plansheets\C0.0 - COVER.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

GENERAL

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND VERIFYING (HORIZONTALLY AND VERTICALLY) ALL EXISTING UTILITIES PRIOR TO START OF CONSTRUCTION AND FOR NOTIFYING THE VARIOUS UTILITY COMPANIES TO MAKE THE NECESSARY ARRANGEMENTS FOR ANY RELOCATION, TEMPORARY DISTRIBUTION SERVICE, OR CLARIFICATION OF ACTIVITY REGARDING SAID UTILITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING AN UNDERGROUND UTILITY, WHETHER SHOWN ON THESE PLANS OR FIELD LOCATED. ALL OTHER UTILITIES WHICH INTERFERE WITH THE PROPOSED CONSTRUCTION SHALL BE RELOCATED BY THE RESPECTIVE UTILITY COMPANIES AND THE CONTRACTOR SHALL COOPERATE WITH THEM DURING RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE OF THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT AND NO EXTRA COMPENSATION WILL BE ALLOWED. CONTRACTOR SHALL CALL "SUNSHINE ONE" AT 811 TO HAVE EXISTING UTILITIES LOCATED AT LEAST 48 HOURS PRIOR TO CONSTRUCTION.
2. THE LOCATIONS OF ALL EXISTING UTILITIES, STORM DRAINAGE SYSTEMS, AND TOPOGRAPHIC FEATURES SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND ARE PROVIDED FOR THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. SHOULD A DISCREPANCY ARISE BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS, WHICH WOULD APPRECIABLY AFFECT THE EXECUTION OF THESE PLANS, THE CONTRACTOR SHALL HALT CONSTRUCTION AND NOTIFY THE ENGINEER IMMEDIATELY.
3. PRIOR TO THE INITIATION OF SITE CONSTRUCTION, THE CONTRACTOR SHALL VERIFY ANY EXISTING UTILITIES INCLUDING GAS, WATER, ELECTRIC, CABLE TV, COMMUNICATIONS, SANITARY SEWERS AND STORM DRAINAGE SYSTEMS, ON AND / OR ADJACENT TO THE SITE. REMOVE OR CAP AS NECESSARY.
4. THE CONTRACTOR SHALL EXERCISE CAUTION IN AREAS OF BURIED UTILITIES AND SHALL CALL "SUNSHINE 811" AT 811 OR 1-800-432-4770 AT LEAST 48 HOURS PRIOR TO CONSTRUCTION TO ARRANGE FOR FIELD LOCATIONS OF BURIED UTILITIES.
5. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE TO EXISTING FACILITIES, ABOVE OR BELOW GROUND, THAT MAY OCCUR AS A RESULT OF THE WORK PERFORMED, BY THE CONTRACTOR OR SUB-CONTRACTORS, AS CALLED FOR IN THESE CONTRACT DOCUMENTS.
6. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS SPECIFIED BY THE VARIOUS GOVERNMENTAL AGENCIES AND THE ENGINEER. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS, SUCH AS RIGHT OF WAY PERMIT(S), EXCAVATION/FILL PERMIT(S), FIRE PROTECTION PERMIT(S), OR UNDERGROUND UTILITY PERMIT(S), PRIOR TO START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MEETING ALL INSPECTION CRITERIA OF APPLICABLE AGENCIES, SCHEDULING OF INSPECTIONS, AND OBTAINING REQUIRED INSPECTIONS FROM AGENCY.
7. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS, ON ALL PRECAST AND MANUFACTURED ITEMS, TO THE OWNER'S ENGINEER FOR REVIEW. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT THE CONTRACTOR'S EXPENSE.
8. ALL UTILITY SERVICE STUB-OUTS (WATER, SANITARY SEWER, etc.) ARE TO BE INSTALLED WITHIN 5' OF BUILDING(S), UNLESS OTHERWISE NOTED ON PLANS.
9. CONTRACTOR TO COORDINATE WITH THE APPLICABLE ELECTRIC UTILITY SUPPLIER REGARDING ANY NECESSARY RELOCATION(S) OF UNDERGROUND AND/OR OVERHEAD ELECTRIC FACILITIES, AND FOR THE LOCATION AND INSTALLATION OF TRANSFORMER PAD(S) AND ASSOCIATED ELECTRIC FACILITIES.
10. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN AN R-O-W UTILIZATION PERMIT (IF REQUIRED) FOR CONSTRUCTION OF THE PROPOSED UTILITIES. THIS PERMIT MUST BE OBTAINED BY A DULY LICENSED PLUMBING CONTRACTOR (OR CLASS A GENERAL CONTRACTOR) PRIOR TO THE START OF CONSTRUCTION. THESE PLANS AND ANY SUBSEQUENT REVISIONS TO THESE PLANS, THAT ARE ISSUED BY THE ENGINEER, WILL BE SUBJECT TO THE APPROVAL CONDITIONS OF THIS PERMIT.
11. THE GRAPHIC INFORMATION DEPICTED ON THESE PLANS HAS BEEN COMPILED TO PROPORTION BY SCALE AS ACCURATELY AS POSSIBLE. HOWEVER, DUE TO REPRODUCTIVE DISTORTION, REDUCTION, AND/OR REVISIONS, INFORMATION CONTAINED HEREIN IS NOT INTENDED TO BE SCALED FOR CONSTRUCTION PURPOSES.
12. ALL SPECIFICATIONS AND DOCUMENTS REFERENCED HEREIN SHALL BE OF THE LATEST REVISION.
13. ALL UNDERGROUND UTILITIES MUST BE IN-PLACE, TESTED AND INSPECTED PRIOR TO BASE AND SURFACE CONSTRUCTION.
14. WORK PERFORMED UNDER THIS CONTRACT SHALL INTERFACE SMOOTHLY WITH ANY OTHER WORK BEING PERFORMED ON SITE BY OTHER CONTRACTORS/SUBCONTRACTORS AND UTILITY COMPANIES. IT WILL BE NECESSARY FOR THE GENERAL CONTRACTOR TO COORDINATE AND SCHEDULE HIS/HER ACTIVITIES ACCORDINGLY.
15. ALL DIMENSIONS ARE TO FACE OF CURB.
16. ALL SIGNAGE MUST COMPLY WITH THE LAND DEVELOPMENT CODE OF THE CITY OF APOPKA, FLORIDA.
17. CONTRACTOR IS RESPONSIBLE FOR ALL DEWATERING ACTIVITIES NECESSARY TO PERFORM THE WORK WITHIN THESE PLANS.
18. THE CONTRACTOR SHALL RESTORE OFF-SITE CONSTRUCTION AREAS TO EQUAL AND/OR BETTER CONDITION THAN EXISTING PRIOR TO START OF CONSTRUCTION.
19. THE CONTRACTOR SHALL COMPLY WITH THE LEGAL LOAD RESTRICTIONS IN HAULING OF MATERIALS IN PUBLIC ROADS BEYOND THE LIMITS OF WORK. A SPECIAL PERMIT WILL NOT RELIEVE THE CONTRACTOR OF LIABILITY FOR THE DAMAGE WHICH MAY RESULT FROM THE MOVING OF MATERIAL AND EQUIPMENT.
20. SURVEY MONUMENTS OR BENCHMARKS, WHICH HAVE TO BE DISTURBED BY THIS WORK, SHALL BE REPLACED UPON COMPLETION OF WORK BY A A LICENSED LAND SURVEYOR CURRENTLY REGISTERED IN THE STATE OF FLORIDA.
21. CONTRACTOR IS TO ADJUST ANY UTILITY ELEMENT MEANT TO BE FLUSH WITH GRADE (CLEAN OUT MANHOLES, CATCH BASINS, INLETS, ETC.) THAT IS AFFECTED BY SITE WORK OR GRADE CHANGES, WHETHER SPECIFICALLY NOTED ON PLANS OR NOT.
22. ALL WORK PERFORMED WITHIN THE FDOT RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF FDOT STANDARD PLANS, SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE LATEST UTILITY ACCOMMODATION MANUAL.

TREES AND VEGETATION

1. THE CONTRACTOR IS TO MINIMIZE THE REMOVAL OF VEGETATION TO THE GREATEST EXTENT PRACTICAL. SEE DEMOLITION PLAN FOR TREES TO BE REMOVED. TREES IN CLOSE PROXIMITY TO CONSTRUCTION SHALL BE PROTECTED BY WOOD FENCING PER DETAIL ON TREE PROTECTION.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL LANDSCAPE BUFFERS AND RETENTION AND DETENTION FACILITIES UNTIL THE WORK HAS BEEN ACCEPTED BY THE OWNER. ALL DISTURBED AREAS SHALL BE RETURNED TO THEIR ORIGINAL CONDITION.

DEMOLITION

1. CONTRACTOR SHALL SUBMIT DEMOLITION SCHEDULE TO OWNER PRIOR TO PROCEEDING WITH DEMOLITION ACTIVITIES.
2. EXTENT OF SITE CLEARING IS SHOWN ON DRAWINGS.
3. CONTRACTOR SHALL CONDUCT SITE DEMOLITION OPERATIONS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS, AND OTHER ADJACENT OCCUPIED OR USED FACILITIES. DO NOT CLOSE OR OBSTRUCT STREETS, WALKS OR OTHER OCCUPIED OR USED FACILITIES WITHOUT PERMISSION FROM AUTHORITIES HAVING JURISDICTION.
4. CONTRACTOR SHALL PROVIDE PROTECTION NECESSARY TO PREVENT DAMAGE TO EXISTING IMPROVEMENTS INDICATED ON PLAN "EXISTING TO REMAIN".
5. CONTRACTOR SHALL RESTORE DAMAGED IMPROVEMENTS TO THEIR ORIGINAL CONDITION, AS ACCEPTABLE TO PARTIES HAVING JURISDICTION.
6. CONTRACTOR SHALL REMOVE WASTE MATERIALS AND UNSUITABLE AND EXCESS TOPSOIL FROM PROPERTY AND DISPOSE OF OFF-SITE IN A LEGAL MANNER.
7. CONTRACTOR SHALL DEMOLISH AND COMPLETELY REMOVE FROM SITE MATERIAL INDICATED ON PLAN OR NOTES "TO BE REMOVED".
8. CONTRACTOR SHALL PROTECT STRUCTURES, UTILITIES, SIDEWALKS, PAVEMENTS, AND OTHER FACILITIES FROM DAMAGE CAUSED BY SETTLEMENT, LATERAL MOVEMENT, UNDERMINING, WASHOUT AND OTHER HAZARDS CREATED BY THE DEMOLITION OPERATION.

STORM DRAINAGE SYSTEM

1. STANDARD INDEXES REFER TO THE LATEST EDITION OF F.D.O.T. "ROADWAY AND TRAFFIC DESIGN STANDARDS."
2. THE LATEST EDITION OF F.D.O.T. "DESIGN STANDARDS FOR DESIGN, CONSTRUCTION, MAINTENANCE, AND UTILITY OPERATIONS ON THE STATE HIGHWAY SYSTEM" IS REFERRED TO FOR THE STRUCTURAL DESIGN OF DRAINAGE STRUCTURES SPECIFIED IN THESE PLANS, AS REFERENCED BY STANDARD INDEX. ALL SPECIALTY DRAINAGE STRUCTURES REQUIRE SEPARATE STRUCTURAL DESIGN, WHICH IS NOT INCLUDED IN THESE PLANS. STATION OFFSETS ARE TO THE CENTERLINE OF THE STRUCTURE TOP (I.E. DITCH BOTTOM INLET OR CURB INLET TOP), AS OPPOSED TO THE STRUCTURE BASE.
3. ALL STORM SEWER PIPE SHALL BE REINFORCED CONCRETE CLASS III (ASTM C-76) UNLESS OTHERWISE NOTED ON PLANS. ALL DRAINAGE STRUCTURES SHALL BE IN ACCORDANCE WITH F.D.O.T. ROADWAY AND TRAFFIC DESIGN STANDARDS UNLESS OTHERWISE NOTED ON PLANS.
4. PIPE LENGTHS SHOWN ARE APPROXIMATE AND TO CENTER OF DRAINAGE STRUCTURES, WITH THE EXCEPTION OF MITERED END AND FLARED END SECTIONS. LENGTHS OF PIPE SHOWN WHICH TERMINATE WITH MITERED END OR FLARED END SECTIONS ARE MEASURED TO THE DOWNSTREAM INVERT OF THE MITERED END OR FLARED END SECTION.
5. ALL DRAINAGE STRUCTURE GRATES AND COVERS, EITHER EXISTING OR PROPOSED SHALL BE TRAFFIC RATED FOR H-20 LOADINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY NECESSARY UPGRADES TO EXISTING DRAINAGE STRUCTURES.
6. CONSTRUCTION OF THE STORMWATER MANAGEMENT SYSTEM MUST BE COMPLETE AND ALL DISTURBED AREAS STABILIZED IN ACCORDANCE WITH THE PERMITTED PLANS AND CONDITIONS PRIOR TO ANY OF THE FOLLOWING: ISSUANCE OF THE FIRST CERTIFICATE OF OCCUPANCY; INITIATION OF INTENDED USE OF THE INFRASTRUCTURE; OR TRANSFER OF RESPONSIBILITY FOR MAINTENANCE OF THE SYSTEM TO A LOCAL GOVERNMENT OR OTHER RESPONSIBLE ENTITY.
7. STORM WATER PIPES, STRUCTURES, MINIMUM COVER, AND INSTALLATION PROCEDURES TO BE IN ACCORDANCE WITH THE LAND DEVELOPMENT CODE OF THE CITY OF APOPKA, FLORIDA.
8. 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 AS TO ADEQUATELY REMOVE SILT PRIOR TO RUNOFF FROM THE SITE.

DRAINAGE SYSTEM TESTING AND INSPECTION

1. THE STORM DRAINAGE PIPING SYSTEM SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER PRIOR TO THE PLACEMENT OF BACKFILL. CONTRACTOR TO NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION.
2. THE CONTRACTOR SHALL MAINTAIN AND PROTECT FROM MUD, DIRT, DEBRIS, ETC. THE STORM DRAINAGE SYSTEM UNTIL FINAL ACCEPTANCE OF THE PROJECT. THE STORM SYSTEM WILL BE REINSPECTED BY THE OWNER'S ENGINEER PRIOR TO APPROVAL FOR CERTIFICATE OF OCCUPANCY PURPOSES. THE CONTRACTOR MAY BE REQUIRED TO RECLEAN PIPES AND INLETS AT THE CONTRACTORS EXPENSE AND PRIOR TO FINAL ACCEPTANCE.

SAFETY

1. ALL SUBSURFACE CONSTRUCTION SHALL COMPLY WITH THE "TRENCH SAFETY ACT". THE CONTRACTOR SHALL INSURE THAT THE METHOD OF TRENCH PROTECTION AND CONSTRUCTION IS IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) REGULATIONS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY AND ENFORCE ALL APPLICABLE SAFETY REGULATIONS. THE ABOVE INFORMATION HAS BEEN PROVIDED FOR THE CONTRACTOR'S INFORMATION ONLY AND DOES NOT IMPLY THAT THE OWNER OR ENGINEER WILL INSPECT AND/OR ENFORCE SAFETY REGULATIONS.
2. DURING THE CONSTRUCTION AND/OR MAINTENANCE OF THIS PROJECT, ALL SAFETY REGULATIONS ARE TO BE ENFORCED. THE CONTRACTOR OR HIS REPRESENTATIVE SHALL BE RESPONSIBLE FOR THE CONTROL AND SAFETY OF THE TRAVELING PUBLIC AND THE SAFETY OF HIS/HER PERSONNEL. LABOR SAFETY REGULATIONS SHALL CONFORM TO THE PROVISIONS SET FORTH BY OSHA IN THE FEDERAL REGISTER OF THE DEPARTMENT OF TRANSPORTATION. THE MINIMUM STANDARDS AS SET FORTH IN THE CURRENT EDITION OF "THE STATE OF FLORIDA, MANUAL ON TRAFFIC CONTROL AND SAFE PRACTICES FOR STREET AND HIGHWAY CONSTRUCTION, MAINTENANCE AND UTILITY OPERATIONS" SHALL BE FOLLOWED IN THE DESIGN, APPLICATION, INSTALLATION, MAINTENANCE AND REMOVAL OF ALL TRAFFIC CONTROL DEVICES, WARNING DEVICES AND BARRIERS NECESSARY TO PROTECT THE PUBLIC AND CONSTRUCTION PERSONNEL FROM HAZARDS WITHIN THE PROJECT LIMITS. CONTRACTOR SHALL PROVIDE FOR THE SAFETY AND CONTROL OF LOCAL TRAFFIC DURING CONSTRUCTION. ADDITIONAL INFORMATION MAY BE REQUIRED IF LANE CLOSURE DURATIONS ARE LONGER THAN DAYTIME OPERATIONS.

PAVING, GRADING AND DRAINAGE

1. ALL PAVING SHALL BE PERFORMED IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
2. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADES, UNLESS OTHERWISE NOTED.
3. CONTRACTOR SHALL TRIM, TACK AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS EXISTING PAVEMENT.
4. CURBING SHALL BE PLACED AT THE EDGES OF ALL PAVEMENT, UNLESS OTHERWISE NOTED. REFER TO THE LATEST EDITION OF F.D.O.T. "DESIGN STANDARDS" FOR DETAILS AND SPECIFICATIONS OF ALL F.D.O.T. TYPE CURB AND GUTTERS CALLED FOR IN THESE PLANS.
5. PRIOR TO CONSTRUCTING CONCRETE PAVEMENT, THE CONTRACTOR IS TO SUBMIT A PROPOSED JOINTING PATTERN TO THE SOILS ENGINEER FOR APPROVAL.
6. CONTRACTOR TO PROVIDE A 1/2" TO 1" BITUMINOUS EXPANSION JOINT MATERIAL WITH SEALER AT ABUTMENT OF CONCRETE AND OTHER MATERIALS (STRUCTURES, OTHER POURED)
7. ALL PAVEMENT MARKINGS SHALL BE MADE IN ACCORDANCE WITH F.D.O.T. DESIGN STANDARDS.
8. THE CONTRACTOR WILL STABILIZE BY SEED AND MULCH, SOD, OR OTHER APPROVED MATERIALS ANY DISTURBED AREAS WITHIN ONE WEEK FOLLOWING CONSTRUCTION OF THE UTILITY SYSTEMS AND PAVEMENT AREAS. CONTRACTOR SHALL MAINTAIN SUCH AREAS UNTIL FINAL ACCEPTANCE BY OWNER. CONTRACTOR TO COORDINATE WITH OWNER REGARDING TYPE OF MATERIAL, LANDSCAPING AND IRRIGATION REQUIREMENTS.
9. THE CONTRACTOR SHALL RESTORE OFF-SITE CONSTRUCTION AREAS TO EQUAL AND/OR BETTER CONDITION THAN EXISTING PRIOR TO START OF CONSTRUCTION.
10. UNLESS OTHERWISE NOTED, GRADE TO MEET EXISTING ELEVATION AT PROPERTY LINES.
11. SURVEY MONUMENTS OR BENCHMARKS, WHICH HAVE TO BE DISTURBED BY THIS WORK, SHALL BE REPLACED UPON COMPLETION OF WORK BY A REGISTERED LAND SURVEYOR AT CONTRACTORS EXPENSE.
12. FINAL GRADES SHOWN INCLUDE SOD HEIGHT. ALL AREAS SHALL BE GRADED TO DRAIN AWAY FROM THE BUILDINGS.
13. ALL WORK TO BE PERFORMED IN ACCORDANCE WITH ALL LOCAL, STATE AND JURISDICTIONAL PERMITTING AGENCIES.
14. ALL WORK SHALL COMPLY WITH THE GEOTECHNICAL REPORT BY UNIVERSAL ENGINEERING SCIENCES ON MARCH 25, 2021.
15. CONTRACTOR SHALL SOD ALL DISTURBED AREAS WITH BAHIA UNLESS OTHERWISE NOTED.

PAVING/GRADING TESTING AND INSPECTION

1. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING APPLICABLE TESTING WITH THE SOILS ENGINEER. TESTS WILL BE REQUIRED PURSUANT WITH THE SOILS REPORT. UPON COMPLETION OF WORK THE SOILS ENGINEER WILL SUBMIT CERTIFICATIONS TO THE OWNER AND OWNER'S ENGINEER STATING THAT ALL REQUIREMENTS HAVE BEEN MET.
2. A QUALIFIED TESTING LABORATORY SHALL PERFORM ALL TESTING NECESSARY TO ASSURE COMPLIANCE OF THE IN-PLACE MATERIALS AS REQUIRED BY THESE PLANS AND GEOTECHNICAL REPORT, THE VARIOUS AGENCIES AND PERMIT CONDITIONS. SHOULD ANY RETESTING BE REQUIRED DUE TO THE FAILURE OF ANY TESTS TO MEET THESE REQUIREMENTS, THE CONTRACTOR WILL BEAR ALL COSTS OF SAID RETESTING.

PAVEMENT MARKING AND SIGNAGE

1. THE INSTALLATION, SHAPE, AND SIZE OF ALL SIGNS AND THEIR LETTERING SHALL COMPLY WITH THE LATEST EDITIONS OF THE U.S. DEPARTMENT OF TRANSPORTATION "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" (MUTCD) AND THE F.D.O.T. "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" AND THE F.D.O.T. "DESIGN STANDARDS FOR DESIGN, CONSTRUCTION, MAINTENANCE, AND UTILITY OPERATIONS ON THE STATE HIGHWAY SYSTEM". WHERE CONFLICTS EXIST BETWEEN THE PLANS AND THE ABOVE MENTIONED SPECIFICATIONS, THE MORE STRINGENT CRITERIA SHALL PREVAIL.

TEST, INSPECTION AND CLOSEOUT REQUIREMENTS

1. ALL GRAVITY SEWER PIPING SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER AND APPLICABLE MUNICIPALITY/AGENCY. THE CONTRACTOR SHALL NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION(S). THE CONTRACTOR SHALL BE RESPONSIBLE FOR COSTS ASSOCIATED WITH A TELEVISED INSPECTION (TV) OF THE PROPOSED GRAVITY SEWER LINE CONSTRUCTION. TV INSPECTION SHALL BE IN ACCORDANCE TO THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL. THE CONTRACTOR SHALL PROVIDE COPIES OF THE TV INSPECTION TAPE TO THE ENGINEER, THE OWNER AND THE APPLICABLE MUNICIPALITY/AGENCY.
2. THE CONTRACTOR SHALL PERFORM LEAKAGE TESTS ON ALL GRAVITY SEWERS PER THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
3. AN AS-BUILT SURVEY SHALL BE PREPARED IN ACCORDANCE WITH CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE (F.A.C.), PURSAUNT TO CHAPTER 472, FLORIDA STATUTES (F.S.) SHALL BE REQUIRED.
4. THE CONTRACTOR SHALL PROVIDE UTILITY AS-BUILT AND GRADING/DRAINAGE AS-BUILT RECORD DRAWINGS BASED ON THE CIVIL DESIGN PLAN SHEETS. ALL AS-BUILTS SHALL BE OVERLAID ON THE CIVIL DESIGN PLANS WITH THE DESIGN SHADED BACK AND THE AS-BUILT BOLD. THE AS-BUILTS SHALL BE SIGNED AND SEALED BY A REGISTERED LAND SURVEYOR.
5. THE UTILITY AS-BUILT SHALL INCLUDE ALL SANITARY SEWERS AND FORCE MAIN SYSTEMS, POTABLE AND RECLAIMED WATER MAIN SYSTEMS, METERS, VALVES, FORCE MAINS, GAS MAINS, AND IRRIGATION LINES (2-INCH AND LARGER). CONTRACTOR TO PROVIDE ALL UTILITY CROSSING INFORMATION ON THE AS-BUILT. THE UTILITY AS-BUILTS SHALL IDENTIFY ALL WATER MAIN CROSSINGS WITH STORM AND SANITARY LINES INDICATING TOP OF PIPE AND INVERTS OF THE ABOVE CROSSING PIPE ALONG WITH CLEARANCE DIMENSIONS. THIS SHALL ALSO BE DONE FOR SANITARY/STORM CROSSINGS. ALL TEMPORARY SAMPLE POINT NUMBER (TSP#) LOCATIONS SHALL ALSO BE NOTED ON THE AS-BUILT. CONTRACTOR TO ALSO PROVIDE AN AS-BUILT ASSET TABLE IDENTIFYING SIZE OF PIPE OR FITTING AS WELL AS DEPTH TO TOP OF PIPE AND NORTHING AND EASTING OF EACH FITTING/VALVE, ETC. AS-BUILT DRAWINGS SHALL PROVIDE GPS COORDINATES FOR SANITARY STRUCTURES.
6. THE GRADING/DRAINAGE AS-BUILT SHALL INCLUDE ALL CONSTRUCTED IMPROVEMENTS THAT HAVE LOCATION AND/OR ELEVATION INFORMATION CALLED-OUT ON THE PLANS. THE AS-BUILT SHALL CLEARLY PROVIDE THE SAME INFORMATION IDENTIFIED ON THE DESIGN DOCUMENTS AND ALSO THE CONSTRUCTED LOCATIONS AND ELEVATIONS AS-BUILT INFORMATION.
7. THE CONTRACTOR SHALL PROVIDE A SIGNED AND SEALED LETTER FROM THE INDEPENDENT TESTING AGENCY THAT STATES CONFORMANCE WITH THE CONTRACT DOCUMENT REQUIREMENTS FOR COMPACTION TESTING. THE CONTRACTOR IS TO PROMPTLY NOTIFY THE OWNER AND ENGINEER OF RECORD WHEN ANY TESTING OR INSPECTIONS ARE DEFICIENT OR IRREGULAR.

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2025 KIMLEY-HORN AND ASSOCIATES INC.

200 S. ORANGE AVENUE SUITE 600, ORLANDO, FL
PHONE (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG — STATE OF FLORIDA — No. 88888 — PROFESSIONAL ENGINEER — DATE: 08/03/2026

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

GENERAL NOTES

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C1.0

Plotted By:Ellsworth, TJ Sheet Set:THE SHOPPES AT EAST SHORE CDS Layout:C1.0 August 04, 2026 04:54:43pm K:\orl_civil\249188018_7-11 ocoee apopka rd\CAD\CONST\plansets\C1.0 - NOTES.dwg
This document, together with the concepts and designs presented herein, as an instrument of service is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

POTABLE WATER SYSTEM

1. ALL DIP PIPE SHALL BE CLASS 50 OR HIGHER. REFER TO NOTE #4 BELOW FOR ADDITIONAL DIP SPECIFICATIONS. ADEQUATE MEASURES AGAINST CORROSION SHALL BE UTILIZED.
2. ALL WATER MAIN PIPE FITTINGS AND APPURTENANCES SHALL BE INSTALLED TO COMPLY WITH THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
3. ALL WATER SERVICE LINES, VALVES AND METERS SHALL BE INSTALLED TO COMPLY WITH APPLICABLE MUNICIPALITY/AGENCY DEPARTMENT STANDARDS AND SPECIFICATIONS.
4. ALL DUCTILE IRON PIPE, 4" TO 24", SHALL BE MANUFACTURED IN ACCORDANCE WITH THE LATEST EDITION OF AWWA C151/A21.51. PIPE SHALL BE FURNISHED IN 18 OR 20 FOOT SECTIONS, PIPE THICKNESS SHALL BE CLASS 50, UNLESS OTHERWISE SPECIFIED.
5. ALL WATER SYSTEM CONSTRUCTION, UP TO AND INCLUDING POINT OF METERING AND BACK FLOW PREVENTION (IF REQUIRED), SHALL BE BUILT ACCORDING TO THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
6. CONTRACTOR TO INSTALL TEMPORARY BLOWOFFS, AT THE END(S) OF PROPOSED WATER MAINS AND SERVICE LATERALS TO BUILDING(S), TO ASSURE ADEQUATE FLUSHING AND DISINFECTION/CHLORINATION.
7. ALL WATER MAINS SHALL BE PRESSURE TESTED IN ACCORDANCE WITH AWWA MANUAL M23, CONCERNING HYDROSTATIC TESTING OF PVC PIPING, OR AWWA MANUAL M41, CONCERNING HYDROSTATIC TESTING OF DUCTILE IRON PIPING. OFF-SITE UTILITIES HYDROSTATIC TESTING TO BE WITNESSED BY THE CITY OF APOPKA.
8. ALL WATER MAINS SHALL BE STERILIZED IN ACCORDANCE WITH THE APPLICABLE SECTION OF THE LATEST AWWA SPECIFICATION C651 AND THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
9. ALL PVC WATER MAIN, 4" TO 8" DIAMETER PIPING, SHALL CONFORM TO ASTM D2241 AND ASTM 1784. PIPE SHALL BE AWWA C-900 DR-18. JOINTS SHALL BE RUBBER GASKETED PUSH-ON CONFORMING TO ASTM D1869.
10. ALL POLYVINYL CHLORIDE PIPE SHALL BE LAID WITH AN INSULATED 12 GAUGE A.W.G. SOLID STRAND COPPER WIRE WOUND AROUND THE PIPE FORMING ONE COMPLETE SPIRAL PER JOINT OF PIPE. THIS WIRE IS TO BE CONTINUOUS WITH SPLICES MADE ONLY BY METHODS APPROVED BY THE ENGINEER. THIS WIRE IS TO BE SECURED TO ALL VALVES, TEES AND ELBOWS.
11. ALL POTABLE WATER MATERIALS AND INSTALLATION SHALL CONFORM WITH THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.

POTABLE WATER TESTING AND INSPECTION

1. ALL COMPONENTS OF THE WATER SYSTEM, INCLUDING FITTINGS, HYDRANTS, CONNECTIONS, AND VALVES SHALL REMAIN UNCOVERED UNTIL PROPERLY PRESSURE TESTED AND ACCEPTED BY THE OWNER'S ENGINEER. PRESSURE TESTS TO BE IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL. CONTRACTOR TO NOTIFY THE OWNER'S ENGINEER AND APPLICABLE AGENCY INSPECTORS 48 HOURS IN ADVANCE OF PERFORMING TESTS.
2. CONTRACTOR TO PERFORM CHLORINATION AND BACTERIOLOGICAL SAMPLING, AND OBTAIN CLEARANCE OF DOMESTIC AND FIRE LINE WATER SYSTEM(S). COPIES OF ALL BACTERIOLOGICAL TEST RESULTS ARE TO BE SUBMITTED TO THE OWNER'S ENGINEER FOR CERTIFICATION PURPOSES.

SANITARY SYSTEM

1. ALL PVC PIPE SHALL BE SOLID WALL POLYVINYL CHLORIDE PIPE AND COMPLY WITH ASTM D 3034 AND ALL APPLICABLE ASTM DOCUMENTS AS COVERED IN SECTION NO. 2 OF ASTM D 3034. MAIN LINES SHALL BE A MINIMUM OF 8" DIAMETER, AND LATERALS SHALL BE A MINIMUM 6" DIAMETER.
2. ALL GRAVITY SEWER MAINS AND FITTINGS MUST BE SDR 26 PVC. ELASTOMERIC GASKET JOINTS SHALL BE UTILIZED FOR PVC PIPE, AND SHALL COMPLY WITH ASTM F477, ASTM D3034 & ASTM F679. JOINTS SHALL COMPLY WITH ASTM D3212.
3. ALL ON-SITE PVC FORCE MAINS (IF REQUIRED) SHALL BE CLASS 200, DR 14 FOR 4" DIAMETER, AND CLASS 150 DR 18 FOR 6" TO 12" DIAMETER PIPE, IN ACCORDANCE WITH AWWA C900 STANDARDS. PVC FORCE MAIN PIPE SMALLER THAN 4" DIAMETER SHALL BE CLASS 200, SDR 21, IN ACCORDANCE WITH ASTM D 2241. FORCE MAIN SHALL BE SPIRAL WRAPPED WITH 2 INCH WIDE DARK GREEN STICK-ON VINYL TAPE. FORCE MAINS WITHIN THE RIGHT-OF-WAY SHALL BE CLASS 52 DIP, MINIMUM 4" DIAMETER.
4. ALL SANITARY MANHOLES SHALL BE LOCATED NO MORE THAN 400 FEET APART AND SHALL CONFORM TO THE DETAILS CONTAINED HEREIN, AS WELL AS WITH ASTM C478.
5. ALL SLOPES FOR GRAVITY SEWER MAINS AND SERVICE CONNECTIONS SHALL COMPLY WITH THE FOLLOWING MINIMUM GRADES: 4" @ 2.00% ; 6" @ 1.00% ; 8" @ 0.40% ; and 10" @ 0.30%.
6. ALL SANITARY SEWER WORK SHALL CONFORM WITH APPLICABLE THE CITY OF APOPKA UTILITIES DESIGN AND CONSTRUCTION STANDARDS MANUAL.
7. PRIOR TO COMMENCING WORK WHICH REQUIRES CONNECTING PROPOSED FACILITIES TO EXISTING LINES OR APPURTENANCES, THE CONTRACTOR SHALL VERIFY THE LOCATION AND ELEVATION(S) OF EXISTING CONNECTION POINT(S) AND NOTIFY THE OWNER'S ENGINEER OF ANY CONFLICTS OR DISCREPANCIES.
8. SANITARY SEWER MAINS SHALL HAVE SUITABLE MAGNETIC LOCATOR TAPE(S) BURIED AT LEAST 18 INCHES ABOVE THE MAIN LINES.
9. ONSITE WASTEWATER COLLECTION SYSTEM, LIFTSTATION, AND FORCEMAIN ARE TO BE PRIVATELY OWNED AND MAINTAINED.

SANITARY TESTING AND INSPECTION

1. ALL GRAVITY SEWER PIPING SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER AND APPLICABLE MUNICIPALITY/AGENCY. THE CONTRACTOR SHALL NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION(S). THE CONTRACTOR SHALL BE RESPONSIBLE FOR COSTS ASSOCIATED WITH A TELEVISED INSPECTION (TV) OF THE PROPOSED GRAVITY SEWER LINE CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE COPIES OF THE TV INSPECTION TAPE TO THE ENGINEER, THE OWNER AND THE APPLICABLE MUNICIPALITY/AGENCY.
2. THE CONTRACTOR SHALL PERFORM AN INFILTRATION/EXFILTRATON TEST ON ALL GRAVITY SEWERS IN ACCORDANCE WITH THE REGULATORY AGENCY HAVING JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER OF RECORD AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. THE SCHEDULING, COORDINATION AND NOTIFICATION OF ALL PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
3. LEAKAGE TESTS ARE SPECIFIED REQUIRING THAT:
   A. THE LEAKAGE EXFILTRATION OR INFILTRATION DOES NOT EXCEED 200 GALLONS PER INCH OF PIPE DIAMETER PER MILE PER DAY FOR ANY SECTION OF THE SYSTEM.
   B. EXFILTRATION OR INFILTRATION TESTS BE PERFORMED WITH A MINIMUM POSITIVE HEAD OF 2 FEET
   C. AIR TESTS, AS A MINIMUM, CONFORM TO THE TEST PROCEDURE DESCRIBED IN ASTM C-828 FOR CLAY PIPE, ASTM C 924 FOR CONCRETE PIPE, ASTM F-1417 FOR PLASTIC PIPE, AND FOR OTHER MATERIALS APPROPRIATE TEST PROCEDURES.
4. CONTRACTOR TO PERFORM APPROPRIATE DEFLECTION TESTS FOR ALL FLEXIBLE PIPE. TESTING IS REQUIRED AFTER THE FINAL BACKFILL HAS BEEN IN PLACE AT LEAST 30 DAYS TO PERMIT STABILIZATION OF THE SOIL-PIPE SYSTEM. TESTING REQUIREMENTS SPECIFY:
   A. NO PIPE SHALL EXCEED A DEFLECTION OF 5%.
   B. USING A RIGID BALL OR MANDREL FOR THE DEFLECTION TEST WITH A DIAMETER NOT LESS THAN 95% OF THE BASE INSIDE DIAMETER OR AVERAGE INSIDE DIAMETER OF THE PIPE, DEPENDING ON WHICH ISSPECIFIED IN THE ASTM SPECIFICATION, INCLUDING THE APPENDIX, TO WHICH THE PIPE IS MANUFACTURED.
   C. PERFORMING THE TEST WITHOUT MECHANICAL PULLING DEVICES.
5. CONTRACTOR TO INSPECT & TEST MANHOLE FOR WATERTIGHTNESS OR DAMAGE PRIOR TO PLACING INTO SERVICE. AIR TESTING, IF SPECIFIED FOR CONCRETE SEWER MANHOLES, SHALL CONFORM TO THE TEST PROCEDURES DESCRIBED IN ASTM C-1244.

CITY OF APOPKA FIRE DEPARTMENT NOTES

1. ROADWAYS, WATER LINE INFRASTRUCTURE, AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION MAY BEGIN.
2. FIRE HYDRANTS SHALL BE MARKED WITH A BLUE REFLECTIVE PAVEMENT MARKER.

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG FLORIDA PE 93618 STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CRL
DRAWN BY	TJE
CHECKED BY	DER

GENERAL NOTES

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C1.1

Drawing name: K:\orl-civil\249188018-7-11, ocoee apopka rd\CADD\CONST\plotsheets\C1.0_-_NOTES.dwg, C1.1_-_NOTES.dwg, 8/4/2026 4:34:09 pm, by: JiEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

STORMWATER POLLUTION PREVENTION PLAN

SITE DESCRIPTION

PROJECT NAME AND LOCATION

7-11 OCOEE APOPKA RD
PARCEL ID #: 20-21-28-8000-04-000
CITY OF APOPKA, FLORIDA

*SEE COVER SHEET FOR LOCATION MAP

DEVELOPER NAME AND ADDRESS

APOPKA KEENE, LLC (C/O BLACKFIN PARTNERS INVESTMENTS, LLC)
4440 PGA BOULEVARD, SUITE 600
PALM BEACH GARDENS, FL 33410
CONTACT: STEVE LIPOFSKY
PHONE: (561) 299-0036)
EMAIL: DEVELOPMENT@BLACKFINPARTNERS.COM

PROJECT DESCRIPTION

THE PROPOSED PROJECT WILL CONSIST OF DEVELOPING A VACANT SITE WITH A 4,852 SF CONVENIENCE STORE, 6 FUELING STATIONS, AND MASTER INFRASTRUCTURE.

PROJECT AREA: 1.92 ACRES
CONTRIBUTING DRAINAGE AREA: 1.92 ACRES

LONGITUDE : W 81° 32' 21.6" LATITUDE: N 28° 38' 25.0"

ULTIMATE RECEIVING WATERS: MEDICINE LAKE

ACTIVITIES THAT REQUIRE EROSION CONTROL

PROVIDING A STABILIZED CONSTRUCTION ENTRANCE, PERIMETER, AND OTHER EROSION AND SEDIMENT CONTROLS; EXCAVATION FOR THE RETENTION POND; SITE GRADING; INSTALLATION OF STORM WATER, SANITARY SEWER, AND WATER STRUCTURES; CURB, ROADWAYS, AND PARKING FACILITIES.

*SEE PLANS FOR THE LOCATION OF TEMPORARY SEDIMENT BARRIERS AND OTHER EROSION CONTROL METHODS.

SOIL PARAMETERS

SOIL TYPES:

SERIES NAME	HYDROLOGIC GROUP
CHANDLER FINE SAND, 0-5% SLOPES	A
CHANDLER FINE SAND, 5-12% SLOPES	A

SEQUENCE OF MAJOR ACTIVITIES

THE ORDER OF CONSTRUCTION IS AS FOLLOWS:

1. PROVIDE STABILIZED CONSTRUCTION ENTRANCE
2. INSTALL SILT FENCES AND OTHER EROSION CONTROL METHODS
3. CLEAR SITE AND GRUB IN ACCORDANCE WITH DEMOLITION PLAN
4. CONSTRUCT EARTH DIKE AND SEDIMENT BASIN
5. FINISH CLEARING AND GRUBBING
6. REMOVE AND STORE TOPSOIL
7. PROVIDE INITIAL GRADING AS REQUIRED
8. STABILIZE ALL DISTURBED AREAS AS SOON AS POSSIBLE
9. INSTALL UTILITIES, STORM SEWER, CURB AND GUTTER
10. INSTALL BASE TO ROAD AND PARKING AREA
11. FINISH GRADING ENTIRE SITE
12. CONSTRUCT FINAL PAVING
13. REMOVE ACCUMULATED SEDIMENT
14. REMOVE ANY ITEMS THAT ARE NOT REQUIRED

TIMING OF CONTROL MEASURES

THE INSTALLATION OF SILT FENCE (AND OTHER EROSION CONTROL MEASURES), A STABILIZED ENTRANCE AND SEDIMENT BASIN SHALL OCCUR PRIOR TO CLEARING AND GRUBBING ACTIVITY. AFTER CONSTRUCTION IS COMPLETE, THE ACCUMULATED SEDIMENT SHALL BE REMOVED AND THE AREAS SHALL BE REGRADED AND PERMANENTLY STABILIZED AS SHOWN ON THE PLANS.

EROSION AND SEDIMENT CONTROLS

BEST MANAGEMENT PRACTICES SHALL BE USED FOR THIS PROJECT TO CONTROL EROSION AND TURBIDITY CAUSED BY STORM WATER RUN-OFF. THE LOCATION AND DETAILS OF EROSION CONTROL METHODS ARE SHOWN ON THE PLANS. THE CONTRACTOR IS RESPONSIBLE FOR PLACING AND MAINTAINING THESE CONTROL METHODS AS SHOWN ON THE PLANS OR AS REQUIRED. HE/SHE SHALL ALSO PROVIDE THE REQUIRED EROSION PROTECTION AS REQUIRED BY LOCAL, STATE AND FEDERAL LAW.

STORM WATER MANAGEMENT

STORMWATER COLLECTION SHALL BE PROVIDED BY CATCH BASINS. THE RUNOFF FROM THE SITE WILL DISCHARGE TO THE PROPOSED STORMWATER POND. THE POND IS DESIGNED IN ACCORDANCE WITH SJRWMD AND CITY OF APOPKA LAND DEVELOPMENT CODE.

STABILIZATION PRACTICES:

TEMPORARY STABILIZATION - TOPSOIL STOCK PILES AND DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY TEMPORARILY OR PERMANENTLY CEASE, SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH WITHIN 7 DAYS OF THE LAST CONSTRUCTION ACTIVITY IN THAT AREA. THE TEMPORARY SEED REQUIRED CAN BE FOUND IN TABLE 1.65 A OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, WHERE SOILS ARE ACIDIC 2 TONS OF PULVERIZED AGRICULTURAL LIMESTONE SHOULD BE ADDED PER ACRE AND 450 POUNDS OF 10-20-20 FERTILIZER SHALL BE APPLIED TO EACH ACRE. AFTER SEEDING, EACH AREA SHALL BE IMMEDIATELY MULCHED WITH STRAW OR EQUIVALENT EQUAL. AREAS OF THE SITE WHICH ARE TO BE PAVED SHALL BE TEMPORARILY STABILIZED BY APPLYING GEOTEXTILE AND STONE SUB-BASE UNTIL BITUMINOUS PAVEMENT CAN BE APPLIED.

PERMANENT STABILIZATION - DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES PERMANENTLY CEASE SHALL BE STABILIZED WITH PERMANENT SEED NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY. THE APPROPRIATE PERMANENT SEED MIX CAN BE FOUND IN TABLES 1.66A, 1.66B AND 1.66C OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, 2 TONS/ACRE OF FINELY GROUND AGRICULTURAL LIMESTONE AND THE PROPER FERTILIZER BASED ON THE TYPE OF SEEDING SHALL BE APPLIED TO EACH ACRE TO PROVIDE PLANT NUTRIENTS. AFTER SEEDING, EACH AREA SHALL BE MULCHED IMMEDIATELY.

STRUCTURAL PRACTICES:

EARTH DIKE - IF REQUIRED, AN EARTH DIKE SHALL BE CONSTRUCTED ALONG THE SITE PERIMETER. A PORTION OF THE DIKE SHALL DIVERT RUN-ON AROUND THE CONSTRUCTION SITE. THE REMAINING PORTION OF THE DIKE SHALL COLLECT RUNOFF FROM THE DISTURBED AREA AND DIRECT THE RUNOFF TO THE SEDIMENT BASIN.

SEDIMENT BASIN - A SEDIMENT BASIN SHALL BE CONSTRUCTED IN THE COMMON DRAINAGE AREA FOR THE SITE. ALL SEDIMENT COLLECTED IN THE BASIN MUST BE REMOVED FROM THE BASIN UPON COMPLETION OF CONSTRUCTION. SEDIMENT FROM THE BASIN MAY BE USED AS FILL ON THE SITE IF IT IS SUITABLE SOIL.

WASTE DISPOSAL

WASTE MATERIALS - ALL WASTE MATERIALS SHALL BE COLLECTED AND STORED IN A METAL DUMPSTER WITH A SECURE LID IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE SHALL BE DEPOSITED IN THE DUMPSTER. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITIES TO HAVE THE DUMPSTER EMPTIED AT LEAST TWICE A WEEK AND THE WASTE TAKEN TO AN APPROPRIATE LANDFILL. NO CONSTRUCTION WASTE MATERIALS SHALL BE BURIED ON SITE. THE SUPERINTENDENT SHALL ORGANIZE TRAINING FOR THE EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH WASTE MATERIALS. THE SUPERINTENDENT SHALL BE RESPONSIBLE FOR POSTING AND ENFORCING WASTE MATERIAL PROCEDURES.

HAZARDOUS WASTE - HAZARDOUS WASTE MATERIALS SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS OR AS DIRECTED BY THE MANUFACTURER. THE SUPERINTENDENT SHALL ORGANIZE THE PROPER TRAINING FOR EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH HAZARDOUS WASTE MATERIALS. THESE PROCEDURES SHALL BE POSTED ON THE SITE. THE PERSON WHO MANAGES THE SITE SHALL BE RESPONSIBLE FOR ENFORCING THE PROCEDURES.

SANITARY WASTE - SANITARY WASTE SHALL BE COLLECTED AND DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITY FOR COLLECTION OF THE SANITARY WASTE AT LEAST THREE TIMES A WEEK TO PREVENT SPILLAGE ONTO THE SITE.

OFF-SITE TRACKING

A STABILIZED CONSTRUCTION ENTRANCE SHALL BE PROVIDED TO REDUCE SEDIMENT TRACKING OFFSITE. THE MAJOR ROAD CONNECTED TO THE PROJECT SHALL BE CLEANED ONCE A DAY TO REMOVE ANY EXCESS MUD, DIRT OR ROCK RESULTING FROM CONSTRUCTION TRAFFIC. ALL TRUCKS HAULING MATERIALS OFFSITE SHALL BE COVERED WITH A TARPAULIN.

DUST & DEBRIS CONTROL

THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL WITHIN THE CONSTRUCTION LIMITS AS WELL AS ALONG HAUL ROUTES AND ROADWAYS USED BY THE EQUIPMENT AND VEHICLES. THE CONTRACTOR SHALL ENSURE THAT EXCESSIVE DUST IS NOT TRANSPORTED BEYOND THE LIMITS OF CONSTRUCTION IN POPULATED AREAS. THE CONTRACTOR MAY CONTROL DUST FOR EMBANKMENTS OR OTHER CLEARED OR UNSURFACED AREAS BY APPLYING WATER. INSTALL MULCH, SEED, SOD, OR TEMPORARY PAVING AS EARLY AS PRACTICAL. CONTROL DUST DURING STORAGE AND HANDLING OF DUSTY MATERIALS BY WETTING, COVERING, OR OTHER MEANS AS APPROVED BY THE ENGINEER. CONTRACTOR SHALL ENFORCE REDUCED VEHICLE SPEEDS ON UNPAVED ROADS AND IF NECESSARY PROHIBIT CONSTRUCTION GRADING WHEN WIND GUSTS EXCEED 25 MPH, OR OTHERWISE DIRECTED BY E.O.R. OR COUNTY INSPECTOR.

ITEMS REQUIRING POLLUTION PREVENTION

THE FOLLOWING ITEMS ARE EXPECTED TO BE PRESENT ON THE PROJECT SITE:

-ASPHALT
-CONCRETE
-FERTILIZERS
-METAL PIECES
-PETROLEUM BASED PRODUCTS
-TAR
-CLEANING SUPPLIES
-DETERGENTS
-MASONARY BLOCK/BRICKS
-PAINT
-WOOD

THE FOLLOWING ARE NON-STORM WATER SOURCES THAT WILL BE ENCOUNTERED AT THE SITE AND SHOULD BE DIRECTED TO THE SEDIMENT BASIN PRIOR TO DISCHARGE:

-UNCONTAMINATED GROUNDWATER EXPOSED DURING EXCAVATION
-WATER FROM WATER LINE FLUSHING
-PAVEMENT WASH WATERS (WHERE NO SPILLS OR LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE OCCURRED).

SPILL PREVENTION AND CONTROL

THE FOLLOWING ARE THE MATERIAL MANAGEMENT PRACTICES THAT WILL BE USED TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURE OF MATERIALS AND SUBSTANCES TO STORM WATER RUNOFF.

GOOD HOUSEKEEPING

SUPERINTENDENT SHALL INSPECT PROJECT AREA DAILY FOR PROPER STORAGE, USE, AND DISPOSAL OF CONSTRUCTION MATERIALS.

STORE ONLY ENOUGH MATERIAL ON SITE FOR PROJECT COMPLETION.

ALL SUBSTANCES SHOULD BE USED BEFORE DISPOSAL OF CONTAINER.

ALL CONSTRUCTION MATERIALS STORED SHALL BE ORGANIZED AND IN THE PROPER CONTAINER AND IF POSSIBLE, STORED UNDER A ROOF OR PROTECTIVE COVER.

PRODUCTS SHALL NOT BE MIXED UNLESS DIRECTED BY THE MANUFACTURER.

ALL PRODUCTS SHALL BE USED AND DISPOSED OF ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.

HAZARDOUS PRODUCTS

MATERIALS SHOULD BE KEPT IN ORIGINAL CONTAINER WITH LABELS UNLESS THE ORIGINAL CONTAINERS CANNOT BE RESEALED. IF ORIGINAL CONTAINERS CANNOT BE USED, LABELS AND PRODUCT INFORMATION SHALL BE SAVED.

PROPER DISPOSAL PRACTICES SHALL ALWAYS BE FOLLOWED IN ACCORDANCE WITH MANUFACTURER AND LOCAL/STATE REGULATIONS.

PRODUCT SPECIFIC PRACTICES

PETROLEUM PRODUCTS MUST BE STORED IN PROPER CONTAINERS AND CLEARLY LABELED. VEHICLES CONTAINING PETROLEUM PRODUCTS SHALL BE PERIODICALLY INSPECTED FOR LEAKS. PRECAUTIONS SHALL BE TAKEN TO AVOID LEAKAGE OF PETROLEUM PRODUCTS ON SITE.

THE MINIMUM AMOUNT OF FERTILIZER SHALL BE USED AND MIXED INTO THE SOIL IN ORDER TO LIMIT EXPOSURE TO STORM WATER. FERTILIZERS SHALL BE STORED IN A COVERED SHED. THE CONTENTS OF ANY PARTIALLY USED BAGS OF FERTILIZER SHALL BE TRANSFERRED TO A SEALABLE PLASTIC BIN TO AVOID SPILLS.

PAINT CONTAINERS SHALL BE SEALED AND STORED WHEN NOT IN USE. EXCESS PAINT MUST BE DISPOSED OF IN AN APPROVED MANNER.

CONCRETE TRUCKS SHALL NOT BE ALLOWED TO WASH OUT OR DISCHARGE SURPLUS CONCRETE OR DRUM WASH WATER ON THE SITE.

SPILL CONTROL PRACTICES

IN ADDITION TO THE GOOD HOUSEKEEPING AND MATERIAL MANAGEMENT PRACTICES DISCUSSED IN THE PREVIOUS SECTIONS OF THIS PLAN, THE FOLLOWING PRACTICES SHALL BE FOLLOWED FOR SPILL PREVENTION AND CLEANUP:

-SPILL CLEANUP INFORMATION SHALL BE POSTED ON SITE TO INFORM EMPLOYEES ABOUT CLEANUP PROCEDURES AND RESOURCES.

-THE FOLLOWING CLEAN-UP EQUIPMENT MUST BE KEPT ON-SITE NEAR THE MATERIAL STORAGE AREA: GLOVES, MOPS, RAGS, BROOMS, DUST PANS, SAND, SAWDUST, LIQUID ABSORBER, GOGGLES, AND TRASH CONTAINERS.

-ALL SPILLS SHALL BE CLEANED UP AS SOON AS POSSIBLE.

-WHEN CLEANING A SPILL, THE AREA SHOULD BE WELL VENTILATED AND THE EMPLOYEE SHALL WEAR PROPER PROTECTIVE COVERING TO PREVENT INJURY.

-TOXIC SPILLS MUST BE REPORTED TO THE PROPER AUTHORITY REGARDLESS OF THE SIZE OF THE SPILL.

-AFTER A SPILL, THE PREVENTION PLAN SHALL BE REVIEWED AND CHANGED TO PREVENT FURTHER SIMILAR SPILLS FROM OCCURRING. THE CAUSE OF THE SPILL, MEASURES TO PREVENT IT, AND HOW TO CLEAN THE SPILL UP SHALL BE RECORDED.

-THE SUPERINTENDENT SHALL BE THE SPILL PREVENTION AND CLEANUP COORDINATOR AND IS RESPONSIBLE FOR THE DAY TO DAY SITE OPERATIONS. THE SUPERINTENDENT ALSO OVERSEES THE SPILL PREVENTION PLAN AND SHALL BE RESPONSIBLE FOR EDUCATING THE EMPLOYEES ABOUT SPILL PREVENTION AND CLEANUP PROCEDURES.

MAINTENANCE AND INSPECTION PRACTICES

THE FOLLOWING ARE MAINTENANCE AND INSPECTION PRACTICES THAT SHALL BE COMPLETED BY THE CONTRACTOR:

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE CHECKED DAILY AND AFTER EACH 0.5 INCH OR GREATER RAINFALL BY THE SUPERINTENDENT OR SOMEONE UNDER HIS/HER DIRECT SUPERVISION.

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE KEPT IN GOOD CONDITION. REPAIRS MUST BE MADE WITHIN 24 HOURS OF REPORT.

-THE SILT FENCE SHALL BE INSPECTED PERIODICALLY FOR HEIGHT OF SEDIMENT AND CONDITION OF FENCE.

-THE SILT FENCE SHALL BE CLEARED OF SEDIMENT WHEN SEDIMENT MEASURES ONE-THIRD THE HEIGHT OF THE FENCE.

-THE SEDIMENT BASINS/DITCHES SHALL BE CHECKED MONTHLY FOR DEPTH OF SEDIMENT. THEY SHALL BE CLEANED WHEN SEDIMENT REACHES 10% OF TOTAL CAPACITY AND AFTER CONSTRUCTION IS COMPLETE.

-DIVERSION DIKES SHALL BE INSPECTED MONTHLY. ANY BREACHES SHALL BE PROMPTLY REPAIRED.

-ALL SEEDING SHALL BE CHECKED FOR PROPER GROWTH AND UNIFORMITY. UNSTABALIZED AREAS SHALL BE RE-SODDED.

-A MAINTENANCE REPORT SHALL BE COMPLETED DAILY AFTER EACH INSPECTION OF THE SEDIMENT AND EROSION CONTROL METHODS. THE REPORTS SHALL BE FILED IN AN ORGANIZED MANNER AND RETAINED ON-SITE DURING CONSTRUCTION. AFTER CONSTRUCTION IS COMPLETED, THE REPORTS SHALL BE SAVED FOR AT LEAST THREE YEARS. THE REPORTS SHALL BE AVAILABLE FOR ANY AGENCY THAT HAS JURISDICTION OVER EROSION CONTROL.

-THE SUPERINTENDENT SHALL ORGANIZE THE TRAINING FOR INSPECTION PROCEDURES AND PROPER EROSION CONTROL METHODS FOR EMPLOYEES THAT COMPLETE INSPECTIONS AND REPORTS.

POLLUTION PREVENTION PLAN CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL PROPERLY GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

SIGNED: _____ DATE:_____

DEREK RAMSBURG
FLORIDA REGISTRATION NUMBER: 88965
PROFESSIONAL ENGINEER

CONTRACTOR'S CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND, SHALL COMPLY WITH, THE TERMS AND CONDITIONS OF THE STATE OF FLORIDA GENERIC PERMIT FOR STORMWATER DISCHARGE FORM LARGE AND SMALL CONSTRUCTION ACTIVITIES AND THIS STORMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

SIGNATURE AND DATE	NAME AND TITLE, COMPANY / ADDRESS AND TELEPHONE NUMBER	RESPONSIBILITY

No.	REVISIONS	DATE	BY
1	PER DESIGN CHANGE	6/02/2026	BMG
2	PER DESIGN CHANGE	7/8/2026	BMG

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL DEREK RAMSBURG 88965 STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT 249188018
DATE 08/03/2026
SCALE AS SHOWN
DESIGNED BY CBL
DRAWN BY TJE
CHECKED BY DER

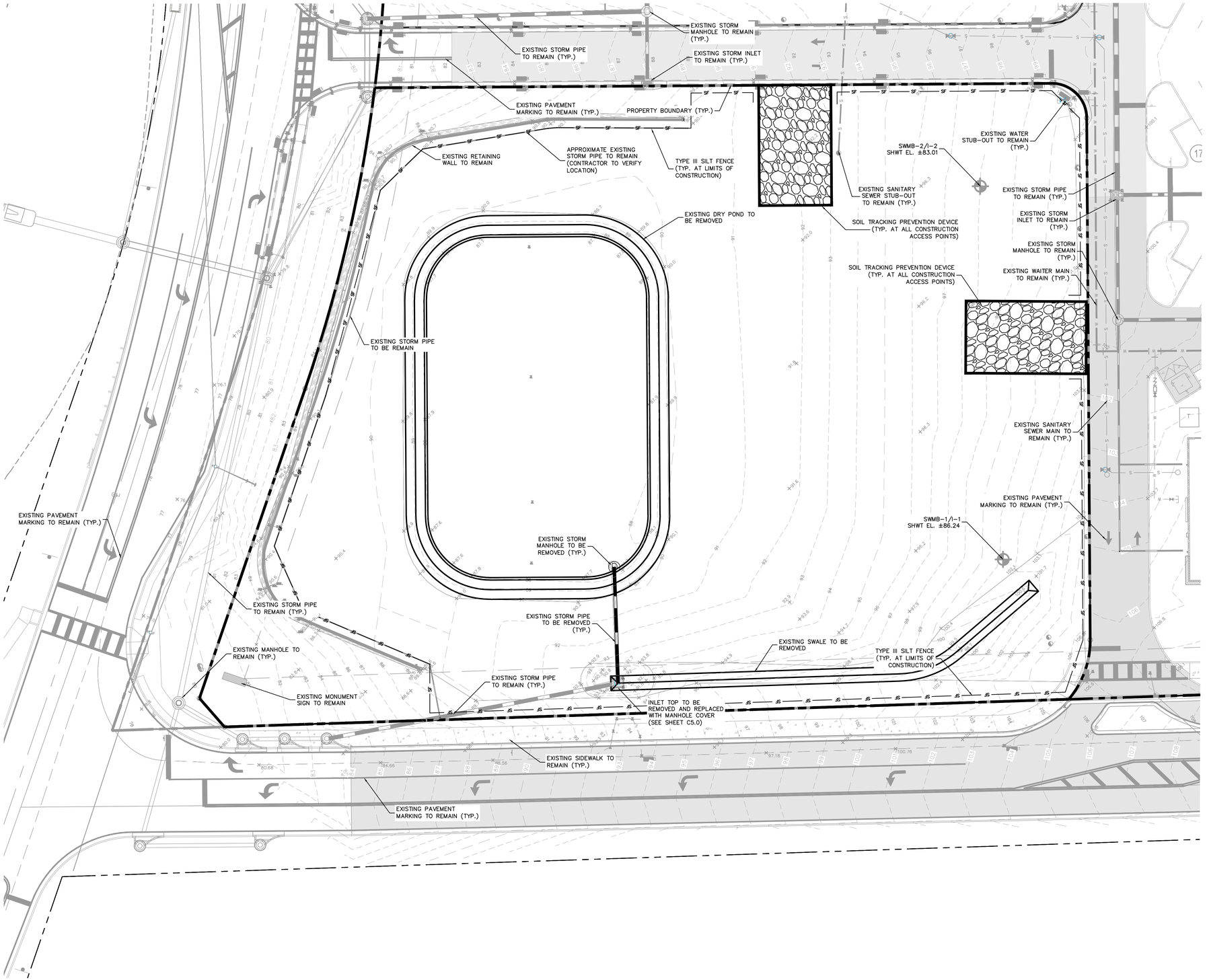
SWPPP

7-11 OCOEE APOPKA RD
CITY OF APOPKA FLORIDA

SHEET NUMBER
C2.0

Plotted By:Ellsworth, TJ Sheet Set:7-11 OCOEE APOPKA RD Layout:C2.0 August 04, 2026 04:35:04pm K:\orl_civil\249188018_7-11 ocoee apopka rd\CAD\CONSTRUCTION\plansheets\C2.0 - SWPPP.dwg
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

NOTES:

1. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AN FDEP NPDES PERMIT PRIOR TO CONSTRUCTION.
2. THE INTENT OF THE DEMOLITION PLAN IS TO DEPICT EXISTING FEATURES THAT ENCUMBER THE PROPOSED CONSTRUCTION AREA AND ARE SCHEDULED FOR REMOVAL. SOME INCIDENTAL ITEMS MAY HAVE BEEN INADVERTENTLY OMITTED FROM THE PLAN. UNLESS OTHERWISE NOTED, ALL EXISTING BUILDINGS, STRUCTURES, SLABS, CONCRETE, ASPHALT, DEBRIS PILES, SIGNS, AND ALL APPURTENANCES ARE TO BE REMOVED FROM THE SITE BY THE CONTRACTOR. THE CONTRACTOR IS ENCOURAGED TO THOROUGHLY INSPECT THE SITE AS WELL AS REVIEW THE SURVEY, PLANS, AND SPECIFICATIONS PRIOR TO SUBMITTING PRICING. CONTRACTOR WILL NOT RECEIVE ADDITIONAL COMPENSATION FOR REQUIRED DEMOLITION OF INCIDENTAL ITEMS NOT SHOWN ON THIS DEMOLITION PLAN.
3. ALL DEMOLITION MATERIALS ARE TO BE REMOVED FROM SITE AND PROPERLY DISPOSED OF AN IN A LEGAL MANNER. AFTER DEMOLITION IS COMPLETE THE SITE SHALL BE DELIVERED IN A CONDITION SUITABLE FOR DEVELOPMENT.
4. THIS DEMOLITION PLAN IS BASED ON AVAILABLE UTILITY INFORMATION AND MAY OR MAY NOT BE ALL INCLUSIVE FOR THIS SITE. ANY UTILITIES ENCOUNTERED DURING DEMOLITION THAT ARE NOT DEPICTED/ADDRESSED ON THIS DRAWING SHOULD BE BROUGHT TO THE ATTENTION OF THE OWNER, ARCHITECT, AND ENGINEER.
5. VARIATIONS TO CONDITIONS OR DISCREPANCIES IN ACTUAL FIELD CONDITIONS AS THEY APPLY TO THE DEMOLITION OR SITE DEVELOPMENT WORK MUST BE BROUGHT TO THE OWNER'S REPRESENTATIVE AND ENGINEER'S ATTENTION PRIOR TO THE COMMENCEMENT OF ANY DEMOLITION.
6. CONTRACTOR IS RESPONSIBLE FOR CONTROLLING AIRBORNE DUST AND POLLUTANTS BY USING WATER SPRINKLING OR OTHER SUITABLE MEANS OF CONTROL.
7. DEMOLITION CONTRACTOR SHALL CONSTRUCT EROSION CONTROL MEASURES AS SHOWN ON THESE PLANS AS NECESSARY DURING DEMOLITION OPERATIONS OR AS DIRECTED BY THE ENGINEER, CITY, OR COUNTY INSPECTOR TO PROTECT ADJACENT PROPERTIES AND WATER RESOURCES FROM SOIL EROSION AND SEDIMENTATION.
8. CONTRACTOR TO USE CARE IN HANDLING DEBRIS FROM SITE TO ENSURE THE SAFETY OF THE PUBLIC. HAUL ROUTE IS TO BE CLOSELY MONITORED FOR DEBRIS OR MATERIALS TRACKED ONTO ADJOINING ROADWAYS, SIDEWALKS, ETC. ALL ROADWAYS AND WALKWAYS ARE TO BE CLEARED DAILY OR AS NECESSARY TO MAINTAIN PUBLIC SAFETY.
9. THE DEMOLITION CONTRACTOR MUST NOTIFY ALL UTILITY COMPANIES, FIRE MARSHAL, AND OWNER'S REPRESENTATIVE PRIOR TO INTERRUPTION OF ANY UTILITY SERVICE. THE DEMOLITION CONTRACTOR IS RESPONSIBLE FOR COORDINATION WITH AND ADHERENCE TO THE REGULATIONS REGARDING SERVICE INTERRUPTION OF EACH UTILITY COMPANY AND FIRE MARSHAL.
10. THE DEMOLITION CONTRACTOR MUST PROTECT ALL LANDSCAPING AND OTHER FEATURES DESIGNATED TO REMAIN, AND REPLACE SUCH ITEMS WITHOUT ADDITIONAL PAYMENT IF DISTURBED DURING DEMOLITION.
11. ALL ASPHALT TO BE REMOVED SHALL BE SAW CUT ADJACENT TO REMAINING IMPROVEMENTS.
12. THE DEMOLITION CONTRACTOR MUST PROTECT BENCH MARKS PROPERTY CORNERS, AND ALL OTHER SURVEY MONUMENTS FROM DAMAGE OR DISPLACEMENT. IF A MARKER MUST BE REMOVED, IT SHALL BE REPLACED BY A LICENSED LAND SURVEYOR AND REPLACED.
13. THE DEMOLITION CONTRACTOR SHALL ACQUIRE ALL PERMITS AND PAY ALL ASSOCIATED FEES PERTAINING TO THE DEMOLITION AND DISPOSAL REQUIREMENTS. THE DEMOLITION CONTRACTOR IS RESPONSIBLE FOR ADHERENCE TO ALL LOCAL, STATE, AND FEDERAL REQUIREMENTS REGARDING THIS WORK. IF THERE ARE NO LOCAL, STATE, OR FEDERAL REQUIREMENTS THE DEMOLITION CONTRACTOR SHALL ACQUIRE AN ENGINEER'S CERTIFICATION THAT THE WORK HAS BEEN DONE IN ACCORDANCE WITH THE PLANS.
14. CONTRACTOR SHALL FIELD VERIFY THAT THE SHOULDER BASE IS FULL DEPTH. IF SHOULDER BASE IS NOT FULL DEPTH, THE EXISTING SHOULDER BASE AND PAVEMENT SHALL BE REMOVED AND REPLACED AT THE PAVEMENT CONNECTION TO MATCH EXISTING.

LEGEND

- PROPERTY BOUNDARY
- FORCEMAIN
- RECLAIM PIPE
- OVERHEAD POWER LINE

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG STATE OF FLORIDA PROFESSIONAL ENGINEER

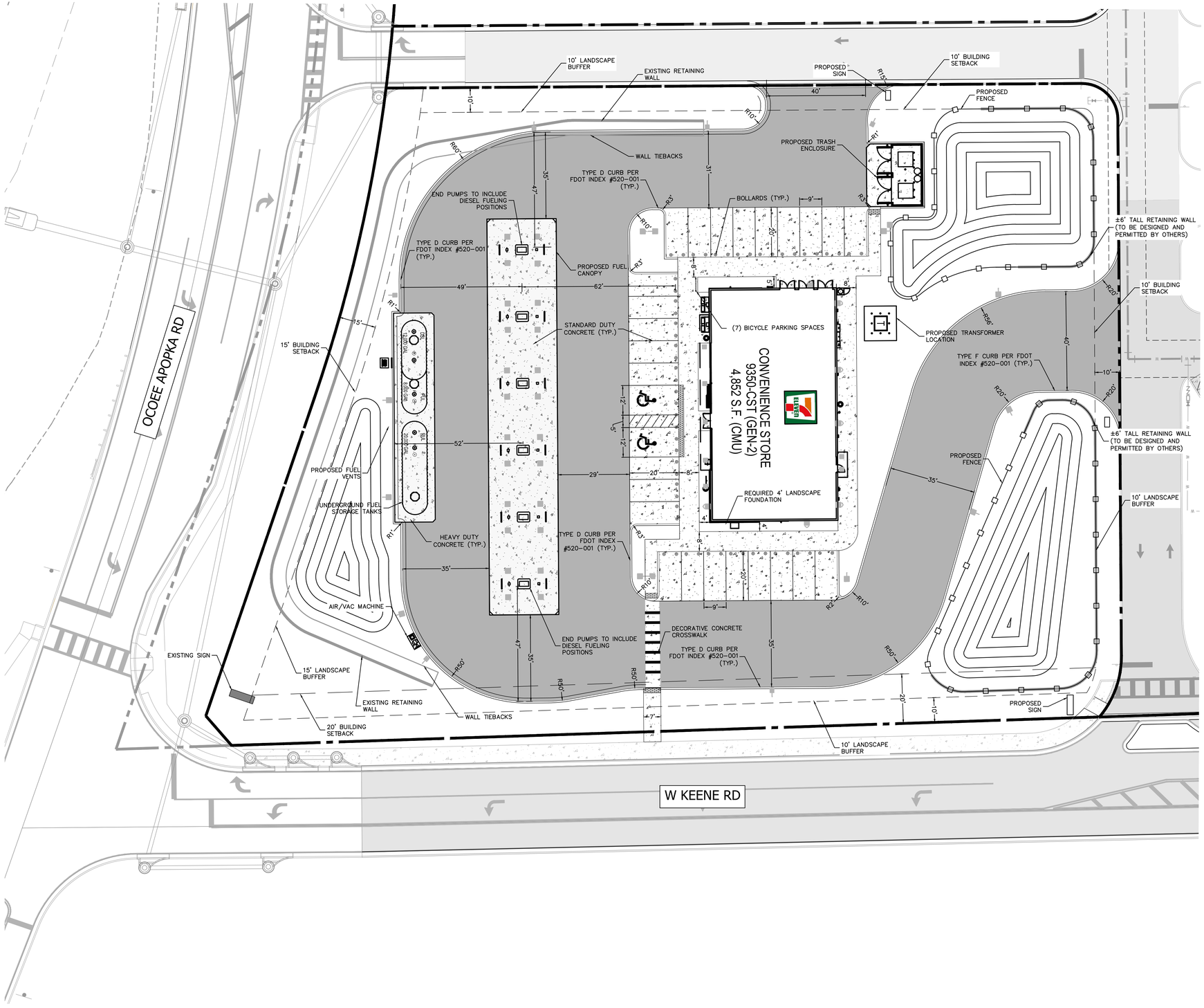
KHA PROJECT 249188018			
DATE	08/03/2026		
SCALE	AS SHOWN	DESIGNED BY	CBL
		DRAWN BY	TJE
		CHECKED BY	DER

EXISTING CONDITIONS PLAN

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C3.0



NORTH

GRAPHIC SCALE IN FEET
0 10 20 40

SITE DATA:

SITE AREA:	85,698 SF (1.97 ACRES)
PARCEL ID:	20-21-28-8000-04-000
ZONING	PD: PLANNED DEVELOPMENT
FUTURE LAND USE:	MU: MIXED-USE
PROPOSED USE:	COMMERCIAL
MAXIMUM BUILDING HEIGHT:	45'
PROPOSED BUILDING HEIGHT:	24'-8"

ADJACENT ZONING

NORTH	PD : PLANNED DEVELOPMENT
SOUTH	O : OFFICE
EAST	PD : PLANNED DEVELOPMENT
WEST	PD : PLANNED DEVELOPMENT

BUILDING COVERAGE

MAXIMUM ALLOWABLE F.A.R.:	1.0
PROPOSED BUILDING AREA:	4,852 SF
F.A.R.	0.057

BUILDING SETBACKS

	REQUIRED	PROVIDED
FRONT (WEST):	15 FT	142 FT
SIDE (NORTH):	10 FT	24 FT
SIDE (SOUTH):	20 FT	64 FT
REAR (EAST):	10 FT	114 FT

PAVING SETBACKS

	REQUIRED	PROVIDED
FRONT (WEST):	15 FT	18 FT
SIDE (NORTH):	10 FT	10 FT
SIDE (SOUTH):	10 FT	13 FT
REAR (EAST):	10 FT	10 FT

REQUIRED PARKING:

	REQUIRED	PROVIDED
CONVENIENCE STORE W/ FUEL SALES: 1 SPACE/300 SF	16 SPACES	27 SPACES

PROPOSED PARKING:

REGULAR SPACES: (9'x20'):	25 SPACES
ADA SPACES (12'x20'):	2 SPACES
TOTAL =	27 SPACES

BICYCLE PARKING:

REQUIRED	PROVIDED
2 SPACES	7 SPACES

IMPERVIOUS CALCULATIONS

TOTAL MAX. ALLOWABLE IMPERVIOUS COVERAGE = 1.58 AC (80%)
CONVENIENCE STORE W/ FUEL SALES = 1.09 AC (55.6%)

PROPOSED IMPERVIOUS AREA:

BUILDING AREA:	4,852 SF
ASPHALT AREA:	27,047 SF
CONCRETE AREA:	15,748 SF

LEGEND

- PROPERTY BOUNDARY
- LANDSCAPE BUFFER
- BUILDING SETBACK
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT
- PROPOSED STANDARD DUTY CONCRETE PAVEMENT

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER JEREMY R. MASBURG LICENSE NUMBER 93187 STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

SITE PLAN

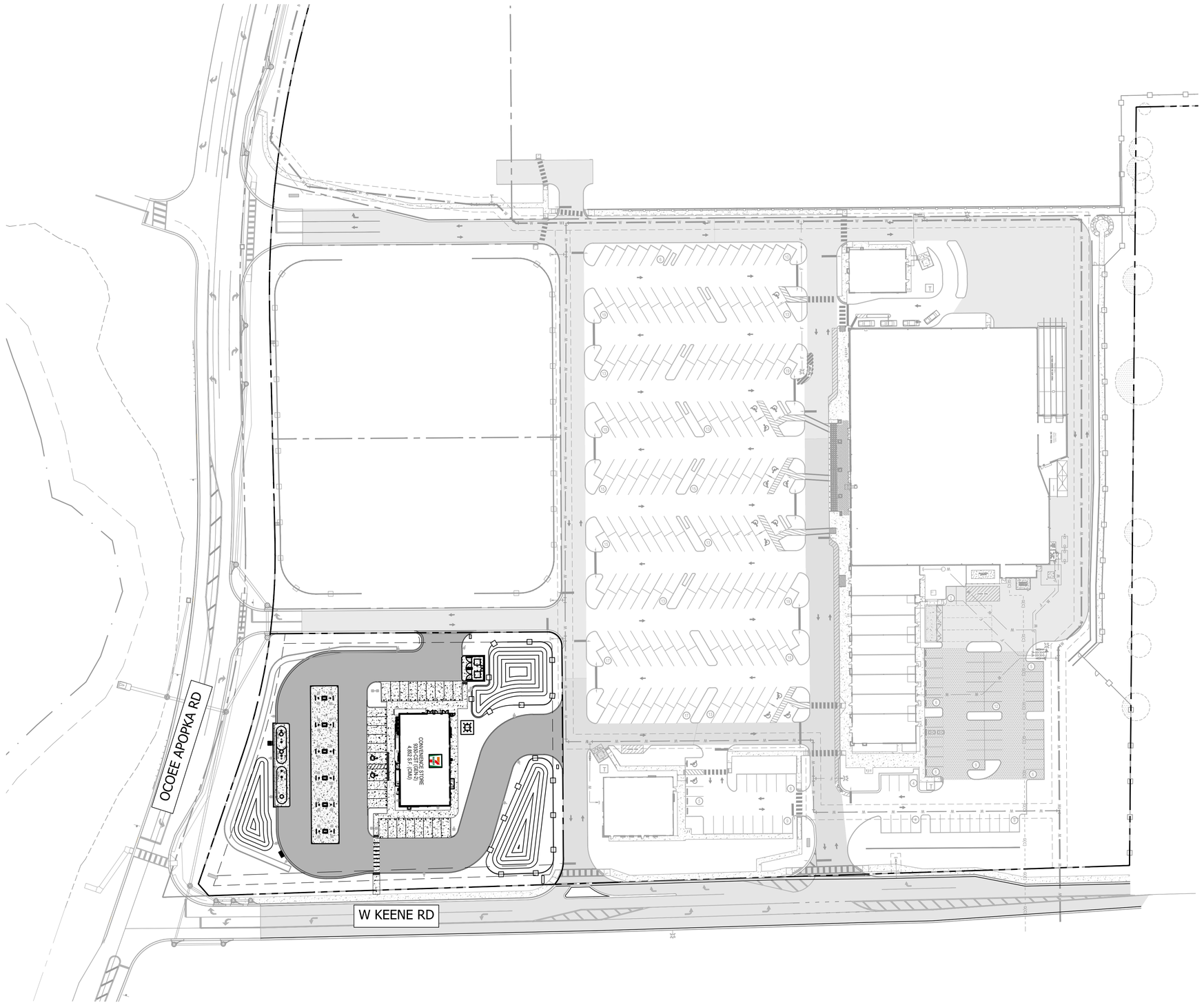
7-11 OCOEE APOPKA RD

FLORIDA

CITY OF APOPKA

SHEET NUMBER
C4.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NORTH

GRAPHIC SCALE IN FEET
0 25 50 100

SITE DATA:

SITE AREA:	85,698 SF (1.97 ACRES)
PARCEL ID:	20-21-28-8000-04-000
ZONING	PD: PLANNED DEVELOPMENT
FUTURE LAND USE:	MU: MIXED-USE
PROPOSED USE:	COMMERCIAL
MAXIMUM BUILDING HEIGHT:	45'
PROPOSED BUILDING HEIGHT:	24'-8"

ADJACENT ZONING

NORTH	PD : PLANNED DEVELOPMENT
SOUTH	O : OFFICE
EAST	PD : PLANNED DEVELOPMENT
WEST	PD : PLANNED DEVELOPMENT

BUILDING COVERAGE

MAXIMUM ALLOWABLE F.A.R.:	1.0
PROPOSED BUILDING AREA:	4,852 SF
F.A.R.	0.057

BUILDING SETBACKS	REQUIRED	PROVIDED
FRONT (WEST):	15 FT	142 FT
SIDE (NORTH):	10 FT	24 FT
SIDE (SOUTH):	20 FT	64 FT
REAR (EAST):	10 FT	114 FT

PAVING SETBACKS	REQUIRED	PROVIDED
FRONT (WEST):	15 FT	18 FT
SIDE (NORTH):	10 FT	10 FT
SIDE (SOUTH):	10 FT	13 FT
REAR (EAST):	10 FT	10 FT

REQUIRED PARKING:	REQUIRED	PROVIDED
CONVENIENCE STORE W/ FUEL SALES: 1 SPACE/300 SF	16 SPACES	27 SPACES

PROPOSED PARKING:

REGULAR SPACES: (9'x20'):	25 SPACES
ADA SPACES (12'x20'):	2 SPACES
TOTAL =	27 SPACES

BICYCLE PARKING:	REQUIRED	PROVIDED
	2 SPACES	7 SPACES

IMPERVIOUS CALCULATIONS

TOTAL MAX. ALLOWABLE IMPERVIOUS COVERAGE = 1.58 AC (80%)
CONVENIENCE STORE W/ FUEL SALES = 1.09 AC (55.6%)

PROPOSED IMPERVIOUS AREA:

BUILDING AREA:	4,852 SF
ASPHALT AREA:	27,047 SF
CONCRETE AREA:	15,748 SF

LEGEND

- PROPERTY BOUNDARY
- LANDSCAPE BUFFER
- BUILDING SETBACK
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT
- PROPOSED STANDARD DUTY CONCRETE PAVEMENT

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

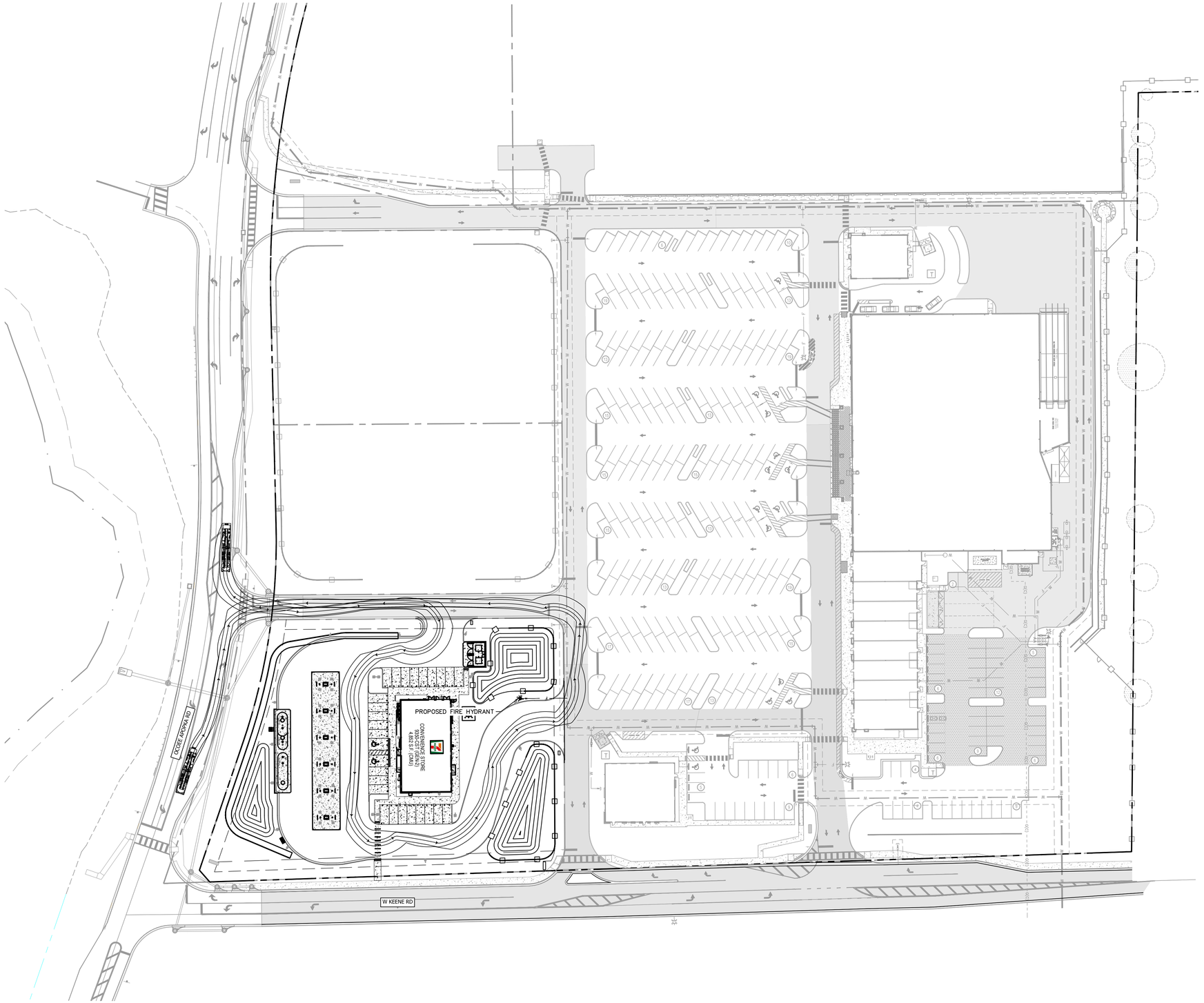
OVERALL SITE PLAN

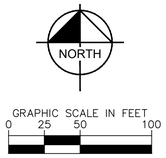
7-11 OCOEE APOPKA RD

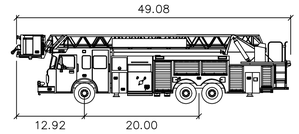
CITY OF APOPKA FLORIDA

SHEET NUMBER
C4.1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.







Smeal Platform RM 100ft

	feet
Width	: 8.33
Track	: 7.83
Lock to Lock Time	: 6.0
Steering Angle	: 48.0

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER
DEREK RAMSBURG
STATE OF FLORIDA
LICENSE NUMBER
PROFESSIONAL ENGINEER
DATE: 08/03/2026

KHA PROJECT 249188018
DATE 08/03/2026
SCALE AS SHOWN
DESIGNED BY CBL
DRAWN BY TJE
CHECKED BY DER

FIRE TRUCK ROUTING PLAN

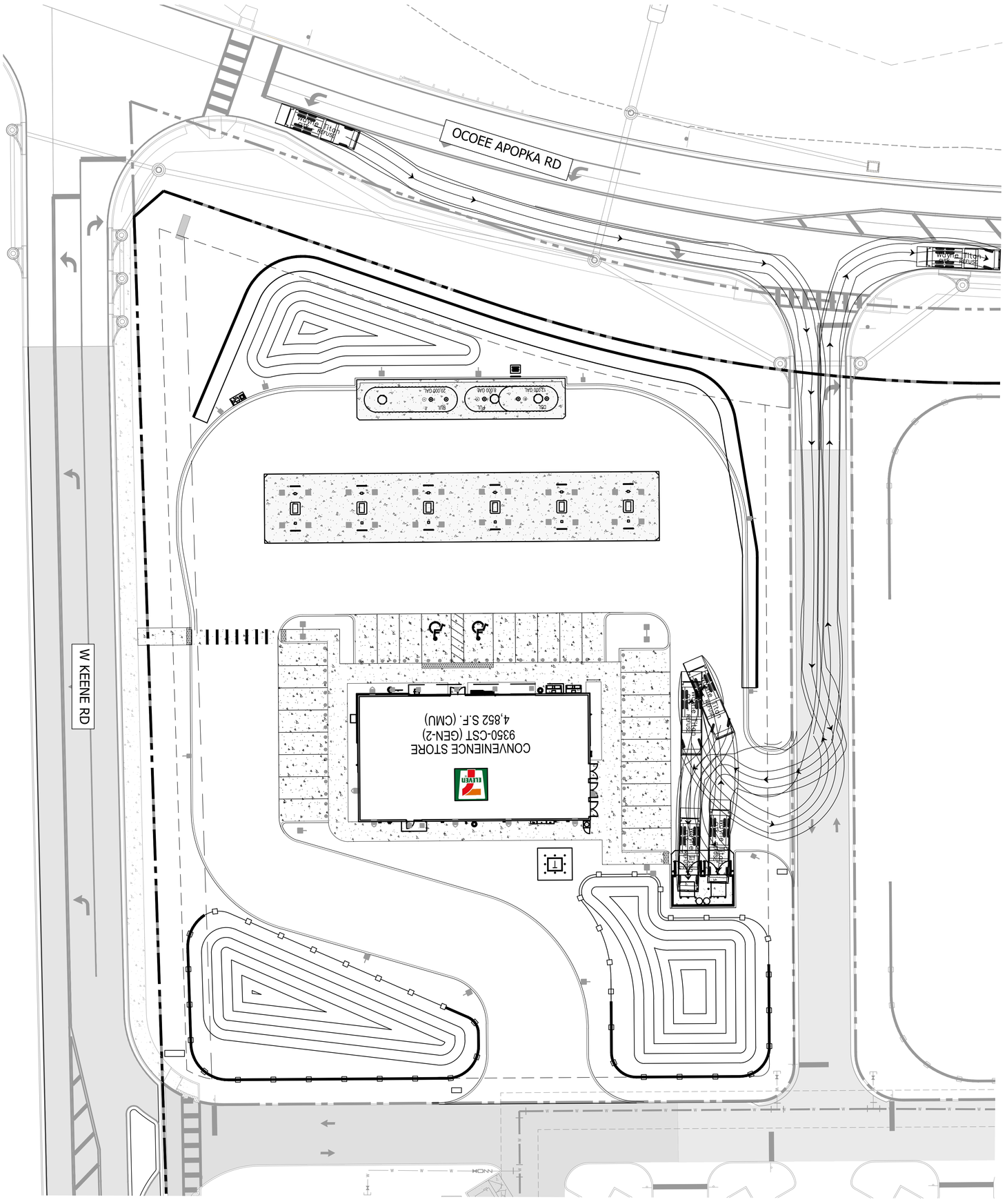
7-11 OCOEE APOPKA RD

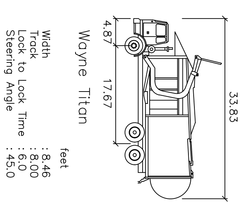
CITY OF APOPKA FLORIDA

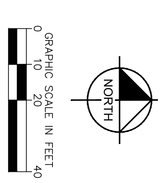
SHEET NUMBER
C4.2

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.







Always call 811 two full business days before you dig to have underground utilities located and marked.

sunshine811.com

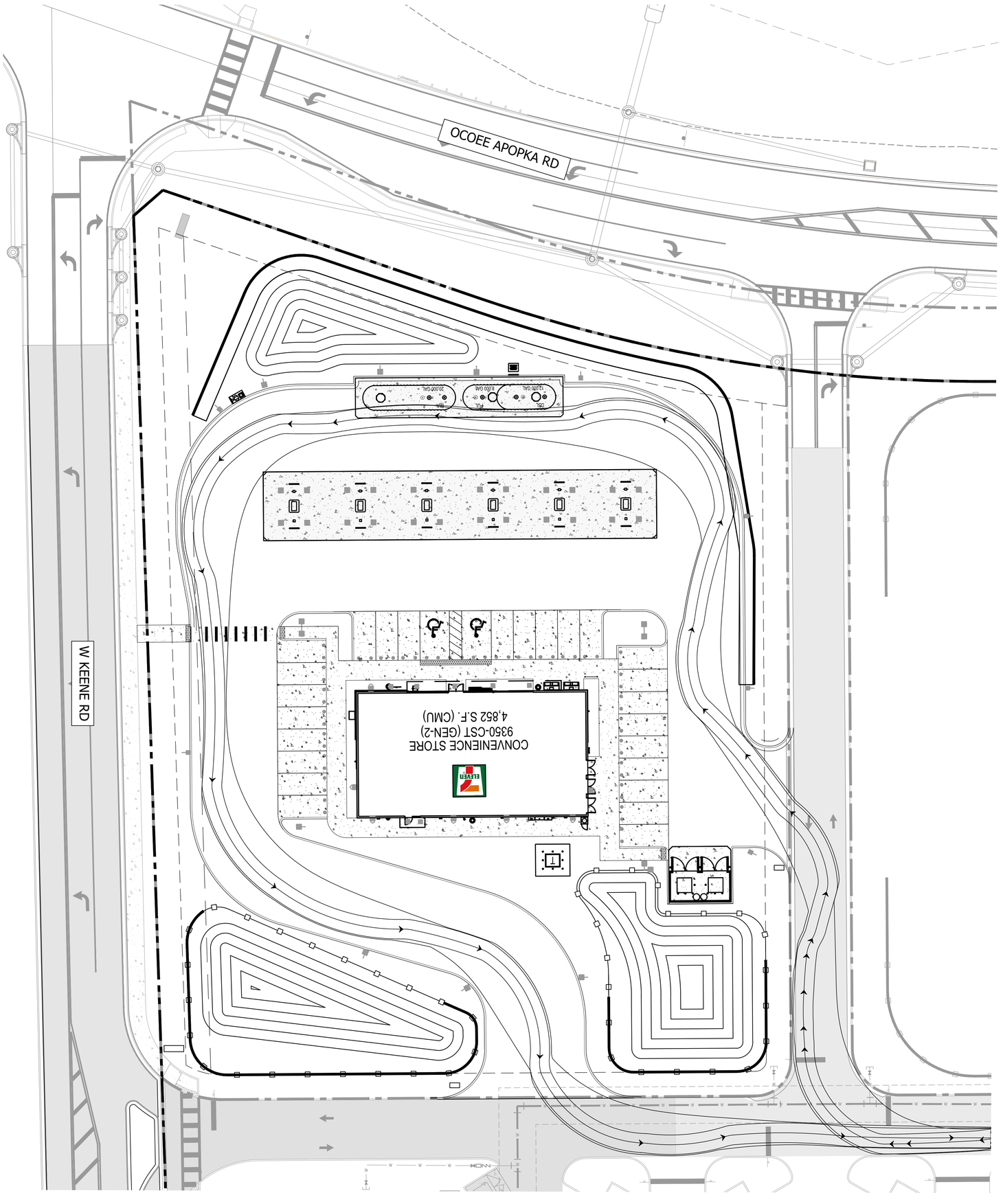
SHEET NUMBER C4.3	7-11 OCOEE APOPKA RD CITY OF APOPKA FLORIDA	TRASH ROUTING PLAN	KHA PROJECT 249188018 DATE 08/03/2026 SCALE AS SHOWN DESIGNED BY CBL DRAWN BY TJE CHECKED BY DER	LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG LICENSE NUMBER 75898 STATE OF FLORIDA DATE: 08/03/2026

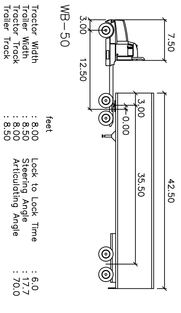
Kimley»Horn

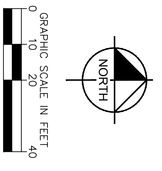
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

No.	REVISIONS	DATE	BY

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.







Always call 811 two full business days before you dig to have underground utilities located and marked.
sunshine811.com

SHEET NUMBER C4.4

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SEMI TRUCK ROUTING PLAN

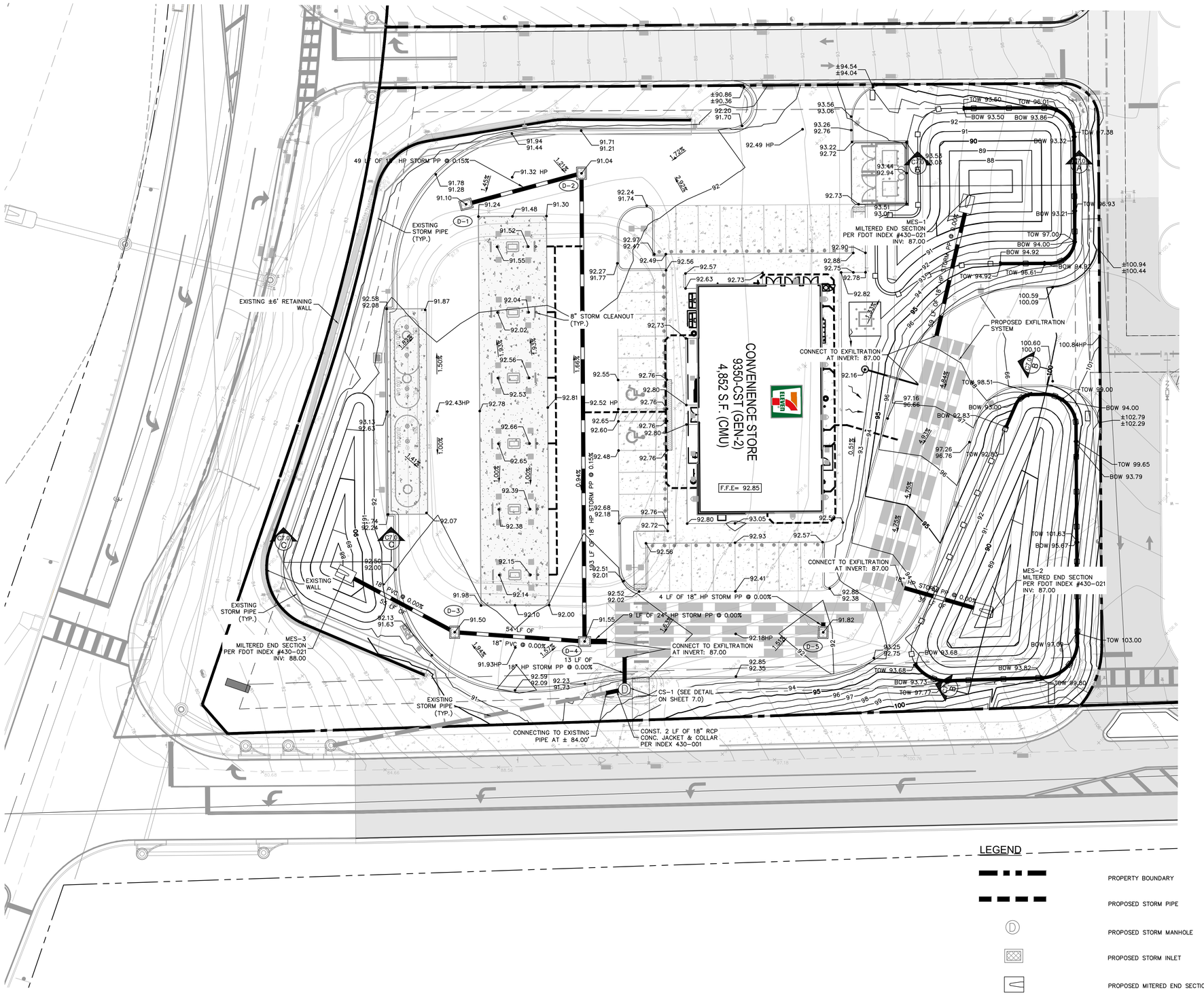
KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG LICENSE NO. 73888 STATE OF FLORIDA PROFESSIONALLY ENGINEERED DATE: 08/03/2026

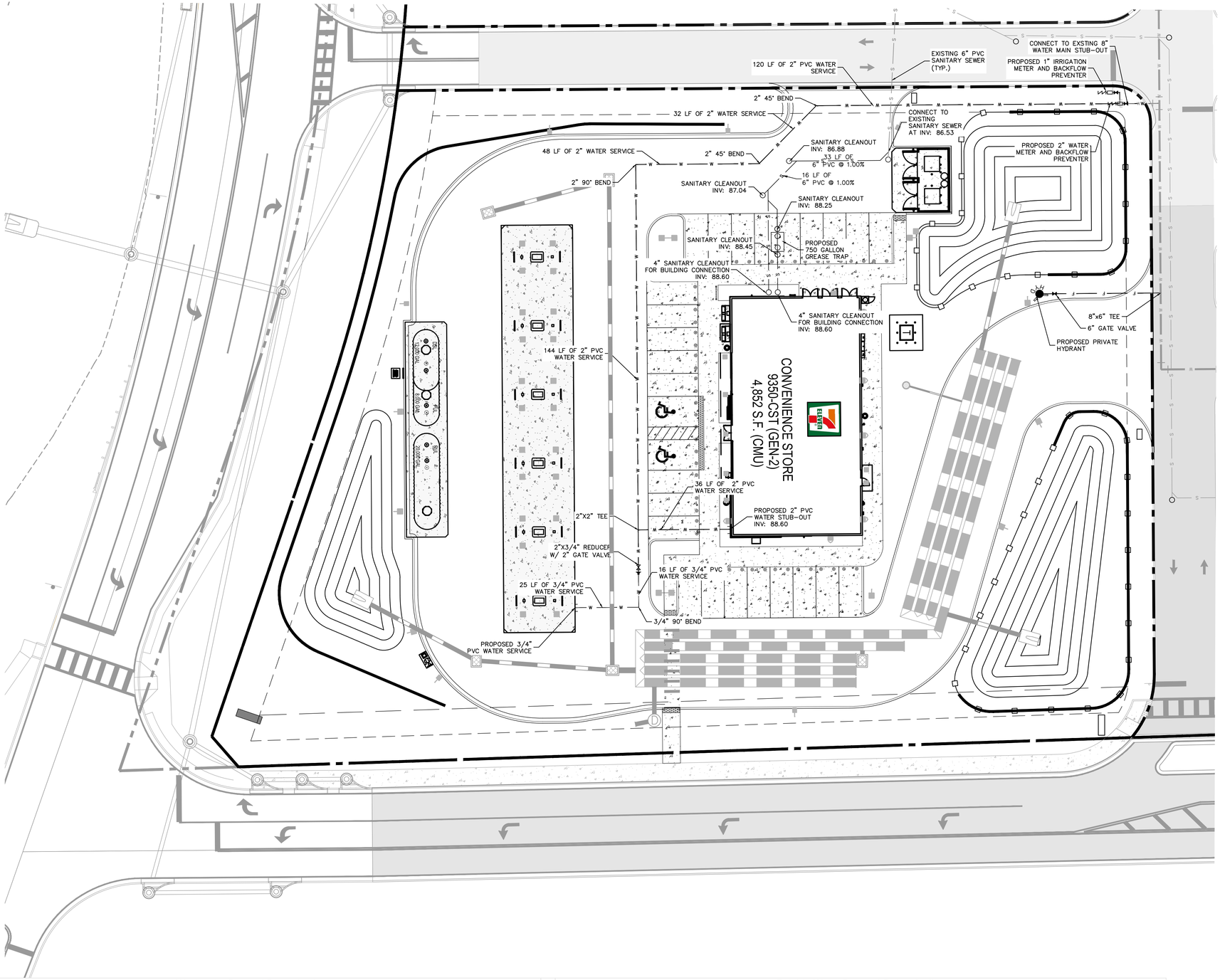
Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

No.	REVISIONS	DATE	BY

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.


CONVENIENCE STORE
9350-CST (GEN-2)
4,852 S.F. (CMU)
F.F.E= 92.85
49 LF OF 18" HP STORM PP @ 0.15%
EXISTING STORM PIPE (TYP.)
EXISTING ±6' RETAINING WALL
8" STORM CLEANOUT (TYP.)
CONNECT TO EXFILTRATION AT INVERT: 87.00
PROPOSED EXFILTRATION SYSTEM
MES-1
MITERED END SECTION
PER FDOT INDEX #430-021
INV: 87.00
MES-2
MITERED END SECTION
PER FDOT INDEX #430-021
INV: 87.00
MES-3
MITERED END SECTION
PER FDOT INDEX #430-021
INV: 88.00
EXISTING WALL
EXISTING STORM PIPE (TYP.)
54 LF OF 18" PVC @ 0.00%
13 LF OF 18" HP STORM PP @ 0.00%
153 LF OF 18" HP STORM PP @ 0.15%
4 LF OF 18" HP STORM PP @ 0.00%
9 LF OF 24" HP STORM PP @ 0.00%
39 LF OF 18" HP STORM PP @ 0.00%
CONNECTING TO EXISTING PIPE AT ± 84.00'
CONST. 2 LF OF 18" RCP CONC. JACKET & COLLAR PER INDEX 430-001
CS-1 (SEE DETAIL ON SHEET 7.0)
CONNECT TO EXFILTRATION AT INVERT: 87.00
CONNECT TO EXFILTRATION AT INVERT: 87.00
D-1
D-2
D-3
D-4
D-5
C7.0
TOW 93.60
TOW 96.01
BOW 93.50
BOW 93.86
TOW 97.38
BOW 93.32
TOW 96.93
BOW 93.21
TOW 97.00
BOW 94.00
BOW 94.92
BOW 94.84
TOW 94.92
TOW 96.61
TOW 98.51
BOW 93.00
BOW 92.83
TOW 92.85
TOW 99.00
BOW 94.00
TOW 99.65
BOW 93.79
TOW 101.83
BOW 95.67
TOW 103.00
BOW 97.09
BOW 93.68
BOW 93.82
TOW 99.50
TOW 93.68
BOW 93.73
TOW 97.77
±94.54
±94.04
±90.86
±90.36
92.49 HP
92.52 HP
92.43HP
92.18HP
91.93HP
91.32 HP
92.07
92.38
92.14
92.10
92.00
92.15
92.41
92.51
92.01
92.52
92.02
92.85
92.35
92.88
92.38
92.25
92.75
92.16
92.82
92.90
92.88
92.75
92.78
92.73
92.63
92.57
92.56
92.49
92.97
92.97
92.24
91.74
92.27
91.77
92.58
92.08
91.87
92.04
92.02
92.56
92.53
92.78
92.66
92.65
92.39
92.55
92.81
92.48
92.65
92.60
92.76
92.80
92.68
92.18
92.72
92.80
93.05
92.59
92.93
92.57
92.56
92.76
92.80
92.76
92.80
92.76
92.72
92.76
92.76
92.80
92.76
92.76
92.80
92.76
93.13
92.63
92.74
92.24
92.50
92.00
92.13
91.63
91.98
91.50
91.55
91.82
92.59
92.09
92.23
91.73
91.91
91.41
91.94
91.44
91.71
91.21
91.78
91.28
91.10
91.24
91.48
91.30
91.52
91.55
93.56
93.06
93.26
92.76
93.22
92.72
93.53
93.03
93.44
92.94
92.73
93.51
93.01
92.90
92.92
92.94
92.96
92.98
93.00
93.02
93.04
93.06
93.08
93.10
93.12
93.14
93.16
93.18
93.20
93.22
93.24
93.26
93.28
93.30
93.32
93.34
93.36
93.38
93.40
93.42
93.44
93.46
93.48
93.50
93.52
93.54
93.56
93.58
93.60
93.62
93.64
93.66
93.68

and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NOTES:

1. ALL ONSITE UTILITIES SHALL BE PRIVATELY OWNED AND MAINTAINED UNLESS OTHERWISE NOTED.
2. MAINTAIN A MINIMUM OF 3-FT OF COVER OVER ALL PROPOSED UTILITIES.
3. ALL WATER MAINS, AND DOMESTIC LINES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF APOPKA STANDARDS AND CONSTRUCTION SPECIFICATIONS MANUAL.
4. CONTRACTOR SHALL COORDINATE ANY DISRUPTIONS TO EXISTING UTILITY SERVICES WITH ADJACENT PROPERTY OWNERS.
5. ALL ELECTRIC AND TELEPHONE EXTENSIONS INCLUDING SERVICE LINES SHALL BE CONSTRUCTED TO THE APPROPRIATE UTILITY COMPANY SPECIFICATIONS. ALL UTILITY DISCONNECTIONS SHALL BE COORDINATED WITH THE DESIGNATED UTILITY COMPANIES.
6. CONTRACTOR TO CALL "SUNSHINE STATE ONE CALL OF FLORIDA" (1-800-432-4770) TO COORDINATE FIELD LOCATIONS OF EXISTING UNDERGROUND UTILITIES BEFORE ORDERING MATERIALS OR COMMENCING CONSTRUCTION. NOTIFY ENGINEER OF ANY DISCREPANCIES IMMEDIATELY.
7. PRIOR TO THE CONSTRUCTION OF OR CONNECTION TO ANY STORM DRAIN, SANITARY SEWER, WATER MAIN OR ANY OTHER UTILITIES, THE CONTRACTOR SHALL EXCAVATE, VERIFY AND CALCULATE ALL POINTS OF CONNECTION AND ALL UTILITY CROSSINGS AND INFORM THE ENGINEER AND THE OWNER/ DEVELOPER OF ANY CONFLICT OR REQUIRED DEVIATIONS FROM THE PLAN. NOTIFICATION SHALL BE MADE A MINIMUM OF 72 HOURS PRIOR TO CONSTRUCTION. THE ENGINEER AND ITS CLIENTS SHALL BE HELD HARMLESS IN THE EVENT THAT THE CONTRACTOR FAILS TO MAKE SUCH NOTIFICATION. THE CITY OF APOPKA SHALL BE NOTIFIED OF ANY AND ALL CHANGES TO THE DESIGN PLANS.
8. CONTRACTOR SHALL COMPLY COMPLETELY WITH THE LATEST STANDARDS OF OSHA DIRECTIVES OR ANY OTHER AGENCY HAVING JURISDICTION FOR EXCAVATION AND TRENCHING PROCEDURES. THE CONTRACTOR SHALL USE SUPPORT SYSTEMS, SLOPING, BENCHING AND OTHER MEANS OF PROTECTION. THIS IS TO INCLUDE, BUT NOT LIMITED FOR ACCESS AND EGRESS FROM ALL EXCAVATION AND TRENCHING. CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH PERFORMANCE CRITERIA AS REQUIRED BY OSHA.
9. CONTRACTOR TO AVOID DISRUPTION OF ANY ADJACENT TENANT'S TRAFFIC OPERATIONS, TO THE MAXIMUM EXTENT, DURING INSTALLATION OF UTILITIES. IF TRAFFIC IS TO BE OBSTRUCTED CONTRACTOR SHALL COORDINATE TRAFFIC CONTROL PLAN WITH THE LOCAL MUNICIPALITY.
10. ALL DIMENSIONS ARE TO CENTERLINE OF PIPE OR CENTER OF MANHOLE UNLESS NOTED OTHERWISE.
11. SEE PLUMBING PLANS FOR EXACT UTILITY CONNECTION LOCATIONS AT BUILDING.
12. LIGHT POLES SHOWN FOR COORDINATION PURPOSES ONLY AND DO NOT REPRESENT ACTUAL SIZE. SEE SITE LIGHTING PLANS BY OTHERS FOR MORE INFORMATION.
13. ELECTRIC, TELEPHONE, AND OTHER DRY UTILITIES SHALL BE PLACED WITHIN CONDUIT, MEETING PRIVATE UTILITY STANDARDS, WHEN ROUTE CROSSES PAVED DRIVES AND PARKING AREAS.
14. ALL UNDERGROUND WATER MAINS AND HYDRANTS SHALL BE INSTALLED, COMPLETED AND IN SERVICE PRIOR TO ANY COMBUSTIBLES BEING BROUGHT ONSITE.
15. CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
16. CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
17. CONTRACTOR TO FIELD VERIFY ALL EXISTING UTILITIES AT ALL POINTS OF CONNECTION TO, AND AT ALL AREAS OF CONFLICT WITH CITY OF APOPKA MAINS.
18. ALL UTILITIES (INCLUDING PUMP STATION IF APPLICABLE) LOCATED OUTSIDE PUBLIC RIGHT-OF-WAYS AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.
19. PRIOR TO INITIATING CONSTRUCTION, CONTACT THE CITY OF APOPKA AT (407) 703-1731 TO SCHEDULE A PRECONSTRUCTION MEETING. THE PRECONSTRUCTION MEETING CANNOT BE HELD UNTIL THE STAMPED PLANS ARE RELEASED BY THE BUILDING DEPARTMENT. CONSTRUCTION SHALL NOT BE PERMITTED WITHOUT A CITY OF APOPKA PRECONSTRUCTION MEETING AND SET OF STAMPED PLANS LOCATED ON THE PROJECT SITE.
20. ALL EXISTING UTILITIES HAVE BEEN FIELD VERIFIED AT ALL POINTS OF CONNECTION TO, AND AT ALL AREAS OF CONFLICT WITH CITY OF APOPKA MAINS.
21. PROJECT SHALL CONFORM TO FFPC 8TH EDITION (NFPA 1 AND 101 2021 EDITION)
22. PRIOR TO FIRE LINE INSTALLATION, THE FLORIDA LICENSED CONTRACTOR SHALL SUBMIT LAYOUT DESIGN DRAWINGS TO THE OFFICE OF THE FIRE MARSHAL IF REQUIRED BY FLORIDA STATUE 553.79, DRAWINGS MUST BE SIGNED AND SEALED BY A FLORIDA LICENSED PROFESSIONAL ENGINEER. THE DRAWINGS MUST SHOW ALL UNDERGROUND FIRE LINES AND COMPONENTS STARTING FROM THE "POINT OF SERVICE" AS DEFINED UNDER FLORIDA STATUE 633.102. THE DESIGN SHALL BE IN ACCORDANCE TO THE CURRENT FLORIDA FIRE PREVENTION CODE AND ALL ADOPTED NFPA CODES AND STANDARDS.
23. CONTRACTOR TO ENSURE THAT 36" CLEAR IS PROVIDED AROUND ALL FIRE HYDRANTS.
24. ALL IMPORT FILL THAT WILL BE UTILIZED FOR POND RECOVERY MUST MEET A MINIMUM HORIZONTAL INFILTRATION RATE OF 36 FT/DAY AND A MINIMUM VERTICAL INFILTRATION RATE OF 24 FT/DAY. PROJECT GEOTECHNICAL ENGINEER MUST VERIFY THE INFILTRATION RATE AND ADVISE LIMITS OF RECOVERY INFLUENCE AREA WHERE SOIL MUST BE PLACE TO AVOID POND RECOVERY ISSUES.

LEGEND

- PROPERTY BOUNDARY
- W W — PROPOSED WATER LINE
- S S — PROPOSED SANITARY SEWER LINE
- PROPOSED FORCE MAIN
- (S) PROPOSED SANITARY MANHOLE
- PROPOSED STORM PIPE
- (D) PROPOSED STORM MANHOLE
- PROPOSED STORM INLET

Needed Fire Flow (NFF)

per Florida Fire Prevention Code (8th Edition)

7-Eleven Store

Building Fire Area=	4,852	**SF**
Building Type (per NFPA 220) =	II (000)	
Associated Min. Required Fire Flow= (per Table 18.4.5.1.2 of the NFPA Uniform Fire Code Handbook)	1,500	**GPM**
Fire Sprinkler - Yes or No=	NO	
Calculated Fire Flow= (with 75% fire sprinkler credit, if applicable)	1,500	**GPM**
Minimum Fire Flow Required=	1,500	**GPM**
Fire Flow Provided=	1,500 GPM	

Wastewater Demand Determination

(per City of Apopka Land Development Code Sec. 5.14 & 2023 Florida Building Code, Plumbing, Eighth Edition)

Building	Unit Type	# Units	LEVEL OF SERVICE		ERC per Unit	Total ERC's	GPD			GPM		
							ADF	MDF	PHF	ADF	MDF	PHF
Convenience Store	Restroom	7	1	per Unit	1	7.000	2100	4200	8400	1.46	2.92	5.84
	3" Floor Drain	3	1	per Unit	0.2083	0.625	188	376	752	0.13	0.26	0.52
	Urinal	4	1	per Unit	0.1667	0.667	200	400	800	0.14	0.28	0.56
	Water Closet	3	1	per Unit	0.1667	0.500	150	300	600	0.10	0.20	0.40
	3" Floor Sink	6	1	per Unit	0.2083	1.250	375	750	1500	0.26	0.52	1.04
	Mop Sink	3	1	per Unit	0.0833	0.250	75	150	300	0.05	0.10	0.20
Total							**3,088**	**6,176**	**12,352**	**2.14**	**4.28**	**8.56**

Potable Water Demand Determination

(per City of Apopka Land Development Code Sec. 5.14 & 2023 Florida Building Code)

Building	Unit Type	# Units	LEVEL OF SERVICE		ERC per Unit	Total ERC's	GPD			GPM		
							ADF	MDF	PHF	ADF	MDF	PHF
Convenience Store	Restroom	7	1	per Unit	1	7.000	2275	4550	9100	1.58	3.16	6.32
	3" Floor Drain	3	1	per Unit	0.2083	0.625	203	406	812	0.14	0.28	0.56
	Urinal	4	1	per Unit	0.1667	0.667	217	434	868	0.15	0.30	0.60
	Water Closet	3	1	per Unit	0.1667	0.500	163	326	652	0.11	0.22	0.44
	3" Floor Sink	6	1	per Unit	0.2083	1.250	406	812	1624	0.28	0.56	1.12
	Mop Sink	3	1	per Unit	0.0833	0.250	81	162	324	0.06	0.12	0.24
Total							**3,345**	**6,690**	**13,380**	**2.32**	**4.64**	**9.28**

Always call 811 two full business days before you dig to have underground utilities located and marked.

Sunshine811.com

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG LICENSE NO. 84966 STATE OF FLORIDA

KHA PROJECT 249188018
DATE 08/03/2026
SCALE AS SHOWN
DESIGNED BY CRL
DRAWN BY TJE
CHECKED BY DER

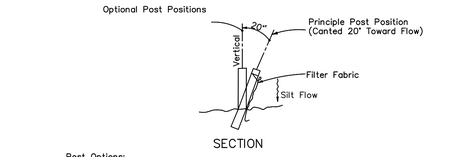
UTILITY PLAN

7-11 OCOEE APOPKA RD

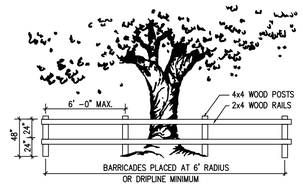
FLORIDA

CITY OF APOPKA

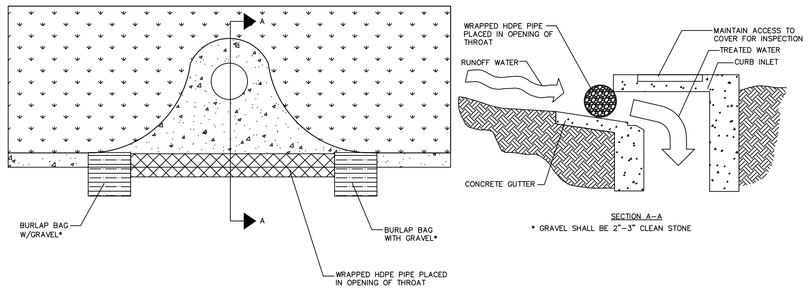
SHEET NUMBER
C6.0



TYPE III SILT FENCE
NTS

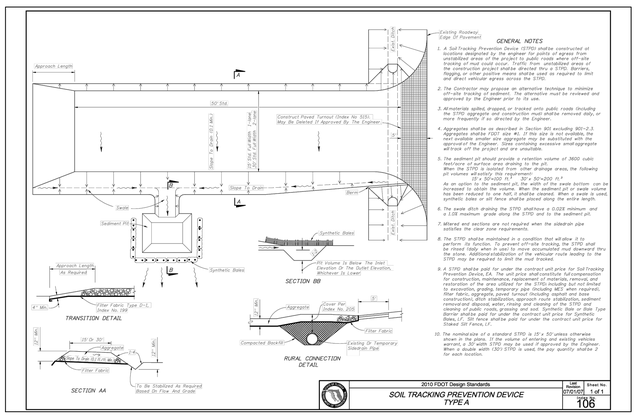


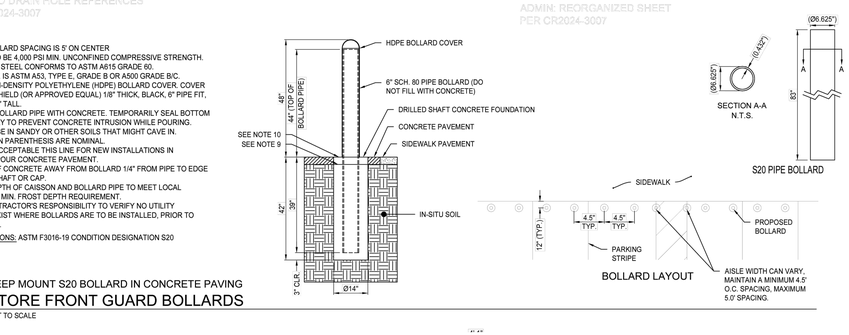
TREE PROTECTION DETAIL
NTS



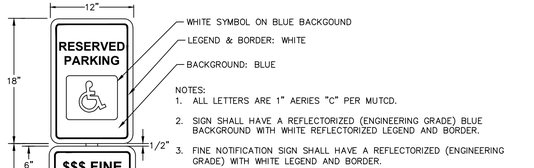
SOCK DRAIN INLET SEDIMENT FILTER
NTS

NOTE: THE PERFORATED PIPE MUST EXTEND AT LEAST 1' BEYOND THE CURB OPENING ON EACH SIDE AND BE ANCHORED WITH GRAVEL BAGS, OR SIMILAR, ON EACH END. A SPACER MUST BE PROVIDED FOR BETWEEN THE INLET OPENING AND THE PIPE TO ALLOW FOR OVERFLOW, PREVENT FLOODING AND TO PREVENT THE PIPE FROM FALLING INTO THE INLET.





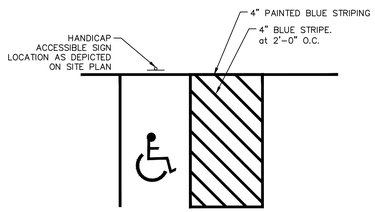
1 DEEP MOUNT S20 BOLLARD IN CONCRETE PAVING
STORE FRONT GUARD BOLLARDS
NOT TO SCALE



SIGNAGE

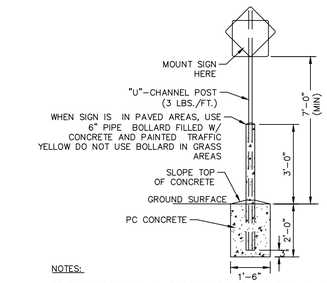
NOTES:
1. ALL LETTERS ARE 1" AERIES "C" PER MUTCD.
2. SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) BLUE BACKGROUND WITH WHITE REFLECTORIZED LEGEND AND BORDER.
3. FINE NOTIFICATION SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WITH WHITE LEGEND AND BORDER.
4. CONTRACTOR SHALL VERIFY FINE AMOUNT.
5. ONE(1) SIGN REQUIRED FOR EACH PARKING SPACE.
6. INSTALLED HEIGHT OF SIGN SHALL BE IN ACCORDANCE WITH SECTION 24-23 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
7. ALL ACCESSIBLE FEATURES TO BE IN STRICT ACCORDANCE WITH A.D.A STANDARDS AND LOCAL LAWS.
8. VAN PLAQUE TO BE INSTALLED AS NECESSARY.

ACCESSIBLE PARKING SIGNAGE
N.T.S.



NOTE: REFER TO PLAN FOR DETAILED LAYOUT AND DIMENSIONS

TYPICAL HANDICAP STRIPING
N.T.S.

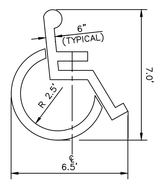


NOTES:

POLE AND SIGN TO BE PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.

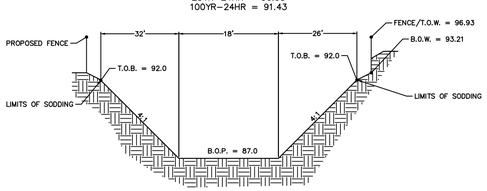
ALL SIGNS SHALL COMPLY WITH U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION'S "MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES", LOCAL CODES AND AS SPECIFIED. MOUNT SIGNS TO POST IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

STANDARD SIGN BASE
N.T.S.



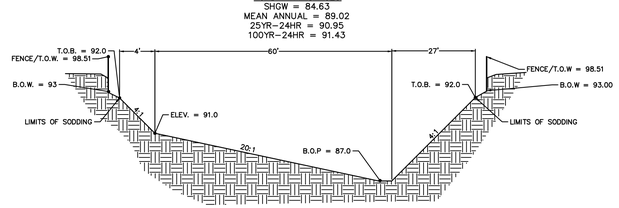
ACCESSIBLE PARKING SYMBOL
N.T.S.

POND MAX. STAGES
SHGW = 84.63
MEAN ANNUAL = 89.02
25YR-24HR = 90.95
100YR-24HR = 91.43



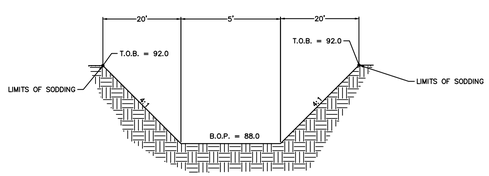
SECTION A-A
DRY DETENTION POND
NTS

POND MAX. STAGES
SHGW = 84.63
MEAN ANNUAL = 89.02
25YR-24HR = 90.95
100YR-24HR = 91.43



SECTION B-B
DRY DETENTION POND
NTS

POND MAX. STAGES
SHGW = 84.63
MEAN ANNUAL = 89.02
25YR-24HR = 90.95
100YR-24HR = 91.43



SECTION C-C
DRY DETENTION POND
NTS

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER
DEREK E. RAMSBURG
FLORIDA
LICENSE NUMBER
DEREK E. RAMSBURG, P.E.
No. 78966
STATE OF FLORIDA
PROFESSIONAL ENGINEER
DATE: 08/07/2026

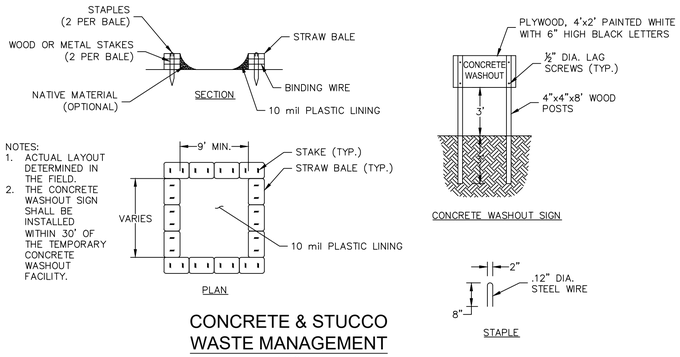
KHA PROJECT	249188018
DATE	08/07/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

STANDARD DETAILS

7-11 OCOEE
APOPKA RD
CITY OF APOPKA
FLORIDA

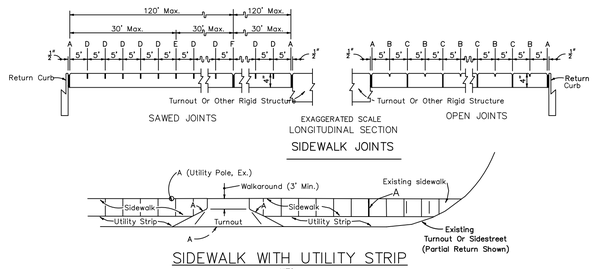
SHEET NUMBER
C7.0

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



CONCRETE & STUCCO WASTE MANAGEMENT

N.T.S



SIDEWALK WITH UTILITY STRIP

NTS

JOINT LEGEND

A– ½" EXPANSION JOINTS (PREFORMED JOINT FILLER)
B– ½" DUMMY JOINTS, TOOLED
C– ½" FORMED OPEN JOINTS
D– ⅛" SAW CUT JOINTS, ½" DEEP (96 HOUR) MAX. 5' CENTERS
E– ⅛" SAW CUT JOINTS, ½" DEEP (12 HOUR) MAX. 30' CENTERS
F– ½" EXPANSION JOINT WHEN RUN OF SIDEWALK EXCEEDS 120'
G– COLD JOINT WITH BOND BREAKER, TOOLED

FOOTNOTES:

ALL 1/2" JOINTS SHALL BE CONSTRUCTED WITH PREFORMED JOINT FILLER.

* 1/8" OPEN JOINTS PLACED AT EQUAL (20' MAX.) INTERVALS FOR DRIVEWAYS OVER 20' WIDE. JOINTS IN CURB AND GUTTER TO MATCH JOINTS IN DRIVEWAYS.

◊ DRIVEWAYS (6" CONCRETE) SHALL BE OF A UNIFORM WIDTH (W) AS SHOWN ON SHT. P–1.

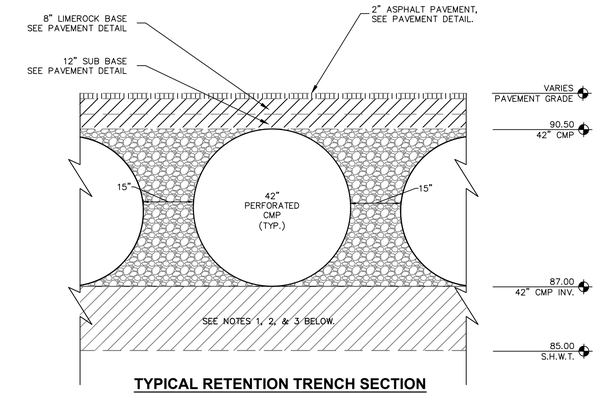
GENERAL NOTES

SIDEWALKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION NO. 522 EXCEPT FOR CURB CUT RAMP RUNS WHICH SHALL BE FINISHED IN ACCORDANCE WITH FDOT INDEX 522–002.

BOND BREAKER MATERIAL CAN BE ANY IMPERMEABLE COATED OR SHEET MEMBRANE OR PREFORMED MATERIAL HAVING A THICKNESS OF NOT LESS THAN 6 MILS NOR MORE THAN 1/2".

CONCRETE SIDEWALK DETAIL

NTS

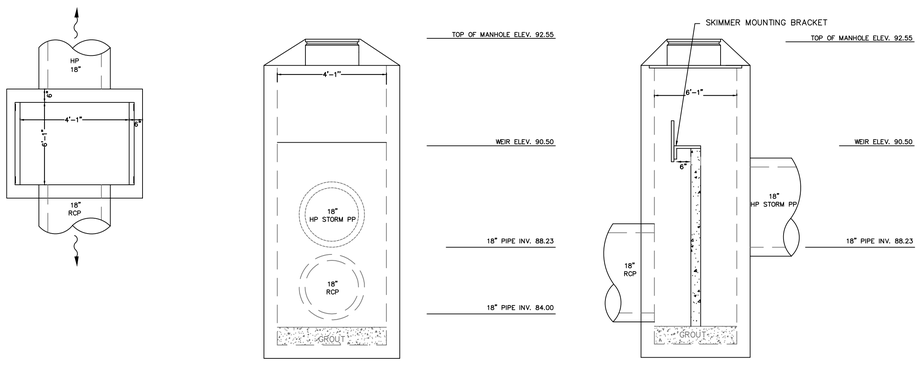


TYPICAL RETENTION TRENCH SECTION

NTS

NOTE:

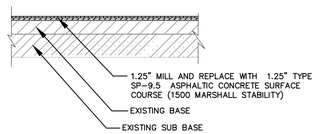
1. SEE SHEET C5.0 FOR DETAILS REGARDING DESIGN OF RETENTION TRENCH.
2. CONTRACTOR TO ENSURE FILL PLACED AROUND RETENTION TRENCH SHALL BE CLEAN, GRANULAR, INORGANIC SANDY SOILS WITH LESS THAN 5 PERCENT PASSING THE US NO. 200 SIEVE.
3. BACKFILL MATERIAL WILL NEED TO BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO PLACEMENT TO ENSURE THAT IT IS CONSISTENT WITH EXISTING SOIL CONDITIONS AND WILL NOT AFFECT INFILTRATION.



CS-1 CONTROL STRUCTURE DETAIL

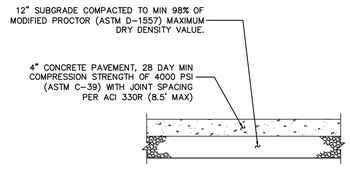
USE TYPE "J7" MANHOLE
PER F.D.O.T. INDEX NO. 425–010

N.T.S.



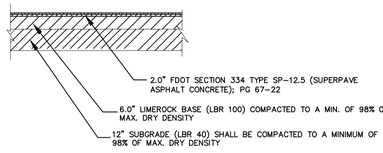
MILL & RESURFACE SECTION

NTS

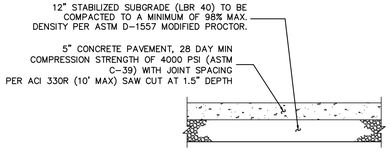


CONCRETE SIDEWALK DETAIL

NTS

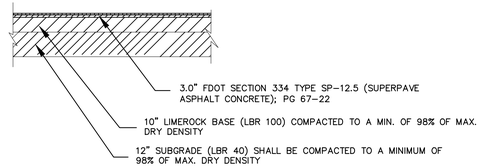


STANDARD ASPHALT PAVEMENT SECTION



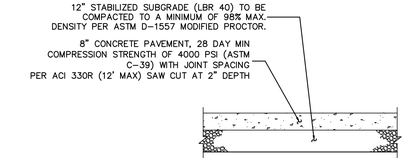
STANDARD DUTY CONCRETE PAVEMENT DETAIL

NTS



HEAVY DUTY ASPHALT PAVEMENT SECTION

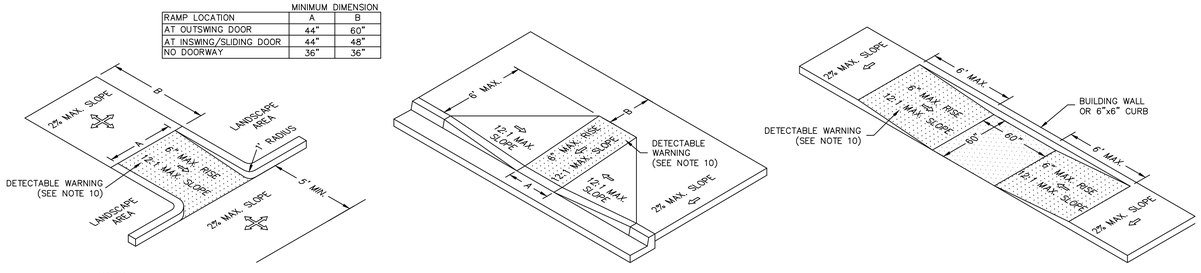
NTS



HEAVY DUTY CONCRETE PAVEMENT DETAIL

NTS

	MINIMUM DIMENSION	
RAMP LOCATION	A	B
AT OUTSWING DOOR	44"	60"
AT INSWING/SLIDING DOOR	44"	48"
NO DOORWAY	36"	36"



NOTES:

1. ALL CURB CUT ACCESSIBLE RAMPS AND DETECTABLE WARNING SURFACES SHALL BE INSTALLED BY THE SITE CONTRACTOR.
2. THE STANDARD COLOR FOR THE DETECTABLE WARNING SURFACE SHALL BE YELLOW. ANY TYPE OF ADHESIVE OR GLUE DOWN MATS; STAMPED CONCRETE OR ANY VARIATION OTHER THAN WHAT IS SPECIFIED ABOVE WILL NOT BE ACCEPTED BY CLAY COUNTY. CLAY COUNTY WILL CONSIDER ALTERNATIVES THAT ARE EQUAL TO THE PRODUCTS SPECIFIED ABOVE. COUNTY ENGINEER AND THE CHIEF ENGINEER FOR DEVELOPMENT SERVICES WILL HAVE THE SOLE RESPONSIBILITY FOR DETERMING THE PRODUCT ACCEPTABILITY.
3. ALL DETECTABLE WARNING SURFACES FOR SIDEWALKS AT CURB CUT HANDICAP RAMP SHALL BE A COUNTY APPROVED YELLOW COLORED COMPOSITE MATERIAL ANCHORED IN THE CONCRETE SIDEWALK RAMP. ANCHORED COMPOSITE WARNING AREA INSERTS ARE TO BE COLORED "SAFETY YELLOW", ARE TO BE SET INTO THE CONCRETE AND ARE TO BE FLUSH WITH CONCRETE SURFACE ALONG ALL FOUR SIDES. DESIGN DIMENSIONS OF DETECTABLE WARNING AREA SHALL CONFORM TO FDOT STANDARD INDEX 522–002, CODE OF FEDERAL REGULATIONS PART 36, AND SJC REQUIREMENTS.

ACCESSIBLE RAMPS

N.T.S

NO.	DATE	BY
1		

REVISIONS

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE SUITE 600, ORLANDO, FL
PHONE (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG FLORIDA LICENSE NUMBER 78966 STATE OF FLORIDA PROFESSIONAL ENGINEER DEREK E. RAMSBURG DATE: 08/03/2026

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

STANDARD DETAILS

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

PROJECT SUMMARY

CALCULATION DETAILS
- LOADING = HS20/HS25
- APPROX. LINEAR FOOTAGE = 934 LF

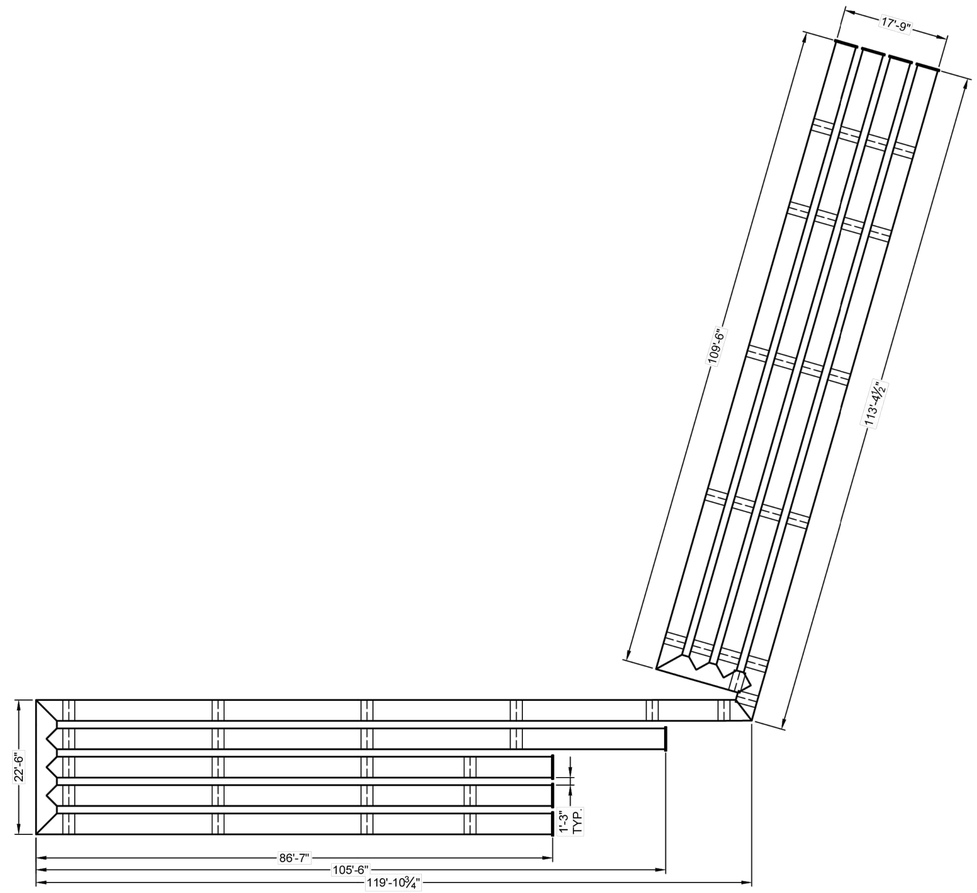
STORAGE SUMMARY
- PIPE STORAGE VOLUME = 9,275 CF
- BACKFILL STORAGE VOLUME = 2,814 CF
- TOTAL STORAGE PROVIDED = 12,089 CF
- STONE VOID = 40%

PIPE DETAILS
- DIAMETER = 42"
- CORRUGATION = 2 2/3x1/2
- INVERT = 87.00
- COATING = ALT2
- WALL TYPE = XFILTRATION
- BARREL SPACING = 15"

BACKFILL DETAILS
- WIDTH AT ENDS = 12"
- ABOVE PIPE = 0"
- WIDTH AT SIDES = 12"
- BELOW PIPE = 0"

NOTES

- ALL RISER AND STUB DIMENSIONS ARE TO CENTERLINE. ALL ELEVATIONS, DIMENSIONS, AND LOCATIONS OF RISERS AND INLETS, SHALL BE VERIFIED BY THE ENGINEER OF RECORD PRIOR TO RELEASING FOR FABRICATION.
- ALL FITTINGS AND REINFORCEMENT COMPLY WITH ASTM A998.
- ALL RISERS AND STUBS ARE 2⅔" x ½" CORRUGATION AND 16 GAGE UNLESS OTHERWISE NOTED.
- RISERS TO BE FIELD TRIMMED TO GRADE.
- QUANTITY OF PIPE SHOWN DOES NOT PROVIDE EXTRA PIPE FOR CONNECTING THE SYSTEM TO EXISTING PIPE OR DRAINAGE STRUCTURES. OUR SYSTEM AS DETAILED PROVIDES NOMINAL INLET AND/OR OUTLET PIPE STUB FOR CONNECTION TO EXISTING DRAINAGE FACILITIES. IF ADDITIONAL PIPE IS NEEDED IT IS THE RESPONSIBILITY OF THE CONTRACTOR.
- BAND TYPE TO BE DETERMINED UPON FINAL DESIGN.
- THE PROJECT SUMMARY IS REFLECTIVE OF THE DYODS DESIGN, QUANTITIES ARE APPROX. AND SHOULD BE VERIFIED UPON FINAL DESIGN AND APPROVAL. FOR EXAMPLE, TOTAL EXCAVATION DOES NOT CONSIDER ALL VARIABLES SUCH AS SHORING AND ONLY ACCOUNTS FOR MATERIAL WITHIN THE ESTIMATED EXCAVATION FOOTPRINT.
- THESE DRAWINGS ARE FOR CONCEPTUAL PURPOSES AND DO NOT REFLECT ANY LOCAL PREFERENCES OR REGULATIONS. PLEASE CONTACT YOUR LOCAL CONTECH REP FOR MODIFICATIONS.



ASSEMBLY
SCALE: 1" = 20'

C:\USERS\JACOB.SHEPPARD\ONEDRIVE - THE QUIKRETE COMPANIES\DYNAMICS365 - CONTECH - PROJECTS\90275\PRODUCTS\DESIGN\42 XFIL 5-5-26 - 626630 (5-6-2026 17.40.53).DWG, 5/6/2026 1:49 PM

The design and information shown on this drawing is provided as a service to the project owner, engineer and contractor by Contech Engineered Solutions LLC ("Contech"). Neither this drawing, nor any part thereof, may be used, reproduced or modified in any manner without the prior written consent of Contech. Failure to comply is done at the user's own risk and Contech expressly disclaims any liability or responsibility for such use.

If discrepancies between the supplied information upon which the drawing is based and actual field conditions are encountered as site work progresses, these discrepancies must be reported to Contech immediately for re-evaluation of the design. Contech accepts no liability for designs based on missing, incomplete or inaccurate information supplied by others.

DATE	REVISION DESCRIPTION	BY

CONTECH® ENGINEERED SOLUTIONS LLC
www.ContechES.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CONTECH® CMP DETENTION SYSTEMS
CONTECH DYODS DRAWING

DYO626630 7-11 Ocoee Apopka Rd
42" XFIL 5-5-26
Apopka, FL
DETENTION SYSTEM

PROJECT No.:	SEQ. No.:	DATE:
74808	626630	5/6/2026
DESIGNED: DYO	DRAWN: DYO	
CHECKED: DYO	APPROVED: DYO	
SHEET NO.: 1		

No.	REVISIONS	DATE	BY
1			

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG
DEREK E. RAMSBURG, P.E.
LICENSE NUMBER 74808
STATE OF FLORIDA
PROFESSIONAL ENGINEER
DATE: 05/06/2026

KHA PROJECT 249188018
DATE 08/03/2026
SCALE AS SHOWN
DESIGNED BY CBL
DRAWN BY TJE
CHECKED BY DER

STANDARD DETAILS

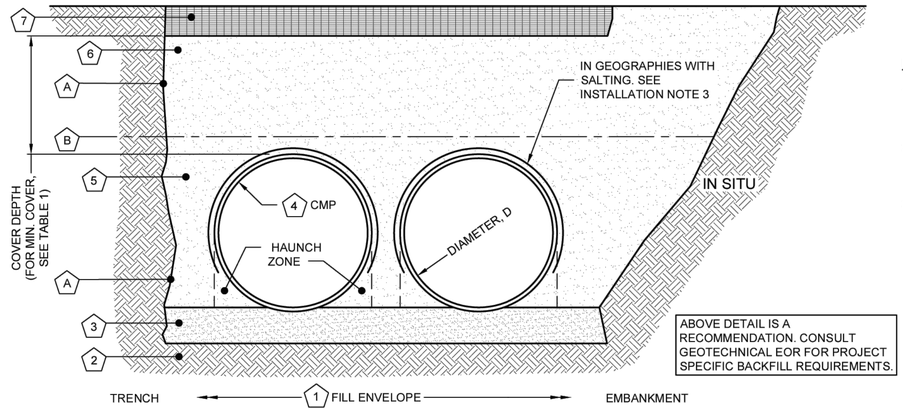
7-11 OCOEE APOPKA RD
CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.1

TABLE 1:

DIAMETER, D	MIN. COVER	CORR. PROFILE
6"-10"	12"	1 1/2" x 1/4"
12"-48"	12"	2 2/3" x 1/2"
>48"-96"	12"	3" x 1", 5" x 1"
>96"	D/8	3" x 1", 5" x 1"

- STRUCTURAL BACKFILL MUST EXTEND TO LIMITS OF THE TABLE
- TOTAL HEIGHT OF COMPACTED COVER FOR CONVENTIONAL HIGHWAY LOADS IS MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TOP OF RIGID PAVEMENT.



ABOVE DETAIL IS A RECOMMENDATION. CONSULT GEOTECHNICAL EOR FOR PROJECT SPECIFIC BACKFILL REQUIREMENTS.

MINIMUM WIDTH DEPENDS ON SITE CONDITIONS AND ENGINEERING JUDGEMENT

INSTALLATION NOTES

1. WHEN PLACING THE FIRST LIFTS OF BACKFILL IT IS IMPORTANT TO MAKE SURE THAT THE BACKFILL IS PROPERLY COMPACTED UNDER AND AROUND THE PIPE HAUNCHES.
2. OTHER ALTERNATE BACKFILL MATERIAL MAY BE ALLOWED DEPENDING ON SITE SPECIFIC CONDITIONS, AS APPROVED BY SITE ENGINEER.
3. IF SALTING AGENTS FOR SNOW AND ICE REMOVAL ARE USED ON OR NEAR THE PROJECT, A GEOMEMBRANE BARRIER IS RECOMMENDED OVER THE UPPER HALF OF THE PIPE. THE GEOMEMBRANE LINER IS INTENDED TO HELP PROTECT THE SYSTEM FROM THE POTENTIAL ADVERSE EFFECTS THAT MAY RESULT FROM A CHANGE IN THE SURROUNDING ENVIRONMENT OVER A PERIOD OF TIME. PLEASE REFER TO THE CORRUGATED METAL PIPE DETENTION DESIGN GUIDE FOR ADDITIONAL INFORMATION.

TABLE 2:

XFILTRATION™ JOINT STANDARD BACKFILL SPECIFICATIONS

	MATERIAL LOCATION	MATERIAL SPECIFICATION	DESCRIPTION	
1	FILL ENVELOPE WIDTH	PER ENGINEER OF RECORD	MINIMUM TRENCH WIDTH MUST ALLOW ROOM FOR PROPER COMPACTION OF HAUNCH MATERIALS UNDER THE PIPE. THE SUGGESTED MINIMUM TRENCH WIDTH, OR EOR RECOMMENDATION: PIPE ≤ 12": D + 16" PIPE > 12": 1.5D + 12"	MINIMUM EMBANKMENT WIDTH (IN FEET) FOR INITIAL FILL ENVELOPE: PIPE < 24": 3.0D PIPE 24" - 144": D + 4'0" PIPE > 144": D + 10'0"
2	FOUNDATION	**AASHTO 26.5.2** - PER ENGINEER OF RECORD	PRIOR TO PLACING THE BEDDING, THE FOUNDATION MUST BE CONSTRUCTED TO A UNIFORM AND STABLE GRADE. IN THE EVENT THAT UNSUITABLE FOUNDATION MATERIALS ARE ENCOUNTERED DURING EXCAVATION, THEY SHALL BE REMOVED AND FOUNDATION BROUGHT BACK TO GRADE WITH A FILL MATERIAL APPROVED BY THE ENGINEER OF RECORD.	
3	BEDDING	**AASHTO M 43: 3, 357, 4, 467, 5, 56, 57**	PIPE SHOULD BE PLACED ON THE FOUNDATION BOTTOM WITH A 4"-6" MINIMUM STONE DEPTH ROUGHLY SHAPPED TO FIT THE BOTTOM OF THE PIPE. IF THE ENGINEER OF RECORD DETERMINES THAT STONE BEDDING IS NOT NEEDED, THE PIPE MAY BE PLACED ON THE TRENCH BOTTOM SEPERATED WITH A NON-WOVEN GEOTEXTILE PLACED AT THE INVERT OF A RELATIVELY LOOSE MATERIAL THAT IS ROUGHLY SHAPED TO FIT THE BOTTOM OF THE PIPE, 2" MIN DEPTH.	
4	CORRUGATED METAL PIPE			
5	BACKFILL	FREE-DRAINING, ANGULAR, NATURALLY OCCURRING WASHED-STONE PER **AASHTO M 43: 3, 357, 4, 467, 5, 56, 57** OR APPROVED EQUAL *	HAUNCH ZONE MATERIAL SHALL BE HAND SHOVELED OR SHOVEL SLICED INTO PLACE TO ALLOW FOR PROPER COMPACTION WITHOUT SOFT SPOTS. BACKFILL SHALL BE PLACED IN 8" +/- LOOSE LIFTS AND COMPACTED TO 90% STANDARD PROCTOR PER AASHTO T 99. BACKFILL SHALL BE PLACED SUCH THAT THERE IS NO MORE THAN A TWO LIFT (16") DIFFERENTIAL BETWEEN ANY OF THE PIPES AT ANY TIME DURING THE BACKFILL PROCESS. THE BACKFILL SHOULD BE ADVANCED ALONG THE LENGTH OF THE SYSTEM TO AVOID DIFFERENTIAL LOADING. WHERE CONVENTIONAL COMPACTION TESTING IS NOT PRACTICAL, THE MATERIAL SHALL BE MECHANICALLY COMPACTED UNTIL NO FURTHER YIELDING OF MATERIAL IS OBSERVED UNDER THE COMPACTOR. **IN AREAS WITH HIGH WATER TABLE FLUCTUATIONS THAT INTERACT WITH THE PIPE ZONE, CONSIDER INSTALLING A GEOTEXTILE SEPARATION LAYER TO PREVENT SOIL MIGRATION.	
6	COVER MATERIAL	UP TO MIN. COVER - **AASHTO M 145: A-1, A-2, A-3** ABOVE MIN. COVER - PER ENGINEER OF RECORD	COVER MATERIAL MAY INCLUDE NON-BITUMINOUS, GRANULAR ROADBASE MATERIAL WITHIN MIN COVER LIMITS	
7	RIGID OR FLEXIBLE PAVEMENT (IF APPLICABLE)	PER ENGINEER OF RECORD	FLEXIBLE PAVEMENT SHOULD NOT BE COUNTED AS PART OF THE FILL HEIGHT OVER THE CMP. FINAL BACKFILL MATERIAL SELECTION AND COMPACTION REQUIREMENTS SHALL FOLLOW THE PROJECT PLANS AND SPECIFICATIONS PER THE ENGINEER OF RECORD.	
A	SIDE GEOTEXTILE	NONE	GEOTEXTILE LAYER IS RECOMMENDED ON SIDES OF EXCAVATION TO PREVENT SOIL MIGRATION WHEN STONE BEDDING IS USED. IF NO STONE BEDDING IS USED, THEN SIDE GEOTEXTILE IS REQUIRED.	
B	GEOTEXTILE BETWEEN LAYERS	NONE	IF SOIL TYPES DIFFER AT ANY POINT ABOVE PIPE INVERT, A GEOTEXTILE LAYER IS RECOMMENDED TO BE PLACED BETWEEN THE LAYERS TO PREVENT SOIL MIGRATION.	

NOTES:
- FOR MULTIPLE BARREL INSTALLATIONS, THE RECOMMENDED STANDARD SPACING BETWEEN PARALLEL PIPE RUNS SHALL BE THE PIPE DIAMETER /2 BUT NO LESS THAN 12" FOR DIAMETERS <72". FOR 72" AND LARGER DIAMETERS, THE MINIMUM SPACING IS 36". CONTACT YOUR CONTECH REPRESENTATIVE FOR NONSTANDARD SPACING.

* APPROVED REGIONAL EQUIVALENTS FOR SECTION 5 INCLUDE CA-7, MIDOT 6AA, 6A, OR 5G, PROVIDED THEY MEET THE PARTICLE SIZES INDICATED.

MANUFACTURER RECOMMENDED BACKFILL

NOT TO SCALE

The design and information shown on this drawing is provided as a service to the project owner, engineer and contractor by Contech Engineered Solutions LLC ("Contech"). Neither this drawing, nor any part thereof, may be used, reproduced or modified in any manner without the prior written consent of Contech. Failure to comply is done at the user's own risk and Contech expressly disclaims any liability or responsibility for such use.

If discrepancies between the supplied information upon which the drawing is based and actual field conditions are encountered as site work progresses, these discrepancies must be reported to Contech immediately for re-evaluation of the design. Contech accepts no liability for designs based on missing, incomplete or inaccurate information supplied by others.

DATE	REVISION DESCRIPTION	BY

CONTECH® ENGINEERED SOLUTIONS LLC
www.ContechES.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CONTECH® CMP DETENTION SYSTEMS

CONTECH DYODS DRAWING

DYO626630 7-11 Ocoee Apopka Rd
42" XFIL 5-5-26
Apopka, FL
DETENTION SYSTEM

PROJECT No.:	SEQ. No.:	DATE:
74808	626630	5/6/2026
DESIGNED: DYO	DRAWN: DYO	
CHECKED: DYO	APPROVED: DYO	
SHEET NO.: 1		

C:\USERS\JACOB.SHEPPARD\ONEDRIVE - THE QUIKRETE COMPANIES\DYNAMICS365 - CONTECH - PROJECTS\602775\PRODUCTS\DESIGN\42 XFIL 5-5-26 - 626630 (5-6-2026 17:40:53).DWG 5/6/2026 1:49 PM

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
1			

Kimley»Horn
© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG P.E. 78962 STATE OF FLORIDA REGISTERED PROFESSIONAL ENGINEER 06/03/2026

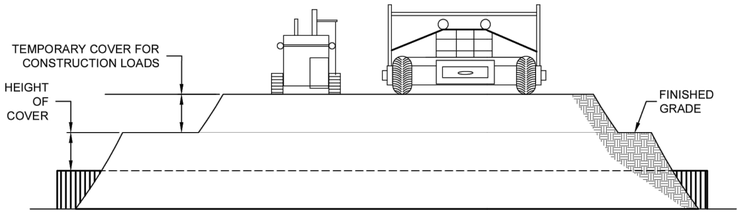
KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
249188018	08/03/2026	AS SHOWN	CBL	TJE	DER

STANDARD DETAILS

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.1



CONSTRUCTION LOADS

FOR TEMPORARY CONSTRUCTION VEHICLE LOADS, AN EXTRA AMOUNT OF COMPACTED COVER MAY BE REQUIRED OVER THE TOP OF THE PIPE. THE HEIGHT-OF-COVER SHALL MEET THE MINIMUM REQUIREMENTS SHOWN IN THE TABLE BELOW. THE USE OF HEAVY CONSTRUCTION EQUIPMENT NECESSITATES GREATER PROTECTION FOR THE PIPE THAN FINISHED GRADE COVER MINIMUMS FOR NORMAL HIGHWAY TRAFFIC.

PIPE SPAN, INCHES	AXLE LOADS (kips)			
	18-50	50-75	75-110	110-150
	MINIMUM COVER (FT)			
12-42	2.0	2.5	3.0	3.0
48-72	3.0	3.0	3.5	4.0
78-120	3.0	3.5	4.0	4.0
126-144	3.5	4.0	4.5	4.5

*MINIMUM COVER MAY VARY, DEPENDING ON LOCAL CONDITIONS. THE CONTRACTOR MUST PROVIDE THE ADDITIONAL COVER REQUIRED TO AVOID DAMAGE TO THE PIPE. MINIMUM COVER IS MEASURED FROM THE TOP OF THE PIPE TO THE TOP OF THE MAINTAINED CONSTRUCTION ROADWAY SURFACE.

CONSTRUCTION LOADING DIAGRAM

SCALE: N.T.S.

SPECIFICATION FOR DESIGNED DETENTION SYSTEM:

SCOPE
THIS SPECIFICATION COVERS THE MANUFACTURE AND INSTALLATION OF THE DESIGNED DETENTION SYSTEM DETAILED IN THE PROJECT PLANS.

MATERIAL
THE MATERIAL SHALL CONFORM TO THE APPLICABLE REQUIREMENTS LISTED BELOW:

ALUMINIZED TYPE 2 STEEL COILS SHALL CONFORM TO THE APPLICABLE REQUIREMENTS OF AASHTO M-274 OR ASTM A-92.

THE GALVANIZED STEEL COILS SHALL CONFORM TO THE APPLICABLE REQUIREMENTS OF AASHTO M-218 OR ASTM A-929.

THE POLYMER COATED STEEL COILS SHALL CONFORM TO THE APPLICABLE REQUIREMENTS OF AASHTO M-246 OR ASTM A-742.

THE ALUMINUM COILS SHALL CONFORM TO THE APPLICABLE REQUIREMENTS OF AASHTO M-197 OR ASTM B-744.

CONSTRUCTION LOADS
CONSTRUCTION LOADS MAY BE HIGHER THAN FINAL LOADS. FOLLOW THE MANUFACTURER'S OR NCSPA GUIDELINES.

PIPE
THE PIPE SHALL BE MANUFACTURED IN ACCORDANCE TO THE APPLICABLE REQUIREMENTS LISTED BELOW:

ALUMINIZED TYPE 2: AASHTO M-36 OR ASTM A-760

GALVANIZED: AASHTO M-36 OR ASTM A-760

POLYMER COATED: AASHTO M-245 OR ASTM A-762

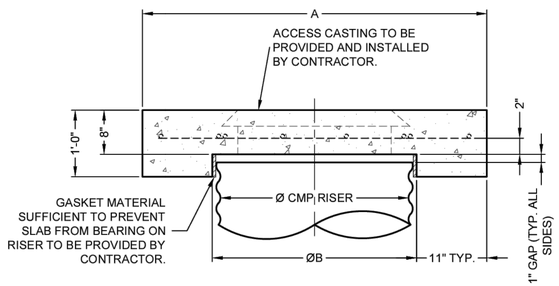
ALUMINUM: AASHTO M-196 OR ASTM B-745

HANDLING AND ASSEMBLY
SHALL BE IN ACCORDANCE WITH NCSP'S (NATIONAL CORRUGATED STEEL PIPE ASSOCIATION) FOR ALUMINIZED TYPE 2, GALVANIZED OR POLYMER COATED STEEL. SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS FOR ALUMINUM PIPE.

INSTALLATION
SHALL BE IN ACCORDANCE WITH AASHTO STANDARD SPECIFICATIONS FOR HIGHWAY BRIDGES, SECTION 26, DIVISION II DIVISION II OR ASTM A-798 (FOR ALUMINIZED TYPE 2, GALVANIZED OR POLYMER COATED STEEL) OR ASTM B-788 (FOR ALUMINUM PIPE) AND IN CONFORMANCE WITH THE PROJECT PLANS AND SPECIFICATIONS. IF THERE ARE ANY INCONSISTENCIES OR CONFLICTS THE CONTRACTOR SHOULD DISCUSS AND RESOLVE WITH THE SITE ENGINEER.

IT IS ALWAYS THE RESPONSIBILITY OF THE CONTRACTOR TO FOLLOW OSHA GUIDELINES FOR SAFE PRACTICES.

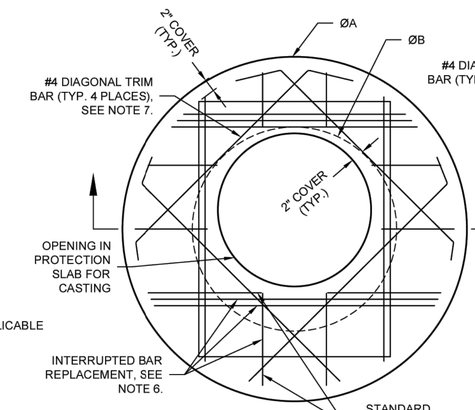
NOTE:
THESE DRAWINGS ARE FOR CONCEPTUAL PURPOSES AND DO NOT REFLECT ANY LOCAL PREFERENCES OR REGULATIONS. PLEASE CONTACT YOUR LOCAL CONTECH REP FOR MODIFICATIONS.



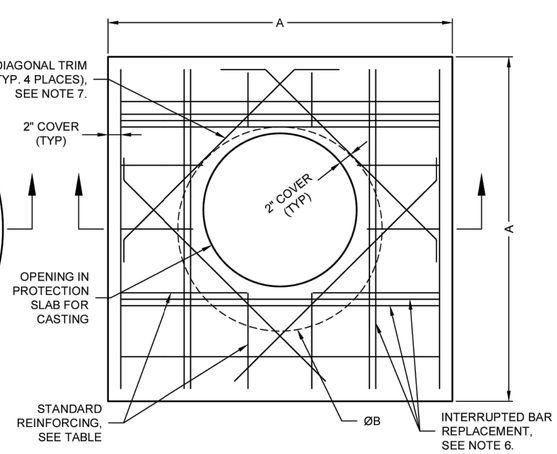
SECTION VIEW

REINFORCING TABLE				
Ø CMP RISER	A	Ø B	REINFORCING	**BEARING PRESSURE (PSF)
24"	Ø 4' 4'X4'	26"	#5 @ 12" OCEW #5 @ 12" OCEW	2,410 1,780
30"	Ø 4'-6" 4'-6" X 4'-6"	32"	#5 @ 12" OCEW #5 @ 12" OCEW	2,120 1,530
36"	Ø 5' 5' X 5'	38"	#5 @ 10" OCEW #5 @ 10" OCEW	1,890 1,350
42"	Ø 5'-6" 5'-6" X 5'-6"	44"	#5 @ 10" OCEW #5 @ 9" OCEW	1,720 1,210
48"	Ø 6' 6' X 6'	50"	#5 @ 9" OCEW #5 @ 8" OCEW	1,600 1,100

** ASSUMED SOIL BEARING CAPACITY



ROUND OPTION PLAN VIEW



SQUARE OPTION PLAN VIEW

NOTES:

1. DESIGN IN ACCORDANCE WITH AASHTO, 17th EDITION.
2. DESIGN LOAD HS25.
3. EARTH COVER = 1' MAX.
4. CONCRETE STRENGTH = 3,500 psi
5. REINFORCING STEEL = ASTM A615, GRADE 60.
6. PROVIDE ADDITIONAL REINFORCING AROUND OPENINGS EQUAL TO THE BARS INTERRUPTED, HALF EACH SIDE. ADDITIONAL BARS TO BE IN THE SAME PLANE.
7. TRIM OPENING WITH DIAGONAL #4 BARS, EXTEND BARS A MINIMUM OF 12" BEYOND OPENING, BEND BARS AS REQUIRED TO MAINTAIN BAR COVER.
8. PROTECTION SLAB AND ALL MATERIALS TO BE PROVIDED AND INSTALLED BY CONTRACTOR.
9. DETAIL DESIGN BY DELTA ENGINEERING, BINGHAMTON, NY.

MANHOLE CAP DETAIL

SCALE: N.T.S.

The design and information shown on this drawing is provided as a service to the project owner, engineer and contractor by Contech Engineered Solutions LLC ("Contech"). Neither this drawing, nor any part thereof, may be used, reproduced or modified in any manner without the prior written consent of Contech. Failure to comply is done at the user's own risk and Contech expressly disclaims any liability or responsibility for such use.

If discrepancies between the supplied information upon which the drawing is based and actual field conditions are encountered as site work progresses, these discrepancies must be reported to Contech immediately for re-evaluation of the design. Contech accepts no liability for designs based on missing, incomplete or inaccurate information supplied by others.

DATE	REVISION DESCRIPTION	BY

CONTECH® ENGINEERED SOLUTIONS LLC
www.ContechES.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CONTECH® CMP DETENTION SYSTEMS
CONTECH DYODS DRAWING

DYO626630 7-11 Ocoee Apopka Rd
42" XFIL 5-5-26
Apopka, FL
DETENTION SYSTEM

PROJECT No.:	SEQ. No.:	DATE:
74808	626630	5/6/2026
DESIGNED: DYO	DRAWN: DYO	
CHECKED: DYO	APPROVED: DYO	
SHEET NO.: 1		

C:\USERS\JACOB.SHEPPARD\ONEDRIVE - THE QUIKRETE COMPANIES\DYNAMICS365 - CONTECH - PROJECTS\90277S\PRODUCTS\DESIGN\42 XFIL 5-5-26 - 626630 (5-6-2026 17:40:53).DWG 5/6/2026 1:49 PM

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
1			

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER JACOB E. RAMSBURG P.E. 1103 STATE OF FLORIDA
JACOB E. RAMSBURG P.E. LICENSE NUMBER 1103
PROFESSIONAL ENGINEER
DATE: 06/03/2026

KHA PROJECT	DATE	SCALE	DESIGNED BY	DRAWN BY	CHECKED BY
249188018	06/03/2026	AS SHOWN	CBL	TJE	DER

STANDARD DETAILS

7-11 OCOEE
APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.1

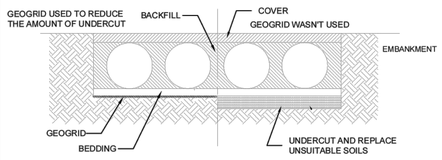
CMP DETENTION INSTALLATION GUIDE

PROPER INSTALLATION OF A FLEXIBLE UNDERGROUND DETENTION SYSTEM WILL ENSURE LONG-TERM PERFORMANCE. THE CONFIGURATION OF THESE SYSTEMS OFTEN REQUIRES SPECIAL CONSTRUCTION PRACTICES THAT DIFFER FROM CONVENTIONAL FLEXIBLE PIPE CONSTRUCTION. CONTECH ENGINEERED SOLUTIONS STRONGLY SUGGESTS SCHEDULING A PRE-CONSTRUCTION MEETING WITH YOUR LOCAL SALES ENGINEER TO DETERMINE IF ADDITIONAL MEASURES, NOT COVERED IN THIS GUIDE, ARE APPROPRIATE FOR YOUR SITE.

FOUNDATION

CONSTRUCT A FOUNDATION THAT CAN SUPPORT THE DESIGN LOADING APPLIED BY THE PIPE AND ADJACENT BACKFILL WEIGHT AS WELL AS MAINTAIN ITS INTEGRITY DURING CONSTRUCTION.

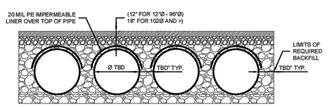
IF SOFT OR UNSUITABLE SOILS ARE ENCOUNTERED, REMOVE THE POOR SOILS DOWN TO A SUITABLE DEPTH AND THEN BUILD UP TO THE APPROPRIATE ELEVATION WITH A COMPETENT BACKFILL MATERIAL. THE STRUCTURAL FILL MATERIAL GRADATION SHOULD NOT ALLOW THE MIGRATION OF FINES, WHICH CAN CAUSE SETTLEMENT OF THE DETENTION SYSTEM OR PAVEMENT ABOVE. IF THE STRUCTURAL FILL MATERIAL IS NOT COMPATIBLE WITH THE UNDERLYING SOILS AN ENGINEERING FABRIC SHOULD BE USED AS A SEPARATOR. IN SOME CASES, USING A STIFF REINFORCING GEOGRID REDUCES OVER EXCAVATION AND REPLACEMENT FILL QUANTITIES.



GRADE THE FOUNDATION SUBGRADE TO A UNIFORM OR SLIGHTLY SLOPING GRADE. IF THE SUBGRADE IS CLAY OR RELATIVELY NON-POROUS AND THE CONSTRUCTION SEQUENCE WILL LAST FOR AN EXTENDED PERIOD OF TIME, IT IS BEST TO SLOPE THE GRADE TO ONE END OF THE SYSTEM. THIS WILL ALLOW EXCESS WATER TO DRAIN QUICKLY, PREVENTING SATURATION OF THE SUBGRADE.

GEOMEMBRANE BARRIER

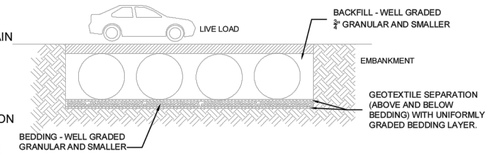
THE RESISTIVITY OF A PROJECT SITE MAY CHANGE OVER TIME DUE TO THE USE OF VARIOUS SALTING, DE-ICING, AND AGRICULTURAL AGENTS APPLIED ON OR NEAR THE AREA. TO MITIGATE THE POTENTIAL IMPACT OF THESE AGENTS, AN HDPE MEMBRANE LINER WILL BE INSTALLED ON THE CROWN OF EACH PIPE, CREATING AN IMPERMEABLE BARRIER. THIS MEASURE IS DESIGNED TO PROTECT THE SYSTEM FROM ENVIRONMENTAL CHANGES THAT COULD LEAD TO PREMATURE CORROSION AND REDUCE THE OVERALL SERVICE LIFE.



IN-SITU TRENCH WALL

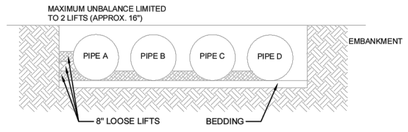
IF EXCAVATION IS REQUIRED, THE TRENCH WALL NEEDS TO BE CAPABLE OF SUPPORTING THE LOAD THAT THE PIPE SHEDS AS THE SYSTEM IS LOADED. IF SOILS ARE NOT CAPABLE OF SUPPORTING THESE LOADS, THE PIPE CAN DEFLECT. PERFORM A SIMPLE SOIL PRESSURE CHECK USING THE APPLIED LOADS TO DETERMINE THE LIMITS OF EXCAVATION BEYOND THE SPRING LINE OF THE OUTER MOST PIPES.

IN MOST CASES THE REQUIREMENTS FOR A SAFE WORK ENVIRONMENT AND PROPER BACKFILL PLACEMENT AND COMPACTION TAKE CARE OF THIS CONCERN.



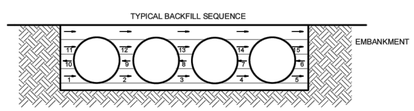
BACKFILL PLACEMENT

MATERIAL SHALL BE WORKED INTO THE PIPE HAUNCHES BY MEANS OF SHOVEL-SLICING, RODDING, AIR TAMPER, VIBRATORY ROD, OR OTHER EFFECTIVE METHODS.

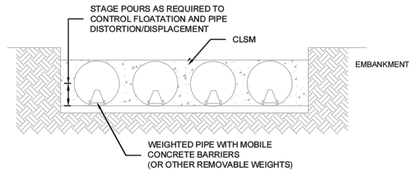


IF AASHTO T99 PROCEDURES ARE DETERMINED INFEASIBLE BY THE GEOTECHNICAL ENGINEER OF RECORD, COMPACTION IS CONSIDERED ADEQUATE WHEN NO FURTHER YIELDING OF THE MATERIAL IS OBSERVED UNDER THE COMPACTOR, OR UNDER FOOT, AND THE GEOTECHNICAL ENGINEER OF RECORD (OR REPRESENTATIVE THEREOF) IS SATISFIED WITH THE LEVEL OF COMPACTION.

FOR LARGE SYSTEMS, CONVEYOR SYSTEMS, BACKHOES WITH LONG REACHES OR DRAGLINES WITH STONE BUCKETS MAY BE USED TO PLACE BACKFILL. ONCE MINIMUM COVER FOR CONSTRUCTION LOADING ACROSS THE ENTIRE WIDTH OF THE SYSTEM IS REACHED, ADVANCE THE EQUIPMENT TO THE END OF THE RECENTLY PLACED FILL, AND BEGIN THE SEQUENCE AGAIN UNTIL THE SYSTEM IS COMPLETELY BACKFILLED. THIS TYPE OF CONSTRUCTION SEQUENCE PROVIDES ROOM FOR STOCKPILED BACKFILL DIRECTLY BEHIND THE BACKHOE, AS WELL AS THE MOVEMENT OF CONSTRUCTION TRAFFIC. MATERIAL STOCKPILES ON TOP OF THE BACKFILLED DETENTION SYSTEM SHOULD BE LIMITED TO 8- TO 10-FEET HIGH AND MUST PROVIDE BALANCED LOADING ACROSS ALL BARRELS. TO DETERMINE THE PROPER COVER OVER THE PIPES TO ALLOW THE MOVEMENT OF CONSTRUCTION EQUIPMENT SEE TABLE 1, OR CONTACT YOUR LOCAL CONTECH SALES ENGINEER.



WHEN FLOWABLE FILL IS USED, YOU MUST PREVENT PIPE FLOATATION. TYPICALLY, SMALL LIFTS ARE PLACED BETWEEN THE PIPES AND THEN ALLOWED TO SET-UP PRIOR TO THE PLACEMENT OF THE NEXT LIFT. THE ALLOWABLE THICKNESS OF THE CLSM LIFT IS A FUNCTION OF A PROPER BALANCE BETWEEN THE UPLIFT FORCE OF THE CLSM, THE OPPOSING WEIGHT OF THE PIPE, AND THE EFFECT OF OTHER RESTRAINING MEASURES. THE PIPE CAN CARRY LIMITED FLUID PRESSURE WITHOUT PIPE DISTORTION OR DISPLACEMENT, WHICH ALSO AFFECTS THE CLSM LIFT THICKNESS. YOUR LOCAL CONTECH SALES ENGINEER CAN HELP DETERMINE THE PROPER LIFT THICKNESS.

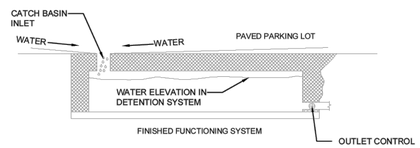


CONSTRUCTION LOADING

TYPICALLY, THE MINIMUM COVER SPECIFIED FOR A PROJECT ASSUMES H-20 LIVE LOAD. BECAUSE CONSTRUCTION LOADS OFTEN EXCEED DESIGN LIVE LOADS, INCREASED TEMPORARY MINIMUM COVER REQUIREMENTS ARE NECESSARY. SINCE CONSTRUCTION EQUIPMENT VARIES FROM JOB TO JOB, IT IS BEST TO ADDRESS EQUIPMENT SPECIFIC MINIMUM COVER REQUIREMENTS WITH YOUR LOCAL CONTECH SALES ENGINEER DURING YOUR PRE-CONSTRUCTION MEETING.

ADDITIONAL CONSIDERATIONS

BECAUSE MOST SYSTEMS ARE CONSTRUCTED BELOW-GRADE, RAINFALL CAN RAPIDLY FILL THE EXCAVATION; POTENTIALLY CAUSING FLOATATION AND MOVEMENT OF THE PREVIOUSLY PLACED PIPES. TO HELP MITIGATE POTENTIAL PROBLEMS, IT IS BEST TO START THE INSTALLATION AT THE DOWNSTREAM END WITH THE OUTLET ALREADY CONSTRUCTED TO ALLOW A ROUTE FOR THE WATER TO ESCAPE. TEMPORARY DIVERSION MEASURES MAY BE REQUIRED FOR HIGH FLOWS DUE TO THE RESTRICTED NATURE OF THE OUTLET PIPE.



CMP DETENTION SYSTEM INSPECTION AND MAINTENANCE

UNDERGROUND STORMWATER DETENTION AND INFILTRATION SYSTEMS MUST BE INSPECTED AND MAINTAINED AT REGULAR INTERVALS FOR PURPOSES OF PERFORMANCE AND LONGEVITY.

INSPECTION

INSPECTION IS THE KEY TO EFFECTIVE MAINTENANCE OF CMP DETENTION SYSTEMS AND IS EASILY PERFORMED. CONTECH RECOMMENDS ONGOING, ANNUAL INSPECTIONS. SITES WITH HIGH TRASH LOAD OR SMALL OUTLET CONTROL ORIFICES MAY NEED MORE FREQUENT INSPECTIONS. THE RATE AT WHICH THE SYSTEM COLLECTS POLLUTANTS WILL DEPEND MORE ON SITE SPECIFIC ACTIVITIES RATHER THAN THE SIZE OR CONFIGURATION OF THE SYSTEM.

INSPECTIONS SHOULD BE PERFORMED MORE OFTEN IN EQUIPMENT WASHDOWN AREAS, IN CLIMATES WHERE SANDING AND/OR SALTING OPERATIONS TAKE PLACE, AND IN OTHER VARIOUS INSTANCES IN WHICH ONE WOULD EXPECT HIGHER ACCUMULATIONS OF SEDIMENT OR ABRASIVE/ CORROSIVE CONDITIONS. A RECORD OF EACH INSPECTION IS TO BE MAINTAINED FOR THE LIFE OF THE SYSTEM

MAINTENANCE

CMP DETENTION SYSTEMS SHOULD BE CLEANED WHEN AN INSPECTION REVEALS ACCUMULATED SEDIMENT OR TRASH IS CLOGGING THE DISCHARGE ORIFICE.

ACCUMULATED SEDIMENT AND TRASH CAN TYPICALLY BE EVACUATED THROUGH THE MANHOLE OVER THE OUTLET ORIFICE. IF MAINTENANCE IS NOT PERFORMED AS RECOMMENDED, SEDIMENT AND TRASH MAY ACCUMULATE IN FRONT OF THE OUTLET ORIFICE. MANHOLE COVERS SHOULD BE SECURELY SEATED FOLLOWING CLEANING ACTIVITIES. CONTECH SUGGESTS THAT ALL SYSTEMS BE DESIGNED WITH AN ACCESS/INSPECTION MANHOLE SITUATED AT OR NEAR THE INLET AND THE OUTLET ORIFICE. SHOULD IT BE NECESSARY TO GET INSIDE THE SYSTEM TO PERFORM MAINTENANCE ACTIVITIES, ALL APPROPRIATE PRECAUTIONS REGARDING CONFINED SPACE ENTRY AND OSHA REGULATIONS SHOULD BE FOLLOWED.

ANNUAL INSPECTIONS ARE BEST PRACTICE FOR ALL UNDERGROUND SYSTEMS. DURING THIS INSPECTION, IF EVIDENCE OF SALTING/DE-ICING AGENTS IS OBSERVED WITHIN THE SYSTEM, IT IS BEST PRACTICE FOR THE SYSTEM TO BE RINSED, INCLUDING ABOVE THE SPRING LINE SOON AFTER THE SPRING THAW AS PART OF THE MAINTENANCE PROGRAM FOR THE SYSTEM.

MAINTAINING AN UNDERGROUND DETENTION OR INFILTRATION SYSTEM IS EASIEST WHEN THERE IS NO FLOW ENTERING THE SYSTEM. FOR THIS REASON, IT IS A GOOD IDEA TO SCHEDULE THE CLEANOUT DURING DRY WEATHER.

THE FOREGOING INSPECTION AND MAINTENANCE EFFORTS HELP ENSURE UNDERGROUND PIPE SYSTEMS USED FOR STORMWATER STORAGE CONTINUE TO FUNCTION AS INTENDED BY IDENTIFYING RECOMMENDED REGULAR INSPECTION AND MAINTENANCE PRACTICES. INSPECTION AND MAINTENANCE RELATED TO THE STRUCTURAL INTEGRITY OF THE PIPE OR THE SOUNDNESS OF PIPE JOINT CONNECTIONS IS BEYOND THE SCOPE OF THIS GUIDE.

The design and information shown on this drawing is provided as a service to the project owner, engineer and contractor by Contech Engineered Solutions LLC ("Contech"). Neither this drawing, nor any part thereof, may be used, reproduced or modified in any manner without the prior written consent of Contech. Failure to comply is done at the user's own risk and Contech expressly disclaims any liability or responsibility for such use.

If discrepancies between the supplied information upon which the drawing is based and actual field conditions are encountered as site work progresses, these discrepancies must be reported to Contech immediately for re-evaluation of the design. Contech accepts no liability for designs based on missing, incomplete or inaccurate information supplied by others.

DATE	REVISION DESCRIPTION	BY

CONTECH ENGINEERED SOLUTIONS LLC
www.ContechES.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CONTECH CMP DETENTION SYSTEMS
CONTECH DYODS DRAWING

DYO626630 7-11 Ocoee Apopka Rd
42" XFIL 5-5-26
Apopka, FL
DETENTION SYSTEM

PROJECT No.:	SEQ. No.:	DATE:
74808	626630	5/6/2026
DESIGNED: DYO	DRAWN: DYO	
CHECKED: DYO	APPROVED: DYO	
SHEET NO.: 1		

C:\USERS\JACOB.SHEPPARD\ONEDRIVE - THE QUIKRETE COMPANIES\DYNAMICS365 - CONTECH - PROJECTS\626727\PRODUCTS\DESIGN\42-XFIL 5-5-26 - 626630 (5-6-2026 17-40-53).DWG 5/6/2026 1:49 PM

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

No.	REVISIONS	DATE	BY
1			

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

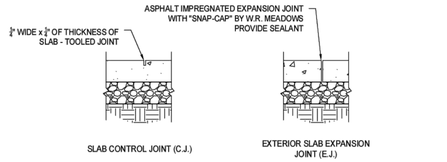
LICENSED PROFESSIONAL ENGINEER JACOB E. RAMSBURG, P.E. No. 1289621 STATE OF FLORIDA — DATE: 05/06/2026

KHA PROJECT 241888018
DATE 08/03/2026
SCALE AS SHOWN
DESIGNED BY CBL
DRAWN BY TJE
CHECKED BY DER

STANDARD DETAILS

7-11 OCOEE APOPKA RD
FLORIDA
CITY OF APOPKA

SHEET NUMBER C7.1



FOR 5' OR 8' WALKS, INSTALL A CONTROL JOINT EVERY 5' AND ONE IN THE CENTER (5' FROM THE BACK OF THE BUILDING FOR EXAMPLE)

DETAILS ONLY APPLY TO BUILDING SIDEWALK. THEY DO NOT APPLY TO INTERIOR SLAB OR SITE CONCRETE.

10 CONCRETE WALK JOINTING SECTIONS
NOT TO SCALE

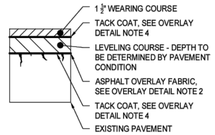
ASPHALT SEALING

1. SURFACE CLEANING
   THE SURFACE TO BE SEALED SHALL BE FREE FROM DIRT AND OTHER FOREIGN MATTER. ANY ACCUMULATIONS OF OIL PR GREASE SHALL BE CLEANED OFF THE PAVEMENT WITH DETERGENT SOLUTION. THE RESIDUE OF WHICH SHALL BE THOROUGHLY WASHED AWAY WITH CLEAN WATER BEFORE SEALANT IS APPLIED.
2. SEALING:
   THE SEAL COATING MATERIAL SHALL BE COMPRISED OF A RUBBERIZED COAL-TAR PITCH EMULSION AND SHALL MEET OR EXCEED FEDERAL SPECIFICATION R-P-355e. SUPPLIED IN CONCENTRATED FORM, IT SHALL BE DILUTED A MINIMUM OF 15% AND A MAXIMUM OF 25% WITH FRESH, CLEAN WATER. THE SEALANT MATERIAL SHALL CONTAIN 5-6 LBS. PER GALLON OF FINE , CLEAN, DRY SILICAS AND MEETING THE FOLLOWING GRADATION:

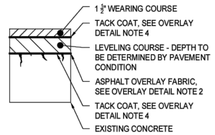
SIEVE SIZE	% PASSING
#16	100
#30	80-100
#50	10-60
#100	0-5

THE SEALANT SHALL BE APPLIED TO THE PAVEMENT IN TWO COATS AT THE RATE OF 0.06 TO 0.12 GALLONS PER SQUARE YARD. A LATEX ADDITIVE MAY ALSO BE ADDED TO THE SEALANT TO ALLOW FOR QUICKER DRYING TIME IN THOSE AREAS SPECIFIED BY OWNER'S REPRESENTATIVE.

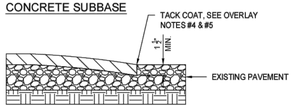
7 ASPHALT SEALING NOTES
NO SCALE



ASPHALT SUBBASE



CONCRETE SUBBASE



WHERE OVERLAY IS NOT SPECIFIED FOR ENTIRE EXISTING SURFACE, THE INTERFACE BETWEEN THE NEW OVERLAY AND THE OLD PAVEMENT SURFACE SHALL BE PER THE ABOVE DETAIL. FEATHERING OF THE ASPHALT TO MEET THE EXISTING PAVEMENT WILL NOT BE ACCEPTABLE.

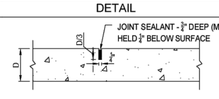
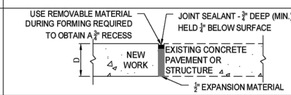
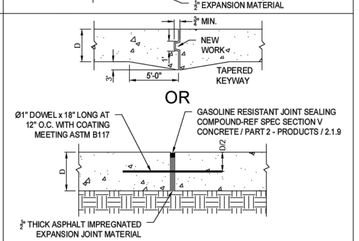
EDGE DETAIL

OVERLAY DETAIL NOTES:

1. THE OVERLAY SHALL BE PLACED IN ACCORDANCE WITH OWNER'S SPECIFICATIONS.
2. ALL FAILED AREAS SHALL BE REPAIRED WITH PROPER PATCHES BEFORE OVERLAY IS PLACED.
3. IF THE SURFACE IS DISTURBED, THE CONTRACTOR SHALL CONSTRUCT LEVELING COURSES TO RESTORE PROPER LINE AND GROSS SECTION.
4. THE PAVEMENT SHALL BE THOROUGHLY CLEANED AND A TACK COAT OF ASPHALT SHALL BE APPLIED BEFORE THE OVERLAY IS PLACED.
5. ALL VERTICAL SURFACES COMING IN CONTACT WITH THE OVERLAY SHALL BE SPRAYED OR PAINTED WITH A UNIFORM COATING OF EMULSIFIED ASPHALT IMMEDIATELY PRIOR TO PAVEMENT CONSTRUCTION.
6. CONTRACTOR IS RESPONSIBLE FOR ENSURING PROPER SURFACE DRAINAGE. PONDING OR PUDDLING OF WATER ON THE FINAL SURFACE WILL BE UNACCEPTABLE.
7. REPLACE IN KIND ANY EXISTING TRAFFIC LOOPS AND/OR RELATED SENSOR EQUIPMENT THAT IS REMOVED OR DAMAGED DUE TO PAVEMENT MILLING ACTIVITY.

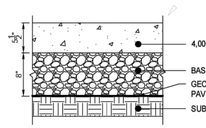
8 ASPHALT OVERLAY PAVEMENT SECTIONS
NOT TO SCALE

CONCRETE PAVEMENT JOINT DETAILS

TYPE OF JOINT	USE DESCRIPTION	DETAIL
A. CONTROL JOINT ("SJ" ON FUEL PROTOTYPES) 1. SAWN 2. PREMOLD STRIP 3. HAND FORMED AND SAWN AT CRITICAL JOINTS	USE SPECIFICATION ACI 360R-06 TO PLACE CONTROL JOINTS SO AS TO UNIFORMLY DIVIDE SLABS INTO NOMINAL 12' x 12' (STANDARD-DUTY) OR 16' x 16' (HEAVY-DUTY) SECTIONS. (SEAL CONTROL JOINTS ONLY IF SPECIFIED ON DRAWINGS OR BY OWNER'S REPRESENTATIVE.	
B. EXPANSION JOINT (ISOLATION JOINT)	PLACE AGAINST CONCRETE TANK SLAB, ABUTTING ROADWAY PAVEMENTS AND STRUCTURES (BUILDINGS, CANOPY COLUMNS, CATCH BASINS, ETC.)	
C. CONSTRUCTION JOINT ("CJ" ON FUEL PROTOTYPES)	CONSTRUCTION JOINTS MUST BE APPROVED BY OWNER'S REPRESENTATIVE. PLACE WHEN CONTINUOUS POUR OPERATIONS ARE SUSPENDED FOR MORE THAN 30 MINUTES.	

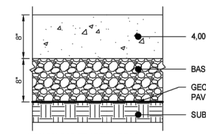
9 CONCRETE PAVEMENT JOINTING SECTIONS
NO SCALE

LAYERED SECTION DEPTHS REVISED PER CR2025-3002



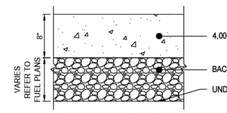
AUTO PARKING AREAS, AUTO CANOPY SLAB, AND OTHER LIMITED SERVICE TRAFFIC AREAS

1 STANDARD-DUTY CONCRETE PAVEMENT SECTION
1 1/2" = 1'-0"



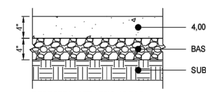
HEAVY LOAD TRAFFIC AREAS

2 HEAVY-DUTY CONCRETE PAVEMENT SECTION
1 1/2" = 1'-0"



AUTO TANKS, CFL TANKS, AND COMBINED TANK PITS

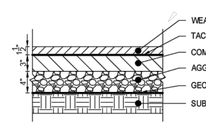
3 TANK SLAB CONCRETE PAVEMENT SECTION
1 1/2" = 1'-0"



PEDESTRIAN TRAFFIC AREAS

4 CONCRETE WALK PAVEMENT SECTION
1 1/2" = 1'-0"

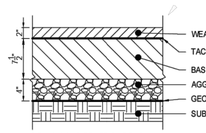
ADDED WEARING COURSE & TACK COAT PER CR2025-3002



AUTO PARKING AREAS AND OTHER LIMITED SERVICE TRAFFIC AREAS

5 STANDARD-DUTY ASPHALT PAVEMENT SECTION
1 1/2" = 1'-0"

LAYERED SECTION DEPTHS REVISED PER CR2025-3002



HEAVY LOAD TRAFFIC AREAS

6 HEAVY-DUTY ASPHALT PAVEMENT SECTION
1 1/2" = 1'-0"

PAVING EXECUTION NOTES:

1. LOCATE AND INSTALL CONSTRUCTION, ISOLATION, AND EXPANSION JOINTS AS INDICATED OR REQUIRED.
2. PLACE CONCRETE IN A CONTINUOUS OPERATION WITHIN PLANNED JOINTS OR SECTIONS. DO NOT ADD WATER TO ADJUST SUMP.
3. FLOAT SURFACES TO TRUE PLANES WITHIN A TOLERANCE OF ¼ INCH IN 10 FEET.
4. TOOL EDGES AND JOINTS TO A RADIUS OF ½ INCH FOR SIDEWALKS.
5. ALLOW CONCRETE PAVING TO CURE FOR A MINIMUM OF 28 DAYS AND DRY BEFORE STARTING PAVEMENT MARKING.
6. APPLY TRAFFIC PAINT WITH MECHANICAL EQUIPMENT TO A MINIMUM WET FILM THICKNESS OF 15 MILS.
7. PROTECT CONCRETE PAVING FROM DAMAGE. EXCLUDE TRAFFIC FROM PAVING FOR AT LEAST 14 DAYS.

CONCRETE PAVEMENT GENERAL NOTES:

1. SEE FUEL PROTOTYPE FOR ADDITIONAL REQUIREMENTS FOR TANK SLABS.
2. SEE FUEL PROTOTYPE FOR ADDITIONAL REQUIREMENTS FOR DISPENSER ISLAND SLABS.
3. A GEOTEXTILE OR GEOGRID IS ONLY NEEDED WHEN THE GEOTECHNICAL REPORT AND/OR A GEOTECH EXPERT REQUIRES IT FOR THE SPECIFIC SITE'S SOIL CONDITIONS.
4. UNDISTURBED SOIL OR COMPACTED BACK FILL NOT LESS THAN 95% OF MODIFIED PROCTOR DENSITY (AASHTO-T-180).
5. REFER TO CIVIL DESIGN GUIDELINES (CDG) FOR PAVEMENT LOCATION GUIDANCE.
6. CONTRACTOR REFER TO THE GEOTECH REPORT FOR PAVEMENT AND FOUNDATION DESIGN AND CONSTRUCTION RECOMMENDATIONS IF MORE STRINGENT THAN PROTOTYPE DETAILS.
7. COMPACTION IS NOT REQUIRED OVER THE TANK PIT(S).

ASPHALT PAVEMENT GENERAL NOTES:

1. ALL WORK SHALL BE IN CONFORMANCE WITH OWNER'S SPECIFICATIONS FOR ASPHALTIC CONCRETE PAVING.
2. GEOGRID IS ONLY NEEDED WHEN THE GEOTECHNICAL REPORT AND/OR A GEOTECH EXPERT REQUIRES IT FOR THE SPECIFIC SITE'S SOIL CONDITION.
3. FOR SUBSURFACE DRAINAGE OR STABILITY ISSUES DURING CONSTRUCTION (UNDER DIRECTION BY GEOTECH EXPERT):
   A. SUBSURFACE DRAINAGE ISSUE - REFER TO GUIDELINES FOR DEWATERING ISSUES TO DERIVE ACCEPTABLE OPTIONS.
   B. SUBSURFACE STABILITY ISSUE - INSTALL GEOGRID PER GEOTECH EXPERT RECOMMENDATION.
4. THE PAVEMENT SHALL BE THOROUGHLY CLEANED AND A TACK COAT OF ASPHALT SHALL BE APPLIED BEFORE THE OVERLAY IS PLACED.
5. REFER TO CIVIL DESIGN GUIDELINES (CDG) FOR PAVEMENT LOCATION GUIDANCE.

CONTRACTOR MUST REFER TO THE GEOTECH REPORT FOR PAVEMENT AND FOUNDATION DESIGN AND CONSTRUCTION RECOMMENDATIONS

Rev. #	Date	Description
		CIVIL STANDARD PROTO

7-ELEVEN, INC.
3200 HACKBERRY ROAD, IRVING, TEXAS 75063

7-ELEVEN #XXXXX
STREET ADDRESS
ANYTOWN, USA 00000

PAVEMENT AND JOINTING DETAILS

Job#: SEI-XXXXX
Scale: AS NOTED
Date: XX/XX/XXXX
Drawn By: x.x.x.
Checked By: x.x.x.

SHEET:
CPC-1

No.	REVISIONS	DATE	BY
1			

Kimley»Horn

© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG STATE OF FLORIDA
DEREK E. RAMSBURG, P.E.
LICENSE NUMBER 78965
PROFESSIONAL ENGINEER
DATE: 08/03/2026

KHA PROJECT	
249188018	
DATE	
08/03/2026	
SCALE	AS SHOWN
DESIGNED BY	CRL
DRAWN BY	TJE
CHECKED BY	DER

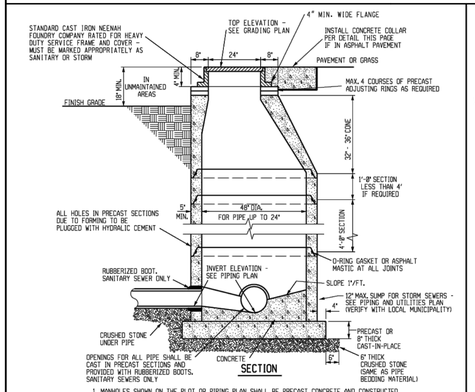
7-11 STANDARD DETAILS

7-11 OCOEE APOPKA RD
CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.6

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

DRAINAGE & UTILITY DETAILS & SPECIFICATIONS



SECTION

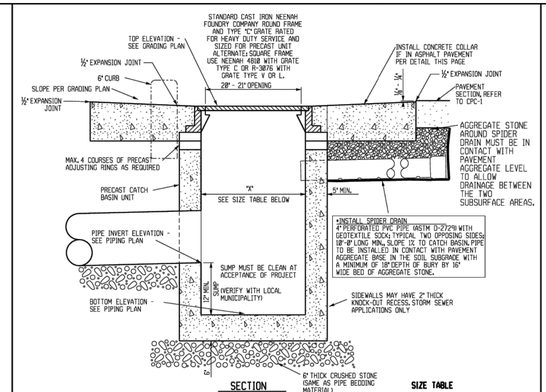
1. MANHOLES SHOWN ON THE PLOT OR PIPING PLAN SHALL BE PRECAST CONCRETE AND CONSTRUCTED OF MATERIALS AND IN A MANNER MEETING THE SPECIFICATIONS OF ASTM C-478 AND THE PUBLIC AUTHORITY HAVING JURISDICTION.
2. SEE GRADING AND/OR PIPING PLAN FOR TOP AND INVERT ELEVATIONS, SIZE AND ARRANGEMENT OF INLET/OUTLET PIPING.
3. ADDITIONAL MASONRY BRICK OR BLOCK WORK IS NOT PERMITTED TO MEET SURFACE ELEVATION.
4. OBTAIN APPROVAL OF MANUFACTURER'S STRUCTURAL ENGINEER FOR DEPTHS EXCEEDING 18'.

FOR SANITARY SEWERS ONLY

5. THE BOTTOM OF THE MANHOLE SHALL BE CONTOURED WITH CONCRETE TO CHANNEL THE FLOW THROUGH THE MANHOLE.
6. WHEN SPECIFIED ON THE PLANS, AN EXTERIOR "DROP" MANHOLE SHALL BE CONSTRUCTED PER LOCAL SPECIFICATIONS.

(A) STANDARD MANHOLE

SCALE: NOT TO SCALE



SECTION

SCALES NOT TO SCALE

SIZE TABLE

LARGEST PIPE DIA.	"X" SQUARE C.B.	LARGEST C.P.P. PIPE DIA.	"X" ROUND C.B.
21"	24"	15"	30"
33"	36"	24"	42"
42"	48"	30"	48"
54"	68"	36"	68"
68"	72"	48"	72"

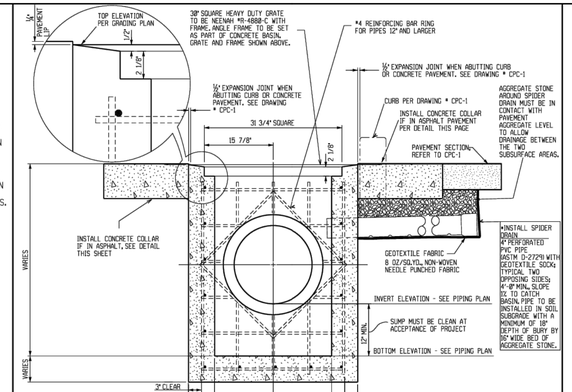
- THE PRECAST CATCH BASIN UNIT SHALL CONFORM TO THE APPLICABLE STANDARD STATE D.O.T. SPECIFICATIONS AND ASTM C913. THE UNIT SHALL BE PROPERLY REINFORCED TO PREVENT DAMAGE DURING TRANSPORT AND INSTALLATION.
- SEE GRADING AND/OR PIPING PLAN FOR TOP, INVERT, AND BOTTOM ELEVATIONS, SIZE, AND ARRANGEMENT OF INLET/OUTLET PIPING.
- MORTAR ALL INLET, OUTLET PIPE OPENINGS WITH HYDRAULIC CEMENT GROUT.
- ADDITIONAL MASONRY BRICK OR BLOCK WORK IS NOT PERMITTED TO MEET SURFACE ELEVATION.

NOTE: TRAFFIC RATED REINFORCED PRE-CAST CONCRETE TOP TO BE USED WITH LARGER CATCH BASINS.

VERIFY STRUCTURE SIZE IS ADEQUATE FOR MULTIPLE PIPES AND PIPE ANGLES.

(B) STANDARD DUTY CATCH BASIN

TO BE USED IN NORMAL STRENGTH PAVEMENT AREAS ONLY



1. SEE GRADING AND/OR PIPING PLAN FOR TOP, INVERT, AND BOTTOM ELEVATIONS, SIZE, AND ARRANGEMENT OF INLET/OUTLET PIPING.
2. MORTAR ALL INLET, OUTLET PIPE OPENINGS WITH HYDRAULIC CEMENT GROUT.
3. REINFORCEMENT: PLACE •4 REBARS AT 8"± CENTER TO CENTER BOTH WAYS IN WALLS AND FLOOR. INCLUDE •4 REBAR RING AROUND ALL OPENINGS 12" AND LARGER.
4. ADDITIONAL MASONRY BRICK OR BLOCK WORK IS NOT PERMITTED TO MEET SURFACE ELEVATION.

NOTE: PREFAB UNIT, MEETING STRENGTH EQUIVALENCE, MAY BE SUBSTITUTED IF APPROVED BY OWNER'S REP.

SECTION

SCALES: NOT TO SCALE

(C) HEAVY DUTY CATCH BASIN

FOR OUTLETS UP TO 18" R.C.P. TO BE USED IN HIGH STRENGTH PAVEMENT AREAS

(D) GEOTEXTILE FABRIC SPECIFICATIONS

8 OZ. NONWOVEN NEEDLE PUNCHED FABRIC; AMOCO 4953, PHILLIPS SUPAC 8NP, OR EQUAL

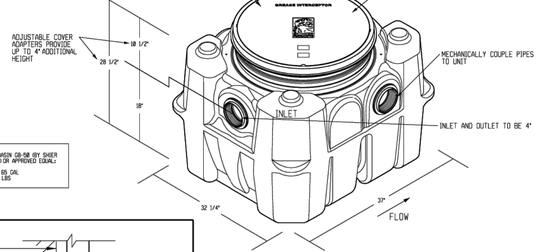
GENERAL NOTES:

1. ALL STORM AND SANITARY PIPING SHALL BE THE SIZE AND TYPE SHOWN ON THE GRADING OR PIPING PLAN, AND SHALL CONFORM TO THE ASTM AND AASHTO STANDARD SPECIFICATIONS LISTED HERE, UNLESS OTHERWISE REQUIRED BY GOVERNING AUTHORITIES.
2. CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS OF DIVISION 15 OF SPEEDWAY'S STANDARD SPECIFICATIONS.
3. CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES PRIOR TO STARTING ANY BELOW GRADE WORK TO LOCATE UNDERGROUND FACILITIES.
4. ALL SANITARY SEWERS SHALL HAVE "PREMIUM" SEALED JOINTS. STORM SEWERS WITHIN 20' OF HYDROCARBON PRODUCT PIPING OR UNDERGROUND TANKS SHALL HAVE "PREMIUM SEALED JOINTS.
5. THE PIPE INVERT SHALL BE STRAIGHT LINE GRADED BETWEEN ELEVATIONS SHOWN ON THE PLAN.
6. PIPE SHALL BE LAID FROM THE LOWER ELEVATION TO THE HIGHER ELEVATION.
7. CONTRACTOR SHALL VERIFY EXISTING ELEVATIONS PRIOR TO BEGINNING WORK. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
8. PIPING TO BE MIN. 12" BELOW TOP OF RIGID PAVEMENT, BOTTOM OF FLEXIBLE PAVEMENT, OR FINISHED GRADE IN NON-TRAFFIC AREAS, APPLICABLE AASHTO OR ASSI GUIDELINES SHALL OVERRIDE AND COVER MINIMUM COVER HEIGHTS WHEN GREATER THAN STATED ABOVE.
9. SEE DRAWING * SCB-1 FOR CANOPY DOWNSPOUT DRAIN DETAILS.

MINIMUM DEPTH OF BURY:

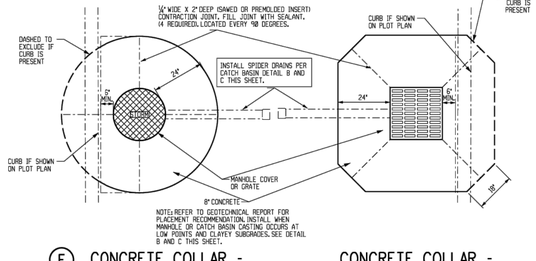
(SEE NOTE •8)

PVC	18"
RCP	12"
HDPE	18"



(E) EXTERIOR GREASE INTERCEPTOR

SCALE: NOT TO SCALE

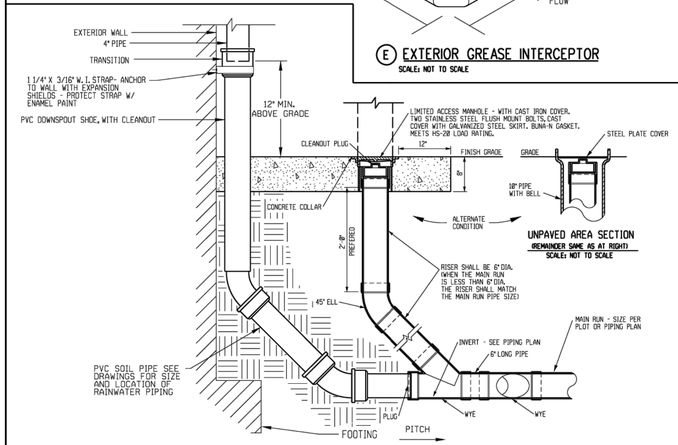


(F) CONCRETE COLLAR - ROUND GRATE & FRAME

SCALE: NOT TO SCALE

CONCRETE COLLAR - SQUARE GRATE & FRAME

SCALE: NOT TO SCALE

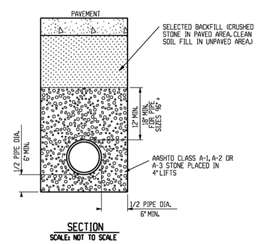


(G) DOWNSPOUT BOOT AND UTILITIES PIPE CLEAN-OUT

UNPAVED AREA SECTION

(REMAINDER SAME AS AT RIGHT)

SCALE: NOT TO SCALE



SECTION

SCALE: NOT TO SCALE

(H) PIPE BEDDING

PIPE SPECIFICATIONS

TYPE OF PIPE	"n" VALUES	SIZES PERMITTED	SEVICE AND USE	PIPE SPECIFICATION	INSTALLATION SPECIFICATION	JOINT SPECIFICATION	PREMIUM JOINTS
POLY-VINYL CHLORIDE (PVC)	0.01	6"	SANITARY SEWER	ASTM D-3034 SDR 35	ASTM D-2321	ASTM D-3212	ASTM F-477
		8" - 12"	STORM DRAINAGE	STANDARD SPECIFICATION FOR TYPE PSM PVC SEWER PIPE AND FITTINGS	STANDARD PRACTICE FOR INSTALLATION OF FLEXIBLE THERMOPLASTIC SEWER PIPE PIPE BEDDING PER DETAIL	STANDARD SPECIFICATION FOR JOINTS FOR DRAIN AND SEWER PLASTIC PIPES USING FLEXIBLE ELASTOMERIC SEALS	ELASTOMERIC SEALS FOR JOINING PLASTIC PIPE (ODI, RESISTANT) HIGH NITRILE (NBR), EPICHLOROHYDRIN (ECO), NEOPRENE (CR), POLYSULFIDE (T), OR FLUORO ELASTOMER (FPM)
REINFORCED CONCRETE (RCP)	0.013	12" DIA. AND LARGER	STORM DRAINAGE	ASTM C-76, ASTM C1479 CLASS 3, WALL B - TONGUE AND GROOVE STANDARD SPECIFICATION FOR REINFORCED CONCRETE CULVERT, STORM DRAIN, AND SEWER PIPE	PIPE BEDDING PER DETAIL WHEN OUTLETTING TO SURFACE GRADE FLARED END SECTION MUST BE USED	BITUMINOUS MASTIC	ASTM C-443 STANDARD SPECIFICATION FOR JOINTS FOR CIRCULAR CONCRETE SEWER AND CULVERT PIPE, USING RUBBER GASKETS (ODI, RESISTANT)
SMOOTH LINED CORRUGATED HDPE N-12 BY ADVANCED DRAINAGE SYSTEMS (800) 733-9554 SURE-LOK BY MANCOR (800) 537-9520	0.012 0.012	8" AND LARGER 12" AND LARGER	STORM DRAINAGE STORM DRAINAGE	AASHTO M294-S AASHTO M294-S	ASTM D-2321 PIPE BEDDING PER DETAIL ASTM D-2321 PIPE BEDDING PER DETAIL	STANDARD COUPLERS (PRO LINK) USE GASKET IN FINE SOILS BELL & SPIGOT WITH GASKET ISURE-LOK®	PVC DOUBLE BELL COUPLER WITH GASKET (PRO LINK 18UB) AVAILABLE THROUGH 24" BELL & SPIGOT WITH POLYISOPRENE GASKET ISURE-LOK 18UB AVAILABLE THROUGH 36"
DUCTILE IRON (DI)	0.012	4" - 12"	SPECIAL	ASTM A-746 CLASS 50 STANDARD SPECIFICATION FOR DUCTILE IRON GRAVITY SEWER PIPE	PIPE BEDDING PER DETAIL	RUBBER GASKET COMPRESSION TYPE JOINT	GASKET TO BE OIL RESISTANT NITRILE-BUTADIENE (NBR)
POLYETHYLENE (PE)	0.010	4" - 6"	UNDERDRAINS AND SEPTIC DISPOSAL FIELDS ONLY	ASTM F-405 STANDARD SPECIFICATION FOR CORRUGATED POLYETHYLENE TUBING AND FITTINGS	SEE UNDERDRAIN DETAIL	STANDARD COUPLINGS	N/A
CORRUGATED METAL PIPE (CMP)	0.022	12" DIA. AND LARGER	STORM DRAINAGE	ASTM A-760 STANDARD SPECIFICATION FOR CORRUGATED METAL PIPE, METALLIC-COATED FOR SEWERS AND DRAINS	ASTM A-807 STANDARD SPECIFICATION FOR INSTALLING CORRUGATED METAL STRUCTURAL PLATE PIPE FOR SEWERS	STANDARD COUPLINGS	N/A
HIGH PERFORMANCE (HP) PIPING	0.012	12" - 60"	STORM DRAINAGE	AASHTO M330 ASTM F2881	ASTM D2321	WATER TIGHT ASTM D-3212	EXTENDED REINFORCED INTEGRAL BELL AND GASKETED SPIGOT

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

CUD-1.DGN 5/8/2022 2:19:01 PM jw.haywardway-pw.bentley.com:speedway-pw-01\Documents\Retail Engineering\Retail Standards\61 - White Box Retail Construction Standards\01 - CIVIL\TYPICAL SERVICE STATION DRAINAGE & UTILITY DETAILS & SPECIFICATIONS

No.	REVISIONS	DATE	BY
1			

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.

200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

7-ELEVEN, INC.
3200 HACKBERRY ROAD, IRVING, TX 75063

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG FLORIDA LICENSE NUMBER 88662 STATE OF FLORIDA DEREK E. RAMSBURG PROFESSIONAL ENGINEER DATE: 08/03/2026

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

MARK	REVISIONS DESCRIPTION	DATE

The contents of this drawing are the property of 7-Eleven and not to be used, or reproduced in whole or part, without the written consent of 7-Eleven.

STORE OR BLDG NO.:
N/A

VERSION OR PROJECT ID:
N/A

DESIGN TEAM

DGNR. J. EMRICK

PM/DP. M. MIHALIK

RVWR. M.E. SMITH

ISSUE DATE: 02/11/2022

ADDRESS
N/A

SCALE 0 N/A
AS SHOWN

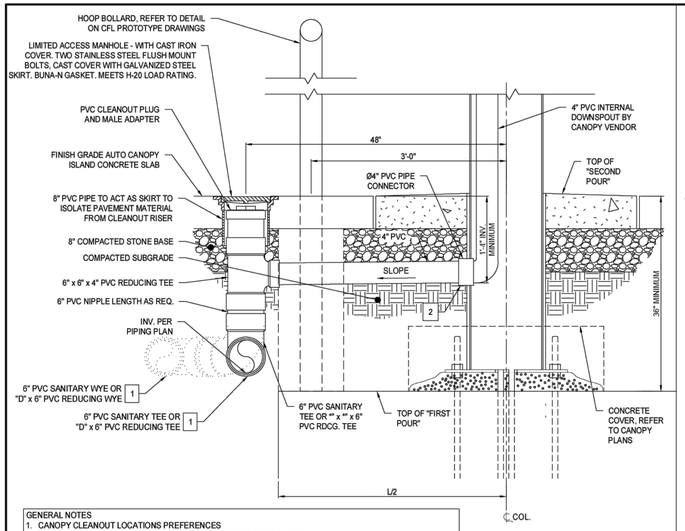
SHEET TITLE
DRAINAGE AND UTILITY DETAILS

DRWG. NO.
CUD-1

7-11 STANDARD DETAILS

7-11 OCOEE APOPKA RD
FLORIDA
CITY OF APOPKA

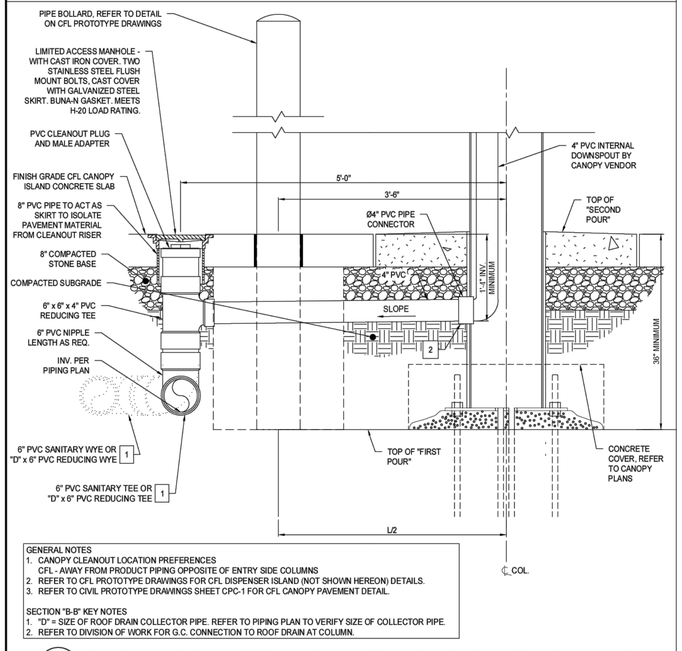
SHEET NUMBER
C7.7



GENERAL NOTES
1. CANOPY CLEANOUT LOCATIONS PREFERENCES
   AUTO STARTING GATE - STORE SIDE ROW OF COLUMNS HAVE DRAINS
   AUTO STACKED - BOTH ROWS OF COLUMNS HAVE DRAINS
2. REFER TO FUEL PROTOTYPE DRAWINGS FOR AUTO DISPENSER ISLAND (NOT SHOWN HEREON) DETAILS.
3. REFER TO CIVIL PROTOTYPE DRAWINGS SHEET CPC-1 FOR AUTO CANOPY PAVEMENT DETAIL.

SECTION "A-A" KEY NOTES
1. "D" = SIZE OF ROOF DRAIN COLLECTOR PIPE. REFER TO PIPING PLAN TO VERIFY SIZE OF COLLECTOR PIPE.
2. REFER TO DIVISION OF WORK FOR G.C. CONNECTION TO ROOF DRAIN AT COLUMN.

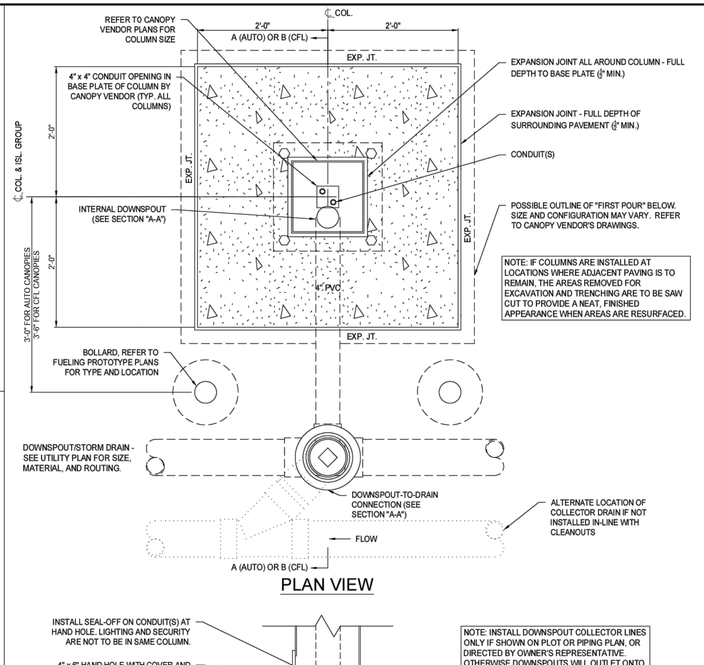
3 SECTION "A-A" - INTERNAL DOWNSPOUT (AUTO CANOPY COLUMNS)
1"=1'-0"



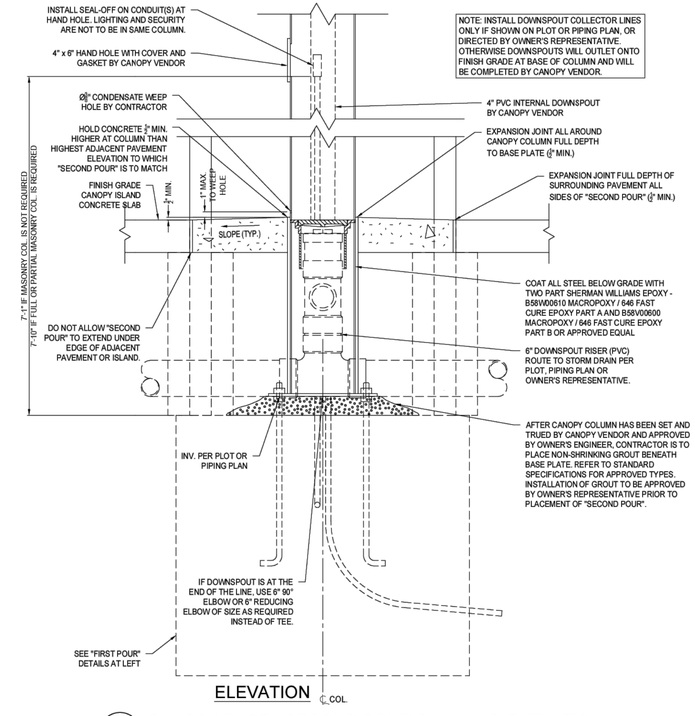
GENERAL NOTES
1. CANOPY CLEANOUT LOCATION PREFERENCES
   CFL - AWAY FROM PRODUCT PIPING OPPOSITE OF ENTRY SIDE COLUMNS
2. REFER TO CFL PROTOTYPE DRAWINGS FOR CFL DISPENSER ISLAND (NOT SHOWN HEREON) DETAILS.
3. REFER TO CIVIL PROTOTYPE DRAWINGS SHEET CPC-1 FOR CFL CANOPY PAVEMENT DETAIL.

SECTION "B-B" KEY NOTES
1. "D" = SIZE OF ROOF DRAIN COLLECTOR PIPE. REFER TO PIPING PLAN TO VERIFY SIZE OF COLLECTOR PIPE.
2. REFER TO DIVISION OF WORK FOR G.C. CONNECTION TO ROOF DRAIN AT COLUMN.

4 SECTION "B-B" - INTERNAL DOWNSPOUT (CFL CANOPY COLUMNS)
1"=1'-0"

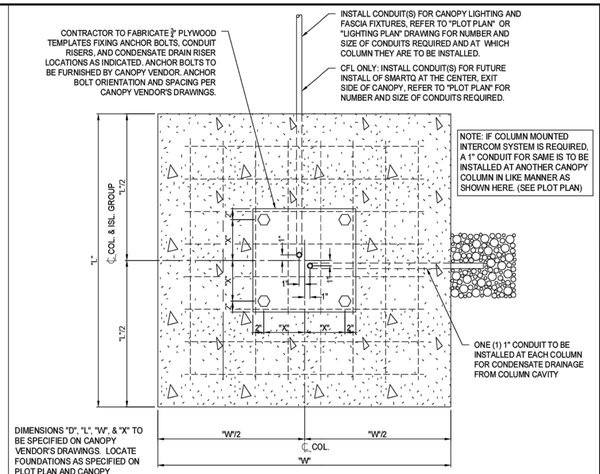


PLAN VIEW



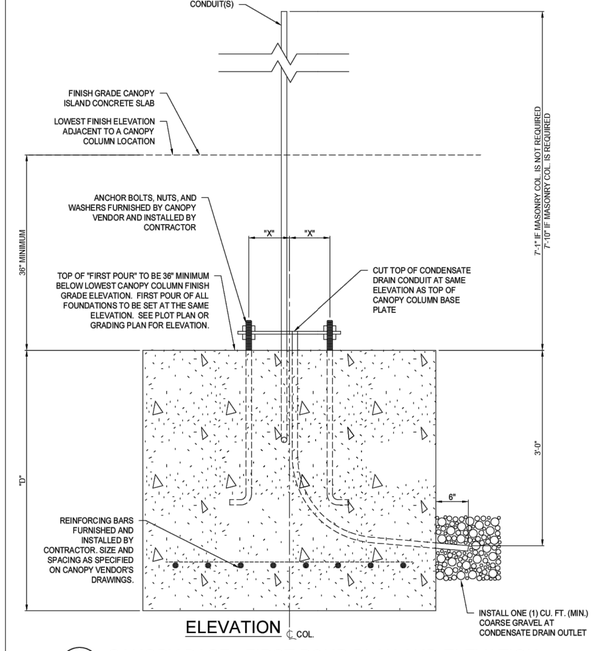
ELEVATION

2 CANOPY BASE - SECOND POUR PLAN AND ELEVATION
1"=1'-0"



NOTE: COLUMN FOUNDATION MAY BE SQUARE (4 BOLTS) OR RECTANGULAR (6 BOLTS). REFER TO VENDOR'S DRAWINGS TO VERIFY ORIENTATION OF RECTANGULAR BASES RELATIVE TO ISLAND GROUP CENTERLINE.

PLAN VIEW



ELEVATION

1 CANOPY BASE - FIRST POUR PLAN AND ELEVATION
1"=1'-0"

No.	REVISIONS	DATE	BY

Rev. #	Date	Description

CIVIL STANDARD PROTO

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

7-ELEVEN, INC.
3200 HACKBERRY ROAD, IRVING, TEXAS 75063

7-ELEVEN #XXXXX
STREET ADDRESS
ANYTOWN, USA 00000

STANDARD CANOPY BASE DETAILS

LICENSED PROFESSIONAL ENGINEER DEREK E. RAMSBURG FLORIDA PE 89965 STATE OF FLORIDA
DEREK E. RAMSBURG, P.E. LICENSE NUMBER 89965
06/03/2026

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

Job#:	SEI-XXXXX
Scale:	AS NOTED
Date:	XX/XX/XXXX
Drawn By:	x.x.x.
Checked By:	x.x.x.

7-11 STANDARD DETAILS

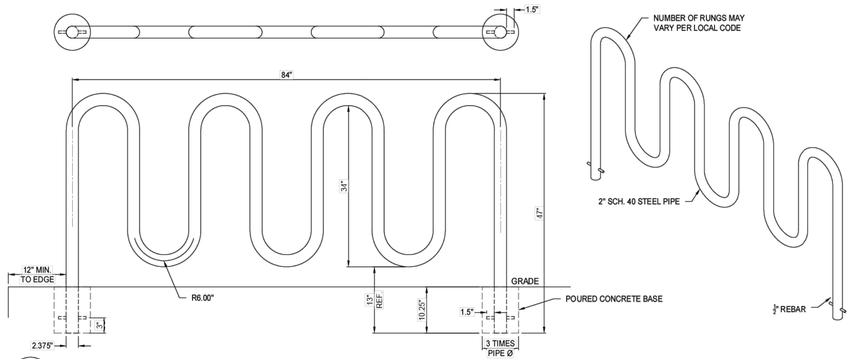
7-11 OCOEE APOPKA RD
CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.8

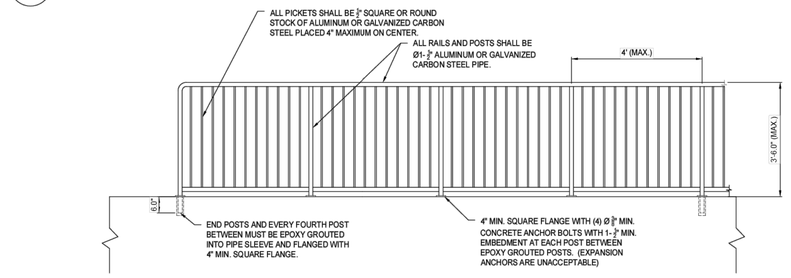
SHEET:
SCB-1

This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

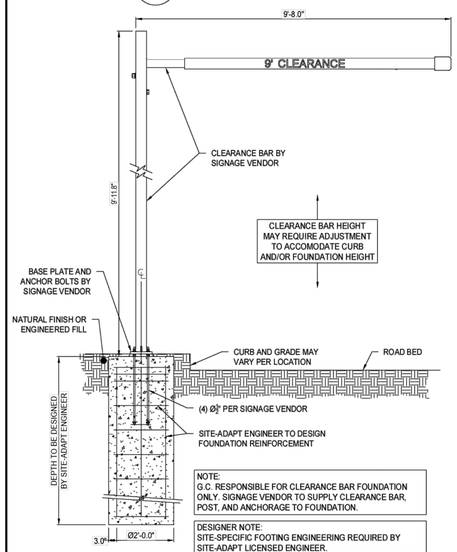
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



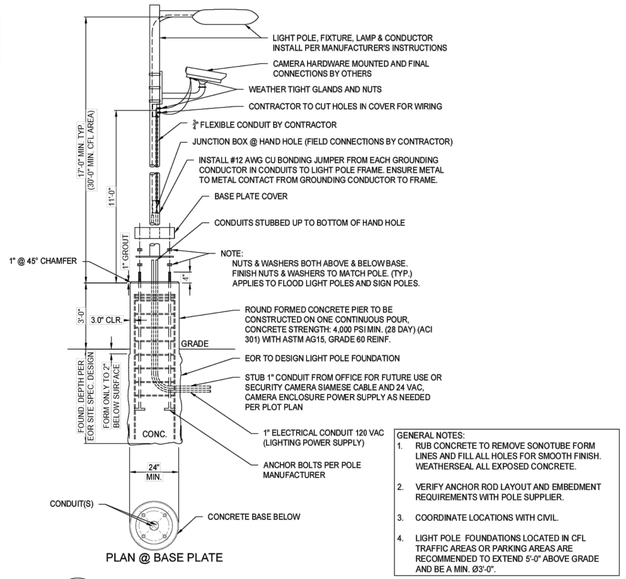
6 BIKE RACK
NOT TO SCALE



7 SAFETY RAIL
NOT TO SCALE



9 CAR WASH CLEARANCE BAR
NOT TO SCALE



PLAN @ BASE PLATE

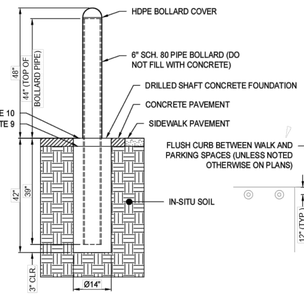
8 AREA LIGHT POLE FOUNDATION
NOT TO SCALE

GENERAL NOTES:
1. ELECTRICAL NEEDS ARE #10 WIRE (30 AMP) WITH GROUND
2. SLOPE TOP OF CONCRETE AWAY FROM BOLLARD 1/4" FROM PIPE TO EDGE OF DRILLED SHAFT OR CAP.
3. REINFORCING STEEL CONFORMS TO ASTM A615 GRADE 60.
4. BOLLARD PIPE IS ASTM A53, TYPE E, GRADE B OR A500 GRADE B/C.
5. PROVIDE HIGH-DENSITY POLYETHYLENE (HDPE) BOLLARD COVER, AS SPECIFIED BY 7-ELEVEN.
6. DO NOT FILL BOLLARD PIPE WITH CONCRETE. TEMPORARILY SEAL BOTTOM AS NECESSARY TO PREVENT CONCRETE INTRUSION WHILE POURING.
7. USE SONOTUBE IN SANDY OR OTHER SOILS THAT MIGHT CAVE IN.
8. DIMENSIONS IN PARENTHESIS ARE NOMINAL.
9. COLD JOINT ACCEPTABLE THIS LINE FOR NEW INSTALLATIONS IN MONOLITHIC POUR CONCRETE PAVEMENT.
10. INCREASE DEPTH OF CAISSON AND BOLLARD PIPE TO MEET LOCAL JURISDICTION MIN. FROST DEPTH REQUIREMENT.
11. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY NO UTILITY CONFLICTS EXIST WHERE BOLLARDS ARE TO BE INSTALLED, PRIOR TO INSTALLATION.
12. OPTIONAL 3/4" HOLE (ONE SIDE) FOR GALVANIZING.
13. HOT-DIP GALVANIZE BOLLARD PIPE PER ASTM A123
14.

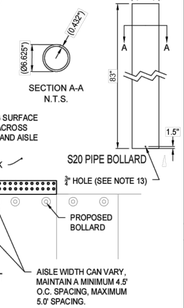
UPDATED GENERAL NOTES PER CR2028-3001

GENERAL NOTES 13 & 14 PER CR2028-3001

DESIGN SPECIFICATIONS: ASTM F3016-19 CONDITION DESIGNATION S20

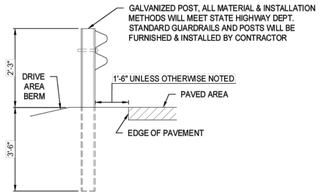


DEEP MOUNT S20 BOLLARD IN CONCRETE PAVING
STORE FRONT GUARD BOLLARDS
NOT TO SCALE

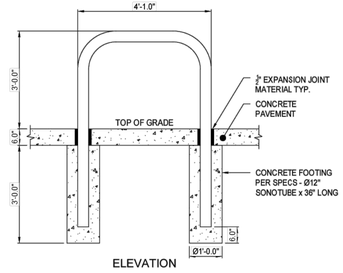


BOLLARD LAYOUT

ADDED NOTES PER CR2028-3001

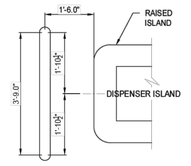


4 GUARDRAIL SECTION
NOT TO SCALE



ELEVATION

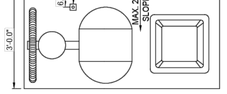
ADDED OPTIONAL HOLE AND DIMENSION PER CR2028-3001



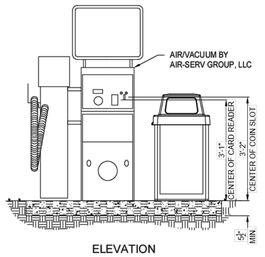
PLAN VIEW

U-SHAPED BOLLARD LOCATED AT ALL AUTO CANOPY LAYOUTS. SEE FUEL PROTOTYPE FOR LOCATIONS.

2 ISLAND GUARD POST
NOT TO SCALE



PLAN VIEW



ELEVATION

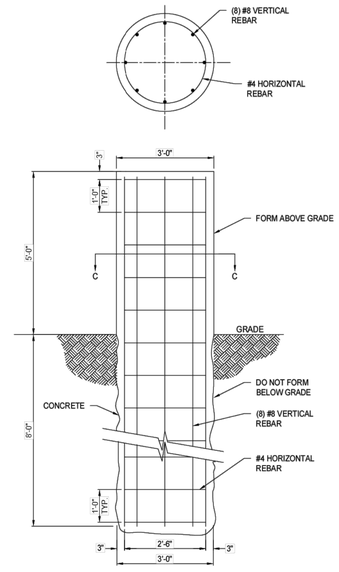
DESIGNER NOTES:
1. CALIFORNIA SITES REQUIRE AIR/WATER AND THAT THERE BE A FREE OPTION THROUGH THE REMOTE SYSTEM.
2. DESIGNER TO SEPARATE THE VACUUM SERVICE AT CAR WASH LOCATIONS IF TWO PLACEMENTS ARE AVAILABLE. OPTION TO PROVIDE AIR/WATER/VACUUM THOUGH THE SAME MACHINE IF NECESSARY.

NOTE:
MAXIMUM 2 PERCENT GRADE SLOPE EACH WAY REQUIRED FOR AMERICANS WITH DISABILITIES ACT.

G.C. TO PROVIDE CONCRETE SLAB AND UTILITIES. AIR-SERV TO PROVIDE EQUIPMENT AND MAKE FINAL CONNECTIONS.

5 AIR-VAC MACHINE
NOT TO SCALE

GENERAL NOTES:
1. RUB CONCRETE TO REMOVE SONOTUBE FORM LINES AND FILL ALL HOLES FOR SMOOTH FINISH. WEATHERSEAL ALL EXPOSED CONCRETE.
2. VERIFY ANCHOR ROD LAYOUT AND EMBEDMENT REQUIREMENTS WITH POLE SUPPLIER.
3. COORDINATE LOCATIONS WITH CIVIL.
4. LIGHT POLE FOUNDATIONS LOCATED IN CFL TRAFFIC AREAS OR PARKING AREAS ARE RECOMMENDED TO EXTEND 5'-0" ABOVE GRADE AND BE A MIN. Ø3'-0".



3 HEAVY-DUTY GUARD POST
NOT TO SCALE

Rev. #	Date	Description
		CIVIL STANDARD PROTO

7-ELEVEN, INC.
3200 HACKBERRY ROAD, IRVING, TEXAS 75063

7-ELEVEN #XXXXX
STREET ADDRESS
ANYTOWN, USA 00000

YARD EQUIPMENT INSTALLATION DETAILS

Job#:	SEI-XXXXX
Scale:	AS NOTED
Date:	XX/XX/XXXX
Drawn By:	x.x.x.
Checked By:	x.x.x.

SHEET:
CYE-A

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

No.	REVISIONS	DATE	BY
1			

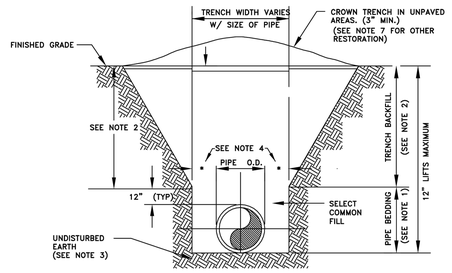
LICENSED PROFESSIONAL ENGINEER TYLER E. RAMSBURG, P.E. STATE OF FLORIDA PROFESSIONAL ENGINEER LICENSE NUMBER 88967 DATE: 08/03/2026

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

7-11 STANDARD DETAILS

7-11 OCOEE APOPKA RD
CITY OF APOPKA FLORIDA

SHEET NUMBER
C7.9

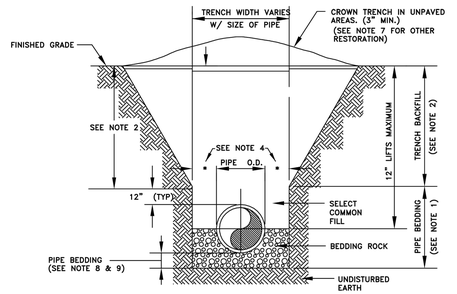


NOTES:

1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-180.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY THE CITY.
4. (*): 15" MAX. FOR PIPE DIAMETERS LESS THAN 24", AND 24" FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.
8. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.
9. ALL UNPAVED DISTURBED AREAS SHALL BE SODDED TO MATCH ADJACENT DOMINATE GRASS SPECIES.

TYPE "B" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 100



NOTES:

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

TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101

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

GENERAL NOTES:

1. THE TABLE REPRESENTS THE MINIMUM SEPARATION REQUIREMENTS AS DESCRIBED IN F.D.E.P. RULES OF THE FLORIDA ADMINISTRATION CODE (F.A.C.). THESE SEPARATION REQIREMENTS SHALL APPLY BETWEEN NEWLY PROPOSED UTILITY LINES AND EXISTING OR PROPOSED UTILITY LINES.
2. FOR THE PURPOSE OF THIS TABLE, RECLAIMED WATER SHALL MEAN UNRESTRICTED PUBLIC ACCESS REUSE WATER AS DEFINED BY F.A.C. 17-610. OTHER TYPES OF RECLAIMED WATER ARE CONSIDERED RAW SEWAGE AND SEPARATIONS LISTED FOR SANITARY SEWER SHALL APPLY.
3. ALL SEPARATION DISTANCES ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE UNLESS OTHERWISE SPECIFIED. CRITERION PRODUCING GREATER CLEARANCE SHALL BE USED.

   C/C – DENOTES CENTER OF PIPE TO CENTER OF PIPE.

   O/O – DENOTES OUTSIDE OF PIPE TO OUTSIDE OF PIPE.
4. ACCEPTABLE VARIANCES:
   A. WHERE HORIZONTAL SEPARATION IS NOT ATTAINABLE, PVC-C-900 SDR-14 OR CONCRETE ENCASEMENT MUST BE USED FOR THE SANITARY SEWER LINE FOR AT LEAST ONE OF THE PIPES. PVC-C-900 SDR 14 OR CONCRETE ENCASEMENT MUST BE USED UNTIL MINIMUM CLEARANCE IS REGAINED.
   B. WHERE 18 INCH VERTICAL SEPARATION IS NOT ATTAINABLE AT CROSSINGS, USE ONE FULL LENGTH OF PVC-C-900 SDR-14 FOR SANITARY SEWERS OR ENCASED PIPE CENTERED AT THE POINT OF CROSSING SPECIAL SUPPORT MAY BE REQUIRED.
5. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF A SANITARY OR STORM WATER MANHOLE OR STRUCTURE.
6. CONCRETE ENCASEMENT SHALL NOT BE USED UNLESS APPROVED BY PUBLIC SERVICES DIRECTOR OR HIS DESIGNEE.

HORIZONTAL & VERTICAL SEPARATION REQUIREMENTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 104

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *										
	PIPE SIZE									
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND	33	43	51	60						
45° BEND	14	18	22	25						
22-1/2° BEND	7	9	11	12						
11-1/4° BEND	4	5	6	6						
TEE**	1	7	24	44						
REDUCER (ONE SIZE SMALLER)		41	39	40						
DEAD END	74	96	115	136						

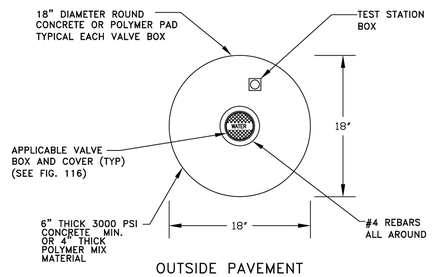
* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

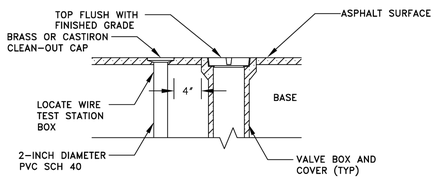
1. FITTINGS SHALL BE DUCTILE IRON RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, FOR PVC WITH THE FOLLOWING ASSUMPTIONS:
   TYPE OF PIPE: PVC
   WORKING PRESSURE: 150 P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION: SM(SAND SILT)
   LAYING CONDITIONS: 3
6. FOR PIPE ENCASED IN POLYETHYLENE INCREASE THE GIVEN VALUE BY A FACTOR OF 1.5.
7. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (PVC)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 105



OUTSIDE PAVEMENT

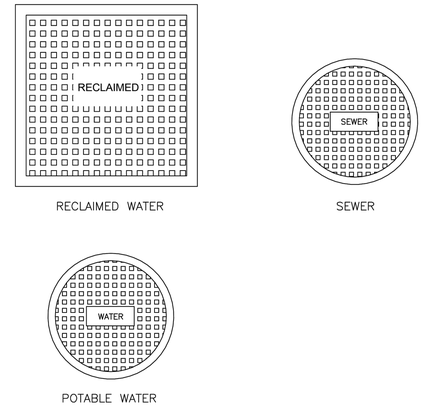


INSIDE PAVEMENT

VALVE IDENTIFICATION TAG TO BE INSTALLED BY CITY & PAID FOR BY DEVELOPER

VALVE BOX

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 109



TYPICAL VALVE BOX COVER DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 116

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG 82961 STATE OF FLORIDA

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

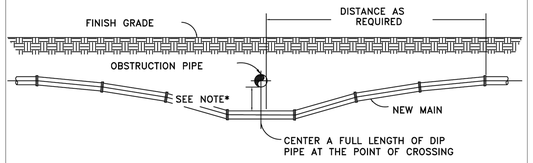
CITY OF APOPKA DETAILS

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C8.0

Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 - CITY OF APOPKA DETAILS.dwg C8.0 - CITY OF APOPKA DETAILS Aug 04, 2026 4:38pm by TjEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



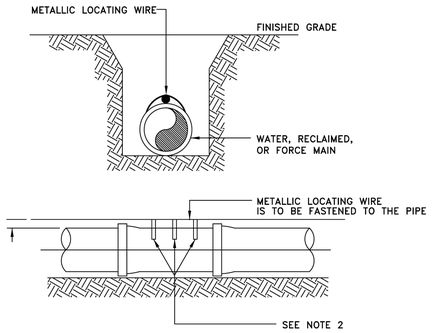
NOTES:

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

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

UTILITY CROSSING PIPE DEFLECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 117

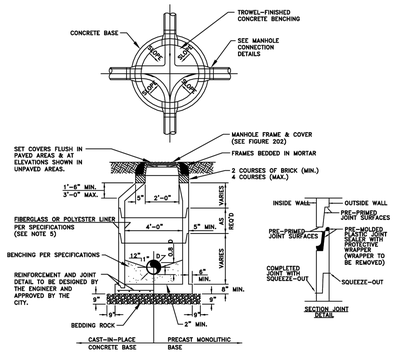


NOTES:

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

PIPE LOCATING WIRE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118



FORCE MAIN MANHOLE LINER

DIAMETER (INCHES)	THICKNESS (INCHES) HEIGHT (FEET) 3–6	7–12	13–17	MATERIAL	MANUFACTURER
48					
60					
72					

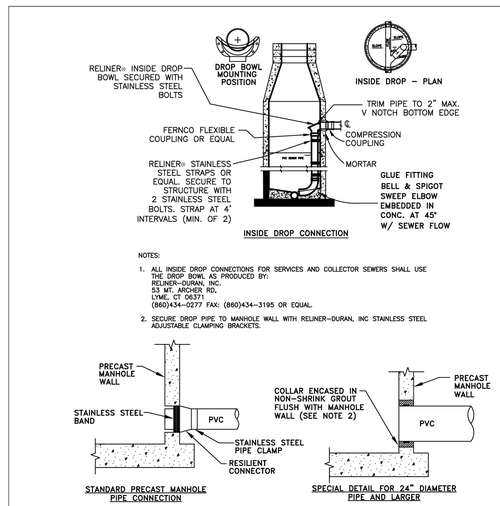
* TO BE COMPLETED BY THE ENGINEER

NOTES:

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

TYPICAL MANHOLE

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 200

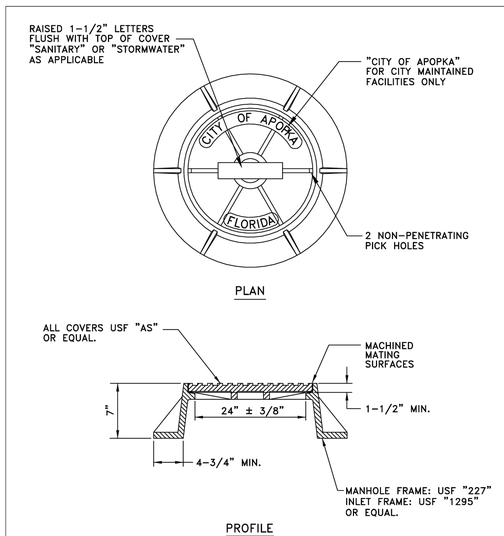


NOTES:

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

MANHOLE CONNECTION DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 201

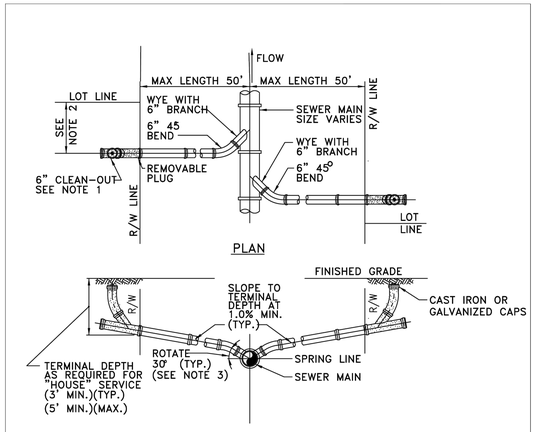


NOTES:

1. MANHOLE FRAME AND COVER ARE TO BE TRAFIC BEARING RATED H–20, CLASS 30 MEETING ASTM A 48.

STANDARD MANHOLE FRAME AND COVER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 202



NOTES:

1. CLEAN–OUT (SHOWN SHADED) SHALL BE INSTALLED BY THE BUILDER IN ACCORDANCE WITH STANDARD PLUMBING CODE.
2. LOCATE SINGLE LATERAL AS CLOSE TO LOT LINE AS POSSIBLE.
3. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
4. RESIDENTIAL SERVICES SHALL BE 4 INCHES & NON–RESIDENTIAL SERVICES SHALL BE 6 INCHES IN DIAMETER AS A MINIMUM.
5. GALVANIZED, OR CAST IRON CLEAN–OUT CAP SHALL BE USED ON THE STUBOUT FOR EACH SERVICE.
6. LATERAL SHALL BE MARKED WITH AN "S" STAMPED OR CUT IN THE CURB.

SERVICE LATERAL DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	MAY 2022	FIG. 204

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER CHRISTOPHER R. BRIGHT LICENSE NUMBER 75906 STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

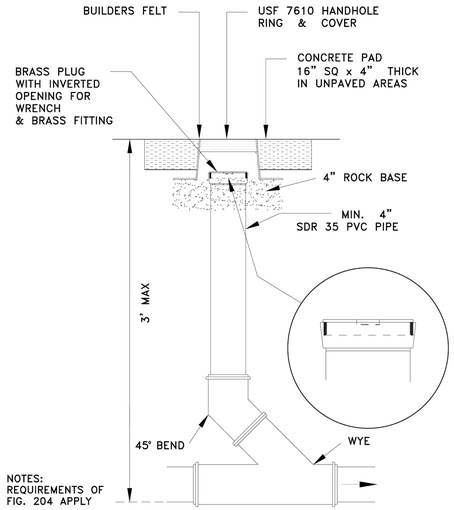
7-11 OCOEE APOPKA RD

CITY OF APOPKA DETAILS

CITY OF APOPKA FLORIDA

SHEET NUMBER
C8.1

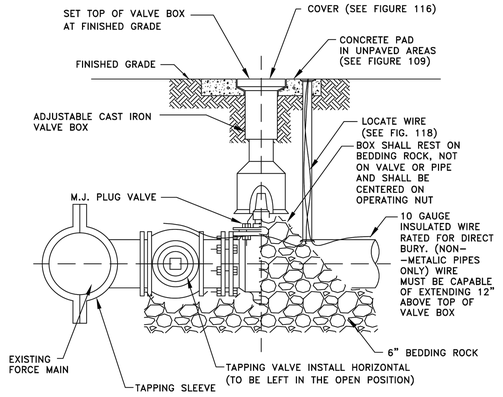
Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 – CITY OF APOPKA DETAILS.dwg C8.1 – CITY OF APOPKA DETAILS Aug 04, 2026 4:38pm by: TJEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



SANITARY SEWER SERVICE TRAFFIC RATED CLEAN-OUT DETAIL

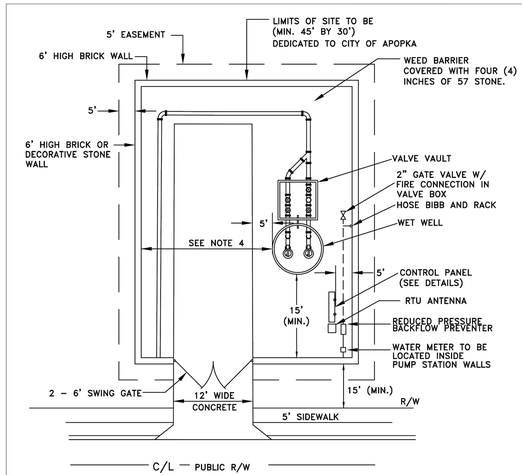
NTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 205



FORCE MAIN WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 206

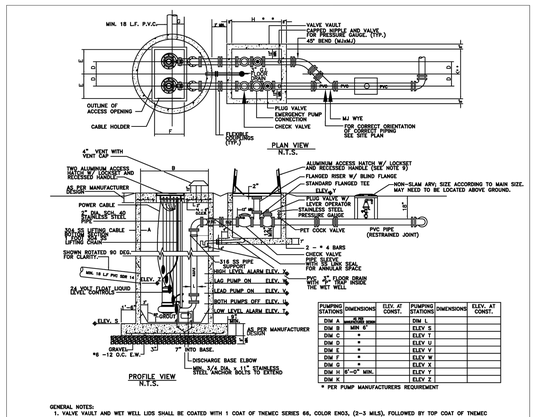


NOTES:

1. DRIVEWAY AND APRON SHALL BE SIX (6) INCH THICK, 3000 P.S.I. CONCRETE. WITH No.6X6 WIRE MESH OR FIBER MESH.
2. POWER TO THE PUMP STATION SHALL BE THROUGH UNDERGROUND CONDUIT FROM SUPPLY SOURCE IN RIGHT-OF-WAY.
3. GATE TO BE DECORATIVE BLACK POWDER COATED ALUMINUM W/PICKET SPACING = OR < 4"
4. MEASUREMENT SHALL BE EQUAL TO OR GREATER THAN THE DEPTH OF THE WET WELL.
5. WET WELL LID MUST OPEN TOWARD CONTROL PANEL (HINGE SIDE TOWARD PANEL).
6. LIFT STATION WALL TO BE PLACED AT LEAST 15FT. BEHIND THE R/W LINE.

PUMP STATION TYPICAL SITE PLAN

CITY OF APOPKA DESIGN ENGINEERING DIVISION	MAY 2022	FIG. 300



PUMPING STATIONS	DIMENSIONS	ELEV. AT CONST.	PUMPING STATIONS	DIMENSIONS	ELEV. AT CONST.
DIM A	MIN 18" PIPE		DIM L		
DIM B	MIN 6"		ELEV. S		
DIM C	*		ELEV. T		
DIM D	*		ELEV. U		
DIM E	*		ELEV. V		
DIM F	*		ELEV. W		
DIM G	*		ELEV. X		
DIM H 18'-0" MIN.			ELEV. Y		
DIM X			ELEV. Z		

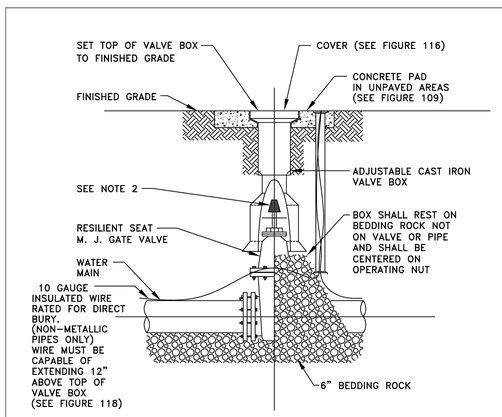
* PER PUMP MANUFACTURERS REQUIREMENT

GENERAL NOTES:

1. VALVE VAULT AND WET WELL LIDS SHALL BE COATED WITH 1 COAT OF THEMEC SERIES 66, COLOR ENGS, (2-3 MILS), FOLLOWED BY TOP COAT OF THEMEC SERIES 73, COLOR ENGS, (2-3 MILS) OR EQUAL.
2.A THE WET WELL SHALL BE CONSTRUCTED OF FIBERGLASS REINFORCED POLYESTER (RPP) AND MANUFACTURED FROM COMMERCIAL GRADE POLYESTER RESIN OR VINYL ESTER RESIN, WITH FIBERGLASS REINFORCEMENTS. THE WET WELL SHALL BE A ONE PIECE UNIT AND MANUFACTURED BY L.F. MANUFACTURE, INC. OR EQUAL.
2.B OR WALLS OF RPP THE WET WELL MAY BE CONSTRUCTED OF PRECAST CONCRETE HAVING A MINIMUM WALL THICKNESS OF 8 INCHES. THE INTERIOR WALLS SHALL BE LINED USING A HIGH DENSITY POLYETHYLENE PRODUCT AS MANUFACTURED BY AGRU SURE GRIP, OR EQUAL.
3. PIPING IN THE WET WELL TO BE HDPE WITH FUSED 45 DEGREES FITTINGS FROM WET WELL TO VALVE VAULT.
4. INTERIOR OF THE VALVE VAULT AND PIPING IN THE VALVE VAULT WITH CorrDext CS-55 (OR EQUAL), TWO COATS, 4 MILS EACH. PIPING SHALL BE COATED AFTER INSTALLATION.
5. VALVE VAULT SHALL BE SIZED TO PERMIT EASY REMOVAL OF CHECK VALVE SPINDLES WITH MINIMUM CLEARANCES AS SHOWN FOR 6" DIAMETER PIPE AND LARGER. SPECIAL CONSIDERATION SHALL BE GIVEN FOR LARGER PIPE SIZES.
6. VALVE VAULT SHALL HAVE SEALED FLOOR AND DRAIN.
7. ALL LOCATIONS WHERE PIPES ENTER OR LEAVE THE WET WELL OR VALVE VAULT SHALL BE MADE WATERTIGHT WITH WALL SLEEVE AND STAINLESS STEEL LINK SEAL.
8. THERE SHALL BE NO VALVES OR ELECTRICAL JUNCTION BOXES IN WET WELL.
9. ACCESS TO THE VALVE VAULT COVERS SHALL BE ALUMINUM WITH 316 S.S. HARDWARE LOCK BRACKET. SIZE AS REQUIRED BY PUMP MANUFACTURER AND APPROVED BY THE CITY.
10. FLEXIBLE COUPLING SHALL BE SLEEVE TYPE, EPOXY COATED.
11. PUMPS SHALL BE:
MANUFACTURER: _____ MODEL: _____ DIA: _____ SPEED: _____ DISCHARGE SIZE: _____ IN.;
VOLTAGE: _____ HZ.; _____ PHASE; _____ H.P.; _____ MIN. SOLID SIZE: _____ IN.
12. DESIGN CONDITIONS SHALL BE _____ GPM AT _____ FEET TDH.
13. ALL HARDWARE IN WET WELL AND VALVE BOX TO BE 316 STAINLESS STEEL.
14. "P" TRAP TO BE INSTALLED IN WET WELL.
15. ALL PUBLIC LIFT STATIONS SHALL BE EQUIPPED WITH SCADA SYSTEM.THE DEVELOPER SHALL PAY THE CITY COST OF THE UNIT.THE CITY WILL BE RESPONSIBLE FOR INSTALLATION.
16. ALL LIFT STATIONS SHALL BE FENCED WITH DECORATIVE STONE OR BRICK OR AS DIRECTED BY THE CITY.
17. ALL LIFT STATIONS SHALL HAVE A 10 FEET WIDE CONCRETE ACCESS DRIVEWAY, 30' LONG FROM EDGE OF WET WELL TO BACK OF CURB.
18. ENGINEER SHALL PROVIDE A SCALED (1" = 20' MIN.) SITE SPECIFIC DETAIL.

PUMP STATION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	MAY 2022	FIG. 301

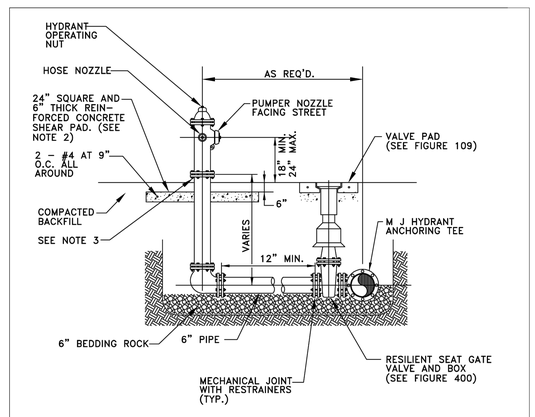


NOTES:

1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN A 3 FEET BELOW FINISHED GRADE.

GATE VALVE AND BOX DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 400



NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA CONSTRUCTION DESIGN STANDARDS MANUAL.

FIRE HYDRANT ASSEMBLY DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK R. RAMSBURG STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

CITY OF APOPKA DETAILS

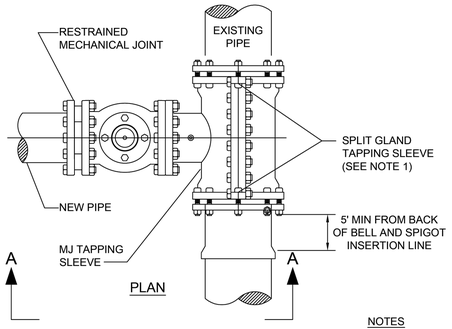
7-11 OCOEE APOPKA RD

FLORIDA

CITY OF APOPKA

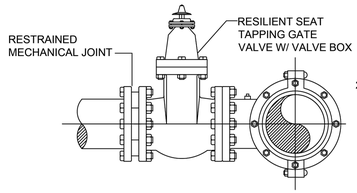
SHEET NUMBER
C8.2

Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 - CITY OF APOPKA DETAILS.dwg C8.2 - CITY OF APOPKA DETAILS Aug 04, 2026 4:39pm by TjEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NOTES

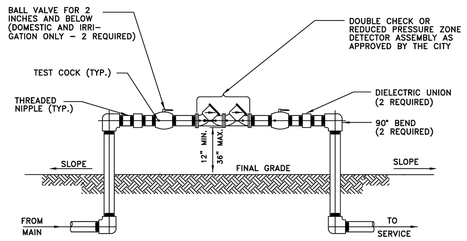
1. SIZE ON SIZE WET TAPS WILL CALL FOR FULL ENCIRCLEMENT STAINLESS STEEL MJ TAPPING SLEEVE; MUELLER H-304, OR EQUAL.
2. ALL NEWLY INSTALLED TAPPING SLEEVES & TAPPING VALVES SHALL BE PNEUMATICALLY TESTED AT A TEST PRESSURE OF 150PSI FOR A PERIOD OF THIRTY MINUTES.



SECTION A - A

WATER AND RECLAIMED WATER MAINS WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 406



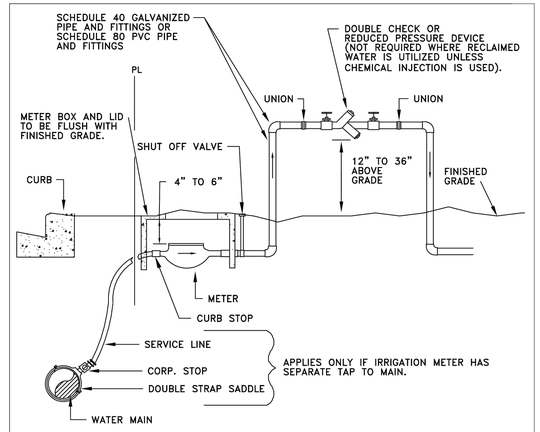
NOTES:

1. ALL PIPE FITTINGS, MATERIALS, LABOR, AND APPURTENANCES SHALL BE SUPPLIED BY THE CONTRACTOR.
2. ALL PIPE AND FITTINGS TWO (2) INCHES AND SMALLER SHALL BE THREADED SCHEDULE 40 GALVANIZED STEEL.

DOUBLE CHECK OR REDUCED PRESSURE ZONE DETECTOR ASSEMBLY

2 INCH AND BELOW ASSEMBLY

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 500 A



NOTES:

1. A POSITIVE DIELECTRIC CONNECTION SHALL BE MADE BETWEEN ALL GALVANIZED AND BRASS COMPONENTS.
2. METER SHALL BE INSTALLED JUST INSIDE THE ROW LINE OR PROPERTY LINE AND IN NO CASE SHALL IT BE INSTALLED IN THE SIDEWALK OR OTHER PAVED AREAS.
3. DOUBLE CHECK VALVES MAY BE USED AS LONG AS THEIR ARE NO CHEMICALS OR A WELL ON SITE.
4. A PVB DEVICE SHALL BE 12-INCHES MINIMUM ABOVE HIGHEST OUTLET OR SPRAYHEAD
5. ALL BACKFLOW PREVENTION DEVICES ARE TO BE AWWA APPROVED.

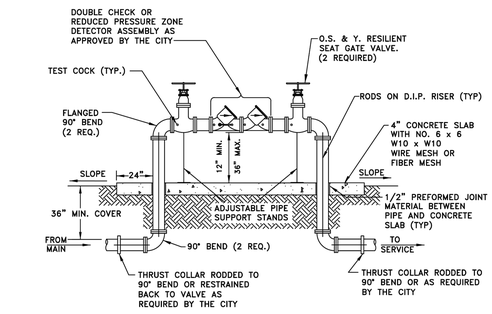
IRRIGATION METER AND DOUBLE CHECK VALVE OR REDUCED PRESSURE BACKFLOW PREVENTER

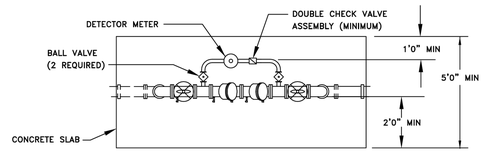
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 502

GENERAL NOTES

1. Governing standards and specifications on this project are considered the Florida Department of Transportation (FDOT) Design Standards (2013 Edition), FDOT Standard Specifications for Road and Bridge Construction (2013 Edition), and City of Apopka Utilities Design and Construction Standards Manual (2014 Edition).
2. All personal property, except mail boxes located within the public right-of-way (not relocated by the property owner), shall be removed by the Contractor as necessary to construct the project in accordance with the Construction Plans. Mail boxes shall be relocated by the Contractor in accordance with FDOT Index No. 532.
3. The disposal of excess earthwork materials shall be the responsibility of the Contractor. Approval of disposal sites shall be obtained from the City of Apopka prior to disposal.
4. All existing trees and stumps within the right-of-way and limit of the project are to be removed as clearing and grubbing unless otherwise directed.
5. Seed and mulch all disturbed areas not covered by sod unless otherwise directed.
6. All pavement offsets shown are to the proposed centerline of construction, as where radius dimensions are to the edge of pavement, unless otherwise noted.
7. Turnout locations and widths shown in the Construction Plans are approximate and may be adjusted as necessary or as directed by the Engineer. All turnouts shall be constructed in accordance with FDOT Index No. 515.
8. The various permits included in the bid specifications payment are included in the bid price for Section 104. The Contractor shall perform his work in accordance with the requirements of "Prevention, Control, and Abatement of Erosion and Water Pollution", excluding items specified elsewhere. Environmental controls shall be used at locations designated in the plans and/or designated by the Engineer.
9. The information shown on these drawings concerning type and location of underground and other utilities are based on available records and surveys, but is not guaranteed to be accurate or all inclusive. The Contractor shall make his own determination as to the type and location of utilities as may be necessary to avoid damage there to, and is responsible for coordinating utility relocation.
10. Prior to ordering drainage structures, the Contractor shall determine if drainage utility conflicts exist. Information about possible conflicts shall be submitted to the Engineer as soon as possible after discovery of such for resolution.
11. The Contractor shall notify all gas utility companies a minimum of two working days prior to excavation as required by Chapter 77-153 of the Florida Statutes.
12. All inlet/manhole - pipe joints shall be filled with non-shrink grout, covered with an asphaltic mastic coating, and wrapped with a filter fabric material per Section 13.03.03 of the Orange County Road Construction Specifications.
13. All curb inlets, ditch bottom inlets, and manholes shall have traffic bearing frames and covers or grates meeting AASHTO-30 loading requirements.
14. Changes of pipe inverts not exceeding plus or minus one foot will not be considered as a basis for additional compensation for the pertinent pipe bid item or for modification of precast structures.
15. All benchmarks (cross and monuments) shown in the Construction Plans, or found, shall be preserved. Those shown in proposed pavement shall be protected with a cast iron valve box.
16. Public land corners within the limits of construction shall be protected. If a corner monument is in danger of being destroyed or disturbed, the Contractor shall notify the Engineer, without delay, by telephone. The Contractor shall provide written follow up confirmation within 48-hours of telephone notification.
17. Prior to beginning of any construction, the Contractor shall submit to the Engineer a set of field notes verifying the benchmark elevations and the reference point connections on the plan and profile view sheets, and/or a set of field notes for all additional benchmark and reference point connections proposed to be used in constructing the project with their location, description and elevation, based on North American Vertical Datum (NAVD88). All submittals shall be signed and sealed by a Professional Land Surveyor registered in the State of Florida.
18. Within 21 calendar days after notice to proceed, the Contractor shall stake the public right-of-way at 50 foot intervals and the right-of-way breaks with corresponding stations shown on the stakes. No invoice for payment for mobilization (Pay Item No. 101-1) will be processed until the right-of-way has been staked to the satisfaction of the Engineer.
19. Any United States Code (USC) and National Geodetic Survey (NGS) monuments within the limits of construction shall be protected. If in danger of damage, the Contractor shall notify the Engineer, and both shall notify:
    State Geodetic Advisor, NOAA
    3900 Commonwealth Blvd - MS105
    Tallahassee, FL Phone (850) 245-2606
20. It shall be the responsibility of the Contractor to acquire all necessary right-of-way and maintenance of traffic permits. The City will waive all permits required for construction activities within the limits of public right-of-way owned and maintained by the City of Apopka. For construction activity within the limits of public right-of-way maintained by the City but owned by Orange County or the State of Florida, the Contractor shall acquire the required permits from the agencies. It shall be the responsibility of the Contractor to insure that all required permits are obtained and in-hand before beginning any construction.
21. The location of all existing utilities, storm drainage systems, and topographic features shown on the plans have been determined from the best available information and are provided for the convenience of the Contractor. The Engineer assumes no responsibility for their inaccuracy. Should a discrepancy arise between these plans and actual field conditions, which would appreciably affect the execution of these plans, the Contractor shall halt construction and notify the Engineer immediately.
22. The Contractor shall be responsible for notifying the City within 48 hours before any inspections. Also, the Contractor shall be responsible for meeting all inspection criteria, schedules and signing said inspections.
23. The Contractor shall not excavate, remove or otherwise disturb any material, structure or part of a structure which is located outside the lines, grades or grading section, established for this project, except where such excavations or removal is provided or in the Contract Construction Plans or Technical Specifications.
24. All work and all materials furnished shall be in conformity with the lines, grades, grading sections, cross sections, dimensions, material requirements, and testing requirements that are specified in the Contract Construction Plans or Technical Specifications.
25. All work shall be accomplished in strict accordance with all applicable federal, state and local codes, ordinances and regulations.
26. Apparent errors, discrepancies or omissions in the Construction Plans shall be brought to the Engineer's attention before bidding.
27. After completion of construction, the Contractor shall provide to the City a completed as-built plan one week prior to the final inspection. Before the final acceptance it shall be the Contractor's responsibility to perform a site cleanup for the removal of trash, debris, excess materials, and equipment to present the project site clean and in good order.
28. No extra payments shall be allowed for any work required due to misunderstanding of job or site conditions affecting the work as described in the Technical Specifications or shown on the Construction Plans. The Contractor shall not take advantage of any apparent error or omission in the Construction Plans or Technical Specifications and the Engineer shall be permitted to make corrections and interpretations as may be deemed necessary for the fulfillment of the intent of the Contract Documents. By entering the bidding process the bidders acknowledge acceptance of these conditions.
29. The Contractor shall submit four (4) sets of detailed shop drawings of all major items proposed for this project to the Engineer prior to ordering any of the equipment or material. Two (2) copies of the shop drawings will be returned to the Contractor. Upon the Contractor's receipt of approved shop drawings from the Engineer, the Contractor may proceed with the work.
30. The Contractor shall comply with the legal load restrictions in hauling of materials in public roads beyond the limits of construction work. A special permit will not relieve the Contractor of liability for damage which may result from the moving of material and equipment.
31. During construction, no direct discharge of water to downstream receiving waters will be allowed. The Contractor is responsible for maintaining water quality and route discharge water in such a manner as to adequately remove silt prior to runoff from the site.
32. Connection to existing lines to which utility pipe of the Contract must connect, the following work shall be performed:
    A. Expose buried lines to confirm or determine end connection, pipe material and diameter.
    B. Furnishing and installing piping and making proper connections.

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. GN





NOTES: 1. BYPASS METER MUST MEET AWWA STANDARD C700 OR C701.
2. METER MUST MEET AWWA STANDARD C707 AND TRANSMITTER MUST BE COMPATIBLE WITH THE CITY'S AMR SYSTEM.
3. ALL PIPE FITTINGS, MATERIALS, LABOR, AND APPURTENANCES SHALL BE SUPPLIED BY THE CONTRACTOR.
4. ALL PIPE AND FITTINGS TWO (2) INCHES AND SMALLER SHALL BE THREADED SCHEDULE 40 GALVANIZED STEEL, OR BRASS.

ABOVE GROUND DEVICE WITH DETECTOR BY-PASS

2 INCH AND ABOVE ASSEMBLY

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 500 B

NOTES:

1. FREEZE PROTECTION TO BE INSTALLED ON REDUCED PRESSURE DETECTOR ASSEMBLY BACKFLOW PREVENTER AND 1.5" RPZ BACKFLOW PREVENTER.
2. FREEZE PROTECTION INSTALLED ON BACKFLOW PREVENTER SHALL COMPLETELY INSULATE AND WRAP DEVICE.
3. THE INSTALLATION OF FREEZE PROTECTION SHALL NOT INHIBIT ANY MAINTENANCE TO BE PERFORMED ON THE BACKFLOW PREVENTER DEVICE.

FREEZE PROTECTION DETAIL

No.	REVISIONS	DATE	BY

Kimley»Horn

© 2026 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER RYAN W. DEREK RAMSBURG 78127 STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

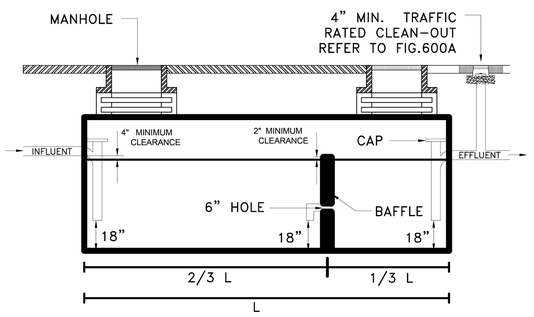
7-11 OCOEE APOPKA RD

CITY OF APOPKA DETAILS

CITY OF APOPKA FLORIDA

SHEET NUMBER
C8.3

Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 - CITY OF APOPKA DETAILS.dwg C8.3 - CITY OF APOPKA DETAILS Aug 04, 2026 4:39pm by TJEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



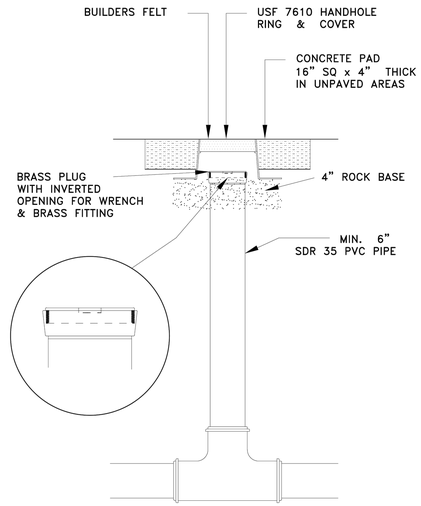
NOTES :
1. INTERCEPTOR TO BE CONSTRUCTED OF 4000 PSI CONCRETE

2. INTERCEPTOR TOTAL VOLUMN SHALL BE AT LEAST 750 GAL. BUT NOT EXCEED 1250 GAL.

3. ALL ACCESS RINGS AND COVERS NEED TO BE TRAFFIC RATED H-20.

GREASE INTERCEPTOR DETAIL
NTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 600



GREASE INTERCEPTOR TRAFFIC RATED CLEAN-OUT DETAIL
NTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 600 A

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG 84705 STATE OF FLORIDA

KHA PROJECT 249188018	
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

CITY OF APOPKA DETAILS

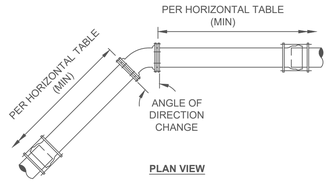
7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C8.4

Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 - CITY OF APOPKA DETAILS.dwg C8.4 - CITY OF APOPKA DETAILS Aug 04, 2026 4:39pm by TjEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

RESTRAINED HORIZONTAL PIPE - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



PLAN VIEW

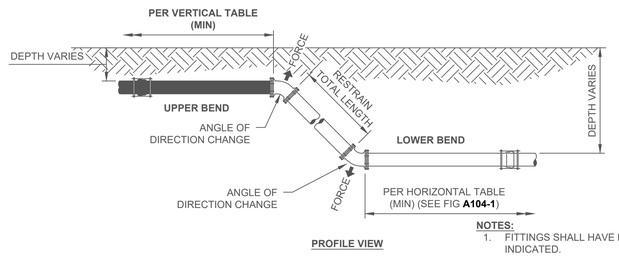
MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S)

	TYPE	PVC AND DUCTILE IRON PIPE SIZE (IN)												
		4	6	8	12	16	20	24	30	36	42	48	54	60	64
HORIZONTAL	90° BEND	21	29	37	52	65	78	104	122	143	154	167	180	188	195
	45° BEND	9	12	16	22	27	33	43	51	60	64	70	75	78	81
	22-1/2° BEND	5	6	8	11	13	16	21	25	29	31	34	36	38	39
	11-1/4° BEND	2	3	4	6	7	8	11	12	15	16	17	18	19	20
	5 5/8° BEND OR MJ SLEEVE	1	2	2	3	4	4	6	6	8	8	9	9	10	10
	PLUG OR BRANCH OF TEE OR DEAD END	43	59	78	109	139	167	277	330	415	424	465	506	529	551
	VALVE OR LINE STOP	22	30	39	55	70	84	139	165	208	212	233	253	265	276
	HDPE CONNECTION	19	26	34	49	62	75	125	151	174	203	223			

NOTES:
1. FITTINGS SHALL HAVE RESTRAINED JOINTS UNLESS OTHERWISE INDICATED.
2. INSTALL FULL LENGTH JOINTS WITH TOTAL LENGTH EQUAL TO OR GREATER THAN LENGTH SHOWN IN THE TABLE.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. ALL INLINE VALVES SHALL BE RESTRAINED.
5. WHERE INTERNAL RESTRAINED JOINTS ARE USED, THE ENTIRE BELL SHALL BE PAINTED RED.
6. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH PROCEDURES OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" GUIDELINES PUBLISHED BY DIPRA, USING THE ASSUMPTIONS SHOWN BELOW:
   - WORKING PRESSURE: 150 PSI
   - SOIL DESIGNATION: SM (SAND SILT)
   - LAYING CONDITIONS: 3
   - DEPTH OF COVER: 3-FT
   - SAFETY FACTOR: 1.5

   THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATIONS AND LAYING CONDITIONS.
7. 90° BENDS ON VERTICAL PIPE ARE SUBJECT TO REVIEW AND APPROVAL OF UTILITIES.
8. IF 4-IN THRU 20-IN PIPE IS POLYETHLYENE ENCASED, USE 1.25 MULTIPLIER ON RESTRAINT LENGTH.
9. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

RESTRAINED VERTICAL PIPE - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



PROFILE VIEW

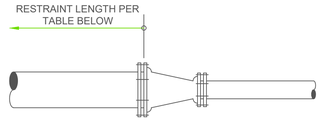
MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S)

	TYPE	PVC AND DUCTILE IRON PIPE SIZE (IN)												
		4	6	8	12	16	20	24	30	36	42	48	54	60	64
VERTICAL (UPPER)	90° BEND	43	59	78	109	139	167	277	330	415	424	465	506	529	551
	45° BEND	18	25	32	45	58	69	115	137	172	176	193	210	219	229
	22-1/2° BEND	9	12	16	22	28	34	56	66	83	85	93	101	106	110
	11-1/4° BEND	5	6	8	11	14	17	28	33	41	42	46	50	53	55
	5 5/8° BEND OR MJ SLEEVE	3	3	4	6	7	9	14	17	21	21	23	25	26	28

NOTES:
1. FITTINGS SHALL HAVE RESTRAINED JOINTS UNLESS OTHERWISE INDICATED.
2. INSTALL FULL LENGTH JOINTS WITH TOTAL LENGTH EQUAL TO OR GREATER THAN LENGTH SHOWN IN THE TABLE.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. ALL INLINE VALVES SHALL BE RESTRAINED.
5. WHERE INTERNAL RESTRAINED JOINTS ARE USED, THE ENTIRE BELL SHALL BE PAINTED RED.
6. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH PROCEDURES OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" GUIDELINES PUBLISHED BY DIPRA, USING THE ASSUMPTIONS SHOWN BELOW:
   - WORKING PRESSURE: 150 PSI
   - SOIL DESIGNATION: SM (SAND SILT)
   - LAYING CONDITIONS: 3
   - DEPTH OF COVER: 3-FT
   - SAFETY FACTOR: 1.5

   THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATIONS AND LAYING CONDITIONS.
7. 90° BENDS ON VERTICAL PIPE ARE SUBJECT TO REVIEW AND APPROVAL OF UTILITIES.
8. IF 4-IN THRU 20-IN PIPE IS POLYETHYLENE ENCASED, USE 1.25 MULTIPLIER ON RESTRAINT LENGTH.
9. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

RESTRAINED PIPE TABLE - REDUCERS - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



MINIMUM LENGTH (FEET) TO BE RESTRAINED ON LARGE SIDE OF REDUCER

PVC & DI PIPE	REDUCER SMALL SIZE (IN)										
DIA (INCH)	4	6	8	12	16	20	24	30	36	42	48
6	31										
8	56	33									
12		79	58								
16			101	59							
20				105	59						
24				205	151	83					
30					233	180	116				
36						259	208	115			
42							281	205	110		
48								281	201	109	
54									282	204	112
60										253	170
64											222

* BASED ON WORKING PRESSURE 150 PSI

NOTES:
1. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH THE PROCEDURES IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE", GUIDELINES PUBLISHED BY DIPRA AND AWWA M23 "PVC PIPE - DESIGN AND INSTALLATION.
2. THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATED AND LAYING CONDITIONS.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

No.	REVISIONS	DATE	BY

Kimley»Horn
© 2025 KIMLEY-HORN AND ASSOCIATES, INC.
200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL
PHONE: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER DEREK RAMSBURG STATE OF FLORIDA PROFESSIONAL ENGINEER

KHA PROJECT	249188018
DATE	08/03/2026
SCALE	AS SHOWN
DESIGNED BY	CBL
DRAWN BY	TJE
CHECKED BY	DER

ORANGE COUNTY DETAILS

7-11 OCOEE APOPKA RD

CITY OF APOPKA FLORIDA

SHEET NUMBER
C8.5

Drawing name: K:\orl_civil\249188018-7-11 ocoee apopka rd\CADD\CONST\plansheets\C8.0 - CITY OF APOPKA DETAILS.dwg C8.5 - ORANGE COUNTY DETAILS Aug 04, 2026 4:39pm by: TjEllsworth
This document, together with the concepts and designs presented herein, as an instrument of service, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

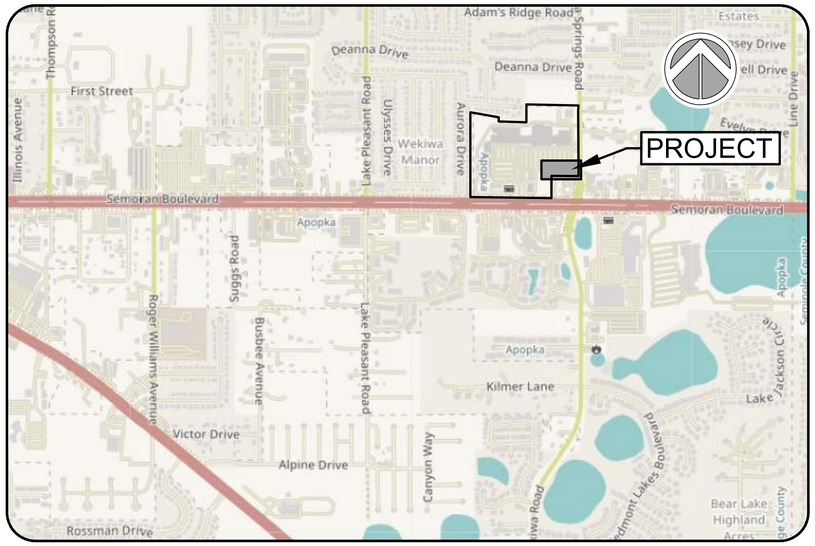
WEKIVA RIVERWALK SHOPPING CENTER
BUILDING 'H'
City of Apopka, Florida
REVISION TO CONSTRUCTION SITE PLAN

OWNER:
WOOLBRIGHT WEKIVA, LLC
SORAYA TYRIVER
3200 N. MILITARY TRAIL, 4th FLOOR
BOCA RATON, FLORIDA 33431
styriver@woolbright.net
(561)989-2241

ENGINEER:
SUN-TECH ENGINEERING, INC.
CLIFFORD R. LOUTAN, P.E.
4577 NOB HILL ROAD, SUITE 102
SUNRISE, FL. 33351
cloutan@suntecheng.com
(954) 777-3123

SURVEYOR:
ACCURIGHT SURVEYS OF ORLANDO, INC.
RONALD K. SMITH, PSM
2012 E. ROBINSON STREET
ORLANDO, FL 32803
accu@accurightsurveys.net
(407) 894-6314

LANDSCAPE ARCHITECT:
ARCHITECTURAL ALLIANCE LANDSCAPE
HUGH JOHNSON
612 SW 4th AVENUE
FT. LAUDERDALE, FL 33315
hjohnson@archall.net
(954) 764-8858



SECTION 12, TOWNSHIP 21 SOUTH, RANGE 28 EAST

LOCATION MAP
N.T.S.

OCU PROJECT NUMBER: 25-U-159

INDEX OF DRAWINGS	
SHEET NO.	TITLE
	COVER SHEET
MDP-1	MASTER SITE PLAN
MPP-1	MASTER PARKING PLAN
SP-1	SITE PLAN
SPR-1	SITE PLAN REVISION EXHIBIT
D-1	DEMOLITION PLAN
PD-1	PAVING, GRADING AND DRAINAGE PLAN
PD-2	PAVING AND DRAINAGE DETAILS
PMS-1	PAVEMENT MARKING AND SIGNAGE PLAN
SWPP-1	STORMWATER POLLUTION PREVENTION PLAN
SWPP-2	STORMWATER POLLUTION PREVENTION DETAILS
WS1	WATER AND SEWER PLAN
WS2 - WS5	WATER AND SEWER DETAILS
A-1.1	ARCHITECTURAL FLOOR PLAN
A-2.1	ARCHITECTURAL ELEVATIONS
L200 - L201	LANDSCAPE PLAN AND DETAILS
L210	TREE DISPOSITION PLAN
L300 - L302	IRRIGATION PLAN AND DETAILS

NOTE: THE DESIGN OF THE PROPOSED WATER AND WASTEWATER UTILITIES ARE IN ACCORDANCE WITH THE ORANGE COUNTY UTILITY (OCU) MANUAL 2021

LEGAL DESCRIPTION:

PARCEL 1:

LOTS 1, 2, 4 AND 5, WEKIVA RIVER WALK REPLAT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 77, PAGES 26 AND 27, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND VEHICULAR AND PEDESTRIAN PASSAGE AS DESCRIBED IN THAT CERTAIN RECIPROCAL INGRESS-EGRESS EASEMENT AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 4543, PAGE 1155, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

CONTAINS 1,162,250 SQUARE FEET OR 26.682 ACRES MORE OR LESS.

PROJECT NARRATIVE:

CONSTRUCTION OF AN 8,288 S.F. SINGLE STORY RETAIL BUILDING, KNOWN AS BUILDING "H" WITHIN THE SOUTHEAST PORTION OF THE EXISTING WEKIVA RIVERWALK SHOPPING CENTER PARKING LOT.

STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors
4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: August 4, 2026

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

Clifford R Loutan — Digitally signed by Clifford R Loutan Date: 2026.08.04 13:00:34-04'00'

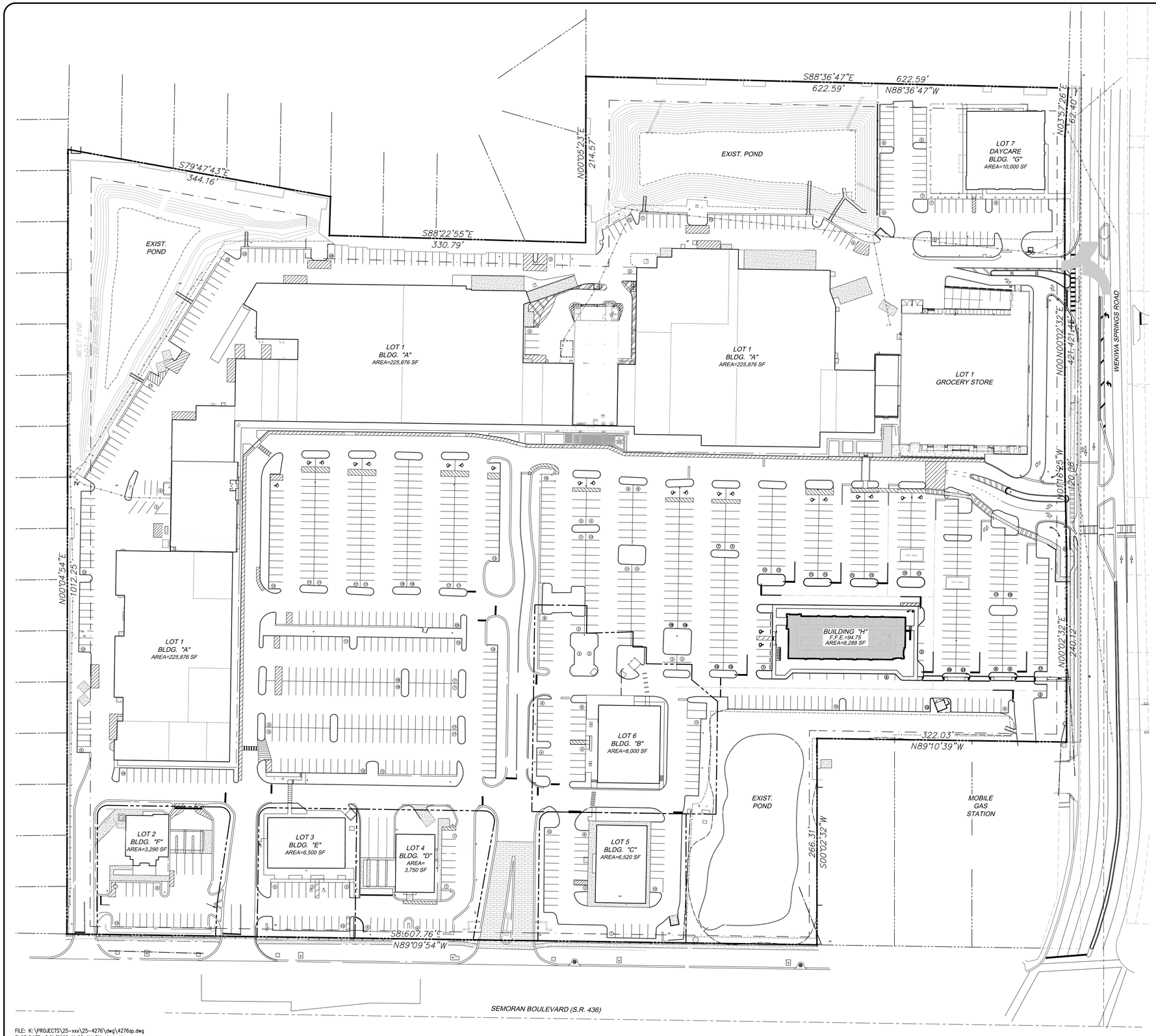
Always call 811 two full business days before you dig to have underground utilities located and marked.
Sunshine811.com

REVISIONS		
NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION
4	07/27/26	PER REV. CSP COMMENTS

PROJECT NO. 25-4276
DESIGN DATE: MAY 2025

DRAWINGS MAY BE OUT OF SCALE DUE TO XEROX REPRODUCTION ERROR.

K:\PROJECTS\25-xxx\25-4276\dwg\4276c.dwg, COV-CSP, 8/4/2026 11:07:47 AM, 11, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)



60 30 0 60 120

GRAPHIC SCALE
1" = 60'

PROJECT DATA	
OVERALL PARCEL DATA TABLE	
PROJECT NAME	WEKIVA RIVERWALK SHOPPING CENTER
ADRESS:	2121 EAST SEMORAN BLVD. APOPKA, FLORIDA 32703
PARCEL ID	LOT 1: 12-21-28-9093-00-010 LOT 2: 12-21-28-9093-00-020 LOT 3: 12-21-28-9093-00-030 LOT 4: 12-21-28-9093-00-040 LOT 5: 12-21-28-9093-00-050 LOT 6: 12-21-28-9093-00-060 LOT 7: 12-21-28-9098-07-000
FUTURE LAND USE	COMMERCIAL
ZONING	C-C (COMMUNITY COMMERCIAL)
ADJACENT LAND USE	NORTH: R-1 EAST: C-1 SOUTH: C-1 WEST: R-1
ADJACENT ZONING	NORTH: R-1 EAST: C-1 SOUTH: C-1 WEST: R-1
ACREAGE/SQUARE FOOTAGE	ACRES: 28.38 PARCEL S.F. 1,236,651.98 BUILDING S.F. 272,224
BUILDING HEIGHT	MAX : 35'
FLOOR AREA RATIO	MAX : 0.25 ACTUAL : 0.22
BUILDING HEIGHT	EXISTING: FRONT: 50' SIDE: 10' REAR: 30' CORNER REQUIRED: FRONT: 50' SIDE: 10' REAR: 30' CORNER

LANDUSE TABULATION:		
	AREA (SF)	%
BUILDING	272,224.00	22%
PERVIOUS AREA	260,924.40	21%
IMPERVIOUS AREA	648,359.97	52%
SURFACE WTR. MANAGEMENT AREAS	55,143.61	4%
TOTAL	1,236,651.98	100%
OPEN SPACE CALCULATION:		
REQUIRED:		7.5%
PROVIDED (PERVIOUS AREA):		21%

Green Building Point System Calculation Per LDC 5.11.4

Section	Item	Points	Points Earned
Transportation	Provide more bicycle parking than required by Sec. 5.1.11, Bicycle Parking Standards, while ensuring that all other bicycle parking standards in Section 5.1, Off-Street Parking, Bicycle Parking, and Loading Standards are met	0.50 points per additional 5 percent bicycle parking spaces	4
Energy Conservation	Use of only solar or tank-less water heating systems throughout the structure	0.50	0.50
TOTAL			4.50

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunfetching.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER
CITY OF APOPKA FLORIDA
MASTER SITE PLAN

DATE: 05-21-2025
SCALE: 1"=60'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

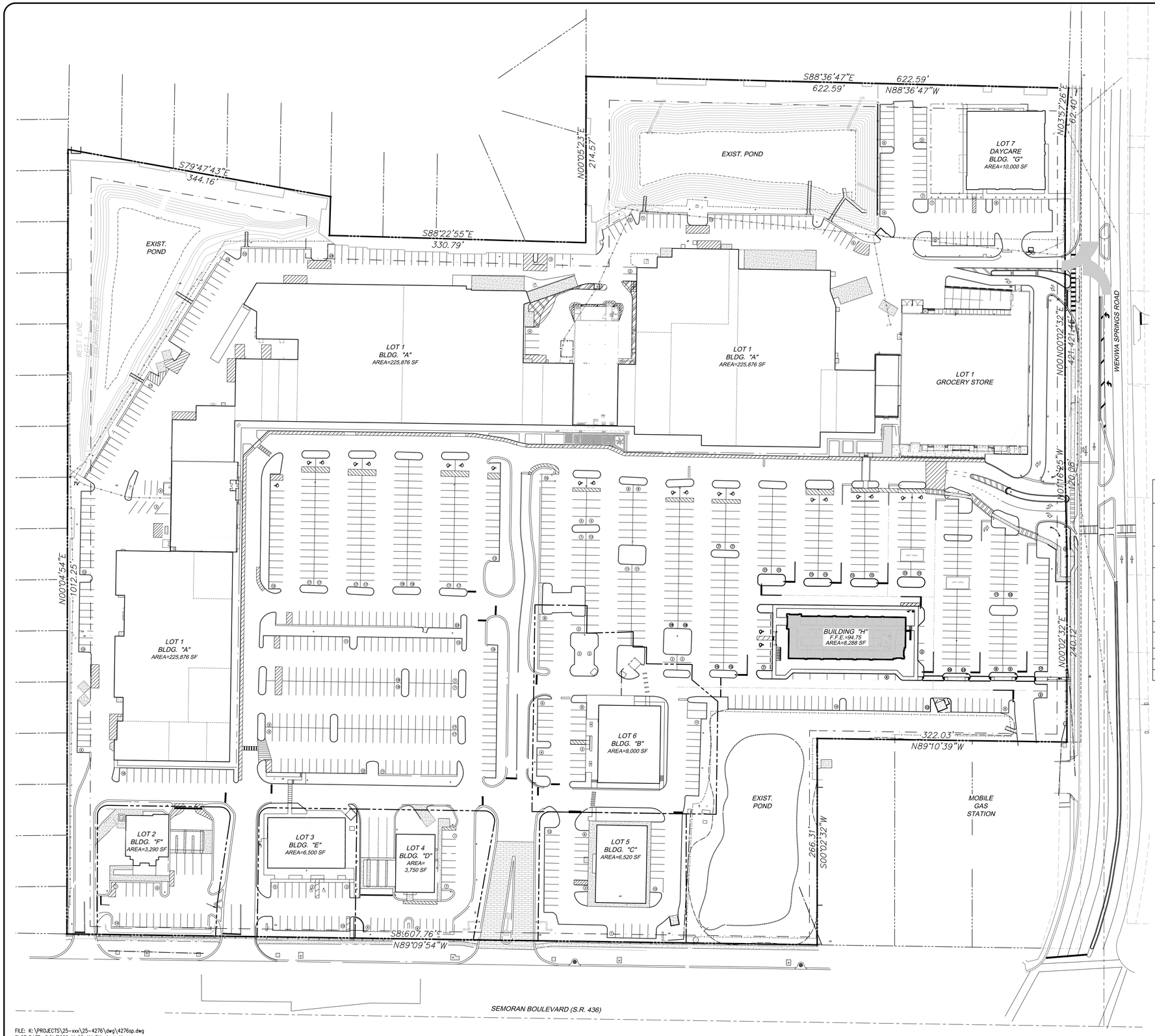
Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
MDP-1

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg
PLOT DATE: 8/4/2026 11:08 AM BY: Andy Venneman
LAYOUT: [MDP-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg, MDP-1, 8/4/2026 11:08:02 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc (AEV)



60 30 0 60 120

GRAPHIC SCALE
1" = 60'

BUILDING DATA	SQ. FT.
BUILDING A	225,876
BUILDING B	8,000
BUILDING C	6,520
BUILDING D	3,750
BUILDING E	6,500
BUILDING F	3,290
BUILDING G	10,000
BUILDING H	8,288
TOTAL CENTER	272,224

PARKING DATA	
TOTAL SPACES REQUIRED (PER SECT. 5.1.4 CITY OF APOPKA LAND DEVELOPMENT CODE)	1,190
TOTAL SPACES PROVIDED **	1,134
REGULAR SPACES	1,099
HANDICAP SPACES	35
BICYCLE PARKING PROVIDED	
BICYCLE PARKING REQUIRED (8,288 SF @ 1 SP/2000 SF) = 4.14	5
BICYCLE PARKING PROVIDED	7

** TOTAL SPACES PROVIDED WAS BASED ON THE WEKIVA PARKING STUDY REPORT SUBMITTED AND APPROVED AS PART OF ORIGINAL CONSTRUCTION SITE PLAN APPLICATION.

Principal Use Category	Type	Building SF	Parking Space Criteria	Parking Spaces Required
Personal Service	Barbershop / massage / nail	3,000	2.5/1000 SF	8
	Confectionary store, ice cream, candy	1,400	2.5/1000 SF	4
	Beauty salon	8,288	2.5/1000 SF	21
	Personal or household goods repair	1,170	2.5/1000 SF	3
Recreation/Entertainment	Cinema (632 seats)	25,806	Per 1/4 seats	158
	Recreation facility, indoor	27,860	6/1000 SF	168
Retail Sales	Consumer goods establishment	116,969	1/250	468
	Grocery store and food market	28,867	3.5/1000	102
	Bank	8,540	1/400	22
Health Care	Clinic	10,273	1/250	42
	Laboratory, medical or dental	2,972	1/250	12
Community Service	Child care facility (172 children)	10,000	Per 1/10	18
Eating and Drinking Establishment	Restaurant (630 seats)	23,475	Per 1/4 seats	158
Office	Office space	3,210	3/1000	6
Utility Room	Storage	394	N/A	0
		272,224		**1,190**

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg
PLOT DATE: 8/4/2026 11:08 AM BY: Andy Venneman
LAYOUT: [MPP-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg, MPP-1, 8/4/2026 11:08:07 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION
4	07/27/26	PER REV. CSP COMMENTS

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

MASTER PARKING PLAN

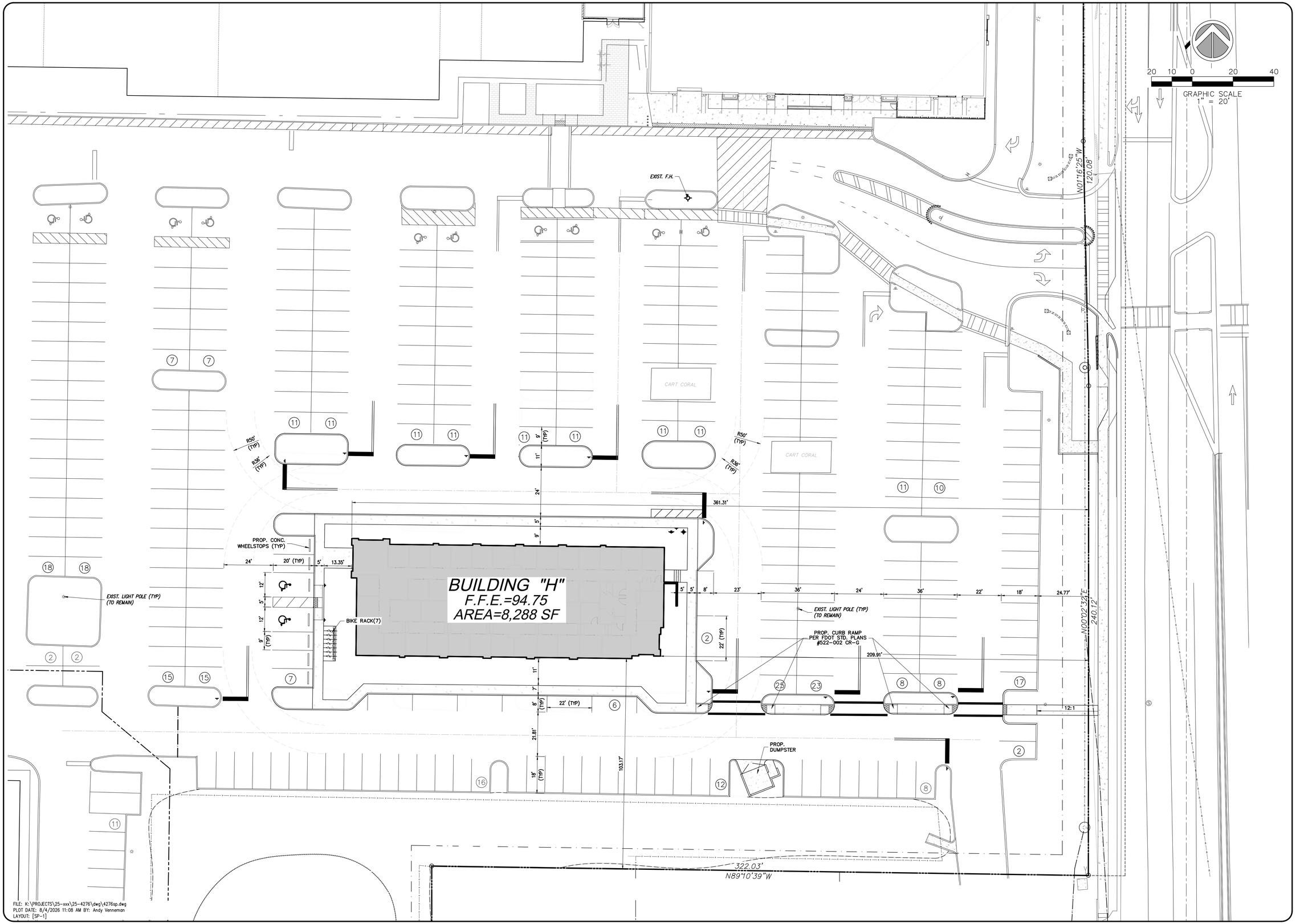
DATE: 05-21-2025
SCALE: 1"=60'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
MPP-1



FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg
PLOT DATE: 8/4/2026 11:08 AM BY: Andy Venneman
LAYOUT: [SP-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276sp.dwg, SP-1, 8/4/2026 11:08:12 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

SITE PLAN

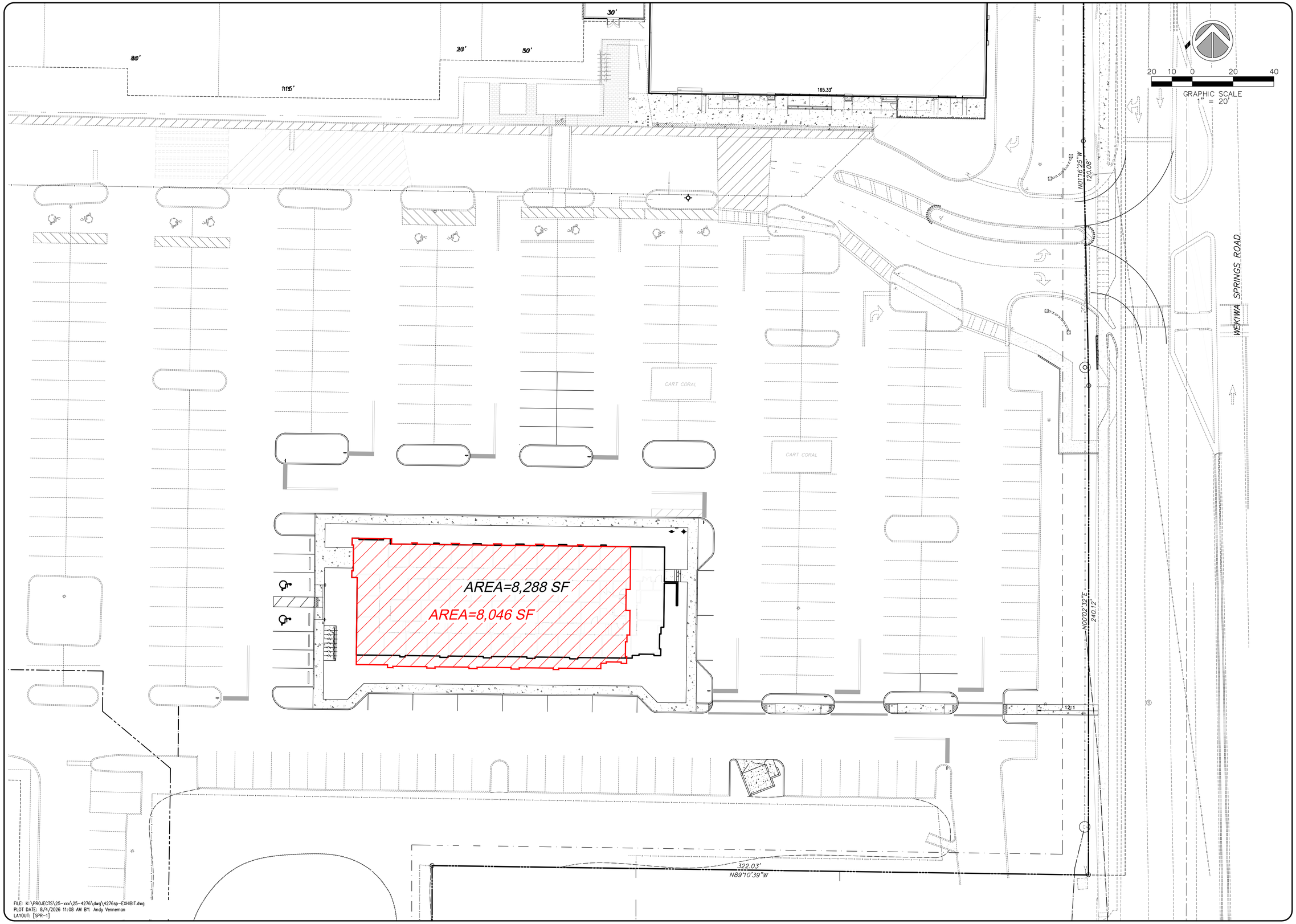
DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN
LICENSE
No. 56890
STATE OF FLORIDA
PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
SP-1



STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors
4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114

REVISIONS

NO.	DATE:	DESCRIPTION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

SITE PLAN REVISION EXHIBIT

DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN
LICENSE
No. 56890
STATE OF FLORIDA
PROFESSIONAL ENGINEER

Date: **August 4, 2026**

SHEET No.
SPR-1

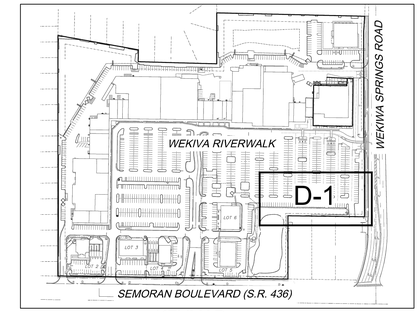
K:\PROJECTS\25-xxx\25-4276\dwg\4276sp-EXHIBIT.dwg, SPR-1, 8/4/2026 11:08:23 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

DEMOLITION NOTES

1. THIS PLAN DEPICTS THE DEMOLITION OF ALL EXISTING BUILDINGS, PAVEMENT AND OTHER IMPROVEMENTS WITHIN THE LIMIT OF WORK BOUNDARY, AS INDICATED.
2. CONTRACTOR SHALL CONTACT THE UNDERGROUND UTILITIES NOTIFICATION CENTER SUNSHINE STATE ONE CALL AT 1-800 432-4770, F.P.& L., THE CITY OF APOPKA, ORANGE COUNTY WATER AND SEWER AUTHORITY AND ALL OTHER UTILITY COMPANIES 48 HOURS PRIOR TO DIGGING TO VERIFY THE EXACT LOCATION OF EXISTING UTILITIES.
3. EXISTING UTILITIES ARE PLOTTED FROM BEST AVAILABLE INFORMATION. CONTACT UTILITY AGENCIES BEFORE CONSTRUCTION IS STARTED TO VERIFY LOCATION AND DEPTH OF UNDERGROUND UTILITIES.
4. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL UNDERGROUND FACILITIES PRIOR TO THE START OF CONSTRUCTION AND COORDINATE WITH THE VARIOUS UTILITIES TO RELOCATE, BYPASS OR OTHERWISE ENSURE THAT UTILITY SERVICES WILL NOT BE INTERRUPTED DURING CONSTRUCTION.
5. IT IS THE INTENT OF THESE PLANS TO BE IN ACCORDANCE WITH APPLICABLE CODES AND AUTHORITIES HAVING JURISDICTION, ANY DISCREPANCY BETWEEN THESE PLANS AND APPLICABLE CODES SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE ENGINEER.
6. MONUMENTS OR PROPERTY LINE MARKERS LOCATED WITHIN THE LIMITS OF CONSTRUCTION SHALL NOT BE DISTURBED.
7. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR LEAVE EXCAVATED TRENCHES, OR PARTS OF, EXPOSED OR OPEN AT THE END OF THE WORKING DAY, WEEKENDS, HOLIDAYS OR OTHER TIMES WHEN THE CONTRACTOR IS NOT WORKING, UNLESS OTHERWISE DETERMINED, ALL TRENCHES SHALL BE COVERED, FIRMLY SECURED AND MARKED ACCORDINGLY FOR PEDESTRIAN AND VEHICULAR TRAFFIC.
8. ALL ELEVATIONS SHOWN REFER TO N.A.V.D. OF 1988.
9. CONTRACTOR TO COMPLY WITH THE REQUIREMENTS OF THE 'TRENCH SAFETY ACT' FOR ALL TRENCHING OPERATIONS.
10. CONTRACTOR TO COORDINATE AND OBTAIN ALL NECESSARY PERMITS FROM LOCAL, STATE AND FEDERAL AGENCIES HAVING JURISDICTION OVER THE SITE OR REGULATING CONSTRUCTION OPERATIONS.
11. EXISTING DRAINAGE INLETS NOTED TO REMAIN SHALL BE COVERED TO PREVENT THE ENTRY OF CONSTRUCTION DEBRIS.
12. CONTRACTOR TO DISPOSE DEBRIS TO AN APPROVED SITE.
13. CARE SHALL BE TAKEN TO PROTECT EXISTING IMPROVEMENTS OUTSIDE THE SCOPE OF WORK.
14. CONTRACTOR TO PROTECT EXISTING FACILITIES (CATCH BASIN, EXFILTRATION TRENCH, ETC.) NOT BEING DEPICTED AS DEMOLISHED ON THIS PLAN.
15. EXIST. TREES TO BE REMOVED/RELOCATED IN ACCORDANCE W/LANDSCAPE PLANS & COORDINATE W/LANDSCAPE ARCHITECT.
16. THIS DRAWING IS BASED ON A 'BOUNDARY & TOPOGRAPHIC SURVEY' PREPARED BY LEITER, PEREZ & ASSOC. DATED JANUARY 13TH 2017.
17. ALL REMOVED MATERIAL CANNOT BE RE-USED OR RELOCATED; FIRE HYDRANTS CANNOT BE RELOCATED.

20 10 0 20

GRAPHIC SCALE
1" = 20'



KEYMAP

EXIST. CURB & LANDSCAPE ISLAND (TO BE REMOVED)
EXIST. PAVEMENT (TO BE REMOVED)
EXIST. CURB & LANDSCAPE ISLAND (TO BE REMOVED)
CART CORAL
CART CORAL
EXIST. FORCE MAIN (TO REMAIN)
EXIST. STORM DRAIN (TO REMAIN)
EXIST. CATCH BASIN (TO REMAIN)
EXIST. SAN. SWR. MAIN (TO REMAIN)
EXIST. STORM DRAIN (TO REMAIN)
EXIST. SAN. SWR. M.H. (TO REMAIN)
EXIST. CURB & LANDSCAPE ISLAND (TO BE REMOVED)
EXIST. PAVEMENT (TO BE REMOVED)
EXIST. CATCH BASIN (TO REMAIN)
EXIST. CURB & LANDSCAPE ISLAND (TO BE REMOVED)
EXIST. PAVEMENT (TO BE REMOVED)
N00°02'32"E 240.12'

LEGEND:

- EXIST. ASPHALT & CURBING TO BE REMOVED. AREA TO BE LEVELED OFF.
- EXIST. OPEN SPACE TO BE CLEARED & GRUBBED AND LEVELED OFF.

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276demo.dwg
PLOT DATE: 8/4/2026 11:08 AM BY: Andy Vennemon
LAYOUT: [D-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276demo.dwg, D-1, 8/4/2026 11:08:38 AM, 1:1, Sun-Tech Engineering, Inc (AEV), Sun-Tech Engineering, Inc (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

DEMOLITIO PLAN

DATE: 05-21-2025
SCALE: 1"=20'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
D-1

EXIST. 10" W.M.

EXIST. F.H.

EXIST. 16" DRAINAGE F.M.

N01°16'25"E 120.08'

N00°02'32"E 240.12'

CART CORAL

CART CORAL

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

PROP. TYPE 'D' CURB (TYP)

PROP. TYPE 'D' CURB (TYP)

PROP. TYPE 'D' CURB (TYP)

PROP. TYPE 'D' CURB (TYP)

PROP. TYPE 'D' CURB (TYP)

PROP. 5' CONC. SDWK. (TYP)

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

EXIST. LIGHT POLE (TO BE REMOVED)

BUILDING "H"
F.F.E.=94.75
AREA=8,288 SF

PROP. (3) 6" STEPS

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

PROP. TYPE 'D' CURB (TYP)

PROP. 5' CONC. SDWK. (TYP)

EXIST. CATCH BASIN (TO REMAIN) ADJUST GRATE TO EL.=±89.00 I.E.=82.69(W) CORE & CONNECT @ I.E.=85.00(N,S)

EXIST. RWL (TO REMAIN)

EXIST. C.O.T.G. (TO REMAIN)

EXIST. CATCH BASIN (TO REMAIN) EL.=±91.00' I.E.=83.37(E) I.E.=80.48(S)

EXIST. 36" STORM PIPE (TO REMAIN)

PROP. TYPE 'D' CURB (TYP)

PROP. C.O.T.G. (TYP)

I.E.=90.35

PROP. 12" PVC RWL @ MIN. 1% SL.

I.E.=90.35 I.E.=90.35

PROP. 12"x 8" REDUCER

PROP. 8" PVC RWL @ MIN. 1% SL.

PROP. 12" PVC RWL @ MIN. 1% SL.

PROP. C.O.T.G.

PROP. TYPE 'D' CURB

PROP. TYPE 'D' CURB

TIE INTO EXIST. CURB ELEVATION

PROP. RAMP w/HANDRAIL

1:12 MAX SL.

SAWCUT & MATCH EXIST. SIDEWALK ELEV.=±87.00

PROP. 5' CONC. SDWK. (TYP)

PROP. 5' CONC. SDWK. (TYP)

PROP. 5' CONC. SDWK. (TYP)

PROP. TYPE 'D' CURB

PROP. TYPE 'D' CURB

TIE INTO EXIST. CURB ELEVATION

EXIST. 24" STORM PIPE (TO REMAIN)

PROP. 25 LF/15" HP(PP)

D1 4" DIA. INLET G.E.= 89.55 I.E.= 85.00(N)

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

SAWCUT & MATCH EXIST. PAVEMENT ELEVATION

CONVERT EXIST. CATCH BASIN TO MANHOLE R.E.=±91.85 I.E.=83.41(E,W) CORE HOLE & CONNECT @ I.E.=85.00(N)

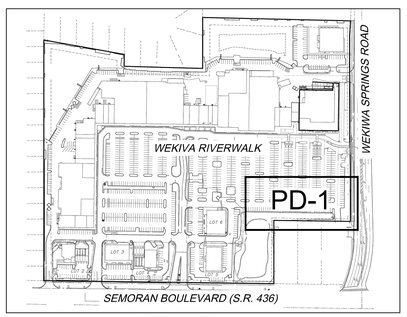
TIE INTO EXIST. CURB ELEVATION

TIE INTO EXIST. CURB ELEVATION

WEEP HOLES

GRAPHIC SCALE
1" = 20'
20 10 0 20

KEYMAP



PAVING & DRAINAGE LEGEND

	PROPERTY LINE
	RIGHT-OF-WAY LINE
R.E.	RIM ELEVATION
G.E.	GRATE ELEVATION
I.E.	INVERT ELEVATION
	DIRECTION OF FLOW
150' @ 0.5%	PAVEMENT SLOPE
P.R.B.	POLLUTION RETARDANT BASIN
F.F.= 10.00	FINISHED FLOOR ELEVATION
	EXISTING OR FUTURE UTILITIES
CATCH BASIN G.E. = I.E. =	STRUCTURE DESIGNATION
100 LF / 15"	LENGTH, SIZE OF STORM DRAIN
	EXISTING GRADE
0.00	PROPOSED GRADE
	D.I.P. PIPE
	EXIST. ASPHALT TO BE REMOVED & LIMEROCK BASE REWORKED TO PROP. ELEVATIONS. RESURFACE w/1-1/2" TYPE SP 9.5 IN (2) 3/4" LIFTS

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276d.dwg
PLOT DATE: 8/4/2026 11:09 AM BY: Andy Venneman
LAYOUT: [PD-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276d.dwg, PD-1, 8/4/2026 11:08:56 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	4/9/262	REV PER CITY & COUNTY DEPTS.
3	04/17/26	SITE PLAN APPROVAL
4	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA — FLORIDA

PAVING, GRADING & DRAINAGE PLAN

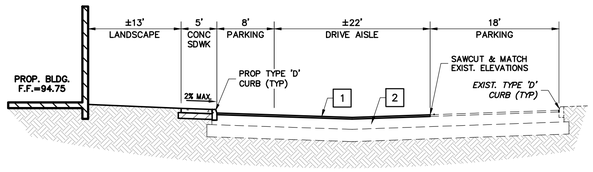
DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

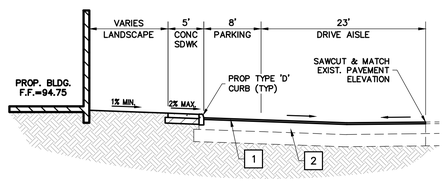
This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
PD-1



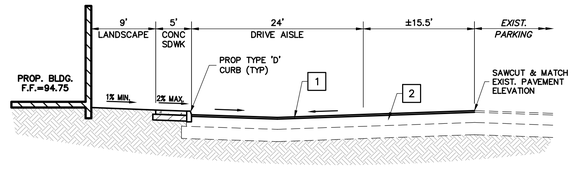
SECTION A-A

SCALE: 1"=10'



SECTION B-B

SCALE: 1"=10'

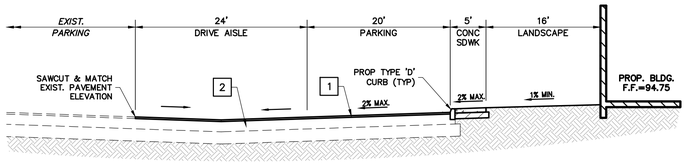


SECTION C-C

SCALE: 1"=10'

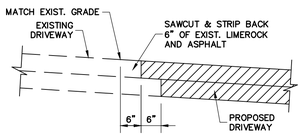
ON-SITE PAVEMENT NOTES:

1. THE WEARING SURFACE SHALL BE 1½" THICK TYPE SP 9.5 ASPHALT INSTALLED IN (2) ¾" LIFTS. LIMEROCK TO BE PRIMED AND TACK COAT TO BE APPLIED BETWEEN FIRST AND SECOND LIFT OF ASPHALT.
2. REWORK EXISTING LIMEROCK BASE COURSE TO PROPOSED ELEVATIONS

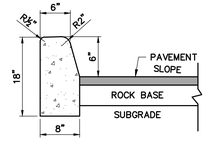


SECTION D-D

SCALE: 1"=10'

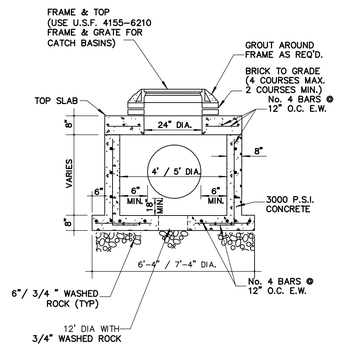


ASPHALT TIE-IN DETAIL



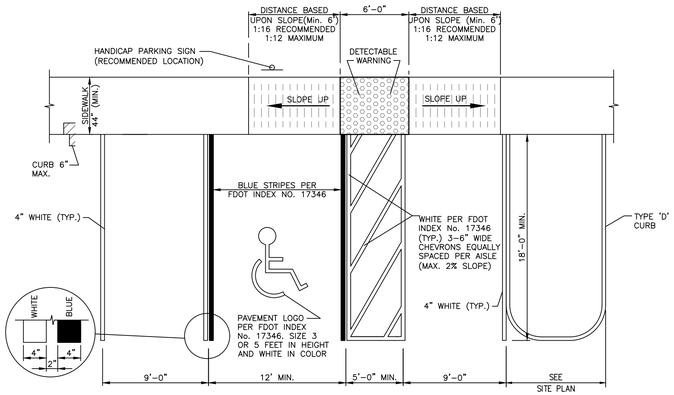
TYPE "D" CURB

N.T.S.



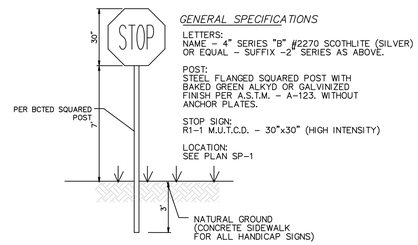
4' / 5' DIAMETER CATCH BASIN

N.T.S.



TYPICAL HANDICAP PARKING DETAIL

N.T.S.



NOTE:
ALL HANDICAP SIGNS SHALL BE LOCATED 2' FROM THE EDGE OF PAVEMENT.

SIGN DETAIL

NOT TO SCALE

SIDEWALK CURB RAMPS

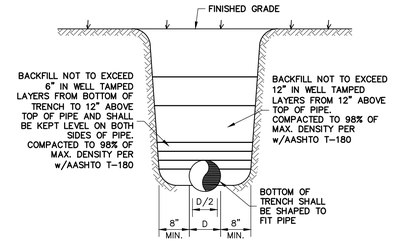
N.T.S.

CONCRETE WHEEL STOP DETAIL

NOTE:
1. ALL CONCRETE SHALL BE 3000 P.S.I., 4" THICK 6" THICK w/6"x 6" W.W.M. AT DRIVEWAYS ONLY.
2. SIDEWALK CROSS SLOPES SHALL NOT EXCEED 2% AND SIDEWALK RUNS SHALL NOT EXCEED 5% UNLESS IT IS A RAMP. ALL RAMPS IN EXCESS OF 6 FT. REQUIRE HANDRAILS.

SIDEWALK DETAIL

N.T.S.



PIPE BEDDING DETAIL

N.T.S.

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114

STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

PAVING AND DRAINAGE DETAILS

DATE:	05-21-2025
SCALE:	N.T.S.
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

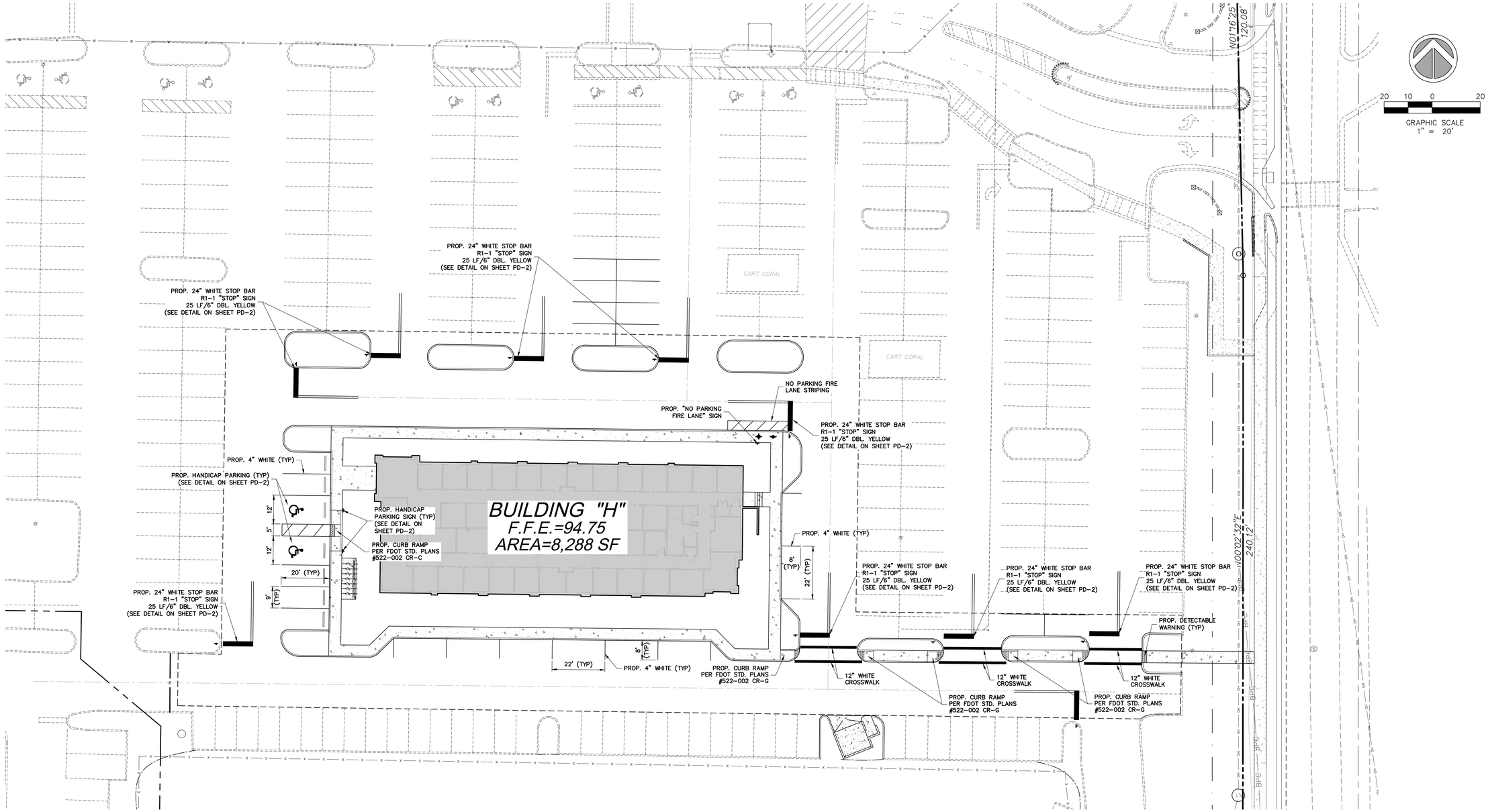
Date: **August 4, 2026**

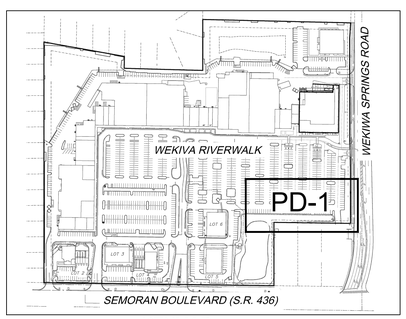
This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
PD-2

K:\PROJECTS\25-xx\25-4276\dwg\4276ddt.dwg, PD-2, 8/4/2026 11:09:11 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

FILE: K:\PROJECTS\25-xx\25-4276\dwg\4276ddt.dwg
PLOT DATE: 8/4/2026 11:09 AM BY: Andy Vennemon
LAYOUT: [PD-2]





KEYMAP

PAVING & DRAINAGE LEGEND

	PROPERTY LINE
	RIGHT-OF-WAY LINE
R.E.	RIM ELEVATION
G.E.	GRATE ELEVATION
I.E.	INVERT ELEVATION
	DIRECTION OF FLOW
150' @ 0.5%	PAVEMENT SLOPE
P.R.B.	POLLUTION RETARDANT BASIN
F.F.= 10.00	FINISHED FLOOR ELEVATION
	EXISTING OR FUTURE UTILITIES
CATCH BASIN G.E. = I.E. =	STRUCTURE DESIGNATION
100 L.F./ 15"	LENGTH, SIZE OF STORM DRAIN
9.99	EXISTING GRADE
0.00	PROPOSED GRADE
	D.I.P. PIPE

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276pms.dwg
PLOT DATE: 8/4/2026 11:09 AM BY: Andy Venneman
LAYOUT: [PMS-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276pms.dwg, PMS-1, 8/4/2026 11:09:23 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

PAVEMENT MARKING AND SIGNAGE PLAN

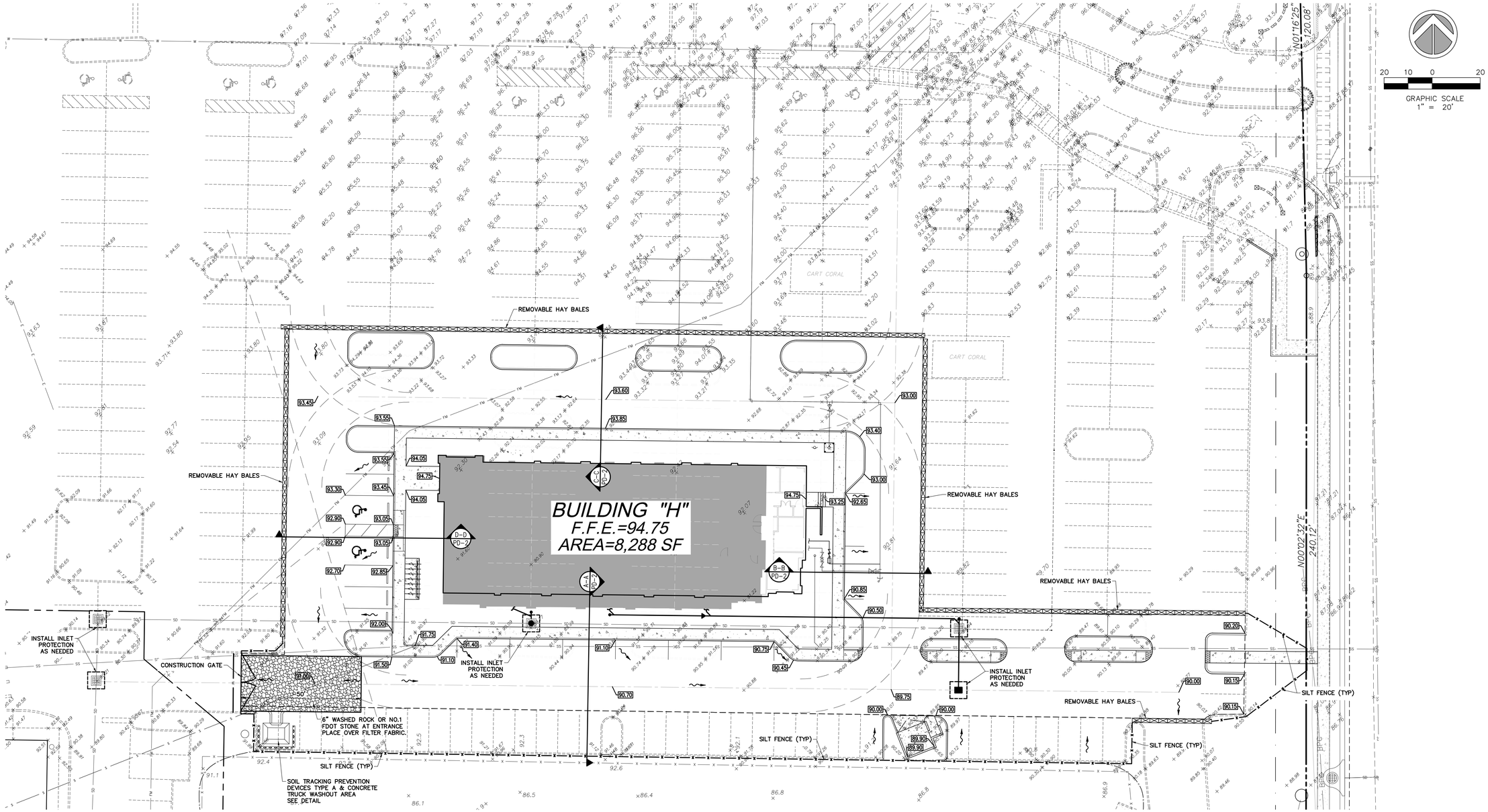
DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
PMS-1



LEGEND

- OVERLAND FLOW
- 0.00 PROPOSED GRADE
- SILT FENCE
- REMOVABLE HAY BALES

NOTES:

1. PLACE FILTER FABRIC IN INLET GRATES AFTER INSTALLATION.
2. AREAS THAT HAVE BEEN DISTURBED AND ARE INACTIVE FOR MORE THAN 7 DAYS SHALL BE STABILIZED WITH RYE GRASS AND/OR MULCH APPLIED PER MANUFACTURER'S RECOMMENDATIONS.
3. DISTURBED AREAS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED SHALL BE STABILIZED WITH PERMANENT SOD AND/OR SEEDING NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY. PERMANENT SEEDING SHALL BE MULCHED IMMEDIATELY UPON COMPLETION OF SEED APPLICATION.
4. DRAINAGE SWALES OR EARTH DIKES SHALL BE CONSTRUCTED IF NECESSARY TO DIRECT SEDIMENT-LADEN RUNOFF TO THE SEDIMENT TRAP/BASIN(S).
5. CONTRACTOR TO INSTALL INLET PROTECTION ON ALL EXISTING INLETS WITHIN PROXIMITY OF CONSTRUCTION LIMITS.
6. SPILL KIT MUST BE PROVIDED ON-SITE DURING ENTIRE DURATION OF PROJECT OR UNTIL REMOVAL IS APPROVED BY THE CITY. SPILL KIT MUST BE APPROPRIATE FOR SCOPE OF WORK AND EQUIPMENT ON-SITE

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276swpp.dwg
PLOT DATE: 8/4/2026 11:09 AM BY: Andy Venneman
LAYOUT: [SWPP-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276swpp.dwg, SWPP-1, 8/4/2026 11:09:40 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

STORMWATER POLLUTION PREVENTION PLAN

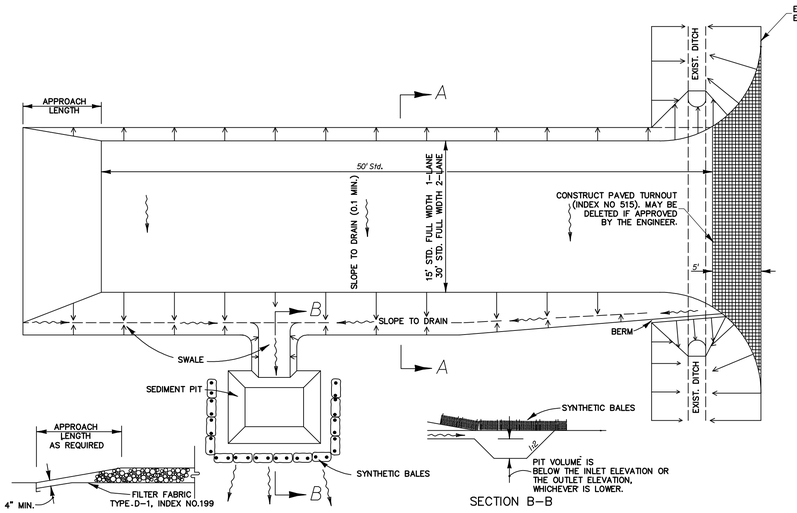
DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
SWPP-1



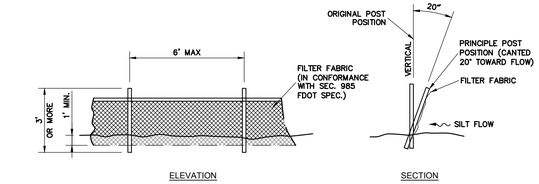
SOIL TRACKING PREVENTION DEVICE - TYPE 'A'

GENERAL NOTES

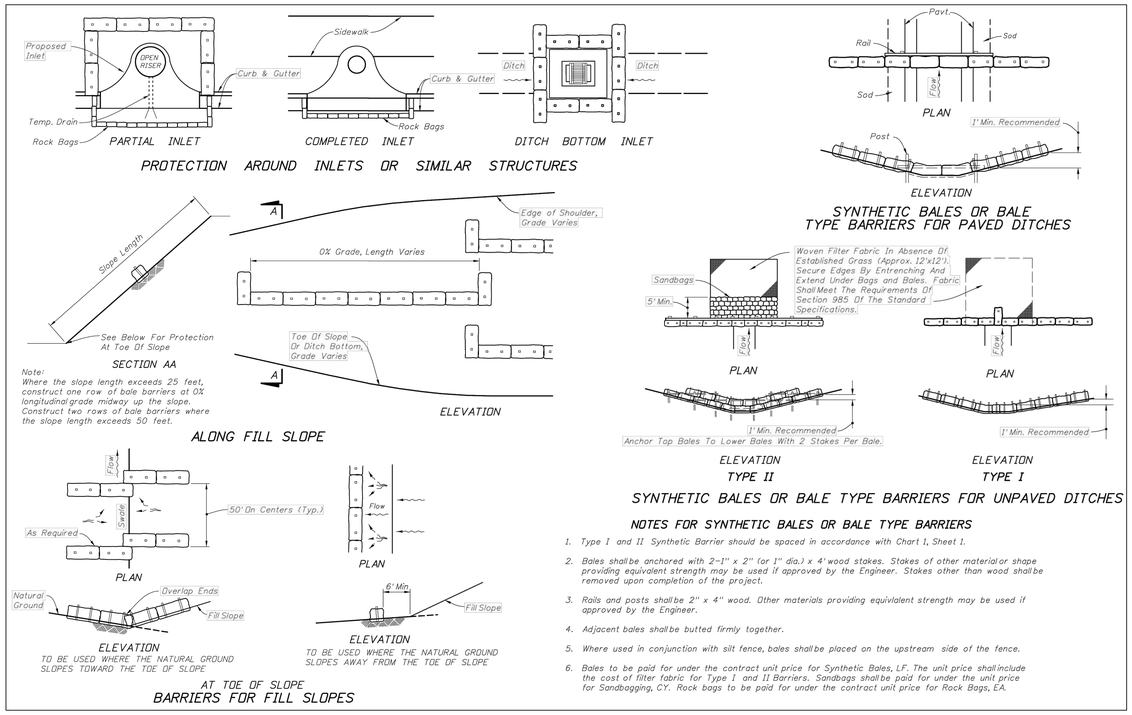
1. A SOIL TRACKING PREVENTION DEVICE (S.T.P.D.) SHALL BE CONSTRUCTED AT ALL LOCATIONS DESIGNATED BY THE ENGINEER FOR POINTS OF EGRESS FROM UNSTABILIZED AREAS OF THE PROJECT TO PUBLIC ROADS WHERE OFFSITE TRACKING OF MUD COULD OCCUR. TRAFFIC FROM UNSTABILIZED AREAS OF THE CONSTRUCTION PROJECT SHALL BE DIRECTED THRU A S.T.P.D. BARRIERS, FLAGGING, OR OTHER POSITIVE MEANS SHALL BE USED AS REQUIRED TO LIMIT AND DIRECT VEHICULAR EGRESS ACROSS THE S.T.P.D.
2. THE CONTRACTOR MAY PROPOSE AN ALTERNATIVE TECHNIQUE TO MINIMIZE OFFSITE TRACKING OF SEDIMENT. THE ALTERNATIVE MUST BE REVIEWED AND APPROVED BY THE ENGINEER APPROVED TO ITS USE.
3. ALL MATERIALS SPILLED, DROPPED OR TRACKED ONTO PUBLIC ROADS (INCLUDING THE S.T.P.D. AGGREGATE AND CONSTRUCTION MUD) SHALL BE REMOVED DAILY, OR MORE FREQUENTLY IF SO DIRECTED BY THE ENGINEER.
4. AGGREGATES SHALL BE AS DESCRIBED IN SECTION 901 EXCLUDING 901-2.3. AGGREGATES SHALL BE FDOT SIZE #1. IF THIS SIZE IS NOTE AVAILABLE, THE NEXT AVAILABLE SMALLER SIZE AGGREGATE MAY BE SUBSTITUTED WITH THE APPROVAL OF THE ENGINEER. SIZES CONTAINING EXCESSIVE SMALL AGGREGATE WILL TRACK OFF THE PROJECT AND ARE UNSUITABLE.
5. THE SEDIMENT PIT SHOULD PROVIDE A RETENTION VOLUME OF 3600 CUBIC FEET/ACRE OF SURFACE AREA DRAINING TO THE PIT. WHEN THE S.T.P.D. IS ISOLATED FROM OTHER DRAINAGE AREAS, THE FOLLOWING PIT VOLUMES WILL SATISFY THIS REQUIREMENT:

   15'x50'=100 FT^3 30'x50'=200 FT^3

   AS AN OPTION TO THE SEDIMENT PIT, THE WIDTH OF THE SWALE BOTTOM CAN BE INCREASED TO OBTAIN THE VOLUME. WHEN THE SEDIMENT PIT OR SWALE VOLUME HAS BEEN REDUCED TO ONE HALF, IT SHALL BE CLEANED. WHEN A SWALE IS USED, SYNTHETIC BALES OR SILT FENCE SHALL BE PLACE ALONG THE ENTIRE LENGTH.
7. THE SWALE DITCH DRAINING THE S.T.P.D, SHALL HAVE A 0.2% MINIMUM AND A 1.0% MAXIMUM GRADE ALONG THE S.T.P.D. AND TO THE SEDIMENT PIT.
6. MITERED END SECTIONS ARE NOT REQUIRED WHEN THE SIDE DRAIN PIPE SATISFIES THE CLEAR ZONE REQUIREMENTS.
8. THE S.T.P.D. SHALL BE MAINTAINED IN A CONDITION THAT WILL ALLOW IT TO PERFORM ITS FUNCTION. TO PREVENT OFFSITE TRACKING, THE S.T.P.D. SHALL BE RINSED (DAILY WHEN IN USE) TO MOVE ACCUMULATED MUD DOWNWARD THRU THE STONE. ADDITIONAL STABILIZATION OF THE VEHICULAR ROUTE LEADING TO THE S.T.P.D. MAY BE REQUIRED TO LIMIT THE MUD TRACKED.
9. A S.T.P.D. SHALL BE PAID FOR UNDER THE CONTRACT UNIT PRICE FOR SOIL TRACKING PREVENTION DEVICE, EA. THE UNIT PRICE SHALL CONSTITUTE FULL COMPENSATION FOR CONSTRUCTION, MAINTENANCE, REPLACEMENT OF MATERIALS, REMOVAL, AND RESTORATION OF THE AREA UTILIZED FOR THE S.T.P.D.; INCLUDING BUT NOT LIMITED TO EXCAVATION, GRADING, TEMPORARY PIPE (INCLUDING M.E.S. WHEN REQUIRED), FILTER FABRIC, AGGREGATE, PAVED TURNOUT (INCLUDING ASPHALT AND BASE CONSTRUCTION), DITCH STABILIZATION, APPROACH ROUTE STABILIZATION, SEDIMENT REMOVAL AND DISPOSAL, WATER, RINSING AND CLEANING OF THE S.T.P.D. AND CLEANING OF PUBLIC ROADS, GRASSING AND SOD. SYNTHETIC BALES OR BALE TYPE BARRIER SHALL BE PAID FOR UNDER THE CONTRACT UNIT PRICE FOR SYNTHETIC HAY BALES, LF. SILT FENCE SHALL BE PAID FOR UNDER THE CONTRACT UNIT PRICE FOR STAKED SILT FENCE, LF.
10. THE NOMINAL SIZE OF A STANDARD S.T.P.D. IS 15'x50' UNLESS OTHERWISE SHOWN IN THE PLANS. IF THE VOLUME OF ENTERING AND EXITING VEHICLES WARRANT, A 30' WIDTH S.T.P.D. MAY BE USED IF APPROVED BY THE ENGINEER. WHEN A DOUBLE WIDTH (30') S.T.P.D. IS USED, THE PAY QUANTITY SHALL BE 2 FOR EACH LOCATION.



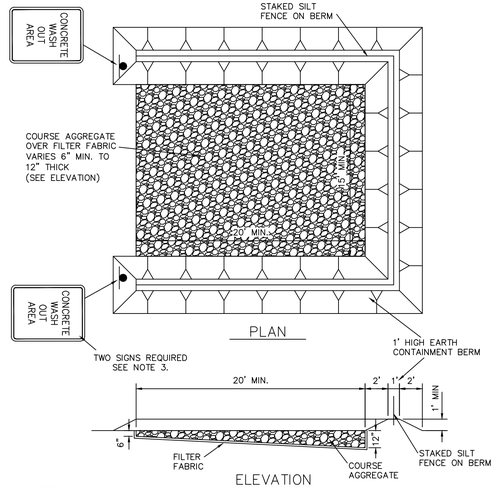
SILT FENCE DETAIL



NOTES FOR SYNTHETIC BALES OR BALE TYPE BARRIERS

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

HAY BALES (TEMPORARY SEDIMENT & EROSION CONTROL)



NOTES:
1. ALL MATERIAL SHALL BE REMOVED FROM THE SITE AT THE END OF THE PROJECT.
2. AGGREGATE SHALL BE REPLACED AS DIRECTED BY THE ENGINEER OF RECORD AND/OR THE CITY WHEN EXCESSIVE MATERIALS BUILDUP RENDERS THE WASH OUT AREA NO LONGER FUNCTIONAL.
3. SIGNS SHALL BE 18" X 12" MIN. SIZE WITH 2" BLACK LETTERING ON A WHITE BACKGROUND AND MOUNTED A MINIMUM OF 7 FEET ABOVE GRADE FROM THE LOWEST EDGE OF THE SIGN FACE.

CONCRETE TRUCK WASH OUT AREA
NOT TO SCALE
D-26

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunfltesting.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

STORMWATER POLLUTION PREVENTION DETAILS

DATE:	05-21-2025
SCALE:	N.T.S.
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

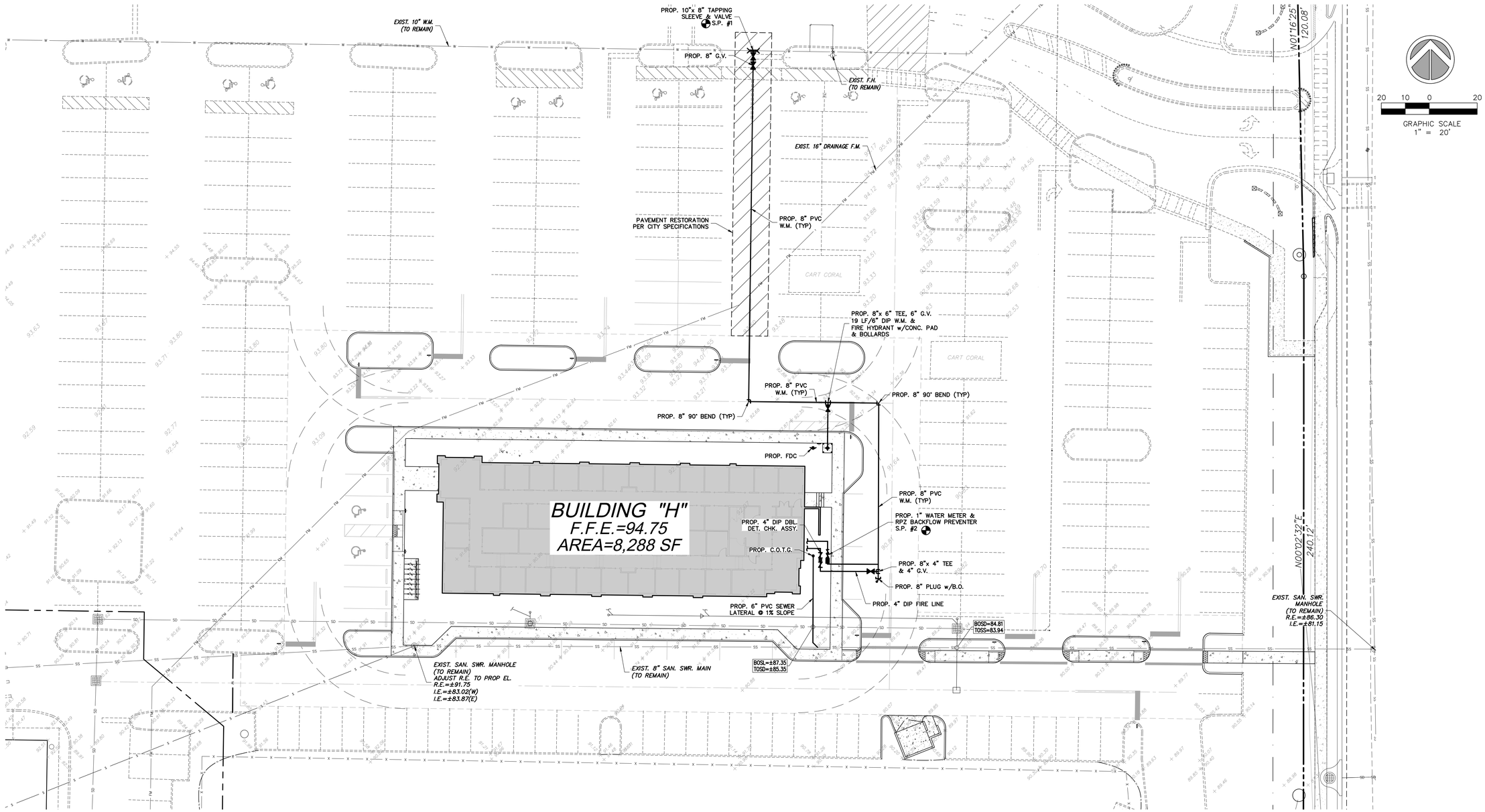
Date: **August 4, 2026**

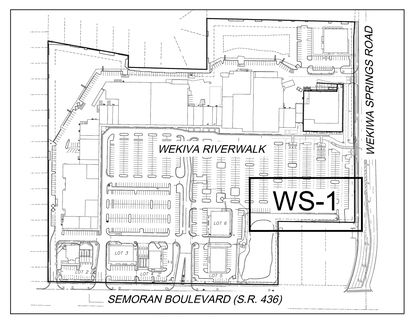
This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
SWPP-2

K:\PROJECTS\25-xxx\25-4276\dwg\4276swpp.dwg, SWPP-2, 8/4/2026 11:09:46 AM, 1:1, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276swpp.dwg
PLOT DATE: 8/4/2026 11:09 AM BY: Andy Venneman
LAYOUT: [SWPP-2]





KEYMAP

NOTES:
1. ALL EXISTING UTILITIES SHALL BE FIELD VERIFIED (VERTICALLY AND HORIZONTALLY) AT ALL POINTS OF CONNECTION AND AT AREAS OF CONFLICT WITH OCU INFRASTRUCTURE.
2. ALL UTILITIES LOCATED OUTSIDE OF PUBLIC RIGHT-OF-WAY AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.
3. A MINIMUM COVER OF 36 INCHES SHALL BE PROVIDED OVER THE PROPOSED WATER MAIN.

WATER & SEWER LEGEND

PROPERTY LINE	EXISTING OR FUTURE UTILITIES
RIGHT-OF-WAY LINE	DRAINAGE STRUCTURE w/PIPE
DOUBLE WATER METER SERVICE	D.I.P. PIPE
SINGLE WATER METER SERVICE	EXIST. UTILITY DEMOLITION
85 L.F./8" W.M. — LENGTH, SIZE & TYPE OF WATER MAIN	R.E. — RIM ELEVATION
FIRE HYDRANT, GATE VALVE & TEE ASSEMBLY	I.E. — INVERT ELEVATION
PROPOSED GATE VALVE	MANHOLE C.E. = 0.00 I.E. = 0.00 — MANHOLE DESIGNATION
PROPOSED CHECK VALVE	25 L.F./8" S.S. @ 0.42% — LENGTH & SLOPE OF PIPE
S.P.#2 — BACTERIOLOGICAL SAMPLING POINT	DOUBLE SEWER LATERAL
PROP LIGHT POLE	SINGLE SEWER LATERAL
	C.O.T.G. — CLEAN OUT TO GRADE

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276ws.dwg
PLOT DATE: 8/4/2026 11:10 AM BY: Andy Venneman
LAYOUT: [WS-1]

K:\PROJECTS\25-xxx\25-4276\dwg\4276ws.dwg, WS-1, 8/4/2026 11:10:03 AM, 1:1, Sun-Tech Engineering, Inc (AEV), Sun-Tech Engineering, Inc. (AEV)

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	4/9/262	REV PER CITY & COUNTY DEPTS.
3	04/17/26	SITE PLAN APPROVAL
4	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA — FLORIDA

WATER & SEWER PLAN

DATE:	05-21-2025
SCALE:	1"=20'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

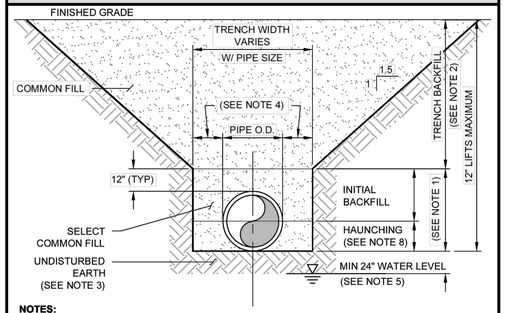
This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
WS-1

OCU GENERAL NOTES

1. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION WHEN EXCAVATING IN PROXIMITY OF INCLUDING, BUT NOT LIMITED TO; WATER MAINS, WASTEWATER FORCE MAINS, GRAVITY MAINS, RECLAIMED WATER MAINS, ELECTRIC, GAS, CABLE TV, TELECOMMUNICATIONS, STORM WATER, FIBER OPTIC AND OTHER UNDERGROUND FACILITIES. MAIN LOCATIONS SHOWN ON PLANS MAY NOT BE EXACT. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING EXISTING UTILITY LOCATIONS.
2. SHOULD A PIPE EMERGENCY OCCUR, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OCU DISPATCH OPERATOR (407-836-2777) AND THE OCU INSPECTOR.
3. THE CONTRACTOR SHALL NOTIFY THE OCU CONSTRUCTION INSPECTION SECTION, FIELD SERVICES DIVISION AT LEAST 10 CALENDAR DAYS PRIOR TO COMMENCEMENT OF THE CONSTRUCTION PROJECT BY CALLING (407) 254-9798.
4. THE CONTRACTOR SHALL NOTIFY THE OCU CONSTRUCTION INSPECTOR IN ACCORDANCE WITH TABLE 4110-1 "UTILITIES' SCHEDULE OF NOTIFICATIONS IN THIS MANUAL.
5. THE MATERIALS, PRODUCTS, AND CONSTRUCTION OF ALL UTILITIES CONNECTING TO THE OCU SYSTEM SHALL BE IN CONFORMANCE WITH THE STANDARDS, CONSTRUCTION SPECIFICATIONS, AND APPENDIX D IN THIS MANUAL.
6. ALL EXISTING UTILITIES INCLUDING BUT NOT LIMITED TO; WATER MAINS, FORCE MAINS, RECLAIMED WATER MAIN, SANITARY GRAVITY PIPES, STORM WATER PIPES, ELECTRIC, TELEPHONE, GAS, POLES AND STAYS, CABLE TV AND OTHER UTILITY FACILITIES WITHIN THE LIMITS OF THE PROJECT WILL BE SUPPORTED AND PROTECTED AGAINST DAMAGE DURING CONSTRUCTION.
7. THE CONTRACTOR SHALL ADJUST ALL EXISTING OCU MAINS AND FACILITIES IN CONFLICT WITH NEW GRADE, NEW OR ALTERED ROADWAYS, SIDEWALKS, DRIVEWAYS, CURBS, OR STORM WATER IMPROVEMENTS. OCU FACILITIES TO BE ADJUSTED INCLUDE, BUT ARE NOT LIMITED TO; PIPELINES, PUMP STATIONS, VALVE BOXES, AIR RELEASE VALVES, FIRE HYDRANTS, MANHOLE COVERS, AND METERS. ALL ADJUSTMENTS SHALL BE MADE TO CURRENT STANDARDS.
8. ONLY OCU PERSONNEL SHALL OPERATE EXISTING OCU WATER, WASTEWATER, AND RECLAIMED WATER VALVES. THE CONTRACTOR IS RESPONSIBLE FOR OPERATING ANY NEWLY INSTALLED VALVE THAT HAS NOT BEEN CLEARED FOR USAGE BY FDEP AND OCU. THE CONTRACTOR SHALL COORDINATE VALVE OPERATION WITH THE OCU INSPECTOR. FOR OPERATION OF MAINS NOT OWNED BY OCU, IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE WITH THE APPROPRIATE UTILITY REPRESENTATIVE.
9. CONSTRUCTION ACTIVITIES SHALL NOT CAUSE INTERRUPTIONS IN WATER, WASTEWATER, OR RECLAIMED WATER SERVICE. THE CONTRACTOR SHALL COORDINATE PRE-APPROVED INTERRUPTIONS OF SERVICE WITH THE OCU INSPECTOR 7 WORKING DAYS IN ADVANCE AND WRITTEN NOTICE SHALL BE GIVEN TO AFFECTED CUSTOMERS AT LEAST 4 WORKING DAYS IN ADVANCE.
10. THE CONTRACTOR SHALL PROVIDE FOR BYPASSING AND / OR HAULING OF WASTEWATER DURING APPROVED INTERRUPTIONS OF WASTEWATER FLOWS AND CONNECTIONS. THE CONTRACTOR SHALL SUBMIT A BYPASS OR HAUL PLAN, REVIEWED AND APPROVED BY A PROFESSIONAL ENGINEER TO OCU DEVELOPMENT ENGINEERING AND TO THE INSPECTOR FOR APPROVAL PRIOR TO IMPLEMENTATION BY CONTRACTOR.
11. ALL VALVES INSTALLED AS PART OF THIS CONSTRUCTION PROJECT SHALL REMAIN CLOSED DURING CONSTRUCTION. KEEP VALVES ON ALL WET TAPS CLOSED UNTIL CLEARED BY FDEP. DO NOT CONNECT NEWLY CONSTRUCTED WATER MAINS TO ANY EXISTING WATER MAINS UNLESS CLEARED BY FDEP AND OCU.
12. THE CONTRACTOR SHALL PROVIDE A JUMPER ASSEMBLY WITH AN APPROVED BACKFLOW PREVENTER FOR MAKING TEMPORARY CONNECTIONS TO AN EXISTING POTABLE WATER SOURCE IN ORDER TO CHLORINATE AND FLUSH NEW WATER MAINS WITH POTABLE WATER. ANY TEMPORARY POTABLE WATER CONNECTIONS TO RECLAIMED WATER OR FORCE MAIN SHALL ALSO BE EQUIPPED WITH AN APPROVED BACKFLOW PREVENTER.
13. FOR PVC PIPE, NO JOINT DEFLECTION OR PIPE BENDING IS ALLOWED. ALIGNMENT CHANGE SHALL BE MADE ONLY WITH FITTINGS.
14. FOR DIP PIPE, LONG RADIUS CURVES, EITHER HORIZONTAL OR VERTICAL, MAY BE INSTALLED WITH STANDARD PIPE BY DEFLECTIONS AT THE JOINTS. MAXIMUM DEFLECTIONS AT PIPE JOINTS, FITTINGS AND LAYING RADIUS FOR THE VARIOUS PIPE LENGTHS SHALL NOT EXCEED 75 PERCENT OF THE PIPE MANUFACTURER'S RECOMMENDATION.
15. FOR APPROVED PVC OR HDPE PIPE USED IN A HORIZONTAL DIRECTIONAL DRILL INSTALLATION, THE CURVATURE AND/OR DEFLECTION SHALL NOT EXCEED THE PARAMETERS ESTABLISHED IN THIS MANUAL.
16. ALL DAMAGE TO ORANGE COUNTY INFRASTRUCTURE, PIPELINES, AND ASSETS SHALL BE REPAIRED IMMEDIATELY BY THE CONTRACTOR AT THE CONTRACTOR'S EXPENSE WITH AN APPROVED METHOD BY THE COUNTY. IF THE REPAIR IS NOT PERFORMED IN A TIMELY MANNER, AS DETERMINED BY THE ORANGE COUNTY UTILITY INSPECTOR, ORANGE COUNTY MAY PERFORM REPAIRS AND THE CONTRACTOR WILL BE CHARGED FOR ALL EXPENSES ASSOCIATED WITH THE REPAIR.
17. THE CONTRACTOR SHALL BE LIABLE FOR ANY AND ALL SANITARY SEWER OVERFLOWS (SSO) ASSOCIATED WITH THE WORK, REGARDLESS OF FAULT. THE CONTRACTOR WILL BE ASSESSED PENALTIES FOR ANY AND EACH SSO AS SPECIFIED IN SECTION 3110, GENERAL CONSTRUCTION REQUIREMENTS.

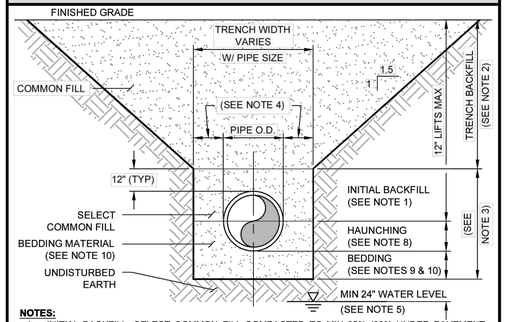
BEDDING & TRENCHING - TYPE A



NOTES:

1. INITIAL BACKFILL AND HAUNCHING: SELECT COMMON FILL COMPACTED TO MIN 95% (98% UNDER PAVEMENT OR FUTURE PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO MIN 95% (98% UNDER PAVEMENT OR FUTURE PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL IN ACCORDANCE WITH "TYPE B" BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY UTILITIES.
4. 15-IN MAX. (12-IN MIN.) FOR PIPE DIAMETER LESS THAN 24-IN AND 24-IN MAX (12-IN MIN) FOR PIPE DIAMETER 24-IN AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION. DEWATERING AS REQUIRED.
6. ALL PIPE SHALL BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES. SURFACE RESTORATION WITHIN ORANGE COUNTY RIGHT-OF-WAY SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS AND ROAD CONSTRUCTION SPECIFICATIONS.
8. FOR GRAVITY SEWER, THE FIRST LIFT SHALL BE PLACED TO THE SPRING LINE OF THE PIPE AND COMPACTED BY HAND TAMP.
9. CONTRACTOR SHALL USE BEDDING AND TRENCHING - TYPE B DETAIL FOR OVER EXCAVATION AND WHEN UNSUITABLE MATERIALS ARE ENCOUNTERED IN THE EXCAVATION.

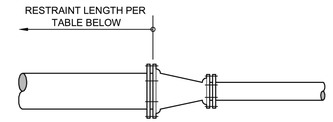
BEDDING & TRENCHING - TYPE B



NOTES:

1. INITIAL BACKFILL: SELECT COMMON FILL COMPACTED TO MIN 95% (98% UNDER PAVEMENT OR FUTURE PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO MIN 95% (98% UNDER PAVEMENT OR FUTURE PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL IN ACCORDANCE WITH "TYPE B" BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY UTILITIES.
4. 15-IN MAX. (12-IN MIN.) FOR PIPE DIAMETER LESS THAN 24-IN AND 24-IN MAX (12-IN MIN) FOR PIPE DIAMETER 24-IN AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION. DEWATERING AS REQUIRED.
6. ALL PIPE SHALL BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES. SURFACE RESTORATION WITHIN ORANGE COUNTY RIGHT-OF-WAY SHALL COMPLY WITH REQUIREMENTS OF R/W UTILIZATION REGULATIONS AND ROAD CONSTRUCTION SPECIFICATIONS.
8. FOR GRAVITY SEWER, THE FIRST LIFT SHALL BE PLACED TO THE SPRING LINE OF THE PIPE AND COMPACTED BY HAND TAMP.
9. BEDDING DEPTH SHALL BE 4-IN MINIMUM FOR PIPE DIAMETER UP TO 12-IN AND 6-IN MINIMUM FOR PIPE DIAMETER 16-IN AND LARGER.
10. DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL GOVERN DEPTH OF REQUIRED BEDDING MATERIAL BELOW THE PIPE. UTILITIES SHALL DETERMINE REMOVAL OF UNSUITABLE MATERIAL TO REACH SUITABLE FOUNDATION IN THE FIELD.

RESTRAINED PIPE TABLE - REDUCERS - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



MINIMUM LENGTH (FEET) TO BE RESTRAINED ON LARGE SIDE OF REDUCER

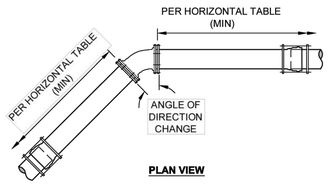
PVC & DI PIPE	REDUCER SMALL SIZE (IN)										
DIA (INCH)	4	6	8	12	16	20	24	30	36	42	48
6	31										
8	56	33									
12		79	58								
16			101	59							
20				105	59						
24				205	151	83					
30					233	180	116				
36						259	208	115			
42							281	205	110		
48								281	201	109	
54									282	204	112
60										253	170
64											222

* BASED ON WORKING PRESSURE 150 PSI

NOTES:

1. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH THE PROCEDURES IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE", GUIDELINES PUBLISHED BY DIPRA AND AWWA M23 "PVC PIPE - DESIGN AND INSTALLATION.
2. THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATED AND LAYING CONDITIONS.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

RESTRAINED HORIZONTAL PIPE - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



PLAN VIEW

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S)

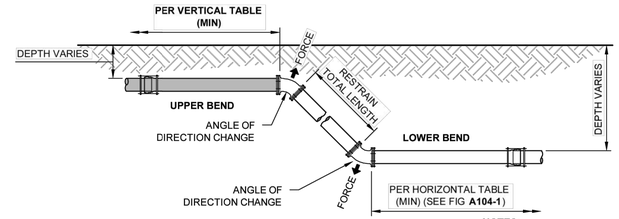
	TYPE	PVC AND DUCTILE IRON PIPE SIZE (IN)													
		4	6	8	12	16	20	24	30	36	42	48	54	60	64
HORIZONTAL	90° BEND	21	29	37	52	65	78	104	122	143	154	167	180	188	195
	45° BEND	9	12	16	22	27	33	43	51	60	64	70	75	78	81
	22-1/2° BEND	5	6	8	11	13	16	21	25	29	31	34	36	38	39
	11-1/4° BEND	2	3	4	6	7	8	11	12	15	16	17	18	19	20
	5 5/8° BEND OR MJ SLEEVE	1	2	2	3	4	4	6	6	8	8	9	9	10	10
	PLUG OR BRANCH OF TEE OR DEAD END	43	59	78	109	139	167	277	330	415	424	465	506	529	551
	VALVE OR LINE STOP	22	30	39	55	70	84	139	165	208	212	233	253	265	276
	HDPE CONNECTION	19	26	34	49	62	75	125	151	174	203	223			

NOTES:

1. FITTINGS SHALL HAVE RESTRAINED JOINTS UNLESS OTHERWISE INDICATED.
2. INSTALL FULL LENGTH JOINTS WITH TOTAL LENGTH EQUAL TO OR GREATER THAN LENGTH SHOWN IN THE TABLE.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. ALL INLINE VALVES SHALL BE RESTRAINED.
5. WHERE INTERNAL RESTRAINED JOINTS ARE USED, THE ENTIRE BELL SHALL BE PAINTED RED.
6. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH PROCEDURES OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" GUIDELINES PUBLISHED BY DIPRA, USING THE ASSUMPTIONS SHOWN BELOW:
   - WORKING PRESSURE: 150 PSI
   - SOIL DESIGNATION: SM (SAND SILT)
   - LAYING CONDITIONS: 3
   - DEPTH OF COVER: 3-FT
   - SAFETY FACTOR: 1.5

   THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATIONS AND LAYING CONDITIONS.
7. 90° BENDS ON VERTICAL PIPE ARE SUBJECT TO REVIEW AND APPROVAL OF UTILITIES.
8. IF 4-IN THRU 20-IN PIPE IS POLYETHLYENE ENCASED, USE 1.25 MULTIPLIER ON RESTRAINT LENGTH.
9. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

RESTRAINED VERTICAL PIPE - WATER, WASTEWATER FORCE, & RECLAIMED WATER MAINS (150 PSI)



PROFILE VIEW

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S)

	TYPE	PVC AND DUCTILE IRON PIPE SIZE (IN)													
		4	6	8	12	16	20	24	30	36	42	48	54	60	64
VERTICAL (UPPER)	90° BEND	43	59	78	109	139	167	277	330	415	424	465	506	529	551
	45° BEND	18	25	32	45	58	69	115	137	172	176	193	210	219	229
	22-1/2° BEND	9	12	16	22	28	34	56	66	83	85	93	101	106	110
	11-1/4° BEND	5	6	8	11	14	17	28	33	41	42	46	50	53	55
	5 5/8° BEND OR MJ SLEEVE	3	3	4	6	7	9	14	17	21	21	23	25	26	28

NOTES:

1. FITTINGS SHALL HAVE RESTRAINED JOINTS UNLESS OTHERWISE INDICATED.
2. INSTALL FULL LENGTH JOINTS WITH TOTAL LENGTH EQUAL TO OR GREATER THAN LENGTH SHOWN IN THE TABLE.
3. WHERE TWO OR MORE FITTINGS ARE IN SERIES, SELECT FITTING RESTRAINT LENGTH THAT YIELDS THE LONGEST RESTRAINT DISTANCE.
4. ALL INLINE VALVES SHALL BE RESTRAINED.
5. WHERE INTERNAL RESTRAINED JOINTS ARE USED, THE ENTIRE BELL SHALL BE PAINTED RED.
6. LENGTHS SHOWN IN THE TABLE WERE CALCULATED IN ACCORDANCE WITH PROCEDURES OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" GUIDELINES PUBLISHED BY DIPRA, USING THE ASSUMPTIONS SHOWN BELOW:
   - WORKING PRESSURE: 150 PSI
   - SOIL DESIGNATION: SM (SAND SILT)
   - LAYING CONDITIONS: 3
   - DEPTH OF COVER: 3-FT
   - SAFETY FACTOR: 1.5

   THE DESIGN ENGINEER SHALL INCREASE THE VALUES IN THE TABLE AS WARRANTED BY SITE-SPECIFIC PARAMETERS, SUCH AS SOIL DESIGNATIONS AND LAYING CONDITIONS.
7. 90° BENDS ON VERTICAL PIPE ARE SUBJECT TO REVIEW AND APPROVAL OF UTILITIES.
8. IF 4-IN THRU 20-IN PIPE IS POLYETHYLENE ENCASED, USE 1.25 MULTIPLIER ON RESTRAINT LENGTH.
9. RESTRAINING REQUIREMENTS APPLY TO BOTH EXISTING AND PROPOSED MAINS.

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER
CITY OF APOPKA FLORIDA
WATER AND SEWER DETAILS

DATE: 05-21-2025
SCALE: 1"=30'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

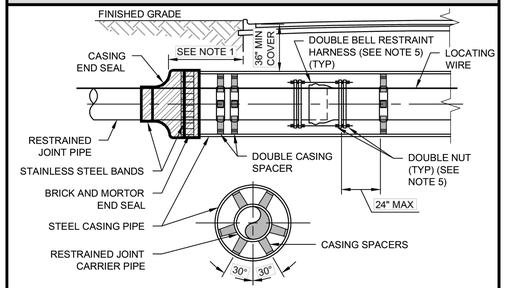
This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
WS-2

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg
PLOT DATE: 8/4/2026 11:10 AM BY: Andy Vennemon
LAYOUT: [WS-2]

K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg, WS-2, 8/4/2026 11:10:20 AM, 11, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

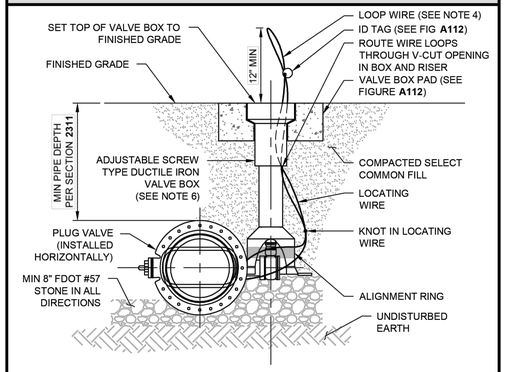
JACK & BORE - DETAIL A



CARRIER PIPE NOMINAL DIAMETER (IN)	4	6	8	10	12	16	20	24	30	36	42
MINIMUM CASING OUTSIDE DIAMETER (IN)	16	16	18	20	24	30	36	42	48	54	60
MINIMUM CASING WALL THICKNESS (IN)	0.25	0.25	0.25	0.25	0.25	0.31	0.38	0.50	0.50	0.50	0.50

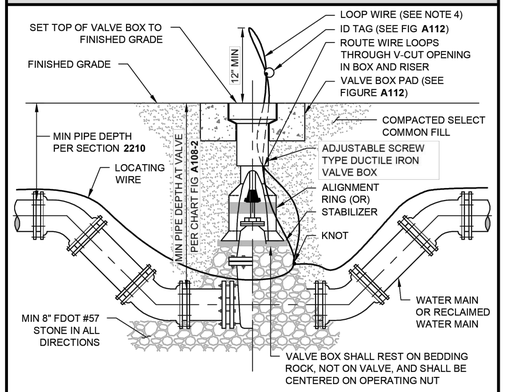
NOTES:
1. CASING SHALL EXTEND A MINIMUM OF 10-FT BEYOND THE EDGE OF PAVEMENT OR MEET FDOT REQUIREMENTS, WHICHEVER IS GREATER.
2. REQUIREMENTS OF OTHER JURISDICTIONS SHALL BE MET. WHEN CONSTRUCTION IS WITHIN FDOT JURISDICTION, ADDITIONAL REQUIREMENTS OF THE "FDOT UTILITY ACCOMMODATION GUIDE" SHALL BE MET.
3. DISTANCE BETWEEN SPACERS TO BE PER MANUFACTURER'S SPECIFICATIONS, OR MAX OF 6.5-FT, WHICHEVER IS MORE STRINGENT.
4. USE OF FLOWABLE FILL IN THE ANNULAR SPACE BETWEEN THE CASING AND CARRIER PIPE IS PROHIBITED.
5. PVC PIPE IN CASING SHALL HAVE A DOUBLE MECHANICAL BELL RESTRAINT HARNESS PER JOINT WHERE RODS ARE DOUBLE NUTTED TO PRECLUDE OVER-HOMING THE JOINT DURING INSTALLATION. BELL RESTRAINT PAIRS INSTALLED FACE TO FACE ON EACH SIDE OF BELL TO ALLOW FOR PROPER NUT INSTALLATION AND PREVENT BOTH OVER-HOMING AND BELL SEPARATION.
6. DI PIPE SHALL BE INTERNAL PUSH-ON RESTRAINED.
7. SEE DETAIL **A107-2** FOR FULL JACK AND BORE SECTION.

PLUG VALVE & BOX - WASTEWATER



NOTES:
1. PVC PIPE OR DUCTILE IRON PIPE SHALL NOT BE USED AS VALVE BOX.
2. THE VALVE ACTUATING NUT SHALL BE EXTENDED TO BE WITHIN 3-FT OF FINISHED GRADE.
3. PROVIDE A STABILIZER OR PLASTIC DEBRIS SHIELD / ALIGNMENT RING WHICH INSTALLS BELOW THE VALVE ACTUATING NUT. THE DEVICE SHALL CENTER THE RISER VALVE BOX OVER THE ACTUATING NUT AND MINIMIZE DEBRIS.
4. LOCATING WIRE SHALL BE CONTINUOUS WITH NO SPLICES AND SHALL EXTEND 12-IN ABOVE TOP OF COLLAR. WIRE SHALL BE COLOR CODED TO MATCH THE UTILITY INSTALLED. WIRE SHALL BE COILED BACK INTO BOX AWAY FROM VALVE STEM.
5. FOR NEW CONSTRUCTION, THE VALVE BOX SHALL BE ADJUSTED TO MIDRANGE TO ALLOW FOR FUTURE BOX ADJUSTMENTS.
6. REFER TO FIGURE **A111** FOR INSTALLATIONS WHERE THE OPERATING NUT IS DEEPER THAN 36-IN BELOW FINISHED GRADE.
7. DRILL HOLE IN ID TAG AND INSTALL ON TRACING WIRE.

GATE VALVE & BOX - WATER & RECLAIMED WATER MAINS



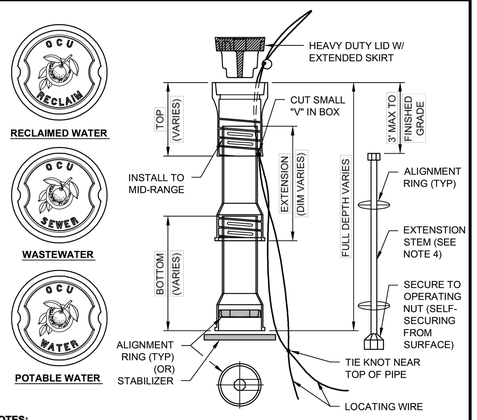
NOTES:
1. PVC PIPE OR DUCTILE IRON PIPE SHALL NOT BE USED AS VALVE BOX.
2. THE VALVE ACTUATING NUT SHALL BE EXTENDED TO BE WITHIN 3-FT OF FINISHED GRADE.
3. PROVIDE A STABILIZER OR PLASTIC DEBRIS SHIELD / ALIGNMENT RING WHICH INSTALLS BELOW THE VALVE ACTUATING NUT. THE DEVICE SHALL CENTER THE RISER VALVE BOX OVER THE ACTUATING NUT AND MINIMIZE DEBRIS.
4. LOCATING WIRE SHALL BE CONTINUOUS WITH NO SPLICES AND SHALL EXTEND 12-IN ABOVE TOP OF COLLAR. WIRE SHALL BE COLOR CODED TO MATCH THE UTILITY INSTALLED. WIRE SHALL BE COILED BACK INTO BOX AWAY FROM VALVE STEM.
5. FOR NEW CONSTRUCTION, THE VALVE BOX SHALL BE ADJUSTED TO MIDRANGE TO ALLOW FOR FUTURE BOX ADJUSTMENTS.
6. REFER TO FIGURE **A111** FOR INSTALLATIONS WHERE THE OPERATING NUT IS DEEPER THAN 36-IN BELOW FINISHED GRADE.
7. DRILL HOLE IN ID TAG AND INSTALL ON TRACING WIRE.

GATE VALVE & BOX - MINIMUM PIPE DEPTH AT VALVE PER MANUFACTURER

APPROVED APPENDIX D PRODUCTS VALVE SIZE (INCHES)	AMERICAN FLOW CONTROL	CLOW COMPANY	MUELLER COMPANY
	MIN COVER TO TOP OF PIPE (INCHES)	MIN COVER TO TOP OF PIPE (INCHES)	MIN COVER TO TOP OF PIPE (INCHES)
16	53	54	54
20	57	72	62
24	63	75	66
30	80	81	80
36	89	88	89
42	102	102	101
48	109	102	110
54	106		
60	122		
66	119		

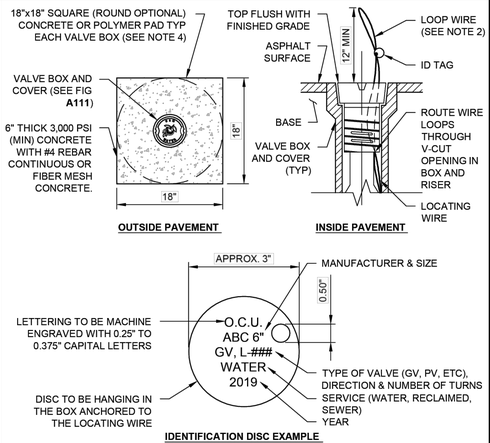
NOTES:
1. MINIMUM COVER OVER PIPE IS CALCULATED BASED ON INSTALLATION OF THE GATE VALVE OPERATING NUT AT 24-IN BELOW GRADE.
2. ADDITIONAL DEPTH MAY BE REQUIRED BASED ON SITE CONDITIONS OR ROAD DESIGN.
3. REFERENCE FIGURE **A108-1** FOR TYPICAL GATE VALVE STANDARD DRAWING.

TYPICAL VALVE BOX & COVER



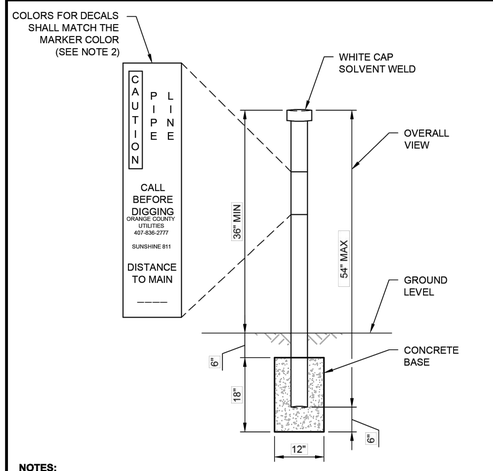
NOTES:
1. HEAVY DUTY VALVE BOX LIDS ARE REQUIRED FOR ALL VALVE BOXES.
2. TOP SECTION SHALL BE INSTALLED AT MID-RANGE FOR FUTURE ADJUSTMENT.
3. HEAVY DUTY VALVE BOX LID SHALL HAVE A 5-IN MIN DEPTH AND WEIGH A MINIMUM OF 22-LBS. LID SHALL HAVE POWDER COATING PAINT AT A MIN OF 3 MILL.
4. EXTENSION STEMS AND ALIGNMENT RING/WALL BRACKETS SHALL BE PROVIDED ON ALL BURIED VALVES SO THAT THE OPERATING NUT SHALL BE NO MORE THAN 36-IN BELOW FINISHED GRADE. MATERIAL SHALL BE MINIMUM 304 SST.
5. ADD ADD'L SCREW EXTENSION AS REQUIRED AFTER SCREW EXTENSION EXCEEDS 24-IN.
6. STACKING OF VALVE BOX BOTTOM SECTIONS IS NOT PERMITTED.
7. VALVE BOX SHALL REST ON BEDDING ROCK, NOT ON VALVE, AND SHALL BE CENTERED ON OPERATING NUT.

VALVE BOX PAD



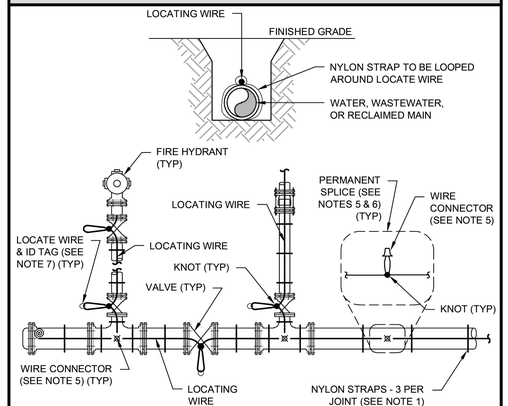
NOTES:
1. BRONZE, BRASS, OR STAINLESS STEEL IDENTIFICATION DISC SHALL BE REQUIRED FOR ALL VALVES.
2. LOCATING WIRE SHALL BE CONTINUOUS WITH NO SPLICES AND SHALL EXTEND 12-IN ABOVE TOP COLLAR. WIRE SHALL BE COLOR CODED TO MATCH THE UTILITY INSTALLED. WIRE SHALL BE COILED BACK INTO BOX AWAY FROM VALVE STEM.
3. NO VALVE SHALL BE DESIGNED OR INSTALLED WITHIN THE CURB.
4. ROUND OR SQUARE VALVE PAD TO BE UNIFORM PER PROJECT.

UTILITY MAIN MARKER



NOTES:
1. MARKERS ARE REQUIRED WHEN UTILITY MAIN IS LOCATED OVER 30-FT FROM EDGE OF PAVEMENT OR IN AN EASEMENT NOT ADJACENT TO THE RIGHT OF WAY.
2. MARKERS SHALL BE 4-IN DIAMETER SCH 80 OR DR18 PVC: BLUE FOR WATER; GREEN FOR WASTEWATER; AND PANTONE PURPLE 522C FOR RECLAIMED WATER.
3. MARKERS SHALL BE PLACED AT ALL DIRECTIONAL CHANGES AND AT ALL VALVES EXCEPT WATER VALVES NEAR FIRE HYDRANTS. ADDITIONAL MARKERS SHALL BE INSTALLED AS NEEDED SO THAT THE DISTANCE BETWEEN MARKERS DOES NOT EXCEED 500-FT.

PIPE LOCATING WIRE



NOTES:
1. ALL PIPE SHALL REQUIRE INSULATED LOCATING WIRE (10 GAUGE SOLID COPPER) CAPABLE OF DETECTION BY A CABLE LOCATOR AND SHALL BE WRAPPED WITH NYLON STRAPS, LOOPED AND SECURED TO TOP CENTERLINE OF THE PIPE.
2. LOCATING WIRE SHALL BE CONTINUOUS INSIDE VALVE BOXES AND SHALL EXTEND 12-IN ABOVE TOP OF COLLAR.
3. WIRE INSULATION SHALL BE COLOR CODED FOR THE TYPE OF PIPE BEING INSTALLED.
4. WIRE SHALL BE CONTINUOUS AND CONNECTED FOR LOCATING IN ALL DIRECTIONS.
5. PERMANENT SPLICES MUST BE MADE IN THE LENGTH OF THE WIRE USING WIRE CONNECTORS SPECIFICALLY DESIGNED FOR DIRECT BURIAL, DIELECTRIC SILICONE GEL OR MOISTURE-RESISTANT GREASE FILLED.
6. AT ALL TRACING WIRE SPLICES, TEES, AND VALVE COLLARS, A KNOT IN THE WIRE SHALL BE MADE TO PREVENT THE WIRE FROM COMING APART.
7. REFER TO VALVE DETAILS FOR LOCATE WIRE UP AND IN VALVE BOX.

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.suntecheng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

WATER AND SEWER DETAILS

DATE: 05-21-2025
SCALE: 1"=30'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
WS-3

K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg, WS-3, 8/4/2026 11:10:31 AM, 11, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg
PLOT DATE: 8/4/2026 11:10 AM BY: Andy Vennemon
LAYOUT: [WS-3]

HORIZONTAL PIPELINE SEPARATION REQUIREMENTS

HORIZONTAL SEPARATION REQUIREMENTS (NOTES 1 & 2)

PROPOSED UTILITY		POTABLE WATER (NOTE 3)		RECLAIMED WATER MAIN (SEE NOTE 7)		WASTEWATER FORCEMAIN		SANITARY SEWER	STORM SEWER	STRUCTURAL FOUNDATION, WALLS, ETC. (SEE NOTE 8)
		4"-12"	16"-UP	4"-12"	16"-UP	4"-12"	16"-UP	ALL SIZES	ALL SIZES	ALL SIZES
POTABLE WATER (NOTE 3)	4"-12"	3'	5'	3'	5'	6'	6'	6'	3'	10'
	16"-UP	5'	5'	5'	5'	6'	6'	6'	5'	15' (NOTE 5)
RECLAIMED WATER MAIN (SEE NOTE 7)	4"-12"	3'	5'	3'	5'	3'	5'	3'	3'	10'
	16"-UP	5'	5'	5'	5'	5'	5'	5'	5'	15' (NOTE 5)
WASTEWATER FORCEMAIN	4"-12"	6'	6'	3'	5'	3'	5'	3'	3'	10'
	16"-UP	6'	6'	5'	5'	5'	5'	5'	5'	15' (NOTE 5)
SANITARY SEWER	ALL SIZES	6'	6'	3'	5'	3'	5'	3'	5'	VARIES PER DEPTH

NOTES:
1. DISTANCES GIVEN ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE.
2. THIS SEPARATION REQUIREMENT IS TO PROVIDE ACCESSIBILITY FOR CONSTRUCTION AND MAINTENANCE. FOR PIPES INSTALLED AT GREATER DEPTHS THAN THE MINIMUM OCU DESIGN STANDARDS, PROVIDE AN ADDITIONAL FOOT OF SEPARATION FOR EACH ADDITIONAL FOOT OF DEPTH.
3. THIS SEPARATION REQUIREMENT COMPLIES WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, FAC. VARIANCES FROM THE FDEP REQUIREMENTS MUST COMPLY WITH 62-555.314(5), FAC AND MUST BE APPROVED INDIVIDUALLY BY BOTH FDEP AND UTILITIES PRIOR TO INSTALLATION.
4. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF SANITARY OR STORM WATER MANHOLE OR STRUCTURE.
5. PRESSURE MAINS 16-IN TO 24-IN MAY HAVE 10-FT SEPARATION FROM STRUCTURAL FOUNDATION, WALLS, ETC IF NEW MAINS ARE RESTRAINED FOR THE ENTIRE LENGTH.
6. REFERENCE FIGURE **A116-2** FOR VERTICAL PIPELINE SEPARATION REQUIREMENTS.
7. RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
8. ADDITIONAL SEPARATION SHALL BE REQUIRED BY UTILITIES FOR CONSTRUCTION OF, INCLUDING, BUT NOT LIMITED TO: LIVE LOADS, MULTI-STORY COMMERCIAL BUILDINGS, SUPERSTRUCTURES, EMBANKMENTS, RETAINING WALLS, BRIDGES, RAILROADS, HIGH VOLTAGE TRANSMISSION MAINS, GAS MAINS, ETC.

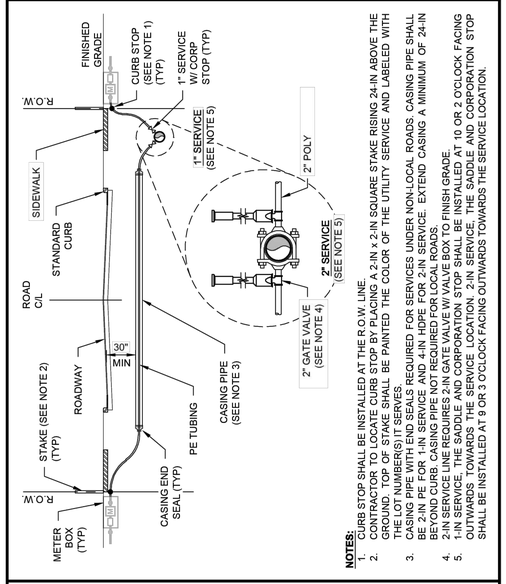
VERTICAL PIPELINE SEPARATION REQUIREMENTS

VERTICAL SEPARATION REQUIREMENTS (NOTES 1 & 2)

PROPOSED UTILITY	POTABLE WATER (NOTE 4)	RECLAIMED WATER MAIN	WASTEWATER FORCEMAIN	SANITARY SEWER	STORM SEWER (NOTE 3)
POTABLE WATER (NOTE 4)	12"	12"	12" / 18"	12" / 18"	12" / 18"
RECLAIMED WATER MAIN	12"	12"	12"	12"	12" / 18"
WASTEWATER FORCEMAIN	12"	12"	12"	12"	12" / 18"
SANITARY SEWER	12" / 18"	12"	12"	12"	12" / 18"

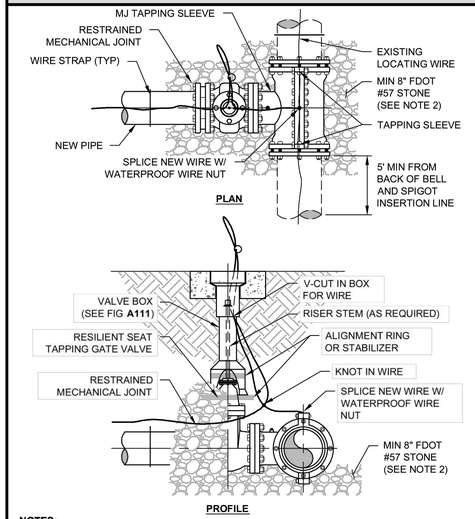
NOTES:
1. DISTANCES GIVEN ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE.
2. THIS SEPARATION REQUIREMENT IS TO PROVIDE ACCESSIBILITY FOR CONSTRUCTION AND MAINTENANCE.
3. THE 18-IN SEPARATION REQUIREMENT APPLIES WHEN THE STORM PIPE OR SANITARY SEWER CROSSES ABOVE THE UTILITY MAIN, AND WHEN THE STORM PIPE HAS A DIAMETER EQUAL TO OR GREATER THAN 24-IN. OTHERWISE, THE REQUIRED SEPARATION IS 12-IN.
4. THIS SEPARATION REQUIREMENT COMPLIES WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, FAC. VARIANCES FROM THE FDEP REQUIREMENTS MUST COMPLY WITH 62-555.314(5), FAC AND MUST BE APPROVED INDIVIDUALLY BY BOTH FDEP AND UTILITIES.
5. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF SANITARY OR STORM WATER MANHOLE OR STRUCTURE.
6. REFERENCE FIGURE **A116-1** FOR HORIZONTAL PIPELINE SEPARATION REQUIREMENTS.
7. JOINT SPACING AT CROSSING SHALL COMPLY WITH THE MINIMUM FDEP SEPARATION REQUIREMENTS OUTLINED IN 62-555.314, F.A.C.

WATER & RECLAIMED WATER SERVICES (TYPICAL)



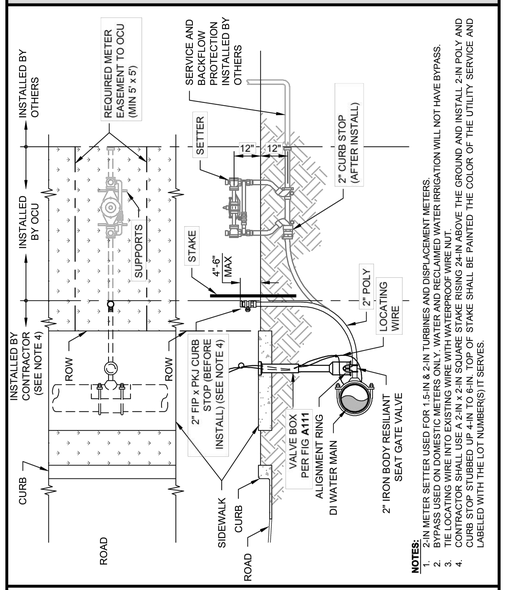
NOTES:
1. CURB STOP SHALL BE INSTALLED AT THE R.O.W. LINE.
2. CURB STOP SHALL BE CLEARLY MARKED WITH A 2-IN x 2-IN SQUARE STAKE RISING 24-IN ABOVE THE GROUND. TOP OF STAKE SHALL BE PAINTED THE COLOR OF THE UTILITY SERVICE AND LABELED WITH THE LOT NUMBER(S) IT SERVES.
3. CASING PIPE WITH END SEALS REQUIRED FOR SERVICES UNDER NON-LOCAL ROADS. CASING PIPE SHALL BE 2-IN PE FOR 1-IN SERVICE AND 4-IN HDPE FOR 2-IN SERVICE. EXTEND CASING A MINIMUM OF 24-IN BEYOND CURB. CASING PIPE NOT REQUIRED FOR LOCAL ROADS.
4. 2-IN SERVICE LINE REQUIRES 2-IN GATE VALVE W/ VALVE BOX TO FINISH GRADE.
5. CURB STOP SHALL BE INSTALLED AT 9 OR 3 O'CLOCK POSITION AND AT 10 OR 2 O'CLOCK FACING OUTWARDS TOWARDS THE SERVICE LOCATION. 2-IN SERVICE, THE SADDLE AND CORPORATION STOP SHALL BE INSTALLED AT 9 OR 3 O'CLOCK FACING OUTWARDS TOWARDS THE SERVICE LOCATION.

MJ TAPPING SLEEVE & GATE VALVE ASSEMBLY FOR WATER & RECLAIMED WATER



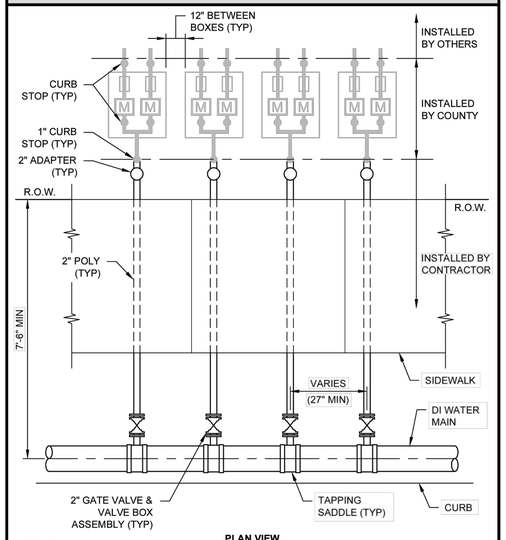
NOTES:
1. TAPPING SLEEVE INSTALLATION SHALL BE IN ACCORDANCE WITH SECTION **3117**-SYSTEM CONNECTIONS.
2. BEDDING ROCK SHALL BE FULLY AND UNIFORMALLY SUPPORTING THE TAPPING SLEEVE & VALVE AT A MIN OF 8-IN IN ALL DIRECTIONS.

METER INSTALLATION DETAIL - 1 1/2" & 2"



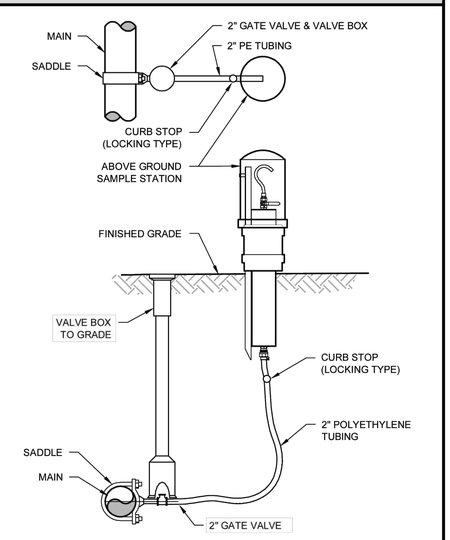
NOTES:
1. 2-IN METER SETTER USED FOR 1.5-IN & 2-IN TURBINES AND DISPLACEMENT METERS.
2. BYPASS USED ON DOMESTIC METERS ONLY. WATER AND RECLAIMED WATER IRRIGATION WILL NOT HAVE BYPASS.
3. TIE LOCATING WIRE INTO EXISTING WIRE WITH WATERPROOF WIRE NUT.
4. CONTRACTOR SHALL USE A 2-IN x 2-IN SQUARE STAKE RISING 24-IN ABOVE THE GROUND AND INSTALL 2-IN POLY AND CURB STOP STUBBED UP 4-IN TO 6-IN. TOP OF STAKE SHALL BE PAINTED THE COLOR OF THE UTILITY SERVICE AND LABELLED WITH THE LOT NUMBER(S) IT SERVES.

METER BANKS - SHORT SERVICE, MAINS GREATER THAN 7.5-FT FROM R.O.W.



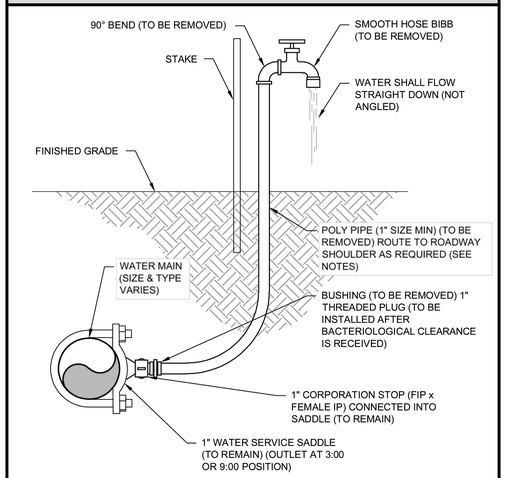
NOTES:
1. DI PIPE SHALL EXTEND A MIN OF 5-FT PAST FIRST AND LAST SERVICE CONNECTION ON ALL METER BANK INSTALLS.

WATER SAMPLE STATION



NOTES:
1. A 2-IN SAMPLE STATION INSTALLED AT THE END OF A CUL-DE-SAC CAN ALSO SERVE AS A BLOW-OFF VALVE WHEN BOTH ARE REQUIRED.

TEMPORARY SAMPLE TAP



NOTES:
1. LOCATION OF SAMPLE POINT BIBB SHALL NOT BE WITHIN THE ROADWAY BUT ROUTED TO THE ROADWAY SHOULDERS (NON-TRAFFIC AREAS).
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL TEMPORARY PIPING & FITTINGS (AS NOTED) AFTER BACTERIOLOGICAL CLEARANCE IS RECEIVED.
3. THE USE OF THE ABOVE CONSTRUCTION FOR A TEMPORARY SAMPLE POINT SHALL BE LIMITED TO AREAS WHERE A SAMPLE TAP BY ALTERNATIVE METHODS IS NOT FEASIBLE IF DIRECTED OTHERWISE BY OCU.

Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors
4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunfleching.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA FLORIDA

WATER AND SEWER DETAILS

DATE:	05-21-2025
SCALE:	1"=30'
DESIGNED BY:	C.L.
DRAWN BY:	A.V.
JOB #:	25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

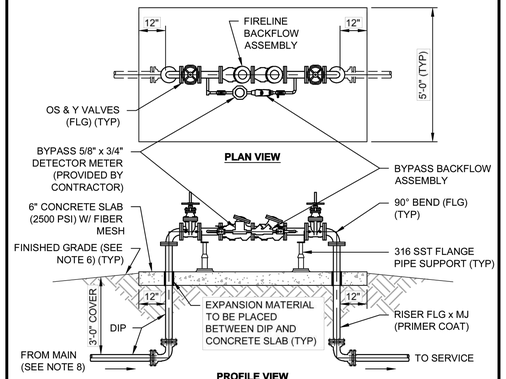
SHEET No.
WS-4

K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg, WS-4, 8/4/2026 11:10:43 AM, 11, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg
PLOT DATE: 8/4/2026 11:10 AM BY: Andy Venneman
LAYOUT: [WS-4]

APPENDIX A — STANDARD DRAWINGS

DOUBLE DETECTOR CHECK VALVE ASSEMBLY



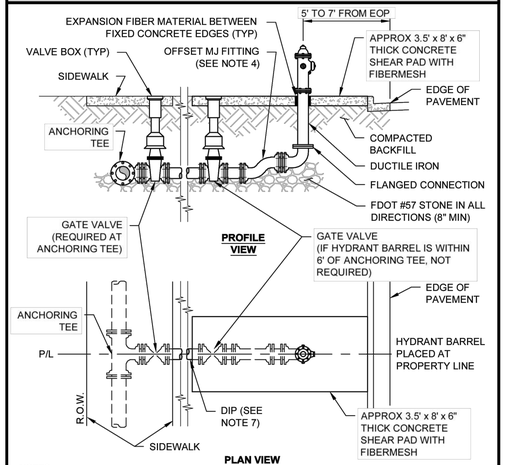
NOTES:

1. REQUIRED FOR SITES WITH SEPARATE DOMESTIC AND FIRE SYSTEM SUPPLY PIPING.
2. BACKFLOW ASSEMBLY SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER. UTILITIES SHALL OWN AND MAINTAIN THE METER.
3. UTILITY EASEMENT REQUIRED FOR BY-PASS METER READING. MINIMUM EASEMENT SIZE IS 10-FT x 15-FT.
4. DETAIL NOT APPLICABLE WHEN AN RPZ IS REQUIRED IN ACCORDANCE WITH THE BACKFLOW PREVENTION MANUAL.
5. ALL FLANGES: PIPE, VALVES AND APPURTENANCES SHALL HAVE 316 SST HARDWARE.
6. FINISH GRADE AROUND METER ASSEMBLY SLAB SHALL ENSURE A SAFE WORK ENVIRONMENT. GRADING SLOPE DROP OFF SHALL NOT EXCEED 6-IN WITHIN 5-FT OF SLAB.
7. ASSEMBLY SHALL BE PAINTED IN ACCORDANCE WITH SECTION **3119**.
8. SERVICES 4-INCH AND LARGER SHALL BE DIP FROM THE POINT OF CONNECTION AT THE MAIN TO THE METER ASSEMBLY IF THE MAIN IS ON THE SAME SIDE OF THE STREET AS THE ASSEMBLY. IF THE MAIN IS ON THE OPPOSITE SIDE OF THE STREET AS THE ASSEMBLY, A MINIMUM OF ONE SEGMENT OF PIPE IMMEDIATELY UPSTREAM FROM THE METER ASSEMBLY SHALL BE DIP.

ORANGE COUNTY UTILITIES — FIGURE A202
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

FIRE HYDRANT ASSEMBLY (STANDARD CONFIGURATION)



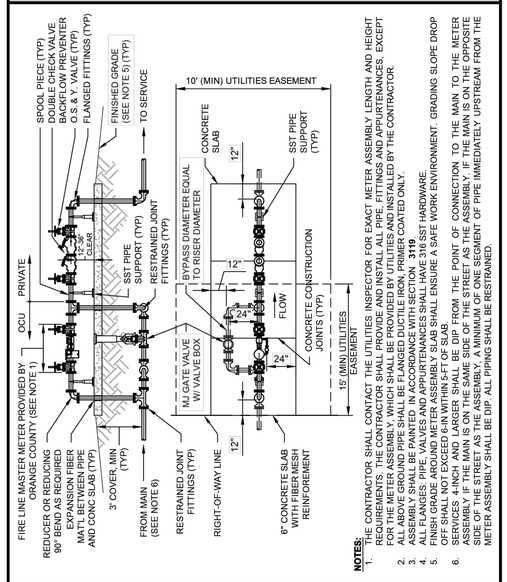
NOTES:

1. CENTER OF THE FLANGE CONNECTION SHALL BE 4-IN TO 6-IN FROM THE TOP OF THE SLAB.
2. BARREL COLORS: PRIVATE HYDRANTS - RED; PUBLIC HYDRANTS - SILVER.
3. BONNET COLORS: TO BE DETERMINED BY FLOW TEST.
4. OFFSET MJ FITTING ROTATED AS REQUIRED FOR HYDRANT BURY DEPTH ADJUSTMENT. HYDRANT EXTENSION RISERS SHALL NOT BE PERMITTED. ADDITIONAL RESTRAINT FITTINGS AS REQUIRED.
5. HYDRANT SHALL BE CENTERED ON SHEAR PAD.
6. PUMPER NOZZLE SHALL FACE ROADWAY.
7. ALL PIPE SHALL BE RESTRAINED DIP FROM ANCHORING TEE TO HYDRANT.
8. HYDRANT SHALL BE 5-FT TO 7-FT FROM EDGE OF PAVEMENT.

ORANGE COUNTY UTILITIES — FIGURE A203-1
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

FIRE LINE MASTER METER ASSEMBLY



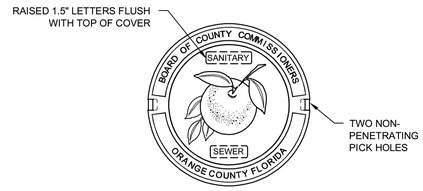
NOTES:

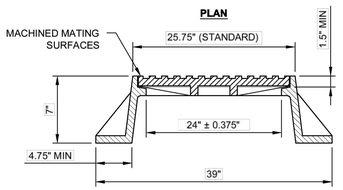
1. THE CONTRACTOR SHALL CONTACT THE UTILITIES INSPECTOR FOR EXACT METER ASSEMBLY LENGTH AND HEIGHT REQUIREMENTS. THE CONTRACTOR SHALL PROVIDE AND INSTALL ALL PIPE, FITTINGS AND APPURTENANCES, EXCEPT FOR THE METER ASSEMBLY, WHICH SHALL BE PROVIDED BY UTILITIES AND INSTALLED BY THE CONTRACTOR.
2. ALL FLANGES: PIPE, VALVES AND APPURTENANCES SHALL HAVE 316 SST HARDWARE.
3. ASSEMBLY SHALL BE PAINTED IN ACCORDANCE WITH SECTION **3119**.
4. ALL FLANGES: PIPE, VALVES AND APPURTENANCES SHALL HAVE 316 SST HARDWARE.
5. FINISH GRADE AROUND METER ASSEMBLY SLAB SHALL ENSURE A SAFE WORK ENVIRONMENT. GRADING SLOPE DROP OFF SHALL NOT EXCEED 6-IN WITHIN 5-FT OF SLAB.
6. SERVICES 4-INCH AND LARGER SHALL BE DIP FROM THE POINT OF CONNECTION TO THE MAIN TO THE METER ASSEMBLY IF THE MAIN IS ON THE SAME SIDE OF THE STREET AS THE ASSEMBLY. IF THE MAIN IS ON THE OPPOSITE SIDE OF THE STREET AS THE ASSEMBLY, A MINIMUM OF ONE SEGMENT OF PIPE IMMEDIATELY UPSTREAM FROM THE METER ASSEMBLY SHALL BE DIP. ALL PIPING SHALL BE RESTRAINED.

ORANGE COUNTY UTILITIES — FIGURE A204
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

STANDARD MANHOLE FRAME & COVER





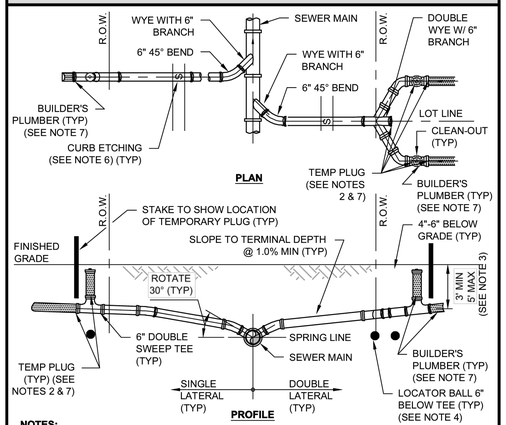
NOTES:

1. ONLY APPLIES TO UTILITIES OWNED AND MAINTAINED MANHOLES. "ORANGE COUNTY" SHALL NOT APPEAR ON PRIVATE MANHOLES.

ORANGE COUNTY UTILITIES — FIGURE A305
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

SERVICE LATERAL



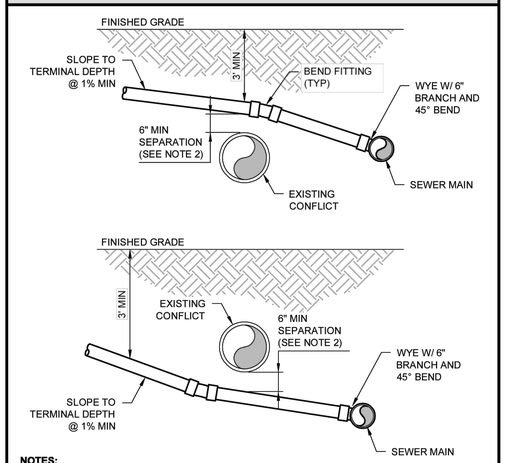
NOTES:

1. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
2. SERVICE LATERAL AND DOUBLE SWEEP TEES SHALL BE CAPPED BY DEVELOPER'S SITE-WORK CONTRACTOR.
3. TEE & WYE SHALL BE NO SHALLOWER THAN 3-FT AND NO DEEPER THAN 5-FT.
4. LOCATOR BALLS TO BE INSTALLED BY DEVELOPER'S SITE-WORK CONTRACTOR, TWO PER DOUBLE SERVICE AND ONE PER SINGLE SERVICE AT MINIMUM.
5. ALL FITTINGS SHOWN ARE TO BE INSTALLED.
6. SERVICE CONNECTIONS SHALL BE PERMANENTLY MARKED BY CUTTING AN "S" IN THE CURB DIRECTLY OVER THE LATERAL.
7. BUILDER'S PLUMBER WILL REMOVE PLUG(S), INSTALL CLEANOUT ON DOUBLE SWEEP TEE, AND CONNECT SERVICE LATERAL TO HOUSE. NO DIRT OR DEBRIS SHALL ENTER THE SERVICE LATERAL THROUGHOUT CONSTRUCTION.

ORANGE COUNTY UTILITIES — FIGURE A306-1
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

SERVICE LATERAL - PIPE CONFLICT



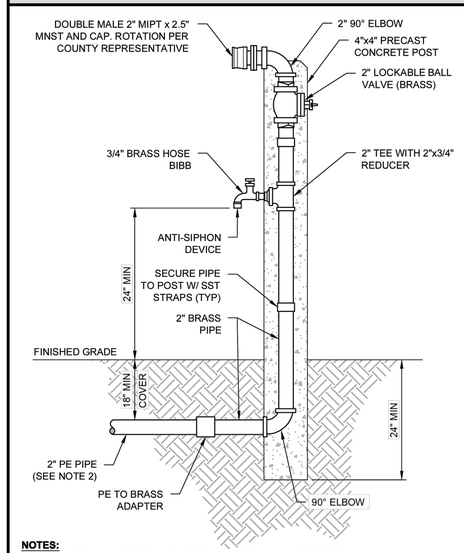
NOTES:

1. GRADE MAX CHANGE TO INSTALL SEWER LATERAL OVER OR UNDER AN EXISTING CONFLICT.
2. ALL CONFLICT SEPARATIONS LESS THAN THE MINIMUM SHALL NOT BE PERMITTED UNLESS APPROVED BY THE UTILITIES INSPECTOR.
3. MINIMUM SLOPE SHALL NOT BE LESS THAN 1%.
4. BEND FITTINGS SHALL BE USED TO ENSURE PROPER SEPARATION FROM ALL HORIZONTAL CONFLICTS.
5. IF A CONFLICT AT THE PROPERTY LINE EXISTS, TWO SINGLE SEWER SERVICES SHALL BE INSTALLED IN AN APPROVED LOCATION BY UTILITIES.

ORANGE COUNTY UTILITIES — FIGURE A306-2
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

APPENDIX A — STANDARD DRAWINGS

YARD HYDRANT / HOSE BIBB AT PUMP STATION



NOTES:

1. ALL PIPING AND FITTINGS AFTER ADAPTER SHALL BE BRASS.
2. CONNECT 2-IN PE TO EITHER 2-IN OCU METER OR 5/8-IN OUC METER.

ORANGE COUNTY UTILITIES — FIGURE A408
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL — 10/10/2021

4577 Nob Hill Road, Suite 102
Sunrise, FL 33351
www.sunteceng.com
Certificate of Auth. #7097/LB 7019
Phone (954) 777-3123
Fax (954) 777-3114
STE Sun-Tech Engineering, Inc.
Engineers • Planners • Surveyors

REVISIONS

NO.	DATE:	DESCRIPTION
1	12/10/25	SITE PLAN SUBMITTAL
2	04/17/26	SITE PLAN APPROVAL
3	06/15/26	BLDG. FOOTPRINT REVISION

WEKIVA SHOPPING CENTER

CITY OF APOPKA

WATER AND SEWER DETAILS

FLORIDA

DATE: 05-21-2025
SCALE: 1"=30'
DESIGNED BY: C.L.
DRAWN BY: A.V.
JOB #: 25-4276

CLIFFORD R. LOUTAN LICENSE No. 56890 STATE OF FLORIDA PROFESSIONAL ENGINEER

Date: **August 4, 2026**

This item has been digitally signed and sealed by CLIFFORD R. LOUTAN, P.E. on the date adjacent to the seal. Signature must be verified on any electronic copies.

SHEET No.
WS-5

K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg, WS-5, 8/4/2026 11:10:54 AM, 11, Sun-Tech Engineering, Inc. (AEV), Sun-Tech Engineering, Inc. (AEV)

FILE: K:\PROJECTS\25-xxx\25-4276\dwg\4276wsdt.dwg
PLOT DATE: 8/4/2026 11:11 AM BY: Andy Vennemon
LAYOUT: [WS-5]

CONSTRUCTION SITE PLAN

FOR

PAULUCCI ACRES POD 1A, 1B & 4

CITY OF APOPKA, FLORIDA

OCPA PARCEL ID # 28-20-28-0000-00-099, 28-20-28-0000-00-009,
28-20-28-0000-00-012, 28-20-28-0000-00-089, 28-20-28-0000-00-090

LEGAL DESCRIPTION PER JOHNSTON'S SURVEYING, LLC
DATED: DECEMBER 2, 2025

PAULUCCI ACRES - AREA 2

A PARCEL OF LAND BEING A PORTION OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 28 EAST, ORANGE COUNTY, FLORIDA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF SECTION 28, TOWNSHIP 20 SOUTH, RANGE 28 EAST; THENCE RUN N00°01'03"W ALONG THE WEST LINE OF THE SOUTHWEST ¼ OF SAID SECTION 28, A DISTANCE OF 1,335.12 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 28; THENCE RUN S89°43'51"E ALONG SAID SOUTH LINE, A DISTANCE OF 35.00 FEET TO A POINT ON THE EAST RIGHT OF WAY LINE OF VICK ROAD, SAID POINT BEING THE POINT OF BEGINNING; THENCE ALONG SAID EAST RIGHT OF WAY LINE THE FOLLOWING TEN (10) COURSES AND DISTANCES; THENCE RUN N00°01'03"W, A DISTANCE OF 465.64 FEET; THENCE RUN N02°52'48"W, A DISTANCE OF 100.12 FEET; THENCE RUN N00°01'03"W, A DISTANCE OF 549.32 FEET; THENCE RUN N07°57'22"E, A DISTANCE OF 100.98 FEET; THENCE RUN N00°10'01"E, A DISTANCE OF 1,251.27 FEET; THENCE RUN N89°45'29"W, A DISTANCE OF 14.00 FEET; THENCE RUN N00°11'11"E, A DISTANCE OF 189.99 FEET; THENCE RUN S89°46'44"E, A DISTANCE OF 14.00 FEET; THENCE RUN N03°39'01"W, A DISTANCE OF 209.17 FEET; THENCE RUN N00°11'11"E, A DISTANCE OF 132.27 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF WEST PONKAN ROAD; THENCE RUN N70°42'52"E ALONG SAID SOUTH RIGHT OF WAY LINE, A DISTANCE OF 1,060.50 FEET TO A POINT ON THE WEST LINE OF THE EAST 300.00 FEET OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SAID SECTION 28; THENCE RUN S00°05'12"W ALONG SAID WEST LINE, A DISTANCE OF 695.06 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH ½ OF THE NORTHWEST 1/4 OF SAID SECTION 28; THENCE RUN S89°44'39"E ALONG SAID SOUTH LINE, A DISTANCE OF 1,631.03 FEET TO A POINT ON THE EAST LINE OF THE NORTHWEST ¼ OF THE SAID SECTION 28 AND A POINT ON THE WEST LINE OF PITMAN ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 56, PAGES 100-102 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S00°00'35"W ALONG SAID LINE, A DISTANCE OF 663.03 FEET TO A POINT ON THE NORTH LINE OF TRADITIONS AT WEKIVA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGES 60-62 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE ALONG THE NORTH, WEST AND SOUTH LINE OF SAID TRADITIONS AT WEKIVA, THE FOLLOWING THREE (3) COURSES AND DISTANCE; THENCE RUN N89°45'43"W, A DISTANCE OF 10.66 FEET; THENCE RUN S00°18'57"W, A DISTANCE OF 632.92 FEET; THENCE RUN S89°46'09"E, A DISTANCE OF 13.85 FEET TO A POINT ON THE WEST LINE OF ALEXANDRIA PLACE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 55, PAGES 93-96 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; THENCE RUN S00°01'22"W ALONG SAID WEST LINE, A DISTANCE OF 1,351.56 FEET TO A POINT LYING 10.00 FEET NORTH OF THE SOUTH LINE OF THE NORTHEAST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 28; THENCE RUN N89°43'51"W, PARALLEL TO AND 10.00 FEET NORTH OF THE SAID SOUTH LINE, A DISTANCE OF 1,636.00 FEET; THENCE RUN S00°16'09"W, A DISTANCE OF 10.00 FEET TO A POINT ON THE SOUTH LINE OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION 28; THENCE RUN N89°43'51"W ALONG SAID SOUTH LINE, A DISTANCE OF 993.99 FEET TO THE POINT OF BEGINNING.

CONTAINING 7,472,545 SQUARE FEET OR 171.546 ACRES, MORE OR LESS.

PROJECT TEAM:

APPLICANT/DEVELOPER
PULTE HOME COMPANY, LLC
MANAGER: AARON STRUCKMEYER, P.E.
4901 VINELAND RD, SUITE 500
ORLANDO, FLORIDA 32811
PHONE: (407) 661-2201
EMAIL: AARON.STRUCKMEYER@PULTEGROUP.COM

ENGINEER
1828 ENGINEERING, LLC
ENGINEER: LUKE M. CLASSON, P.E.
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
PHONE: (407) 558-2228
EMAIL: LCLASSON@1828ENG.COM

SURVEYOR
JOHNSTON'S SURVEYING, LLC
SURVEYOR: RICHARD D. BROWN, P.S.M.
900 CROSS PRAIRIE PARKWAY
KISSIMMEE, FLORIDA 34744
PHONE: (407) 847-2179
FAX: (407) 847-6140
EMAIL: RICK@JSURVEYING.COM

ENVIRONMENTAL CONSULTANT
BIO-TECH CONSULTING, INC.
ENVIRONMENTALIST: STEPHEN BUTLER
3025 EAST SOUTH STREET
ORLANDO, FLORIDA 32803
PHONE: (407) 894-5969
EMAIL: STEVE@BIO-TECHCONSULTING.COM

GEOTECHNICAL ENGINEER
DEVO ENGINEERING, LLC.
ENGINEER: DEVO SEEREERAM, Ph.D., P.E.
5500 ALHAMBRA DRIVE
ORLANDO, FLORIDA 32808
PHONE: (407) 290-2371
FAX: (407) 298-9011
EMAIL: DEVO@DEVOENG.COM

TRAFFIC ENGINEER
TRAFFIC & MOBILITY CONSULTANTS, LLC
ENGINEER: MOHAMMED ABDALLAH, P.E.
3101 MAGUIRE BOULEVARD, SUITE 265
ORLANDO, FLORIDA 32803
PHONE: (407) 531-5332
EMAIL: MOHAMMEDA@TRAFFICMOBILITY.COM

UTILITY PROVIDERS

WATER/SEWER/RECLAIMED:
CITY OF APOPKA
748 E. CLEVELAND STREET
APOPKA, FLORIDA 32703
CONTACT: VLADIMIR SIMONOVSKI, P.E.
PHONE: (407) 703-1731

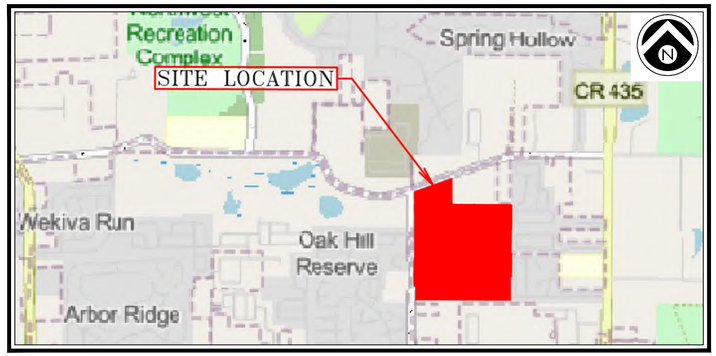
SOLID WASTE COLLECTION:
CITY OF APOPKA
748 EAST CLEVELAND STREET
APOPKA, FLORIDA 32703
PHONE: (407) 703-1731

CABLE:
CHARTER COMMUNICATIONS
(A.K.A. SPECTRUM)
3767 ALL AMERICAN BOULEVARD
ORLANDO, FLORIDA 32810
CONTACT: TRACEY DOMOSTOY
PHONE: (407) 532-8509

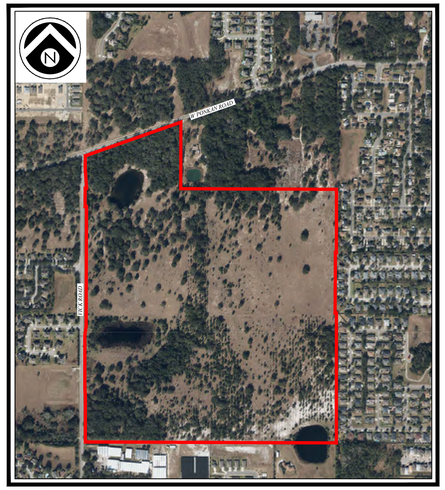
TELEPHONE/FIBER:
CENTURY LINK
33 NORTH MAIN STREET, ROOM 144
WINTER GARDEN, FLORIDA 34787
CONTACT: BILLY HAGER
PHONE: (407) 814-5329

GAS
LAKE APOPKA NATURAL GAS DISTRICT
1320 WINTER GARDEN VINELAND ROAD
WINTER GARDEN, FLORIDA 34787
CONTACT: MINGO COLON
PHONE: (407) 656-2734

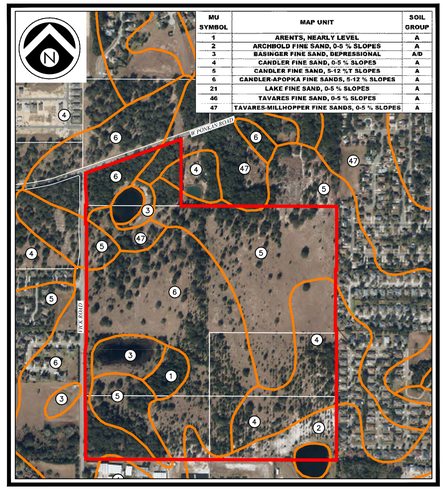
POWER:
DUKE ENERGY
3250 BONNETT CREEK ROAD
PO BOX 10000
LAKE BUENA VISTA, FLORIDA 32830
CONTACT: JENNIFER NAZARIAN
PHONE: (407) 938-6611



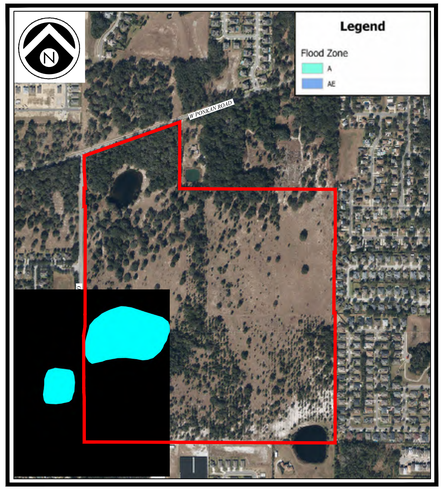
VICINITY MAP
SCALE: 1" = 2000'



AERIAL MAP
SCALE: 1" = 750'



SOILS MAP
SCALE: 1" = 750'



FEMA FLOOD MAP
SCALE: 1" = 750'

SHEET INDEX

	COVER
C1.0	GENERAL NOTES
C1.1	ABBREVIATIONS & SYMBOLS
C1.2	OVERALL EXISTING CONDITIONS
C1.3-C1.9	EXISTING CONDITIONS
C1.10	OFFSITE EXISTING CONDITIONS
C1.11	WETLAND IMPACT PLAN
C2.0	OVERALL DEMO, EROSION CONTROL & MOT PLAN
C2.1-C2.7	DEMO, EROSION CONTROL & MOT PLAN
C2.8	OFFSITE DEMO, EROSION, & MOT PLAN
C2.9	EROSION CONTROL & MOT DETAILS
C3.0	MASTER PLAN
C3.1-C3.2	MASTER PLAN DEVELOPMENT STANDARDS
C3.3	OVERALL GEOMETRY PLAN
C3.4-C3.10	GEOMETRY PLAN
C3.11	LOT DATA TABLES
C3.12	CURVE TABLES
C3.13-C3.14	CROSS SECTIONS
C3.15	OFFSITE IMPROVEMENT PLAN
C3.16-C3.17	OFFSITE CROSS SECTIONS
C3.18	PHASING PLAN
C3.19-C3.20	PHASING PLAN - GEOMETRY
C3.21-C3.22	PHASING PLAN - UTILITY
C3.23-C3.24	PHASING PLAN - PAVING & GRADING
C3.25-C3.26	PHASING PLAN - DRAINAGE
C3.27	OVERALL SIGNAGE & STRIPING PLAN
C3.28-C3.34	SIGNAGE & STRIPING PLAN
C3.35	OFFSITE SIGNAGE & STRIPING PLAN
C4.0	UTILITY NOTES
C4.1	OVERALL UTILITY PLAN
C4.2-C4.8	UTILITY PLAN
C4.9	OFFSITE UTILITY PLAN
C4.10	FIRE TRUCK ROUTE PLAN
C4.11	FIRE TRUCK ROUTE DETAILS
C4.12	GARBAGE TRUCK ROUTE PLAN
C4.13	LIGHTING PLAN
C5.0	OVERALL PAVING & GRADING PLAN
C5.1-C5.7	PAVING & GRADING PLAN
C5.8	GRADING DETAILS
C5.9	OFFSITE PAVING & GRADING PLAN
C6.0	OVERALL DRAINAGE PLAN
C6.1-C6.7	DRAINAGE PLAN
C6.8	OFFSITE DRAINAGE PLAN
C7.0-C7.2	PLAN & PROFILE - STREET A
C7.3-C7.12	PLAN & PROFILE - STREET B
C7.13	PLAN & PROFILE - STREET C
C7.14-C7.16	PLAN & PROFILE - STREET D
C7.17-C7.23	PLAN & PROFILE - STREET E
C7.24-C7.26	PLAN & PROFILE - STREET F
C7.27	PLAN & PROFILE - STREET G
C7.28-C7.29	PLAN & PROFILE - ALLEY A
C8.0	CIVIL DETAILS
C9.0-C9.2	DRAINAGE DETAILS
C10.0-C10.2	UTILITY DETAILS
	LANDSCAPE PLANS - COVER SHEET
PL-001	KEY PLAN
PL-002 - PL-008	TREE PRESERVATION PLAN
PL-009 - PL-015	EXISTING TREE TABLES
PL-016	EXISTING TREE COVERAGE PLAN
PL-300 - PL-306	CODE LANDSCAPE PLAN
PL-307	PLANT LIST & NOTES
PL-308	LANDSCAPE DETAILS
PL-500 - PL-503	PHOTOMETRIC PLANS
SHEETS 1-14	BOUNDARY & TOPOGRAPHIC SURVEY

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

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL
ENGINEERING REGISTRY
NO. 39060

PERMITS REQUIRED

AGENCY	PERMIT TYPE	DATE APPLIED	DATE APPROVED	APPROVAL NO.
CITY OF APOPKA	MAJOR DEVELOPMENT PLAN (MDP)	01/28/26		MDP-26-1
CITY OF APOPKA	ARBOR MITIGATION PERMIT			
S.J.R.W.M.D.	ENV. RESOURCE PERMIT (ERP)			
F.D.E.P.	WATER			
F.D.E.P.	WASTEWATER			
F.D.E.P.	NPDES			

REV.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		

LUKE CLASSON LICENSE No. 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
Digitally signed by Luke M Classon
Date: 2026.07.21 13:39:47 -04'00'
7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil\3D\Layouts\04 CSP\COVER SHEET.dwg Plotted:7/21/2026 By:ssanchez

GENERAL NOTES

1. UNLESS OTHERWISE SPECIFIED, ALL WORK SHALL BE PERFORMED CONSISTENT WITH THE FOLLOWING SPECIFICATIONS:

- 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 CITY 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 PROPERTY 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 FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE. (NAD 83, 2007 ADJUSTMENT) AS DETERMINED FROM GLOBAL POSITIONING SYSTEM (GPS). BASIS OF BEARING IS N70°42'52"E ALONG THE SOUTH RIGHT OF WAY LINE OF W. PONKAN ROAD.*
2. *ELEVATIONS SHOWN HEREON ARE BASED ON N.A.V.D. 1988 DATUM. REFERENCE BENCHMARK IS ORANGE COUNTY BENCHMARK S-1302-068, AN ALUMINUM DISK ON THE NORTH SIDE OF PONKAN ROAD, ELEVATION = 94.23 (NAVD'88)*
3. *ACCORDING TO THE FLOOD INSURANCE RATE MAP NO. 12095C0110 H, DATED 09/24/2021, THE LAND AND THE IMPROVEMENTS AS SHOWN HERON ARE PARTIALLY WITHIN A 100-YEAR FLOOD HAZARD ZONE. THE LAND IS IN ZONES "A" AND "X".*

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 CITY OF APOPKA 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), LIFT STATION, 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.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 538-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

GENERAL NOTES
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C1.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GENERAL NOTES.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

ABBREVIATIONS

A	
A	AREA
AB	ANCHOR BOLT
ABD	ABANDON(ED)
AC	ACRE(S)
AC-FT	ACRE FOOT/FEET
ACP	ASBESTOS CEMENT PIPE
ADDL	ADDITIONAL
ADT	AVERAGE DAILY TRAFFIC
AL	ALUMINUM
ALT	ALTERNATE
AM	BEFORE NOON
AMP	AMPERE(S)
APPROX	APPROXIMATE
ARV	AIR RELEASE VALVE
ARVV	AIR RELEASE VACUUM VALVE
ASPH	ASPHALT
ASSY	ASSEMBLY
AVE	AVENUE
AVG	AVERAGE
AZ	AZIMUTH
B	
BFP	BACKFLOW PREVENTER
BL	BASELINE
BLDG	BUILDING
BLVD	BOULEVARD
BM	BENCH MARK
BND	BOUNDARY
BO	BLOWOFF
BOC	BACK OF CURB
BOT	BOTTOM
BRG	BEARING
BS	BOTTOM OF SLOPE
BV	BUTTERFLY VALVE
C	
CAP	CAPACITY
CB	CATCH BASIN
CC	CENTER TO CENTER
CEM	CEMENT
CF	CUBIC FEET
CFM	CUBIC FEET PER MINUTE
CFS	CUBIC FEET PER SECOND
C&G	CURB AND GUTTER
CI	CAST IRON
CIP	CAST IRON PIPE
CJ	CONSTRUCTION JOINT
C/L	CENTER LINE
CLP	CONCRETE LIGHT POLE
CLR	CLEAR/CLEARANCE
CLS	CLASS
CM	CONCRETE MONUMENT
CMP	CORRUGATED METAL PIPE
CMPA	CORRUGATED METAL PIPE ARCH
CND	CONDUIT
CO.	COUNTY
CO	CLEANOUT
COL	COLUMN
COMP	COMPLETE
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCT(ION)
CONT	CONTINUOUS
COORD	COORDINATE(S)
COR	CORNER
CPLG	COUPLING
CPP	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
DHWL	DESIGN HIGH WATER LEVEL
DI	DUCTILE IRON
DIA	DIAMETER
DIAG	DIAGONAL
DIM	DIMENSION
DIP	DUCTILE IRON PIPE
DISCH	DISCHARGE
DIST	DISTANCE
DMH	DROP MANHOLE
DN	DOWN
DRN	DRAIN
DWG	DRAWING
DWY	DRIVEWAY
E	
E	EAST
EA	EACH
EC	EDGE OF CONCRETE
ED	ENERGY DISSIPATOR
EF	EACH FACE
EFF	EFFLUENT
EG	EXISTING GRADE
E/L	EASEMENT LINE
ELB	ELBOW
ELEC	ELECTRIC
ELEV	ELEVATION
ELLIP	ELLIPSE/ELLIPTICAL
ENC	ENCASEMENT
ENG	ENGINEER(ING)
EOP	EDGE OF PAVEMENT
EQ	EQUAL/EQUATION
EQUIP	EQUIPMENT
EQUIV	EQUIVALENT
ESMT	EASEMENT
EST	ESTIMATE
EW	EACH WAY
EWL	ENDWALL
EXC	EXCAVATE/EXCAVATION
EXIST	EXISTING
EXP	EXPAND/EXPANSION
EXT	EXTEND/EXTENSION

F	
F&C	FRAME AND COVER
FD	FLOOR DRAIN
FDC	FIRE DEPARTMENT CONNECTION
FDN	FOUNDATION
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
FF	FINISHED FLOOR
FG	FINISHED GRADE
FH	FIRE HYDRANT
F&I	FURNISH AND INSTALL
FIG	FIGURE
FIN	FINISHED
FIT	FITTING
FL	FENCE LINE
FLR	FLOOR
FLEX	FLEXIBLE
FLG	FLANGE
FM	FORCE MAIN
FND	FOUND
FPH	FEET PER HOUR
FPM	FEET PER MINUTE
FPS	FEET PER SECOND
FT	FEET/FOOT
FTG	FOOTING
G	
GA	GAUGE
GAL	GALLON
GALV	GALVANIZED
GM	GAS MAIN
GPD	GALLONS PER DAY
GPH	GALLONS PER HOUR
GPM	GALLONS PER MINUTE
GPS	GALLONS PER SECOND
GR	GUARD RAIL
GRD	GROUND/GRADE
GSP	GALVANIZED STEEL PIPE
GV	GATE VALVE
GV&B	GATE VALVE AND BOX
GW	GUY WIRE
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
JST	JOIST
JT	JOINT
L	
L	LENGTH
LAT	LATITUDE
LATL	LATERAL
LB	POUND
LF	LINEAR FEET/FOOT
LG	LONG
LIM	LIMIT(S)
LP	LIGHT POLE
LONG	LONG
LT	LEFT
LWL	LOW WATER LEVEL
M	
MAINT	MAINTENANCE
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
ME	MITERED END
MFR	MANUFACTURER
MGD	MILLION GALLONS PER DAY
MH	MANHOLE
MHC	MANHOLE COVER
MHWL	MEAN HIGH WATER LEVEL
MIN	MINIMUM
MISC	MISCELLANEOUS
MJ	MECHANICAL JOINT
MLP	METAL LIGHT POLE
MLWL	MEAN LOW WATER LEVEL
MON	MONUMENT
MPH	MILES PER HOUR
MSL	MEAN SEA LEVEL
MTG	MOUNTING
N	
N	NORTH
NA	NOT APPLICABLE
N&C	NAIL AND CAP
NE	NORTHEAST
NG	NATURAL GROUND
NIC	NOT IN CONTRACT
NO OR #	NUMBER
NOM	NOMINAL
NTP	NOTICE TO PROCEED
NTS	NOT TO SCALE
NW	NORTHWEST
NWL	NORMAL WATER LEVEL
O	
OC	ON CENTER
OD	OUTSIDE DIAMETER
OE	OR EQUAL
OPNG	OPENING
OPP	OPPOSITE
ORCP	OVAL REINFORCED CONCRETE PIPE
OS	OUTFALL STRUCTURE
OVFL	OVERFLOW
OVHD	OVERHEAD

P	
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PEP	POLYETHYLENE PIPE
PI	POINT OF INTERSECTION
PIV	POST INDICATOR VALVE
P/L	PROPERTY LINE
POB	POINT OF BEGINNING
POJ	PUSH ON JOINT
POS	POINT OF SERVICE
PP	POWER POLE
PR	PHONE RISER
PRC	POINT OF REVERSE CURVATURE
PRESS	PRESSURE
PROJ	PROJECT
PROP	PROPOSED
PRVC	POINT OF REVERSE VERTICAL CURVE
PSF	POUNDS PER SQUARE FOOT
PSI	POUNDS PER SQUARE INCH
PT	POINT OF TANGENCY
PVC	POLYVINYL CHLORIDE
PVMT	PAVEMENT
PWR	POWER
Q	
Q	FLOW RATE
R	
R	RADIUS
RCP	REINFORCED CONCRETE PIPE
RCPA	REINFORCED CONCRETE PIPE ARCH
RD	ROAD
RDY	ROADWAY
RED	REDUCER
REF	REFERENCE
REINF	REINFORCE(D)
REQD	REQUIRED
REV	REVISE/REVISION
RPM	REVOLUTIONS PER MINUTE
RR	RAILROAD
RT	RIGHT
RV	RELIEF VALVE
R/W	RIGHT-OF-WAY
RWM	REUSE WATER MAIN
S	
S	SOUTH
SAN	SANITARY SEWER
SB	SPLASH BLOCK
SCH	SCHEDULE
SD	SIDE DRAIN
SDN	SHELF DRAIN
SE	SOUTHEAST
SEC	SECONDS
SECT	SECTION
SH	SHEET
SHGWT	SEASONAL HIGH GROUND WATER TABLE
SIM	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(IS)
SYMM	SYMMETRICAL
SYS	SYSTEM
T	
T	TANGENT
TB	TURFBLOCK
T&B	TOP AND BOTTOM
TBM	TEMPORARY BENCH MARK
TC	TIME OF CONCENTRATION
TD	TRENCH DRAIN
TDH	TOTAL DYNAMIC HEAD
TECH	TECHNICIAN/TECHNICAL
TEMP	TEMPORARY
TL	TERMINAL LAMPHOLE
TOB	TOP OF BANK
TOC	TOP OF CURB
TOS	TOE OF SLOPE
TOT	TOTAL
TS	TOP OF SLOPE
TWP	TOWNSHIP
TYP	TYPICAL
U	
UD	UNDERDRAIN
UG	UNDERGROUND
UON	UNLESS OTHERWISE NOTED
UTC	UNDERGROUND TELEPHONE CABLE
V	
VB	VALVE BOX
VC	VERTICAL CURVE
VCP	VITRIFIED CLAY PIPE
VERT	VERTICAL
VPC	VERTICAL POINT OF CURVE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TANGENCY
W	
W	WEST
W/	WITH
WM	WATER MAIN
W/O	WITHOUT
WP	WATER/WEATHER PROOF
WPP	WOOD POWER POLE
WS	WATER SURFACE
WSWT	WET SEASON WATER TABLE
WT	WEIGHT
WV	WATER VALVE
WWF	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
- FDOT TYPE 1 INLET
- FDOT TYPE 2 INLET
- FDOT TYPE 3 INLET
- FDOT TYPE 4 INLET
- FDOT TYPE 5 INLET
- FDOT TYPE 6 INLET

HIGHWAY & UTILITIES

- BENCHMARK
- BOUND CORNER
- CONCRETE
- COUNTY ROADS
- INTERSTATE ROADS
- LIGHT POLE
- SIGN
- EDGE OF PAVEMENT W/O CURB
- STATE ROADS
- GUY POLE
- UTILITY POLE
- YARD LIGHT
- GAS MAIN
- OVER HEAD WIRE
- ELECTRIC CABLE OR CONDUIT, BURIED
- UNDERGROUND TELEPHONE CABLE
- EDGE OF PAVEMENT W/CURB

PROPOSED SYMBOLS

LINES

- PROPERTY BOUNDARY
- LOT LINE
- CENTER LINE
- EASEMENT
- BUILDING SETBACK LINE
- WETLAND LINE
- WETLAND BUFFER LINE
- FENCE
- SILT FENCE
- GUARDRAIL
- ENTRY WALL
- RETAINING WALL
- SWALE
- CONTOUR

SANITARY SEWER

100 LF OF 8" PVC @ 0.40%

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

POTABLE WATER

- WATER MAIN
- FIRE MAIN
- 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

100 LF OF 24" RCP @ 0.20%

- STORM PIPE
- DRAINAGE FLOW DIRECTION
- FDOT INLET TYPE 1
- FDOT INLET TYPE 2
- FDOT INLET TYPE 3
- FDOT INLET TYPE 4
- FDOT INLET TYPE 5
- FDOT INLET TYPE 6
- MANHOLE
- MITERED END SECTION
- STORM INLET

ROADWAY & GRADING

- CONCRETE
- BLDG OR STRUCTURE
- TYPE F CURB & GUTTER
- RIBBON CURB
- DETAIL REFERENCE (10 / C1.0)
- SPOT ELEVATION (×100.00)
- FINISHED FLOOR ELEVATION W/ FHA LOT TYPE (LOT TYPE "A" FFE=100.00)
- HANDICAP PARKING
- INTERSTATE ROADS (95)
- LIGHT POLE
- STATE ROADS (50)
- SIGN
- TRAFFIC FLOW PAVEMENT MARKING
- UTILITY POLE
- CROSS SECTION DETAIL (A A)

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.

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

ABBREVIATIONS & SYMBOLS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

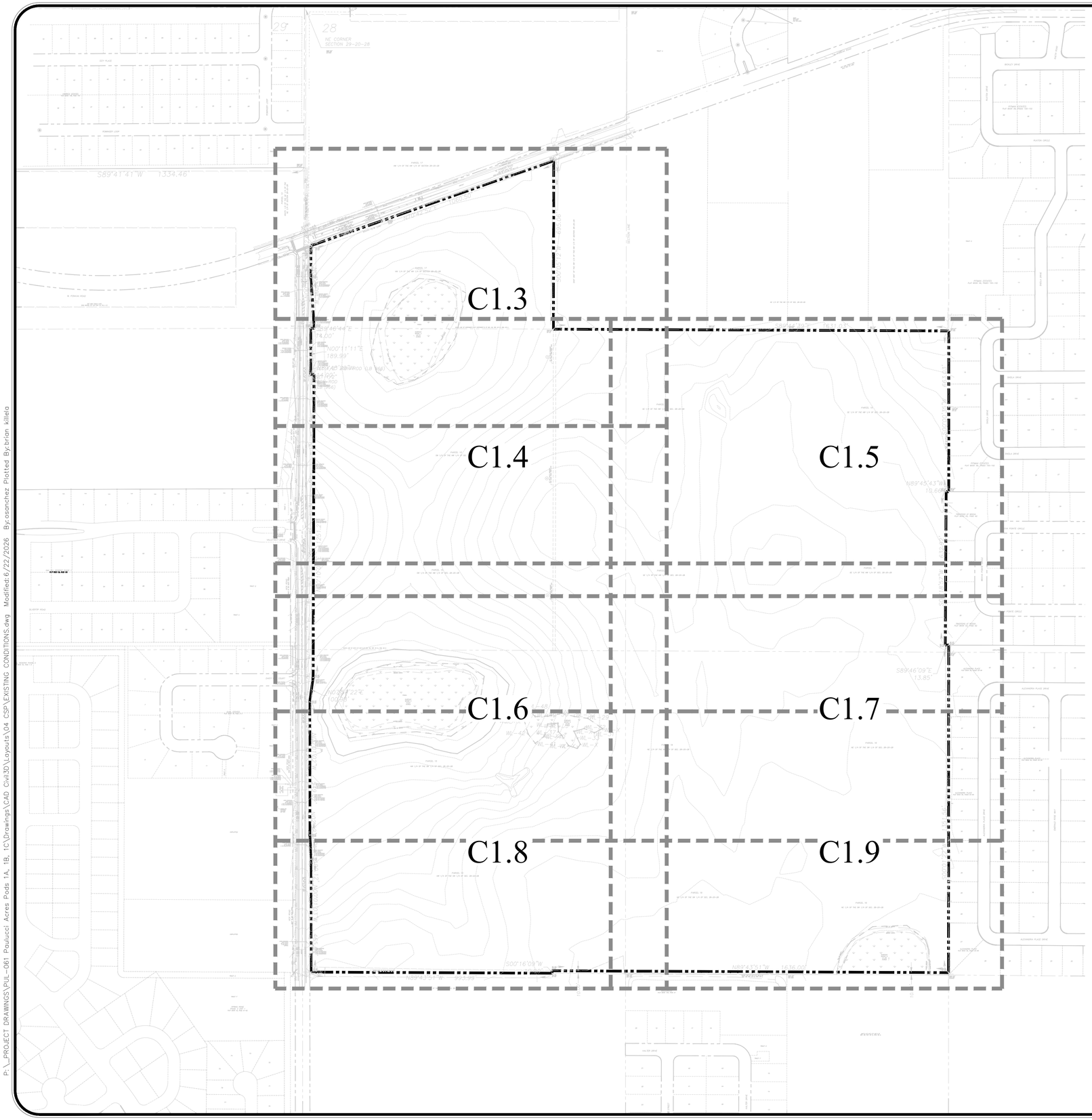
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
N.T.S.	PUL-061	C1.1

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

The plans have been digitally signed and sealed by Luke A. Classson, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\ABBREVIATIONS & SYMBOLS.dwg Modified: 7/21/2026 By:brian killela Plotted By:brian killela



EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

GRAPHIC SCALE

200 0 100 200 400

(IN FEET)
1 inch = 200 ft.

SURVEYOR'S NOTES:

ELEVATIONS SHOWN HEREON ARE BASED ON N.A.V.D. 1988 DATUM. REFERENCE BENCHMARK IS ORANGE COUNTY BENCHMARK S-1302-068, AN ALUMINUM DISK ON THE NORTH SIDE OF PONKAN ROAD, ELEVATION = 94.23 (NAVD '88)

BEARINGS SHOWN HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM, EAST ZONE. (NAD 83, 2007 ADJUSTMENT) AS DETERMINED FROM GLOBAL POSITIONING SYSTEM (GPS). BASIS OF BEARING IS N70°42'52"E ALONG THE SOUTH RIGHT OF WAY LINE OF W. PONKAN ROAD.

UNLESS OTHERWISE NOTED, PLAT INFORMATION IS EQUAL TO FIELD MEASURED DATA.

NO UNDERGROUND INSTALLATIONS, IMPROVEMENTS OR ROOF OVERHANGS HAVE BEEN LOCATED EXCEPTS AS NOTED HEREON.

THE SURVEYOR HAS NOT MADE A SEARCH OF THE PUBLIC RECORDS FOR EASEMENTS, RESTRICTIONS, RESERVATIONS AND/OR RIGHTS-OF-WAY OF RECORD.

ACCORDING TO THE FLOOD INSURANCE RATE MAP NO. 12095C0110 H, DATED 09/24/2021, THE LAND AND THE IMPROVEMENTS AS SHOWN HEREON ARE PARTIALLY WITHIN A 100-YEAR FLOOD HAZARD ZONE. THE LAND IS IN ZONES "A" AND "X".

POINT ELEVATIONS WITH TWO DECIMAL PRECISION DENOTE PAVEMENT, CONCRETE AND OTHER HARD SURFACE FEATURES; ONE DECIMAL PRECISION DENOTES NATURAL GROUND OR A SOFT SHOT. ALL OTHERS ARE AS NOTED.

ABBREVIATIONS

P.B.	PLAT BOOK	(C)	CALCULATED	°	DEGREES		ALL PROPERTY CORNERS AS NOTED.
D.B.	DEED BOOK	(P)	PLAT	'	MINUTES	D.I.D.	DRAINAGE AND UTILITY EASEMENT IDENTIFICATION
BK.	BOOK	(D)	DESCRIBED	"	SECONDS	P.C.P.	PERMANENT CONTROL POINT
PG.	PAGE	(M)	MEASURED	±	MORE OR LESS	P.O.B.	POINT OF BEGINNING
SEC.	SECTION	CB	CHORD BEARING	L.B.	LICENSED BUSINESS	P.O.C.	POINT OF COMMENCEMENT
TWP.	TOWNSHIP	CH	CHORD	L.S.	LICENSED SURVEYOR	F/F	FINISH FLOOR ELEVATION
RGE.	RANGE	R	RADIUS	B.W.F.	BARBED WIRE FENCE	L.F.E.	LOWEST FLOOR ELEVATION
COR.	CORNER	L	LENGTH	H.W.F.	HOG WIRE FENCE	G.F.E.	GARAGE FLOOR ELEVATION
AC.	ACRES	Δ	DELTA	C.L.F.	CHAIN LINK FENCE	R/W	RIGHT OF WAY
P.S.M.	PROFESSIONAL SURVEYOR AND MAPPER	T	TANGENT	W.F.	WOOD FENCE	O.R.	OFFICIAL RECORDS
		C/L	CENTERLINE	E.P.	EDGE OF PAVEMENT	STY.	STORY
BC	BENCHMARK			FRM.	FRAME	CONC.	CONCRETE
P.S.M.	CONCRETE BLOCK & STUCCO			O/S	OFFSET		

E	ELEVATION
P.T.	POINT OF TANGENCY
P.C.	POINT OF CURVE
P.R.C.	POINT OF REVERSE CURVE
P.I.	POINT OF INTERSECTION
S.F.	SET 1/2" IRON ROD (LB 966)
C.M.P.	CORRUGATED METAL PIPE
R.C.P.	REINFORCED CONCRETE PIPE
INV.	INVERT
F.	FOUND
P.R.M.	PERMANENT REFERENCE MONUMENT
TR.	TRANSFORMER

UE UNDERGROUND POWER LINE — BT BURIED TELEPHONE LINE — W BURIED WATER LINE
OHU OVERHEAD POWER LINE — GAS BURIED GAS MAIN — SAN BURIED SANITARY SEWER LINE

LEGEND

	BENCHMARK		CLEAN OUT
	WOOD POWER POLE		SANITARY SEWER M.HOLE
	CONCRETE POWER POLE		STORM SEWER M.HOLE
	METAL POWER POLE	GM	GAS METER
	GUY WIRE ANCHOR		GAS VALVE
	WOOD LIGHT POLE	CATV	CABLE TELEVISION RISER
	CONCRETE LIGHT POLE	TELR	TELEPHONE RISER
MLP	METAL LIGHT POLE	TCB	TELEPHONE CONTROL BOX
FLP	FIBERGLASS LIGHT POLE	TRANS	ELECTRIC TRANSFORMER
	FIRE HYDRANT	ESM	ELECTRIC SERVICE METER
	WATER VALVE	TSCB	TRAF. SIGNAL CONTROL BOX
	WELL		BOLLARD
	WATER METER	SIGN	SIGN
RCWM	RECLAIMED WATER VALVE		FIBER OPTIC MARKER
RCWV	RECLAIMED WATER METER	TEL	TELEPHONE MARKER
	AIR RELEASE VALVE	GAS	GAS MARKER

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

BY	DESCRIPTION	DATE	REV.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OVERALL EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 200'	PUL-061	C1.2

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

P:\...PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified: 6/22/2026 By: osanchez Plotted By: brian killela

PARCEL 17
NW 1/4 OF THE NW 1/4 OF SECTION 28-20-28

PARCEL 13
SOUTH 1/2 OF THE NE 1/4 OF THE NE 1/4 OF SECTION 29-20-28

W. PONKAN ROAD

VICK ROAD

SOUTH R/W LINE OF NW 1/4 OF NW 1/4 OF SEC. 28, TWP. 20 S., RNG. 28 E.

SOUTH LINE OF NORTHWEST ¼ OF NORTHWEST ¼ OF SEC. 28, TWP. 20 S., RNG. 28 E.

EAST 330' OF THE NW 1/4 OF THE NW 1/4 OF SECTION 28-20-28

SURFACE WATER 3 ±2.72 ACRES

PONDS

WETLAND LINE

FORD DRIVE

WEST DRIVE

BENCHMARK (68)
PAC MAG & DISK
N=1,446,180.7943
E=494,180.7192
EL=84.68

BENCHMARK (69)
PAC MAG & DISK
N=1,446,180.7943
E=494,180.7192
EL=84.68

FOUND 4"X4" CONC. MON. (LB 5073)

SET 1/2" IRON ROD (LB 966)

S89°46'44"E 14.00'

N89°45'29"W 14.00'

5042
90.077
/RCP18/-5.65

5027
90.220
2X4 GRT-N/RCP18/-6.45+E/RCP18/-6.4

PLEASE REFER TO SHEET C1.10 FOR OFFSITE EXISTING CONDITION PLAN FOR VICK ROAD

SHEET C1.3

SHEET C1.4

SHEET C1.5

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

KEY MAP

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

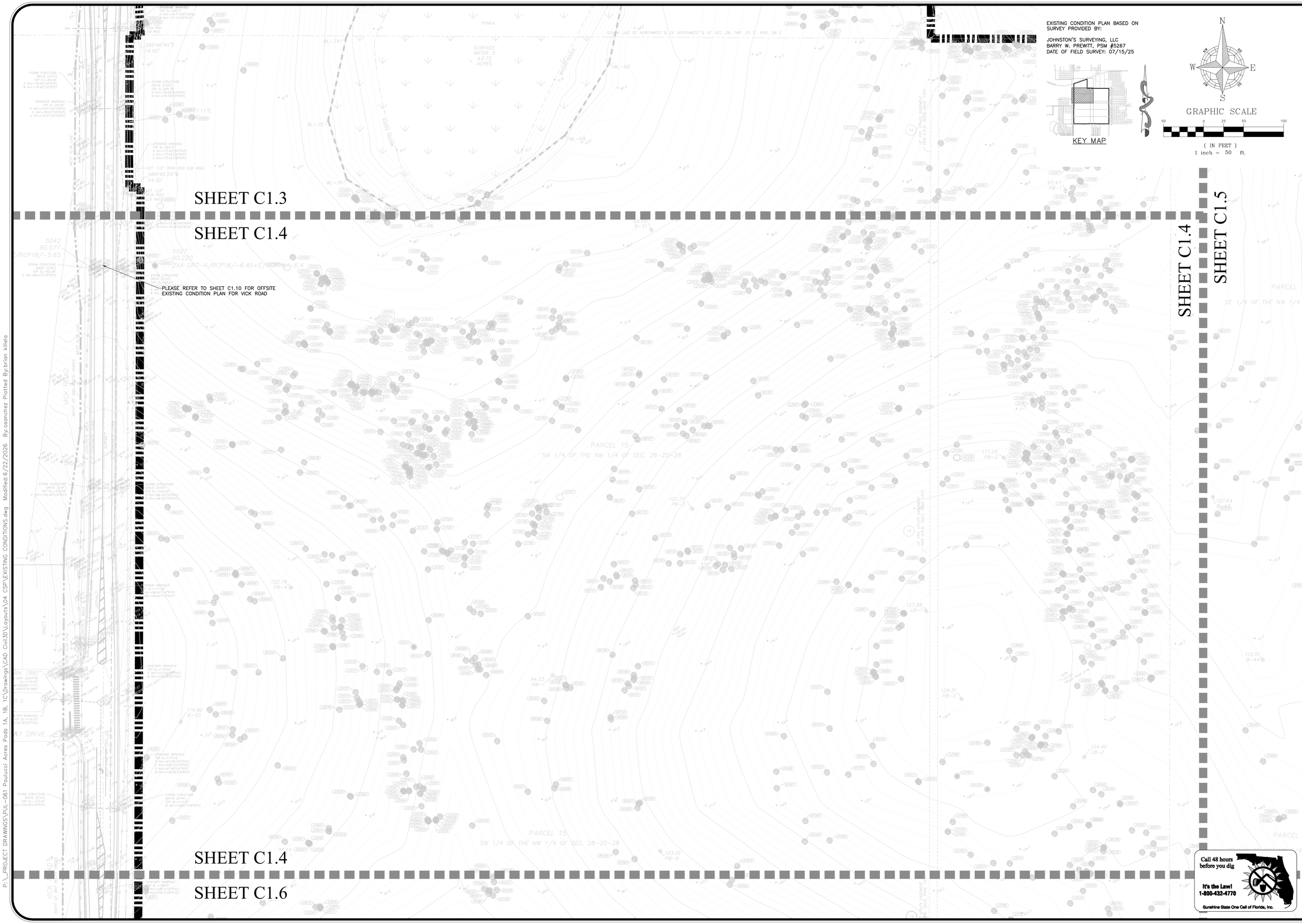
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

SCALE:	DRAWN:	DESIGNED:	CHECKED:	DATE:
1" = 50'	A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

PROJECT: PUL-061
SHEET: C1.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

KEY MAP

GRAPHIC SCALE

(IN FEET)
1 inch = 50 ft.

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C1.4

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

SHEET C1.4

SHEET C1.5



SHEET C1.5

SHEET C1.7

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

KEY MAP

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C1.5

LUKE CLASSON
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

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

SHEET C1.4

SHEET C1.6

PARCEL 15
SW 1/4 OF THE NW 1/4 OF SEC. 28-20-28

SOUTH LINE OF SW¼ OF NW¼ OF SEC. 28, TWP. 20 S., RNG. 28 E.

PLEASE REFER TO SHEET C1.10 FOR OFFSITE EXISTING CONDITION PLAN FOR VICK ROAD

PARCEL 15
NW 1/4 OF THE SW 1/4 OF SEC. 28-20-28

SHEET C1.6

SHEET C1.8

SHEET C1.6

SHEET C1.7

SHEET C1.8

SHEET C1.9

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

KEY MAP

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

NO.	REV.	DATE	DESCRIPTION	BY
1				

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C1.6

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

SHEET C1.5

SHEET C1.7

SHEET C1.8

SHEET C1.6

SHEET C1.9

SHEET C1.7

SHEET C1.7

SHEET C1.9

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

N
W E
S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

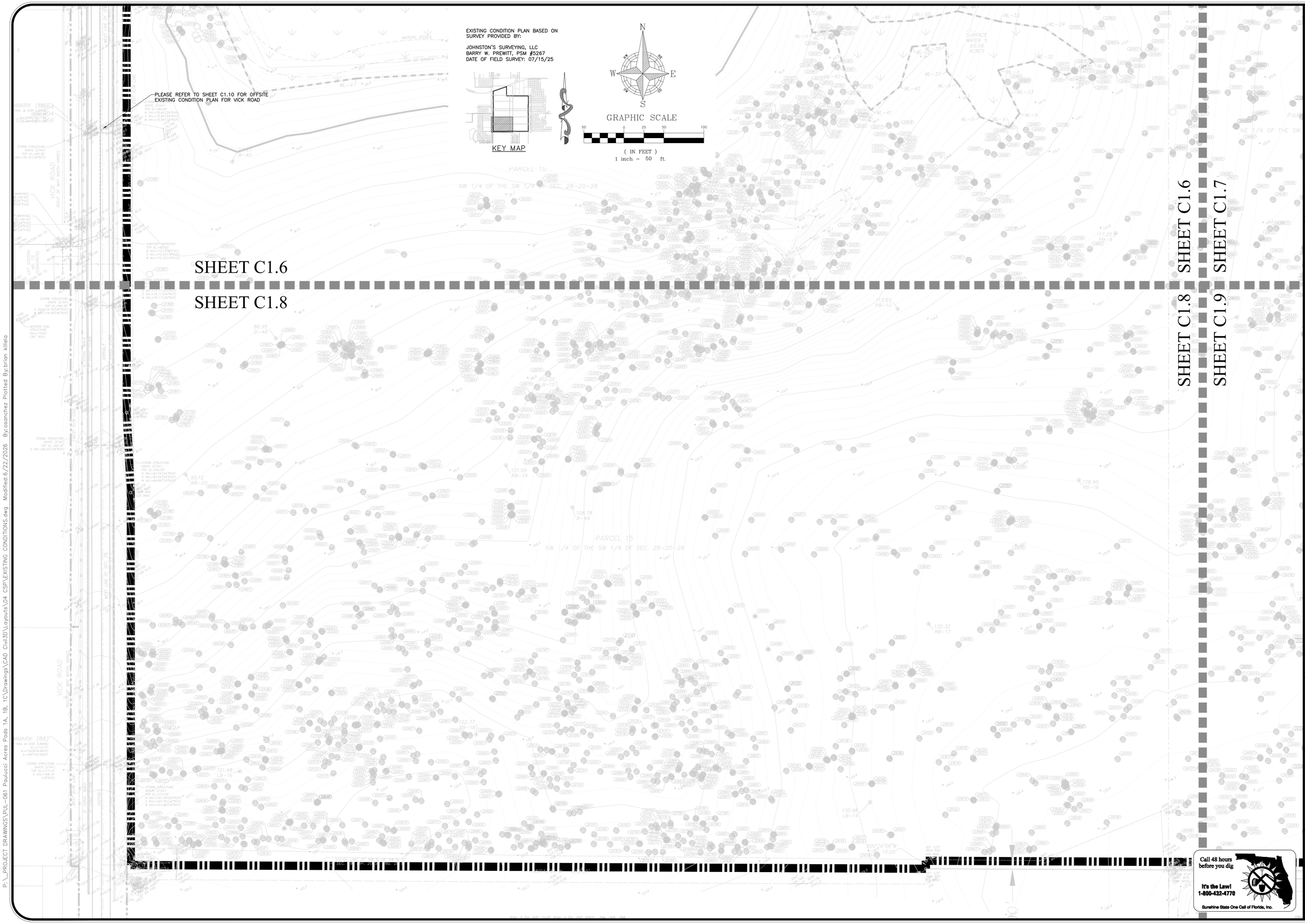
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C1.7

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

The seal on these digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

EXISTING CONDITIONS CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C1.8

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C1.6

SHEET C1.7

SHEET C1.8

SHEET C1.9

SHEET C1.7

SHEET C1.9

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

KEY MAP

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

EXISTING CONDITIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C1.9

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke C. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

KEY MAP

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

EXISTING CONDITION PLAN BASED ON SURVEY PROVIDED BY:

JOHNSTON'S SURVEYING, LLC
BARRY W. PREWITT, PSM #5267
DATE OF FIELD SURVEY: 07/15/25

REV.	DATE	DESCRIPTION	BY
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OFFSITE EXISTING CONDITIONS CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4 CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 50'	PUL-061	C1.10

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE EXISTING CONDITIONS.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\WETLAND IMPACT PLAN.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela

25' WETLAND BUFFER (TYP.)

LIMITS OF KARST FEATURE PROVIDED BY DEVO ENGINEERING, LLC

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

SURFACE WATER 3 ±2.72 ACRES

100' AVERAGE KARST BUFFER PROVIDED BY DEVO ENGINEERING, LLC

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

100' AVERAGE KARST BUFFER PROVIDED BY DEVO ENGINEERING, LLC

25' WETLAND BUFFER (TYP.)

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

LIMITS OF KARST FEATURE PROVIDED BY DEVO ENGINEERING, LLC

SURFACE WATER 4 ±3.57 ACRES

WETLAND IMPACT 0.56 AC (24,607 SF)

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

25' WETLAND BUFFER (TYP.)

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

SURFACE WATER 6 ±1.38 ACRES

N

W E

S

GRAPHIC SCALE

150 0 75 150 300

(IN FEET)
1 inch = 150 ft.

LEGEND

FLAGGED WETLAND

PROPOSED UPLAND BUFFER

IMPACTED WETLAND

BY	DESCRIPTION	DATE	REV.

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

WETLAND IMPACT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

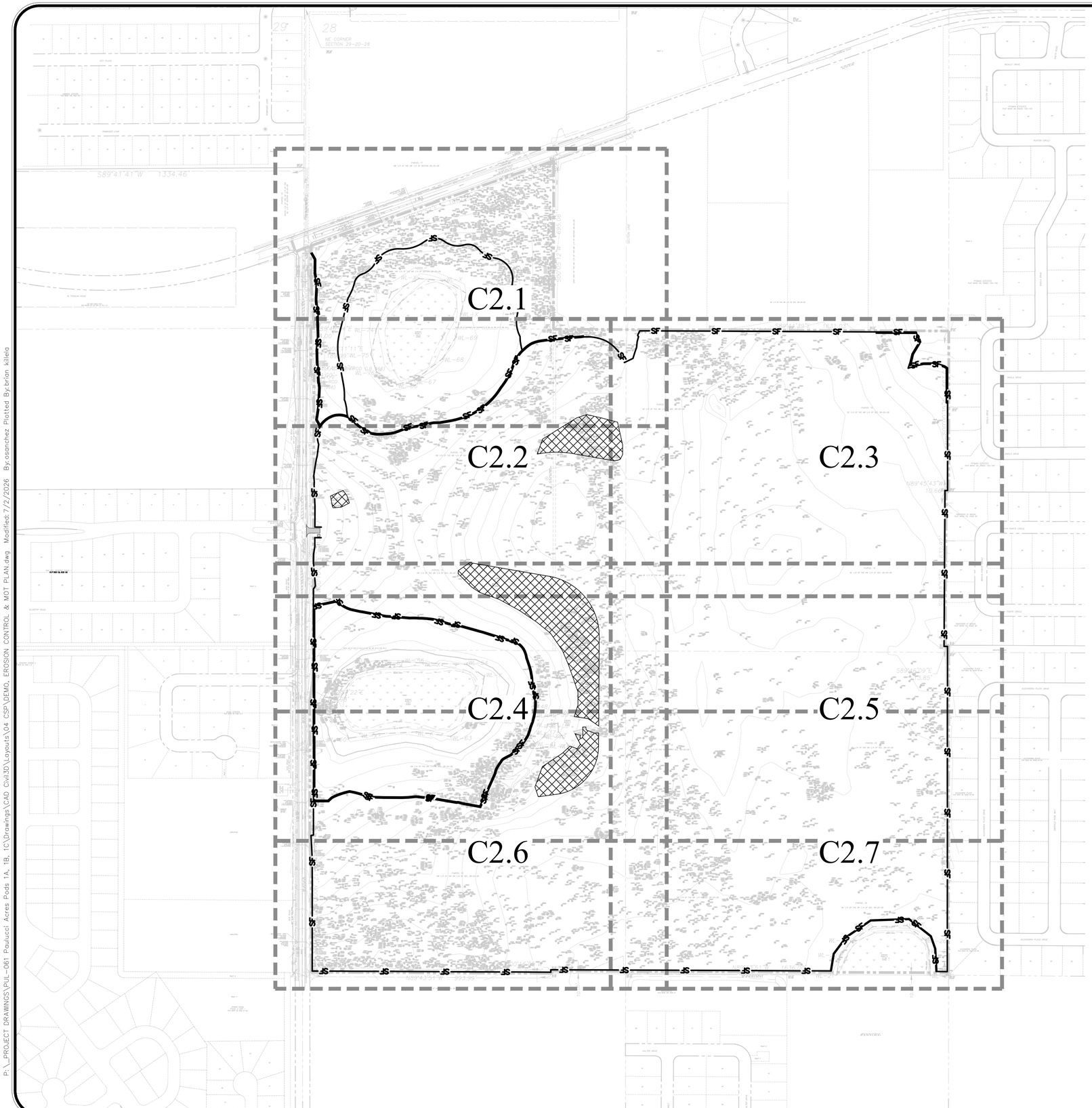
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

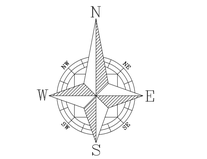
SCALE	PROJECT	SHEET
1" = 150'	PUL-061	C1.11

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

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





GRAPHIC SCALE

200 0 100 200 400

(IN FEET)
1 inch = 200 ft.

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 BALES, SILT BARRIERS, TEMPORARY GRASSING, ETC. AS REQUIRES TO FULLY COMPLY WITH THE INTENT OF THIS SPECIFICATION.

1. 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.
2. 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.
3. 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.
4. TEMPORARY SEEDING:
   AREAS GRADED BY CONSTRUCTION OPERATIONS AND THAT ARE NOT ANTICIPATED TO BE DRESSED AND RECEIVE FINAL GRASSING TREATMENT WITHIN SEVEN DAYS SHALL BE SEEDED 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.
5. 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 SEEDED AREA TO A DEPTH OF FOUR INCHES.
6. TEMPORARY GRASSING:
   THE SEEDED OR SEEDED AND MULCHED AREA(S) SHALL BE ROLLED AND WATERS AS REQUIRED TO ASSURE OPTIMUM GROWING CONDITIONS FOR THE ESTABLISHMENT OF A GOOD GRASS COVER.
7. TEMPORARY REGRASSING:
   IF, AFTER FOURTEEN 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.
8. 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.
9. DUST ABATEMENT:
   DUST SHALL BE CONTROLLED WITH USE OF WATER AND CALCIUM CHLORIDE.
10. SODDING OF RETENTION POND AND CONVEYANCE SWALE SIDE SLOPES SHOULD BE ACCOMPLISHED AS SOON AS POSSIBLE FOLLOWING COMPLETION OF GRADING TO MINIMIZE EROSION POTENTIAL.
11. AT A MINIMUM, THE RETENTION/DETENTION STORAGE AREA MUST BE EXCAVATED TO ROUGH GRADE PRIOR TO BUILDING CONSTRUCTION OR PLACEMENT OR IMPERVIOUS SURFACE WITHIN THE AREA TO BE SERVED BY THOSE FACILITIES, TO PREVENT REDUCTION IN STORAGE VOLUME AND PERCOLATION RATES, ALL ACCUMULATED SEDIMENT MUST BE REMOVED FOR THE STORAGE AREA PRIOR TO FINAL GRADING AND STABILIZATION.
12. AT A MINIMUM SILT BARRIERS SHALL BE PLACED AS SHOWN ON SHEETS C2.1–C2.7 OF THE CONSTRUCTION PLANS TO INSURE AGAINST POLLUTING, SILTING 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 SATISFACTORY, 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.
13. SILT FENCE TO BE INSTALLED A MINIMUM OF SIX INCHES (6") FROM PROPERTY LINE, WETLAND LINE, WETLAND BUFFER, ETC..
14. CONTRACTOR IS ULTIMATELY RESPONSIBLE FOR ALL EROSION PROTECTION COSTS. INCLUDING ANY COSTS ASSOCIATED WITH COMPLIANCE ISSUES AND ENFORCEMENT ACTIONS.
15. ANY EXISTING WELLS ON SITE MUST BE ABANDONED/CAPPED AS PER SJRWMD AND FDEP PROCEDURES.
15. 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.
16. CONTRACTOR TO VIDEO OR OTHERWISE DOCUMENT THE EXISTING CONDITION OF THE RIGHT-OF-WAY AND ADJACENT PARCELS.
17. ALL ONSITE SOILS EXPOSED DURING SITE ALTERATION SHALL BE STABILIZED.
18. ALL RUNOFF AND SILTATION SHALL BE DIRECTED TO TEMPORARY SEDIMENT BASIN AND/OR SEDIMENT TRAPS IN SUCH A MANNER AS TO PREVENT OFF-SITE IMPACTS.
19. A RIGHT-OF-WAY (ROW) PERMIT AND A MAINTENANCE OF TRAFFIC (MOT) PERMIT MUST BE APPLIED FOR BEFORE THE PRE-CONSTRUCTION MEETING.
20. A DETAILED TEMPORARY TRAFFIC CONTROL PLAN, INCLUDING PEDESTRIAN ACCOMMODATION, MUST BE SUBMITTED AT THE MOT PERMIT.
21. A LANE CLOSURE OPERATIONAL ANALYSIS PER FDOT IS REQUIRED TO CONSIDER DAYTIME OPERATIONS.

FDEP NPDES PERMIT NOTES:

1. THE CONTRACTOR IS RESPONSIBLE FOR APPLYING FOR AND OBTAINING A NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) NOI FDEP PERMIT.
2. THE CONTRACTOR IS RESPONSIBLE FOR CREATING AND MAINTAINING THE REQUIRED STORMWATER POLLUTION PREVENTION PLAN (SWPPP).
3. THE CONTRACTOR IS RESPONSIBLE FOR PERFORMING THE WEEKLY INSPECTION REPORTS AND REQUIRED INSPECTIONS AFTER THE SPECIFIED RAINFALL EVENTS PER THE NPDES PERMIT.

SITE PREPARATION/OVER EXCAVATION NOTES:

1. CONTRACTOR TO REFER TO GEOTECHNICAL ANALYSIS REPORTS BY DEVO ENGINEERING, LLC. AND COORDINATE WITH GEOTECHNICAL ENGINEER FOR LIMITS OF OVER-EXCAVATION. INSPECTION TO DETERMINE THE EXTENT OF UNSUITABLE SOILS SHALL BE PERFORMED ONSITE BY THE GEOTECHNICAL ENGINEER.
2. THE CONTRACTOR SHALL OVER-EXCAVATE AND REPLACE THE CLAYEY SOILS WITH CLEAN FINE SAND CONTAINING LESS THAN 10% FINES (PASSING ASTM SIEVE No. 200) FROM POND BOTTOM AND POND BANK PER THE GEOTECHNIAL REPORT PROVIDED BY DEVO ENGINEERING, LLC. ON JUNE 2026.
4. CONTRACTOR SHALL PROVIDE THE CITY ENGINEER WITH DAILY LOGS FROM THE GEOTECHNICAL ENGINEER TO DOCUMENT EXCAVATION AND REMOVAL OF UNSUITABLE SOILS. THE CITY ENGINEER SHALL BE NOTIFIED DAILY WHEN UNSUITABLE SOILS ARE EXPOSED AND BEING REMOVED FROM THE SITE.

APPROXIMATE AREA OF CLAY TO BE OVER-EXCAVATED PER DEVO ENGINEERING, LLC. GEOTECHNICAL REPORT

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OVERALL DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 200'
PROJECT PUL-061
SHEET C2.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian killela

PARCEL 17
NW 1/4 OF THE NW 1/4 OF SECTION 28-20-28

PARCEL 13
SOUTH 1/2 OF THE NE 1/4 OF THE NE 1/4 OF SECTION 29-20-28

W. PONKAN ROAD

CONTINUE 1,662 LF SILT FENCE (1/C2.9)

END 2,003 LF DOUBLE SILT FENCE

END 732 LF SILT FENCE (1/C2.9)

SHEET C2.1

SHEET C2.2

PLEASE REFER TO SHEET C2.8 FOR OFFSITE EROSION CONTROL, DEMO AND MOT PLAN FOR VICK ROAD

START 1,662 LF SILT FENCE (1/C2.9)

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TYP.)

END 1,662 LF SILT FENCE (1/C2.9)

START 2,003 LF DOUBLE SILT FENCE (1/C2.9)

CONTINUATION OF 12,336 LF SILT FENCE (1/C2.9)

SHEET C2.2

SHEET C2.3

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

EAST 300' OF THE NW 1/4 OF THE NW 1/4 OF SECTION 28-20-28

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

NO.	DESCRIPTION	REV. DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C2.1

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian killela

SHEET C2.1

SHEET C2.2

SHEET C2.2

SHEET C2.3

SHEET C2.2

SHEET C2.4

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TYP.)

(2/C2.9) START 2,003 LF DOUBLE SILT FENCE

(1/C2.9) END 1,662 LF SILT FENCE

PLEASE REFER TO SHEET C2.8 FOR OFFSITE EROSION CONTROL, DEMO AND MOT PLAN FOR VICK ROAD

START 1,662 LF SILT FENCE (1/C2.9)

START 732 LF SILT FENCE (1/C2.9)

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

CONTRACTOR TO PROVIDE M.O.T. FOR WORK ON SHOULDER (6/C2.9)

START 12,336LF OF SILT FENCE (1/C2.9)

CONSTRUCTION ENTRANCE (2/C2.9)

CONCRETE WASHOUT (3/C2.9)

END 12,336 LF OF SILT FENCE (1/C2.9)

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TYP.)

KEY MAP

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN

CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

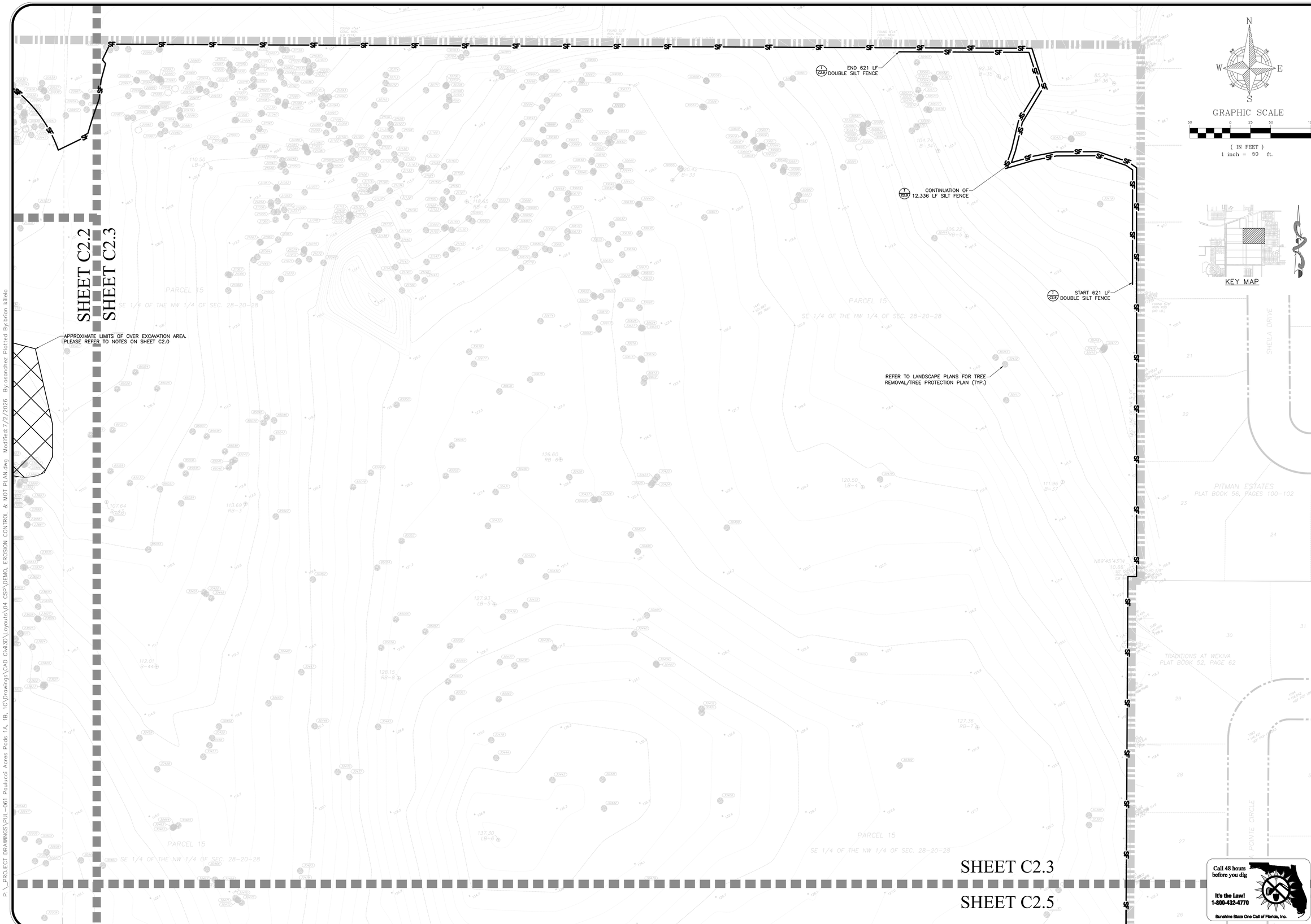
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C2.2

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

The seal appearing on this document was authorized by Luke Classon, PE on the date adjacent. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified: 7/2/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C2.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke C. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian kilela

SHEET C2.2

SHEET C2.4

START 3,124 LF DOUBLE SILT FENCE (1/C2.9)

START 808 LF SILT FENCE (1/C2.9)

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TYP.)

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

PLEASE REFER TO SHEET C2.8 FOR OFFSITE EROSION CONTROL, DEMO AND MOT PLAN FOR VICK ROAD

EXISTING FENCE TO BE DEMOLISHED

END 808 LF SILT FENCE (1/C2.9)

END 3,124 LF DOUBLE SILT FENCE (1/C2.9)

SHEET C2.4

SHEET C2.6

SHEET C2.4 SHEET C2.5

SHEET C2.6 SHEET C2.7

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

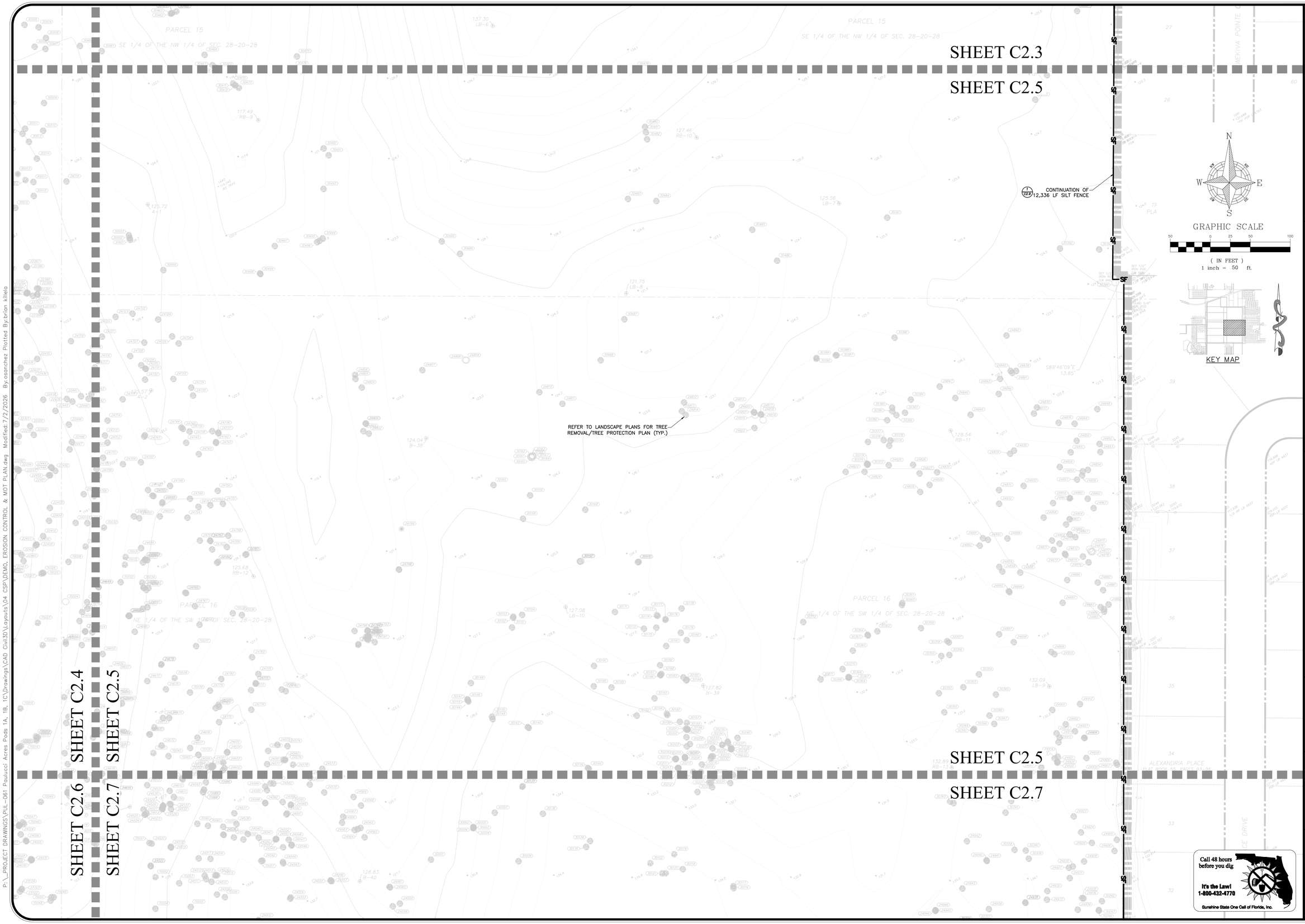
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C2.4

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

The seal appearing on this document was authorized by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C2.5

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

PLEASE REFER TO SHEET C2.8 FOR OFFSITE EROSION CONTROL, DEMO AND MOT PLAN FOR VICK ROAD

EXISTING FENCE TO BE DEMOLISHED

END 808 LF SILT FENCE (1/22.7)

END 3,124 LF DOUBLE SILT FENCE (1/22.8)

SHEET C2.4

SHEET C2.6

APPROXIMATE LIMITS OF OVER EXCAVATION AREA. PLEASE REFER TO NOTES ON SHEET C2.0

KEY MAP

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

SHEET C2.4

SHEET C2.5

SHEET C2.6

SHEET C2.7

CONTRACTOR TO PROVIDE M.O.T. FOR WORK ON SHOULDER (5/22.7)

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TYP.)

CONTINUATION OF 12,336 LF SILT FENCE (1/22.8)

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C2.6

LUKE CLASSUM
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classum, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DEMO, EROSION CONTROL & MOT PLAN.dwg Modified:7/2/2026 By:osanchez Plotted By:brian killela

SHEET C2.6 SHEET C2.4
SHEET C2.7 SHEET C2.5

CONTINUATION OF 12,336 LF SILT FENCE (SEE)

(SEE) DOUBLE SILT FENCE END 706 LF

REFER TO LANDSCAPE PLANS FOR TREE REMOVAL/TREE PROTECTION PLAN (TPP)

(SEE) DOUBLE SILT FENCE START 706 LF

(SEE) 12,336 LF SILT FENCE CONTINUATION OF

SHEET C2.7 SHEET C2.5

KEY MAP

GRAPHIC SCALE
(IN FEET)
1 inch = 50 ft.

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

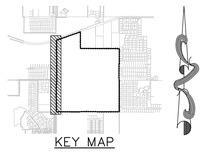
SCALE	1" = 50'
PROJECT	PUL-061
SHEET	C2.7
DRAWN:	A. ROBINSON
DESIGNED:	O. SANCHEZ
CHECKED:	L. CLASSON
DATE:	7/21/2026

DEMO, EROSION CONTROL & MOT PLAN
CONSTRUCTION SITE PLAN

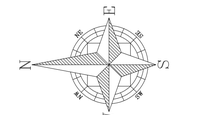
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY
1			
2			
3			
4			
5			
6			
7			

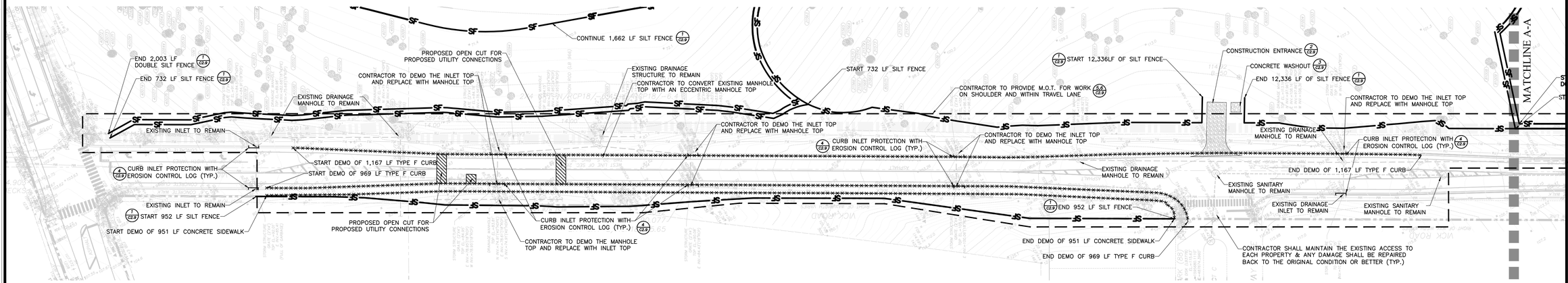


KEY MAP



MAINTENANCE OF TRAFFIC NOTES:

1. *CONTRACTOR SHALL MINIMIZE INCURRENCE TO FLOW OF TRAFFIC DURING DAYTIME HOURS AND LIMIT LANE CLOSURES TO NIGHTS AND/OR WEEKENDS TO AVOID TRAFFIC CONGESTION ALONG VICK ROAD.*
2. *NO LANE CLOSURES ALLOWED BETWEEN 7AM AND 7PM.*
3. *MAINTENANCE OF TRAFFIC TO BE SUPERVISED BY A CERTIFIED PERSON.*
4. *TEST RESULTS ARE REQUIRED UPON REQUEST.*
5. *THE CONTRACTOR'S SHALL NOTIFY CITY OF APOPKA A MINIMUM OF TWO BUSINESS DAYS PRIOR TO ANY LANE CLOSURES OR BEGINNING ANY CONSTRUCTION WITHIN THE VICK ROAD RIGHT-OF-WAY.*
6. *IT WILL BE THE RESPONSIBILITY OF THE PERMITTEE TO REPAIR ANY DAMAGE TO THE CITY OF APOPKA FACILITIES CAUSED BY CONSTRUCTION OF THE PROJECT.*



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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OFFSITE DEMO, EROSION, & MOT PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CONSTRUCTION SITE PLAN
CITY OF APOPKA, FLORIDA

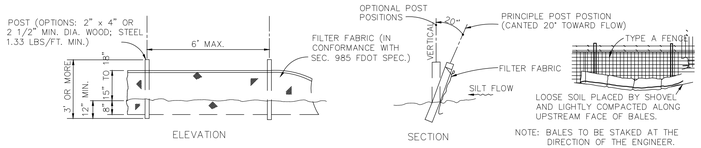
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 50'	PUL-061	C2.8

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

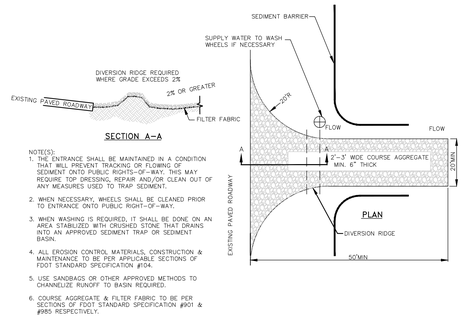
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE DEMO EROSION & MOT PLAN.dwg Modified: 7/20/2026 By:osanchez Plotted By:brian killela



NOTE

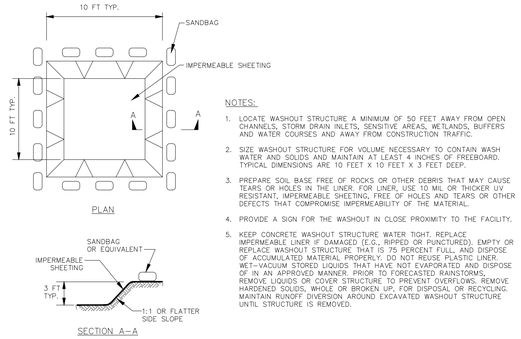
SILT FENCE TO BE PAID FOR UNDER THE CONTRACT UNIT PRICE FOR STAKED SILT FENCE (LF)

1 TYPE III SILT FENCE DETAIL



2 TEMPORARY CONSTRUCTION ENTRANCE DETAIL

N.T.S.



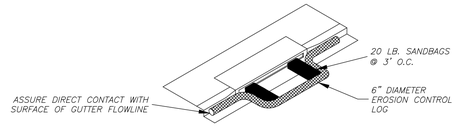
EXCAVATED WASHOUT STRUCTURE

NOTES:

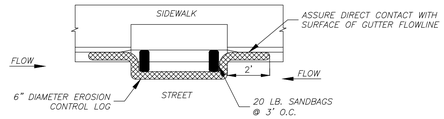
1. LOCATE WASHOUT STRUCTURE A MINIMUM OF 50 FEET AWAY FROM OPEN CHANNELS, STORM DRAIN INLETS, SENSITIVE AREAS, WETLANDS, BUFFERS AND WATER COURSES AND AWAY FROM CONSTRUCTION TRAFFIC.
2. SIZE WASHOUT STRUCTURE FOR VOLUME NECESSARY TO CONTAIN WASH WATER AND SOLIDS AND MAINTAIN AT LEAST 4 INCHES OF FREEBOARD. TYPICAL DIMENSIONS ARE 10 FEET X 10 FEET X 3 FEET DEEP.
3. PREPARE SOIL BASE FREE OF ROCKS OR OTHER DEBRIS THAT MAY CAUSE TEARS OR HOLES IN THE LINER. FOR LINER, USE 10 MIL OR THICKER UV RESISTANT, IMPERMEABLE SHEETING, FREE OF HOLES AND TEARS OR OTHER DEFECTS THAT COMPROMISE IMPERMEABILITY OF THE MATERIAL.
4. PROVIDE A SIGN FOR THE WASHOUT IN CLOSE PROXIMITY TO THE FACILITY.
5. KEEP CONCRETE WASHOUT STRUCTURE WATER TIGHT. REPLACE IMPERMEABLE LINER IF DAMAGED (E.G., RIPPED OR PUNCTURED). EMPTY OR REPLACE WASHOUT STRUCTURE THAT IS 75 PERCENT FULL, AND DISPOSE OF ACCUMULATED MATERIAL PROPERLY. DO NOT REUSE PLASTIC LINER. WET-VACUUM STORED LIQUIDS THAT HAVE NOT EVAPORATED AND DISPOSE OF IN AN APPROVED MANNER. PRIOR TO FORECASTED RAINSTORMS, REMOVE LIQUIDS OR COVER STRUCTURE TO PREVENT OVERFLOWS. REMOVE HARDENED SOLIDS, WHOLE OR BROKEN UP, FOR DISPOSAL OR RECYCLING. MAINTAIN RUNOFF DIVERSION AROUND EXCAVATED WASHOUT STRUCTURE UNTIL STRUCTURE IS REMOVED.

3 CONCRETE WASH OUT

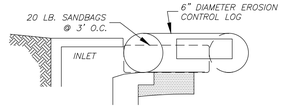
N.T.S.



ISOMETRIC



PLAN



CROSS SECTION

NOTES:

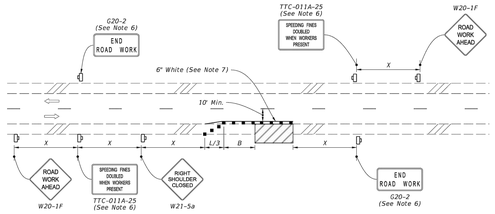
1. EROSION CONTROL LOG CONTAINMENT MESH SHALL BE 100% BIODEGRADABLE, PHOTODEGRADABLE OR RECYCLABLE; AND FILL MATERIAL SHALL CONSIST OF MULCH, ASPEN EXCELSIOR FIBERS, CHIPPED SITE VEGETATION, COCONUT FIBERS, 100% RECYCLABLE FIBERS, OR ANY OTHER ACCEPTABLE MATERIAL EXCLUDING STRAW AND HAY.
2. DAILY INSPECTION SHALL BE MADE BY THE CONTRACTOR AND SILT ACCUMULATION MUST BE REMOVED WHEN DEPTH REACHES 2".
3. CONTRACTOR SHALL MONITOR THE PERFORMANCE OF INLET PROTECTION DURING EACH RAINFALL EVENT AND IMMEDIATELY REMOVE THE INLET PROTECTIONS IF THE STORM WATER BEGINS TO OVERTOP THE CURB.
4. INLET PROTECTIONS SHALL BE REMOVED AS SOON AS THE SOURCE OF SEDIMENT IS STABILIZED.

4 EROSION CONTROL LOG DETAIL

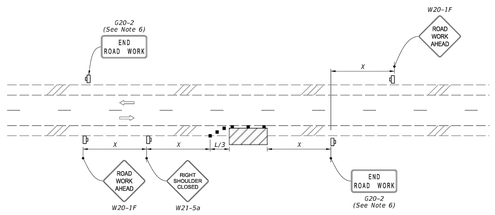
N.T.S.

NOTE:

1. This Index applies to Two-Lane, Two-Way and Multilane Roadways, including Medians of divided roadways, with work on the shoulder.
2. L = Taper Length
   X = Work Zone Sign Spacing
   B = Buffer Length
   See Index 102-600 for "L", "X", "B", and channelizing device spacing values.
3. Where work activities are between 2' and 15' from the edge of traveled way, the Engineer may omit signs and channelizing devices for work operations 60 minutes or less.
4. When four or more work vehicles enter the through traffic lanes in a one hour period (excluding establishing and terminating the work area), use a flagger or lane closure to accommodate work vehicle ingress and egress.
5. For work less than 2' from the traveled way and work zone speed is greater than 45 MPH, use a lane closure.
6. The "Speeding Fines Doubled When Workers Present" signs (TTC-011A-25) and "End Road Work" Signs (G20-2) along with the associated work zone sign spacing distances may be omitted when the work operation is in place for 24 hours or less.
7. Temporary pavement markings may be omitted when the work operation is in place for 3 days or less.
8. Omit "Shoulder Closed" signs (W21-5a) along with associated work zone sign spacing distances for work on the median.
9. When there is no paved shoulder, the "Worker" sign (W21-1) may be used instead of the "Shoulder Closed" sign (W21-5a).



TWO-LANE ROADWAY
SHOULDER WORK LESS THAN 2' FROM THE TRAVELED WAY WITH WORK ZONE SPEED OF 45 MPH OR LESS



TWO-LANE ROADWAY
SHOULDER WORK BETWEEN 2' AND 15' FROM THE TRAVELED WAY

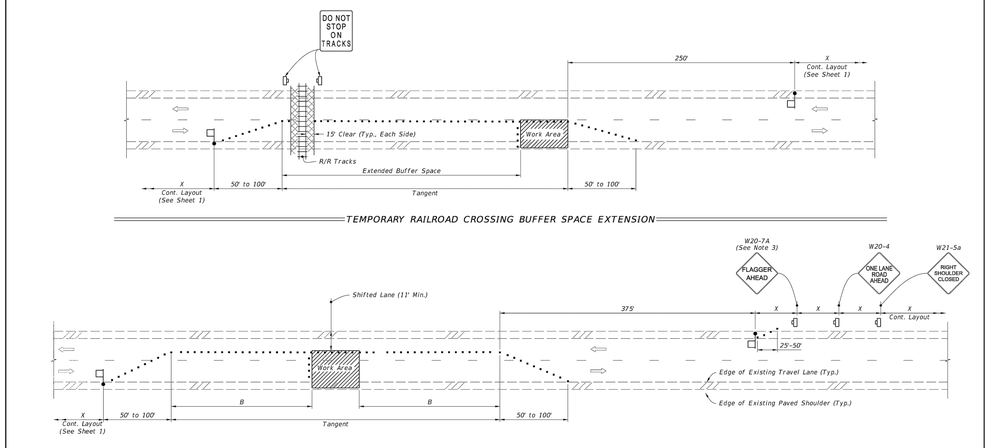
SYMBOLS:

- Work Area
- Channelizing Device (See Index 102-600)
- Work Zone Sign
- Lane Identification and Direction of Traffic

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	TWO-LANE AND MULTILANE, WORK ON SHOULDER	INDEX	SHEET
11/01/25					102-602	1 of 2

5 FDOT M.O.T. DETAIL – WORK ON SHOULDER

N.T.S.



SYMBOLS:

- Work Area
- Channelizing Device (See Index 102-600)
- Work Zone Sign
- Flagger
- Lane Identification and Direction of Traffic

SPECIAL CONDITIONS

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	TWO-LANE, TWO-WAY WORK WITHIN THE TRAVEL WAY	INDEX	SHEET
11/01/21					102-603	2 of 2

6 FDOT M.O.T. DETAIL – WORK WITHIN TRAVEL WAY

N.T.S.

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

LUKE CLASSON — No 77066 — STATE OF FLORIDA — PROFESSIONAL ENGINEER — 1/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

EROSION CONTROL & MOT DETAILS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C2.9

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\EROSION CONTROL & MOT DETAILS.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

OVERALL SITE DATA:

OCPA - PARCEL ID #s:	**20-20-28-0000-00-003, 20-20-28-0000-00-004, 20-20-28-0000-00-005, 20-20-28-0000-00-006, 20-20-28-0000-00-008, 20-20-28-0000-00-014, 28-20-28-0000-00-008, 28-20-28-0000-00-009, 28-20-28-0000-00-012, 28-20-28-0000-00-089, 28-20-28-0000-00-090, 28-20-28-0000-00-099, 29-20-28-0000-00-001, 29-20-28-0000-00-002, 29-20-28-0000-00-019, 29-20-28-0000-00-020, 29-20-28-0000-00-043, 30-20-28-0000-00-018**
TOTAL PROPERTY AREA:	**618.06 Ac.**
PORTION OF PD BOUNDARY NORTH OF W PONKAN RD	**182.44 Ac.**
PORTION OF PD BOUNDARY SOUTH OF W PONKAN RD	**435.62 Ac.**
CITY OF APOPKA RIGHT-OF-WAY DEDICATION	**1.76 Ac.**
ORANGE COUNTY RIGHT-OF-WAY DEDICATION	**10.07 Ac.**
AREA TO REMAIN IN ORANGE COUNTY	**0.37 Ac.**
TOTAL DEVELOPABLE AREA:	**605.86 Ac.**
RESIDENTIAL AREA:	**595.04 Ac. (98.21%)**
FUTURE COMMERCIAL:	**10.82 Ac. (1.79%)**
TOTAL CONSERVATION AREA:	**200.00 Ac.**
TOTAL OPEN/GREEN SPACE AREA:	**147.76 Ac.**
TOTAL CONSTRUCTION AREA:	**258.10 Ac.**
FEMA FLOOD INSURANCE RATE MAP FLOOD ZONE: **FIRM PANEL #12095C0050H DATED SEPT. 24, 2021**	**A & AE**
EXISTING FUTURE LAND USE (FLU):	**MU, RLS, COMM**
ADJACENT FUTURE LANE USE (FLU):	
NORTH	**RVLS, FLU-IP, INST_PU, RLS (CITY) LD, R (COUNTY)**
SOUTH	**AG, INST_PU, RLS, (CITY), LD (COUNTY)**
EAST	**MU, RE, RLS, (CITY), LD, RURAL 1/1 (COUNTY)**
WEST	**INST_PU, MU, PR, RLS, (CITY) LD, R (COUNTY)**
EXISTING ZONING:	**MU-ES-GT, RSF-1A, A-1 (COUNTY)**
PROPOSED ZONING:	**PD**
ADJACENT ZONING:	
NORTH	**O, PD, PR, RSF-1A, RSF-1B, T (CITY) A-1 (COUNTY)**
SOUTH	**AG, PD, RSF-1A, RSF-1B (CITY) A-1 (COUNTY)**
EAST	**MU-ES-GT, PF, RSF-1A, RMF (CITY) A-1, A-2, R1-AA (COUNTY)**
WEST	**O, PD, PR, RCE, (CITY) A-R, A-1 (COUNTY)**
PROPOSED DEVELOPMENT PROGRAM:	
95' x 132' LOTS	**73 LOTS**
85' x 125' LOTS	**18 LOTS**
70' x 125' LOTS	**49 LOTS**
60' x 125' LOTS	**190 LOTS**
55' x 125' LOTS	**347 LOTS**
40' x 115' BUNGALOWS	**166 LOTS**
34' x 115 BUNGALOWS	**33 LOTS**
20' TOWNHOMES	**158 LOTS**
TOTAL:	**1,034 LOTS**
PROPOSED GROSS DENSITY:	**1.67 DU/Ac.**

GROSS DENSITY OF PORTION OF PD NORTH OF W PONKAN RD (337 LOTS/ 182.44 Ac.) = 1.85 DU/Ac.

GROSS DENSITY OF PORTION OF PD SOUTH OF W PONKAN RD (697 LOTS/ 435.62 Ac.) = 1.60 DU/Ac.

PARCEL# 20-20-28-0000-00-027
OWNER: CITY OF APOPKA
ADDRESS: 2500 BRUSH DR

PARCEL# 20-20-28-0000-00-029
OWNER: CITY OF APOPKA
ADDRESS: 1685 FIREHOUSE LN

PARCEL# 20-20-28-0000-00-030
OWNER: CITY OF APOPKA
ADDRESS: 1675 FIREHOUSE LN

ROCK SPRINGS RIDGE PHASE IV-A
(P.B.51, PG.39)

JASON DWELLEY PARKWAY

PARCEL# 20-20-28-0000-00-028
OWNER: CITY OF APOPKA
ADDRESS: JASON DWELLEY PARKWAY

PARCEL# 19-20-28-0000-00-048
FIELD OF FAME - NORTHWEST RECREATION COMPLEX
OWNER: CITY OF APOPKA
ADDRESS: 3710 JASON DWELLEY PARKWAY

PARCEL# 20-20-28-0000-00-026
OWNER: BIEBERLE DARDA
ADDRESS: 3180 PITTMAN RD

PARCEL# 20-20-28-0000-00-006
OWNER: BIEBERLE DARDA
ADDRESS: 3180 PITTMAN RD

PARCEL# 20-20-28-0000-00-023
OWNER: TINA MARIE PRICE WILLIAMS, & BRYAN WILLIAMS
ADDRESS: 3105 PITTMAN RD

PARCEL# 20-20-28-0000-00-007 & 20-20-28-0000-00-032
OWNER: ROBERT S MOORE 50%, & DEBRA J SMITH 50%
ADDRESS: 3172 PITTMAN RD

PARCEL# 20-20-28-0000-00-007
NAME: ROCK SPRINGS RIDGE GOLF CLUB
OWNER: ROCK SPRINGS RIDGE GOLF CLUB INC.
ADDRESS: MT BERWICK DR

PARCEL# 20-20-28-0000-00-026
OWNER: BIEBERLE DARDA
ADDRESS: 3180 PITTMAN RD

PARCEL# 20-20-28-0000-00-026
OWNER: BIEBERLE DARDA
ADDRESS: 3180 PITTMAN RD

PARCEL# 20-20-28-0000-00-010
OWNER: DEBRA LYNNE CHAREST LIFE ESTATE
ADDRESS: 3105 PITTMAN RD

PITTMAN ROAD

ROCK SPRINGS RIDGE PHASE II
(P.B.42, PG.55-59)

HILLSIDE AT WEKIVA
(P.B.88, PG.74-76)

HAMRICK ESTATES
(P.B.106, PG.144-145)

PARCEL# 19-20-28-0000-00-049
WOLF LAKE ELEMENTARY SCHOOL
OWNER: SCHOOL BOARD OF ORANGE COUNTY
ADDRESS: 1771 W. PONKAN ROAD

PARCEL# 19-20-28-0000-00-044
WOLF LAKE MIDDLE SCHOOL
OWNER: SCHOOL BOARD OF ORANGE COUNTY
ADDRESS: 1771 W. PONKAN ROAD

PARCEL# 20-20-28-0000-00-025
OWNER: CITY OF APOPKA
ADDRESS: 1715 W PONKAN RD

W. PONKAN ROAD

W. PONKAN ROAD

W. PONKAN ROAD

PARCEL# 28-20-28-0000-00-016
OWNER: CP AND C FAMILY LLC
ADDRESS: 325 W PONKAN RD

PARCEL# 28-20-28-0000-00-037
OWNER: DONALD R EMERY & ANNETTE M EMERY
ADDRESS: 335 W PONKAN RD

PARCEL# 28-20-28-0000-00-036 & 28-20-28-0000-00-062
OWNER: BSC-PONKAN LLC
ADDRESS: 345 W PONKAN RD

PARCEL# 28-20-28-0000-00-045
OWNER: MENEX CONSTRUCTION PAINTING INC
ADDRESS: 108 W PONKAN RD

PARCEL# 28-20-28-0000-00-005
OWNER: MENEX CONSTRUCTION PAINTING INC
ADDRESS: 392 W PONKAN RD

WEKIVA RUN PHASE I (P.B.61, PG.31-36)

WEKIVA RUN PHASE II-A (P.B.67, PG.79-84)

PONKAN SUMMIT DRIVE

WEKIVA RUN PHASE II-B (P.B.67, PG.85-87)

WEKIVA RUN PHASE III-B (P.B.77, PG.148-149)

VISTA RESERVE PHASE 1 (P.B.99, PG.76-78)

VISTA RESERVE PHASE 2 (P.B.101, PG.119-121)

ROGERS ROAD

OAK HILL RESERVE PHASE 1 (P.B.60, PG.104-106)

SPRING RIDGE PHASE 4 UNIT 3 (P.B.47 PG.121-122)

QUAIL ESTATES (P.B.76 PG.2-3)

SPRING RIDGE PHASE 4 UNIT 2 (P.B.47 PG.119-120)

PARCEL# 29-20-28-0000-00-015
OWNER: CITY OF APOPKA
ADDRESS: 2300 VICK RD

PARCEL# 29-20-28-0000-00-015
OWNER: SOUTH PASS LLC
ADDRESS: 2228 VICK RD

SPRING RIDGE PHASE 2, 3 AND 4 (P.B.41 PG.142-144)

VICK ROAD

PARCEL# 28-20-28-0000-00-075
OWNER: METZLER FAMILY LIVING TRUST
ADDRESS: 2127 VICK RD

PARCEL# 28-20-28-0000-00-038
OWNER: CP AND C FAMILY LLC
ADDRESS: 2177 VICK RD

BRIDLEWOOD
(P.B.100 PG.21-23)

PARCEL# 28-20-28-0000-00-013 & 28-20-28-0000-00-100
OWNER: FRANK SCOTT MCCORKLE AND CAROL VEENEMAN MCCORKLE TREVOCABLE TRUST
ADDRESS: 323 & 351 LESTER RD

PARCEL# 28-20-28-0000-00-014
OWNER: RSPI MHC LLC
ADDRESS: 241 LESTER RD

PITMAN ESTATES
(P.B.56, PG.100-102)

TRADITIONS AT WEKIVA
(P.B.52, PG.60-62)

ALEXANDRIA PLACE
(P.B.55, PG.93-96)

GRAPHIC SCALE

400 0 200 400 800

(IN FEET)
1 inch = 400 ft.

LEGEND

- PROPERTY BOUNDARY
- LOT LINES
- 10' LANDSCAPE BUFFER
- 25' LANDSCAPE BUFFER
- LANDSCAPE BUFFER
- OPEN SPACE
- OPEN SPACE - CONSERVATION
- 95-FOOT LOTS
- 85-FOOT LOTS
- 70-FOOT LOTS
- 60-FOOT LOTS
- 55-FOOT LOTS
- 34-FOOT LOTS
- 40-FOOT LOTS
- 20' TOWNHOME LOTS
- MIXED-USE/COMMERCIAL

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

BY | DESCRIPTION | DATE | REV.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

MASTER PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 400'
PROJECT: PUL-061
SHEET: C3.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\Master Plan.dwg Modified:6/24/2026 By:bkillela Plotted By:brian killela

PAULUCCI ACRES MASTER PLAN DEVELOPMENT STANDARDS

A. Design Standards (1)

1. Residential Lot Criteria:

Description	Single-Family Detached 95' & 85' Lots (Front-Loaded)	Single-Family Detached 70' Lots (Front-Loaded)	Single-Family Detached 55' Lots (Front-Loaded)	Single-Family Detached 55' Short Lots (Front-Loaded)	Single-Family Detached 34' & 40' Lots (Rear-Loaded)	Single-Family Attached 20' Townhomes (Rear-Loaded)
Front Porch Setback	10' min.	10' min.	10' min.	10' min.	10' min.	10' min.
Front Building Setback	Minimum:15'	Minimum: 15'	Minimum: 15'	Minimum: 10'	Minimum: 15'	Minimum: 15'
Front Garage Setback (2)	Minimum: 25'	Minimum: 25'	Minimum: 25'	Minimum: 25'	N/A	N/A
Street Side Setback	Minimum: 15'	Minimum: 15'	Minimum: 15'	Minimum: 15'	Minimum: 15'	Minimum: 15'
Side Setback	10' min.	5' min.	5' min.	5' min.	5' min.	0' for interior units 10' minimum for exterior units
Rear Setback	20' min.	20' min.	20' min.	10' min.	5' min.	5' min.
Garage Rear Setback	N/A	N/A	N/A	N/A	With driveway: 20' min. Without driveway: 5' min.	With driveway: 20' min. Without driveway: 5' min.
Min. Lot Area	10,625 SF	8,750 SF	6,875 SF	3,850 SF	3,910 SF	2,100 SF
Min. Lot Width	85'	70'	55'	55'	34'	20'
Min. Lot Depth	125'	125'	125'	70'	115'	105'
Max. Lot Coverage	75%	75%	75%	75%	75%	90%
Max. Building Height	35'/2 Stories	35'/2 Stories	35'/2 Stories	35'/2 Stories	35'/2 Stories	35'/2 Stories
Min. Living Area	1,600 SF	1,600 SF	1,600 SF	1,500 SF	1,300 SF	1,200 SF

(1) See PD Master Plan for depiction of conceptual typical site details.
(2) Front Garage Setback applies to homes with a garage facing the street, the Front Garage Setback does not apply to side loaded garages where just the typical front building setback would apply.
(3) An accessory dwelling unit (ADU), as defined in the City of Apopka Land Development Code ("LDC"), shall be allowed on all lots except 55' short lots. The ADU shall have a maximum gross floor area of 1,000 square feet. The setback for an ADU shall be the same as the principal structure and shall meet the applicable front, side and rear yard setbacks set forth in the above table.

2. Non-Residential Development:
   a) The Commercial Parcels, as identified on the PD Master Plan, shall be subject to the standards set forth in this Section A.2.
   b) Non-Residential Parcel Criteria:

Description	Commercial Parcels
Min. Lot Area	Minimum: 7,500 SF
Min. Lot Width	Minimum:75'
Front Yard Setback(1)	Minimum: 15'
Maximum: 80'	
Min. Building width in build-to-zone (% of lot width) (2)	Minimum: 60%
Side Yard Setback(3)	10' min.
Corner Side Yard Setback	20' min.
Rear Yard Setback	10' min.
Max. Building Height	45' max.
FAR	Minimum: 0.25 Maximum: 1.0
Min. Lot Depth	125'
Max. Lot Coverage	75%

(1) The area between the minimum and maximum build-to-lines that extends the width of the lot constitutes the build-to-zone.
(2) The remaining build-to-zone width may be occupied by outdoor gathering spaces, outdoor dining areas, walkways, landscaped areas, stormwater management facilities that use low impact development techniques.
(3) Minimum of 15 ft. between structures, only applies to exterior units.

c) For the Commercial Parcels, at least one handicap parking space to be van accessible per LDC requirements.
d) Connectivity: The vehicular, bicycle, and pedestrian circulation systems of development shall be designed to allow vehicular, bicycle, and pedestrian cross-access between the site and adjacent parcels of land. The Director may waive or modify the requirement on determining that such cross-access is impractical due to site constraints, or is inappropriate due to traffic safety issues, or undesirable due to the proposed development's incompatibility with existing development on the adjacent parcel. Easements allowing vehicular, bicycle, or pedestrian cross-access between adjoining parcels of land, along with agreements defining maintenance responsibilities of the property owners, shall be recorded in the appropriate land records.
e) Building Facades: Façades shall not exceed 20 horizontal feet and ten vertical feet without including at least one of the following elements:(canopies, recesses, arcades, raised parapets, roof forms, adjacent display windows) to establish clearly defined, highly visible, primary building entrances. Building facades along public streets shall maintain a pedestrian scale and integrate the public and private spaces using architectural elements.
f) Building Massing and Façade Articulation: Therefore, building facades shall not exceed 60 feet along a street frontage without providing a substantial volume break such as a volume recess, a tower or bay, or an architecturally prominent public entrance The recesses and projections shall have a minimum depth of three feet.
g) Flat Roof Design: When a flat roof is proposed, parapet walls with three-dimensional cornice treatments shall conceal the roof. The cornice shall include a perpendicular projection of a minimum of eight (8) inches from the parapet facade plane.
h) Building Orientation: Locate and configure outparcels and their buildings to define street edges, development entry points, and gathering spaces. The outparcels shall meet the build-to-line setbacks. Additional buildings may be on the same parcel and are permitted to be setback further from the road, if outparcels are framing the street and meet the building width minimum percentage requirement.
i) Building Entrances: All primary pedestrian entrances into principal buildings shall be clearly defined and emphasized using changes in the wall plane or facade material, pilasters, awnings, canopies, porches, or other architectural elements. Where the facade of a principal building abuts or faces a street, at least one operable pedestrian entrance providing both ingress and egress shall be provided. If the facade includes multiple tenant spaces, at least one such entrance shall be provided for each street-level tenant space. These required pedestrian entrances shall open directly to the street sidewalk without requiring pedestrians to pass through a garage, parking lot, or other non-pedestrian area located between the entrance and the street.
j) Transparency: Where the facade of a building abuts or faces a street or an adjoining public gathering space, a minimum of 25 percent the street-level facade area shall be comprised of transparent window or door openings to allow views of interior spaces and merchandise so as to enhance safety and create a more inviting environment for pedestrians. Window and door openings counting toward meeting this transparency requirement shall consist of glass that is relatively clear and nonreflective, with a minimum of twenty-five (25%) percent transparency (windows) (See 4.2.3).
k) Parking: Along any street, all proposed new or additional surface vehicle parking shall be predominately located to the rear or side of the development's principal building(s) or in a parking structure. No more than two bays of parking may be located in the front of the building. Surface parking lots with more than 100 parking spaces shall be organized into smaller modules that contain 50 or fewer spaces each and are visually separated by buildings or landscaped areas. All vehicle parking lots and structures containing more than 50 parking spaces shall provide clearly identified pedestrian routes between parking areas and a primary pedestrian entrance(s) to the building(s) served by the parking area.
l) Bicycle Parking: New development shall provide at least one bicycle rack, locker, or other bicycle parking facility designed to accommodate parking spaces for at least four bicycles, plus additional or larger facilities designed to accommodate parking spaces for at least two additional bicycles for each 40 vehicle parking spaces over 80 parking spaces. Required bicycle parking facilities shall be located within 50 feet of the primary pedestrian entrance(s) to the development's principal building(s).
m) Parking Structure: Where the street-level facade of a parking structure abuts or faces a pedestrian street frontage, the facade shall be articulated through use of at least three of the following features: (1) windows or window-shaped openings; (2) masonry columns; (3) decorative wall insets or projections; (4) awnings; (5) changes in color or texture of exterior materials; (6) integrated vegetation (hanging or along trellises); or (7) other similar features approved by the Director.
n) Open Space: Each development shall provide outdoor gathering spaces such as courtyards, plazas, pocket parks, where appropriate for the area being served. At a minimum, provide pedestrian amenities such as plazas, seating areas or gathering spaces between buildings that are visible and accessible.

B. Architectural, Buildings, and Accessory Structures for Detached Units

1. Architectural design shall -be consistent with the approved elevations contained within the PD.
2. Each individual single-family home shall have a minimum of two (2) bedrooms.
3. All rear-loaded lots shall have a minimum of one (1) car garage.
4. Mail delivery for all lots within the project shall occur at cluster mailbox units. Approval from the Postmaster of the locations shall be submitted prior to approval of the Construction Site Plan.
5. AC condenser units, pool equipment, and other similar equipment shall be placed in the side and/or rear yard area. AC condenser units, pool equipment, 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, pool equipment, and similar equipment shall be screened from side streets with landscaping or opaque fencing.
6. Storage sheds or similar storage facilities shall not be allowed.
7. Swimming pools shall not be allowed for individual townhome units.
8. Architectural Design Standards:
   a) Architectural styles must be consistent with the approved PD Master Plan. Modification or replacement of the exterior elevations must be approved by City Council except as contemplated herein.
   b) 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.
   c) Minimum roof pitch over the main house and garage shall be 4/12. Roof pitch over porches shall be a minimum of 3/12.
   d) 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.
   e) Aluminum fascia or vinyl soffit shall be standard for all houses. Fascia and soffit color shall complement the color scheme of the house.
   f) 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.
   g) Concrete or pavers shall be installed in rear yard driveways, lead walks, porches, and porticos.
9. Front Building Entrance Elevation Design Standards:
   a) Primary residential entries shall be allowed to be recessed up to fourteen (14) feet from the face of the primary façade, provided that the primary residential entry shall not be recessed by more than 6 feet on both sides.
   b) Front porches and porticos may be at grade level or elevated.
   c) Should any home's front elevation excluding the garage area comprise less than the required 10% of windows, the front door shall be predominantly made of glass.
   d) 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.
   e) Modification or replacement of the exterior elevations must be approved by City Council except as contemplated herein.
10. Individual Lot Front, Side, and Rear Yard Fencing Standards:
    a) 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.
    b) Fencing at rear yards of rear-loaded lots shall be setback a minimum two (2) feet from the alley and driveway edges.
    c) Fencing in front yards and street corner side yards of lots shall adhere to LDC Section 5.5.
    d) Vinyl fencing shall be allowed.

C. Architectural, Buildings, and Accessory Structures for Attached Units (Townhomes)

1. Architectural design shall be consistent with the design of the PD Master Plan.
2. Each individual townhome shall have a minimum of two (2) bedrooms.
3. All rear-loaded lots shall have a minimum of one (1) car garage.
4. Mail delivery for all lots within the development shall occur at cluster mailbox units. Approval from the Postmaster of the locations shall be submitted prior to approval of the Construction Site Plan.
5. 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.
6. Storage sheds or similar storage facilities shall not be allowed.
7. Swimming pools shall not be allowed for individual townhome units.
8. Architectural Design Standards:
   a) Architectural styles must be consistent with the approved PD Master Plan. Modification or replacement of the exterior elevations must be approved by City Council except as contemplated herein.
   b) 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.
   c) Minimum roof pitch over the main house and garage shall be 4/12. Roof pitch over porches shall be a minimum of 3/12.
   d) 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.
   e) Aluminum fascia or vinyl soffit shall be standard for all houses. Fascia and soffit color shall complement the color scheme of the house.
   f) 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.
   g) Concrete or pavers shall be installed in rear yard driveways, lead walks, porches, and porticos.
9. Front Building Entrance Elevation Design Standards:
   a) Primary residential entries shall be allowed to be recessed up to fourteen (14) feet from the face of the primary façade, provided that the primary residential entry shall not be recessed by more than 6 feet on both sides.
   b) Front porches and porticos may be at grade level or elevated.
   c) Should any home's front elevation excluding the garage area comprise less than the required 10% of windows, the front door shall be predominantly made of glass.
   d) 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.
   e) Modification or replacement of the exterior elevations must be approved by City Council except as contemplated herein.
10. Individual Lot Front, Side, and Rear Yard Fencing Standards:
    a) 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.
    b) Fencing at rear yards of rear-loaded lots shall be setback a minimum two (2) feet from the alley and driveway edges.
    c) Fencing in front yards and street corner side yards of lots shall adhere to LDC Section 5.5.
    d) Vinyl fencing shall be allowed.

D. Utilities and Infrastructure

1. Potable water service shall be provided by the City of Apopka. The water system shall be designed to City of Apopka standards.
2. Reclaimed water service shall be provided by the City of Apopka. The reclaimed water system shall be designed to City of Apopka standards.
3. Sanitary service shall be provided by the City of Apopka. The sanitary system shall be designed to City of Apopka standards.
4. If any utility extension or upsizing is requested or required by the City in excess of what is required to service the project, then the City and the Developer shall enter into a utility agreement, which shall provide for, among other items, the City to reimburse the Developer for any utility extension and upsizing in excess of what is required to service the project.
5. 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.
6. A final drainage report and soils report will be submitted with the Construction Site Plan.
7. Utility easements shall be dedicated to the City of Apopka.
8. Drainage easements to be dedicated to a homeowners association ("HOA"), a property owners association ("POA") and/or community development district ("CDD") unless otherwise required by the City of Apopka.
9. 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.
10. On-site streets are to be constructed per City of Apopka standards.
11. Stabilized access roadways and fire protection, which can be provided via a temporary source (i.e., water tank), must be in place before building construction may begin.
12. Solid waste collection and public safety (police and fire) shall be provided by the City of Apopka.
13. The internal rights-of-way may either be dedicated to the Public or privately owned and maintained by the HOA and/or CDD, as shown on the Major Development Plan. The installation of access gates for any development phase(s) with private internal rights-of-way, as shown on the Major Development Plan, shall be permitted. Any access gates shall be owned and maintained by the HOA.
14. The internal alley rights-of-way are to be privately owned and maintained by the HOA and/or CDD.
15. Five-foot (5') sidewalks are to be constructed within internal Streets Type E rights-of-way throughout the entire project in compliance with the LDC. Sidewalk alignment may be adjusted at Construction Site Plan to preserve existing trees.
16. Garages shall be accessed from the adjacent Alley Street Type at the rear of the lot for all rear-loaded lots.
17. Power service within the project shall be underground. No overhead service will be allowed.
18. Vehicular, Pedestrian and Accent lighting shall substantially conform to the LDC.
19. Right-of-way dedication tracts along the project's frontage on W. Ponkan Road, as generally depicted on the PD Master Plan, shall be dedicated to Orange County via plat or separate instrument at the time of final plat of the applicable adjacent phase of development.
20. Right-of-way dedication tracts along the project's frontage on Vick Road, as generally depicted on the PD Master Plan, shall be dedicated to the public at final plat of the applicable adjacent phase of development.
21. An access easement, as shown on the PD Master Plan, for emergency access shall be granted by the City in connection with approval of the Construction Site Plan for the applicable phase of development served by such access easement.

E. Recreation and Open Space

1. Required open space for the planned development shall be a minimum of 50% of the overall PD acreage. The aggregate open space provided across all phases of development, as demonstrated in the Major Development Plan, must collectively satisfy this overall requirement. Notwithstanding the foregoing: (i) each separate residential phase of development shall provide a minimum of 30% of its acreage as open space, except for Pod 5, as identified on the PD Master Plan, which will have its open space aggregated with Pod 1A/B for purposes of satisfying the minimum 30% open space requirement; and (ii) each separate commercial phase of development shall provide a minimum of 20% of its acreage as open space.
2. All open space tracts identified on the PD Master Plan (including, without limitation, the City Park tract to be dedicated to the City, the stormwater tract to be dedicated to Orange County, and any other stormwater management facilities and ponds to be owned and maintained by the HOA, POA and/or CDD), regardless of whether such open space tract is to be dedicated to the City, Orange County or any other governmental authority, shall be included in the open space calculation for the overall 50% requirement and for the respective phase of development that such open space tract is located within.
3. The stormwater tract and any other stormwater management facilities and ponds identified on the PD Master Plan to be dedicated to Orange County shall be dedicated to Orange County via plat or separate instrument at the time of final plat of the applicable adjacent phase of development or at such other time as approved by Orange County.
4. Dedication of the City Park tract to the City is required within 24 months after the Construction Site Plan for the initial phase of development is approved. Dedication of the City Park tract will be via plat or separate instrument.
5. In connection with the approval of the Major Development Plan for the phase of development that includes the City Park tract, the City and Developer shall enter into a park agreement, which shall provide for, among other items, the following: (i) the design, permitting, engineering and construction of improvements to the City Park tract as agreed upon by the City and Developer, including an interconnected stabilized trail, a right-in, right-out access to W. Ponkan Road and unpaved parking, all as generally shown on the PD Master Plan, and associated impact fee credits for all of the cost of the design, permitting, engineering and construction of such improvements and the timing for issuance of such reimbursement, and (ii) future access and parking for the City Park upon development of the Commercial Parcel located south of W. Ponkan Road. The location and extent of the trails, parking and access to the City Park as generally shown on the PD Master Plan are conceptual in nature and may be modified as needed.
6. For the Amenity Tracts, general amenity programming is detailed within the PD Master Plan and shall be provided with the Major Development Plan for each phase. Specific amenity programming for a development phase shall be provided with the Construction Site Plan for such phase. The Amenity Tracts will be dedicated to the HOA.
7. Ownership and maintenance of the open space shall be in the name of the HOA, CDD, POA and/or other entity acceptable to the Community Development Director or the Planning Director, or a designee, except with respect to the City Park tract to be dedicated to the City and to the stormwater tract to be dedicated to Orange County.
8. The open space tracts labeled as Conservation Area shall allow areas for trails, open gathering spaces and passive recreation.

F. Buffers and Landscaping

1. A ten-foot (10') buffer tract for entry wall/rail/fence and/or landscaping will be provided along all offsite existing public rights-of-way, as shown on the PD Master Plan, provided that no buffer tract shall be required when any open space tracts labeled as Conservation Area are adjacent to such rights-of-way. This tract shall be dedicated to and maintained by the HOA and/or CDD. The buffer tract requirement set forth in this section shall not apply to the Commercial Parcels.
2. A perimeter buffer with a minimum width of twenty-five (25) feet for landscaping purposes shall be provided along the project boundary, except as shown on the PD Master Plan including without limitation: (i) where adjacent to offsite existing public rights-of-way (see above requirement), (ii) where stormwater pond tracts are along the project boundary, (iii) where open space tracts labeled as Conservation Area are along the project boundary, and (iv) the Commercial Parcels. These perimeter buffer tracts shall be dedicated to and maintained by the HOA and/or CDD. For purposes of clarity, the perimeter buffer tract requirement set forth in this section shall not apply to the Commercial Parcels.
3. The future development Commercial Parcels shall provide buffering within the respective parcel when it is developed in accordance with the minimum requirements in the LDC.
4. The design of all buffer tracts shall follow the LDC.
5. Code-required preliminary landscaping and tree preservation plans shall be provided at Major Development Plan for each phase. Hardscape and irrigation plans shall be provided at Construction Site Plan for each phase.
6. Entrance feature and community sign details will be provided with the Construction Site Plan.
7. Tree Planting Conditions. Minimum of one (1) new tree shall be planted per front-loaded residential lot. The new tree 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.
8. Tree Protection Plan. The Construction Site Plan shall include tree protection techniques to prevent harm to any trees designated 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

1. The HOA, POA and/or CDD shall maintain common areas including all fences/walls and landscaping within said common areas.
2. The HOA and/or CDD shall be responsible for the maintenance of all private rights-of-way and stormwater collection systems within the private rights-of-way within the project.
3. The City of Apopka shall be responsible for the maintenance of all Publicly dedicated rights-of-way, 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 the project. The maintenance of the street lighting will be funded using a municipal service taxing unit (MSTU) or by the CDD.
4. A maintenance agreement between the HOA and/or CDD and the City will be entered into for the maintenance of the natural vegetation, as and when necessary, that is located within the City's 20-foot platted right-of-way located between the southern boundary of Pod 6, as identified on the PD Master Plan, and the northern boundary of Wekiva Run concurrently with approval of the Construction Site Plan for Pod 6. The Developer and the City shall agree upon the form of maintenance agreement prior to the approval of the Construction Site Plan for Pod 6.

H. Wetlands and Environmental

1. Multiple wetlands are present within the property limits. An upland buffer with a minimum width of 25 feet shall be provided along all preserved wetlands.
2. According to the FEMA Flood Insurance Rate Map for Orange County, FL, Panel No. 12095-C-0110-H, dated September 24, 2021, portions of the proposed development site are located within unshaded Zone 'X' (areas determined to be outside the 500-year floodplain) and shaded Zones 'AE'

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

MASTER PLAN DEVELOPMENT STANDARDS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.1

LUKE CLASSUM LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

"The Texas Law Firm which figured out where to come to Missouri to do one more settlement for less."
Original sealed, signed and dated set of documents are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\Master Plan.dwg Modified:6/24/2026 By:bkillela Plotted By:brian killela

and 'A' (areas determined to be subject to flooding by the 100-year flood where the Base Flood Elevation has or has not, respectively, been determined).
3. An erosion control plan will be submitted with the Construction Site Plan.
4. Tree removal, tree replacement, and landscaping shall comply with the LDC.

I. Development Condition Continuity

These PD Development Standards shall be printed within the PD Master Plan and the Construction Site Plan.

J. Signage

Signage shall comply with the LDC.

K. Lighting

1. Lighting shall comply with the LDC.
2. All Alley Street Types shall have street lighting within the Alley.
3. Street and parking areas or pedestrian path light poles shall be decorative type. Details regarding the decorative type of light pole selected will be from the City of Apopka/Utility Company list of approved lighting (except for lighting along W. Ponkan Road) and will be selected and provided with the Construction Site Plan for the respective phase of development .

L. Garbage Pickup

1. Garbage of front-loaded single-family units shall be picked up at the adjacent Street Type along the front of the lots.
2. Garbage of rear-loaded single-family units shall be picked up at the adjacent Alley Street Type along the rear of the lots.

M. Building Permits & Model Homes

1. Building permits shall be issued and home construction shall be allowed for up to 50% of the homes within the project upon completion of stabilized access and fire protection, which can be provided via a temporary source (i.e., water tank), and prior to plat recording.
2. Each model home shall be allowed to be temporarily used for a sales office associated with the residential development. A townhome building may serve as one model home.
3. A Temporary Certificate of Acceptance (TCO) for each model home shall be allowed with temporary utilities (i.e., sewer holding tank and generator power).
4. Homes shall not receive a final Certificate of Acceptance (CO) until a final plat is recorded in the public records of Orange County, Florida.

N. Miscellaneous

5. 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.
6. All acreages are subject to change with Major Development Plan (MDP), Construction Site Plan (CSP), and Final Plat review and approval. References in these PD Development Standards to

Construction Site Plan and final plat shall mean and refer to the Construction Site Plan and/or final plat for each respective and applicable phase of development.
7. Outdoor storage areas (boats, trailers, recreational vehicles, etc.) are not provided within the residential development and will be prohibited through the HOA documents.
8. All lots with rear alley access shall have uniform address numbers on the front and rear facades of the residence.
9. Retaining walls within the project shall be allowed to be a maximum of ten (10) feet in height. Structural plans and calculations for each proposed retaining wall signed and sealed by a licensed structural engineers shall be provided at Construction Site Plan.
10. The project will be developed and constructed in separate phases.
11. The architectural theme of the residential and non-residential development is "Florida Natural."
12. Minor Adjustments (as defined in the Development Agreement) to these PD Development Standards and the PD Master Plan will be processed in accordance with the Development Agreement for this project, as may be amended from time to time (the "Development Agreement"), notwithstanding any term or provision to the contrary.

O. Non-Residential Uses

1. Non-residential uses shall only be located within the Commercial Parcels.
2. The permitted uses for the Commercial Parcel located south of W. Ponkan Road shall be as follows:
   a. Child care facility
   b. Confectionery store, ice cream, candy
   c. Mobile food vendor
   d. Restaurant
   e. Grocery store and food market
   f. Coffee shops including those that have a drive-thru component
   g. Art, music, dance, or martial arts studio/school
   h. Consumer goods establishment
   i. Beauty salon or barber shop
   j. Pet beauty parlor
   k. Veterinary hospital or clinic
   l. Nail care establishment
   m. Personal or household goods repair establishment
   n. Bank or other financial institution
   o. Dry cleaning or laundry drop-off/pick-up establishment
   p. Drug store or pharmacy
   q. Health care clinic or office
   r. Office, professional or general business
3. The permitted uses for the Commercial Parcel located north of W. Ponkan Road shall be as follows:
   a. Child care facility
   b. Health care clinic or office
   c. Pet beauty parlor
   d. Veterinary hospital or clinic
   e. Brewpub or microbrewery
   f. Mobile food vendor
   g. Restaurant

   h. Office, professional or general business
   i. Art, music, dance, or martial arts studio/school
   j. Beauty salon or barber shop
   k. Confectionery store, ice cream, candy
   l. Dry cleaning or laundry drop-off/pick-up establishment
   m. Nail care establishment
   n. Personal or household goods repair establishment
   o. Bank or other financial institution
   p. Consumer goods establishment
   q. Drug store or pharmacy
   r. Grocery store and food market
   s. Hotel
   t. Coffee shops including those that have a drive-thru component
4. A drive-thru is a permitted accessory use for the Commercial Parcels; provided, however, that no "fast food" drive-thru restaurants are permitted.
5. Multi-family apartment use is not permitted.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

MASTER PLAN DEVELOPMENT STANDARDS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.2

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

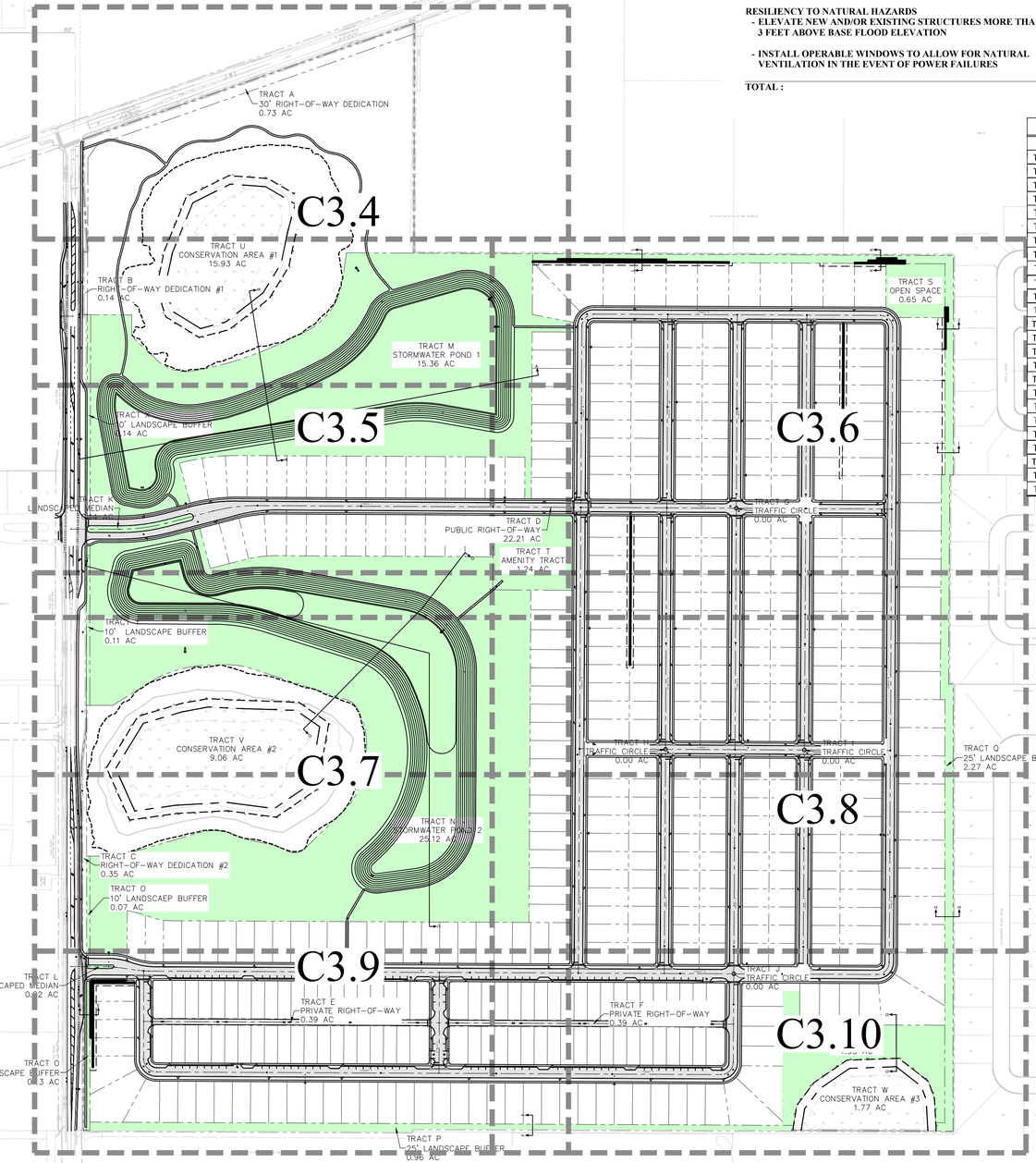
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\Master Plan.dwg Modified:6/24/2026 By:bkillela Plotted By:brian killela

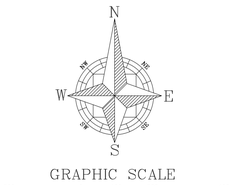
NOTES:

1. PER SECTIONS 21(f) AND 21(g) OF THE RECORDED DEVELOPMENT AGREEMENT FOR PAULUCCI ACRES, MODIFICATIONS TO THE TOTAL NUMBER OF LOTS WITHIN ANY INDIVIDUAL PHASE OR POD ARE PERMITTED SO LONG AS THE TOTAL MAXIMUM NUMBER OF DWELLING UNITS DOES NOT INCREASE. MODIFICATIONS TO THE LOT TYPES OR MIX OF LOT SIZES WITHIN ANY INDIVIDUAL PHASE OR POD ARE CONSIDERED MINOR ADJUSTMENTS SO LONG AS THE MODIFICATION RESULTS IN AN INCREASE IN LOT SIZE.

PROPOSED GREEN BUILDING STANDARDS:

PASSIVE SOLAR	
- ORIENT A MINIMUM OF 50 PERCENT OF RESIDENTIAL DWELLING UNITS OR LOTS IN THE DEVELOPMENT WITHIN 20 PERCENT OF EAST-WEST AXIS FOR MAXIMUM PASSIVE SOLAR EXPOSURE	1.50 pt.
VEGETATION	
- PRESERVE LARGE, NON-EXOTIC TREES ON SITE (LARGE TREE DEFINED AS 20 FEET OR GREATER IN HEIGHT AND 24 INCHES OR GREATER DBH) - *(5+ PRESERVED TREES)*	1.00 pt.
ENERGY CONSERVATION	
- USE CENTRAL AIR CONDITIONERS THAT ARE ENERGY STAR QUALIFIED	0.50 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.**





TRACT DATA

TRACT	DESCRIPTION	AREA (AC)	AREA (SF)	OWNER
TRACT 'A'	30' RIGHT-OF-WAY DEDICATION	0.73 AC	31,816 SF	CITY
TRACT 'B'	RIGHT-OF-WAY DEDICATION #1	0.14 AC	5,988 SF	CITY
TRACT 'C'	RIGHT-OF-WAY DEDICATION #2	0.35 AC	15,097 SF	CITY
TRACT 'D'	PUBLIC RIGHT-OF-WAY	22.21 AC	967,350 SF	CITY
TRACT 'E'	PRIVATE RIGHT-OF-WAY	0.39 AC	16,812 SF	H.O.A.
TRACT 'F'	PRIVATE RIGHT-OF-WAY	0.39 AC	16,783 SF	H.O.A.
TRACT 'G'	TRAFFIC CIRCLE	0.00 AC	68 SF	H.O.A.
TRACT 'H'	TRAFFIC CIRCLE	0.00 AC	68 SF	H.O.A.
TRACT 'I'	TRAFFIC CIRCLE	0.00 AC	68 SF	H.O.A.
TRACT 'J'	TRAFFIC CIRCLE	0.00 AC	68 SF	H.O.A.
TRACT 'K'	LANDSCAPED MEDIAN	0.14 AC	6,190 SF	H.O.A.
TRACT 'L'	LANDSCAPED MEDIAN	0.02 AC	726 SF	H.O.A.
TRACT 'M'	STORMWATER POND 1	15.36 AC	668,996 SF	H.O.A.
TRACT 'N'	STORMWATER POND 2	25.12 AC	1,094,267 SF	H.O.A.
TRACT 'O'	10' LANDSCAPE BUFFER	0.13 AC	5,757 SF	H.O.A.
TRACT 'P'	25' LANDSCAPE BUFFER	0.96 AC	41,641 SF	H.O.A.
TRACT 'Q'	25' LANDSCAPE BUFFER	2.27 AC	98,691 SF	H.O.A.
TRACT 'R'	OPEN SPACE	1.95 AC	84,927 SF	H.O.A.
TRACT 'S'	OPEN SPACE	0.65 AC	28,447 SF	H.O.A.
TRACT 'T'	AMENITY TRACT	1.24 AC	54,153 SF	H.O.A.
TRACT 'U'	CONSERVATION AREA #1	15.93 AC	694,080 SF	H.O.A.
TRACT 'V'	CONSERVATION AREA #2	9.06 AC	394,804 SF	H.O.A.
TRACT 'W'	CONSERVATION AREA #3	1.77 AC	76,959 SF	H.O.A.
TRACT 'X'	10' LANDSCAPE BUFFER	0.14 AC	6,082 SF	H.O.A.
TRACT 'Y'	10' LANDSCAPE BUFFER	0.11 AC	4,832 SF	H.O.A.

Natural Conservation Area

NO DUMPING, LAND-CLEARING, OR OTHER DISTURBANCE TO NATIVE SOILS OR VEGETATION PERMITTED BEYOND THIS POINT.

For additional information, please contact St. Johns River Water Management District (407-659-4800).

12"

12"

1 NATURAL CONSERVATION AREA SIGN
N.T.S.

SITE DATA:

1. OCPA - PARCEL ID #s:	28-20-28-0000-00-089, 28-20-28-0000-00-090, 28-20-28-0000-00-012, 28-20-28-0000-00-069, 28-20-28-0000-00-099
2. TOTAL AREA:	171.55 Ac.
3. RIGHT-OF-WAY DEDICATION	1.22 Ac.
4. TOTAL CONSERVATION AREA:	26.76 Ac.
5. NET DEVELOPABLE AREA:	143.57 Ac.
4. FEMA FLOOD INSURANCE RATE MAP FLOOD ZONE: FIRM PANEL #12095C0050H DATED SEPT. 24, 2021	A & AE
5. EXISTING FUTURE LAND USE (FLU):	RLS
6. ADJACENT FUTURE LANE USE (FLU):	
NORTH	MU
SOUTH	AG, RLS (CITY), LD (COUNTY)
EAST	RLS, (CITY), LD (COUNTY)
WEST	INST_PU, RLS, (CITY)
7. EXISTING ZONING:	RSF-1A
8. ADJACENT ZONING:	
NORTH	MU-ES-GT, RSF-1A (CITY), A-1 (COUNTY)
SOUTH	AG, RSF-1B (CITY), A-1 (COUNTY)
EAST	RSF-1A, (CITY), R1-AA (COUNTY)
WEST	O, PD, RCE, RSF-1A(CITY)
9. PROPOSED DEVELOPMENT PROGRAM:	
95' x 132' LOTS	15 LOTS
85' x 125' LOTS	20 LOTS
60' x 125' LOTS	44 LOTS
55' x 125' LOTS	150 LOTS
55' x 85' LOTS	64 LOTS
55' x 80' LOTS	128 LOTS
40' x 115' BUNGALOWS	80 LOTS
TOTAL :	501 LOTS
10. ALLOWABLE DENSITY:	3.50 DU/Ac.
11. PROPOSED GROSS DENSITY:	2.92 DU/Ac.
12. LOT REQUIREMENTS:	
40' LOTS (REAR-LOADED)	
MINIMUM LOT AREA	3,910 SF
MINIMUM LIVING AREA	1,300 SF
MAX LOT COVERAGE	75 %
MINIMUM LOT WIDTH	40 ft.
MINIMUM LOT DEPTH	115 ft.
MAXIMUM BUILDING HEIGHT	35'ft./2 STORIES
SETBACKS	
FRONT PORCH	10 ft.
GARAGE	20 ft. WITH DWY / 5' WITHOUT DWY
FRONT	15 ft.
SIDE	5ft.
REAR	5ft.
CORNER	15ft.
55' SHORT LOTS (FRONT-LOADED)	
MINIMUM LOT AREA	3,850 SF
MINIMUM LIVING AREA	1,500 SF
MAX LOT COVERAGE	75 %
MINIMUM LOT WIDTH	55 ft.
MINIMUM LOT DEPTH	70 ft.
MAXIMUM BUILDING HEIGHT	35'ft./2 STORIES
SETBACKS	
FRONT PORCH	10 ft.
GARAGE	25 ft.
FRONT	10 ft.
SIDE	5ft.
REAR	10ft.
CORNER	15ft.
55' & 60' LOTS (FRONT-LOADED)	
MINIMUM LOT AREA	6,875 SF
MINIMUM LIVING AREA	1,600 SF
MAX LOT COVERAGE	75 %
MINIMUM LOT WIDTH	55 ft.
MINIMUM LOT DEPTH	125 ft.
MAXIMUM BUILDING HEIGHT	35'ft./2 STORIES
SETBACKS	
FRONT PORCH	10 ft.
GARAGE	25 ft.
FRONT	15 ft.
SIDE	5ft.
REAR	20ft.
CORNER	15ft.
85' & 95' LOTS (FRONT-LOADED)	
MINIMUM LOT AREA	10,625 SF
MINIMUM LIVING AREA	1,600 SF
MAX LOT COVERAGE	75 %
MINIMUM LOT WIDTH	85 ft.
MINIMUM LOT DEPTH	125 ft.
MAXIMUM BUILDING HEIGHT	35'ft./2 STORIES
SETBACKS	
FRONT PORCH	10 ft.
GARAGE	25 ft.
FRONT	15 ft.
SIDE	10ft.
REAR	20ft.
CORNER	15ft.
13. SCHOOL AGE CHILDREN:	
ELEMENTARY = 501 DU * 0.186 CHILD/DU	94 SCHOOL AGE CHILDREN
MIDDLE = 501 DU * 0.100 CHILD/DU	51 SCHOOL AGE CHILDREN
HIGH = 501 DU * 0.124 CHILD/DU	63 SCHOOL AGE CHILDREN
TOTAL :	208 SCHOOL AGE CHILDREN
14. OPEN SPACE REQUIRED: (143.57 Ac. * 0.30) = 43.07 Ac.	43.07 Ac. (30.0%)
15. PROVIDED OPEN SPACE:	
AMENITY PARK	1.24 Ac.
OPEN SPACE	2.60 Ac.
CONSERVATION AREA	26.76 Ac.
LANDSCAPE BUFFER	3.60 Ac.
STORMWATER POND (75%)	30.36 Ac.
TOTAL :	64.56 Ac. (45.0%)
16. PARKING SPACE REQUIREMENT:	
2 SPACES PER DWLLING UNIT (2 * 501 DU)	1002 STALLS
*PER APOPKA LDC TABLE 5.1.6.A: MINIMUM NUMBER OF OFF-STREET VEHICULAR PARKING SPACES	
17. PARKING SPACES PROPOSED:	
GARAGE PARKING (1 STALL MIN)	501 STALLS
DRIVEWAY PARKING (1 STALL MIN)	501 STALLS
PARALLEL PARKING:	138 STALLS
TOTAL :	1140 STALLS

18. POTABLE WATER PROVIDED BY CITY OF APOPKA.

19. RECLAIMED WATER PROVIDED BY CITY OF APOPKA.

20. SANITARY SEWER SERVICES PROVIDED BY CITY OF APOPKA.

21. STORMWATER SYSTEM WILL BE DESIGNED TO MEET CITY OF APOPKA AND SJRWMD DRAINAGE REQUIREMENTS.

22. ALL UTILITY LINES SHALL BE DESIGNED TO MEET CITY OF APOPKA AND FDEP REQUIREMENTS.

23. UTILITY EASEMENTS DEDICATED TO THE CITY OF APOPKA SHALL BE PROVIDED OVER ALL POTABLE WATER MAIN, RECLAIMED WATER MAIN, AND SANITARY SEWER MAINS LOCATED OUTSIDE THE PUBLIC RIGHT-OF-WAY.

24. AN HOA SHALL BE CREATED TO PROVIDE FOR THE MANAGEMENT OF ALL COMMON AREAS AND FACILITIES.

25. PROPOSED LANDSCAPING/IRRIGATION SHALL COMPLY WITH CITY OF APOPKA LAND DEVELOPMENT CODE.

26. OPEN SPACE SHALL COMPLY WITH CITY OF APOPKA LAND DEVELOPMENT CODE.

27. NO TREES WILL BE PROPOSED BETWEEN THE CURB AND SIDEWALK UNLESS PSECIFICALLY REQUIRED BY PLANNING AND ZONING DEPARTMENT.

28. THE DEVELOPMENT WILL BE CONSTRUCTED IN THREE (3) PHASES.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 658-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

OVERALL GEOMETRY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 200'
PROJECT: PUL-061
SHEET: C3.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL
ENGINEERING REGISTRY
NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.4

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

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

FOUND 4"X4" CONC. MON. (LB 5073)

W. KELLY PARK ROAD (100' WIDE PUBLIC R/W PER 5' CONCRETE CURB)

W. PONKAN ROAD (60' WIDE PUBLIC R/W PER ORANGE CO. R/W MAP SEC. 01-21-28)

ASPHALT

CONCRETE CURB

DRAINAGE EASEMENT

N70°42'52"E 1060.50'

N70°42'52"E 1015.89'

S0°05'12"W 31.80'

S0°05'12"W 663.26'

TRACT A
30' RIGHT-OF-WAY DEDICATION
0.73 AC

5' TRAIL (TYP.)

N0°11'11"E 31.82'

N70°42'52"E 44.67'

N35°10'01"E 49.03'

N0°11'11"E 100.45'

VICK ROAD (80' WIDE PUBLIC R/W PER ORANGE CO. R/W MAP SEC. 01-21-28)

N3°39'01"W 209.17'

N0°11'11"E 473.87'

S89°46'44"E 14.00'

N0°11'11"E 189.99'

TRACT B
RIGHT-OF-WAY DEDICATION #1
0.14 AC

N89°45'29"W 14.00'

124.29'
N89°45'29"W

S89°45'29"E 10.00'

N0°14'31"E 608.24'

S0°10'01"W 608.24'

N0°10'01"E 608.25'

PLEASE REFER TO SHEET C3.15 FOR OFFSITE IMPROVEMENT PLAN FOR VICK ROAD

TRACT U
CONSERVATION AREA #1
15.93 AC

LIMITS OF KARST FEATURE PROVIDED BY DEVO ENGINEERING, LLC

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

25' WETLAND BUFFER (TYP.)

NATURAL CONSERVATION AREA SIGNAGE EVERY 50 FEET (TYP.) (1 C3.3)

100' AVERAGE KARST BUFFER PROVIDED BY DEVO ENGINEERING, LLC

SHEET C3.4

SHEET C3.5

C325 C324 C323

N46°51'21"W 40.93'

S64°41'12"W 29.68'

S78°01'27"W 40.93'

PLEASE REFER TO SHEET C3.13 & C3.14 FOR ALL CROSS SECTIONS

TRACT M
STORMWATER POND 1
15.36 AC

204.00'
N89°44'39"W

S89°44'39"E 358.91'

END OF RETAINING WALL (TYP.)

S0°18'57"W 25.00'

158.92'
S0°18'57"W

N44°39'39"W 35.34'

S70°18'04"E 128.23'

59

58

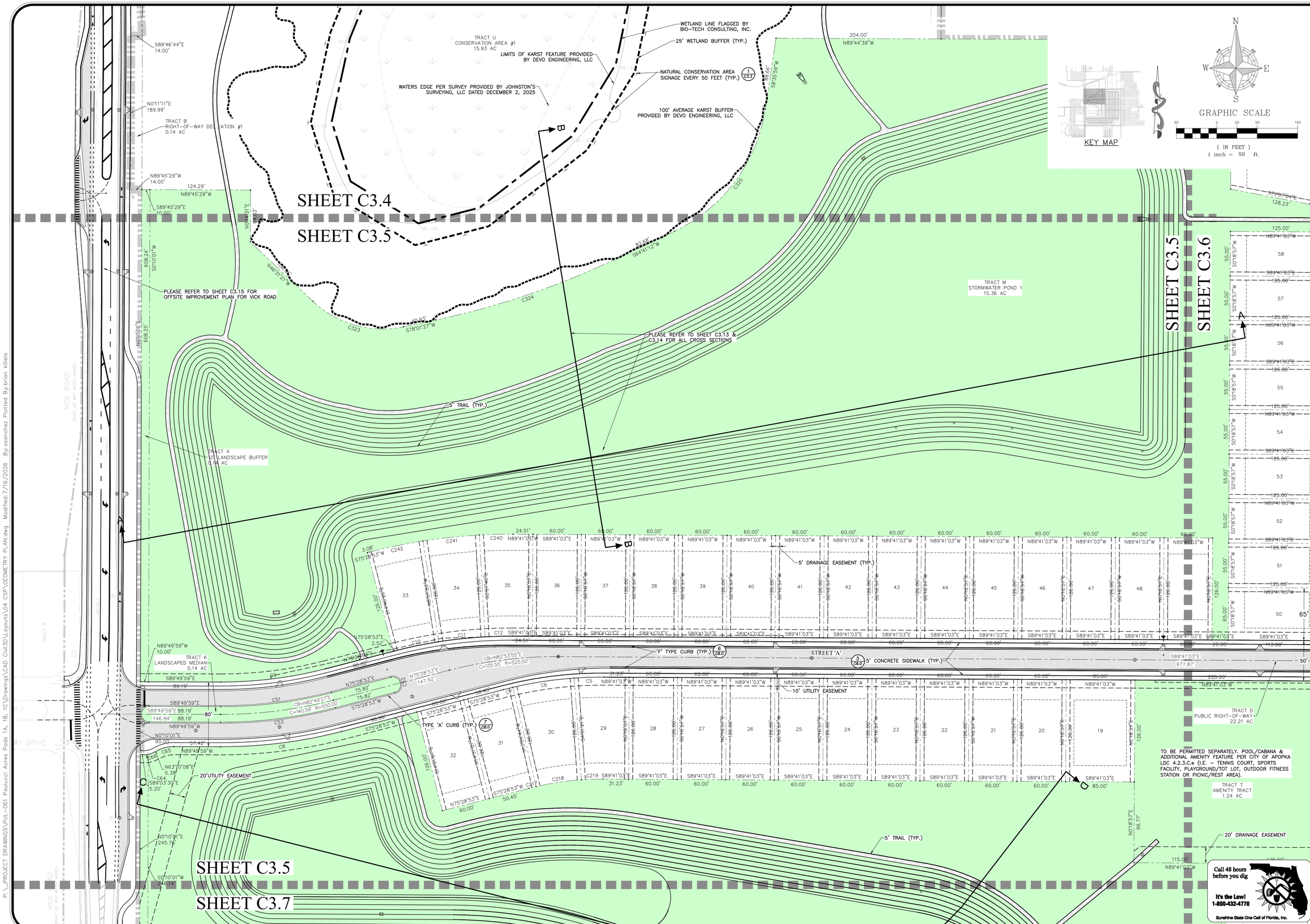
125.00'
N89°41'03"W

55.00'
S0°18'57"W

S89°41'03"E 125.00'

SHEET C3.5

SHEET C3.6



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.5

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

Not valid without the signature and the original raised seal of a Florida Licensed Engineer. Copies of this document are not considered original and shall not be used for any purpose.

END OF RETAINING WALL (TYP.)
BEGINNING OF RETAINING WALL (TYP.)
END OF RETAINING WALL (TYP.)
BEGINNING OF RETAINING WALL (TYP.)
9' WALL MAINTENANCE/DRAINAGE EASEMENT
5' DRAINAGE EASEMENT (TYP.)
9' WALL MAINTENANCE/DRAINAGE EASEMENT
STREET 'B'
TRACT S OPEN SPACE 0.65 AC
END RETAINING WALL
BEGINNING OF RETAINING WALL (TYP.)
9' WALL MAINTENANCE/DRAINAGE EASEMENT
20' WALL MAINTENANCE/ DRAINAGE EASEMENT
5' DRAINAGE EASEMENT (TYP.)
10' UTILITY EASEMENT (TYP.)
END RETAINING WALL
9' WALL MAINTENANCE/ DRAINAGE EASEMENT
5' CONCRETE SIDEWALK (TYP.)
PLEASE REFER TO SHEET C3.13 & C3.14 FOR ALL CROSS SECTIONS
SHEET C3.5
SHEET C3.6
STREET 'A'
TRACT G TRAFFIC CIRCLE 0.00 AC
TYPE 'A' CURB (TYP.)
5' CONCRETE SIDEWALK (TYP.)
TRACT D PUBLIC RIGHT-OF-WAY 22.21 AC
BEGINNING OF RETAINING WALL (TYP.)
TO BE PERMITTED SEPARATELY. POOL/CABANA & ADDITIONAL AMENITY FEATURE PER CITY OF APOPKA LDC 4.2.3.C.e (I.E. – TENNIS COURT, SPORTS FACILITY, PLAYGROUND/TOT LOT, OUTDOOR FITNESS STATION OR PICNIC/REST AREA).
TRACT T AMENITY TRACT 1.24 AC
20' DRAINAGE EASEMENT
20' WALL MAINTENANCE/ DRAINAGE EASEMENT
SHEET C3.6
SHEET C3.8
SHEILA DRIVE
POINTE CIRCLE
KEY MAP
GRAPHIC SCALE
(IN FEET) 1 inch = 50 ft.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERS REGISTRY NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.6

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

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

SHEET C3.5

SHEET C3.7

TRACT Y
10' LANDSCAPE BUFFER
0.11 AC

TRACT V
CONSERVATION AREA #2
9.06 AC

TRACT N
STORMWATER POND 2
25.12 AC

TRACT C
RIGHT-OF-WAY DEDICATION #2
0.35 AC

TRACT O
10' LANDSCAEP BUFFER
0.07 AC

SHEET C3.7

SHEET C3.9

SHEET C3.7

SHEET C3.8

SHEET C3.9

SHEET C3.10

PLEASE REFER TO SHEET C3.13 & C3.14 FOR ALL CROSS SECTIONS

PLEASE REFER TO SHEET C3.15 FOR OFFSITE IMPROVEMENT PLAN FOR VICK ROAD

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

LIMITS OF KARST FEATURE PROVIDED BY DEVO ENGINEERING, LLC

100' AVERAGE KARST BUFFER PROVIDED BY DEVO ENGINEERING, LLC

73.25' ELEVATION MAX STAGE OF FLOODZONE IN THE 100 YEAR/24 HOUR STORM EVENT PER FLOODPLAIN BASE ELEVATION REPORT PROVIDED BY 1828 ENGINEERING, LLC DATED FEBRUARY 20, 2026

25' WETLAND BUFFER (TYP.)

NATURAL CONSERVATION AREA SIGNAGE EVERY 50 FEET (TYP.)

5' TRAIL (TYP.)

20' DRAINAGE EASEMENT (TYP.)

5' DRAINAGE EASEMENT (TYP.)

VICK ROAD
RIGHT OF WAY WIDTH VARIES

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.7

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
STATE OF 7/21/26

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C3.6

SHEET C3.8

SHEET C3.7

SHEET C3.9

SHEET C3.8

SHEET C3.10

SHEET C3.8

SHEET C3.10

20' DRAINAGE EASEMENT

20' WALL MAINTENANCE/ DRAINAGE EASEMENT

END OF RETAINING WALL (TYP.)

10' UTILITY EASEMENT (TYP.)

5' DRAINAGE EASEMENT (TYP.)

5' CONCRETE SIDEWALK (TYP.)

10' UTILITY EASEMENT (TYP.)

5' DRAINAGE EASEMENT (TYP.)

10' UTILITY EASEMENT (TYP.)

5' DRAINAGE EASEMENT (TYP.)

5' CONCRETE SIDEWALK (TYP.)

'F' TYPE CURB (TYP.)

TYPE 'A' CURB (TYP.)

VALLEY GUTTER (TYP.)

TRACT H
TRAFFIC CIRCLE
0.00 AC

TRACT I
TRAFFIC CIRCLE
0.00 AC

TRACT Q
25' LANDSCAPE BUFFER
2.27 AC

STREET 'B'

STREET 'C'

STREET 'D'

STREET 'E'

STREET 'F'

S0°18'57"W 632.92'

S0°01'22"W 1351.56'

S89°46'09"E 13.85'

N89°41'03"W 14.09'

PLEASE REFER TO C3.14 FOR ALL

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

GEOMETRY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.8

P:_PROJECT DRAWINGS\PUL-061 Pauluci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

WATERS EDGE PER SURVEY PROVIDED BY JOHNSTON'S SURVEYING, LLC DATED DECEMBER 2, 2025

WETLAND LINE FLAGGED BY BIO-TECH CONSULTING, INC.

LIMITS OF KARST FEATURE PROVIDED BY DEVO ENGINEERING, LLC

PLEASE REFER TO SHEET C3.15 FOR OFFSITE IMPROVEMENT PLAN FOR VICK ROAD

25' WETLAND BUFFER (TYP.)

1 / C3.3 NATURAL CONSERVATION AREA SIGNAGE EVERY 50 FEET (TYP.)

100' AVERAGE KARST BUFFER PROVIDED BY DEVO ENGINEERING, LLC

73.25' ELEVATION MAX STAGE OF FLOODZONE IN THE 100 YEAR/24 HOUR STORM EVENT PER FLOODPLAIN BASE ELEVATION REPORT PROVIDED BY 1828 ENGINEERING, LLC DATED FEBRUARY 20, 2026

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

TRACT N
STORMWATER POND 2
25.12 AC

VICK ROAD
RIGHT OF WAY WIDTH VARIES

TRACT C
RIGHT-OF-WAY DEDICATION #2
0.35 AC

SHEET C3.7
SHEET C3.9
SHEET C3.7
SHEET C3.8
SHEET C3.10
SHEET C3.9

TRACT O
10' LANDSCAPE BUFFER
0.07 AC

5' TRAIL (TYP.)

20' DRAINAGE EASEMENT (TYP.)

5' DRAINAGE EASEMENT (TYP.)

10' UTILITY EASEMENT (TYP.)

7 / C6.0 TYPE 'A' CURB (TYP.)

END OF RETAINING WALL (TYP.)

'F' TYPE CURB (TYP.) 6 / C6.0

STREET 'B'

5 / C6.0 5' CONCRETE SIDEWALK (TYP.)

8' WALL MAINTENANCE/DRAINAGE EASEMENT

TRACT L
LANDSCAPED MEDIAN
0.02 AC

7'X22' PARALLEL SPACES (TYP.) 14 / C6.0

TRACT E
PRIVATE RIGHT-OF-WAY
0.39 AC

RIBBON CURB 9 / C6.0

ALLEY 'A'

PLEASE REFER TO SHEET C3.13 & C3.14 FOR ALL CROSS SECTIONS

19' WALL MAINTENANCE/ DRAINAGE EASEMENT

BEGINNING OF RETAINING WALL (TYP.)

TRACT O
10' LANDSCAPE BUFFER
0.13 AC

STREET 'G'

STREET 'E'

TRACT P
25' LANDSCAPE BUFFER
0.96 AC

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.9

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

REV. | DATE | DESCRIPTION | BY

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C3.9 SHEET C3.7
SHEET C3.10 SHEET C3.8

SHEET C3.8
SHEET C3.10

KEY MAP

PLEASE REFER TO SHEET C3.13 & C3.14 FOR ALL CROSS SECTIONS

GRAPHIC SCALE
(IN FEET)
1 inch = 50 ft.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

GEOMETRY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.10

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GEOMETRY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

LOT DATA TABLE

LOT NUMBER	LOT AREA (AC)	LOT AREA (SF)	*BUILDABLE AREA	LOT FRONTAGE	OWNER
1	0.16 AC	6,881 SF	3,604 SF	55.00 LF	PRIVATE
2	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
3	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
4	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
5	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
6	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
7	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
8	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
9	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
10	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
11	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
12	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
13	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
14	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
15	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
16	0.17 AC	7,500 SF	4,000 SF	60.00 LF	PRIVATE
17	0.17 AC	7,500 SF	4,000 SF	60.00 LF	PRIVATE
18	0.17 AC	7,500 SF	4,000 SF	60.00 LF	PRIVATE
19	0.25 AC	10,710 SF	5,265 SF	85.00 LF	PRIVATE
20	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
21	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
22	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
23	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
24	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
25	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
26	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
27	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
28	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
29	0.18 AC	7,961 SF	4,293 SF	67.96 LF	PRIVATE
30	0.19 AC	8,405 SF	4,561 SF	76.66 LF	PRIVATE
31	0.18 AC	7,693 SF	4,130 SF	62.64 LF	PRIVATE
32	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
33	0.18 AC	8,042 SF	4,380 SF	57.42 LF	PRIVATE
34	0.18 AC	8,042 SF	4,380 SF	57.42 LF	PRIVATE
35	0.18 AC	7,844 SF	4,244 SF	58.46 LF	PRIVATE
36	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
37	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
38	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
39	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
40	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
41	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
42	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
43	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
44	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
45	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
46	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
47	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
48	0.17 AC	7,560 SF	4,050 SF	60.00 LF	PRIVATE
49	0.17 AC	7,560 SF	4,050 SF	65.00 LF	PRIVATE
50	0.19 AC	8,094 SF	3,600 SF	71.85 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
51	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
52	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
53	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
54	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
55	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
56	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
57	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
58	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
59	0.31 AC	13,670 SF	8,337 SF	38.37 LF	PRIVATE
60	0.46 AC	20,204 SF	11,651 SF	74.47 LF	PRIVATE
61	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
62	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
63	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
64	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
65	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
66	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
67	0.29 AC	12,540 SF	6,525 SF	95.00 LF	PRIVATE
68	0.31 AC	13,595 SF	6,525 SF	95.00 LF	PRIVATE
69	0.58 AC	25,351 SF	7,244 SF	43.70 LF	PRIVATE
70	0.34 AC	14,807 SF	16,165 SF	85.56 LF	PRIVATE
71	0.34 AC	14,807 SF	8,066 SF	95.00 LF	PRIVATE
72	0.29 AC	12,719 SF	6,666 SF	95.00 LF	PRIVATE
73	0.29 AC	12,767 SF	6,704 SF	95.00 LF	PRIVATE
74	0.29 AC	12,815 SF	6,742 SF	95.00 LF	PRIVATE
75	0.30 AC	12,864 SF	6,780 SF	95.00 LF	PRIVATE
76	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
77	0.21 AC	9,344 SF	4,400 SF	81.85 LF	PRIVATE
78	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
79	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
80	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
81	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
82	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
83	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
84	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
85	0.22 AC	9,391 SF	4,429 SF	75.43 LF	PRIVATE
86	0.15 AC	6,367 SF	3,592 SF	75.23 LF	PRIVATE
87	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
88	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
89	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
90	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
91	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
92	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
93	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
94	0.15 AC	6,344 SF	3,575 SF	81.85 LF	PRIVATE
95	0.14 AC	5,969 SF	3,300 SF	81.85 LF	PRIVATE
96	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
97	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
98	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
99	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
100	0.10 AC	4,400 SF	2,700 SF	55.00 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
101	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
102	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
103	0.14 AC	5,979 SF	3,307 SF	82.02 LF	PRIVATE
104	0.14 AC	5,972 SF	3,302 SF	81.85 LF	PRIVATE
105	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
106	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
107	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
108	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
109	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
110	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
111	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
112	0.14 AC	5,969 SF	3,300 SF	81.85 LF	PRIVATE
113	0.14 AC	5,969 SF	3,300 SF	81.85 LF	PRIVATE
114	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
115	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
116	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
117	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
118	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
119	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
120	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
121	0.14 AC	5,955 SF	3,294 SF	81.80 LF	PRIVATE
122	0.14 AC	5,955 SF	3,289 SF	81.63 LF	PRIVATE
123	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
124	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
125	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
126	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
127	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
128	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
129	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
130	0.14 AC	5,969 SF	3,300 SF	81.85 LF	PRIVATE
131	0.15 AC	6,344 SF	3,575 SF	81.85 LF	PRIVATE
132	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
133	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
134	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
135	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
136	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
137	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
138	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
139	0.15 AC	6,317 SF	3,554 SF	81.58 LF	PRIVATE
140	0.21 AC	9,291 SF	4,366 SF	81.36 LF	PRIVATE
141	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
142	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
143	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
144	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
145	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
146	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
147	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
148	0.21 AC	9,344 SF	4,400 SF	81.85 LF	PRIVATE
149	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
150	0.10 AC	4,400 SF	2,700 SF	55.00 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
151	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
152	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
153	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
154	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
155	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
156	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
157	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
158	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
159	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
160	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
161	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
162	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
163	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
164	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
165	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
166	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
167	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
168	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
169	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
170	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
171	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
172	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
173	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
174	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
175	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
176	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
177	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
178	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
179	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
180	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
181	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
182	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
183	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
184	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
185	0.13 AC	5,494 SF	2,925 SF	71.85 LF	PRIVATE
186	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
187	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
188	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
189	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
190	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
191	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
192	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
193	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
194	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
195	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
196	0.13 AC	5,494 SF	2,925 SF	71.85 LF	PRIVATE
197	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
198	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
199	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
200	0.16 AC	6,875 SF	3,600 SF	55.00 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
201	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
202	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
203	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
204	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
205	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
206	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
207	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
208	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
209	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
210	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
211	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
212	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
213	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
214	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
215	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
216	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
217	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
218	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
219	0.19 AC	8,178 SF	3,654 SF	72.57 LF	PRIVATE
220	0.19 AC	8,101 SF	3,605 SF	71.85 LF	PRIVATE
221	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
222	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
223	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
224	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
225	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
226	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
227	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
228	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
229	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
230	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
231	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
232	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
233	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
234	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
235	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
236	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
237	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
238	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
239	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
240	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
241	0.16 AC	6,876 SF	3,600 SF	55.00 LF	PRIVATE
242	0.16 AC	7,147 SF	3,789 SF	55.05 LF	PRIVATE
243	0.18 AC	7,648 SF	4,172 SF	56.76 LF	PRIVATE
244	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
245	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
246	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
247	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
248	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
249	0.24 AC	10,625 SF	5,200 SF	85.00 LF	PRIVATE
250	0.24 AC	10,625 SF	5,200 SF	85.00 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
251	0.27 AC	11,841 SF	6,130 SF	85.00 LF	PRIVATE
252	0.27 AC	11,878 SF	6,158 SF	85.00 LF	PRIVATE
253	0.27 AC	11,915 SF	6,186 SF	85.00 LF	PRIVATE
254	0.27 AC	11,952 SF	6,215 SF	85.00 LF	PRIVATE
255	0.28 AC	11,989 SF	6,243 SF	85.00 LF	PRIVATE
256	0.28 AC	12,026 SF	6,271 SF	85.00 LF	PRIVATE
257	0.28 AC	12,063 SF	6,299 SF	85.00 LF	PRIVATE
258	0.28 AC	12,100 SF	6,328 SF	85.00 LF	PRIVATE
259	0.28 AC	12,136 SF	6,356 SF	85.00 LF	PRIVATE
260	0.38 AC	16,740 SF	9,529 SF	67.15 LF	PRIVATE
261	0.51 AC	22,088 SF	13,453 SF	57.87 LF	PRIVATE
262	0.18 AC	7,878 SF	4,256 SF	58.01 LF	PRIVATE
263	0.17 AC	7,500 SF	4,000 SF	60.00 LF	PRIVATE
264	0.17 AC	7,500 SF	4,000 SF	60.00 LF	PRIVATE
265	0.17 AC	7,500 SF	4,500 SF	60.00 LF	PRIVATE
266	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
267	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
268	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
269	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
270	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
271	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
272	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
273	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
274	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
275	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
276	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
277	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
278	0.19 AC	8,094 SF	3,600 SF	71.85 LF	PRIVATE
279	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
280	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
281	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
282	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
283	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
284	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
285	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
286	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
287	0.16 AC	6,875 SF	3,600 SF	55.00 LF	PRIVATE
288	0.19 AC	8,101 SF	3,604 SF	71.85 LF	PRIVATE
289	0.13 AC	5,506 SF	2,934 SF	71.85 LF	PRIVATE
290	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
291	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
292	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
293	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
294	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
295	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
296	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
297	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
298	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
299	0.13 AC	5,494 SF	2,925 SF	71.85 LF	PRIVATE
300	0.13 AC	5,494 SF	2,925 SF	71.85 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
301	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
302	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
303	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
304	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
305	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
306	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
307	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
308	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
309	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
310	0.11 AC	4,675 SF	2,925 SF	55.00 LF	PRIVATE
311	0.13 AC	5,494 SF	2,925 SF	71.85 LF	PRIVATE
312	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
313	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
314	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
315	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
316	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
317	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
318	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
319	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
320	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
321	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
322	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
323	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
324	0.12 AC	5,169 SF	2,700 SF	71.85 LF	PRIVATE
325	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
326	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
327	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
328	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
329	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
330	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
331	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
332	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
333	0.10 AC	4,400 SF	2,700 SF	55.00 LF	PRIVATE
334	0.12 AC	5,189 SF	2,715 SF	72.06 LF	PRIVATE
335	0.12 AC	5,194 SF	2,719 SF	72.19 LF	PRIVATE
336	0.10 AC	4,400 SF	2,700 SF	55.00 L

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C1	33.52'	33.48'	S75°55'59"E	212.00'
C2	34.30'	34.26'	S85°05'48"E	212.00'
C3	18.84'	16.96'	N45°17'33"E	12.00'
C4	18.85'	16.97'	N44°41'03"W	12.00'
C5	36.72'	36.71'	S88°08'48"W	485.00'
C6	76.66'	76.58'	S81°26'58"W	485.00'
C7	12.19'	12.19'	S76°12'05"W	485.00'
C8	151.22'	150.81'	S82°49'27"W	590.00'
C9	130.72'	130.36'	N82°49'27"E	510.00'
C10	54.90'	54.88'	N78°15'55"E	565.00'
C11	57.42'	57.40'	N83°57'38"E	565.00'
C12	33.96'	33.95'	N88°35'38"E	565.00'
C13	18.85'	16.97'	N45°18'57"E	12.00'
C14	11.43'	11.42'	N5°35'56"E	62.00'
C15	38.37'	37.76'	N28°36'39"E	62.00'
C16	47.52'	46.37'	N68°17'52"E	62.00'
C17	16.13'	16.09'	S82°17'23"E	62.00'
C18	48.63'	47.40'	S52°21'50"E	62.00'
C19	32.69'	32.31'	S14°47'19"E	62.00'
C20	34.52'	34.07'	S16°15'53"W	62.00'
C21	57.87'	55.79'	S58°57'04"W	62.00'
C22	4.96'	4.95'	S87°58'44"W	62.00'
C23	18.84'	16.96'	S45°17'33"W	12.00'
C24	7.56'	7.55'	S3°48'29"W	62.00'
C25	39.14'	38.49'	S25°23'10"W	62.00'

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C26	41.54'	40.77'	S62°40'01"W	62.00'
C27	9.10'	9.09'	S86°03'56"W	62.00'
C28	32.73'	32.40'	N75°44'12"W	67.00'
C29	39.30'	38.74'	N44°56'24"W	67.00'
C30	32.88'	32.55'	N14°04'40"W	67.00'
C31	2.75'	2.74'	N6°34'24"W	12.00'
C32	16.04'	14.88'	N51°25'48"W	12.00'
C33	55.99'	55.84'	S82°18'16"E	216.00'
C34	55.99'	55.84'	S82°18'16"E	216.00'
C35	13.10'	13.10'	S73°08'27"E	216.00'
C37	18.79'	16.93'	S44°52'27"E	12.00'
C38	54.07'	50.88'	S80°26'13"W	45.00'
C39	27.00'	26.95'	N71°35'10"W	120.00'
C40	49.96'	49.90'	N73°15'44"W	300.00'
C41	98.37'	96.62'	N87°16'46"W	150.00'
C43	7.31'	6.58'	N44°52'27"W	4.67'
C44	7.35'	6.62'	N45°07'33"E	4.67'
C46	11.95'	11.95'	S87°50'08"E	180.67'
C47	9.95'	7.17'	S8°10'54"E	3.67'
C48	10.35'	10.30'	S79°55'22"W	28.67'
C49	15.18'	13.67'	N44°49'59"W	9.67'
C50	15.18'	13.67'	N45°10'01"E	9.67'
C51	138.49'	138.11'	N82°49'27"E	540.33'
C52	30.37'	19.33'	S14°31'07"E	9.67'
C53	143.45'	143.06'	S82°49'27"W	559.67'

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C54	14.66'	9.33'	N90°00'00"W	4.67'
C55	14.66'	9.33'	N90°00'00"E	4.67'
C56	14.66'	9.33'	N90°00'00"W	4.67'
C57	14.66'	9.33'	N90°00'00"E	4.67'
C58	18.85'	16.97'	N45°16'09"E	12.00'
C59	14.66'	9.33'	N90°00'00"W	4.67'
C60	14.66'	9.33'	N90°00'00"E	4.67'
C61	18.85'	16.97'	N44°43'51"W	12.00'
C62	14.66'	9.33'	N90°00'00"W	4.67'
C63	14.66'	9.33'	N90°00'00"E	4.67'
C64	4.83'	4.82'	N84°37'51"E	25.00'
C65	21.20'	21.01'	N76°40'04"E	45.00'
C66	6.95'	6.93'	N71°07'55"E	25.00'
C67	11.82'	11.80'	S83°29'42"W	50.00'
C82	18.91'	17.01'	S45°07'33"W	12.00'
C84	18.84'	16.96'	N45°17'33"E	12.00'
C85	18.85'	16.97'	N44°41'03"W	12.00'
C86	18.85'	16.97'	S45°18'57"W	12.00'
C87	18.86'	16.98'	S44°42'27"E	12.00'
C88	18.84'	16.96'	N45°17'33"E	12.00'
C89	18.85'	16.97'	N44°41'03"W	12.00'
C90	18.85'	16.97'	S45°18'57"W	12.00'
C91	18.86'	16.98'	S44°42'27"E	12.00'
C92	18.84'	16.96'	N45°17'33"E	12.00'
C93	18.85'	16.97'	N44°41'03"W	12.00'

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C94	18.85'	16.97'	S45°18'57"W	12.00'
C95	18.86'	16.98'	S44°42'27"E	12.00'
C97	18.85'	16.97'	S45°18'57"W	12.00'
C109	18.86'	16.98'	S44°42'27"E	12.00'
C112	18.84'	16.96'	N45°17'33"E	12.00'
C124	18.85'	16.97'	N44°41'03"W	12.00'
C126	18.85'	16.97'	N44°41'03"W	12.00'
C127	18.85'	16.97'	S45°18'57"W	12.00'
C128	18.85'	16.97'	S44°41'03"E	12.00'
C129	18.85'	16.97'	N45°18'57"E	12.00'
C130	18.85'	16.97'	N45°18'57"E	12.00'
C131	18.85'	16.97'	N44°41'03"W	12.00'
C132	18.85'	16.97'	S45°18'57"W	12.00'
C133	18.85'	16.97'	S44°41'03"E	12.00'
C134	18.85'	16.97'	N45°18'57"E	12.00'
C135	18.85'	16.97'	N44°41'03"W	12.00'
C136	18.85'	16.97'	S45°18'57"W	12.00'
C137	18.85'	16.97'	S44°41'03"E	12.00'
C138	18.85'	16.97'	N45°18'57"E	12.00'
C139	18.85'	16.97'	N44°41'03"W	12.00'
C140	18.85'	16.97'	S45°18'57"W	12.00'
C141	18.85'	16.97'	S44°41'03"E	12.00'
C153	18.86'	16.98'	N44°42'51"W	12.00'
C156	18.84'	16.96'	S45°17'09"W	12.00'
C166	18.85'	16.97'	S44°41'03"E	12.00'

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C169	18.85'	16.97'	N45°18'57"E	12.00'
C170	18.85'	16.97'	N45°18'57"E	12.00'
C171	18.86'	16.98'	N44°42'51"W	12.00'
C172	18.84'	16.96'	S45°17'09"W	12.00'
C173	18.85'	16.97'	S44°41'03"E	12.00'
C174	18.85'	16.97'	N45°18'57"E	12.00'
C175	18.86'	16.98'	N44°42'51"W	12.00'
C176	18.84'	16.96'	S45°17'09"W	12.00'
C177	18.85'	16.97'	S44°41'03"E	12.00'
C178	18.85'	16.97'	N45°18'57"E	12.00'
C179	18.86'	16.98'	N44°42'51"W	12.00'
C180	18.84'	16.96'	S45°17'09"W	12.00'
C181	18.85'	16.97'	S44°41'03"E	12.00'
C183	18.85'	16.97'	S44°43'51"E	12.00'
C204	18.84'	16.96'	N45°17'33"E	12.00'
C206	18.86'	16.98'	N44°42'27"W	12.00'
C207	18.85'	16.97'	S45°16'09"W	12.00'
C211	19.59'	19.58'	N86°13'22"W	160.00'
C212	31.59'	31.53'	N77°03'33"W	160.00'
C216	56.35'	56.29'	N76°00'59"W	350.00'
C217	9.02'	9.02'	N76°12'05"E	359.00'
C218	56.74'	56.69'	N81°26'58"E	359.00'
C219	27.18'	27.18'	N88°08'48"E	359.00'
C240	41.53'	41.53'	S88°35'38"W	691.00'
C241	70.23'	70.20'	S83°57'38"W	691.00'

Curve Table				
Curve #	Arc Length	Chord Length	Chord Direction	Radius
C242	67.15'	67.12'	S78°15'55"W	691.00'
C243	15.71'	14.14'	S44°43'51"E	10.00'
C244	15.70'	14.14'	N45°17'33"E	10.00'
C245	15.72'	14.15'	N44°42'27"W	10.00'
C266	15.71'	14.14'	S45°16'09"W	10.00'
C267	15.71'	14.14'	N44°43'51"W	10.00'
C288	15.76'	14.18'	S45°07'33"W	10.00'
C289	15.66'	14.11'	S44°52'27"E	10.00'
C310	15.71'	14.14'	N45°16'09"E	10.00'
C311	185.31'	183.15'	N73°07'43"E	350.00'
C312	86.81'	86.37'	S81°45'22"E	250.00'
C313	41.05'	39.90'	S48°17'24"E	50.00'
C314	114.34'	112.79'	S8°23'37"E	200.00'
C315	132.74'	130.32'	S26°59'55"W	200.00'
C323	120.98'	116.31'	S74°14'57"E	125.00'
C324	232.79'	232.26'	N71°21'19"E	1000.00'
C325	195.78'	188.06'	N36°38'35"E	200.00'

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

BY	DESCRIPTION	DATE	REV.
			1
			2
			3
			4
			5
			6
			7
			8
			9
			10

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

CURVE TABLES
CONSTRUCTION SITE PLAN

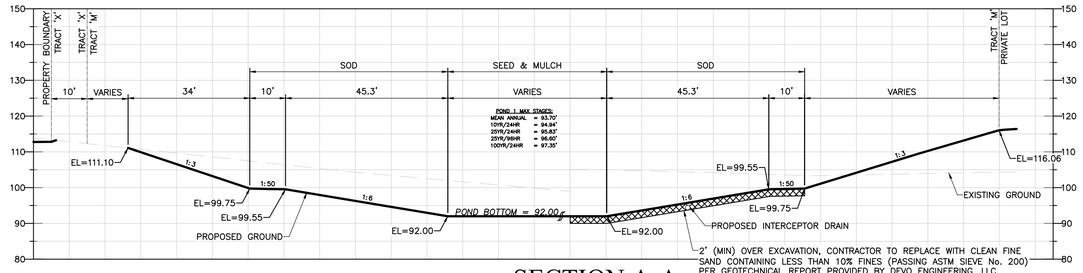
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

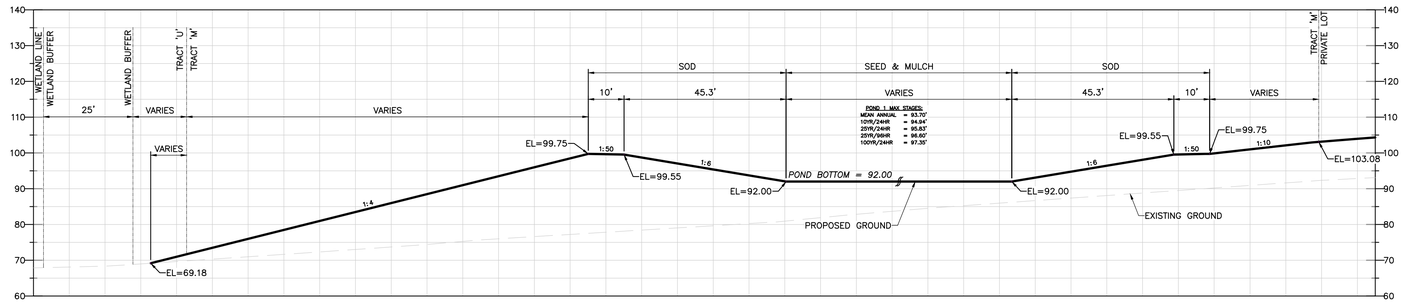
SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.12

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

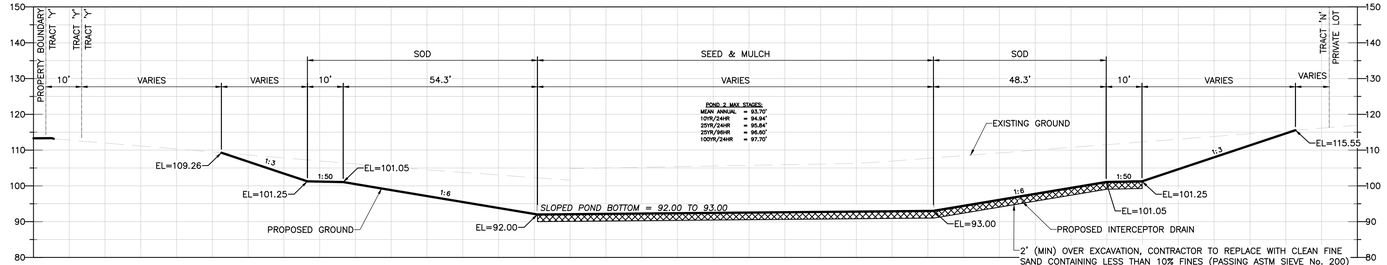
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\LOT AND CURVE TABLES.dwg Modified:6/22/2026 By:osanchez Plotted By:brian killela



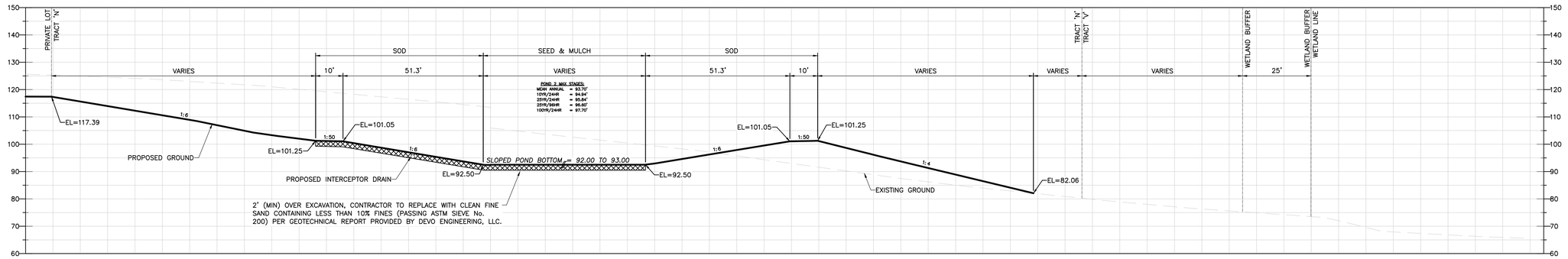
SECTION A-A
N.T.S.



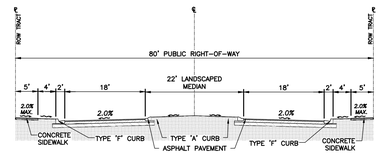
SECTION B-B
N.T.S.



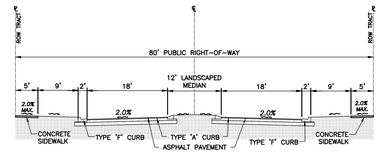
SECTION C-C
N.T.S.



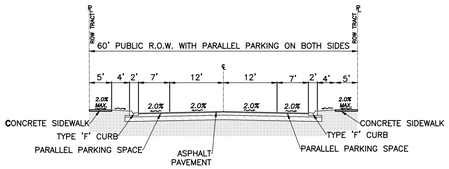
SECTION D-D
N.T.S.



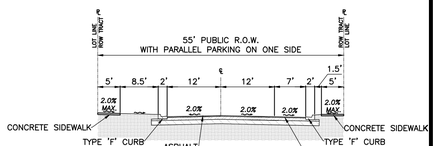
NORTHERN ENTRANCE R.O.W.
N.T.S.



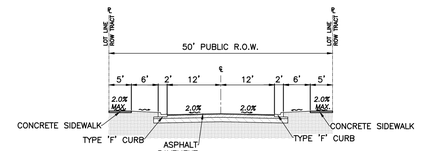
SOUTHERN ENTRANCE R.O.W.
N.T.S.



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



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



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



TYPICAL ALLEY SECTION
N.T.S.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

BY	DESCRIPTION	REV.	DATE

CROSS SECTIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

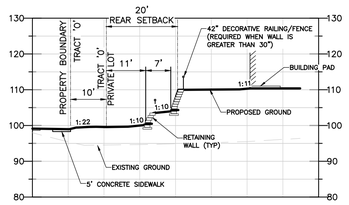
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
N.T.S.	PUL-061	C3.13

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

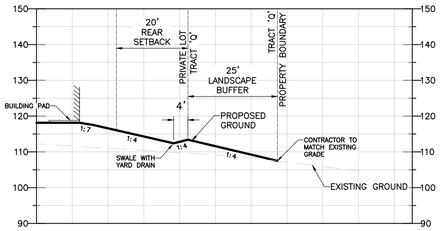
This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\CROSS SECTIONS.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



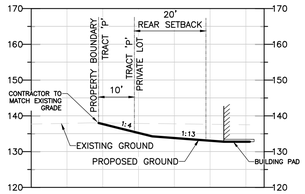
SECTION E-E

N.T.S.



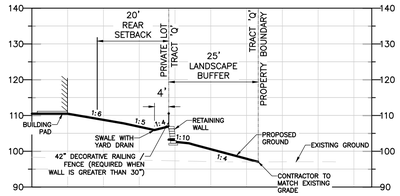
SECTION I-I

N.T.S.



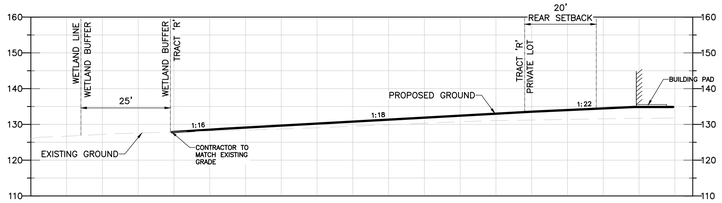
SECTION F-F

N.T.S.



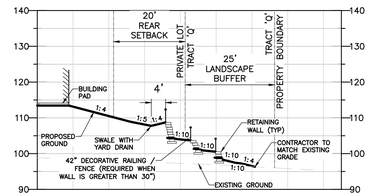
SECTION J-J

N.T.S.



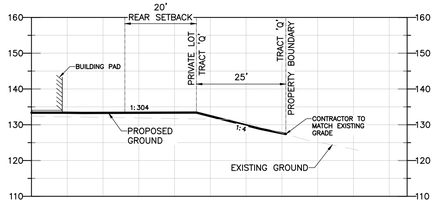
SECTION G-G

N.T.S.



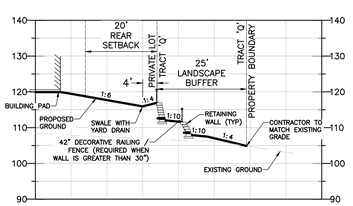
SECTION K-K

N.T.S.



SECTION H-H

N.T.S.



SECTION L-L

N.T.S.

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

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

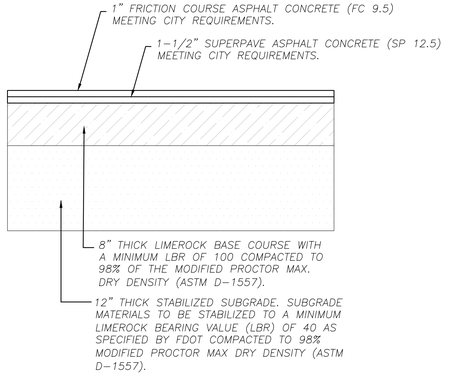
CROSS SECTIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

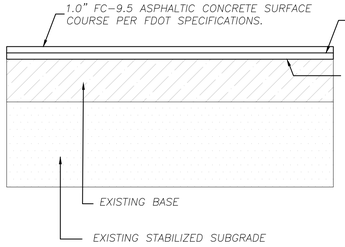
SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.14

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\CROSS SECTIONS.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



1 VICK ROAD PAVEMENT IMPROVEMENT SECTION

N.T.S.



2 VICK ROAD PAVEMENT AREA TO BE MILLED AND RESURFACED

N.T.S.

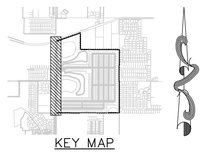
LEGEND

VICK ROAD PROPOSED PAVEMENT WIDENING

VICK ROAD EXISTING PAVEMENT AREA TO BE MILLED AND RESURFACED.

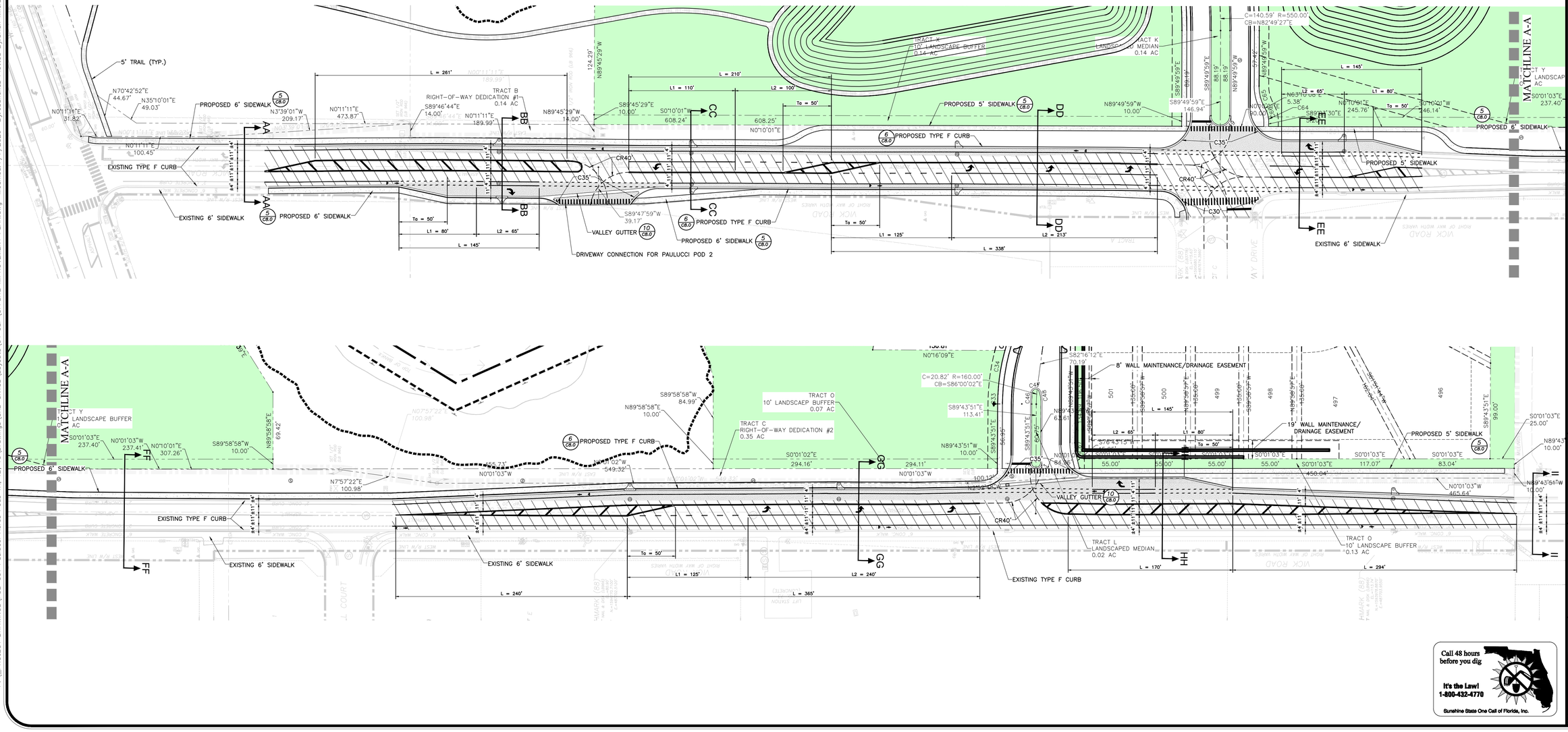
NOTES:

1. CONTRACTOR SHALL MAINTAIN THE EXISTING ACCESS TO EACH PROPERTY DURING CONSTRUCTION & PROVIDE NEW DRIVEWAY APRONS FOR ALL AFFECTED PROPERTIES WITHIN RIGHT-OF-WAY ONLY
2. POSTED SPEED ALONG VICK ROAD = 35 MPH.
3. HANDICAP (HC) RAMPS MUST BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICANS WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
4. DETECTABLE WARNING SURFACE WILL BE REQUIRED AT ALL PLACES WHERE PEDESTRIAN PATH MEETS VEHICULAR PATH.
5. PROPOSED WIDENING OF VICK ROAD IS A LEFT WIDENING AND CENTER WIDENING PER FDOT DESIGN MANUAL 212 EXHIBIT 212-3.
6. ALL EXISTING DRIVEWAYS AFFECTED WITH THE IMPROVEMENTS NEED TO BE RECONSTRUCTED TO CITY OF APOPKA STANDARD.



KEY MAP





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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

OFFSITE IMPROVEMENT PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

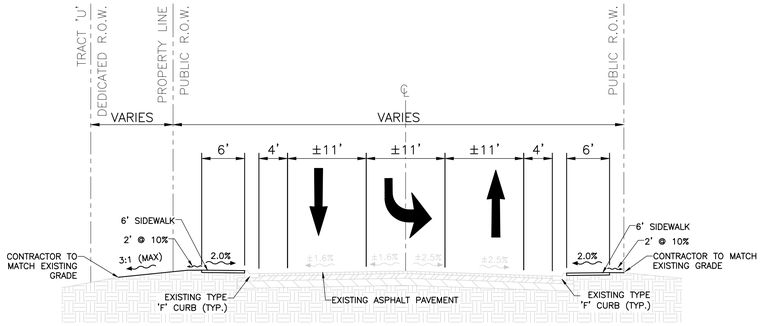
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.15

LUKE CLASSON LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

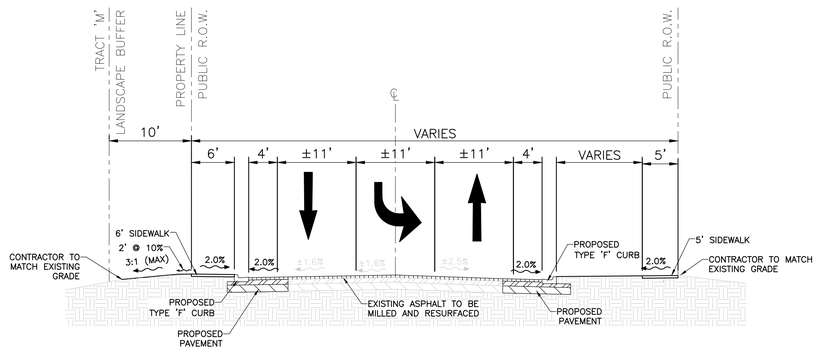
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE IMPROVEMENT PLAN.dwg Modified:7/7/2026 By:osanchez Plotted By:brian killela



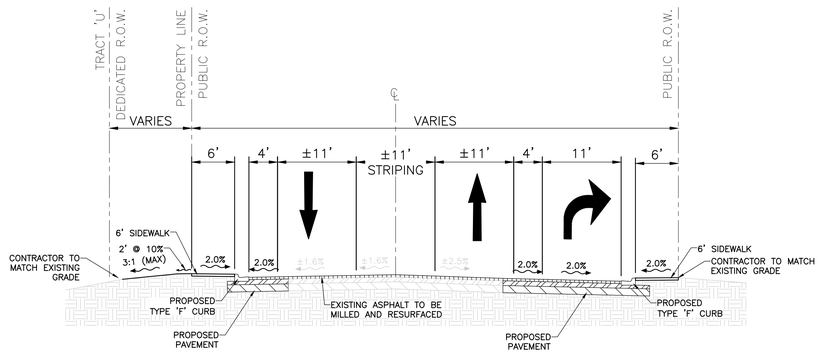
SECTION AA-AA

N.T.S.



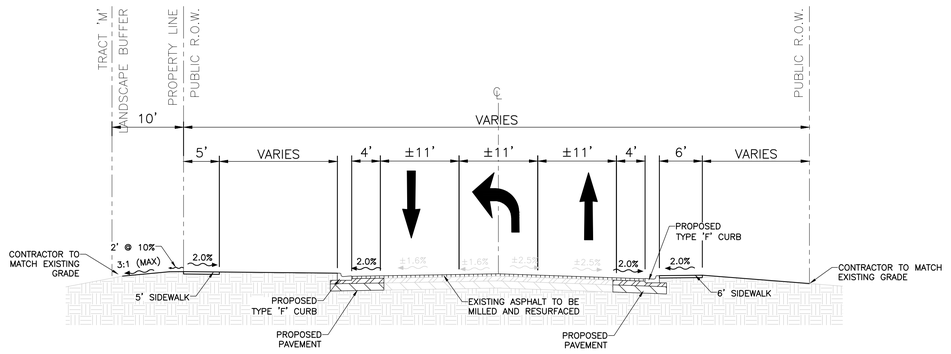
SECTION CC-CC

N.T.S.



SECTION BB-BB

N.T.S.



SECTION DD-DD

N.T.S.

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERS REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

OFFSITE CROSS SECTIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

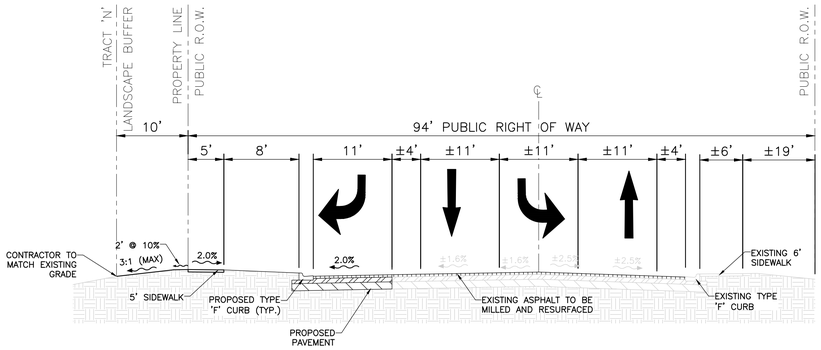
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.16

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

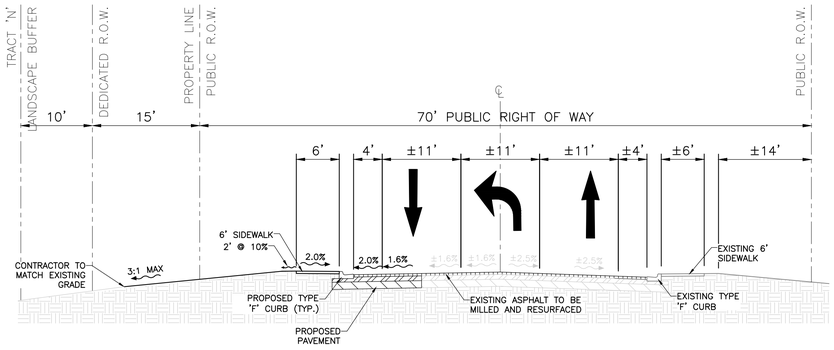
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE CROSS SECTIONS.dwg Modified:6/25/2026 By:bkillela Plotted By:brian killela



SECTION EE-EE

N.T.S.

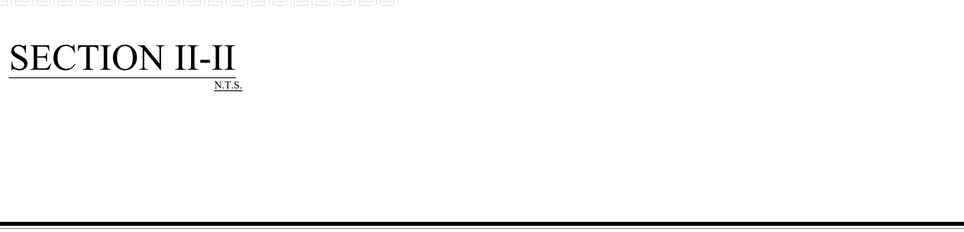


SECTION GG-GG

N.T.S.

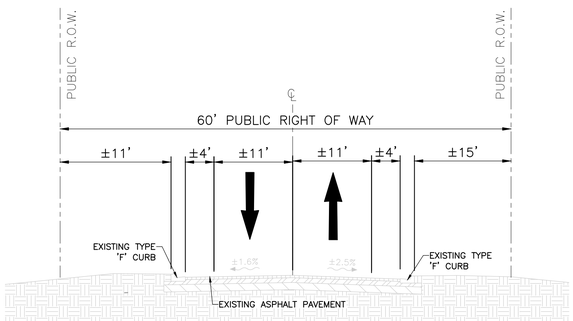
SECTION FF-FF

N.T.S.



SECTION HH-HH

N.T.S.



SECTION II-II

N.T.S.

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

OFFSITE CROSS SECTIONS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

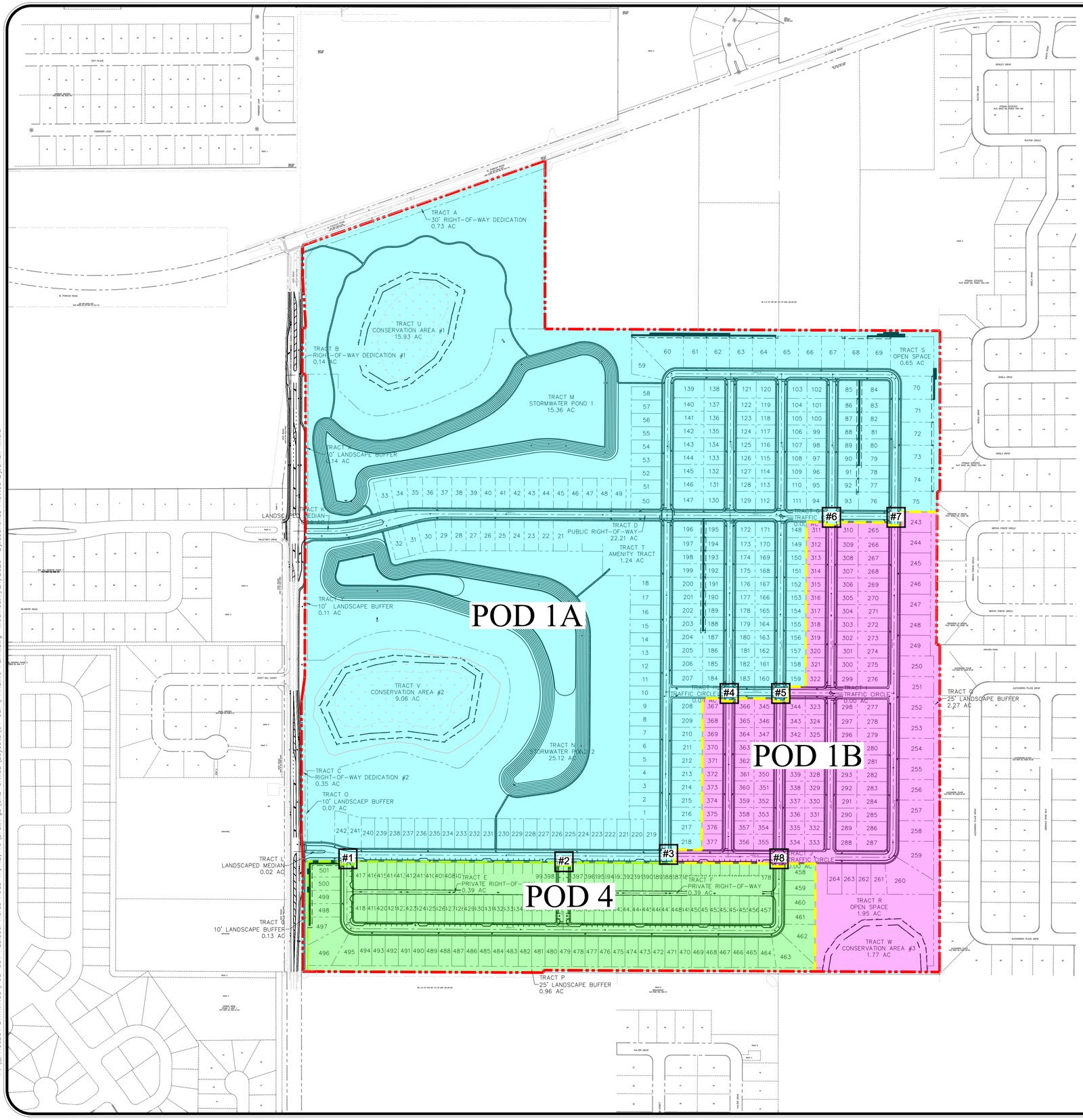
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

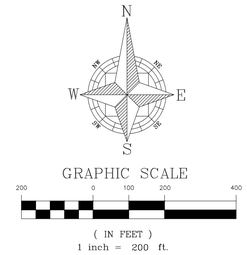
SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C3.17

LUKE CLASSON LICENSE PROFESSIONAL ENGINEER No 77066 STATE OF FLORIDA 7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE CROSS SECTIONS.dwg Modified:6/25/2026 By:bkillela Plotted By:brian killela





LEGEND

- PROPERTY BOUNDARY
- PHASING LINE
- PHASE 1
- PHASE 2
- PHASE 4

SITE DATA

LOT TYPE	POD 1A	POD 1B	POD 4	TOTAL
40'x115' REAR-LOADED	0	0	80	80
55'x80' FRONT-LOADED	72	56	0	128
55'x85' FRONT-LOADED	30	34	0	64
55'x125' FRONT-LOADED	90	23	37	150
60'x125' FRONT-LOADED	33	4	7	44
85'x125' FRONT-LOADED	2	18	0	20
95'x132' FRONT-LOADED	15	0	0	15
TOTAL UNITS	242	135	124	501

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

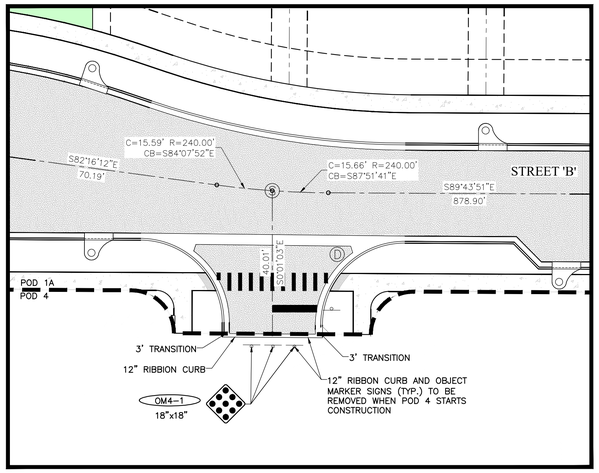
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 200'
PROJECT PUL-061
SHEET C3.18

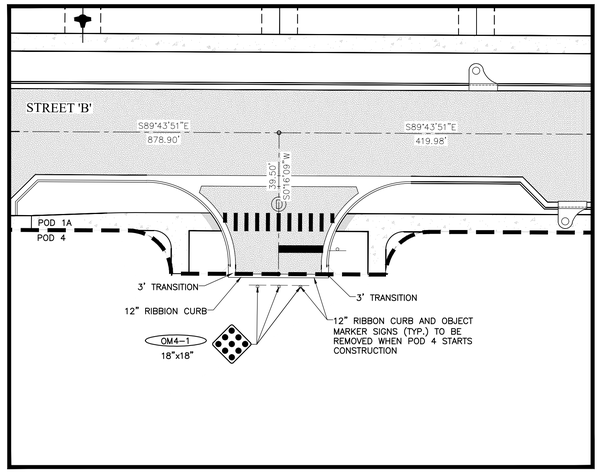
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

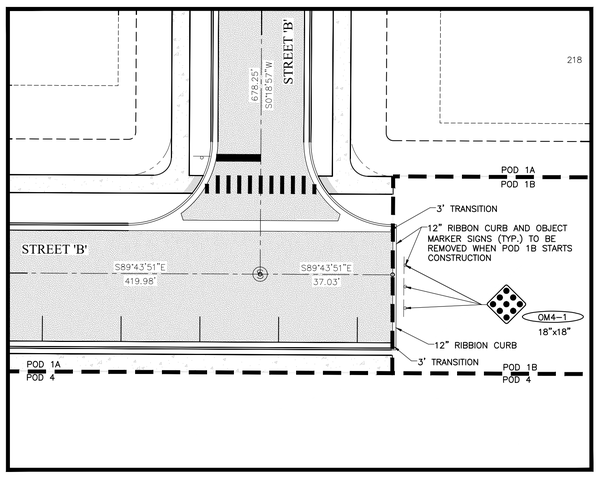
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN.dwg Modified: 7/21/2026 By: ssanchez Plotted By: brian killela



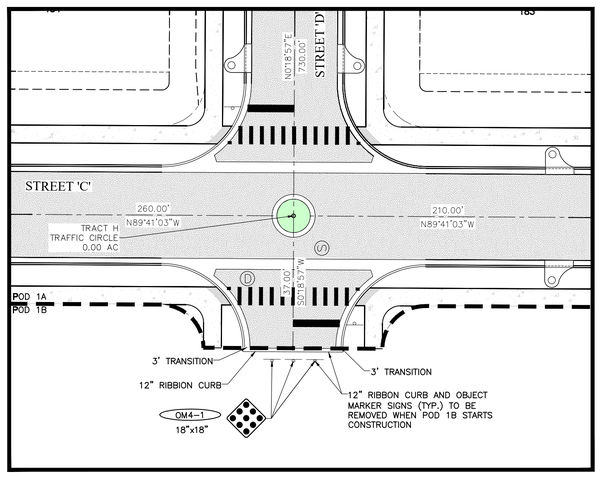
PHASING DETAIL AREA #1
SCALE: 1" = 20'



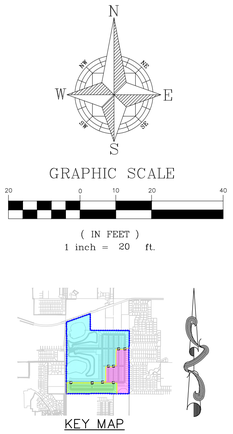
PHASING DETAIL AREA #2
SCALE: 1" = 20'



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



PHASING DETAIL AREA #4
SCALE: 1" = 20'



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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN – GEOMETRY
CONSTRUCTION SITE PLAN

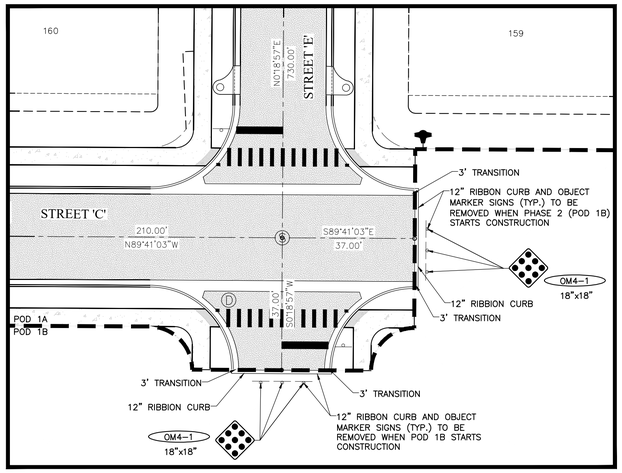
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 20'
PROJECT PUL-061
SHEET C3.19

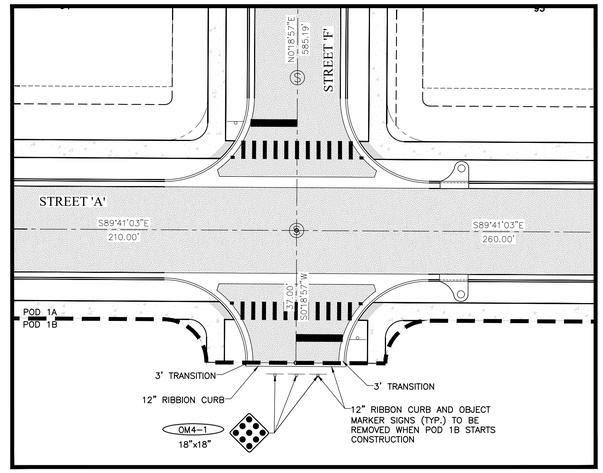
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – GEOMETRY.dwg Modified:7/21/2026 By:ssanchez Plotted By:brian killela



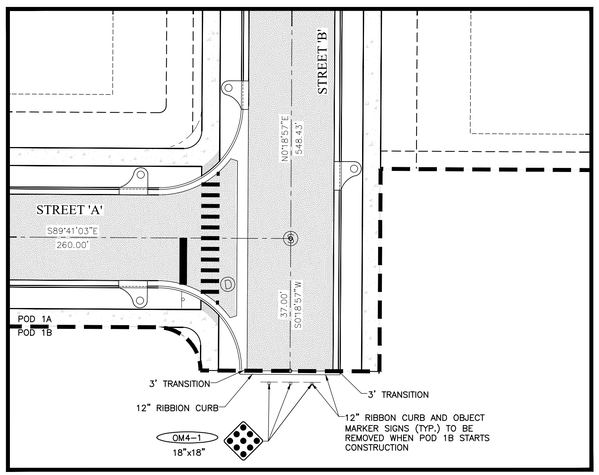
PHASING DETAIL AREA #5

SCALE: 1" = 20'



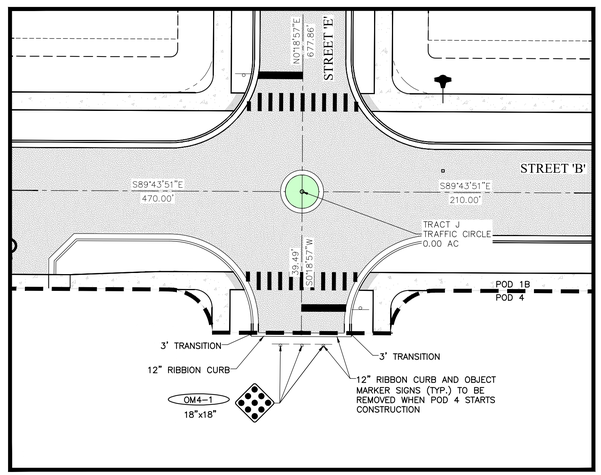
PHASING DETAIL AREA #6

SCALE: 1" = 20'



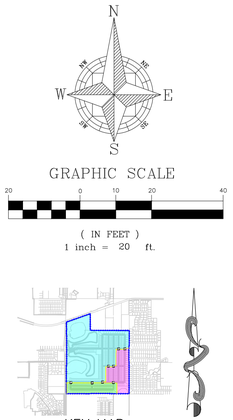
PHASING DETAIL AREA #7

SCALE: 1" = 20'



PHASING DETAIL AREA #8

SCALE: 1" = 20'



KEY MAP

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN – GEOMETRY
CONSTRUCTION SITE PLAN

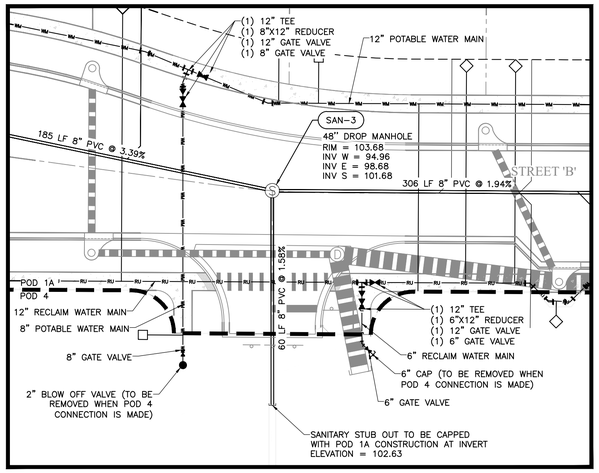
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 20'
PROJECT PUL-061
SHEET C3.20

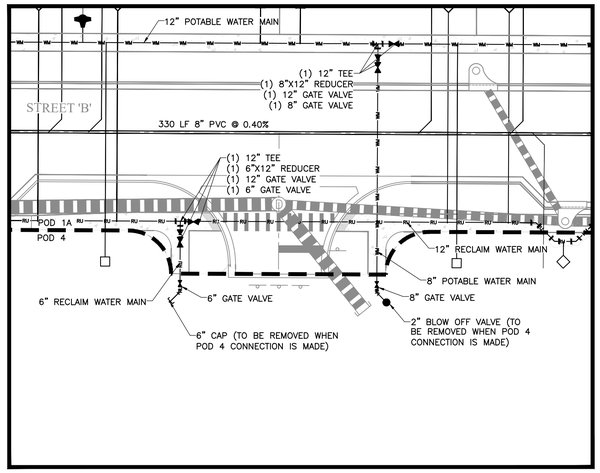
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – GEOMETRY.dwg Modified: 7/21/2026 By: ssanchez Plotted By: brian killela



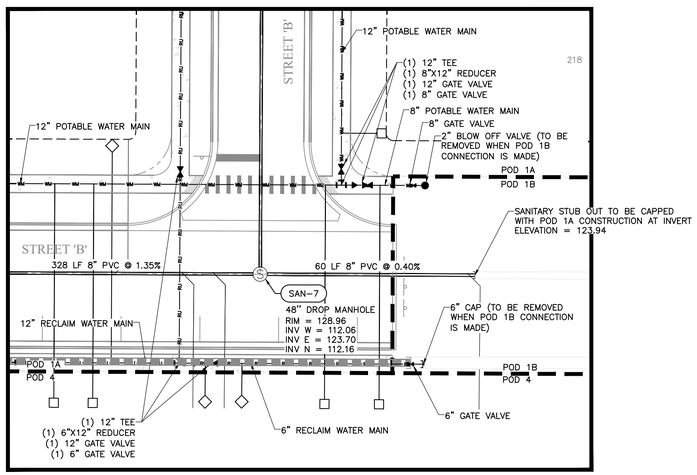
PHASING DETAIL AREA #1

SCALE: 1" = 20'



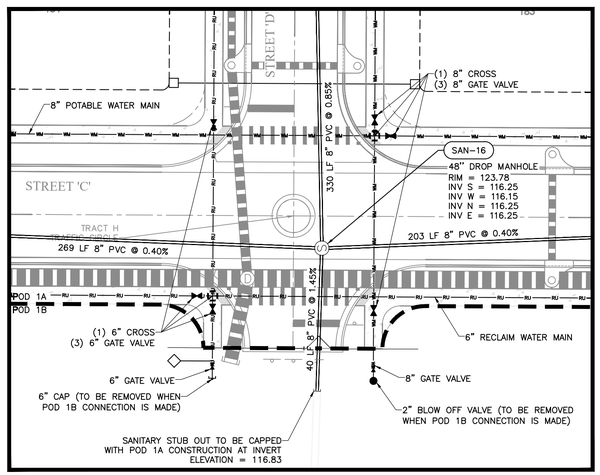
PHASING DETAIL AREA #2

SCALE: 1" = 20'



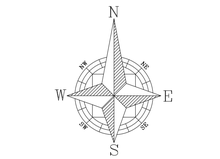
PHASING DETAIL AREA #3

SCALE: 1" = 20'



PHASING DETAIL AREA #4

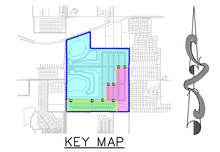
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

PHASING PLAN – UTILITY CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

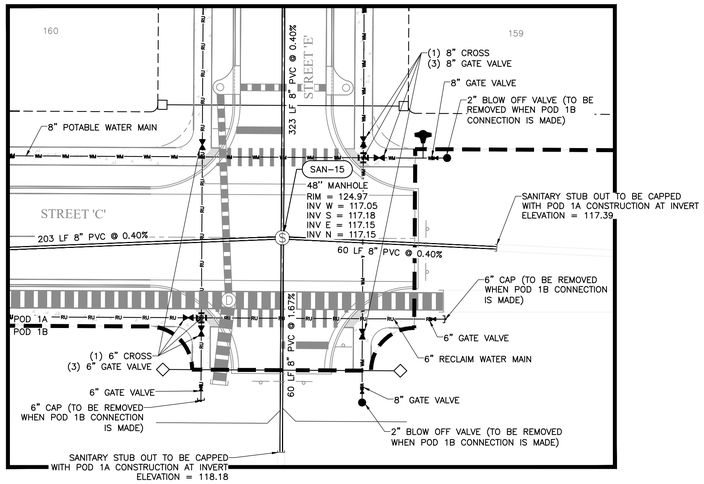
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 20'
PROJECT: PUL-061
SHEET: C3.21

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

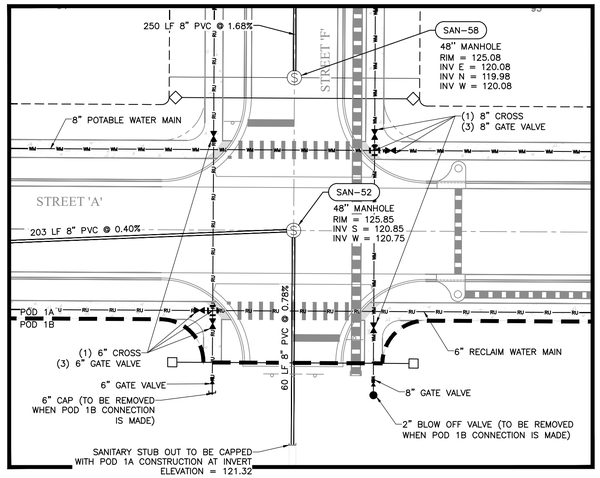
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – UTILITY.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



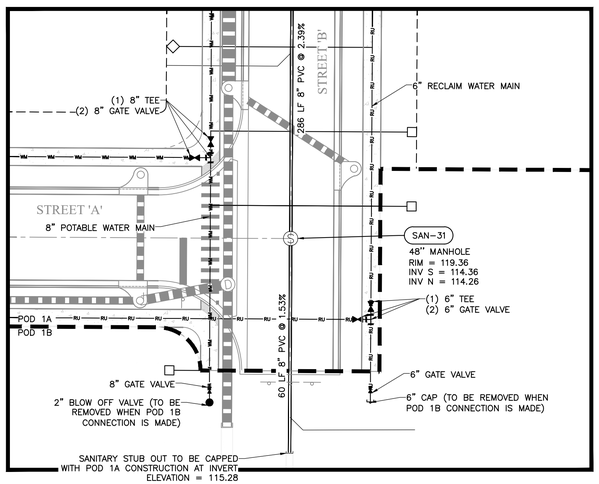
PHASING DETAIL AREA #5

SCALE: 1" = 20'



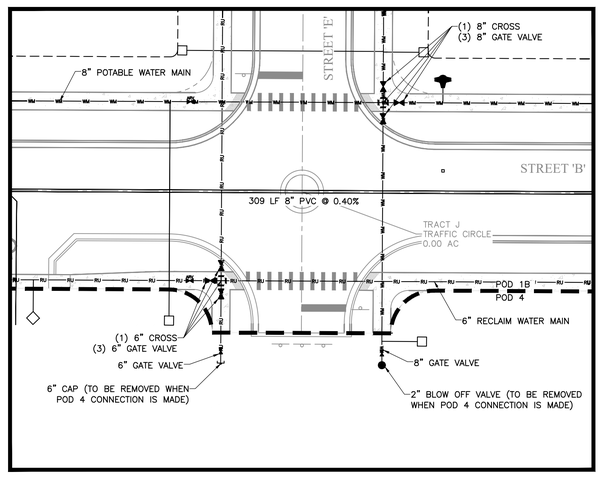
PHASING DETAIL AREA #6

SCALE: 1" = 20'



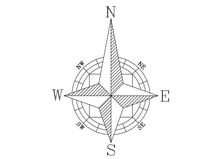
PHASING DETAIL AREA #7

SCALE: 1" = 20'



PHASING DETAIL AREA #8

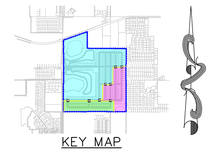
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

PHASING PLAN – UTILITY CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

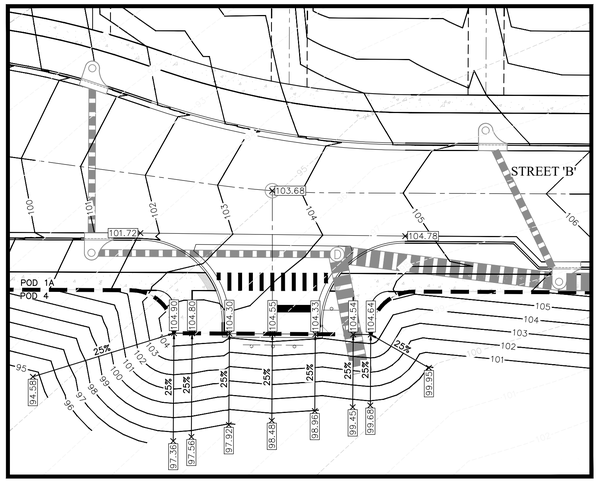
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 20'
PROJECT: PUL-061
SHEET: C3.22

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

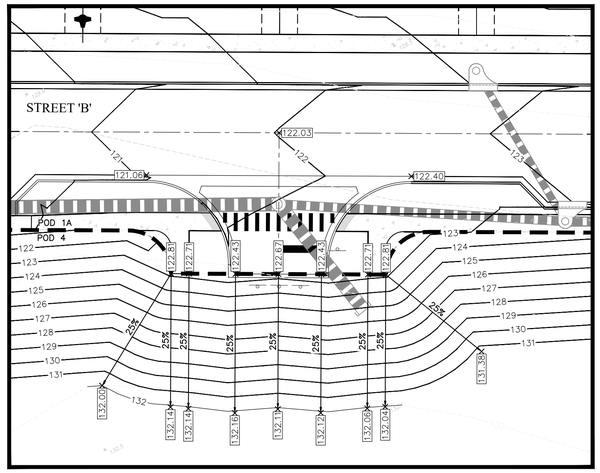
Page 238 of 365

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – UTILITY.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



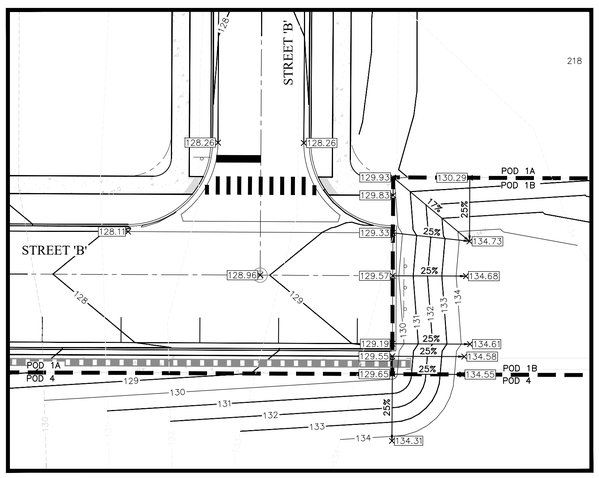
PHASING DETAIL AREA #1

SCALE: 1" = 20'



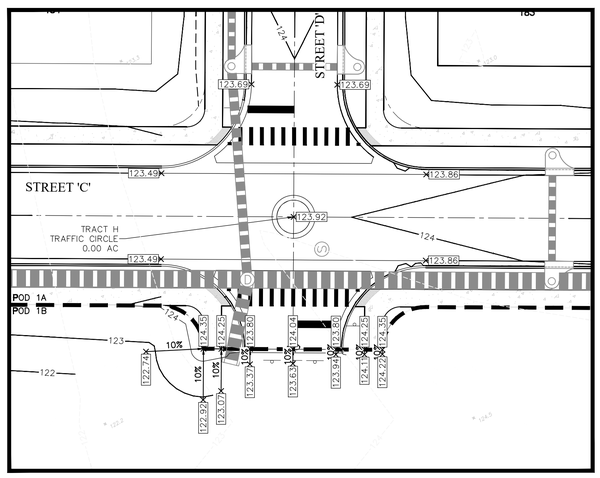
PHASING DETAIL AREA #2

SCALE: 1" = 20'



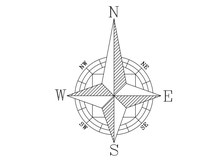
PHASING DETAIL AREA #3

SCALE: 1" = 20'



PHASING DETAIL AREA #4

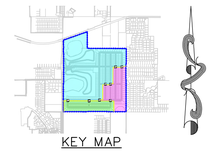
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN – PAVING & GRADING
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

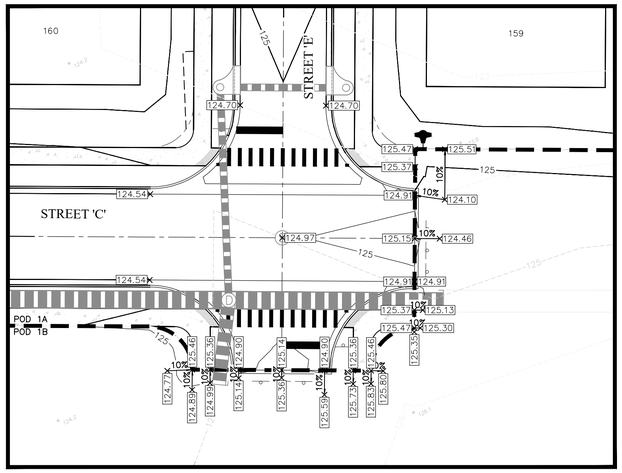
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 20'
PROJECT PUL-061
SHEET C3.23

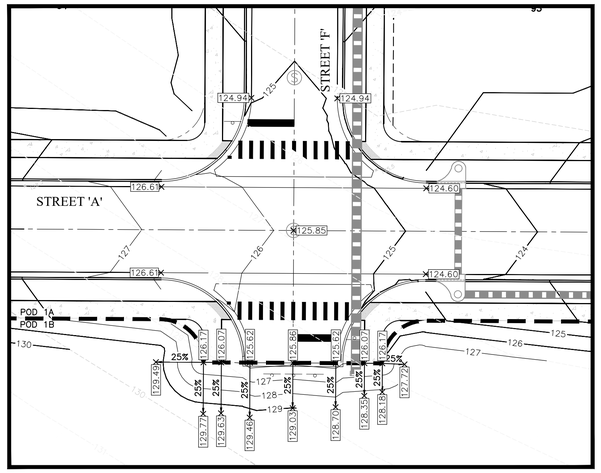
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

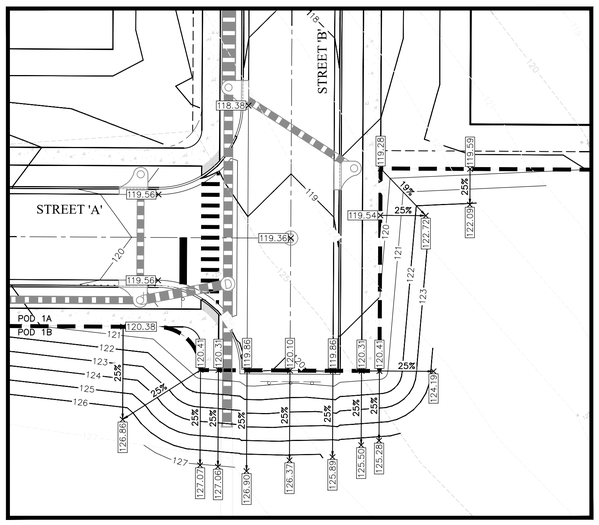
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – PAVING & GRADING.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



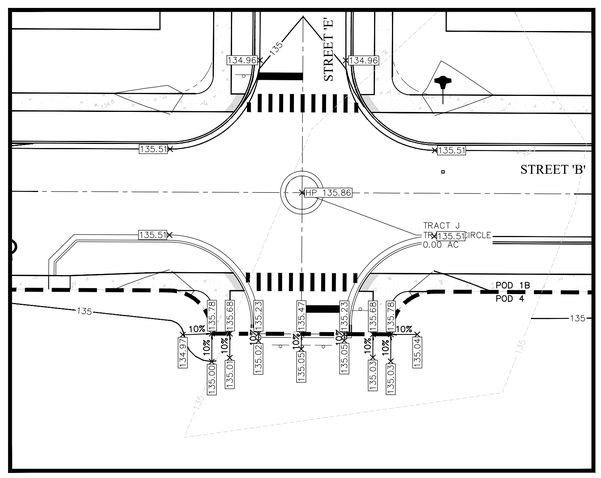
PHASING DETAIL AREA #5
SCALE: 1" = 20'



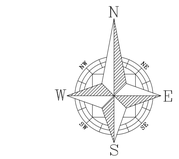
PHASING DETAIL AREA #6
SCALE: 1" = 20'



PHASING DETAIL AREA #7
SCALE: 1" = 20'



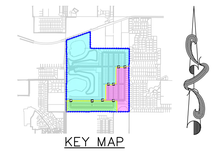
PHASING DETAIL AREA #8
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN – PAVING & GRADING
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

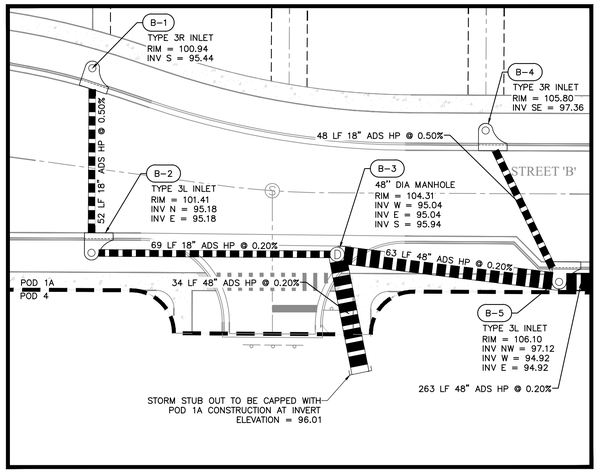
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 20'
PROJECT: PUL-061
SHEET: C3.24

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

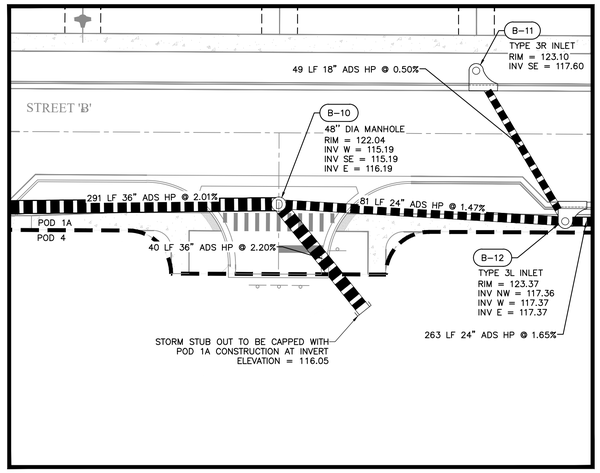
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – PAVING & GRADING.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



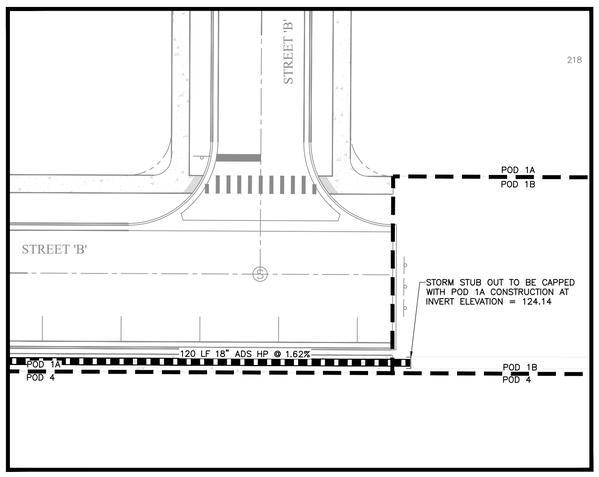
PHASING DETAIL AREA #1

SCALE: 1" = 20'



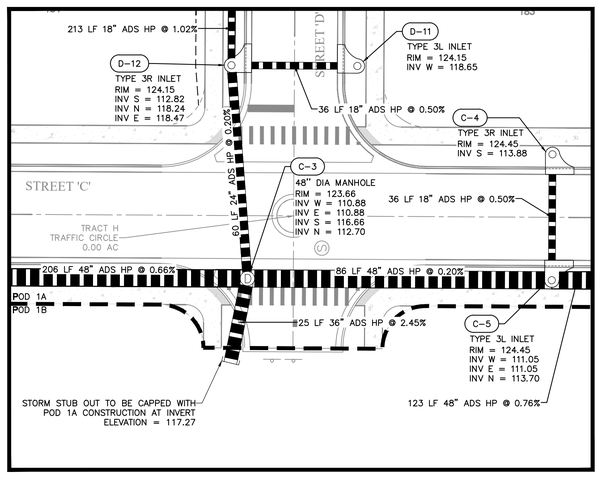
PHASING DETAIL AREA #2

SCALE: 1" = 20'



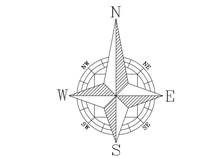
PHASING DETAIL AREA #3

SCALE: 1" = 20'



PHASING DETAIL AREA #4

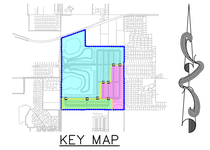
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL
ENGINEERING REGISTRY
NO. 39060

PHASING PLAN – DRAINAGE
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

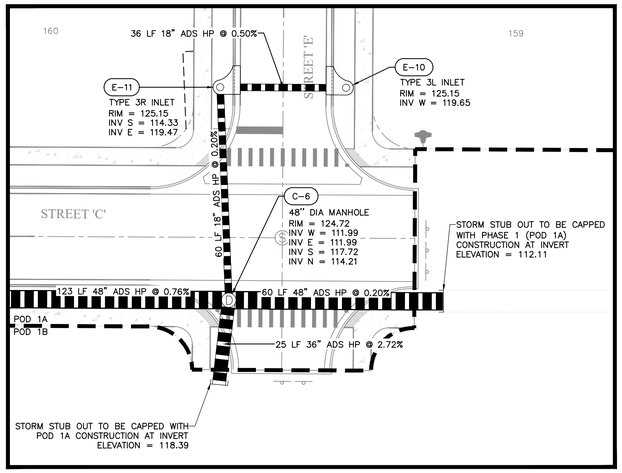
SCALE: 1" = 20'
PROJECT: PUL-061
SHEET: C3.25

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

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

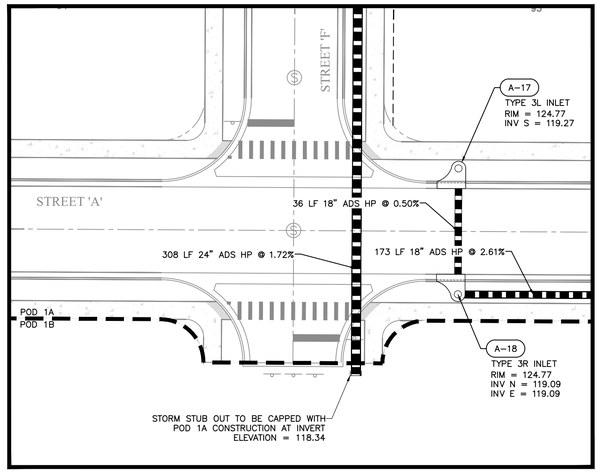
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – DRAINAGE.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



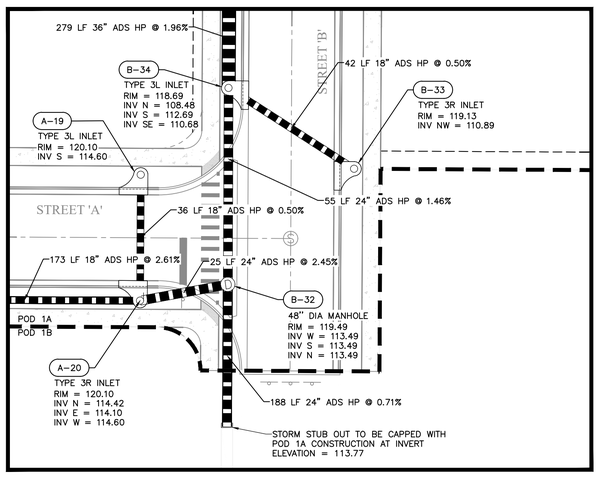
PHASING DETAIL AREA #5

SCALE: 1" = 20'



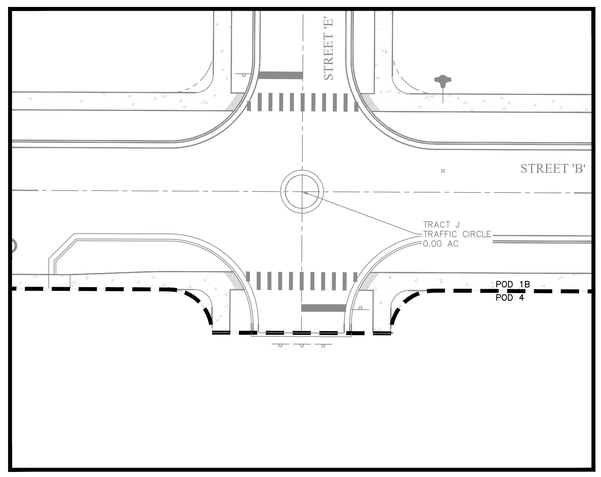
PHASING DETAIL AREA #6

SCALE: 1" = 20'



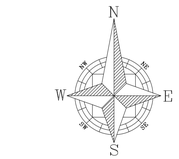
PHASING DETAIL AREA #7

SCALE: 1" = 20'



PHASING DETAIL AREA #8

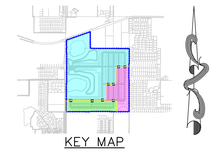
SCALE: 1" = 20'



GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 inch = 20 ft.



KEY MAP

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PHASING PLAN – DRAINAGE
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

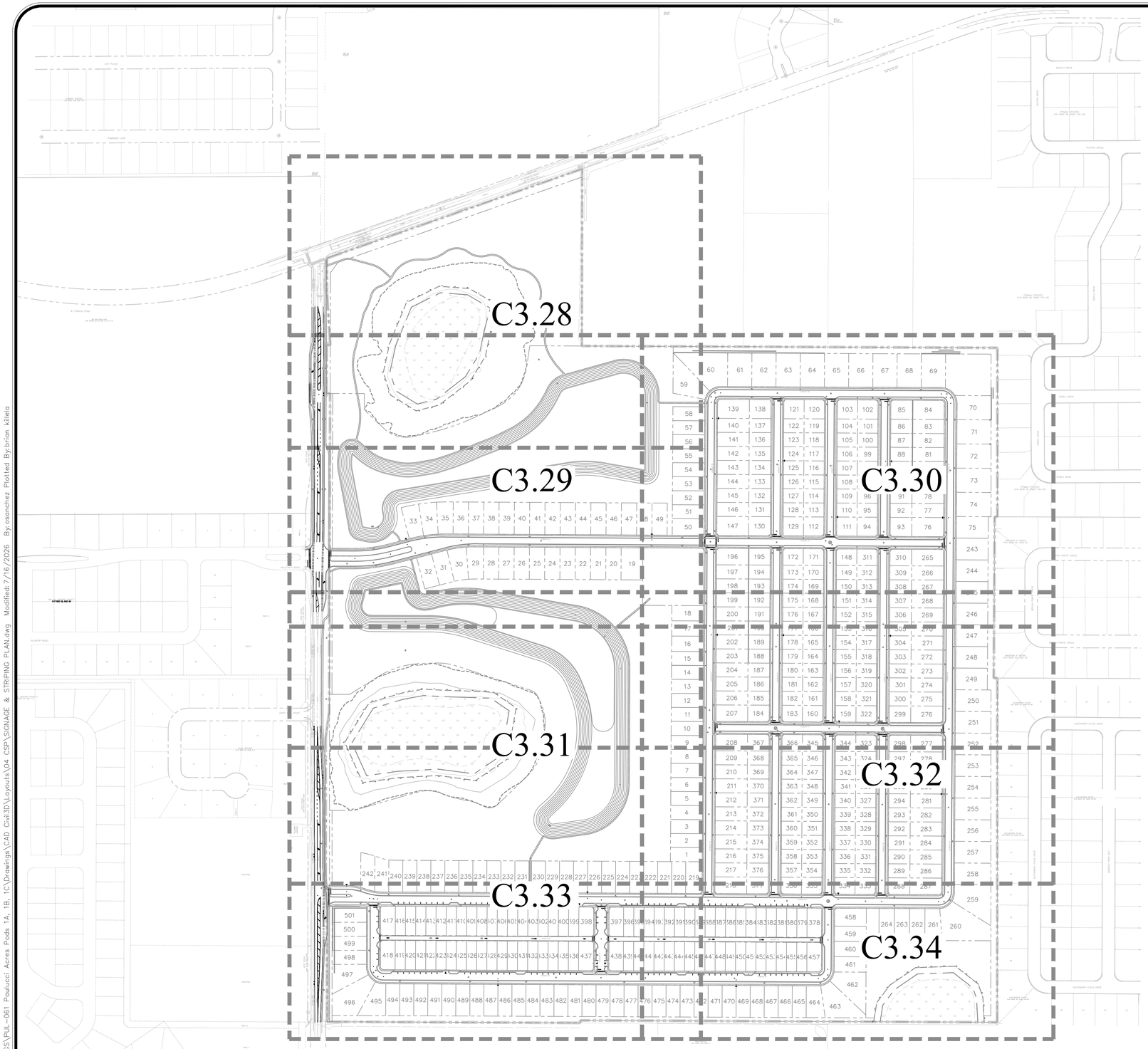
SCALE: 1" = 20'
PROJECT: PUL-061
SHEET: C3.26

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

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

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PHASING PLAN – DRAINAGE.dwg Modified: 7/21/2026 By:ssanchez Plotted By:brian killela



N

W E

S

GRAPHIC SCALE

200 0 100 200 400

(IN FEET)
1 inch = 200 ft.

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OVERALL SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

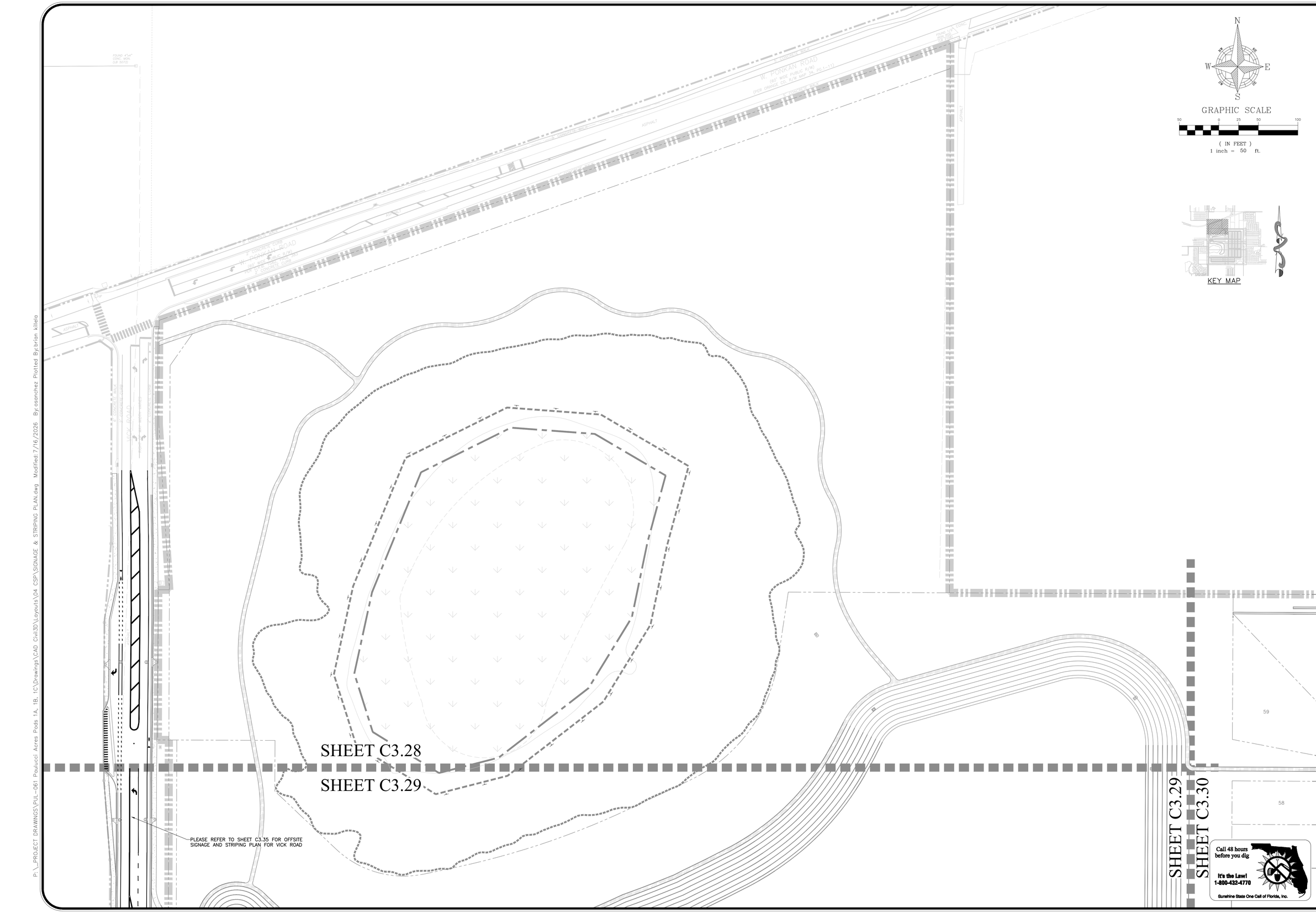
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 200'
PROJECT: PUL-061
SHEET: C3.27

LUKE CLASSON — LICENSE — No 77066 — STATE OF FLORIDA — PROFESSIONAL ENGINEER — 7/21/26

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.28

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C3.28

SHEET C3.29

PLEASE REFER TO SHEET C3.35 FOR OFFSITE SIGNAGE AND STRIPING PLAN FOR VICK ROAD

SHEET C3.29

SHEET C3.30

KEY MAP

N

W E

S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

VICK ROAD
RIGHT OF WAY WIDTH VARIES

TRACT A

DRIVE

STOP BAR & STOP SIGN
(R1-1) 30"X30"
(W16-7P) 36"X12"
(R3-5) VARIES30"
STA:0+52.47

0+00 1+00 2+00 3+00 4+00 5+00 6+00 7+00 8+00 9+00 10+00 11+00 12+00 13+00 14+00 15+00

CROSSWALK (TYP.)

SPEED LIMIT SIGN (TYP.)
(R2-1) 24"X30"
(R3-5) VARIES30"
STA:6+59.20

BLUE HYDRANT REFLECTOR (TYP.)

STA:15+19.35
STOP BAR & STOP SIGN
(R1-1) 30"X30"
(W16-7P) 36"X12"
(R3-5) VARIES30"

STA:59+

SHEET C3.29

SHEET C3.31

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.29

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

The item or items shown (digitally signed and sealed) by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C3.29

SHEET C3.30

STREET 'B'

STREET 'A'

SHEILA DRIVE

POINTE CIRCLE

PITMAN ESTATES
PLAT BOOK 56, PAGES 100-102

TRADITIONS AT WEKIVA
PLAT BOOK 52, PAGE 62

BLUE HYDRANT REFLECTOR (TYP.)

STOP BAR & STOP SIGN

SPEED LIMIT SIGN (TYP.)

CROSSWALK (TYP.)

STA: 0+29.98

STA: 5+54.75

STA: 5+55.19

STA: 6+14.75

STA: 6+14.97

STA: 6+15.19

STA: 59+14.38

STA: 59+74.38

STA: 15+19.35

STA: 15+79.35

STA: 24+59.35

STA: 50+27.43

STA: 19+14.21

STA: 49+00.90

STA: 21+24.36

SHEET C3.30

SHEET C3.32

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

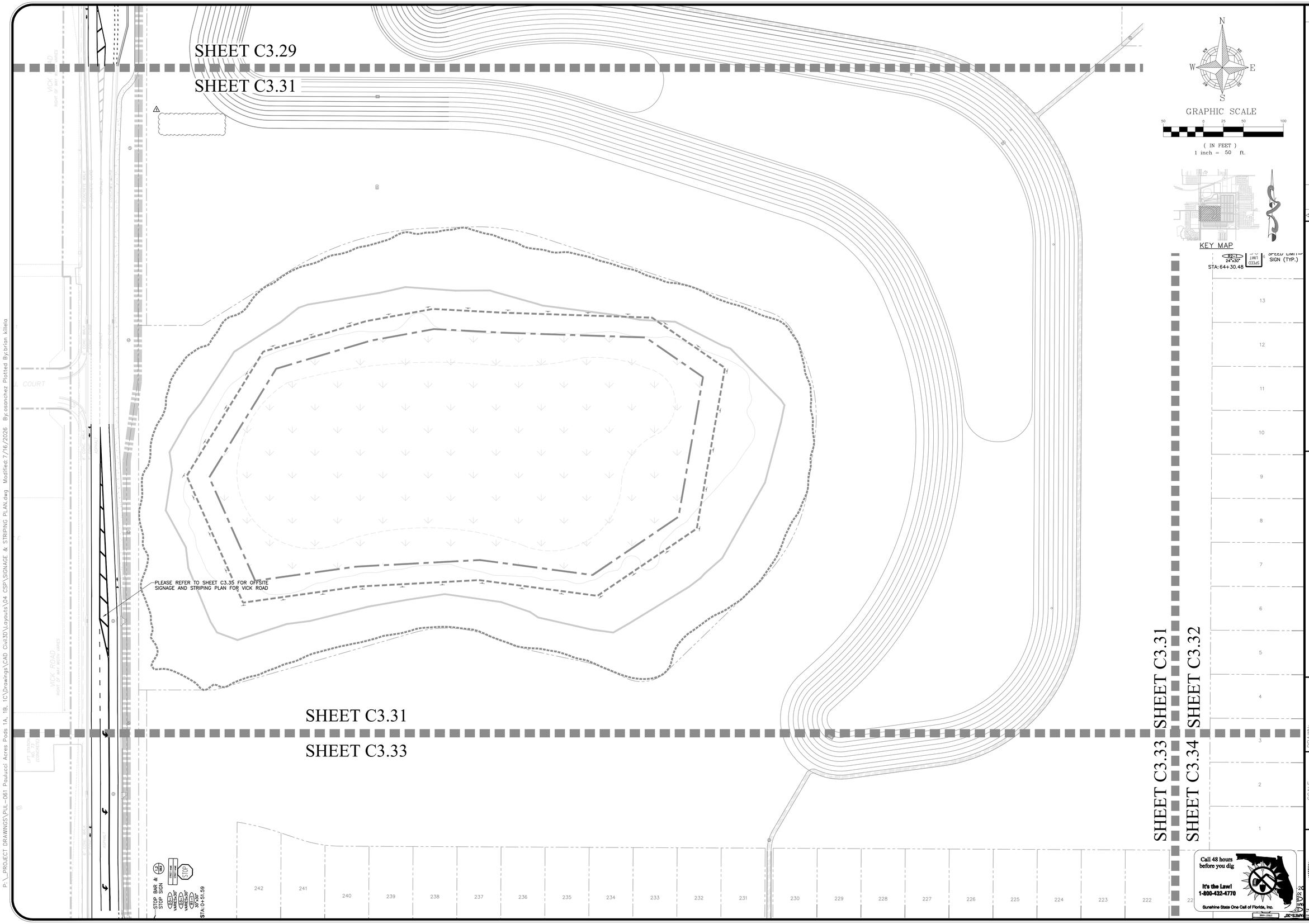
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.30

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

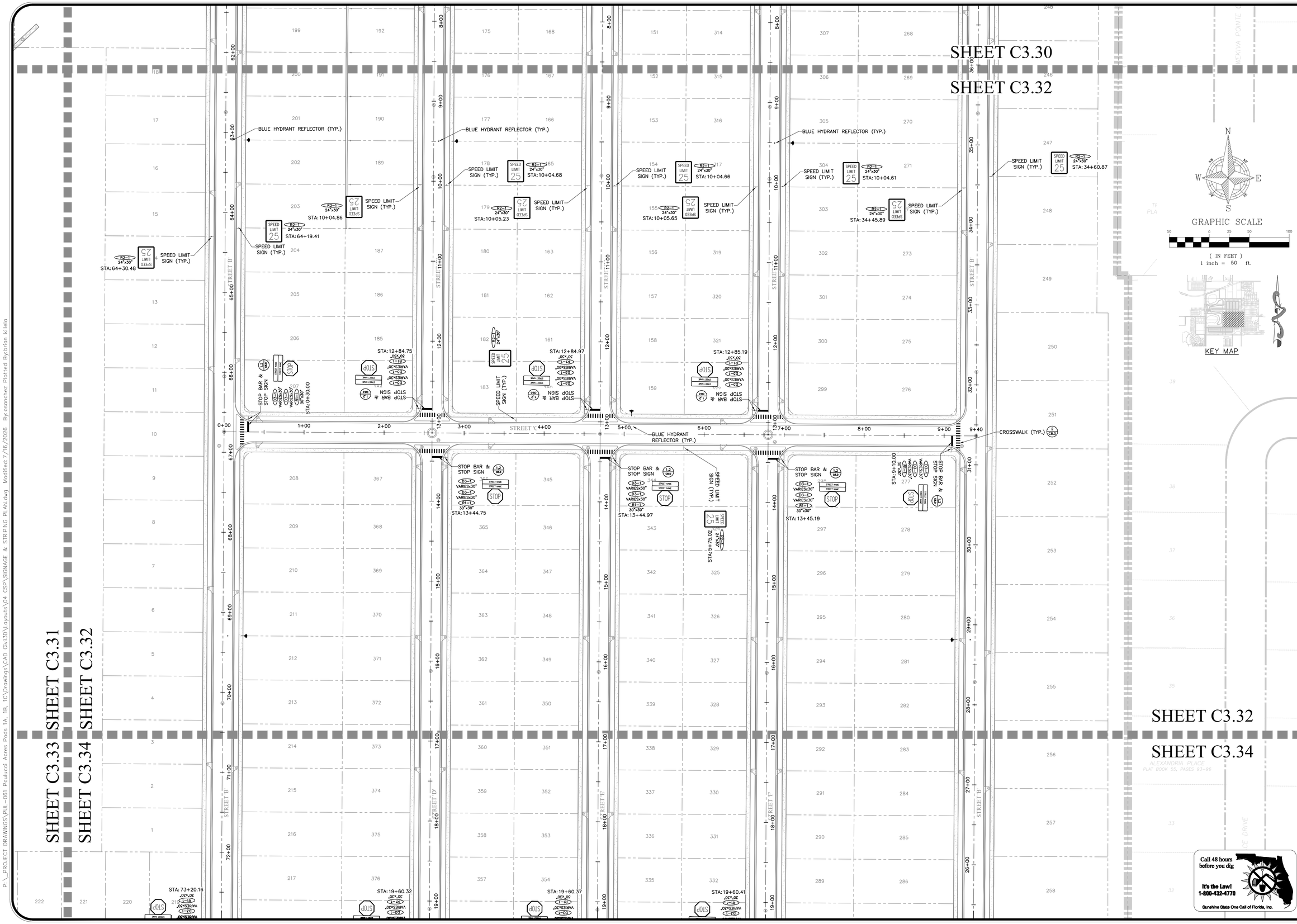
SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.31

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER



1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

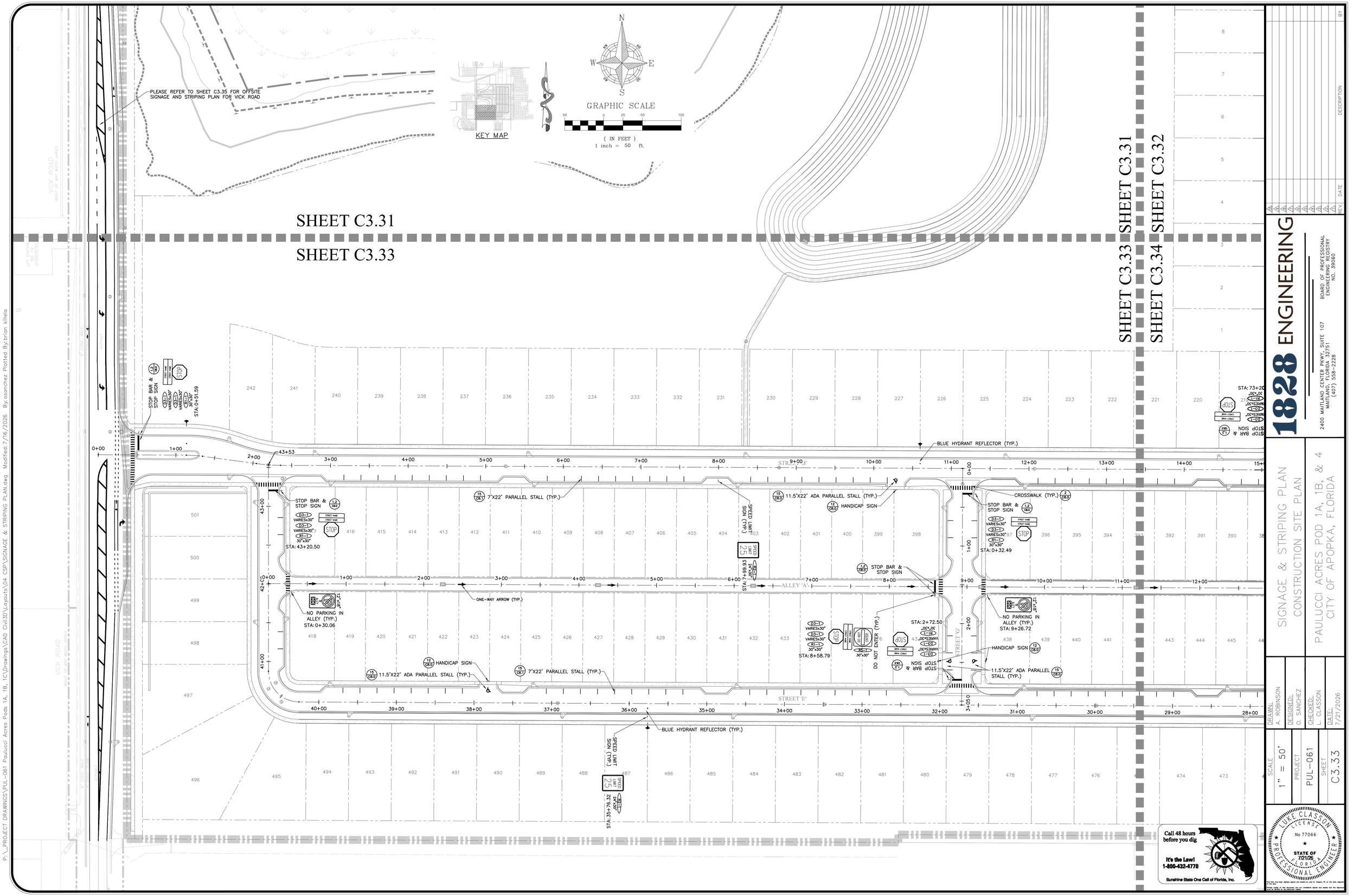
REV.	DATE	DESCRIPTION	BY

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C3.32

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY
NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

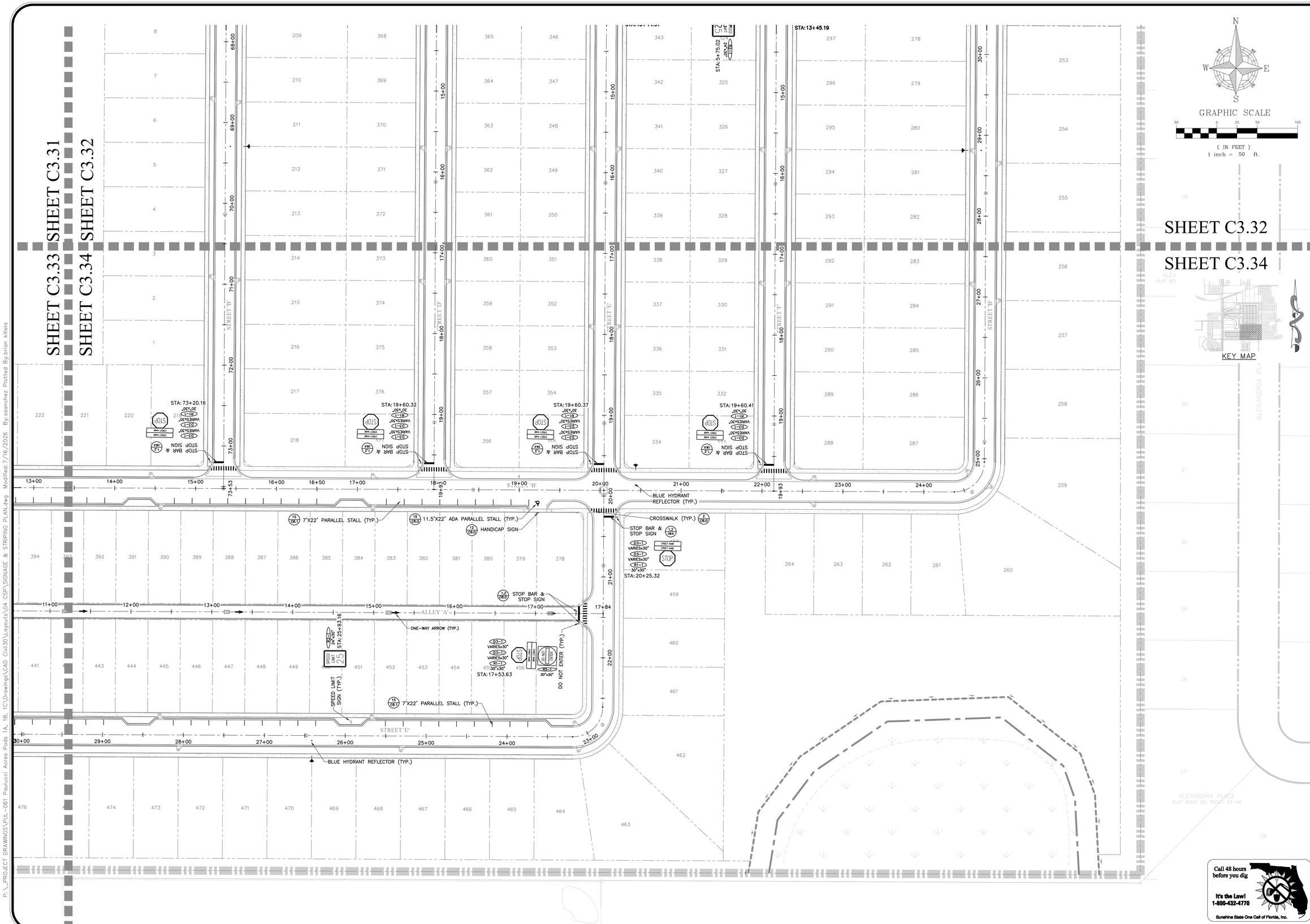
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.33

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\SIGNAGE & STRIPING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY
NO. 39060

SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

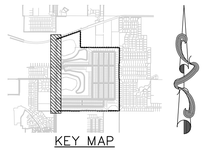
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.34

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

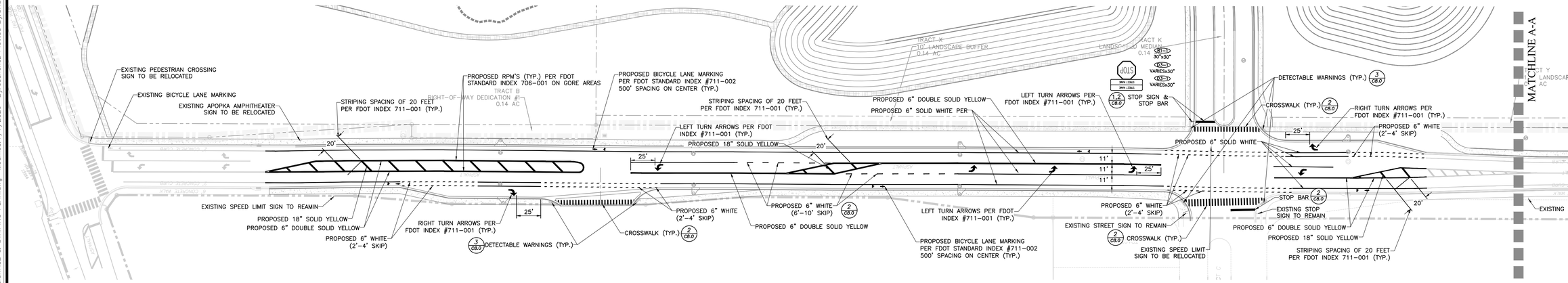

KEY MAP

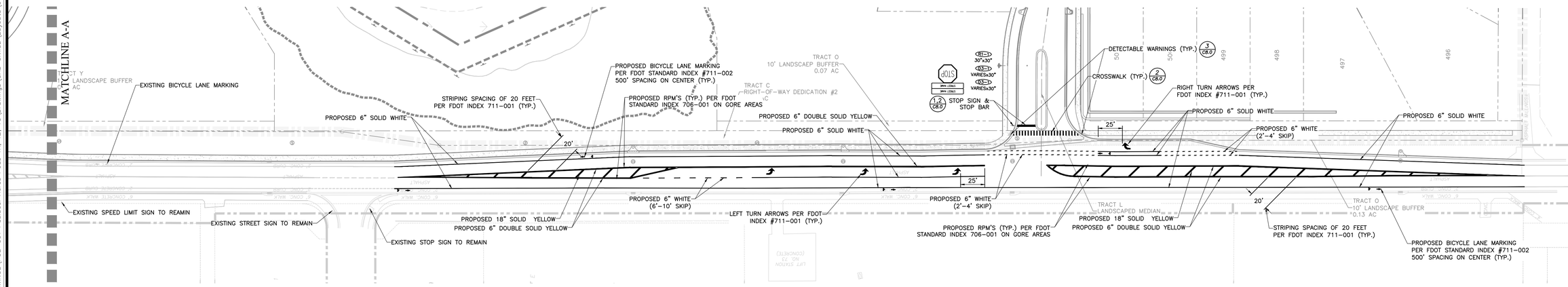


GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.





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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OFFSITE SIGNAGE & STRIPING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C3.35

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE SIGNAGE & STRIPING PLAN.dwg Modified: 7/7/2026 By: osanchez Plotted By: brian killela

GENERAL UTILITY NOTES:

SP#

1. 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 PLACED 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 AUXILARY 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 CONTRACTORS 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.

WATER SYSTEM TESTING REQUIREMENTS:

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:

$$L = \frac{SD\sqrt{P}}{148{,}000}$$

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)

8. SHOULD THE TEST FAIL, NECESSARY REPAIRS SHALL BE ACCOMPLISHED BY THE CONTRACTOR AND THE TEST REPEATED UNTIL WITHIN PASSING LIMITS. THE CONTRACTOR SHALL FURNISH ALL THE NECESSARY LABOR, PUMPS, GAUGES AND ALL OTHER ITEMS NECESSARY TO CONDUCT THE REQUIRED WATER DISTRIBUTION SYSTEM TESTING AND PERFORM NECESSARY REPAIRS.

SEWER SYSTEM TESTING REQUIREMENTS:

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.

LOCATION OF PUBLIC WATER SYSYEM MAINS IN ACCORDANCE WITH F.A.C. RULE 62-555.314

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

FDEP UTILITY CONSTRUCTION NOTES:

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.

FDEP UTILITY SEPARATION REQUIREMENTS

(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.

(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.

   (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 381.0065(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.

   (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 381.0065(2), AND F.A.C. RULE 64E-6.002.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 538-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

BY	DESCRIPTION	DATE	REV.

UTILITY NOTES
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

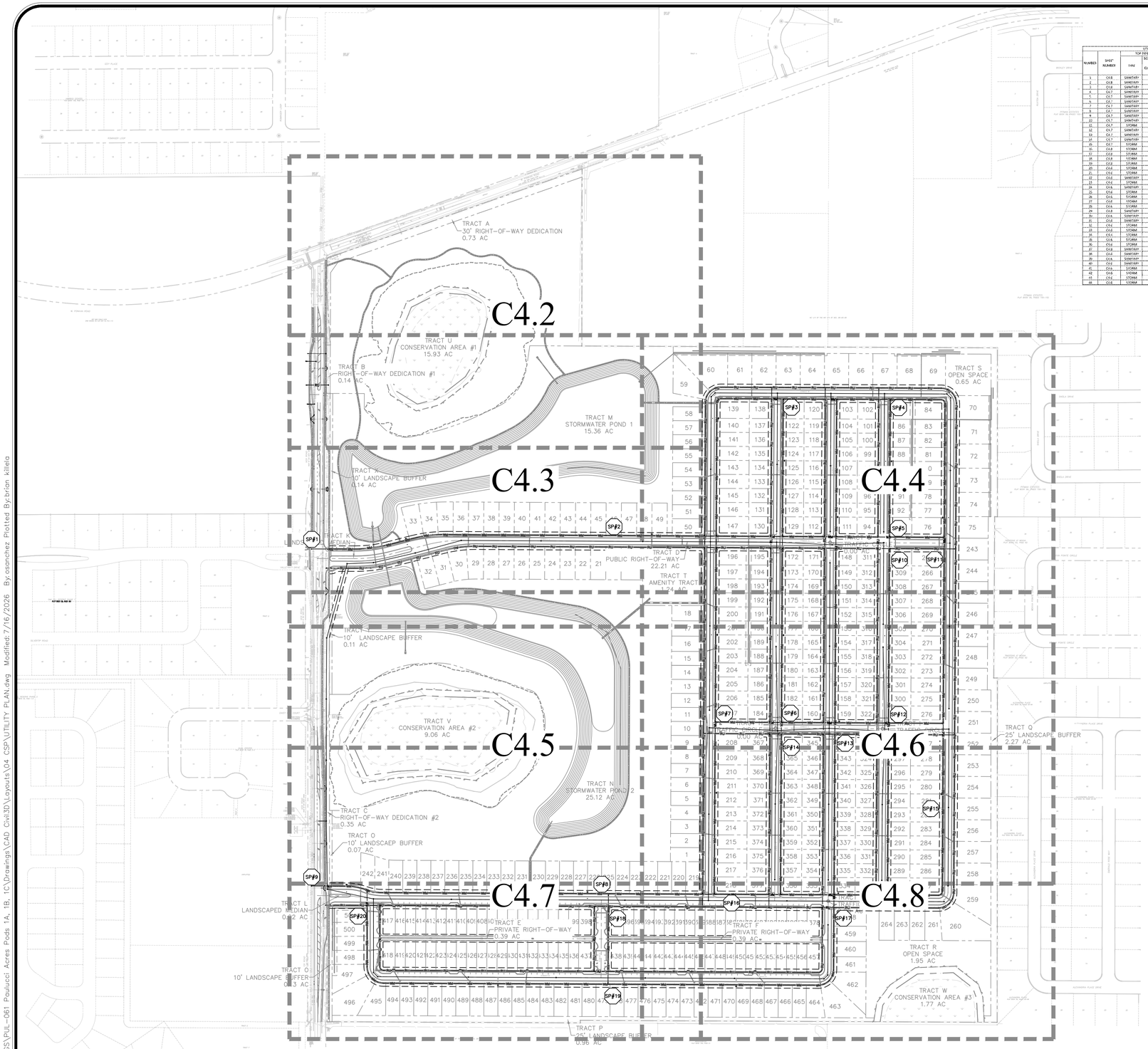
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C4.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
Electronically signed by Luke M Classon
On 7/21/26 at 3:46 PM EDT
Luke M Classon
7/21/26

This item has been digitally signed and sealed by Luke M Classon on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 4\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY NOTES.dwg Modified: 7/21/2026 By:kbillela Plotted By:brian killela



UTILITY CROSSING TABLE

NUMBER	SHEET NUMBER	TOP PIPE TYPE	TOP PIPE BOTTOM OF PIPE ELEVATION (FT)	BOTTOM PIPE TYPE	BOTTOM PIPE TOP OF PIPE ELEVATION (FT)	DIFFERENCE (FT)
1	C4.8	SANITARY	128.58	STORM	127.58	1.00
2	C4.8	SANITARY	127.52	STORM	126.52	1.00
3	C4.8	SANITARY	126.08	STORM	125.08	1.00
4	C4.8	SANITARY	124.63	STORM	123.63	1.00
5	C4.7	SANITARY	117.46	STORM	116.46	1.00
6	C4.7	SANITARY	112.77	STORM	111.76	1.01
7	C4.7	SANITARY	108.61	STORM	106.90	1.71
8	C4.7	SANITARY	100.81	STORM	100.80	1.01
9	C4.7	SANITARY	100.45	STORM	101.25	1.38
10	C4.7	SANITARY	101.93	STORM	96.70	5.23
11	C4.7	STORM	95.11	SANITARY	93.54	1.57
12	C4.7	SANITARY	99.97	STORM	98.97	1.00
13	C4.7	SANITARY	104.32	STORM	103.82	1.05
14	C4.7	SANITARY	102.91	STORM	99.30	6.47
15	C4.7	STORM	112.26	SANITARY	108.59	3.76
16	C4.8	STORM	121.83	SANITARY	113.83	10.22
17	C4.8	STORM	126.36	SANITARY	125.33	1.03
18	C4.8	STORM	129.46	SANITARY	127.43	1.04
19	C4.8	STORM	126.16	SANITARY	123.74	1.39
20	C4.6	STORM	125.88	SANITARY	120.98	2.90
21	C4.6	STORM	121.92	SANITARY	119.99	1.92
22	C4.6	SANITARY	118.32	STORM	116.99	1.33
23	C4.6	STORM	120.57	SANITARY	119.28	1.29
24	C4.6	SANITARY	113.92	STORM	106.96	1.26
25	C4.6	STORM	120.07	SANITARY	118.36	1.71
26	C4.6	STORM	120.42	SANITARY	119.41	1.01
27	C4.6	STORM	122.82	SANITARY	121.81	1.01
28	C4.6	STORM	123.29	SANITARY	122.27	1.02
29	C4.8	SANITARY	130.43	STORM	129.43	1.00
30	C4.6	SANITARY	117.45	STORM	116.44	1.01
31	C4.6	SANITARY	118.96	STORM	115.95	1.01
32	C4.6	STORM	119.35	SANITARY	118.02	1.34
33	C4.6	STORM	121.48	SANITARY	118.67	2.81
34	C4.6	STORM	122.98	SANITARY	119.64	3.33
35	C4.6	STORM	120.50	SANITARY	118.57	1.93
36	C4.6	STORM	123.61	SANITARY	122.11	1.51
37	C4.8	SANITARY	127.26	STORM	126.25	1.01
38	C4.8	SANITARY	118.48	STORM	114.47	1.01
39	C4.6	SANITARY	118.25	STORM	115.24	1.01
40	C4.6	SANITARY	118.80	STORM	114.97	1.07
41	C4.6	STORM	118.80	SANITARY	117.47	1.01
42	C4.6	STORM	120.48	SANITARY	119.18	1.30
43	C4.6	STORM	118.51	SANITARY	117.42	1.09
44	C4.8	STORM	123.52	SANITARY	120.50	3.01

UTILITY CROSSING TABLE

NUMBER	SHEET NUMBER	TOP PIPE TYPE	TOP PIPE BOTTOM OF PIPE ELEVATION (FT)	BOTTOM PIPE TYPE	BOTTOM PIPE TOP OF PIPE ELEVATION (FT)	DIFFERENCE (FT)
45	C4.8	STORM	113.96	SANITARY	112.95	1.01
46	C4.6	STORM	117.39	SANITARY	116.90	1.29
47	C4.6	SANITARY	114.47	STORM	113.47	1.00
48	C4.6	STORM	120.84	SANITARY	119.84	1.00
49	C4.8	STORM	120.46	SANITARY	113.38	7.08
50	C4.6	SANITARY	120.16	STORM	118.15	2.01
51	C4.6	SANITARY	117.65	STORM	116.65	1.00
52	C4.6	SANITARY	113.59	STORM	112.59	1.00
53	C4.6	SANITARY	105.82	STORM	104.86	0.96
54	C4.6	SANITARY	105.31	STORM	100.56	4.75
55	C4.6	SANITARY	104.51	STORM	98.36	6.15
56	C4.6	SANITARY	111.42	STORM	100.50	10.92
57	C4.6	SANITARY	113.81	STORM	112.81	1.00
58	C4.6	SANITARY	119.22	STORM	118.21	1.00
59	C4.6	SANITARY	121.15	STORM	120.14	1.01
60	C4.6	SANITARY	122.26	STORM	121.27	1.01
61	C4.6	STORM	124.74	SANITARY	104.53	7.20
62	C4.6	SANITARY	120.28	STORM	100.08	15.11
63	C4.6	SANITARY	118.88	STORM	114.47	1.01
64	C4.6	SANITARY	120.55	STORM	119.52	1.07
65	C4.8	STORM	120.16	SANITARY	118.15	1.01
66	C4.6	SANITARY	117.11	STORM	99.46	14.47
67	C4.6	SANITARY	116.34	STORM	113.07	1.27
68	C4.6	SANITARY	119.80	STORM	115.79	1.01
69	C4.6	SANITARY	117.71	STORM	116.70	1.01
70	C4.6	SANITARY	119.73	STORM	116.55	3.18
71	C4.6	SANITARY	120.52	STORM	119.51	1.01
72	C4.6	SANITARY	121.51	STORM	120.50	1.01
73	C4.6	STORM	114.54	SANITARY	113.88	1.06
74	C4.6	STORM	113.87	SANITARY	102.93	9.94
75	C4.6	SANITARY	105.45	STORM	100.17	5.28
76	C4.6	STORM	110.51	SANITARY	105.25	5.26
77	C4.6	STORM	109.67	SANITARY	100.50	8.91
78	C4.6	STORM	109.93	SANITARY	105.82	2.93
79	C4.6	STORM	113.01	SANITARY	107.04	5.96
80	C4.6	STORM	113.96	SANITARY	112.10	1.86
81	C4.6	STORM	118.29	SANITARY	116.80	1.48
82	C4.6	STORM	107.21	SANITARY	100.00	7.21
83	C4.8	STORM	109.21	SANITARY	99.66	9.55
84	C4.7	STORM	105.11	SANITARY	97.95	7.16
85	C4.7	STORM	98.59	SANITARY	96.99	1.60
86	C4.7	SANITARY	99.52	STORM	94.52	5.00
87	C4.7	STORM	100.51	SANITARY	95.30	5.21
88	C4.5	EXISTING	95.08	SANITARY	94.02	1.06

GRAPHIC SCALE

200 0 100 200 400

(IN FEET)

1 inch = 200 ft.

UTILITY NOTES:

1. ALL WATER MAINS LEADING TO A PROPOSED FIRE HYDRANT SHALL BE A MINIMUM OF 8".
2. FIRE FLOW REQUIREMENTS FOR BUILDINGS SHALL BE IN ACCORDANCE WITH NFPA 1, SECTION 18.4.
3. DOCUMENTATION FOR FIRE FLOW TESTING SHALL INCLUDE A FIRE FLOW REPORT AND A HYDRAULIC GRAPH.
4. CONTRACTOR SHALL BE RESPONSIBLE FOR DEFLECTING WATER MAIN WHEN 12 INCHES (MIN.) OF SEPARATION IS NOT ACHIEVABLE TO THE FDEP UTILITY SEPARATION REQUIREMENTS AND STANDARD UTILITY CROSSING. REFER TO UTILITY NOTES SHEET FOR SEPARATION REQUIREMENTS
5. ALL OFF-SITE PORTIONS OF THE SANITARY SYSTEM SHALL BE INSTALLED WITH A MINIMUM COMPACTION OF 98% OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
6. ALL GRAVITY MAINS SHALL BE SDR-35 PIPE PER THE CITY OF APOPKA MANUAL OF STANDARDS.
7. ALL WATERMAINS SHALL BE C-900, CLASS 150, DR-18 PVC PIPE PER CITY OF APOPKA MANUAL OF STANDARDS.
9. ALL UTILITY IMPROVEMENTS SHALL BE PUBLICLY OWNED AND MAINTAINED.
10. A BLANKET UTILITY EASEMENT OVER ALL PROPOSED UTILITY IMPROVEMENTS SHALL BE DEDICATED TO THE CITY OF APOPKA WITH THE PLAT OF THIS PROPERTY.
12. ALL METERS ARE TO BE IN THE GREEN AREA BETWEEN THE DRIVEWAYS. NO METER BOXES ARE ALLOWED IN DRIVEWAYS OR SIDEWALKS.
13. CONTRACTOR TO PERMANENTLY MARK CURBS WHERE WATER AND SEWER SERVICE LINES AND VALVES EXIST.
14. CONTRACTOR IS REQUIRED TO PROVIDE FIRE DEPARTMENT ACCESS AND WATER PRIOR TO ANY COMBUSTIBLES BEING BROUGHT ON SITE.
15. EXISTING UTILITIES SHOWN FOR REFERENCE PURPOSES BASED ON CITY OF APOPKA GIS INFORMATION. CONTRACTOR TO FIELD VERIFY UTILITY LOCATIONS AND NOTIFY ENGINEER OF RECORD AND CITY INSPECTOR IF LOCATIONS SHOWN ARE NOT CORRECT.
16. CONTRACTOR TO LOCATE OTHER UTILITIES NOT SHOWN ON THESE PLANS AND NOTIFY ENGINEER OF RECORD OF ANY CONFLICTS.
17. CONTRACTOR TO MAKE ALL DEFLECTIONS BETWEEN PROPOSED WATER, RECLAIM, AND EXISTING UTILITIES, CCTV AND FIBER OPTIC AS NECESSARY PER AUTHORITY HAVING JURISDICTIONS SPECIFICATIONS AND STANDARDS.

FIRE HYDRANT NOTES:

1. FIRE HYDRANT LOCATION AND DISTRIBUTION SHALL FOLLOW NFPA 1.
2. A 36 INCH CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF FIRE HYDRANTS EXCEPT AS OTHERWISE REQUIRED OR APPROVED. (NFPA 1, 18.5.7.1)
3. A CLEAR SPACE OF NOT LESS THAN 60 INCH SHALL BE PROVIDED IN FRONT OF EACH HYDRANT CONNECTION HAVING A DIAMETER GREATER THAN 2.5 INCH (NFPA 1, 18.5.7.2)
4. AFTER THE INSTALLATION OF THE NEW HYDRANTS, A FIRE FLOW TESTING SHALL BE PERFORMED IN ACCORDANCE WITH NFPA 291, RECOMMENDED PRACTICE FOR FIRE FLOW TESTING AND MARKING OF HYDRANTS. A FIRE FLOW TEST RESULTS FROM THE NEAREST EXISTING HYDRANT THAT HAS BEEN WITNESSED BY A UTILITIES INSPECTOR WILL NEED TO BE PROVIDED. DOCUMENTATION FOR FIRE FLOW TESTING SHALL INCLUDE A FIRE FLOW TEST REPORT AND A HYDRAULIC GRAPH. (SCPSTM, FIRE FLOW TESTING PROCEDURE)
5. THE LOCATION OF THE FIRE HYDRANTS SHALL BE IDENTIFIED BY A BLUE REFLECTIVE PAVEMENT MARKER. (NFPA 1,18.5.10.1)

MASTER PUMP STATION #73 NOTES:

1. PER COORDINATION WITH CITY OF APOPKA UTILITIES THE CITY WILL WORK WITH THEIR CONSULTANT TO EVALUATE MASTER PUMP STATION #73 WITH THE ANTICIPATED WASTEWATER GENERATION FROM THE FULL BUILD OUT OF THE PAULUCCI ACRES DEVELOPMENT, EXCLUDING POD 5 WHICH CONNECTS TO THE FORCE MAIN ON ROGERS ROAD. CITY STAFF WILL PROVIDE MASTER PUMP STATION #73 PUMP UPSIZING REQUIREMENTS AND ANY OTHER MASTER PUMP STATION IMPROVEMENTS REQUIRED TO MEET CITY UTILITY DESIGN STANDARDS.

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

BY | DESCRIPTION | REV. | DATE

1828 ENGINEERING

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

OVERALL UTILITY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

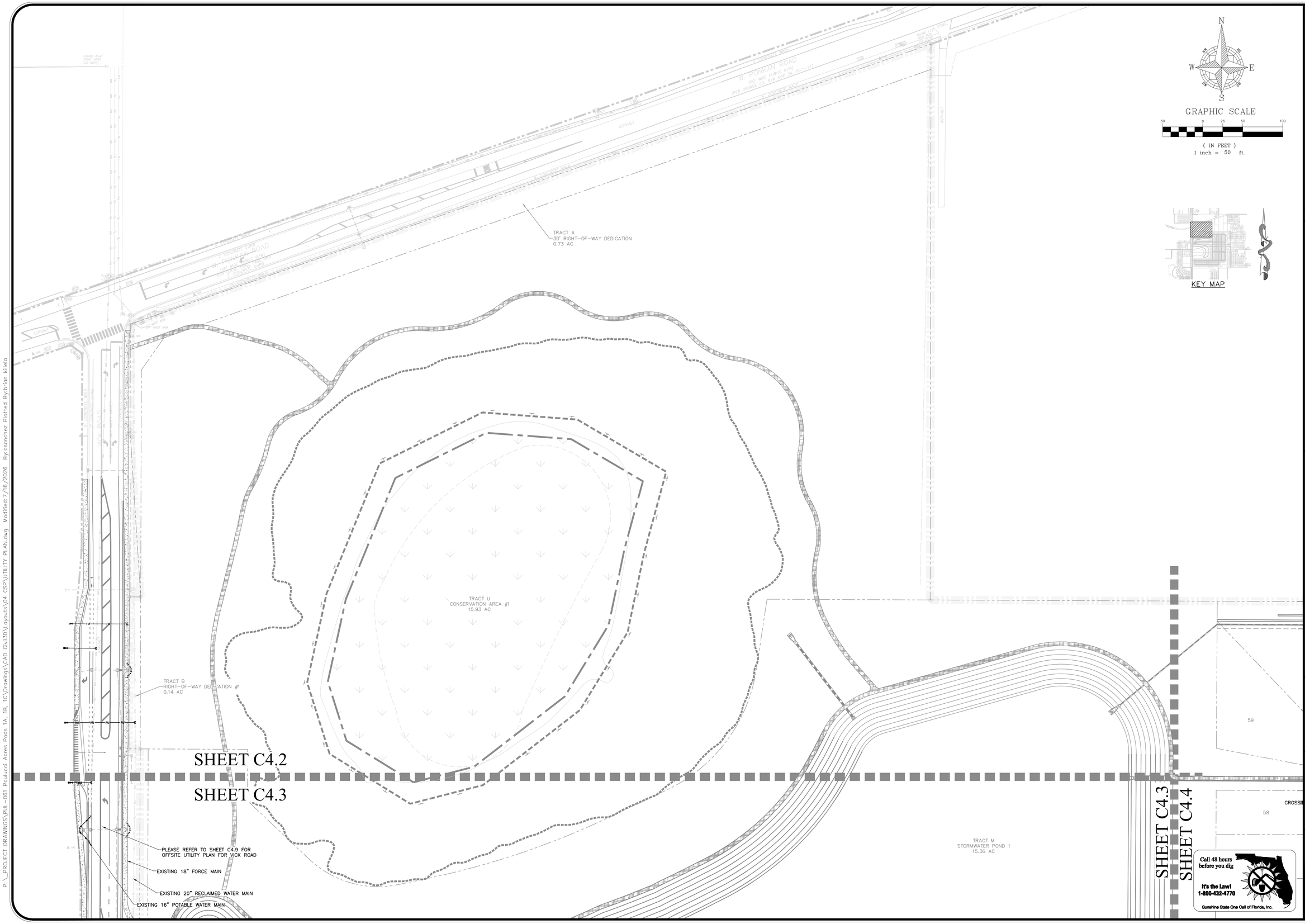
SCALE: 1" = 200'
PROJECT: PUL-061
SHEET: C4.1

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



N
W E
S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C4.2

LUKE CLASSUM LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

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

This item has been digitally signed and sealed by Luke A. Classum, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:\...PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

TRACT U
CONSERVATION AREA #1
15.93 AC

TRACT B
RIGHT-OF-WAY DEDICATION #1
0.14 AC

SHEET C4.2

SHEET C4.3

PLEASE REFER TO SHEET C4.9 FOR OFFSITE UTILITY PLAN FOR VICK ROAD

EXISTING 18" FORCE MAIN

EXISTING 20" RECLAIMED WATER MAIN

EXISTING 16" POTABLE WATER MAIN

TRACT M
STORMWATER POND 1
15.36 AC

SHEET C4.3
SHEET C4.4

KEY MAP

N
W E
S

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

TRACT X
10' LANDSCAPE BUFFER
0.14 AC

TRACT K
LANDSCAPED MEDIAN
0.14 AC

PROPOSED PRIMARY CONNECTION TO EXISTING 16" POTABLE WATER MAIN. CONTRACTOR TO CONNECT TO EXISTING WITH A 12"X16" TAPPING SLEEVE AND VALVE

SP#1

(1) 12" GATE VALVE

(1) 12" GATE VALVE

104 LF 8" PVC @ 0.40%

SAN-47
48" MANHOLE
RIM = 110.75
INV E = 94.05
INV S = 93.95

PROPOSED PRIMARY CONNECTION TO EXISTING 20" RECLAIMED WATER MAIN. CONTRACTOR TO CONNECT TO EXISTING WITH A 12"X20" TAPPING SLEEVE AND VALVE

393 LF 8" PVC @ 0.40%

20'UTILITY EASEMENT

SHEET C4.3
SHEET C4.5

FIRE HYDRANT #1

SINGLE SANITARY SEWER LATERAL (TYP.)

CROSSING #86

188 LF 8" PVC @ 0.40%

CROSSING #87

69 LF 8" PVC @ 0.40%

SAN-46
48" MANHOLE
RIM = 106.63
INV E = 94.57
INV W = 94.47

SAN-45
48" MANHOLE
RIM = 100.16
INV E = 95.34
INV W = 95.24

SINGLE RECLAIMED WATER SERVICE (TYP.)

SAN-44
48" MANHOLE
RIM = 102.94
INV W = 96.09
INV E = 96.19

314 LF 8" PVC @ 0.40%

CROSSING #85

1,599 LF OF 12" PVC WATER MAIN

1,499 LF OF 12" PVC RECLAIMED WATER MAIN

SINGLE POTABLE WATER SERVICE (TYP.)

SAN-43
48" MANHOLE
RIM = 112.06
INV W = 97.44
INV E = 97.54

CROSSING #84

10' UTILITY EASEMENT

SINGLE RECLAIMED WATER SERVICE (TYP.)

2" AIR RELEASE VALVE

SP#2

400 LF 8" PVC @ 0.30%

2" AIR RELEASE VALVE

SINGLE SANITARY SEWER LATERAL (TYP.)

SAN-42
48" MANHOLE
RIM = 115.70
INV W = 98.74
INV E = 98.84

FIRE HYDRANT #2

CROSSING #83

266 LF 8" PVC @ 0.30%

CROSSING #82

(1) 12" CROSS
(2) 6"x12" REDUCER
(1) 12" GATE VALVE
(2) 6" GATE VALVE

CROSSING #78

1,414 LF OF 12" PVC RECLAIMED WATER MAIN

4,557 LF OF 6" PVC RECLAIMED WATER MAIN

TRACT I
PUBLIC RIGHT-OF-WAY
22.21 AC

TRACT T
AMENITY TRACT
1.24 AC

'STREET 'A'

VICK ROAD
RIGHT OF WAY WIDTH VARIES

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

SHEET C4.3
SHEET C4.4

SAN-37
48" DROP MANHOLE
RIM = 119.01
INV W = 102.54
INV E = 102.64
INV S = 114.01

(1) 6" TEE
(2) 6" GATE VALVE

2" AIR RELEASE VALVE

SAN-36
48" DROP MANHOLE
RIM = 119.99
INV S = 114.99
INV W = 103.28
INV E = 103.38

(1) 6" TEE
(2) 6" GATE VALVE

SAN-35
48" DROP MANHOLE
RIM = 116.18
INV S = 111.18
INV E = 104.11
INV W = 104.01

4,557 LF OF 6" PVC RECLAIMED WATER MAIN

SAN-34
48" MANHOLE
RIM = 109.76
INV W = 104.84
INV SE = 104.94

22 LF 8" PVC @ 0.30%
CROSSING #74
CROSSING #61
245 LF 8" PVC @ 0.30%
211 LF 8" PVC @ 0.30%
211 LF 8" PVC @ 0.30%
245 LF 8" PVC @ 0.30%
22 LF 8" PVC @ 0.30%

TRACT S
OPEN SPACE
0.65 AC

SAN-38
48" MANHOLE
RIM = 117.68
INV SW = 101.71
INV E = 101.81

SINGLE POTABLE WATER SERVICE (TYP.)

SAN-39
48" MANHOLE
RIM = 117.59
INV NE = 101.65
INV S = 101.55

FIRE HYDRANT #3

SP#3
(1) 8" TEE
(2) 8" GATE VALVE

2" AIR RELEASE VALVE

(1) 8" TEE
(3) 8" GATE VALVE

SP#4
(1) 8" TEE
(2) 8" GATE VALVE

SAN-33
48" MANHOLE
RIM = 109.29
INV NW = 105.00
INV S = 105.10

CROSSING #75
CROSSING #66
CROSSING #67
CROSSING #62
CROSSING #63
CROSSING #56
CROSSING #57
CROSSING #55
CROSSING #54

1,945 LF OF 8" PVC WATER MAIN

285 LF 8" PVC @ 0.30%
280 LF 8" PVC @ 0.83%
284 LF 8" PVC @ 1.70%
293 LF 8" PVC @ 1.54%
286 LF 8" PVC @ 0.30%

SINGLE POTABLE
WATER SERVICE (TYP.)

2,040 LF OF 6" PVC
RECLAIMED WATER MAIN

4,246 LF OF 8" PVC WATER MAIN

FIRE HYDRANT #4
FIRE HYDRANT #5
CROSSING #53

SAN-63
48" MANHOLE
RIM = 121.44
INV S = 116.44
INV N = 116.34

SAN-61
48" MANHOLE
RIM = 124.93
INV S = 119.93
INV N = 119.83

SAN-59
48" MANHOLE
RIM = 120.78
INV S = 115.78
INV N = 115.68

SAN-32
48" MANHOLE
RIM = 112.44
INV S = 107.44
INV N = 105.96

SAN-40
48" MANHOLE
RIM = 116.30
INV N = 100.69
INV S = 100.59

4,557 LF OF 6" PVC
RECLAIMED WATER MAIN

SINGLE SANITARY SEWER LATERAL (TYP.)

10' UTILITY EASEMENT (TYP.)

CROSSING #76
CROSSING #68
CROSSING #64
CROSSING #58

4,441 LF OF 8" PVC WATER MAIN

SINGLE RECLAIMED WATER SERVICE (TYP.)

FIRE HYDRANT #7
FIRE HYDRANT #6

SAN-62
48" MANHOLE
RIM = 124.07
INV W = 119.07
INV N = 118.97
INV E = 119.07

SAN-60
48" MANHOLE
RIM = 129.85
INV W = 124.95
INV N = 124.85
INV E = 124.95

SAN-58
48" MANHOLE
RIM = 125.08
INV E = 120.08
INV N = 119.98
INV W = 120.08

4,557 LF OF 6" PVC
RECLAIMED WATER MAIN

CROSSING #77
(1) 12" CROSS
(2) 8"x12" REDUCER
(1) 12" GATE VALE
(2) 8" GATE VALVE

CROSSING #69
(1) 8" CROSS
(3) 8" GATE VALVE

SINGLE SANITARY
SEWER LATERAL (TYP.)

(1) 8" CROSS
(3) 8" GATE VALVE

SINGLE RECLAIMED
WATER SERVICE (TYP.)

(1) 8" TEE
(2) 8" GATE VALVE

FIRE HYDRANT #2
CROSSING #83
CROSSING #82
CROSSING #73
CROSSING #65
CROSSING #52

891 LF OF 8" PVC WATER MAIN

263 LF 8" PVC @ 0.96%
259 LF 8" PVC @ 1.90%
250 LF 8" PVC @ 1.68%
286 LF 8" PVC @ 2.39%

2" AIR RELEASE VALVE

266 LF 8" PVC @ 0.30%
260 LF 8" PVC @ 2.00%
219 LF 8" PVC @ 0.40%
203 LF 8" PVC @ 0.40%

STREET 'A'

TRACT U
TRAFFIC CIRCLE
0.00 AC

(1) 8" CROSS
(3) 8" GATE VALVE

SP#5

SAN-31
48" MANHOLE
RIM = 119.36
INV S = 114.36
INV N = 114.26

(1) 6" TEE
(2) 6" GATE VALVE

2" AIR RELEASE VALVE

(1) 12" CROSS
(2) 6"X12" REDUCER
(1) 12" GATE VALVE
(2) 6" GATE VALVE

SAN-41
48" DROP MANHOLE
RIM = 115.19
INV S = 105.96
INV N = 99.74
INV W = 99.64
INV E = 110.19

(1) 6" CROSS
(3) 6" GATE VALVE

SAN-54
48" DROP MANHOLE
RIM = 124.62
INV S = 119.62
INV W = 115.39
INV E = 117.69

(1) 6" CROSS
(3) 6" GATE VALVE

SAN-53
48" MANHOLE
RIM = 130.48
INV W = 118.56
INV E = 119.94

(1) 6" CROSS
(3) 6" GATE VALVE

SAN-52
48" MANHOLE
RIM = 125.85
INV S = 120.85
INV W = 120.75

981 LF OF 6" PVC
RECLAIMED WATER MAIN

SP#10
SP#11

TRACT T
PUBLIC RIGHT-OF-WAY
22.21 AC

CROSSING #78
CROSSING #70
CROSSING #71
CROSSING #59

1,414 LF OF 12" PVC
RECLAIMED WATER MAIN

4,308 LF OF 6" PVC
RECLAIMED WATER MAIN

SAN-26
48" MANHOLE
RIM = 129.93
INV S = 119.85
INV W = 119.95
INV E = 119.95

1,410 LF OF 12" PVC WATER MAIN

331 LF 8" PVC @ 0.40%
320 LF 8" PVC @ 0.77%
328 LF 8" PVC @ 0.40%
320 LF 8" PVC @ 0.78%
327 LF 8" PVC @ 1.53%

TRACT T
AMENITY TRACT
1.24 AC

CROSSING #60
CROSSING #51

CROSSING #79
CROSSING #72
CROSSING #34

2" AIR RELEASE VALVE
2" AIR RELEASE VALVE

SHEET C4.4
SHEET C4.6

SHEILA DRIVE

PITMAN ESTATES
PLAT BOOK 56, PAGES 100-102

TRADITIONS AT WEKIVA
PLAT BOOK 52, PAGE 62

POINTE CIRCLE

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

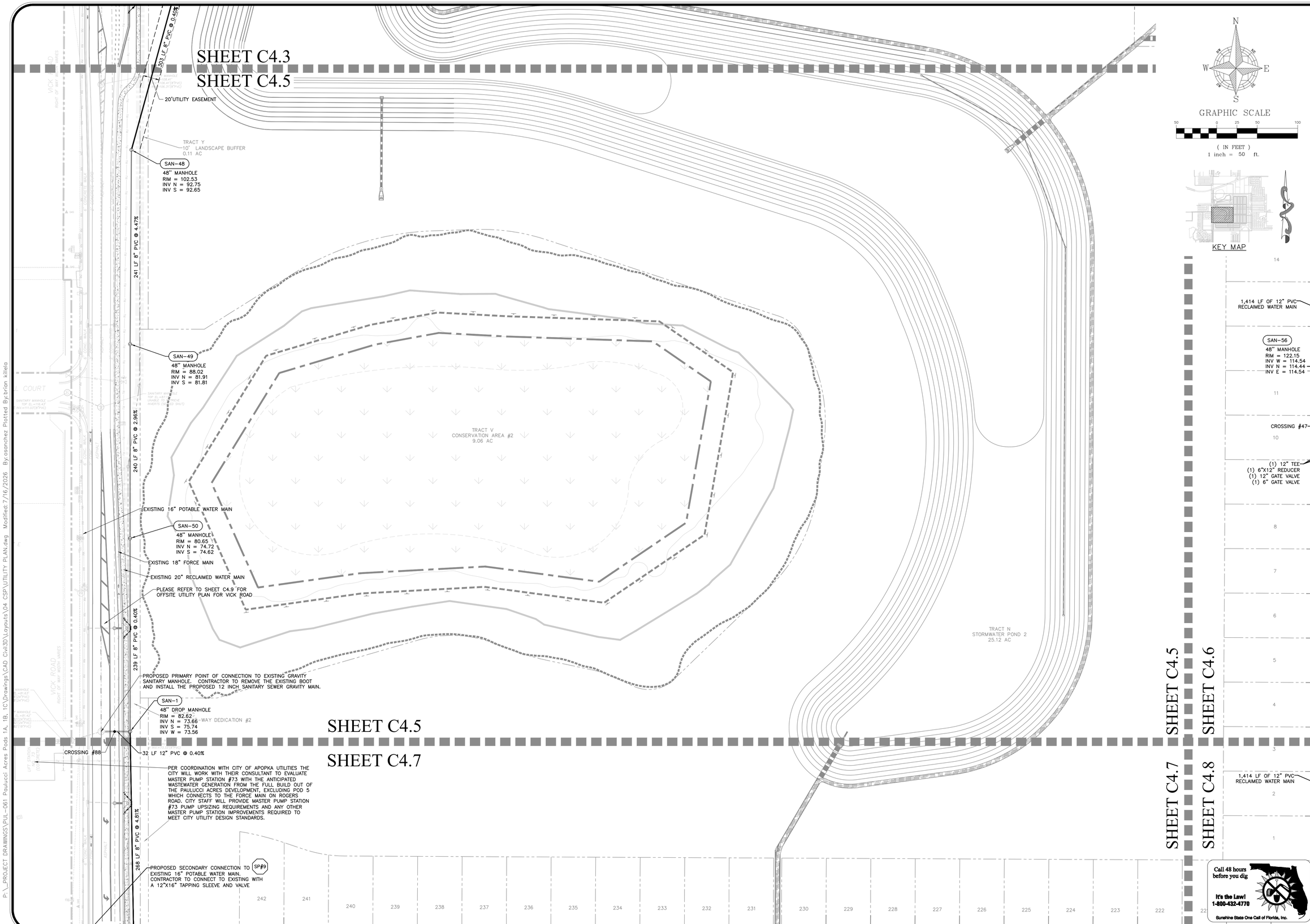
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.4

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

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

The Seal on these drawings digital signature was placed by Luke A. Classson, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C4.5

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date indicated. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C4.5

SHEET C4.6

SHEET C4.7

SHEET C4.8

SHEET C4.4

SHEET C4.6

SHEET C4.6

SHEET C4.8

CROSSING #79

CROSSING #72

328 LF 8" PVC @ 0.40%

CROSSING #34

320 LF 8" PVC @ 0.78%

CROSSING #51

2" AIR RELEASE VALVE

2" AIR RELEASE VALVE

SAN-57
48" MANHOLE
RIM = 118.48
INV S = 107.38
INV N = 107.28

SAN-55
48" MANHOLE
RIM = 127.17
INV N = 122.07
INV E = 122.17
INV W = 122.17

FIRE HYDRANT #9

SAN-28
48" MANHOLE
RIM = 126.75
INV S = 119.04
INV W = 119.14
INV E = 119.14

SINGLE RECLAIMED WATER SERVICE (TYP.)

FIRE HYDRANT #10

SAN-27
48" MANHOLE
RIM = 127.40
INV N = 118.55
INV S = 118.45

2" AIR RELEASE VALVE

SAN-51
48" MANHOLE
RIM = 128.44
INV N = 123.34
INV E = 123.44
INV W = 123.44

SAN-30
48" MANHOLE
RIM = 124.45
INV S = 119.45
INV N = 119.35

2" AIR RELEASE VALVE

FIRE HYDRANT #8

CROSSING #80

CROSSING #42

CROSSING #33

SAN-25
48" MANHOLE
RIM = 128.17
INV S = 120.80
INV W = 120.90
INV E = 120.90

CROSSING #50

4,557 LF OF 6" PVC RECLAIMED WATER MAIN

331 LF 8" PVC @ 2.14%

1,410 LF OF 12" PVC WATER MAIN

10' UTILITY EASEMENT (TYP.)

CROSSING #27

1,945 LF OF 8" PVC WATER MAIN

1,945 LF OF 8" PVC WATER MAIN

330 LF 8" PVC @ 0.85%

323 LF 8" PVC @ 0.40%

320 LF 8" PVC @ 0.75%

324 LF 8" PVC @ 0.72%

2,040 LF OF 6" PVC RECLAIMED WATER MAIN

SINGLE RECLAIMED WATER SERVICE (TYP.)

1,414 LF OF 12" PVC RECLAIMED WATER MAIN

SINGLE POTABLE WATER SERVICE (TYP.)

2,040 LF OF 6" PVC RECLAIMED WATER MAIN

4,246 LF OF 8" PVC WATER MAIN

CROSSING #81

SAN-56
48" MANHOLE
RIM = 122.15
INV W = 114.54
INV N = 114.54
INV E = 114.54

SAN-16
48" DROP MANHOLE
RIM = 123.78
INV S = 116.25
INV W = 116.15
INV N = 116.25
INV E = 116.25

SAN-15
48" MANHOLE
RIM = 124.97
INV W = 117.05
INV S = 117.18
INV E = 117.15
INV N = 117.15

CROSSING #26
(1) 8" CROSS
(3) 8" GATE VALVE
SP#12

SAN-29
48" MANHOLE
RIM = 126.89
INV W = 121.89
INV N = 121.79

(1) 12" TEE
(1) 8"X12" REDUCER
(1) 12" GATE VALVE
(1) 8" GATE VALVE
SP#7

CROSSING #41
(1) 8" CROSS
(3) 8" GATE VALVE
SP#6

CROSSING #32
(1) 8" CROSS
(3) 8" GATE VALVE

FIRE HYDRANT #11

895 LF OF 8" PVC WATER MAIN

SAN-14
48" DROP MANHOLE
RIM = 125.88
INV N = 118.33
INV W = 118.03
INV S = 118.13
INV E = 118.13

(1) 8" TEE
(2) 8" GATE VALVE

CROSSING #46

CROSSING #38

CROSSING #47

269 LF 8" PVC @ 0.40%

TRACT H
TRAFFIC CIRCLE
0.00 AC

STREET 'C'

219 LF 8" PVC @ 0.40%

CROSSING #25

203 LF 8" PVC @ 0.40%

TRACT I
TRAFFIC CIRCLE
0.00 AC

252 LF 8" PVC @ 0.40%

SAN-13
48" MANHOLE
RIM = 127.50
INV S = 119.24
INV W = 119.14

(1) 12" TEE
(1) 6"X12" REDUCER
(1) 12" GATE VALVE
(1) 6" GATE VALVE

SAN-17
48" MANHOLE
RIM = 122.92
INV S = 114.97
INV E = 115.07

(1) 6" CROSS
(3) 6" GATE VALVE

CROSSING #40
CROSSING #43

CROSSING #39

SINGLE RECLAIMED WATER SERVICE (TYP.)

SP#6

CROSSING #35

985 LF OF 6" PVC RECLAIMED WATER MAIN

CROSSING #30
CROSSING #31
SP#13

(1) 6" CROSS
(3) 6" GATE VALVE

CROSSING #22
CROSSING #24
CROSSING #23

SINGLE SANITARY SEWER LATERAL (TYP.)

(1) 6" TEE
(2) 6" GATE VALVE

CROSSING #21

TRACT Q
25' LANDSCAPE BUFFER
2.27 AC

340 LF 8" PVC @ 0.40%

289 LF 8" PVC @ 1.45%

298 LF 8" PVC @ 1.67%

289 LF 8" PVC @ 1.40%

308 LF 8" PVC @ 0.40%

SINGLE POTABLE WATER SERVICE (TYP.)

4,308 LF OF 6" PVC RECLAIMED WATER MAIN

SINGLE RECLAIMED WATER SERVICE (TYP.)

10' UTILITY EASEMENT (TYP.)

CROSSING #48

4,441 LF OF 8" PVC WATER MAIN

FIRE HYDRANT #13

CROSSING #44

CROSSING #36

CROSSING #28

FIRE HYDRANT #12

CROSSING #20

SAN-24
48" MANHOLE
RIM = 127.75
INV S = 121.67
INV N = 120.43

SAN-18
48" MANHOLE
RIM = 125.87
INV S = 113.52
INV N = 113.62

SAN-22
48" MANHOLE
RIM = 129.49
INV N = 122.15
INV S = 124.49

SAN-20
48" DROP MANHOLE
RIM = 129.46
INV S = 124.40
INV N = 122.17

SAN-12
48" DROP MANHOLE
RIM = 129.82
INV S = 122.61
INV N = 120.47

SP#15

SINGLE SANITARY SEWER LATERAL (TYP.)

CROSSING #49

CROSSING #45

CROSSING #29

CROSSING #19

1,414 LF OF 12" PVC RECLAIMED WATER MAIN

1,410 LF OF 12" PVC WATER MAIN

1,945 LF OF 8" PVC WATER MAIN

4,246 LF OF 8" PVC WATER MAIN

1,945 LF OF 8" PVC WATER MAIN

339 LF 8" PVC @ 0.40%

298 LF 8" PVC @ 0.40%

298 LF 8" PVC @ 1.63%

298 LF 8" PVC @ 1.28%

308 LF 8" PVC @ 0.40%

10' UTILITY EASEMENT (TYP.)

2,040 LF OF 6" PVC RECLAIMED WATER MAIN

2,040 LF OF 6" PVC RECLAIMED WATER MAIN

CROSSING #37

SAN-23
48" MANHOLE
RIM = 131.99
INV N = 122.86
INV W = 122.96
INV E = 122.96

SAN-21
48" MANHOLE
RIM = 134.44
INV N = 129.34
INV W = 129.44
INV E = 129.44

SAN-19
48" MANHOLE
RIM = 133.30
INV N = 128.20
INV W = 128.30
INV E = 128.30

4,557 LF OF 6" PVC RECLAIMED WATER MAIN

N
NE
E
SE
S
SW
W
NW

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.6

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

EXISTING 16" POTABLE WATER MAIN

SAN-50
48" MANHOLE
RIM = 80.65
INV N = 74.72
INV S = 74.62

EXISTING 18" FORCE MAIN

EXISTING 20" RECLAIMED WATER MAIN

PLEASE REFER TO SHEET C4.9 FOR OFFSITE UTILITY PLAN FOR VICK ROAD

239 LF 8" PVC @ 0.40%

PROPOSED PRIMARY POINT OF CONNECTION TO EXISTING GRAVITY SANITARY MANHOLE. CONTRACTOR TO REMOVE THE EXISTING BOOT AND INSTALL THE PROPOSED 12 INCH SANITARY SEWER GRAVITY MAIN.

SAN-1
48" DROP MANHOLE
RIM = 82.62
INV N = 73.66
INV S = 75.74
INV W = 73.56

CROSSING #88

32 LF 12" PVC @ 0.40%

PER COORDINATION WITH CITY OF APOPKA UTILITIES THE CITY WILL WORK WITH THEIR CONSULTANT TO EVALUATE MASTER PUMP STATION #73 WITH THE ANTICIPATED WASTEWATER GENERATION FROM THE FULL BUILD OUT OF THE PAULUCCI ACRES DEVELOPMENT, EXCLUDING POD 5 WHICH CONNECTS TO THE FORCE MAIN ON ROGERS ROAD. CITY STAFF WILL PROVIDE MASTER PUMP STATION #73 PUMP UPSIZING REQUIREMENTS AND ANY OTHER MASTER PUMP STATION IMPROVEMENTS REQUIRED TO MEET CITY UTILITY DESIGN STANDARDS.

268 LF 8" PVC @ 4.81%

PROPOSED SECONDARY CONNECTION TO EXISTING 16" POTABLE WATER MAIN. CONTRACTOR TO CONNECT TO EXISTING WITH A 12"X16" TAPPING SLEEVE AND VALVE

SP#9

(1) 12" GATE VALVE

FIRE HYDRANT #18

185 LF 8" PVC @ 3.39%

SAN-2
48" MANHOLE
RIM = 92.00
INV N = 88.61
INV E = 88.71

(1) 12" GATE VALVE

CROSSING #11

(1) 12" TEE
(1) 8"X12" REDUCER
(1) 12" GATE VALVE
(1) 8" GATE VALVE

CROSSING #12

306 LF 8" PVC @ 1.94%

10' UTILITY EASEMENT (TYP.)

CROSSING #13

1,590 LF OF 12" PVC WATER MAIN

CROSSING #14

SINGLE RECLAIMED WATER SERVICE (TYP.)
SINGLE SANITARY SEWER LATERAL (TYP.)

353 LF 8" PVC @ 0.40%

STREET 'B'

FIRE HYDRANT #16

330 LF 8" PVC @ 0.40%

(1) 12" TEE
(1) 8"X12" REDUCER
(1) 12" GATE VALVE
(1) 8" GATE VALVE

SP#8

CROSSING #15

328 LF 8" PVC @ 1.35%

CROSSING #16

TRACT L
LANDSCAPED MEDIAN
0.02 AC

SAN-3
48" DROP MANHOLE
RIM = 103.68
INV W = 94.96
INV E = 98.68
INV S = 101.68

SP#20

SINGLE SANITARY SEWER LATERAL (TYP.)

SAN-4
48" MANHOLE
RIM = 110.49
INV W = 104.62
INV E = 104.72

1,506 LF OF 12" PVC RECLAIMED WATER MAIN

SINGLE POTABLE WATER SERVICE (TYP.)

SAN-5
48" MANHOLE
RIM = 117.39
INV W = 106.13
INV E = 106.23

(1) 12" TEE
(1) 6"X12" REDUCER
(1) 12" GATE VALVE
(1) 6" GATE VALVE

SP#18

SAN-6
48" MANHOLE
RIM = 123.55
INV W = 107.55
INV E = 107.65

(1) 12" TEE
(1) 6"X12" REDUCER
(1) 12" GATE VALVE
(1) 6" GATE VALVE

(1) 12" TEE
(1) 6"X12" REDUCER
(1) 12" GATE VALVE
(1) 6" GATE VALVE

CROSSING #10

CROSSING #9

PROPOSED SECONDARY CONNECTION TO EXISTING 20" RECLAIMED WATER MAIN. CONTRACTOR TO CONNECT TO EXISTING WITH A 12"X20" TAPPING SLEEVE AND VALVE

289 LF 8" PVC @ 1.58%

TRACT E
PRIVATE RIGHT-OF-WAY
0.39 AC

259 LF OF 6" PVC
RECLAIMED WATER MAIN

359 LF OF 8" PVC WATER MAIN

ALLEY 'A'

CROSSING #8

SINGLE RECLAIMED WATER SERVICE (TYP.)

CROSSING #7

CROSSING #6

4,308 LF OF 6" PVC RECLAIMED WATER MAIN

CROSSING #5

(1) 6" TEE
(2) 6" GATE VALVE

STREET 'C'

CROSSING #4

10' UTILITY EASEMENT (TYP.)

TRACT O
10' LANDSCAPE BUFFER
0.13 AC

SAN-72
48" MANHOLE
RIM = 111.33
INV N = 106.23
INV SE = 106.33

24 LF 8" PVC @ 1.14%

356 LF 8" PVC @ 1.76%

345 LF 8" PVC @ 1.74%

STREET 'B'

351 LF 8" PVC @ 1.69%

351 LF 8" PVC @ 0.52%

SAN-71
48" MANHOLE
RIM = 111.70
INV NW = 106.60
INV E = 106.70

4,441 LF OF 8" PVC WATER MAIN

SAN-70
48" MANHOLE
RIM = 118.07
INV W = 112.97
INV E = 113.07

FIRE HYDRANT #17

SINGLE POTABLE WATER SERVICE (TYP.)

SAN-69
48" MANHOLE
RIM = 124.14
INV W = 119.04
INV E = 119.14

(1) 8" TEE
(2) 8" GATE VALVE

SP#19

SAN-68
48" MANHOLE
RIM = 130.16
INV W = 125.06
INV E = 125.16

10' UTILITY EASEMENT (TYP.)

TRACT P
25' LANDSCAPE BUFFER
0.96 AC

TRACT N
STORMWATER POND 2
25.12 AC

1,414 LF OF 12" PVC
RECLAIMED WATER MAIN

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

SHEET C4.5
SHEET C4.7
SHEET C4.5
SHEET C4.6
SHEET C4.7
SHEET C4.8

VICK ROAD
RIGHT OF WAY WIDTH VARIES

ASPHALT MILLINGS

CONCRETE

LIFT STATION
(BY OTHERS)

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

UTILITY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.7

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

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-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C4.5
SHEET C4.6
SHEET C4.7
SHEET C4.8

SHEET C4.6
SHEET C4.8

N
W E
S

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

SINGLE POTABLE WATER SERVICE (TYP.)
CROSSING #48
FIRE HYDRANT #13
SAN-18
48" MANHOLE
RIM = 125.87
INV S = 113.52
INV N = 113.62
SINGLE SANITARY SEWER LATERAL (TYP.)
340 LF 8" PVC @ 0.40%
339 LF 8" PVC @ 0.40%
289 LF 8" PVC @ 1.45%
4,308 LF OF 6" PVC RECLAIMED WATER MAIN
SINGLE RECLAIMED WATER SERVICE (TYP.)
298 LF 8" PVC @ 1.67%
4,441 LF OF 8" PVC WATER MAIN
CROSSING #44
CROSSING #36
SAN-24
48" MANHOLE
RIM = 127.75
INV S = 121.67
INV N = 120.43
SAN-22
48" MANHOLE
RIM = 129.49
INV N = 122.15
INV S = 124.49
289 LF 8" PVC @ 1.40%
CROSSING #28
SAN-20
48" DROP MANHOLE
RIM = 129.46
INV S = 124.40
INV N = 122.17
308 LF 8" PVC @ 0.40%
10' UTILITY EASEMENT (TYP.)
FIRE HYDRANT #12
CROSSING #20
SP#15
SAN-12
48" DROP MANHOLE
RIM = 129.82
INV S = 122.61
INV N = 120.47
CROSSING #49
1,414 LF OF 12" PVC RECLAIMED WATER MAIN
1,410 LF OF 12" PVC WATER MAIN
CROSSING #45
1,945 LF OF 8" PVC WATER MAIN
298 LF 8" PVC @ 0.40%
298 LF 8" PVC @ 1.63%
CROSSING #29
298 LF 8" PVC @ 1.28%
4,246 LF OF 8" PVC WATER MAIN
1,945 LF OF 8" PVC WATER MAIN
CROSSING #19
2,040 LF OF 6" PVC RECLAIMED WATER MAIN
10' UTILITY EASEMENT (TYP.)
SAN-23
48" MANHOLE
RIM = 131.99
INV N = 122.86
INV W = 122.96
INV E = 122.96
CROSSING #37
SAN-21
48" MANHOLE
RIM = 134.44
INV N = 129.34
INV W = 129.44
INV E = 129.44
2,040 LF OF 6" PVC RECLAIMED WATER MAIN
SAN-19
48" MANHOLE
RIM = 133.30
INV N = 128.20
INV W = 128.30
INV E = 128.30
4,557 LF OF 6" PVC RECLAIMED WATER MAIN
CROSSING #16
CROSSING #17
(1) 12" TEE
(1) 8"X12" REDUCER
(1) 12" GATE VALVE
(1) 8" GATE VALVE
(1) 8" TEE
(2) 8" GATE VALVE
2" AIR RELEASE VALVE
(1) 8" CROSS
(3) 8" GATE VALVE
(1) 8" TEE
(2) 8" GATE VALVE
4,246 LF OF 8" PVC WATER MAIN
FIRE HYDRANT #14
SAN-11
48" MANHOLE
RIM = 132.14
INV E = 123.94
INV N = 123.84
SP#16
328 LF 8" PVC @ 1.35%
309 LF 8" PVC @ 0.40%
STREET 'B'
2" AIR RELEASE VALVE
309 LF 8" PVC @ 0.40%
309 LF 8" PVC @ 0.40%
TRAFFIC CIRCLE
0.00 AC
SAN-10
48" MANHOLE
RIM = 132.50
INV W = 127.50
(1) 12" TEE
(1) 6"X12" REDUCER
(1) 12" GATE VALVE
(1) 6" GATE VALVE
SAN-7
48" DROP MANHOLE
RIM = 128.96
INV W = 112.06
INV E = 123.70
INV N = 112.16
4,557 LF OF 6" PVC RECLAIMED WATER MAIN
(1) 6" TEE
(2) 6" GATE VALVE
SINGLE SANITARY SEWER LATERAL (TYP.)
SAN-8
48" MANHOLE
RIM = 134.04
INV W = 124.93
INV E = 125.03
(1) 6" CROSS
(3) 6" GATE VALVE
SAN-9
48" MANHOLE
RIM = 134.93
INV E = 126.27
INV W = 126.27
SP#17
(1) 6" TEE
(2) 6" GATE VALVE
CROSSING #18
SINGLE POTABLE WATER SERVICE (TYP.)
SAN-64
48" MANHOLE
RIM = 135.17
INV S = 130.07
INV E = 130.17
SINGLE POTABLE WATER SERVICE (TYP.)
TRACT F
PRIVATE RIGHT-OF-WAY
0.39 AC
ALLEY 'A'
197 LF 8" PVC @ 0.55%
4,441 LF OF 8" PVC WATER MAIN
4,308 LF OF 6" PVC RECLAIMED WATER MAIN
TRACT R
OPEN SPACE
1.95 AC
10' UTILITY EASEMENT (TYP.)
CROSSING #3
SINGLE RECLAIMED WATER SERVICE (TYP.)
CROSSING #2
22 LF 8" PVC @ 0.40%
351 LF 8" PVC @ 0.52%
STREET 'E'
351 LF 8" PVC @ 0.46%
SAN-65
48" MANHOLE
RIM = 133.98
INV SW = 128.88
INV N = 128.99
SAN-66
48" MANHOLE
RIM = 133.88
INV W = 128.69
INV NE = 128.79
10' UTILITY EASEMENT (TYP.)
SINGLE RECLAIMED WATER SERVICE (TYP.)
FIRE HYDRANT #15
SAN-67
48" MANHOLE
RIM = 132.08
INV W = 126.98
INV E = 127.08
SINGLE SANITARY SEWER LATERAL (TYP.)
CROSSING #1
PROPOSED POTABLE WATER MAIN
TRACT W
CONSERVATION AREA #3
1.77 AC
ALEXANDRIA PLACE
PLAT BOOK 55, PAGES 93-96
TRACT D

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

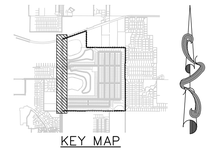
UTILITY PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.8

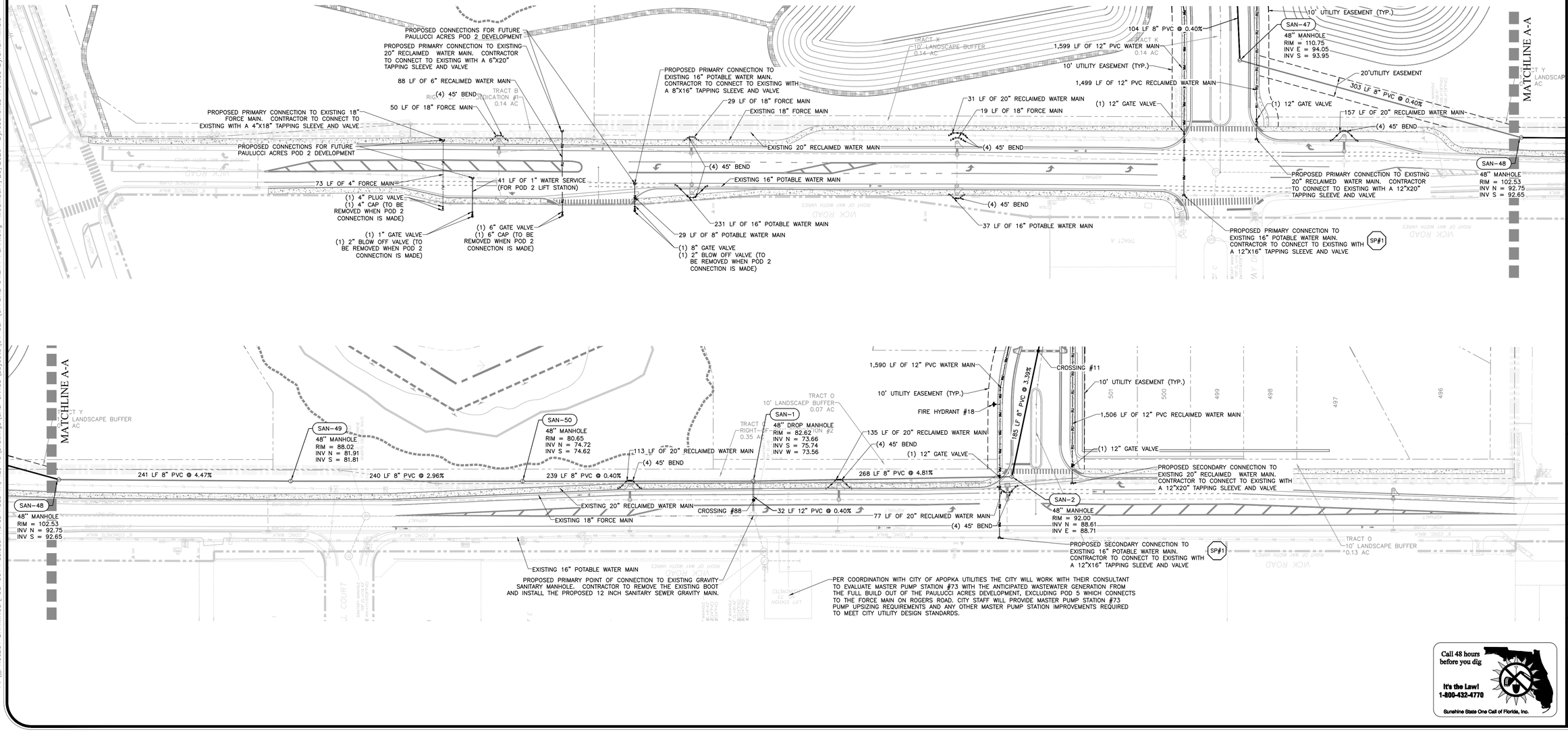
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26
This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela



KEY MAP





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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

OFFSITE UTILITY PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C4.9

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE UTILITY PLAN.dwg Modified:7/20/2026 By:osanchez Plotted By:brian killela

FIRE HYDRANT #1
FIRE HYDRANT #2
FIRE HYDRANT #3
FIRE HYDRANT #4
FIRE HYDRANT #5
FIRE HYDRANT #6
FIRE HYDRANT #7
FIRE HYDRANT #8
FIRE HYDRANT #9
FIRE HYDRANT #10
FIRE HYDRANT #11
FIRE HYDRANT #12
FIRE HYDRANT #13
FIRE HYDRANT #14
FIRE HYDRANT #15
FIRE HYDRANT #16
FIRE HYDRANT #17
FIRE HYDRANT #18

FIRE HYDRANT 500' SEPARATION (TYP.)

PLEASE REFER TO FIRE TRUCK TRAFFIC CIRCLE DETAILS #1A,B & C ON SHEET C4.11

PLEASE REFER TO FIRE TRUCK TRAFFIC CIRCLE DETAILS #2 ON SHEET C4.11

PLEASE REFER TO FIRE TRUCK TRAFFIC CIRCLE DETAILS #3 ON SHEET C4.11

PLEASE REFER TO FIRE TRUCK TRAFFIC CIRCLE DETAILS #4 ON SHEET C4.11

FIRE ACCESS NOTES:

1. FIRE DEPARTMENT ACCESS ROADS SHALL BE DESIGNED AND MAINTAINED TO SUPPORT THE IMPOSED LOADS OF FIRE APPARATUS AND SHALL BE PROVIDED WITH AN ALL WEATHER DRIVING SURFACE (NFPA 1,18.2.3.4.2).
2. THE LOCATION OF THE FIRE HYDRANTS SHALL BE IDENTIFIED BY A BLUE REFLECTIVE PAVEMENT MARKER. (NFPA 1,18.5.10.1)
3. ALL ROADWAYS, WATER LINE INFRASTRUCTURE, AND FIRE HYDRANTS SHALL BE IN PLACE BEFORE BUILDING CONSTRUCTION CAN BEGIN.
4. FIRE HYDRANTS MUST BE LOCATED WITHIN 500 FEET OF ALL SINGLE-FAMILY RESIDENTIAL HOMES.
5. CONTRACTOR SHALL FOLLOW THE CURRENT NFPA AND FLORIDA FIRE PREVENTION CODE 7TH EDITION CONCERNING FIRE AND LIFE SAFETY.

N
W E
S

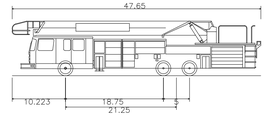
GRAPHIC SCALE

200 0 100 200 400

(IN FEET)
1 inch = 200 ft.

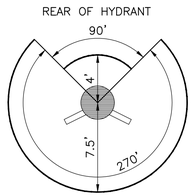
LEGEND

---- FIRE HYDRANT 500' RADIUS



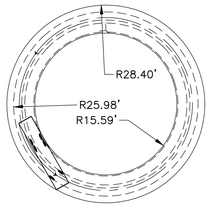
Rosenbauer 100 ft MM Cobra	
Overall Length	47.650ft
Overall Width	8.160ft
Overall Body Height	10.460ft
Min Body Ground Clearance	0.890ft
Track Width	8.160ft
Lock-to-lock time	6.00s
Max Wheel Angle	46.00°

REAR OF HYDRANT



FRONT OF HYDRANT

FIRE HYDRANT CLEARANCE DETAIL



TURNING RADIUS SKETCH

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

FIRE TRUCK ROUTE PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 150'
PROJECT: PUL-061
SHEET: C4.10

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\FIRE TRUCK ROUTE PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

FIRE TRUCK TRAFFIC ISLAND DETAIL #1.A – LEFT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #1.A – RIGHT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #2.A – LEFT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #2.A – RIGHT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #3.A – LEFT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #3.A – RIGHT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #4.A – LEFT – TURN MOVEMENTS
SCALE: 1" = 40'

FIRE TRUCK TRAFFIC ISLAND DETAIL #4.A – RIGHT – TURN MOVEMENTS
SCALE: 1" = 40'

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

FIRE TRUCK ROUTE DETAILS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C4.11

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\FIRE TRUCK ROUTE PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

City of Apopka Garbage Truck

Overall Length	35.75 ft
Overall Body Height	11.88 ft
Min Body Ground Clearance	1.00 ft
Curb to Curb Turning Radius	45.90 ft

GRAPHIC SCALE

60 0 30 60 120

(IN FEET)
1 inch = 60 ft.

KEY MAP

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

GARBAGE TRUCK ROUTE PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	A. ROBINSON
DESIGNED:	O. SANCHEZ
CHECKED:	L. CLASSON
DATE:	7/21/2026
SCALE	1" = 60'
PROJECT	PUL-061
SHEET	C4.12

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\GARBAGE TRUCK ROUTE PLAN.dwg Modified:6/25/2026 By:osanchez Plotted By:brian killela



N

W E

S

GRAPHIC SCALE

150 0 75 150 300

(IN FEET)
1 inch = 150 ft.

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.

BY | DESCRIPTION | DATE | REV.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

LIGHTING PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

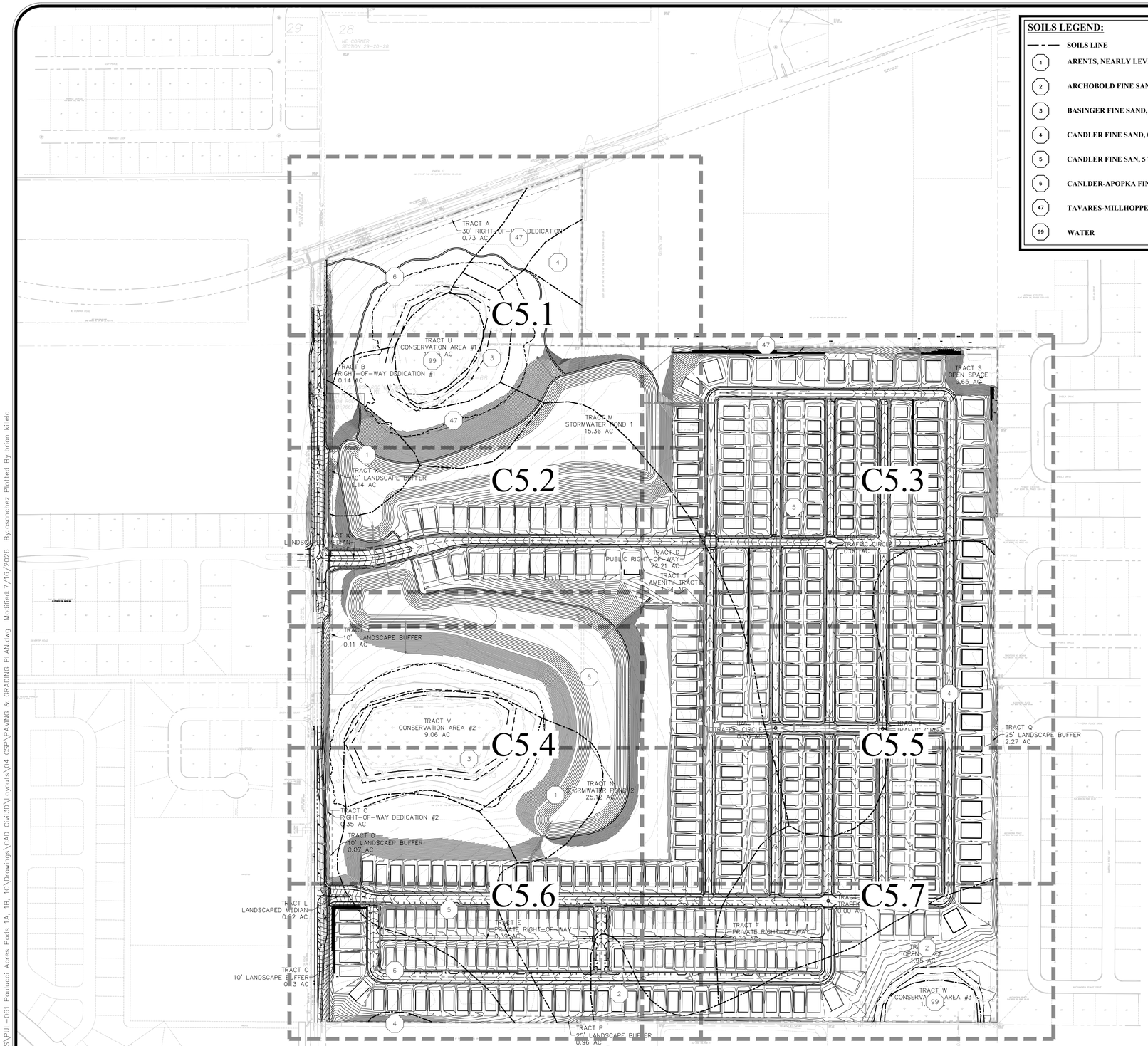
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 150'
PROJECT: PUL-061
SHEET: C4.13

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

The item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\LIGHTING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela



SOILS LEGEND:

	SOILS LINE
1	ARENTS, NEARLY LEVEL (HYD: A)
2	ARCHOBOLD FINE SAND, 0 TO 5% SLOPES (HYD: A)
3	BASINGER FINE SAND, DEPERSSIONAL (HYD A/D)
4	CANDLER FINE SAND, 0 TO 5% SLOPES (HYD: A)
5	CANDLER FINE SAN, 5 TO 12% SLOPES (HYD: A)
6	CANLDER-APOPKA FINE SANDS, 5 TO 12% SLOPES (HYD: A)
47	TAVARES-MILLHOPPER FINE SANDS, 0 TO 5% SLOPES (HYD: A)
99	WATER

N NE E SE S SW W NW

GRAPHIC SCALE

200 0 100 200 400

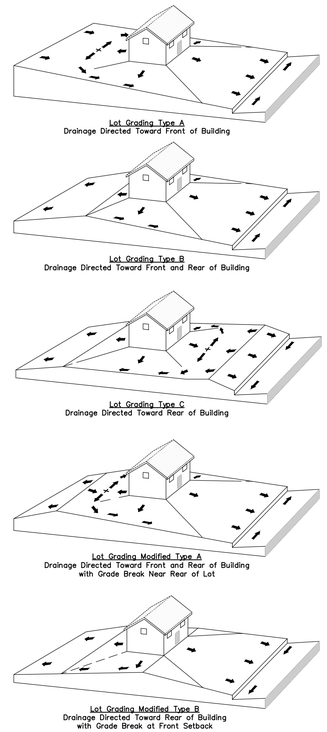
(IN FEET)
1 inch = 200 ft.

GRADING NOTES:

1. ALL GRADED LOTS SHALL PROVIDE A MINIMUM OF 2.0% SLOPE AWAY FROM THE HOUSE FOR A MINIMUM OF 5 FEET ON ALL SIDES
2. FINISHED FLOOR TO BE SET 1' ABOVE THE DESIGN HIGH WATER ELEVATION OF ADJACENT STORMWATER RETENTION / DETENTION PONDS
3. FINISHED FLOOR SHALL BE EIGHT INCHES (8") ABOVE PAD ELEVATION FOR DETACHED SINGLE-FAMILY HOMES
4. PROPOSED FINISHED FLOOR WITH STEM WALL OR THICKENED EDGE MUST HAVE THE DRIVEWAY BE LOCATED ON THE HIGH SIDE OF LOT.
5. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE GRASSED AND MULCHED UNLESS OTHERWISE SHOWN ON THE PLANS OR DETAILS.
6. POND TOP OF BANK AND SIDE SLOPES TO BE PLANTED WITH SAND BASED (NOT MUCK BASED) BAHIA SOD. POND BOTTOM TO BE SEEDED AND MULCHED.

RETAINING WALL NOTES:

1. A 42-INCH DECORATIVE RAILING/FENCE IS REQUIRED FOR ALL PORTIONS OF RETAINING WALLS DESIGNED AS GREATER THAN 30 INCHES IN HEIGHT.
2. REFER TO RETAINING WALL STRUCTURAL DESIGN PLANS AND CALCULATIONS BEING SUBMITTED WITH THE CONSTRUCTION SITE PLAN.
3. THE HOME OWNERS ASSOCCIATION SHALL MAINTAIN ALL RETAINING WALLS.



Lot Grading Type A
Drainage Directed Toward Front of Building

Lot Grading Type B
Drainage Directed Toward Front and Rear of Building

Lot Grading Type C
Drainage Directed Toward Rear of Building

Lot Grading Modified Type A
Drainage Directed Toward Front and Rear of Building with Grade Break Near Rear of Lot

Lot Grading Modified Type B
Drainage Directed Toward Rear of Building with Grade Break at Front Setback

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OVERALL PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 200'
PROJECT: PUL-061
SHEET: C5.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C5.1

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

TRACT U
CONSERVATION AREA #1
15.93 AC

TRACT B
RIGHT-OF-WAY DEDICATION #1
0.14 AC

SHEET C5.1

SHEET C5.2

PLEASE REFER TO SHEET C5.9 FOR OFFSITE PAVING AND GRADING PLAN FOR VICK ROAD

TRACT M
STORMWATER POND 1
15.36 AC

POND BOTTOM = 92.00

TRACT X
10' LANDSCAPE BUFFER
0.14 AC

TRACT A
LANDSCAPED MEDIAN
0.14 AC

STREET 'A'

TRACT D
PUBLIC RIGHT-OF-WAY
22.21 AC

TRACT T
AMENITY TRACT
1.24 AC

SHEET C5.2

SHEET C5.3

SHEET C5.2

SHEET C5.4

KEY MAP

GRAPHIC SCALE
(IN FEET)
1 inch = 50 ft.

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C5.2

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke K. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C5.2

SHEET C5.3

STREET 'B'

STREET 'D'

STREET 'E'

STREET 'F'

STREET 'G'

TRACT D
PUBLIC RIGHT-OF-WAY
22.21 AC

TRACT T
AMENITY TRACT
1.24 AC

TRACT S
OPEN SPACE
0.65 AC

TRACT G
TRAFFIC CIRCLE
0.00 AC

PITMAN ESTATES
PLAT BOOK 56, PAGES 100-102

TRADITIONS AT WEKIVA
PLAT BOOK 52, PAGE 62

SHEILA DRIVE

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

SHEET C5.3
SHEET C5.5

NO.	DESCRIPTION	DATE	BY
1			

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

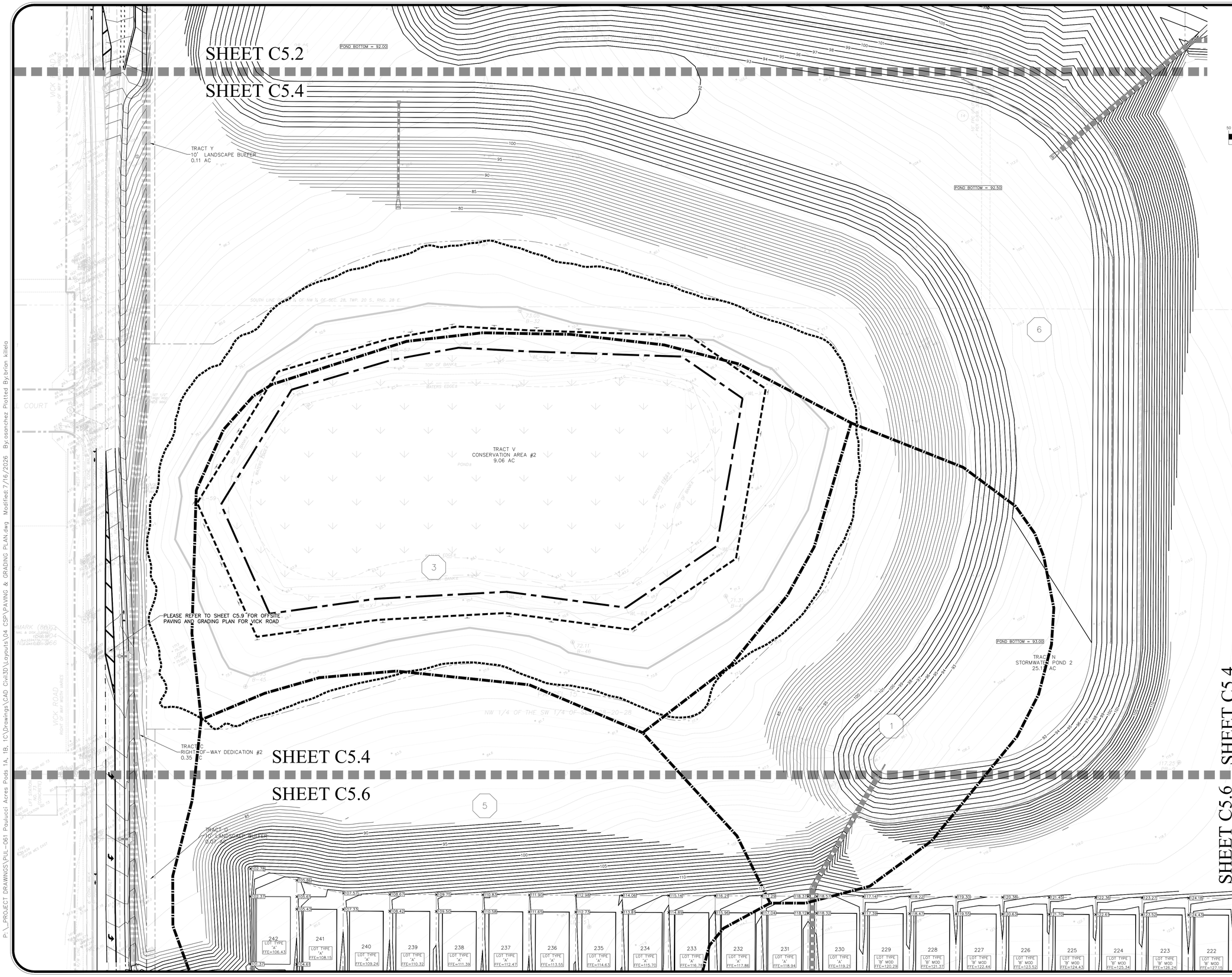
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C5.3

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C5.4

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date of signature.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

SHEET C5.3
SHEET C5.5

SHEET C5.6 SHEET C5.4
SHEET C5.7 SHEET C5.5

SHEET C5.5
SHEET C5.7

STREET 'B'
STREET 'C'
STREET 'D'
STREET 'E'
STREET 'F'
STREET 'B'

TRACT H
TRAFFIC CIRCLE
0.00 AC

TRACT I
TRAFFIC CIRCLE
0.00 AC

TRACT Q
25' LANDSCAPE BUFFER
2.27 AC

NE 1/4 OF THE SW 1/4 OF SEC. 28-20-28

ALEXANDRIA PLACE
PLAT BOOK 58, PAGES 93-96

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C5.5

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL--061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

PLEASE REFER TO SHEET C5.9 FOR OFFSITE PAVING AND GRADING PLAN FOR VICK ROAD

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

SHEET C5.4
SHEET C5.6
SHEET C5.4
SHEET C5.5
SHEET C5.6
SHEET C5.7

TRACT C
RIGHT-OF-WAY DEDICATION #2
0.35 AC

TRACT D
10' LANDSCAPE BUFFER
0.03 AC

TRACT L
LANDSCAPED MEDIAN
0.02 AC

TRACT O
10' LANDSCAPE BUFFER
0.13 AC

TRACT N
STORMWATER POND 2
25.16 AC
POND BOTTOM = 93.00

TRACT P
25' LANDSCAPE BUFFER
0.96 AC

TRACT A
PRIVATE RIGHT-OF-WAY
0.39 AC

VICK ROAD
RIGHT OF WAY WIDTH VARIES

STREET 'D'
STREET 'E'
STREET 'F'
ALLEY 'A'

PLEASE REFER TO ACCESSIBLE PARKING GRADING DETAIL #1 ON SHEET C5.8
PLEASE REFER TO ACCESSIBLE PARKING GRADING DETAIL #2 ON SHEET C5.8
PLEASE REFER TO ACCESSIBLE PARKING GRADING DETAIL #3 ON SHEET C5.8
PLEASE REFER TO ACCESSIBLE PARKING GRADING DETAIL #4 ON SHEET C5.8

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

NO.	DESCRIPTION	DATE	BY
1			

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C5.6

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C5.6 SHEET C5.4
SHEET C5.7 SHEET C5.5

SHEET C5.5
SHEET C5.7

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

PLEASE REFER TO ACCESSIBLE PARKING GRADING DETAIL #2 ON SHEET C5.8

PARKING C5.8

TRACT J TRAFFIC CIRCLE 0.00 AC

TRACT PRIVATE RIGHT-OF-WAY 0.39 AC

TRACT R OPEN SPACE 1.95 AC

TRACT W CONSERVATION AREA #3 1.77 AC

ALLEY 'A'

STREET 'B'

STREET 'C'

STREET 'D'

STREET 'E'

STREET 'F'

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

PAVING & GRADING PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

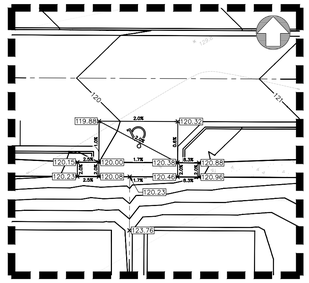
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE 1" = 50'
PROJECT PUL-061
SHEET C5.7

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

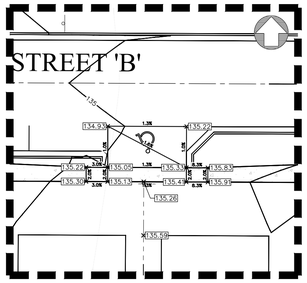
Call 48 hours before you dig
It's the Law! 1-800-432-4770
Sunshine State One Call of Florida, Inc.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela



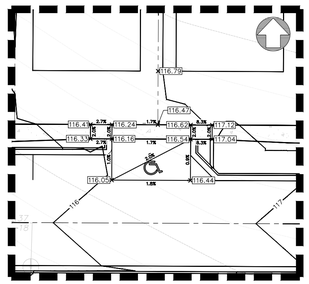
ACCESSIBLE PARKING
GRADING DETAIL #1

SCALE: 1" = 20'



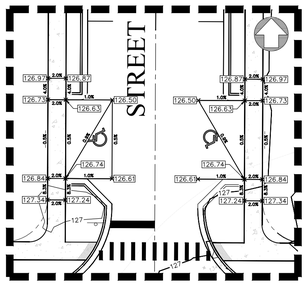
ACCESSIBLE PARKING
GRADING DETAIL #2

SCALE: 1" = 20'



ACCESSIBLE PARKING
GRADING DETAIL #3

SCALE: 1" = 20'



ACCESSIBLE PARKING
GRADING DETAIL #4

SCALE: 1" = 20'

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

GRADING DETAILS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: ########
PROJECT: PUL-061
SHEET: C5.8

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PAVING & GRADING PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OFFSITE PAVING & GRADING PLAN

CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

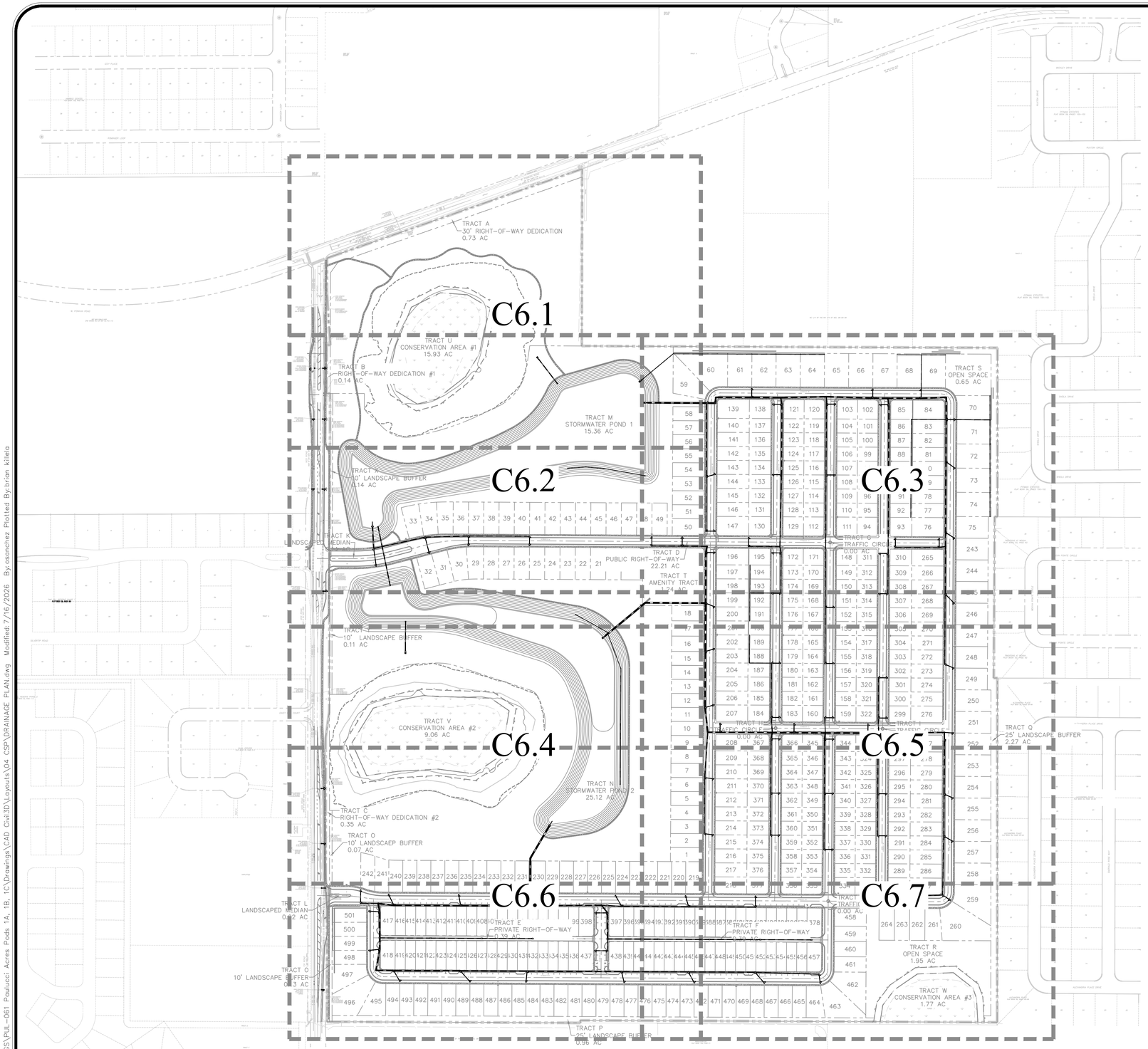
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 50'	PUL-061	C5.9

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

This item has been digitally signed and sealed by Luke A. Classson, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE PAVING & GRADING PLAN.dwg Modified:6/25/2026 By:osanchez Plotted By:brian killela



N

W E

S

GRAPHIC SCALE

200 0 100 200 400

(IN FEET)
1 inch = 200 ft.

DRAINAGE NOTES:

1. ALL STORM PIPE TO BE ADS HP STORM OR RCP CLASS III. 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".
2. ALL REINFORCED CONCRETE PIPE (RCP) SHALL BE CLASS III UNLESS OTHERWISE SPECIFIED.
3. ALL REINFORCED CONCRETE PIPE (RCP) JOINTS SHALL BE WRAPPED PER FDOT 2025–2026 STANDARD INDEX 430–001.
4. ALL DRAINAGE STRUCTURE INVERTS ARE TO BE POURED PER FDOT 2025–2026 STANDARD INDEX 425–020.
5. ALL INLET GRATES ARE REQUIRED TO BE CHAINED.
6. POND TOP OF BANK AND SIDE SLOPES TO BE PLANTED WITH SAND BASED (NOT MUCK BASED) BAHIA SOD.
7. GEOTECHNICAL ENGINEER IS REQUIRED TO BE PRESENT TO INSPECT ALL EARTHWORK PROCEDURES IN ORDER TO PROVIDE PROPER DOCUMENTATION OF THE EARTHWORK ACTIVITIES.
8. MITERED END SECTIONS ARE TO BE INSTALLED AND CONSTRUCTED PER ALL APPLICABLE DETAILS LOCATED WITHIN THESE SITE CONSTRUCTION PLANS.
9. ALL DETENTION AND RETENTION PONDS SHALL BE DESIGNED AS DRY BOTTOM PONDS.
10. ALL PIPES ARE REQUIRED TO BE LASER PROFILED AT PROJECT CLOSEOUT.

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

BY | DESCRIPTION | REV. | DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OVERALL DRAINAGE PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 200'
PROJECT: PUL-061
SHEET: C6.0

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

N
W E
S

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

KEY MAP

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.1

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

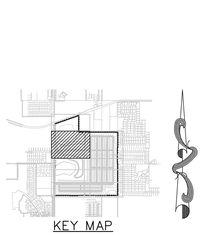
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

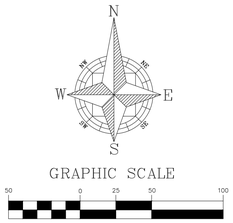
FOUND 4"X4" CONC. MON (LB 5073)

W. PONKAN ROAD
(60' WIDE PUBLIC R/W PER ORANGE CO. R/W MAP NO. 20(1-11))

ASPHALT
5' CONCRETE WALK
2' CONCRETE CURB
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=84.41'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=84.61'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' INV=84.34' (18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=84.21'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=84.01'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=83.81'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=83.61'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3" INV=83.41'(18"RCP)
STORM STRUCTURE GRATE (Z=94.2') TOP EL=98.50' 3"

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela





SHEET C6.1

SHEET C6.2

SHEET C6.2

SHEET C6.3

SHEET C6.2

SHEET C6.4

ENERGY DISSIPATOR. PLEASE REFER TO DETAIL #13 ON SHEET C9.2

M.E.S.-4
24" MES
INV SE = 74.75

117 LF 24" ADS HP @ 13.98%

DS-1
TYPE C INLET
RIM = 97.00
INV NW = 91.00

214 LF 12" A

YD-15
12" YARD DRAIN
RIM = 103.83
INV SW = 98.83
INV E = 98.83

158 LF 12" ADS HP @ 3.87%

M.E.S.-2
12" MES
INV NE = 92.72

ENERGY DISSIPATOR. PLEASE REFER TO DETAIL #13 ON SHEET C9.2

23 LF 48" ADS HP @

36 LF 60" ADS HP @

N83°27'00"W
2.60'
C=7.03' R=64.60'
CB=S3°25'59"W

M.E.S.-1
60" MES
INV E = 92.72

232 LF 60" ADS HP @ 0.83%

B-51
TYPE 3R INLET
RIM = 117.76
INV W = 94.64
INV S = 108.59
INV E = 94.64

TRACT M
STORMWATER POND 1
15.36 AC

CO-3
CLEAN OUT
RIM = 95.67
INV W = 90.00
INV E = 90.00

CO-2
CLEAN OUT
RIM = 95.77
INV W = 90.00
INV E = 90.00

73 LF 8" PERFORATED ADS HP @ 0.00%

164 LF 8" PERFORATED ADS HP @ 0.00%

CO-4
CLEAN OUT
RIM = 95.77
INV E = 90.00

73 LF 8" PERFORATED ADS HP @ 0.00%

PLEASE REFER TO INFILTRATION DRAIN DETAIL #16 ON SHEET C9.2

CO-1
CLEAN OUT
RIM = 95.88
INV W = 90.00

DRAINAGE EASEMENT

TRACT B
RIGHT-OF-WAY DEDICATION #1
0.14 AC

PLEASE REFER TO SHEET C6.8 FOR OFFSITE DRAINAGE PLAN FOR VICK ROAD

TRACT X
10' LANDSCAPE BUFFER
0.14 AC

20 LF 12" PERFORATED HDPE @ 0.00%

B.U.-1
TYPE H INLET
RIM = 92.00
INV S = 84.75
INV N = 84.75

PLEASE REFER TO B.U.-1 MODIFIED TYPE-H INLET DETAIL ON SHEET C9.1

M.E.S.-7
24" MES
INV S = 92.00

87 LF 36" ADS HP @ 4.26%

A-4
TYPE 4 INLET
RIM = 99.81
INV S = 92.56
INV E = 92.83
INV W = 88.84

DRAINAGE EASEMENT

N88°29'11"E
47.79'

N88°29'11"E
81.45'

170 LF 24" ADS HP @ 0.20%

A-6
TYPE 3R INLET
RIM = 103.92
INV E = 98.42
INV W = 93.17
INV S = 98.21

S89°41'03"E
250.16'

240 LF 18" ADS HP @ 2.84%

5' DRAINAGE EASEMENT (TYP.)

A-8
TYPE 3R INLET
RIM = 110.91
INV S = 105.23
INV W = 105.23

DRAINAGE EASEMENT

S89°41'03"E
1.51'

S0°18'57"W
2.60'

STREET 'A'

A-9
TYPE 3L INLET
RIM = 115.07
INV S = 109.57

A-11
TYPE 4 INLET
RIM = 113.01
INV S = 107.51

TRACT K
LANDSCAPED MEDIAN
0.14 AC

A-2
TYPE 3L INLET
RIM = 106.52
INV E = 88.43
INV N = 88.43
INV S = 100.67

N12°29'48"W
3.70'

N77°30'12"E
217.52'

207 LF 24" ADS HP @ 0.20%

66 LF 18" ADS HP @ 0.50%

37 LF 18" ADS HP @ 0.50%

36 LF 18" ADS HP @ 0.50%

36 LF 18" ADS HP @ 0.50%

120 LF 18" ADS HP @ 1.58%

2.6'

N0°18'57"E
2.60'

A-10
TYPE 3R INLET
RIM = 115.07
INV N = 109.39
INV E = 109.39

N89°41'03"W
210.46'

A-12
TYPE 4 INLET
RIM = 113.01
INV N = 107.33
INV W = 107.51
INV E = 107.01

A-13
48" DIA MANHOLE
RIM = 114.55
INV W = 106.81
INV S = 106.55

CROSSING #1
ST. 24 BOTT (EQUALIZER PIPE) = 91.75
ST. 24" TOP = 90.75
SEPARATION = 1.00'

A-3
TYPE 4 INLET
RIM = 99.73
INV N = 92.89

A-5
TYPE 3L INLET
RIM = 103.89
INV N = 98.39

A-7
TYPE 3L INLET
RIM = 110.91
INV N = 105.41

70 LF 18" ADS HP @ 0.50%

269 LF 24" ADS HP @ 0.50%

A-1
TYPE 3R INLET
RIM = 106.52
INV N = 101.02

EQUALIZER PIPE

M.E.S.-6
24" MES
INV N = 92.00

B-57
TYPE 3L INLET
RIM = 115.45
INV S = 106.50
INV N = 106.50
INV E = 109.77

TRACT T
AMENITY TRACT
1.24 AC

DRAINAGE EASEMENT

N50°24'42"E
9.12'

20'

S89°41'05"E
233.00'

CO-5
CLEAN OUT
RIM = 96.77
INV SE = 90.50

143 LF 8" PERFORATED ADS HP @ 2.63%

204 LF 60" ADS HP @ 2.63%

ST MH-2
48" DIA MANHOLE
RIM = 121.40
INV E = 99.37
INV SW = 99.37

DS-2
TYPE C INLET
RIM = 97.00
INV S = 91.00

DRAINAGE EASEMENT

53 52 51 57 56 55 54 30 29 28 27 26 25 24 23 22 21 20 19 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 32 31

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

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

BY	DESCRIPTION	REV.	DATE

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.2

The Seal appearing on this document was authorized by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

SHEET C6.2
SHEET C6.3

214 LF 12" ADS HP @ 5.53% | 95 LF 12" ADS HP @ 0.20% | 95 LF 12" ADS HP @ 0.49% | 96 LF 12" ADS HP @ 0.51% | 96 LF 12" ADS HP @ 0.49% | 95 LF 12" ADS HP @ 3.23% | 96 LF 12" ADS HP @ 0.50%

YD-15 12" YARD DRAIN RIM = 103.83 INV SW = 98.83 INV E = 98.83
YD-14 12" YARD DRAIN RIM = 115.64 INV W = 110.64 INV E = 110.64
YD-13 12" YARD DRAIN RIM = 115.83 INV W = 110.83 INV E = 110.83
YD-12 12" YARD DRAIN RIM = 116.30 INV W = 111.30 INV E = 111.30
YD-11 12" YARD DRAIN RIM = 116.78 INV W = 111.78 INV E = 111.78
YD-10 12" YARD DRAIN RIM = 117.25 INV W = 112.25
5' DRAINAGE EASEMENT (TYP.)
YD-9 12" YARD DRAIN RIM = 112.24 INV E = 107.18
YD-8 12" YARD DRAIN RIM = 109.21 INV E = 101.91 INV W = 104.11 INV S = 101.91
YD-7 12" YARD DRAIN RIM = 107.39 INV W = 102.39

158 LF 12" ADS HP @ 3.67%
136 LF 12" ADS HP @ 3.97%

M.E.S.-2 12" MES INV NE = 92.72
ENERGY DISSIPATOR. PLEASE REFER TO DETAIL #13 ON SHEET C9.2

B-48 TYPE 3L INLET RIM = 118.67 INV N = 112.99 INV W = 95.04 INV E = 95.04
B-47 TYPE 3R INLET RIM = 118.67 INV S = 113.17
B-46 48" DIA MANHOLE RIM = 118.83 INV S = 111.22 INV W = 95.27 INV E = 95.27
B-45 48" DIA MANHOLE RIM = 119.73 INV E = 95.62 INV W = 95.62 INV S = 112.82
B-44 TYPE 3R INLET RIM = 117.54 INV E = 95.99 INV W = 95.99 INV N = 111.83
B-43 TYPE 3L INLET RIM = 117.54 INV S = 112.01
B-40 TYPE 3L INLET RIM = 112.62 INV W = 96.54 INV S = 96.54

23 LF 48" ADS HP @ 0.20%
36 LF 60" ADS HP @ 0.20%
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
S87°29'21"W 53.86'
99 LF 48" ADS HP @ 0.20%

M.E.S.-1 60" MES INV E = 92.72
N83°27'00"W 2.60'
C=7.03' R=64.60' CB=S3°25'59"W
2.6'
DRAINAGE EASEMENT 'B'
142 LF 48" ADS HP @ 0.20%
114 LF 48" ADS HP @ 0.20%
180 LF 48" ADS HP @ 0.20%
182 LF 48" ADS HP @ 0.20%
132 LF 48" ADS HP @ 0.20%
59 LF 48" ADS HP @ 0.20%
2.6'
DRAINAGE EASEMENT
232 LF 60" ADS HP @ 0.83%

B-39 48" DIA MANHOLE RIM = 109.63 INV S = 98.58 INV W = 98.58
YD-6 12" YARD DRAIN RIM = 106.60 INV S = 101.60
B-49 48" DIA MANHOLE RIM = 117.56 INV S = 94.76 INV E = 94.76
N89°44'39"W 200.92'
DRAINAGE EASEMENT
S88°44'17"W 80.95'
N89°44'39"W 99.21'
N10°21'47"W 9.65'
N89°44'39"W 16.64'
B-42 48" DIA MANHOLE RIM = 115.70 INV S = 108.70 INV W = 96.11 INV E = 96.11
B-41 TYPE 3R INLET RIM = 112.62 INV N = 96.37 INV E = 98.39 INV W = 96.37
14.6'
88 LF 48" ADS HP @ 0.20%
96 LF 12" ADS HP @ 1.99%

B-51 TYPE 3R INLET RIM = 117.76 INV W = 94.64 INV S = 108.59 INV E = 94.64
S0°18'57"W 20.44'
N89°41'03"W 2.60'
D-1 TYPE 3L INLET RIM = 119.25 INV E = 111.45
27 LF 36" ADS HP @ 0.20%
N10°06'33"W 10.17'
D-2 TYPE 3R INLET RIM = 119.25 INV N = 111.27 INV S = 111.50 INV W = 111.27
E-2 TYPE 3L INLET RIM = 120.49 INV E = 112.87 INV S = 113.00 INV N = 112.87
E-1 TYPE 3R INLET RIM = 120.49 INV W = 113.05
F-1 TYPE 3L INLET RIM = 116.64 INV E = 109.19
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
26 LF 36" ADS HP @ 1.00%
137 LF 12" ADS HP @ 5.41%
B-37 TYPE 4 INLET RIM = 108.39 INV W = 98.94 INV E = 98.94
138 LF 18" ADS HP @ 0.20%

B-50 TYPE 3L INLET RIM = 117.76 INV W = 94.71 INV N = 94.71
F-2 TYPE 3R INLET RIM = 116.64 INV N = 108.96 INV S = 108.96 INV W = 109.01
YD-16 12" YARD DRAIN RIM = 115.77 INV S = 111.77 INV E = 111.77
36 LF 18" ADS HP @ 0.50%
B-38 TYPE 4 INLET RIM = 108.39 INV E = 98.76 INV S = 101.39 INV N = 98.76 INV W = 104.39
YD-5 TYPE C INLET RIM = 104.77 INV N = 99.71 INV S = 99.21 INV W = 99.21
96 LF 18" ADS HP @ 2.02%

290 LF 24" ADS HP @ 0.20%
277 LF 36" ADS HP @ 0.88%
278 LF 36" ADS HP @ 1.70%
166 LF 36" ADS HP @ 1.00%
515.52' S01°45'57"W
N01°57'57"E 277.08'
N01°57'57"E 515.55'
DRAINAGE EASEMENT
2.6'
DRAINAGE EASEMENT
2.6'
5' DRAINAGE EASEMENT (TYP.)
55 LF 12" ADS HP @ 1.76%
YD-17 12" YARD DRAIN RIM = 116.74 INV S = 112.74 INV N = 112.74
YD-4 TYPE C INLET RIM = 106.84 INV N = 101.13 INV S = 101.63
44 LF 18" ADS HP @ 0.50%
STREET 'B'
STREET 'D'
STREET 'E'
STREET 'F'
STREET
SHEILA DRIVE

E-4 TYPE 3L INLET RIM = 125.78 INV E = 117.72 INV N = 117.72 INV S = 118.50
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
YD-18 12" YARD DRAIN RIM = 117.71 INV S = 113.71 INV N = 113.71
55 LF 12" ADS HP @ 1.76%
B-35 TYPE 3R INLET RIM = 112.37 INV NW = 103.26
96 LF 12" ADS HP @ 2.20%

B-52 TYPE 3L INLET RIM = 116.37 INV W = 110.87
D-3 TYPE 3L INLET RIM = 122.01 INV E = 114.17
D-4 TYPE 3R INLET RIM = 122.01 INV N = 113.93 INV S = 113.93 INV W = 113.99
E-3 TYPE 3R INLET RIM = 125.78 INV W = 117.90
F-3 TYPE 3L INLET RIM = 121.42 INV E = 113.59
YD-19 12" YARD DRAIN RIM = 118.68 INV E = 114.68 INV N = 114.68
B-36 TYPE 3L INLET RIM = 111.71 INV S = 103.04 INV N = 103.04 INV SE = 103.04
YD-3 12" YARD DRAIN RIM = 109.26 INV N = 103.72 INV S = 103.72
37 LF 18" ADS HP @ 0.50%
55 LF 12" ADS HP @ 1.76%
526.32' N01°18'49"E
96 LF 12" ADS HP @ 2.19%

DRAINAGE EASEMENT
2.6'
B-53 TYPE 3R INLET RIM = 116.32 INV N = 109.17 INV S = 109.17 INV E = 110.69
F-4 TYPE 3R INLET RIM = 121.42 INV N = 113.06 INV W = 113.41 INV S = 113.06
YD-20 12" YARD DRAIN RIM = 119.65 INV S = 115.65 INV N = 115.65
55 LF 12" ADS HP @ 1.75%
YD-21 12" YARD DRAIN RIM = 120.61 INV S = 116.61 INV N = 116.61
YD-2 12" YARD DRAIN RIM = 111.68 INV N = 105.80 INV S = 105.80
96 LF 12" ADS HP @ 2.19%

YD-22 12" YARD DRAIN RIM = 121.58 INV S = 117.58 INV N = 117.58
56 LF 12" ADS HP @ 1.77%
56 LF 12" ADS HP @ 1.76%
279 LF 36" ADS HP @ 1.96%
B-34 TYPE 3L INLET RIM = 118.69 INV N = 108.48 INV S = 112.69 INV SE = 110.68
YD-1 12" YARD DRAIN RIM = 114.10 INV N = 107.88

B-55 TYPE 3R INLET RIM = 115.26 INV N = 109.59 INV E = 109.59
A-14 TYPE 3R INLET RIM = 120.79 INV S = 115.24
36 LF 18" ADS HP @ 0.50%
283 LF 24" ADS HP @ 0.20%
260 LF 18" ADS HP @ 0.71%
N1°17'05"E 153.76'
YD-23 12" YARD DRAIN RIM = 122.55 INV N = 118.55
DRAINAGE EASEMENT
2.6'
42 LF 18" ADS HP @ 0.50%
B-33 TYPE 3R INLET RIM = 119.13 INV NW = 110.89

A-9 TYPE 3L INLET RIM = 115.07 INV S = 109.57
S89°41'03"E 1.51'
A-11 TYPE 4 INLET RIM = 113.01 INV S = 107.51
B-54 TYPE 3L INLET RIM = 115.26 INV W = 109.77
A-15 TYPE 3L INLET RIM = 120.79 INV N = 115.06 INV E = 115.06
A-17 TYPE 3L INLET RIM = 124.77 INV S = 119.27
A-19 TYPE 3L INLET RIM = 120.10 INV S = 114.60
55 LF 24" ADS HP @ 1.46%

36 LF 18" ADS HP @ 0.50%
98 LF 24" ADS HP @ 0.20%
36 LF 18" ADS HP @ 0.50%
E-5 48" DIA MANHOLE RIM = 130.49 INV S = 120.34 INV N = 120.34
36 LF 18" ADS HP @ 0.50%
DRAINAGE EASEMENT
36 LF 18" ADS HP @ 0.50%
173 LF 18" ADS HP @ 2.61%
2.5'
120 LF 18" ADS HP @ 1.58%
2.6'
STREET 'A'
CIRCLE
S0°18'57"W 2.56'
S89°41'03"E 182.95'
B-32 48" DIA MANHOLE RIM = 119.49 INV W = 113.49 INV S = 113.49 INV N = 113.49

25 LF 48" ADS HP @ 0.20%
N11°23'54"E 8.78'
S89°41'03"E 90.46'
A-16 48" DIA MANHOLE RIM = 124.81 INV W = 114.81 INV N = 114.50 INV S = 117.05 N10°46'00"W 8.78'
25 LF 24" ADS HP @ 0.20%
A-18 TYPE 3R INLET RIM = 124.77 INV N = 119.09 INV E = 119.09
A-20 TYPE 3R INLET RIM = 120.10 INV N = 114.42 INV S = 114.10 INV W = 114.60
N79°26'35"E 8.84'
25 LF 24" ADS HP @ 2.45%
N50°24'42"E 9.12'
DRAINAGE EASEMENT
S89°41'03"E 2.60'
50 LF 18" ADS HP @ 0.50%

A-12 TYPE 4 INLET RIM = 113.01 INV N = 107.33 INV W = 107.51 INV E = 107.01
A-13 48" DIA MANHOLE RIM = 114.55 INV W = 106.81 INV S = 106.55
B-56 TYPE 3R INLET RIM = 115.45 INV W = 109.95
D-5 TYPE 3L INLET RIM = 124.84 INV E = 117.28
B-57 TYPE 3L INLET RIM = 115.45 INV S = 106.50 INV N = 106.50 INV E = 109.77
YD-24 12" YARD DRAIN RIM = 123.63 INV S = 119.63
D-6 TYPE 3R INLET RIM = 124.84 INV W = 117.10 INV N = 117.10 INV S = 117.95
F-5 TYPE 3L INLET RIM = 126.08 INV E = 118.52
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
55 LF 12" ADS HP @ 0.20%
F-6 TYPE 3R INLET RIM = 126.08 INV W = 118.34 INV N = 118.34 INV S = 119.26
158 LF 18" ADS HP @ 0.20%
455.46' N01°18'57"E
455.35' N01°19'35"E
188 LF 24" ADS HP @ 0.71%
N01°18'57"E 180.46'
168.97' N01°18'57"E
DRAINAGE EASEMENT
DRAINAGE EASEMENT
2.6'
DRAINAGE EASEMENT
2.6'
DRAINAGE EASEMENT
2.6'
TRACT T AMENITY TRACT 1.24 AC
YD-26 12" YARD DRAIN RIM = 124.73 INV S = 119.41 INV N = 119.41 INV E = 119.41
YD-25 12" YARD DRAIN RIM = 124.18 INV S = 119.52 INV N = 119.52
56 LF 12" ADS HP @ 0.20%
D-8 TYPE 3R INLET RIM = 126.42 INV W = 118.26 INV N = 118.26
199 LF 48" ADS HP @ 0.20%
55 LF 12" ADS HP @ 2.02%
38 LF 18" ADS HP @ 0.50%
D-7 TYPE 3L INLET RIM = 126.42 INV W = 119.24 INV E = 118.44
87 LF 12" ADS HP @ 0.20%
F-7 TYPE 3L INLET RIM = 127.66 INV E = 119.75
F-8 TYPE 3R INLET RIM = 127.66 INV W = 119.57 INV N = 119.57
B-31 TYPE 3L INLET RIM = 123.36 INV N = 114.81 INV SE = 114.81 INV S = 115.50
S89°41'03"E 2.60'
36 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
B-30 TYPE 3R INLET RIM = 123.82 INV NW = 115.06

ST MH-2 48" DIA MANHOLE RIM = 121.40 INV E = 99.37 INV SW = 99.37
237 LF 60" ADS HP @ 2.84%
B-59 TYPE 3L INLET RIM = 117.65 INV W = 106.10 INV N = 106.10 INV S = 108.42 INV E = 112.12
B-58 TYPE 3R INLET RIM = 117.81 INV W = 112.31
E-7 TYPE 3R INLET RIM = 128.79 INV S = 120.86 INV E = 123.11 INV N = 120.86
E-6 TYPE 3L INLET RIM = 128.79 INV W = 123.29
YD-27 12" YARD DRAIN RIM = 125.28 INV S = 120.52 INV N = 120.52
YD-28

SHEET C6.3
SHEET C6.5

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

N
NE
E
SE
S
SW
W
NW

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

TRACT S OPEN SPACE 0.65 AC

TRADITIONS AT WEKIVA PLAT BOOK 52, PAGE 62

HUMAN ESTATES PLAT BOOK 56, PAGES 100-102

POINTE CIRCLE

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

The seal appearing on this document was authorized by Luke Classon, P.E. on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C6.2

SHEET C6.4

DS-2
TYPE C INLET
RIM = 97.00
INV S = 91.00

111 LF 24" ADS HP @ 7.72%

M.E.S.-5
24" MES
INV N = 82.47

ENERGY DISSIPATOR. PLEASE REFER TO DETAIL #13 ON SHEET C9.2

TRACT Y
10' LANDSCAPE BUFFER
0.11 AC

CO-5
CLEAN OUT
RIM = 96.77
INV SE = 90.50

143 LF 8" PERFORATED ADS HP @ 0.00%

204 LF 60" ADS HP @ 2.82%

CO-6
CLEAN OUT
RIM = 96.77
INV NW = 90.50
INV S = 90.50

CROSSING #2
ST. 60 BOTT = 93.47
ST. 8" TOP = 91.30
SEPARATION = 2.17'

ENERGY DISSIPATOR. PLEASE REFER TO DETAIL #13 ON SHEET C9.2

M.E.S.-3
60" MES
INV NE = 93.62

153 LF 8" PERFORATED ADS HP @ 0.00%

PLEASE REFER TO INFILTRATION DRAIN DETAIL #16 ON SHEET C9.2

CO-7
CLEAN OUT
RIM = 96.77
INV N = 90.50
INV S = 90.50

TRACT V
CONSERVATION AREA #2
9.06 AC

SURFACE WATER 4
±3.57 ACRES

PLEASE REFER TO SHEET C6.8 FOR OFFSITE DRAINAGE PLAN FOR VICK ROAD

455 LF 8" PERFORATED ADS HP @ 0.11%

PLEASE REFER TO INFILTRATION DRAIN DETAIL #16 ON SHEET C9.2

CO-8
CLEAN OUT
RIM = 96.77
INV N = 91.00

TRACT N
STORMWATER POND 2
25.12 AC

TRACT C
RIGHT-OF-WAY DEDICATION #2
0.35 AC

SHEET C6.4

PLEASE REFER TO B.U.-2 MODIFIED TYPE-h INLET DETAIL ON SHEET C9.1

20 LF 12" PERFORATED HDPE @ 0.00%

B.U.-2
TYPE H INLET
RIM = 94.52
INV SW = 86.25
INV NE = 85.50

151 LF 60" ADS HP @ 2.50%

SHEET C6.6

TRACT O
10' LANDSCAPE BUFFER
0.07 AC

ST. MH-1
48" DIA MANHOLE
RIM = 116.81
INV S = 90.01
INV NE = 90.01

60" ADS HP @ 2.52%

5' DRAINAGE EASEMENT (TYP.)

SHEET C6.4
SHEET C6.5
SHEET C6.6
SHEET C6.7

DRAINAGE EASEMENT

C-1
TYPE 3R INLET
RIM = 123.00
INV S = 117.50

98 LF 48" ADS HP @ 0.20%

B-64
48" DIA MANHOLE
RIM = 122.95
INV N = 109.43
INV S = 116.95
INV E = 109.43

B-66
TYPE 3L INLET
RIM = 124.79
INV N = 118.79
INV S = 119.29
INV E = 119.15

B-68
TYPE 3L INLET
RIM = 126.70
INV N = 121.06
INV E = 121.06

N89°41'03"W
2.60'

N6°30'55"W
21.86'

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

KEY MAP

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.4

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

REV. DATE DESCRIPTION BY

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified: 7/16/2026 By:osanchez Plotted By:brian killela

SHEET C6.3
SHEET C6.5

SHEET C6.4 SHEET C6.5

SHEET C6.6 SHEET C6.7

SHEET C6.5
SHEET C6.7

N50°24'42"E 9.12'
DRAINAGE EASEMENT
20'
S89°41'05"E 233.00'
237 LF 60" ADS HP @ 2.84%
ST MH-2
48" DIA MANHOLE
RIM = 121.40
INV E = 99.37
INV SW = 99.37
B-59
TYPE 3L INLET
RIM = 117.65
INV W = 106.10
INV N = 106.10
INV S = 108.42
INV E = 112.12
55 LF 12" ADS HP @ 2.02%
38 LF 18" ADS HP @ 0.50%
B-58
TYPE 3R INLET
RIM = 117.81
INV W = 112.31
55 LF 12" ADS HP @ 2.02%
D-7
TYPE 3L INLET
RIM = 126.42
INV W = 119.24
INV E = 118.44
87 LF 12" ADS HP @ 0.20%
YD-27
12" YARD DRAIN
RIM = 125.28
INV S = 120.52
INV N = 120.52
YD-28
12" YARD DRAIN
RIM = 125.63
INV N = 121.63
YD-29
12" YARD DRAIN
RIM = 125.57
INV S = 121.57
55 LF 12" ADS HP @ 0.80%
YD-30
12" YARD DRAIN
RIM = 125.13
INV S = 121.13
INV N = 121.13
190 LF 60" ADS HP @ 0.20%
37 LF 18" ADS HP @ 0.50%
B-60
TYPE 3R INLET
RIM = 119.64
INV W = 114.26
B-61
TYPE 3L INLET
RIM = 119.76
INV N = 108.80
INV E = 114.08
INV S = 108.80
56 LF 12" ADS HP @ 1.00%
87 LF 12" ADS HP @ 0.20%
N89°41'03"W 2.60'
D-10
TYPE 3R INLET
RIM = 126.27
INV S = 120.41
INV E = 120.59
INV W = 120.41
YD-31
12" YARD DRAIN
RIM = 124.58
INV N = 120.58
INV E = 120.58
S0°18'57"W 223.40'
D-9
TYPE 3L INLET
RIM = 126.27
INV W = 120.77
36 LF 18" ADS HP @ 0.50%
N0°18'57"E 810.03'
220 LF 48" ADS HP @ 0.20%
STREET 'B'
DRAINAGE EASEMENT
2.6'
213 LF 18" ADS HP @ 1.02%
STREET 'D'
INV N = 118.26
S89°41'03"E 2.60'
36 LF 18" ADS HP @ 0.50%
E-7
TYPE 3L INLET
RIM = 128.79
INV S = 120.86
INV E = 123.11
INV N = 120.86
N0°18'57"E 455.46'
221 LF 18" ADS HP @ 0.20%
EASEMENT WIDTH VARIES
E-9
TYPE 3R INLET
RIM = 126.98
INV N = 121.30
INV E = 121.30
N89°41'03"W 2.60'
D-11
TYPE 3L INLET
RIM = 124.15
INV W = 118.65
D-12
TYPE 3R INLET
RIM = 124.15
INV S = 112.82
INV N = 118.24
INV E = 118.47
60 LF 24" ADS HP @ 0.20%
S4°16'08"E 10.85'
C-4
TYPE 3R INLET
RIM = 124.45
INV S = 113.88
DRAINAGE EASEMENT
60 LF 18" ADS HP @ 0.20%
36 LF 18" ADS HP @ 0.50%
123 LF 48" ADS HP @ 0.76%
N6°40'35"E 10.25'
C-5
TYPE 3L INLET
RIM = 124.45
INV W = 111.05
INV E = 111.05
INV N = 113.70
E-12
TYPE 3L INLET
RIM = 125.39
INV N = 118.39
INV S = 119.39
INV E = 119.71
N87°41'28"E 3.07'
N2°18'32"W 21.62'
DRAINAGE EASEMENT
2.6'
36 LF 18" ADS HP @ 0.50%
43 LF 36" ADS HP @ 1.00%
E-10
TYPE 3L INLET
RIM = 125.15
INV W = 119.65
C-7
TYPE 3R INLET
RIM = 125.90
INV S = 120.40
C-6
48" DIA MANHOLE
RIM = 124.72
INV W = 111.99
INV E = 111.99
INV S = 117.72
INV N = 114.21
168 LF 48" ADS HP @ 0.20%
DRAINAGE EASEMENT
2.6'
150.83'
N89°42'37"W
25 LF 36" ADS HP @ 2.45%
D-13
TYPE 3R INLET
RIM = 124.27
INV W = 118.77
36 LF 18" ADS HP @ 0.50%
D-14
TYPE 3L INLET
RIM = 124.27
INV N = 117.27
INV S = 118.27
INV E = 118.59
49 LF 48" ADS HP @ 0.20%
200.92'
N89°41'03"W
DRAINAGE EASEMENT
C-2
TYPE 3L INLET
RIM = 123.00
INV W = 109.53
INV E = 109.53
INV N = 117.32
C-3
48" DIA MANHOLE
RIM = 123.66
INV W = 110.88
INV E = 110.88
INV S = 116.66
INV N = 112.70
B-62
TYPE 3R INLET
RIM = 122.09
INV W = 116.59
N6°30'55"W 21.86'
B-63
TYPE 3L INLET
RIM = 122.21
INV N = 109.24
INV E = 116.41
INV S = 109.24
C-1
TYPE 3L INLET
RIM = 123.00
INV S = 117.50
98 LF 48" ADS HP @ 0.20%
206 LF 48" ADS HP @ 0.66%
36 LF 18" ADS HP @ 0.50%
S11°23'54"W 8.78'
TRAFFIC CIRCLE
2.6'
B-64
48" DIA MANHOLE
RIM = 122.95
INV N = 109.43
INV S = 116.95
INV E = 109.43
N0°18'57"E 440.02'
179 LF 24" ADS HP @ 1.03%
36 LF 18" ADS HP @ 0.50%
B-66
TYPE 3L INLET
RIM = 124.79
INV N = 118.79
INV S = 119.29
INV E = 119.15
B-65
TYPE 3R INLET
RIM = 124.83
INV W = 119.33
DRAINAGE EASEMENT
2.6'
388.97'
S0°18'57"W
21H LF 24" ADS HP @ 1.45%
D-16
TYPE 3L INLET
RIM = 127.31
INV N = 121.31
INV E = 121.63
INV S = 121.81
D-15
TYPE 3R INLET
RIM = 127.31
INV W = 121.81
166 LF 18" ADS HP @ 1.32%
N0°18'57"E 443.56'
214 LF 24" ADS HP @ 1.67%
36 LF 18" ADS HP @ 0.50%
E-14
TYPE 3L INLET
RIM = 128.94
INV N = 122.94
INV S = 122.94
INV E = 123.26
E-13
TYPE 3R INLET
RIM = 128.94
INV W = 123.44
DRAINAGE EASEMENT
2.6'
221 LF 18" ADS HP @ 0.73%
D-17
TYPE 3R INLET
RIM = 129.66
INV W = 124.16
D-18
TYPE 3L INLET
RIM = 129.66
INV N = 123.98
INV E = 123.98
S89°41'03"E 2.60'
E-16
TYPE 3L INLET
RIM = 132.61
INV N = 124.55
INV E = 124.55
N89°41'03"W 2.60'
36 LF 18" ADS HP @ 0.50%
E-15
TYPE 3R INLET
RIM = 132.61
INV W = 124.73
N0°18'57"E 388.45'
214 LF 24" ADS HP @ 1.16%
36 LF 18" ADS HP @ 0.50%
F-13
TYPE 3R INLET
RIM = 126.33
INV W = 120.83
F-14
TYPE 3L INLET
RIM = 126.33
INV N = 119.33
INV S = 120.33
INV E = 120.65
25 LF 36" ADS HP @ 2.44%
DRAINAGE EASEMENT
2.6'
5' DRAINAGE EASEMENT (TYP.)
F-15
TYPE 3R INLET
RIM = 129.08
INV W = 123.58
F-16
TYPE 3L INLET
RIM = 129.08
INV N = 122.80
INV S = 122.80
INV E = 123.40
F-17
TYPE 3R INLET
RIM = 131.21
INV W = 123.31
F-18
TYPE 3L INLET
RIM = 131.21
INV N = 123.13
INV E = 123.13
N89°41'03"W 2.60'
166 LF 24" ADS HP @ 0.75%
N1°07'43"E 221.85'
232 LF 24" ADS HP @ 0.79%
213 LF 36" ADS HP @ 0.78%
N0°18'57"E 276 LF 18" ADS HP @ 0.82%
F-8
TYPE 3R INLET
RIM = 127.66
INV W = 119.57
INV N = 119.57
S89°41'03"E 2.60'
36 LF 18" ADS HP @ 0.50%
F-7
TYPE 3L INLET
RIM = 127.66
INV E = 119.75
36 LF 18" ADS HP @ 0.50%
E-6
TYPE 3L INLET
RIM = 128.79
INV W = 123.29
36 LF 18" ADS HP @ 0.50%
F-10
TYPE 3R INLET
RIM = 127.40
INV S = 121.72
INV E = 121.72
E-8
TYPE 3L INLET
RIM = 126.98
INV W = 121.48
S89°41'03"E 2.60'
36 LF 18" ADS HP @ 0.50%
F-9
TYPE 3L INLET
RIM = 127.40
INV W = 121.90
DRAINAGE EASEMENT
2.6'
36 LF 18" ADS HP @ 0.50%
F-12
TYPE 3R INLET
RIM = 126.18
INV N = 120.68
INV S = 114.51
INV E = 120.50
N1°49'21"W 11.70'
60 LF 24" ADS HP @ 0.20%
36 LF 18" ADS HP @ 0.50%
F-11
TYPE 3L INLET
RIM = 126.18
INV W = 120.68
DRAINAGE EASEMENT
2.6'
TRAFFIC CIRCLE
258 LF 36" ADS HP @ 0.20%
91.18'
S89°16'44"W
30 LF 36" ADS HP @ 2.43%
C-9
48" DIA MANHOLE
RIM = 125.73
INV W = 113.61
INV E = 113.61
INV S = 118.73
INV N = 114.39
C-8
TYPE 3L INLET
RIM = 125.90
INV W = 112.32
INV E = 113.19
INV N = 120.22
N5°29'34"E 10.65'
E-36
TYPE 3R INLET
RIM = 125.39
INV W = 119.89
25 LF 36" ADS HP @ 2.72%
N89°41'28"W
150.75'
36 LF 18" ADS HP @ 0.50%
B-31
TYPE 3L INLET
RIM = 123.36
INV N = 114.81
INV SE = 114.81
INV S = 115.50
50 LF 18" ADS HP @ 0.50%
B-30
TYPE 3R INLET
RIM = 123.82
INV NW = 115.06
B-29
TYPE 3L INLET
RIM = 125.74
INV N = 117.75
INV SE = 117.75
N89°41'03"W 2.60'
39 LF 18" ADS HP @ 0.50%
B-28
TYPE 3R INLET
RIM = 125.85
INV NW = 117.94
B-26
48" DIA MANHOLE
RIM = 127.23
INV W = 114.13
INV E = 121.77
INV S = 120.27
36 LF 18" ADS HP @ 1.45%
B-27
TYPE 3R INLET
RIM = 127.78
INV W = 122.28
B-25
TYPE 3L INLET
RIM = 127.98
INV N = 120.98
INV S = 120.98
B-24
TYPE 3L INLET
RIM = 129.59
INV N = 122.59
INV S = 123.59
INV SE = 124.01
39 LF 18" ADS HP @ 0.50%
B-23
TYPE 3R INLET
RIM = 129.70
INV NW = 124.20
DRAINAGE EASEMENT
2.6'
B-22
TYPE 3L INLET
RIM = 130.83
INV N = 124.83
INV SE = 125.29
INV S = 124.83
41 LF 18" ADS HP @ 0.50%
B-21
TYPE 3R INLET
RIM = 130.99
INV NW = 125.49
N0°18'57"E 12.46'
TRACT Q
25' LANDSCAPE BUFFER
2.27 AC
ALEXANDRIA PLACE
PLAT BOOK 55, PAGES 93-96
KENWA POINTE CIRCLE
STREET 'B'
STREET 'D'
STREET 'E'
STREET 'F'
STREET 'B'
5' DRAINAGE EASEMENT (TYP.)
DRAINAGE EASEMENT
2.6'

N
W E
S
GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.
KEY MAP

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.5

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

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-061 Pauluci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified: 7/16/2026 By: osanchez Plotted By: brian killela

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

PLEASE REFER TO SHEET C6.8 FOR OFFSITE DRAINAGE PLAN FOR VICK ROAD

VICK ROAD
RIGHT OF WAY WIDTH VARIES

TRACT C
RIGHT-OF-WAY DEDICATION #2
0.35 AC

TRACT O
10' LANDSCAPE BUFFER
0.07 AC

TRACT L
LANDSCAPED MEDIAN
0.02 AC

TRACT O
10' LANDSCAPE BUFFER
0.13 AC

TRACT N
STORMWATER POND 2
25.12 AC

TRACT E
PRIVATE RIGHT-OF-WAY
0.39 AC

TRACT P
25' LANDSCAPE BUFFER
0.96 AC

SHEET C6.4

SHEET C6.6

SHEET C6.4

SHEET C6.5

SHEET C6.6

SHEET C6.7

455 LF 8" PERFORATED ADS HP @ 0.11%

PLEASE REFER TO INFILTRATION DRAIN DETAIL #16 ON SHEET C9.2

C0-8
CLEAN OUT
RIM = 96.77
INV N = 91.00

PLEASE REFER TO B.U.-2 MODIFIED TYPE-h INLET DETAIL ON SHEET C9.1

20 LF 12" PERFORATED HDPE @ 0.00%

B.U.-2
TYPE H INLET
RIM = 94.52
INV SW = 86.25
INV NE = 85.50

151 LF 60" ADS HP @ 2.52%

145 LF 60" ADS HP @ 2.52%

ST MH-1
48" DIA MANHOLE
RIM = 116.81
INV S = 90.01
INV NE = 90.01

5' DRAINAGE EASEMENT (TYP.)

B-66
TYPE 3L INLET
RIM = 124.79
INV N = 118.79
INV S = 119.29
INV E = 119.15

B-68
TYPE 3L INLET
RIM = 126.70
INV N = 121.06
INV E = 121.06

N89°41'03"W
2.60'

B-1
TYPE 3R INLET
RIM = 100.94
INV S = 95.44

B-2
TYPE 3L INLET
RIM = 101.41
INV N = 95.18
INV E = 95.18

52 LF 18" ADS HP @ 0.50%

63 LF 48" ADS HP @ 0.20%

69 LF 18" ADS HP @ 0.20%

34 LF 48" ADS HP @ 0.20%

B-4
TYPE 3R INLET
RIM = 105.80
INV SE = 97.36

48 LF 18" ADS HP @ 0.50%

N82°55'49"W
46.32'

B-3
48" DIA MANHOLE
RIM = 104.31
INV W = 95.04
INV E = 95.04
INV S = 95.94

S11°04'20"E
18.62'

E-34
TYPE 3L INLET
RIM = 105.03
INV E = 99.53

43 LF 18" ADS HP @ 0.50%

103 LF 48" ADS HP @ 3.59%

E-35
TYPE 3R INLET
RIM = 105.01
INV N = 96.01
INV S = 96.01
INV W = 99.32

149.13'
S0°01'03"E

AA-1
TYPE E INLET
RIM = 108.68
INV N = 99.68
INV S = 100.68
INV E = 102.68

43 LF 18" ADS HP @ 0.50%

E-33
TYPE 3R INLET
RIM = 109.85
INV N = 101.85
INV S = 101.85
INV W = 101.97

S10°22'28"W
39.36'

E-32
TYPE 3L INLET
RIM = 110.08
INV E = 102.18

85 LF 48" ADS HP @ 1.71%

70 LF 48" ADS HP @ 1.02%

E-31
48" DIA MANHOLE
RIM = 111.29
INV N = 103.29
INV E = 103.29

E-30
TYPE 3R INLET
RIM = 112.91
INV W = 104.00
INV E = 104.00
INV SE = 105.07

49 LF 18" ADS HP @ 0.50%

E-29
TYPE 3L INLET
RIM = 113.49
INV NW = 105.31

57 LF 18" ADS HP @ 0.50%

263 LF 48" ADS HP @ 1.76%

S89°43'51"E
833.63'

B-5
TYPE 3L INLET
RIM = 106.10
INV NW = 97.12
INV W = 94.92
INV E = 94.92

263 LF 48" ADS HP @ 0.20%

200 LF 24" ADS HP @ 1.97%

AA-2
TYPE E INLET
RIM = 112.62
INV E = 106.62
INV W = 106.62

200 LF 18" ADS HP @ 1.97%

E-28
TYPE 3R INLET
RIM = 117.53
INV W = 108.61
INV E = 109.53
INV SE = 109.89

E-27
TYPE 3L INLET
RIM = 118.34
INV NW = 110.17

B-6
TYPE 3R INLET
RIM = 111.22
INV S = 102.20

43 LF 18" ADS HP @ 0.50%

263 LF 48" ADS HP @ 0.20%

524.86'
N89°43'51"W

B-7
TYPE 3L INLET
RIM = 111.23
INV N = 101.99
INV W = 94.40
INV E = 94.40

DRAINAGE EASEMENT

AA-3
TYPE E INLET
RIM = 116.56
INV E = 111.06
INV W = 110.56

263 LF 36" ADS HP @ 1.38%

E-26
TYPE 3R INLET
RIM = 122.16
INV W = 113.15
INV E = 114.50
INV S = 114.15

E-25
TYPE 3L INLET
RIM = 122.22
INV N = 114.36

44 LF 60" ADS HP @ 0.50%

B-8
TYPE 3R INLET
RIM = 116.71
INV N = 93.66
INV S = 93.66

B-9
TYPE 3L INLET
RIM = 116.37
INV N = 93.87
INV W = 93.87
INV E = 109.37

291 LF 36" ADS HP @ 2.01%

255.99'
S89°21'09"W

AA-4
TYPE E INLET
RIM = 120.50
INV W = 115.00

ALLEY 'A'

40 LF 36" ADS HP @ 2.20%

G-1
TYPE 3L INLET
RIM = 123.05
INV E = 117.55

50 LF 18" ADS HP @ 0.50%

103 LF 36" ADS HP @ 2.58%

47 LF 18" ADS HP @ 1.18%

50 LF 18" ADS HP @ 0.50%

G-3
TYPE 3L INLET
RIM = 126.49
INV E = 120.98

G-4
TYPE 3R INLET
RIM = 126.49
INV N = 120.73
INV W = 120.73

371 LF 36" ADS HP @ 1.50%

S89°43'51"E
569.81'

STREET 'E'

81 LF 24" ADS HP @ 1.47%

B-10
48" DIA MANHOLE
RIM = 122.04
INV W = 115.19
INV SE = 115.19
INV E = 116.19

B-11
TYPE 3R INLET
RIM = 123.10
INV SE = 117.60

49 LF 18" ADS HP @ 0.50%

N86°33'59"W
47.07'

S38°48'40"E
7.30'

G-2
TYPE 3R INLET
RIM = 123.05
INV NW = 116.05
INV S = 116.05
INV W = 117.30

B-12
TYPE 3L INLET
RIM = 123.37
INV NW = 117.36
INV W = 117.37
INV E = 117.37

S0°16'09"W
223.70'

AA-5
TYPE E INLET
RIM = 125.69
INV N = 118.69
INV S = 120.19
INV E = 118.69

DRAINAGE EASEMENT
4.6'

E-24
TYPE 3R INLET
RIM = 128.69
INV W = 120.05
INV E = 121.50
INV S = 120.71

E-23
TYPE 3L INLET
RIM = 129.02
INV N = 120.93

263 LF 24" ADS HP @ 1.65%

534.47'
N89°42'29"W

DRAINAGE EASEMENT

B-14
TYPE 3L INLET
RIM = 127.70
INV N = 121.92
INV W = 121.70
INV E = 122.20

AA-6
TYPE E INLET
RIM = 127.78
INV E = 121.78
INV W = 120.78

200 LF 24" ADS HP @ 1.05%

200 LF 36" ADS HP @ 1.05%

263 LF 24" ADS HP @ 0.20%

E-22
TYPE 3R INLET
RIM = 131.11
INV W = 123.23
INV E = 124.12
INV SE = 123.23

DRAINAGE EASEMENT

263 LF 24" ADS HP @ 0.66%

B-13
TYPE 3R INLET
RIM = 127.64
INV S = 122.14

44 LF 18" ADS HP @ 0.50%

44 LF 18" ADS HP @ 0.50%

49 LF 18" ADS HP @ 0.50%

E-21
TYPE 3L INLET
RIM = 131.38
INV NW = 123.47

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

NO.	DESCRIPTION	DATE	BY

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.6

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

The item or items shown (digitally signed and sealed) on this sheet were prepared by me or under my direct supervision and that I am a duly licensed professional engineer under the laws of the State of Florida. Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

SHEET C6.4
SHEET C6.5
SHEET C6.6
SHEET C6.7

SHEET C6.5
SHEET C6.7

KEY MAP

GRAPHIC SCALE
50 0 25 50 100
(IN FEET)
1 inch = 50 ft.

N
NE
E
SE
S
SW
W
NW

D-14 TYPE 3L INLET RIM = 124.27 INV N = 117.27 INV S = 118.27 INV E = 118.59
INV N = 112.70
49 LF 48" ADS HP @ 0.20%
179 LF 24" ADS HP @ 1.03%
N4°03'27"E 40.02'
36 LF 18" ADS HP @ 0.50%
B-66 TYPE 3L INLET RIM = 124.79 INV N = 119.79 INV S = 119.29 INV E = 119.15
B-65 TYPE 3R INLET RIM = 124.83 INV W = 119.33
DRAINAGE EASEMENT 2.6'
N01°18'57"E 230.33'
221 LF 18" ADS HP @ 0.81%
388.97'
S01°18'57"W
214 LF 24" ADS HP @ 1.43%
D-16 TYPE 3L INLET RIM = 127.31 INV N = 121.31 INV E = 121.63 INV S = 121.81
D-15 TYPE 3R INLET RIM = 127.31 INV W = 121.81
166 LF 18" ADS HP @ 1.32%
RIM = 124.27 INV W = 118.77
36 LF 18" ADS HP @ 0.50%
E-12 TYPE 3L INLET RIM = 125.39 INV N = 118.39 INV S = 119.39 INV E = 119.71
DRAINAGE EASEMENT 2.6'
N01°18'57"E 442.56'
214 LF 24" ADS HP @ 1.67%
E-14 TYPE 3L INLET RIM = 128.94 INV N = 122.94 INV S = 122.94 INV E = 123.26
E-13 TYPE 3R INLET RIM = 128.94 INV W = 123.44
RIM = 125.39 INV W = 119.89
INV E = 113.19 INV N = 120.22
36 LF 18" ADS HP @ 0.50%
F-14 TYPE 3L INLET RIM = 126.33 INV N = 119.33 INV S = 120.33 INV E = 120.65
F-16 TYPE 3L INLET RIM = 129.08 INV N = 122.80 INV S = 122.80 INV E = 123.40
F-15 TYPE 3R INLET RIM = 129.08 INV W = 123.58
INV N = 114.39
36 LF 18" ADS HP @ 0.50%
25 LF 36" ADS HP @ 2.44%
F-13 TYPE 3R INLET RIM = 126.33 INV W = 120.83
N01°18'57"E 388.45'
214 LF 24" ADS HP @ 1.16%
DRAINAGE EASEMENT 2.6'
166 LF 18" ADS HP @ 0.30%
5' DRAINAGE EASEMENT (TYP.)
N01°18'57"E 377.93'
213 LF 36" ADS HP @ 0.76%
B-24 TYPE 3L INLET RIM = 129.59 INV N = 122.59 INV S = 123.59 INV SE = 124.01
B-23 TYPE 3R INLET RIM = 129.70 INV NW = 124.20
39 LF 18" ADS HP @ 0.50%
DRAINAGE EASEMENT 2.6'
B-68 TYPE 3L INLET RIM = 126.70 INV N = 121.06 INV E = 121.06
N89°41'03"W 2.60'
36 LF 18" ADS HP @ 0.50%
B-67 TYPE 3R INLET RIM = 126.74 INV W = 121.24
D-18 TYPE 3L INLET RIM = 129.66 INV N = 123.98 INV E = 123.98
S89°41'03"E 2.60'
D-17 TYPE 3R INLET RIM = 129.66 INV W = 124.16
E-16 TYPE 3L INLET RIM = 132.61 INV N = 124.55 INV E = 124.55
N89°41'03"W 2.60'
E-15 TYPE 3R INLET RIM = 132.61 INV W = 124.73
F-18 TYPE 3L INLET RIM = 131.21 INV N = 123.13 INV E = 123.13
N89°41'03"W 2.60'
F-17 TYPE 3R INLET RIM = 131.21 INV W = 123.31
B-22 TYPE 3L INLET RIM = 130.83 INV N = 124.83 INV SE = 125.29 INV S = 124.83
41 LF 18" ADS HP @ 0.50%
B-21 TYPE 3R INLET RIM = 130.99 INV NW = 125.49
N1°07'43"E 221.85'
232 LF 24" ADS HP @ 0.78%
B-13 TYPE 3R INLET RIM = 127.64 INV S = 122.14
44 LF 18" ADS HP @ 0.50%
B-15 TYPE 3R INLET RIM = 132.16 INV S = 126.66
43 LF 18" ADS HP @ 0.50%
263 LF 24" ADS HP @ 1.65%
263 LF 18" ADS HP @ 1.62%
B-18 TYPE 3L INLET RIM = 134.24 INV E = 128.56 INV S = 128.56
N87°40'08"E 181.92'
190 LF 18" ADS HP @ 0.74%
36 LF 18" ADS HP @ 0.50%
B-20 TYPE 3L INLET RIM = 132.66 INV SE = 126.98 INV W = 127.16 INV N = 126.66
B-19 TYPE 3R INLET RIM = 132.66 INV NW = 127.16
B-17 TYPE 3R INLET RIM = 134.24 INV N = 128.74
534.47'
N89°42'29"W
DRAINAGE EASEMENT
7'
B-14 TYPE 3L INLET RIM = 127.70 INV N = 121.92 INV W = 121.70 INV E = 122.20
B-16 TYPE 3L INLET RIM = 132.02 INV N = 126.45 INV W = 126.45
S0°16'09"W 7.10'
TRACT J TRAFFIC CIRCLE 0.00 AC
5' DRAINAGE EASEMENT (TYP.)
AA-6 TYPE E INLET RIM = 127.78 INV E = 121.78 INV W = 120.78
TRACT F PRIVATE RIGHT-OF-WAY 0.39 AC
200 LF 24" ADS HP @ 1.05%
200 LF 24" ADS HP @ 1.05%
200 LF 18" ADS HP @ 1.05%
200 LF 36" ADS HP @ 1.05%
AA-7 TYPE E INLET RIM = 129.87 INV W = 123.87 INV E = 123.87
AA-8 TYPE E INLET RIM = 131.96 INV W = 125.96 INV E = 126.46
AA-9 TYPE E INLET RIM = 134.05 INV W = 128.55
263 LF 24" ADS HP @ 0.20%
E-22 TYPE 3R INLET RIM = 131.11 INV W = 123.23 INV E = 124.12 INV SE = 123.23
E-20 TYPE 3R INLET RIM = 132.55 INV W = 124.64 INV E = 125.28 INV SE = 124.64
E-18 TYPE 3R INLET RIM = 134.09 INV W = 125.78 INV S = 125.78
S88°10'09"E 250.94'
7'
DRAINAGE EASEMENT
263 LF 24" ADS HP @ 0.66%
252 LF 18" ADS HP @ 0.20%
49 LF 18" ADS HP @ 0.50%
56 LF 18" ADS HP @ 0.50%
36 LF 18" ADS HP @ 0.50%
E-21 TYPE 3L INLET RIM = 131.38 INV NW = 123.47
E-19 TYPE 3L INLET RIM = 132.89 INV NW = 124.92
E-17 TYPE 3L INLET RIM = 134.09 INV N = 125.96
TRACT R OPEN SPACE 1.95 AC
TRACT W CONSERVATION AREA #3 1.77 AC
SURFACE WATER 6 ±1.38 ACRES
STREET 'B'
STREET 'D'
STREET 'E'
STREET 'F'
TRACT P
ALEXANDRIA PLACE PLAT BOOK 55, PAGES 93-96
ALEX PLAT BO

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

DRAINAGE PLAN
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.7

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

REV. DATE DESCRIPTION BY

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE PLAN.dwg Modified:7/16/2026 By:osanchez Plotted By:brian killela

Call 48 hours before you dig

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

Sunshine State One Call of Florida, Inc.

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

OFFSITE DRAINAGE PLAN
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

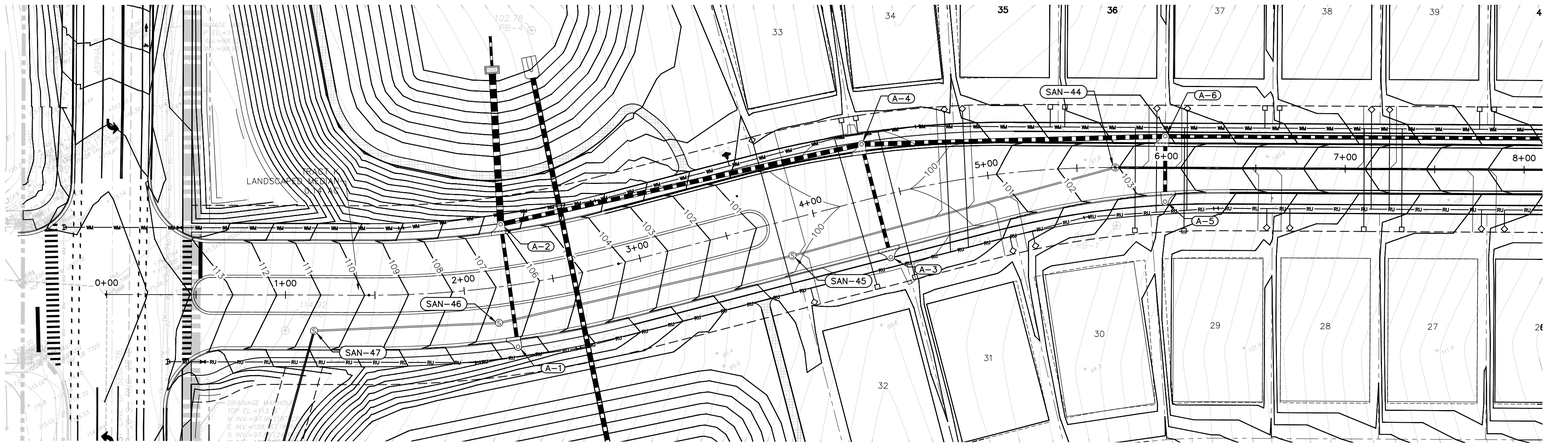
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

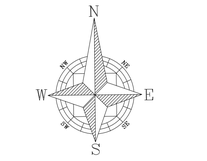
SCALE: 1" = 50'
PROJECT: PUL-061
SHEET: C6.8

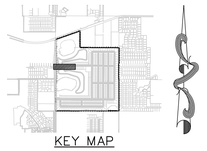
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

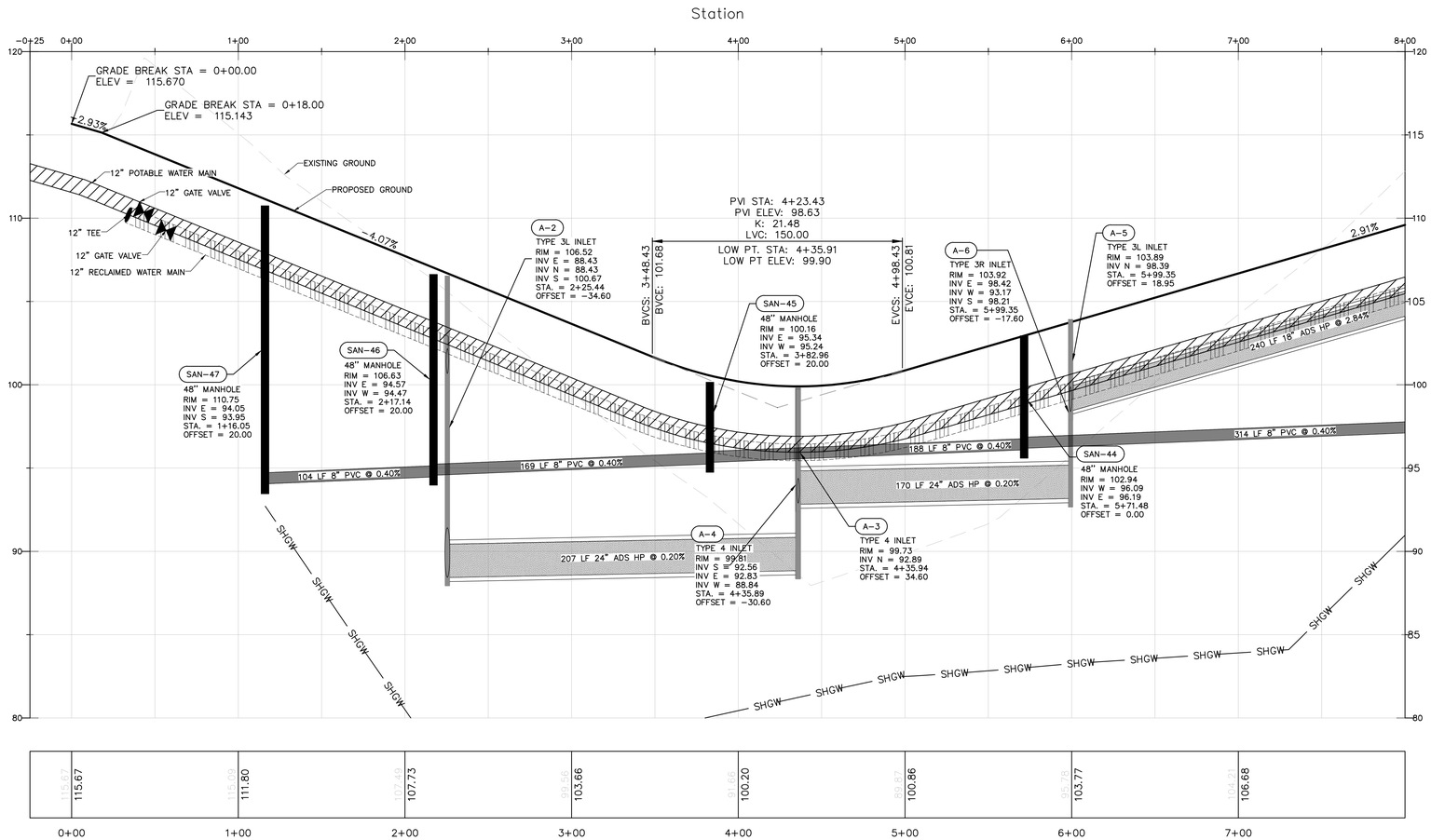
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\OFFSITE DRAINAGE PLAN.dwg Modified:6/25/2026 By:osanchez Plotted By:brian killela






KEY MAP



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

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

(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.

(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 PROPOSEDSTORM 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 381.0065(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.

(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.

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET A - STA. 0+00 TO STA. 7+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

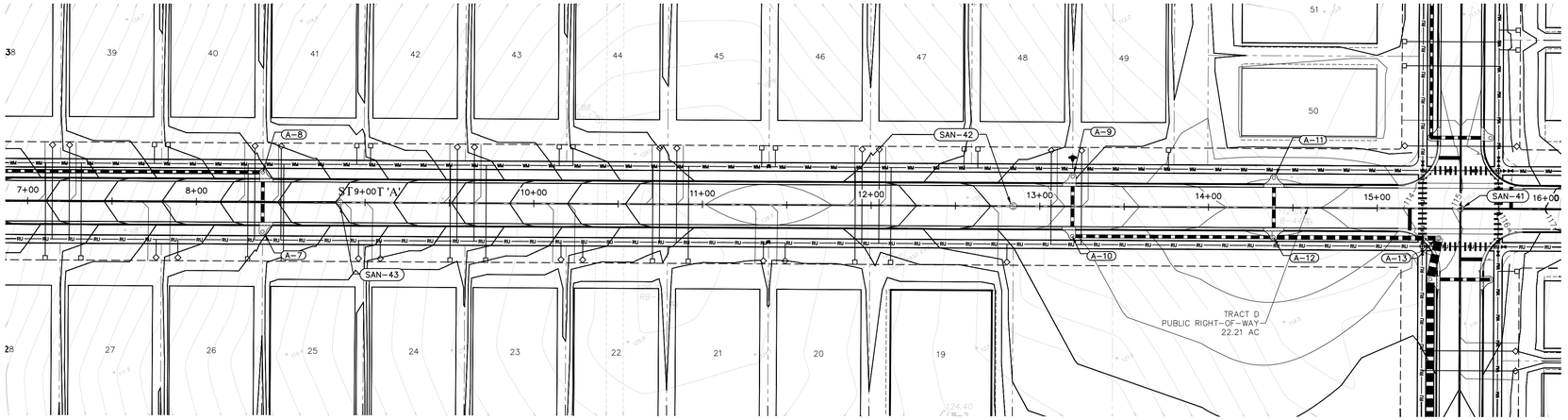
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

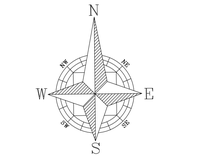
SCALE	PROJECT	SHEET
1" = 40'	PUL-061	C7.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET A.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

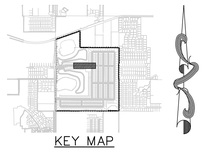




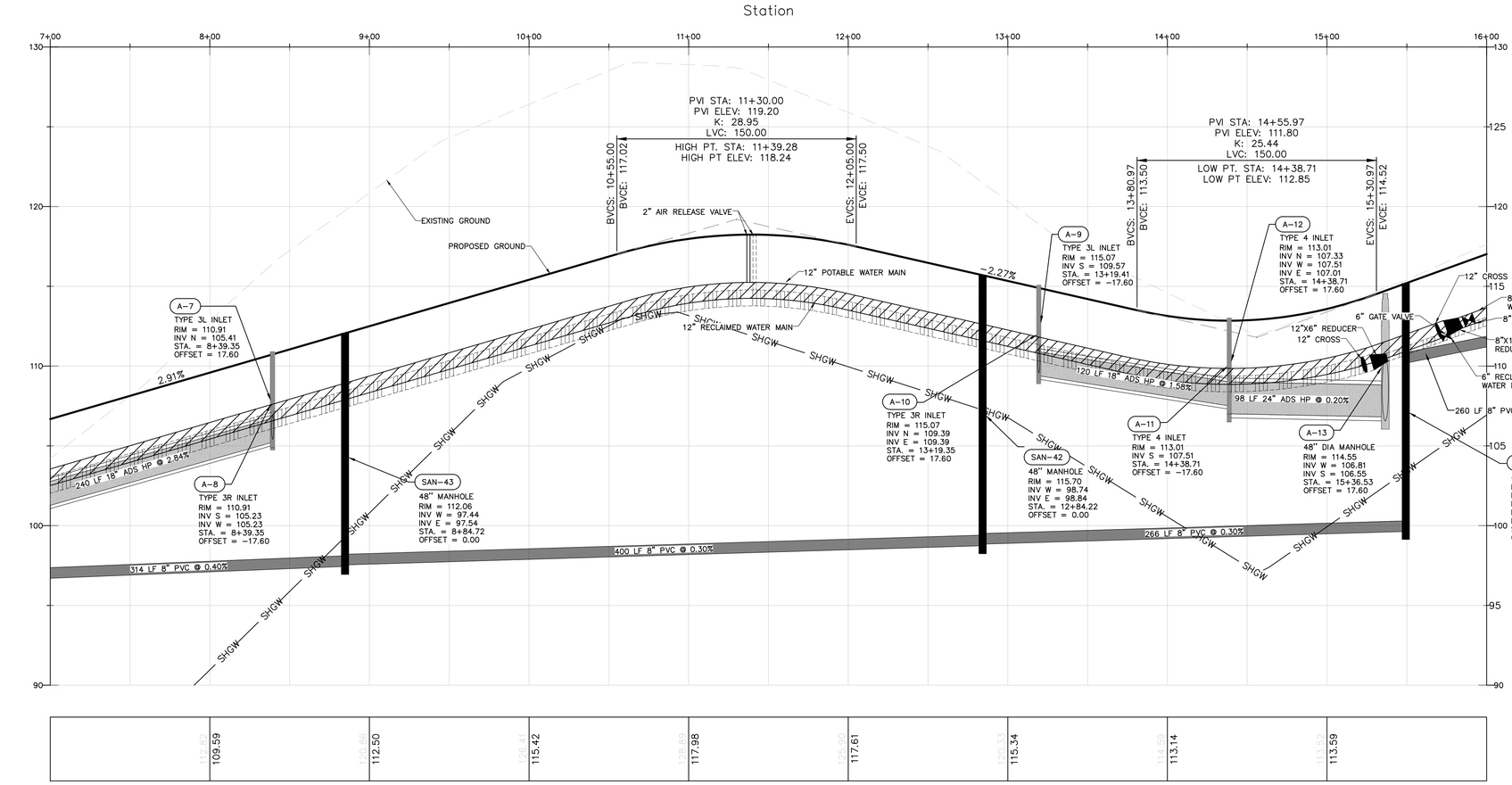
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

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

(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.

(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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET A - STA. 7+50 TO STA. 15+50 CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

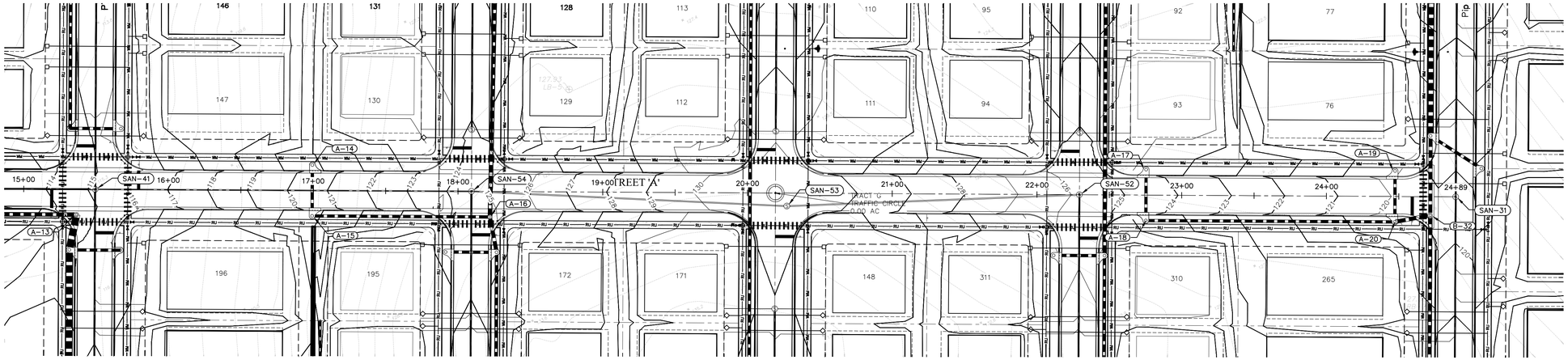
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 40'	PUL-061	C7.1

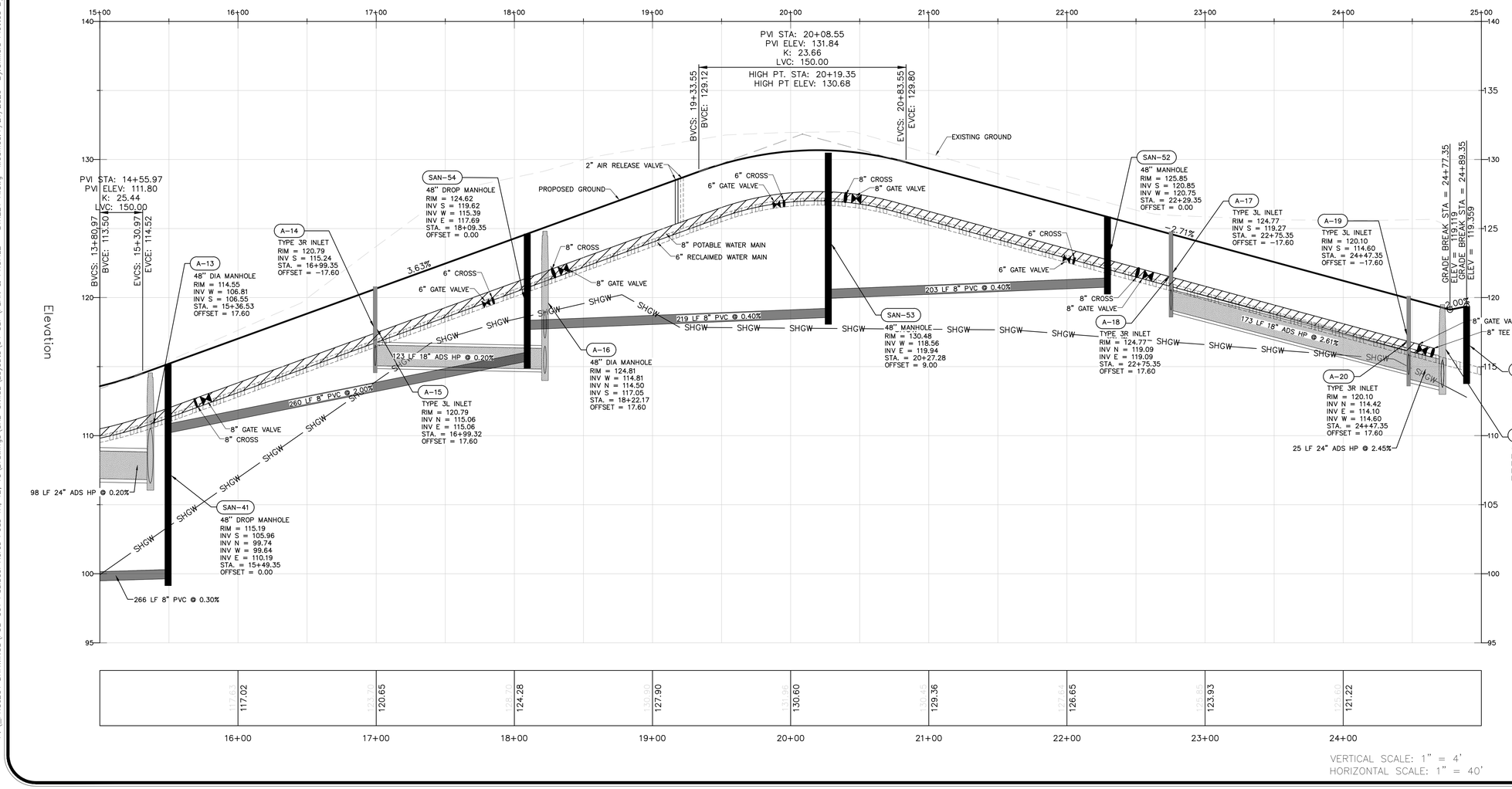
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

"By Luke Ivan Classon, digitally signed and sealed by Luke Ivan Classon, PE on the date adjacent to this seal."
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET A.dwg Modified:7/21/2026 By:bkillela Plotted By:brian killela



Station



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

(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.

(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 PROPOSEDSTORM 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 381.0065(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.

(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.

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

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

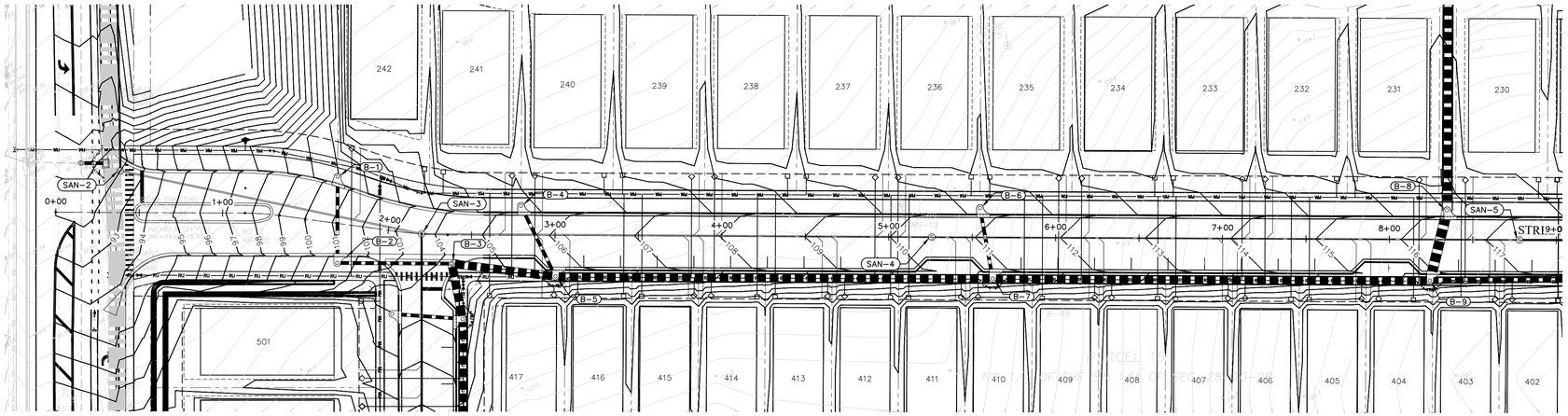
PLAN & PROFILE - STREET A - STA. 15+50 TO STA. 24+89 CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
1" = 40'	PUL-061	C7.2

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET A.dwg Modified:7/21/2026 By:bkillela Plotted By:brian killela

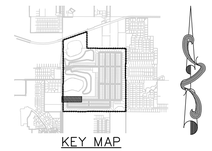




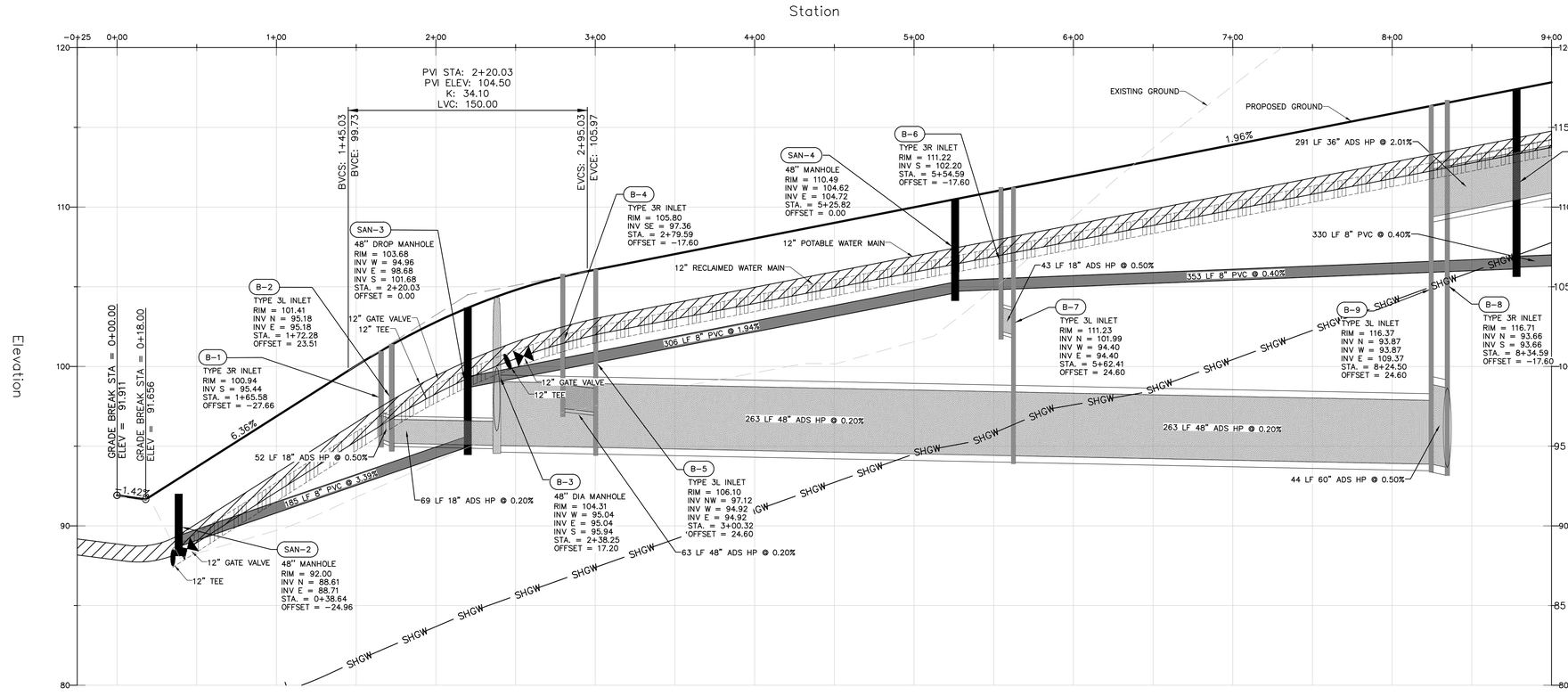
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

(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.

(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 PROPOSEDSTORM 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 381.0065(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.

(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.

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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET B
- STA. 0+00 TO STA. 8+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

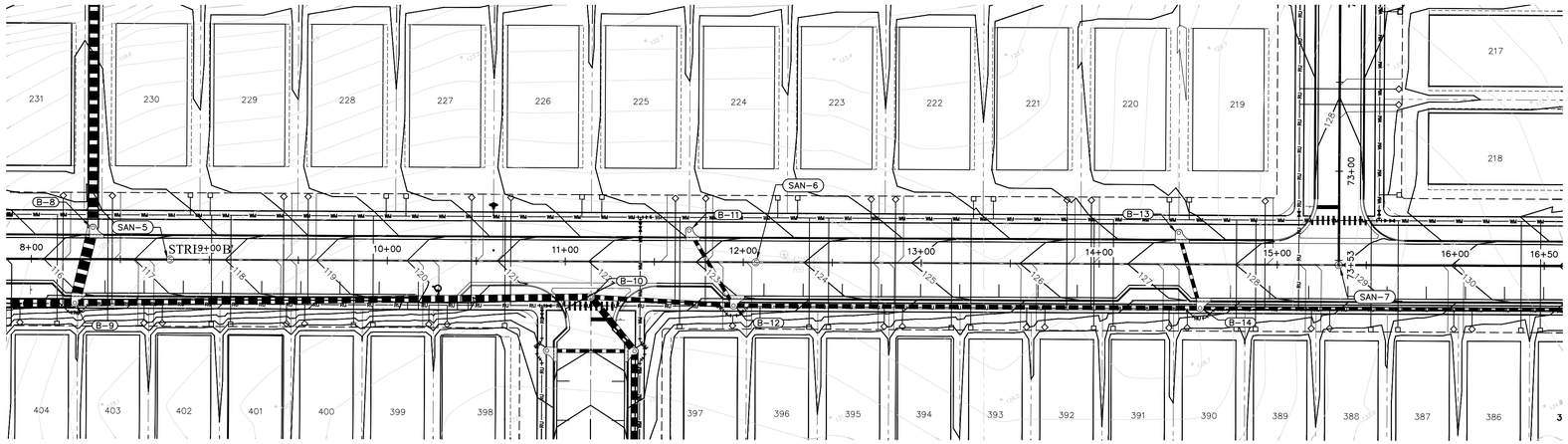
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

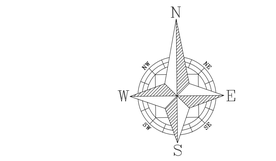
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.3

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

The seal appearing on this document was authorized by Luke Classon, PE on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

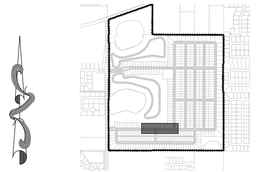




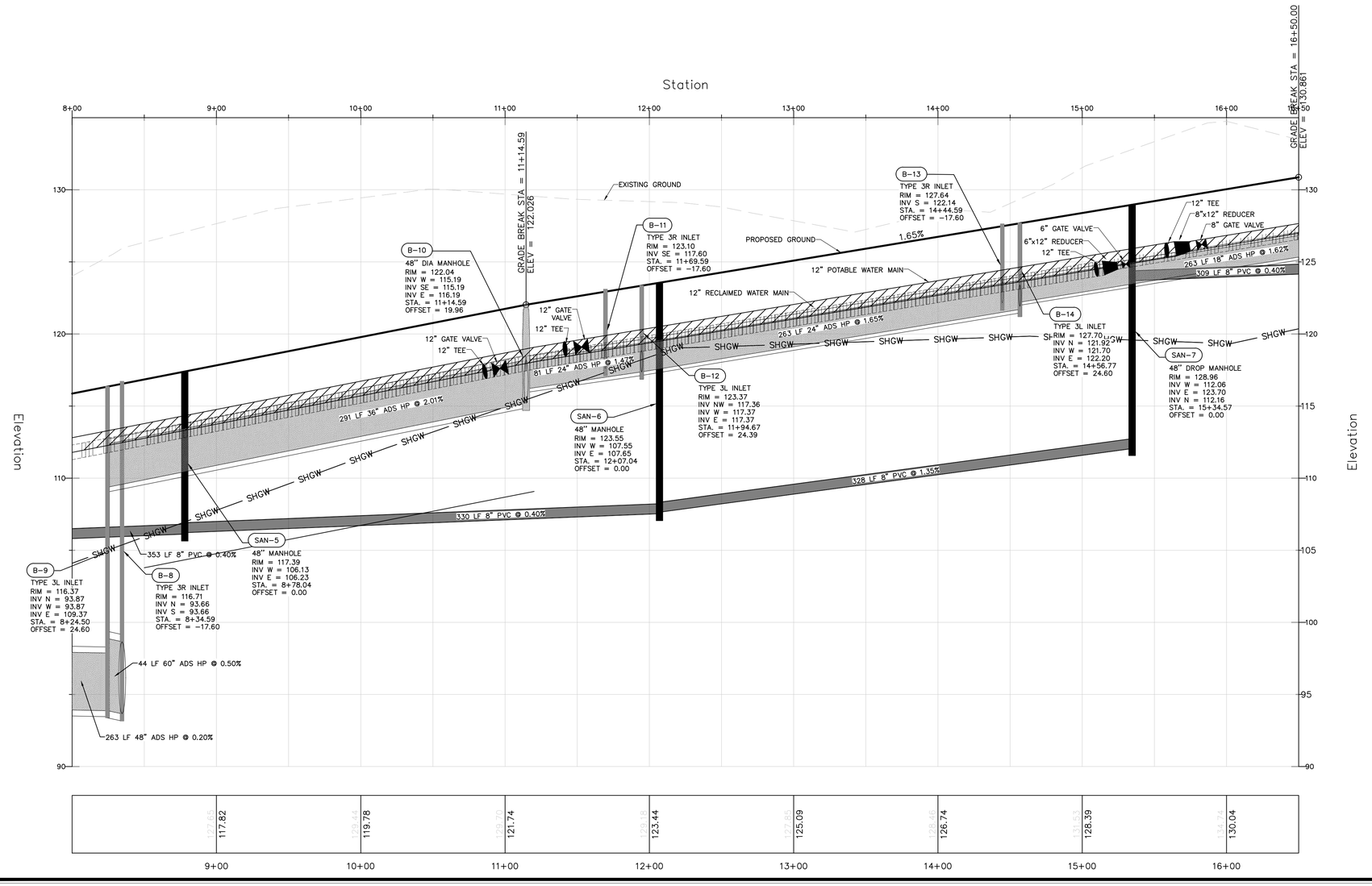
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

(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.

(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 381.0065(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.

(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.

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

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE – STREET B
– STA. 8+50 TO STA. 16+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

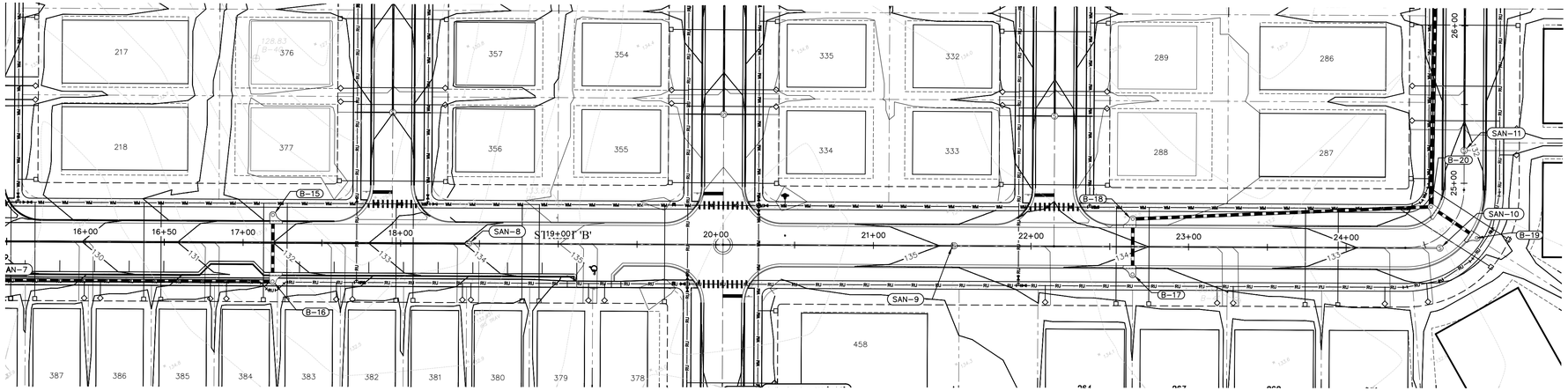
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

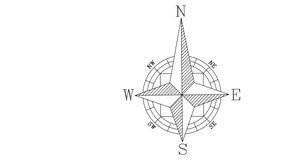
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.4

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

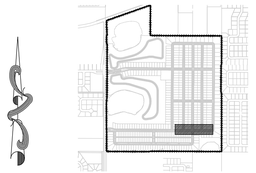




GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP

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

(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.

(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 PROPOSEDSTORM 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 381.0065(2), F.S., AND RULE 64E-6.002, F.A.C.

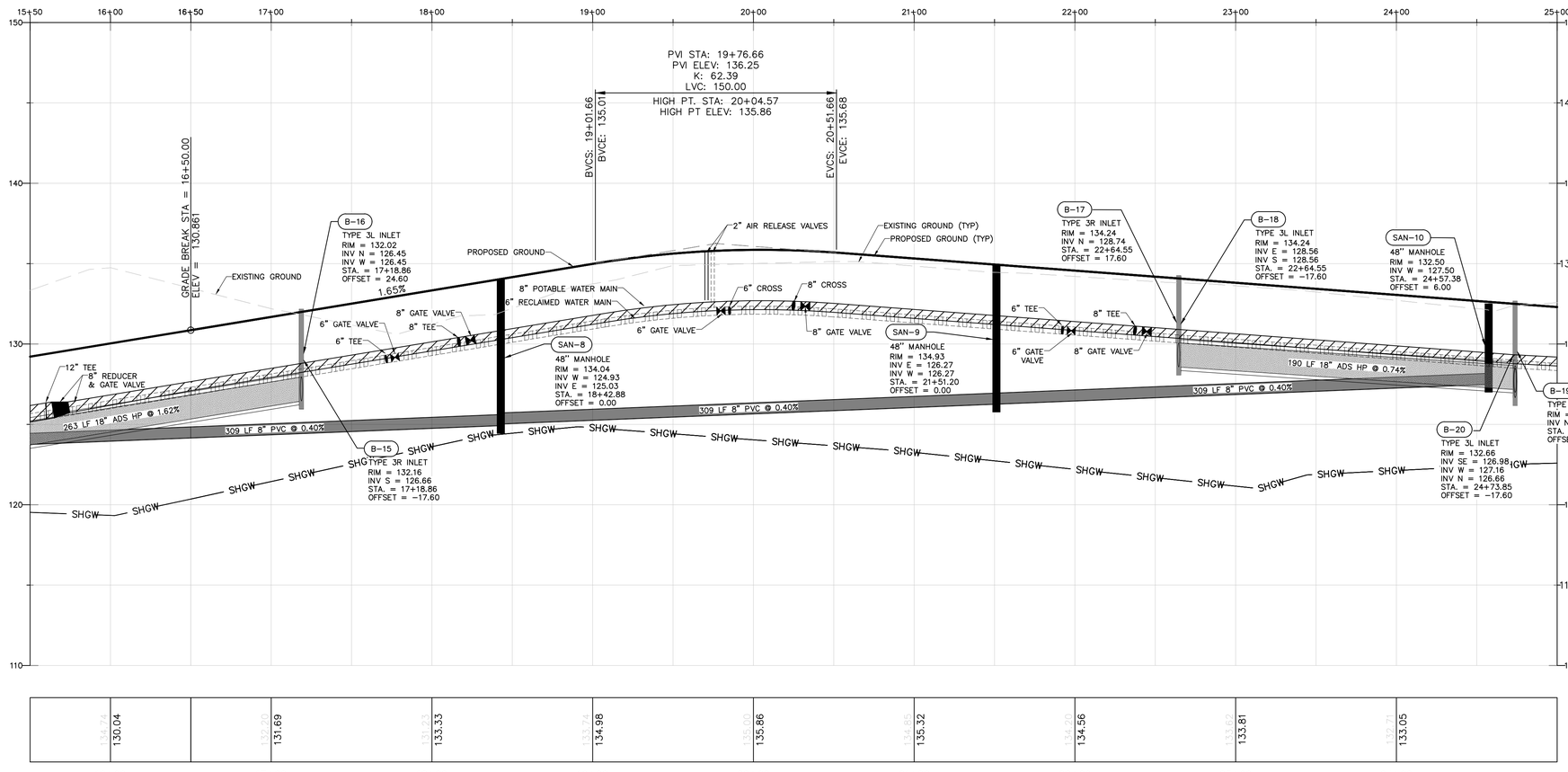
(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(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.

Station



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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET B
- STA. 16+00 TO STA. 24+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

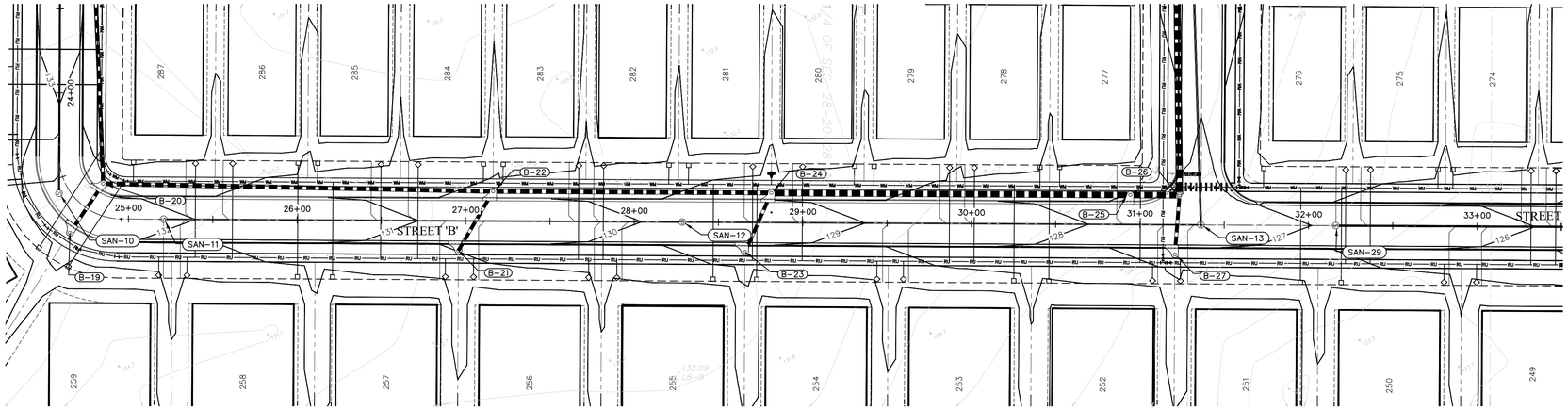
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.5

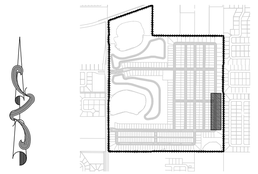
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER

This item has been digitally signed and sealed by Luke J. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

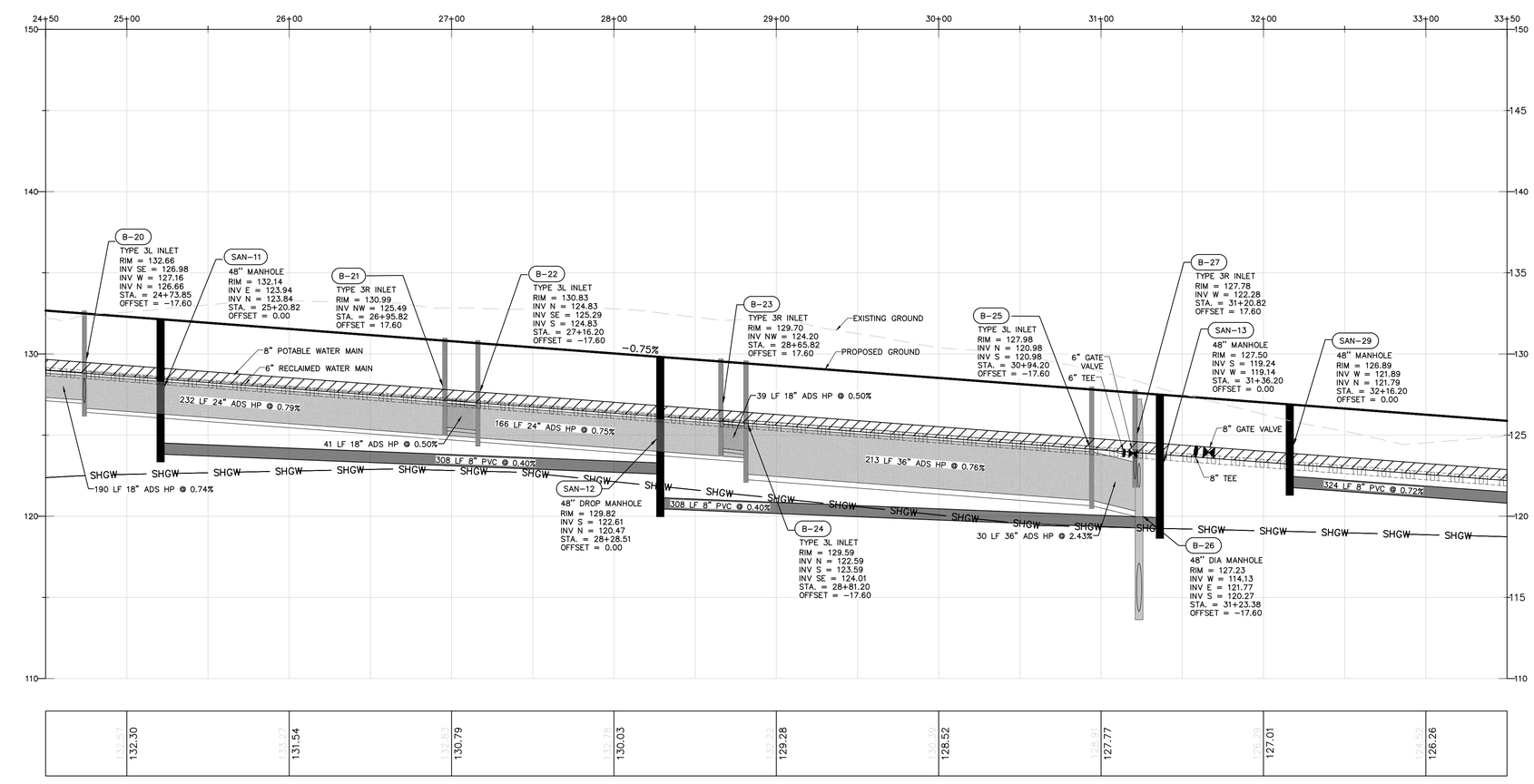
P:_PROJECT DRAWINGS\PUL-061 Pauluci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP



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

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

(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.

(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 381.0065(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.

(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.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

PLAN & PROFILE - STREET B
- STA. 24+50 TO STA. 33+00
CONSTRUCTION SITE PLAN

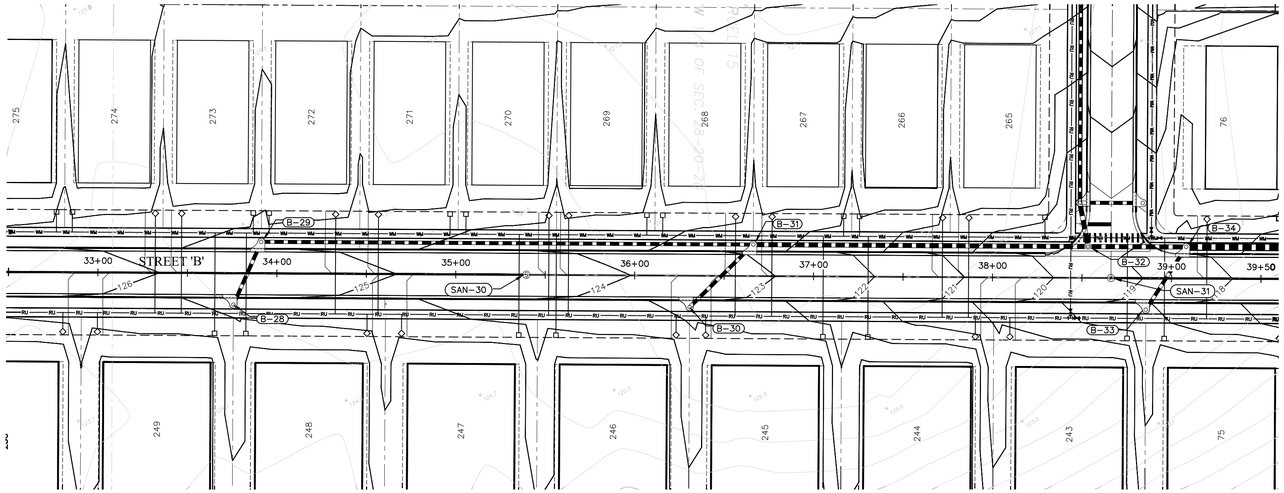
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

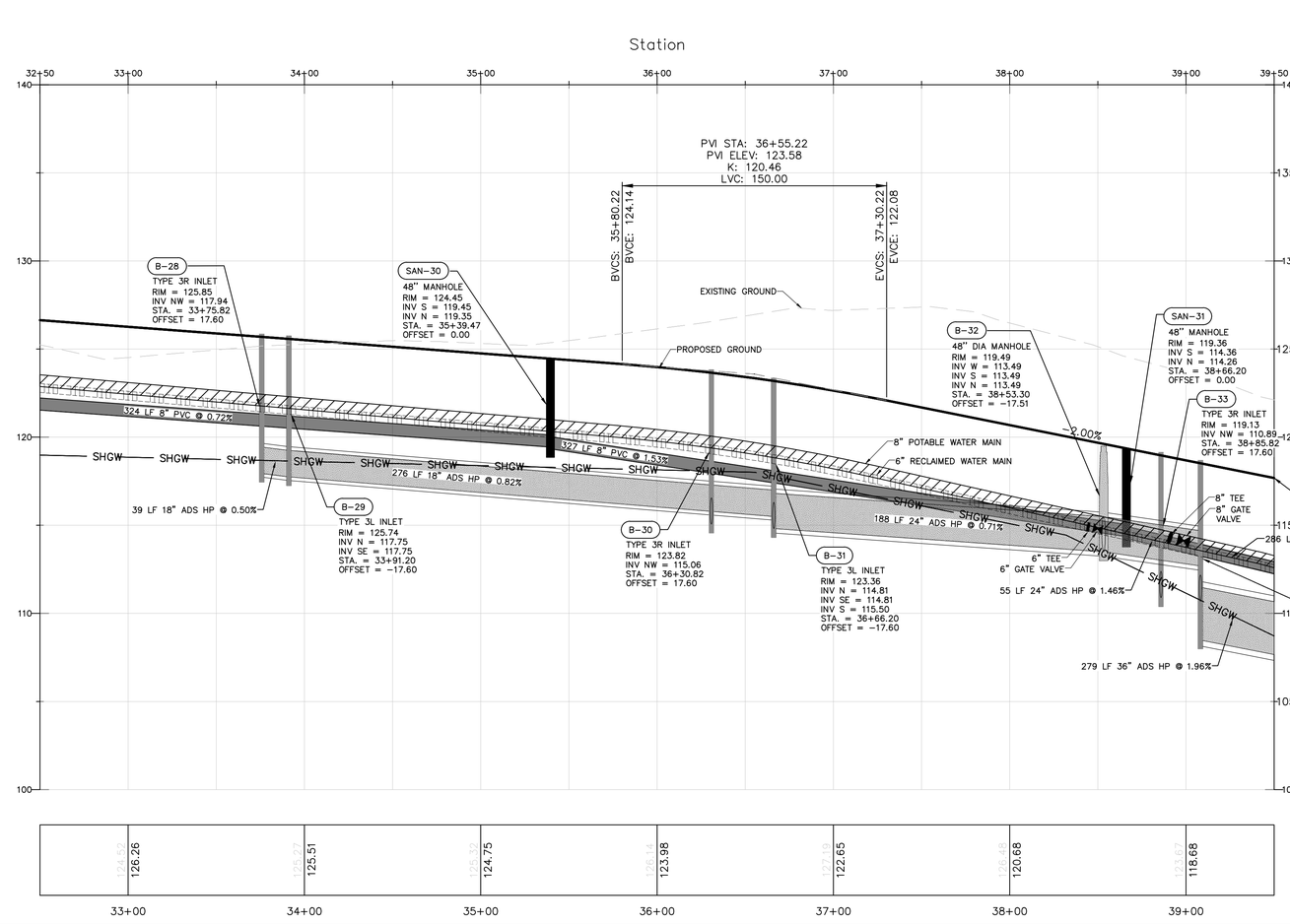
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.6

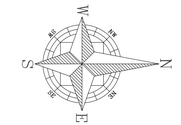
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela





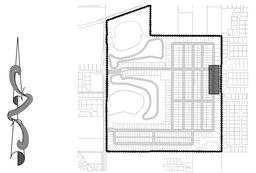
VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'



GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP

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

(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.

(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 381.0065(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.

(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.

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET B
- STA. 33+00 TO STA. 39+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

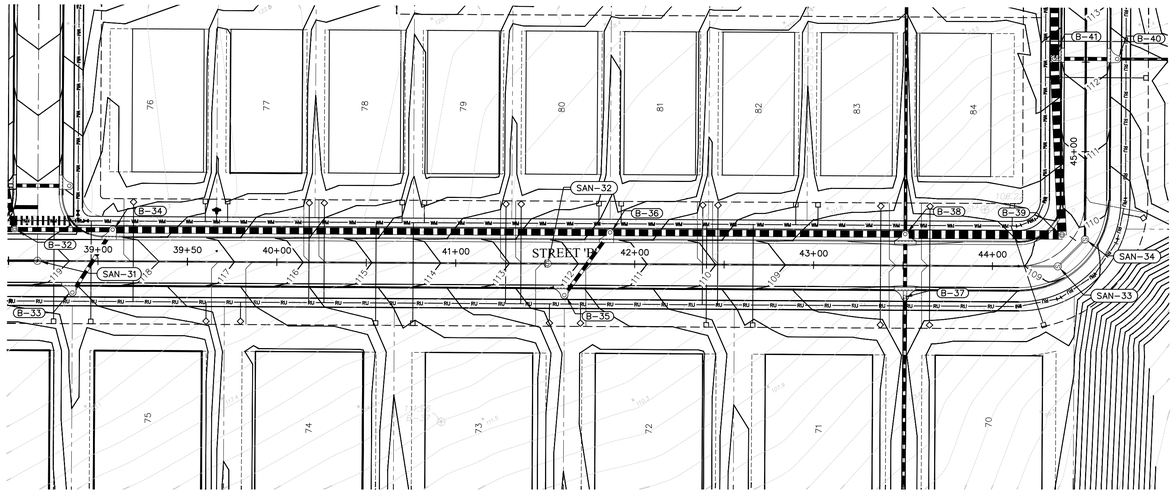
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.7

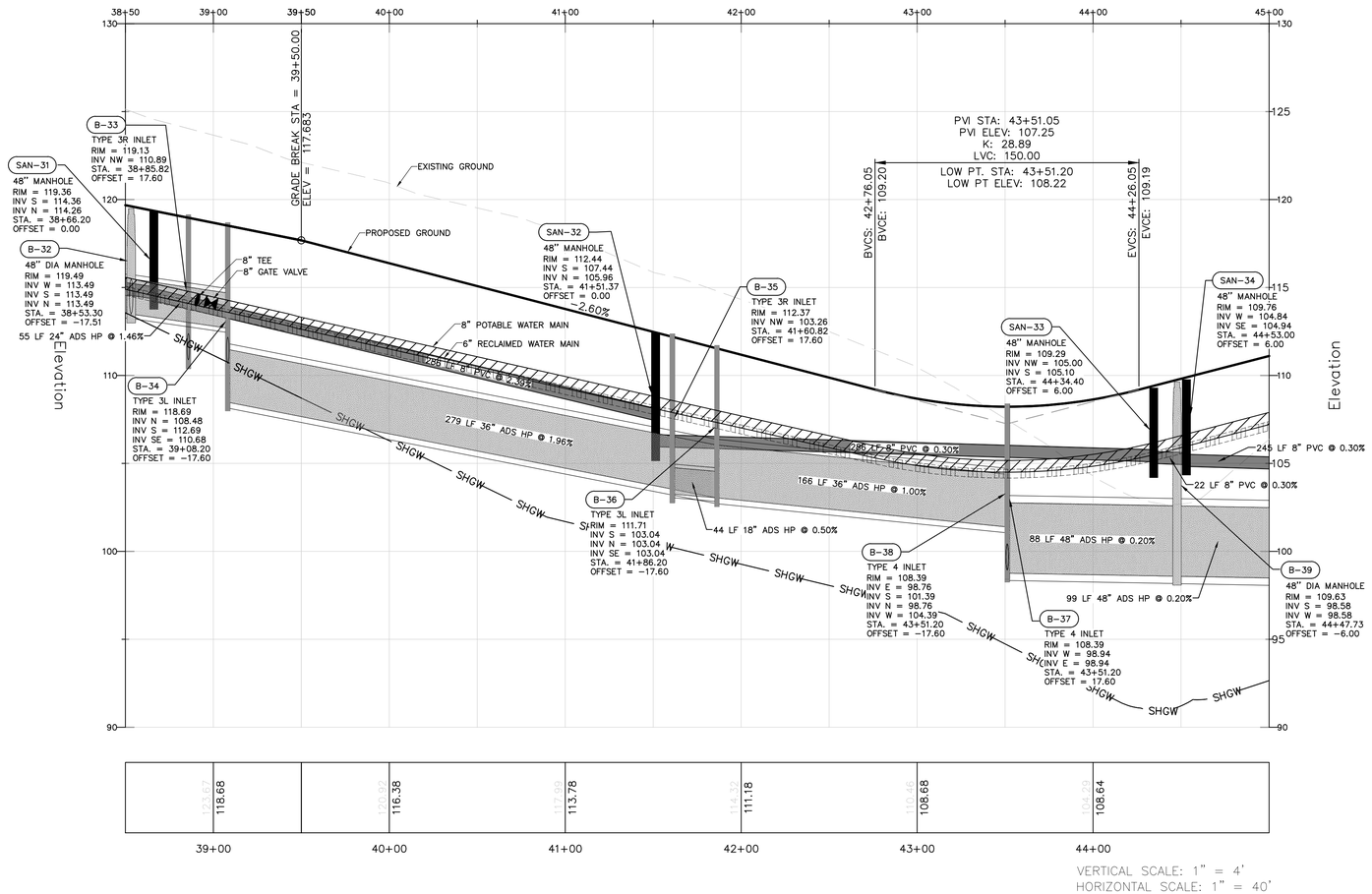
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

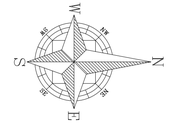
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela



Station



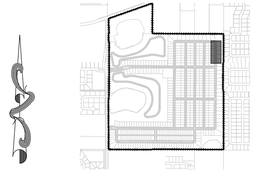
VERTICAL SCALE: 1" = 4'
HORIZONTAL SCALE: 1" = 40'



GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP

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

(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.

(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 PROPOSEDSTORM 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 381.0065(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.

(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.

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE – STREET B
– STA. 39+00 TO STA. 44+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

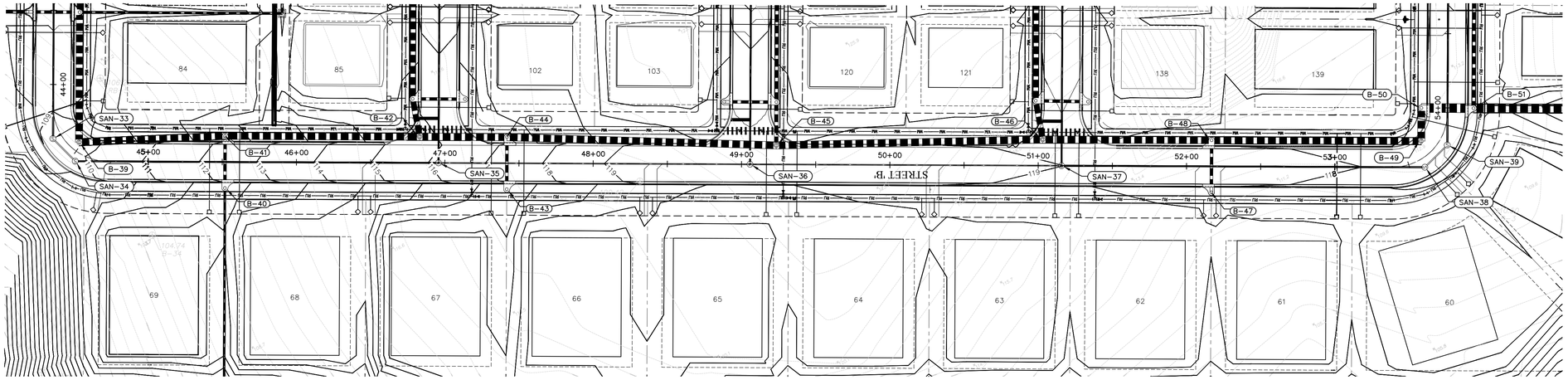
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

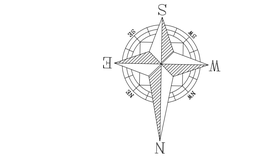
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.8

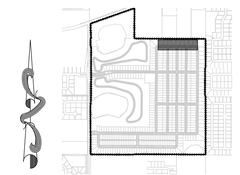
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the electronic signature must be verified on any electronic copies.

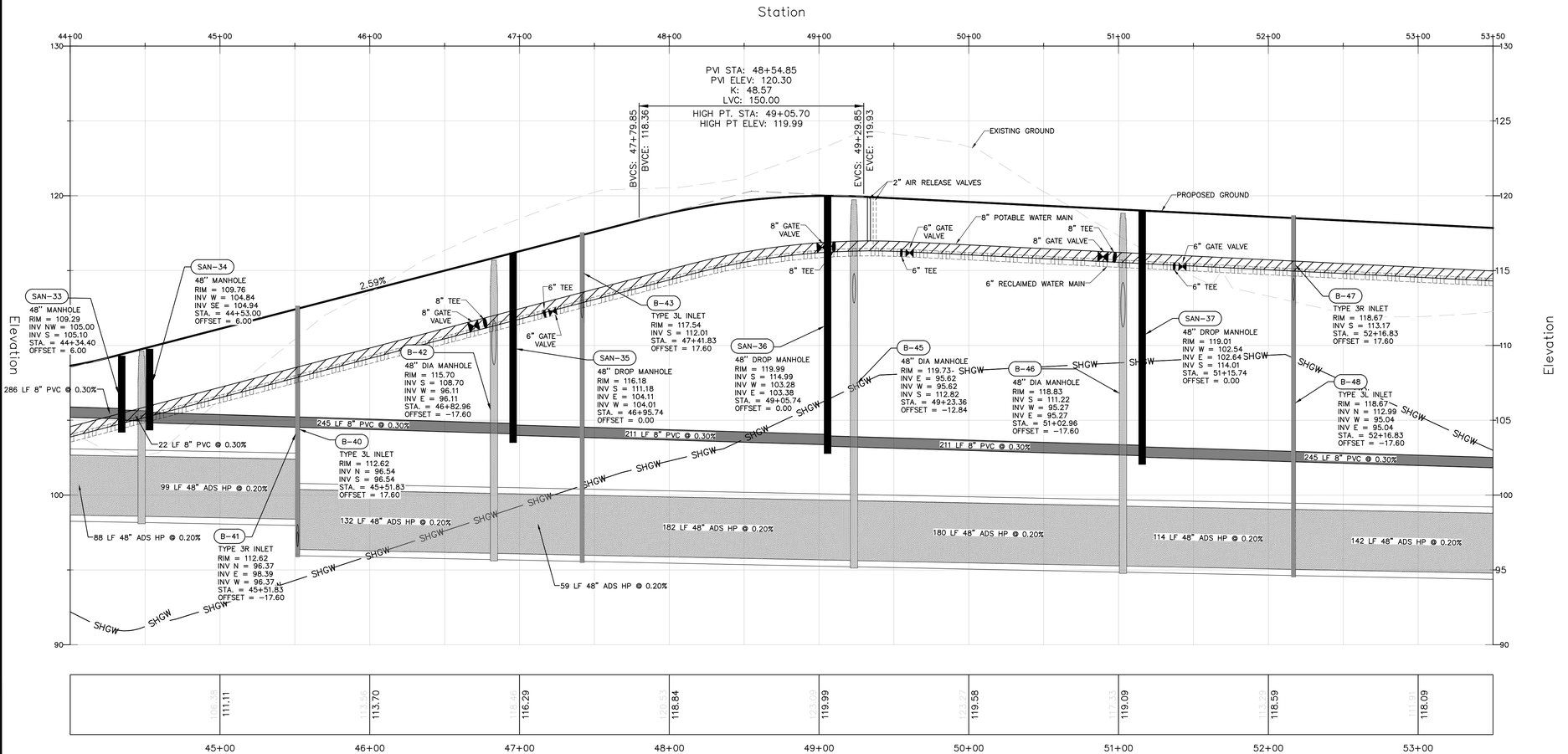
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE – STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP



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

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

(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.

(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 PROPOSEDSTORM 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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE – STREET B
– STA. 44+50 TO STA. 53+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

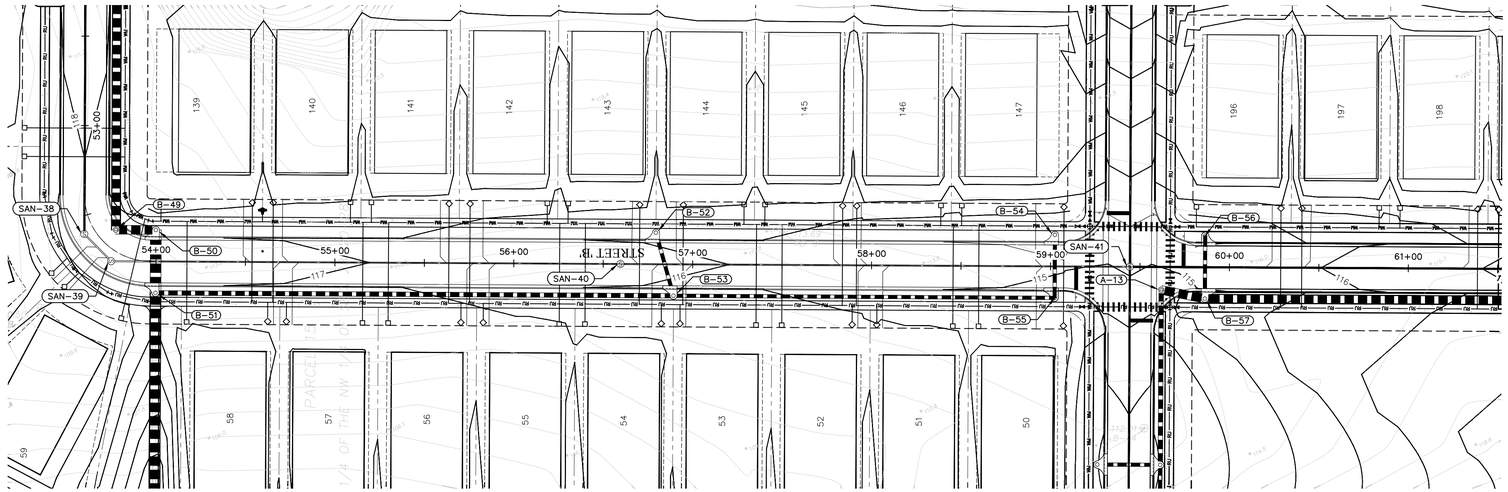
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

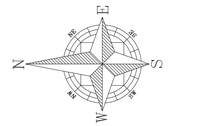
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.9

LUKE CLASSUM
LICENSE
No 77066
STATE OF FLORIDA
7/21/26
PROFESSIONAL ENGINEER

"The items have been added, signed and sealed by Luke T. Classum PE on the date adjacent to the seal."
"Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies."

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE – STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

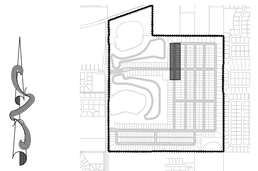




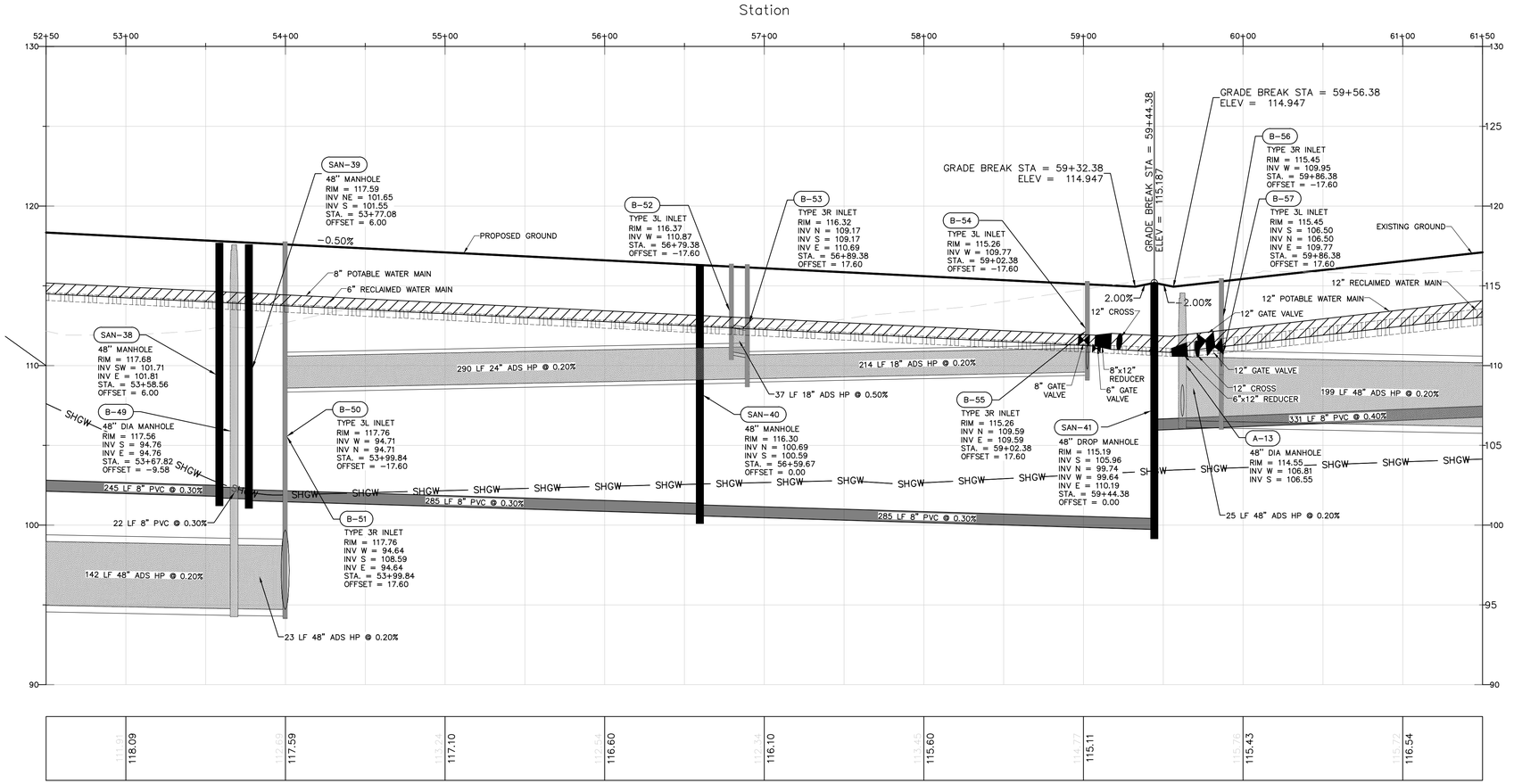
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

(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.

(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 381.0065(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.

(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.

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

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET B
- STA. 53+00 TO STA. 61+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

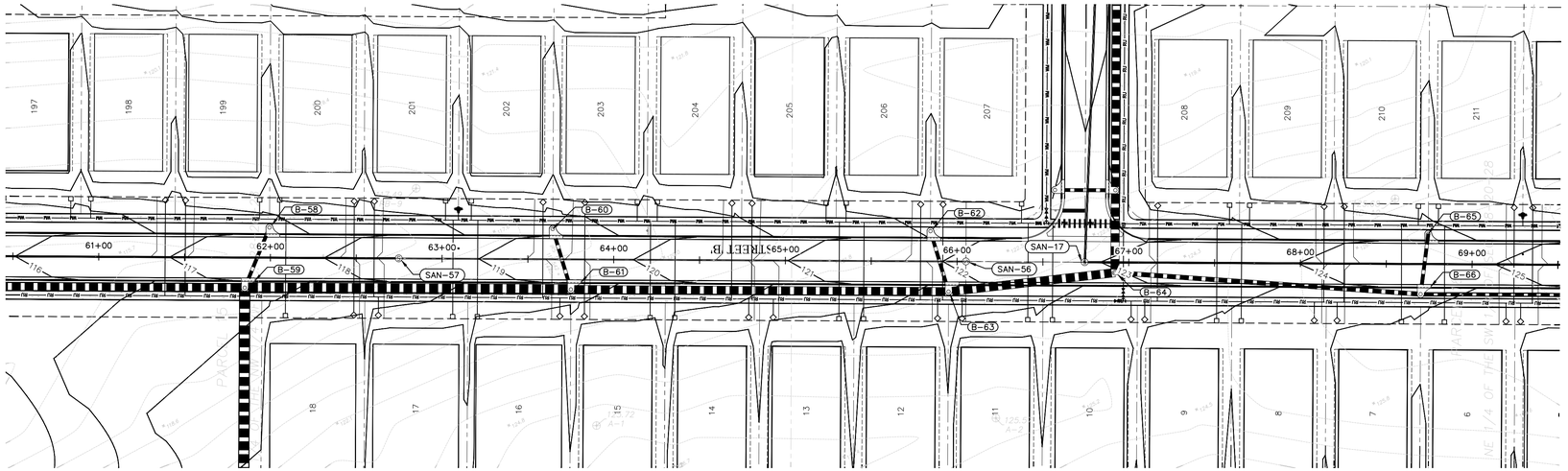
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

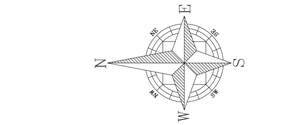
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.10

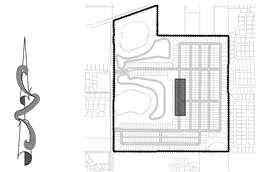


This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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 381.0065(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.

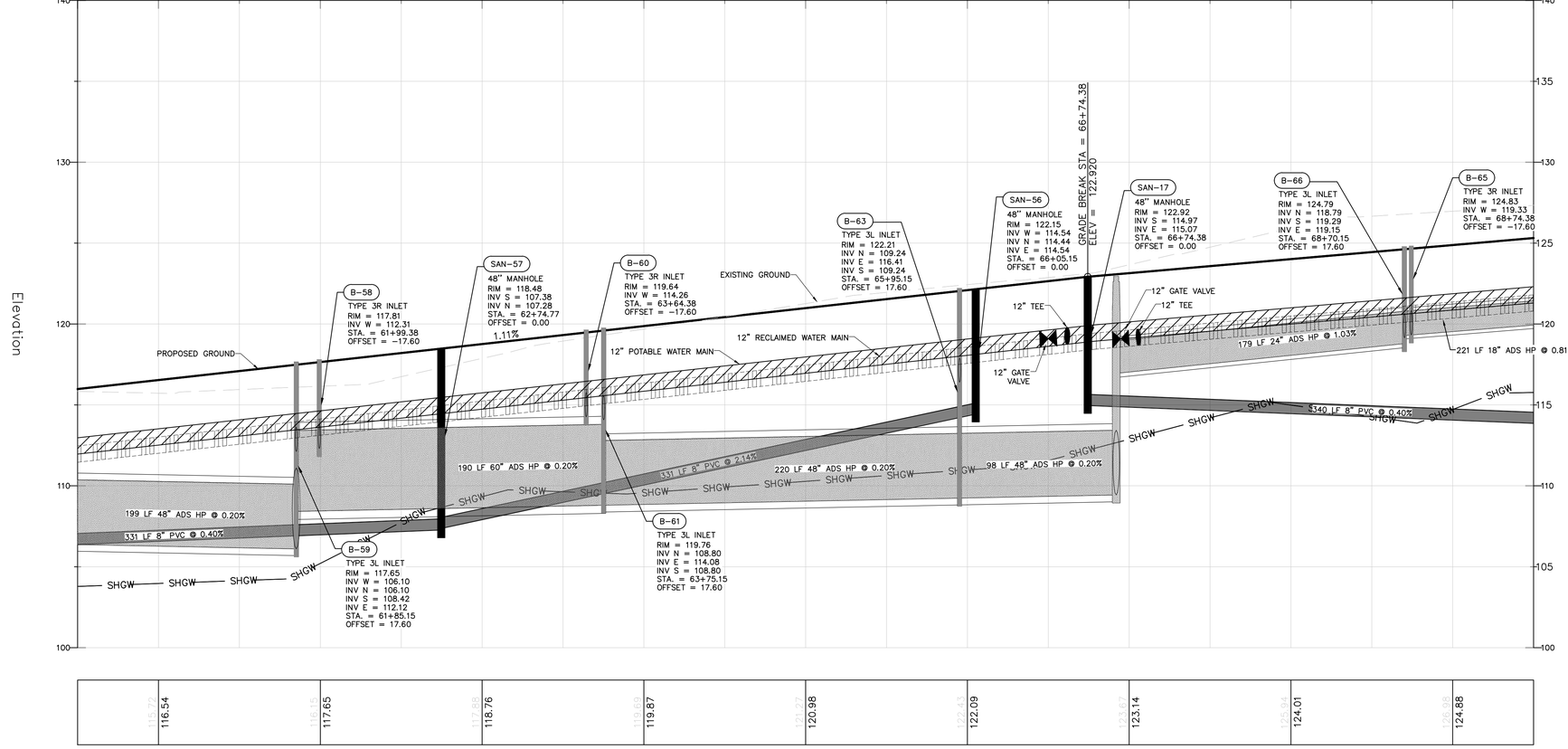
(a) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRAVITY- OR VACUUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER,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

Station

Elevation



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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE – STREET B
– STA. 61+00 TO STA. 69+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

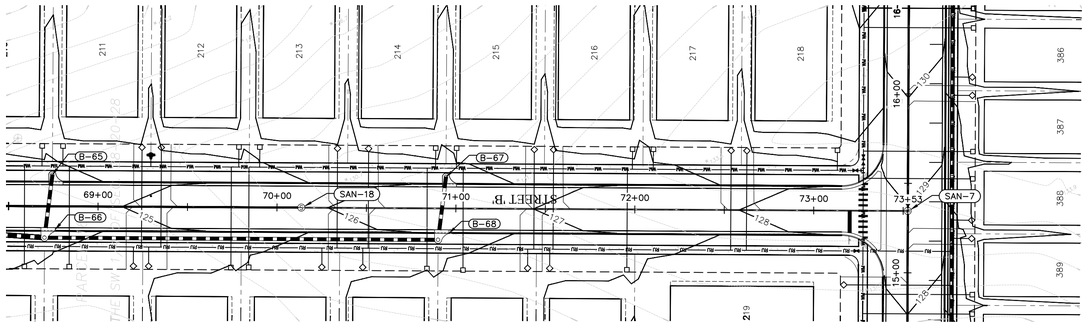
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

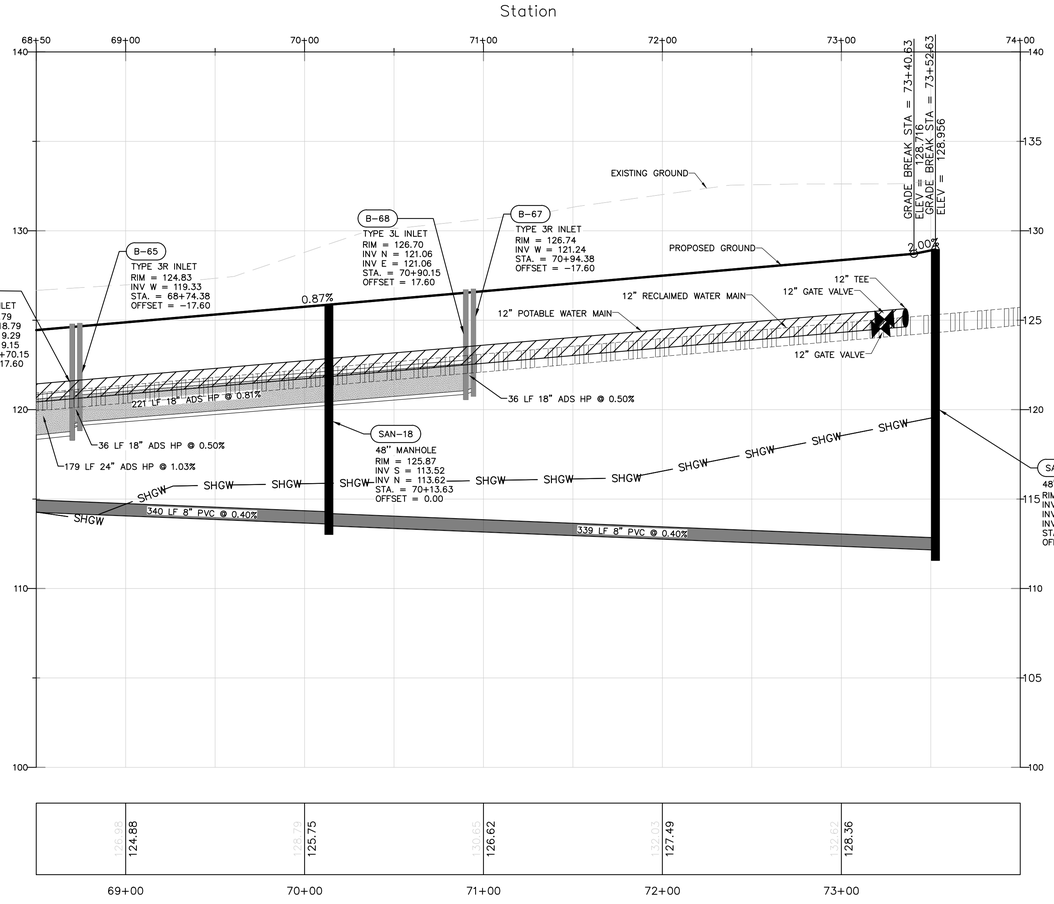
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.11

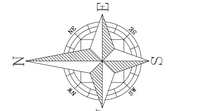
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

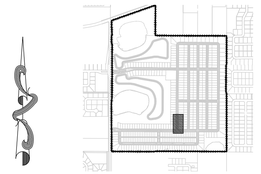
This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela









KEY MAP

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

(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.

(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 381.0065(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.

(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.

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

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

BY	DESCRIPTION	DATE	REV.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET B
- STA. 69+00 TO STA. 73+52
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

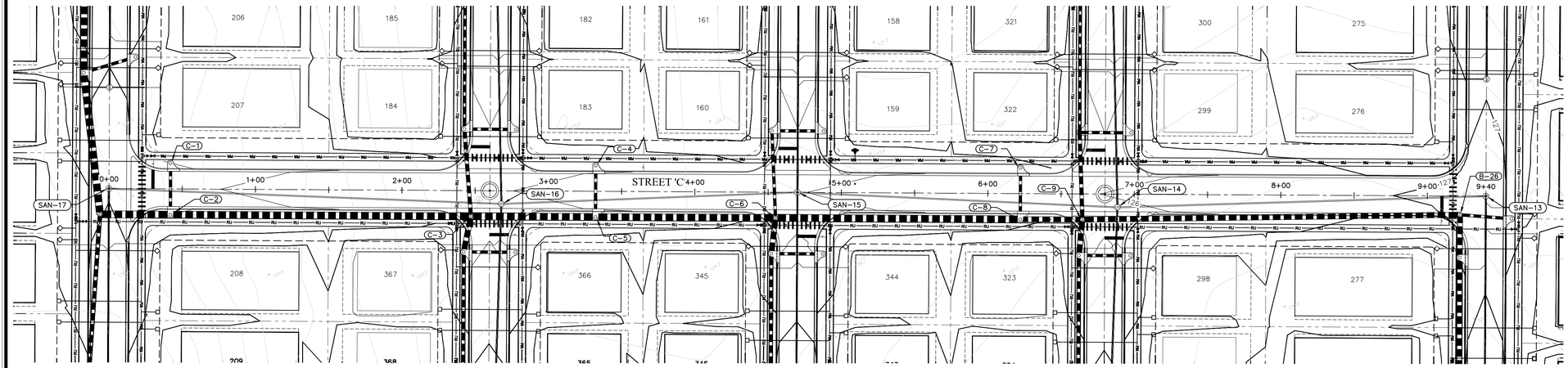
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

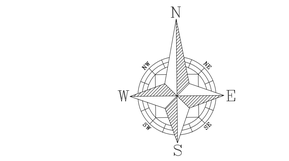
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.12

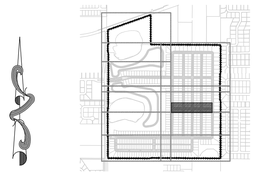
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

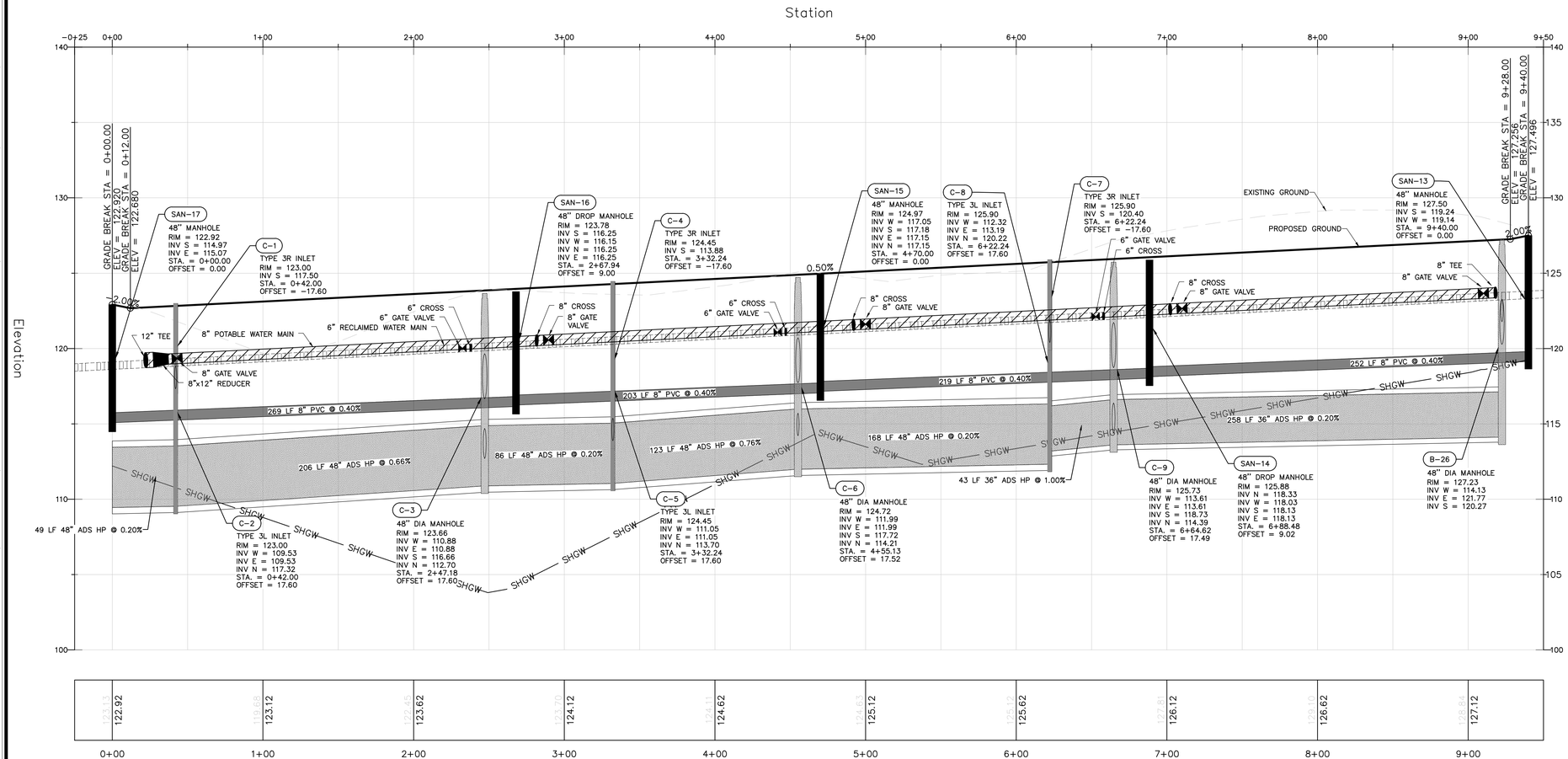
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET B.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP



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

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

(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.

(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 381.0065(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.

(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.

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE – STREET C
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

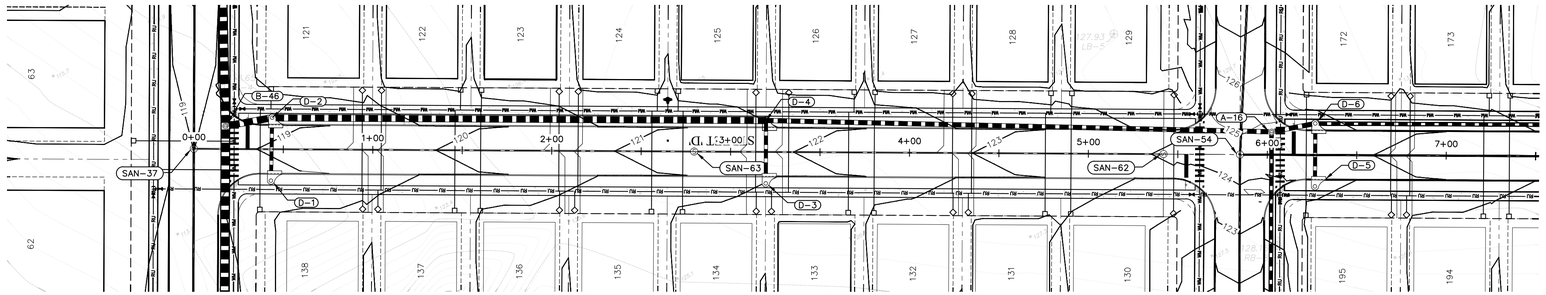
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

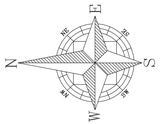
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.13

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET C.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

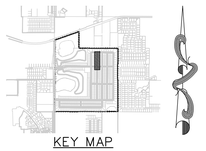




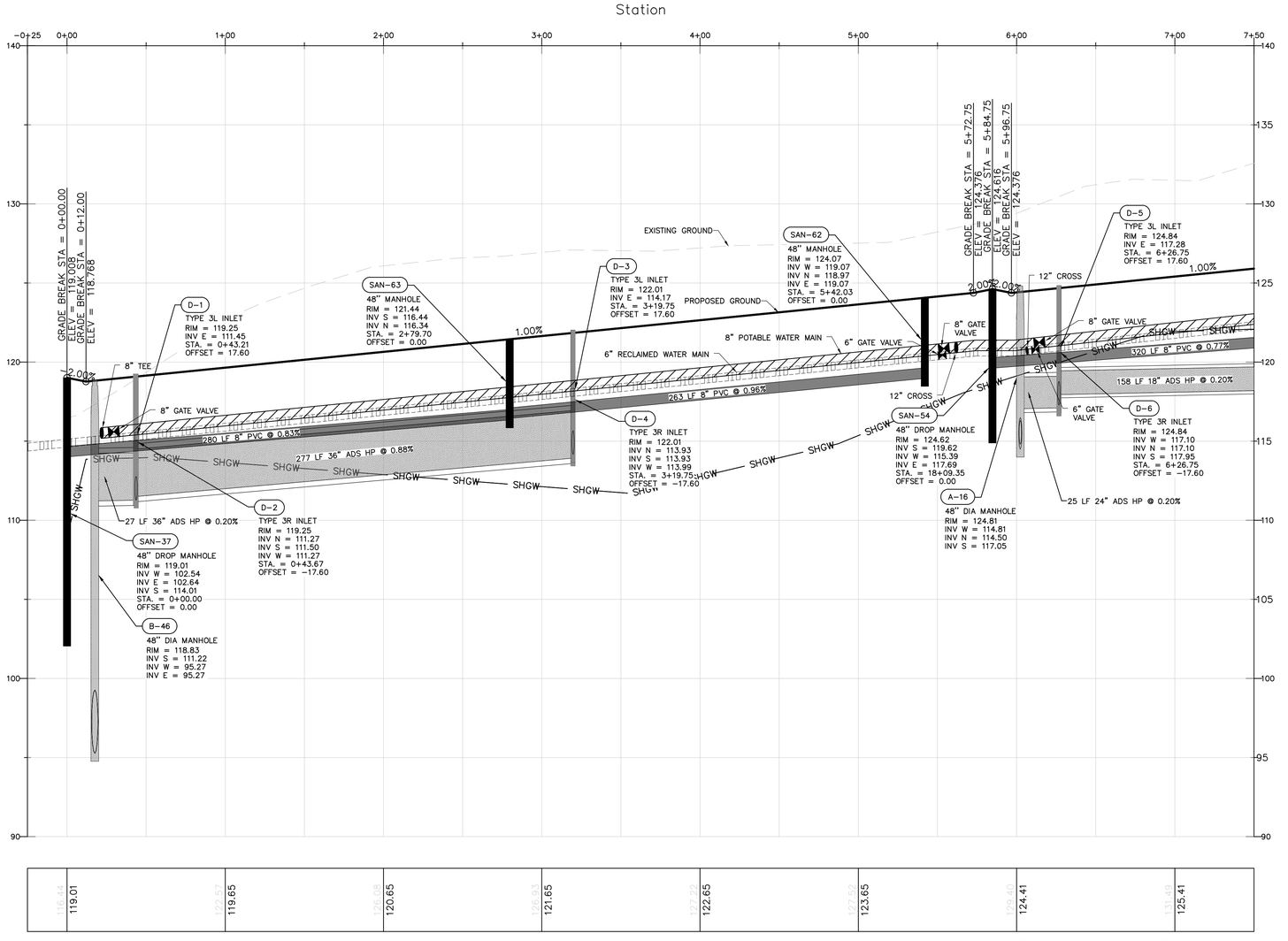
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

(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.

(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 381.0065(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.

(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.

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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

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

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

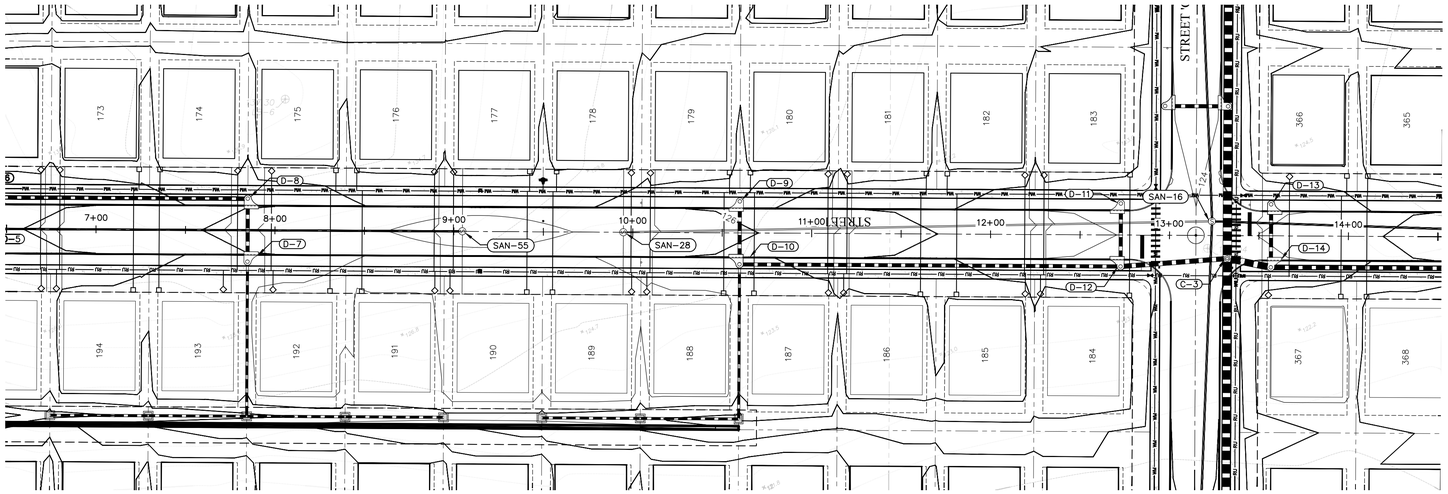
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

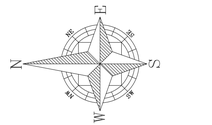
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.14

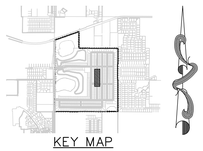
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke M. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the electronic signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET D.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

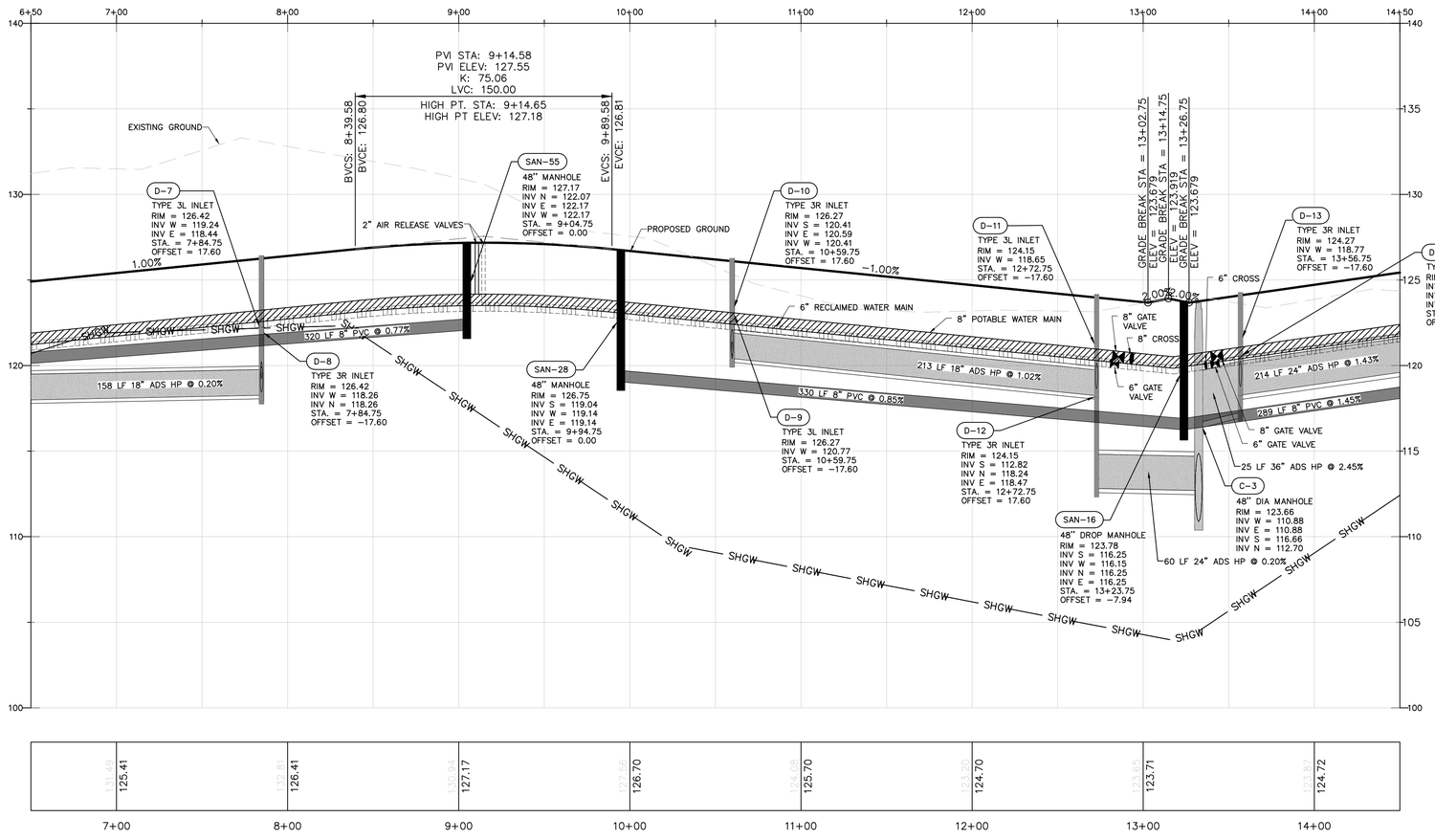






KEY MAP

Station



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

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

(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.

(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 381.0065(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.

(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.

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET D
- STA. 7+00 TO STA. 14+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

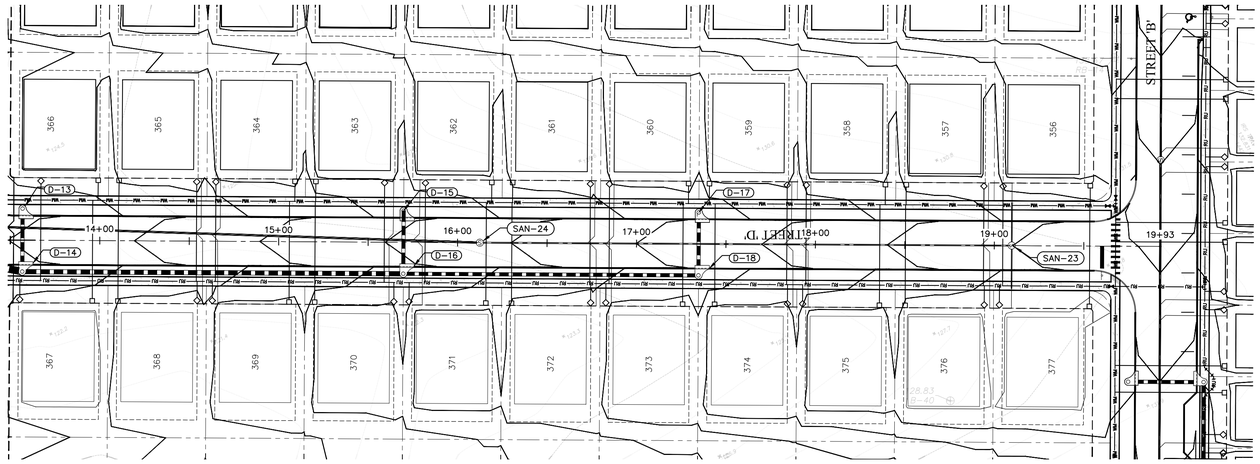
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.15

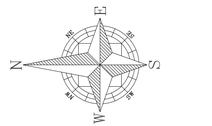


7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET D.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

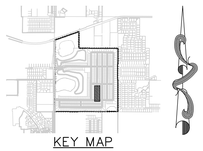




GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP

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

(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.

(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 381.0065(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.

(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.

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

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE – STREET D
– STA. 14+00 TO STA. 19+92
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

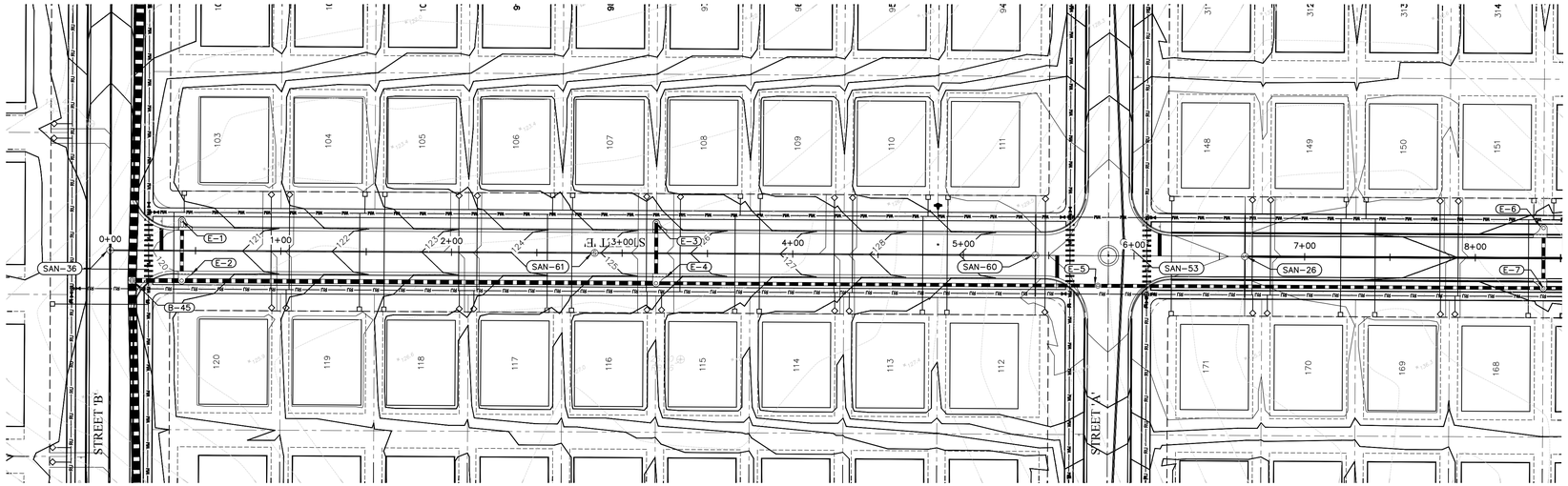
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

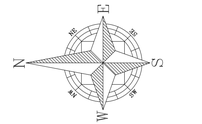
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.16

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke C. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET D.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

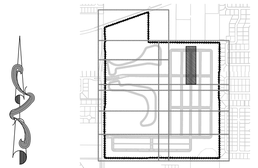




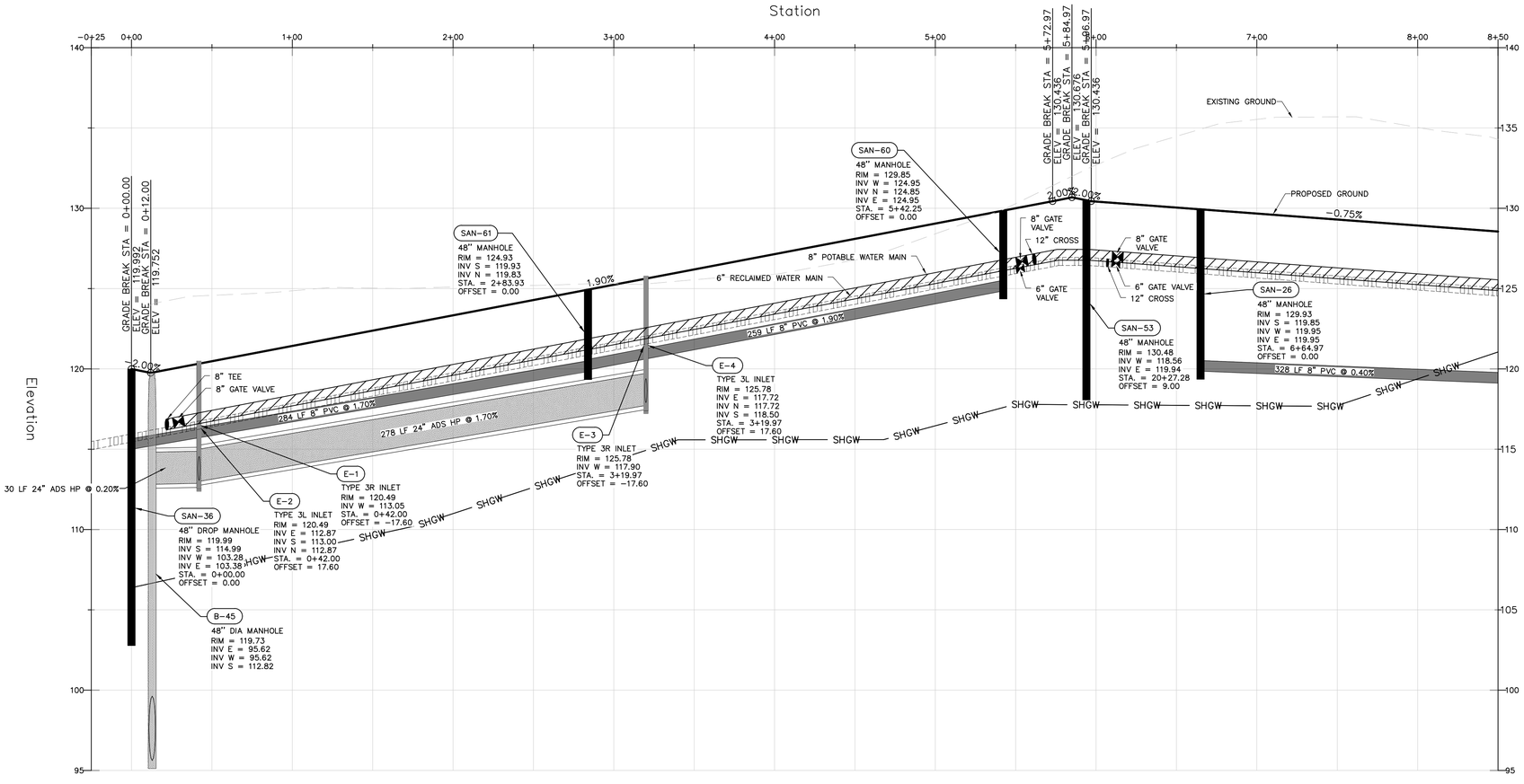
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

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

(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.

(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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E - STA. 0+00 TO STA. 8+00 CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

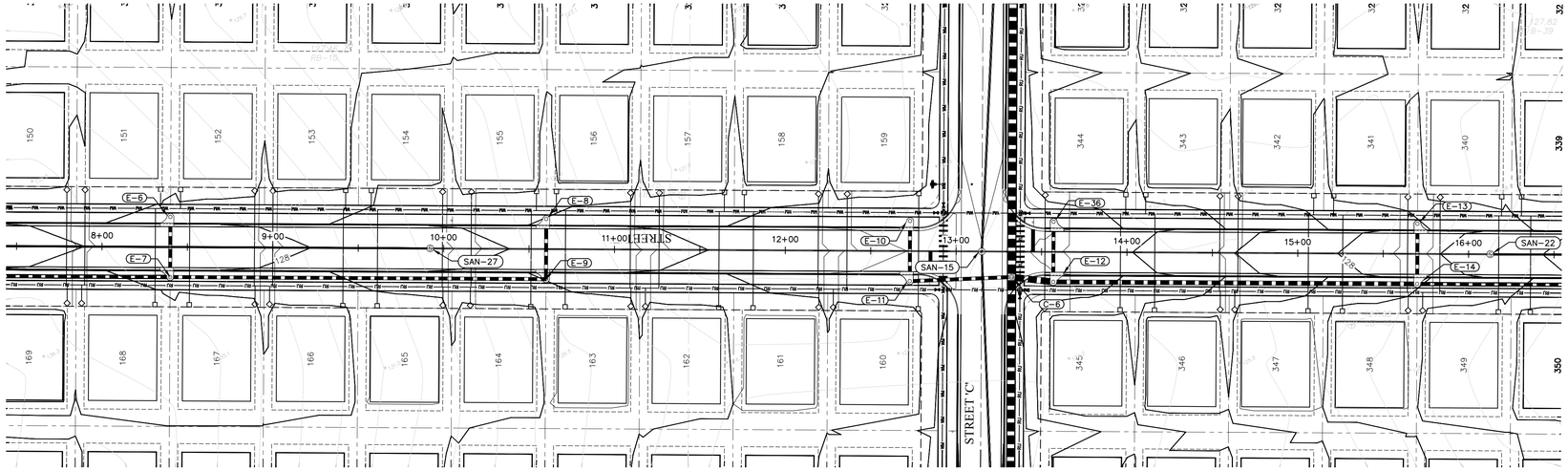
DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

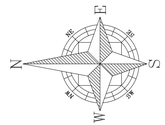
SCALE	PROJECT	SHEET
1" = 40'	PUL-061	C7.17

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

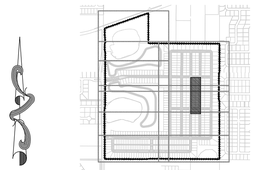




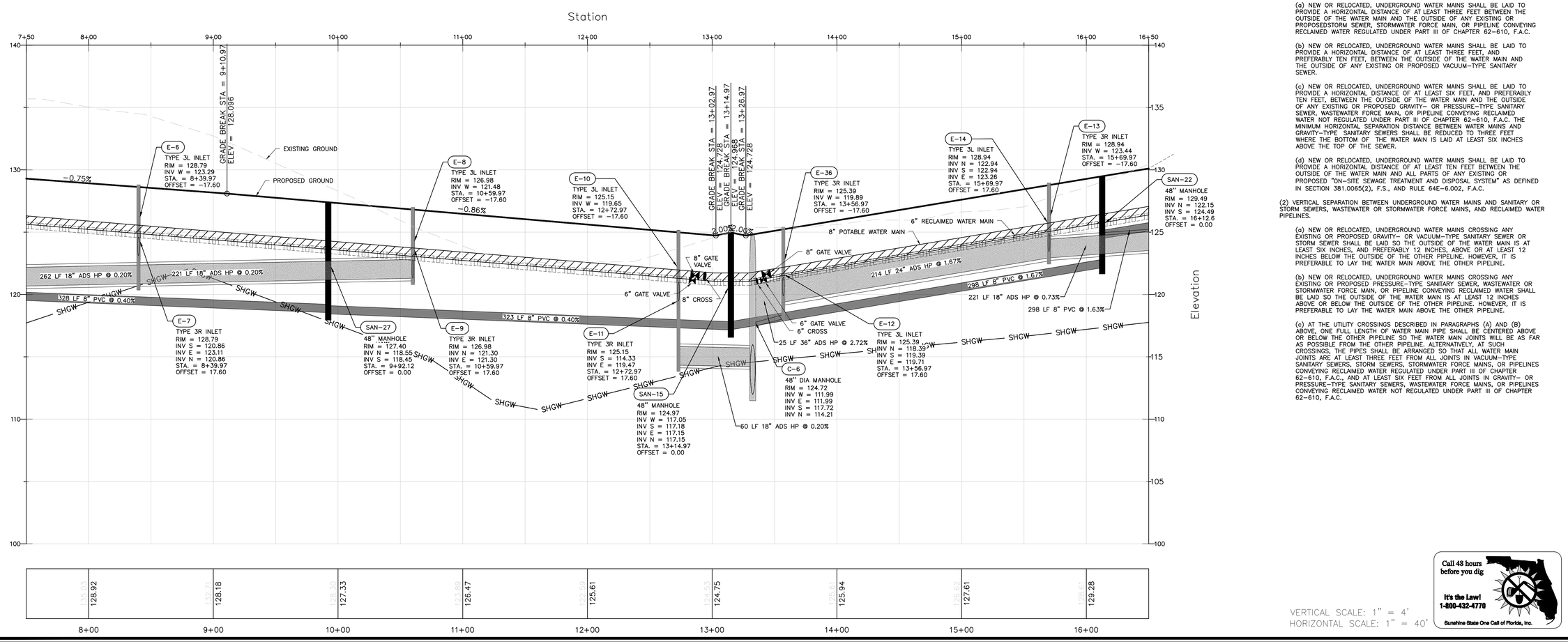
GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP



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

(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.

(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 381.0065(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.

(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.

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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E
- STA. 8+00 TO STA. 16+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

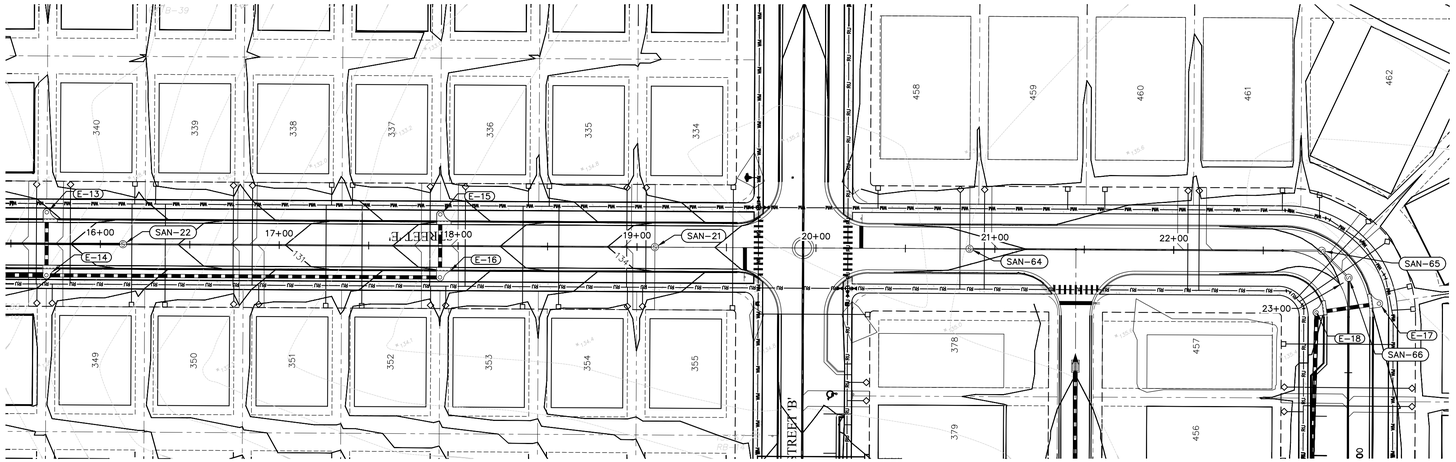
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

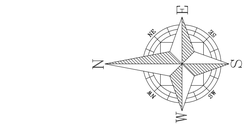
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.18

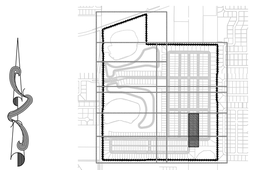
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified:7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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.

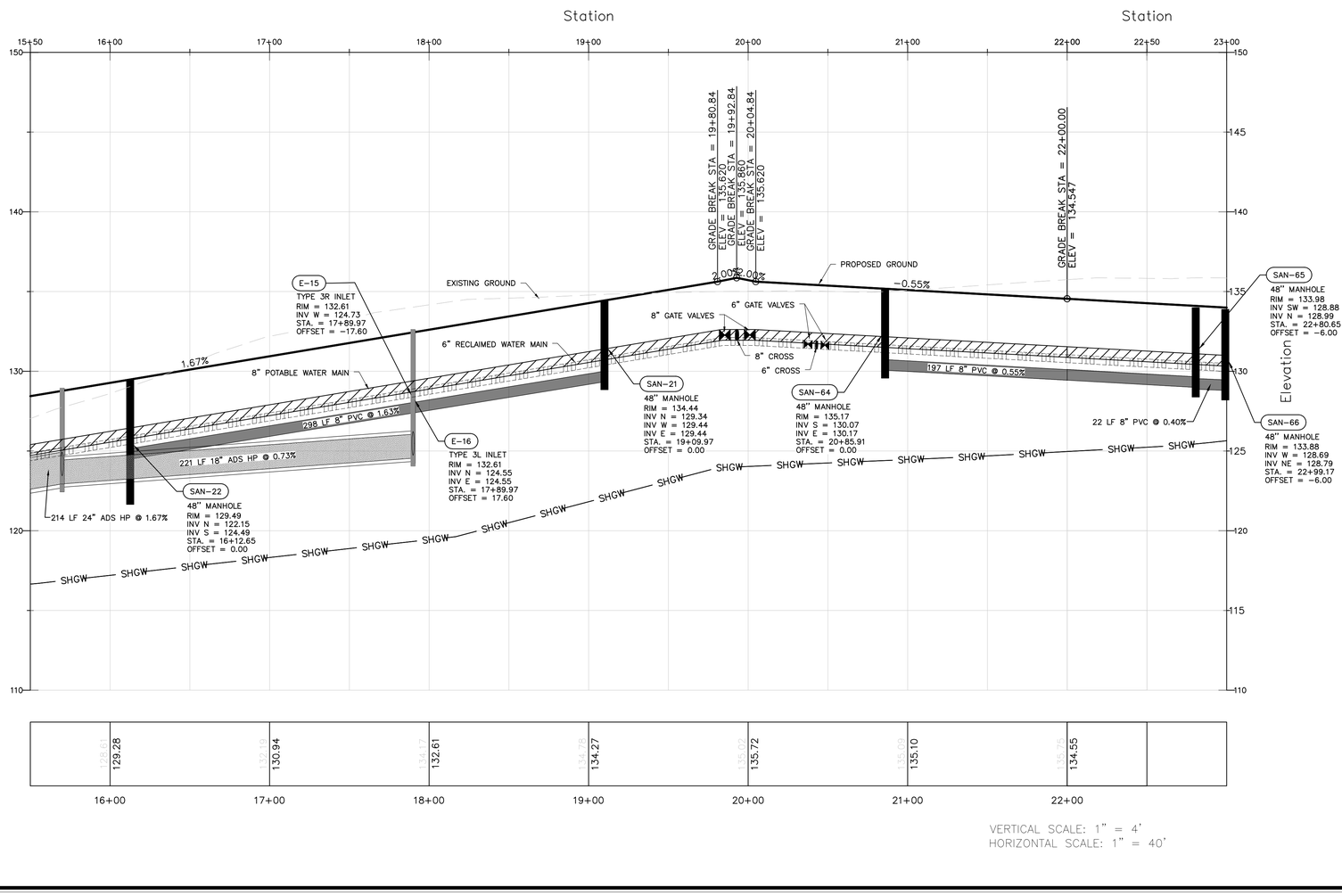
(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S., AND RULE 64E-6.002,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

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

(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.



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

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

PLAN & PROFILE - STREET E
- STA. 16+00 TO STA. 22+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

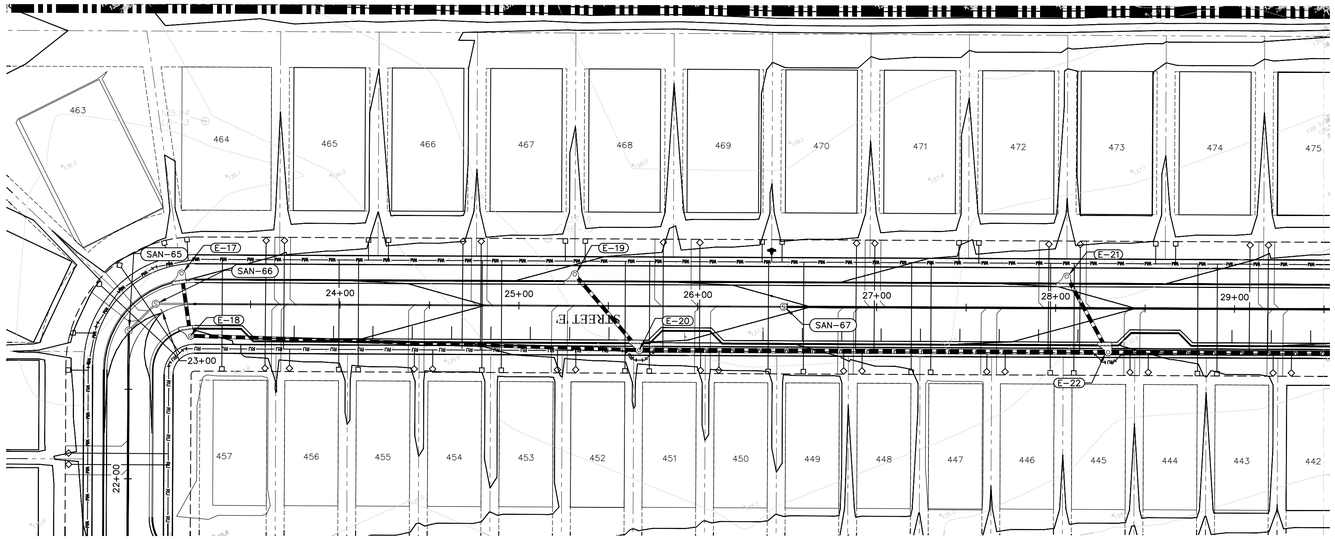
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

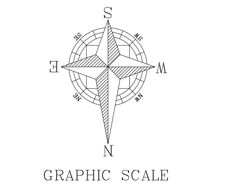
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.19

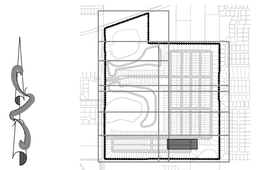
LUKE CLASSUM LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke S. Classum, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

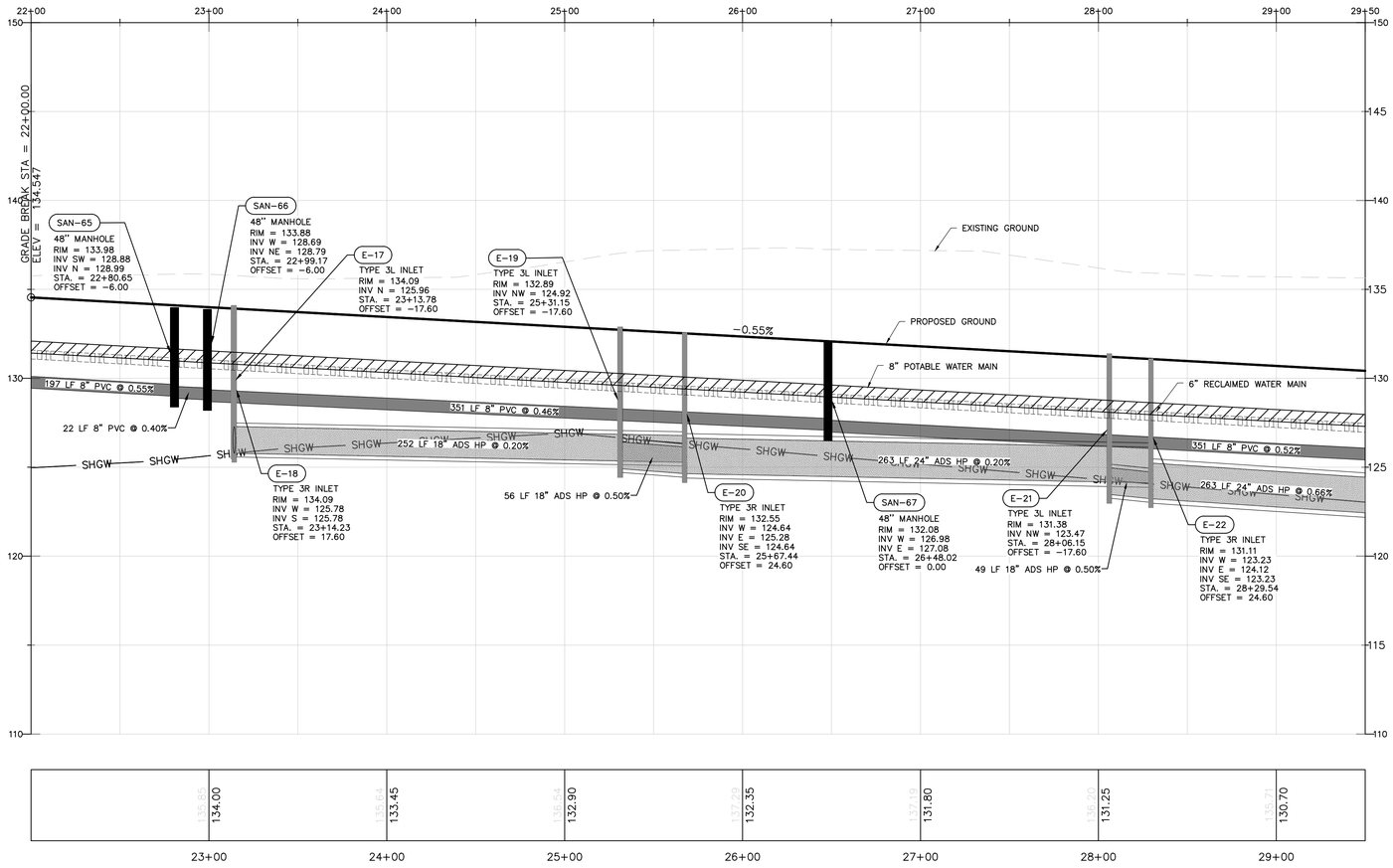






KEY MAP

Station



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

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

(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.

(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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E
- STA. 22+50 TO STA. 29+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

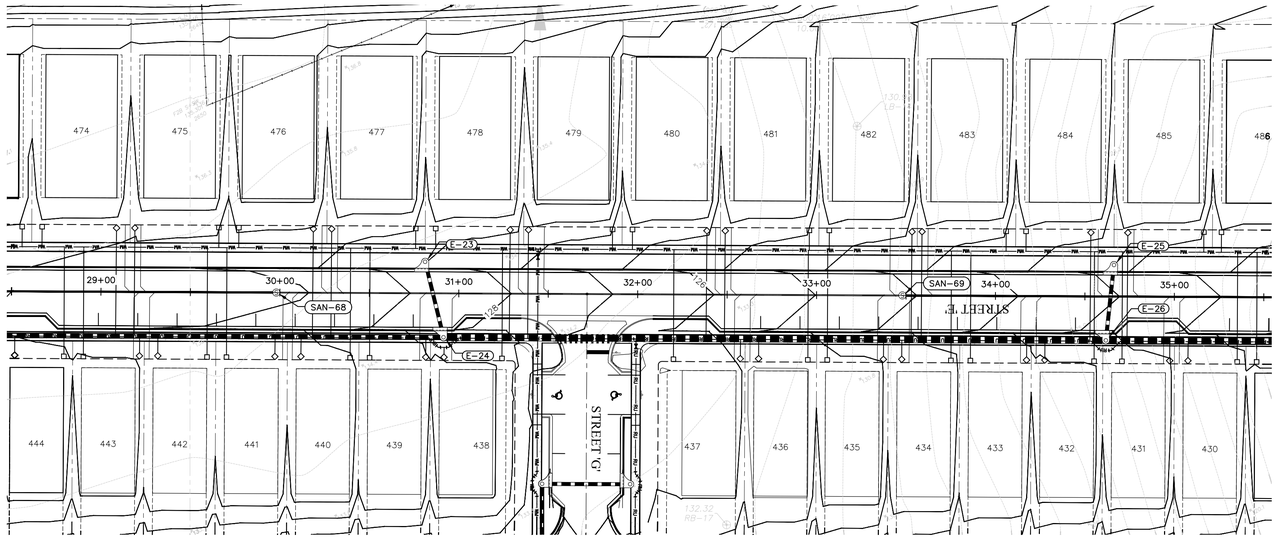
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

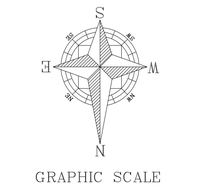
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.20

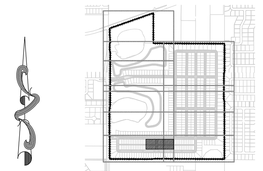
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified:7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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.

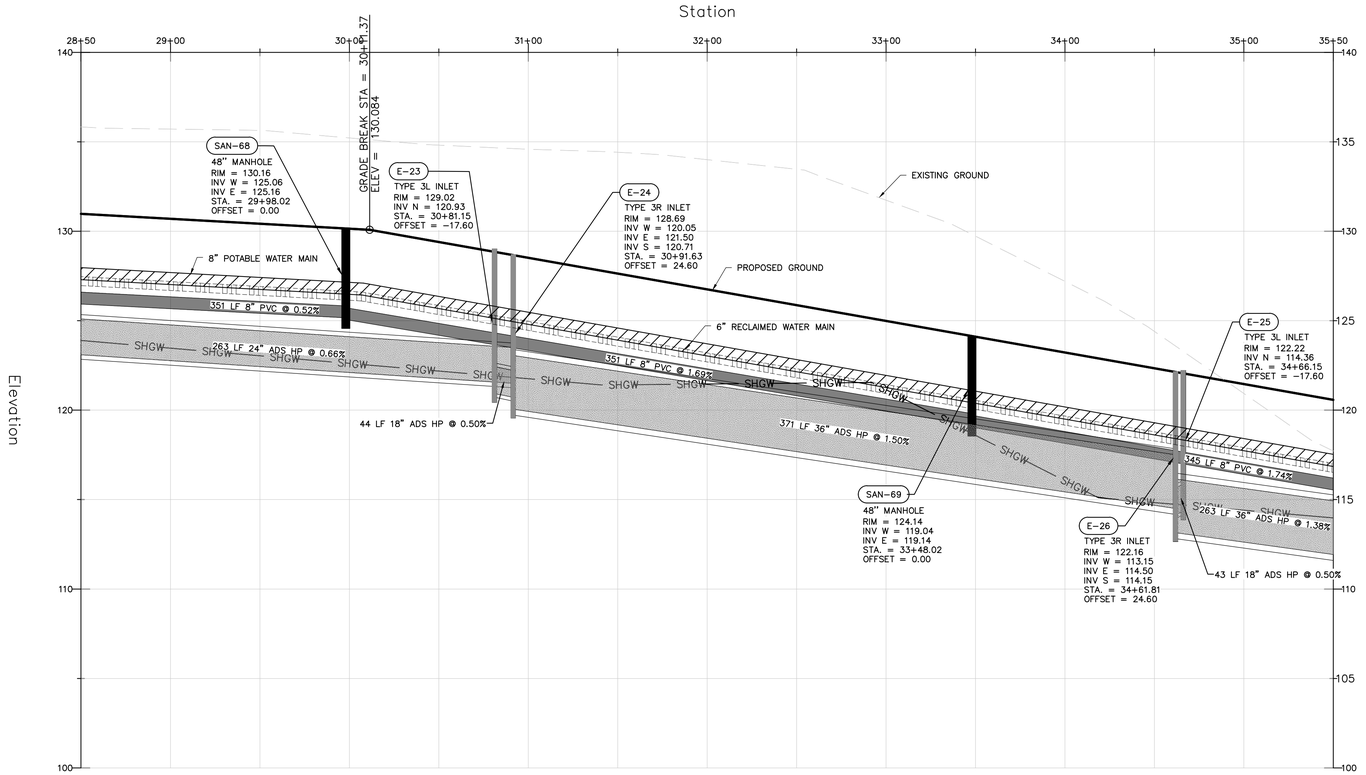
(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S., AND RULE 64E-6.002,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

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

(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.



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

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

NO.	DESCRIPTION	DATE	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E
- STA. 29+00 TO STA. 35+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

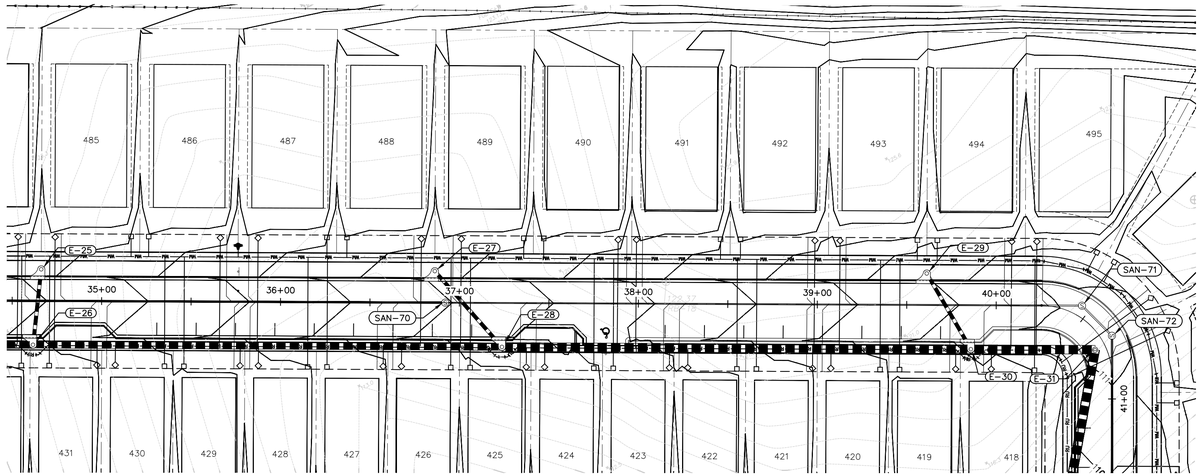
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

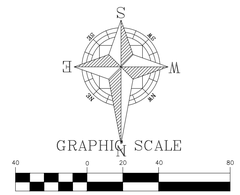
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.21

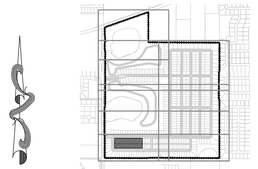
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified:7/21/2026 By:osanchez Plotted By:brian killela







KEY MAP

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

(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.

(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 381.0065(2), F.S., AND RULE 64E-6.002, F.A.C.

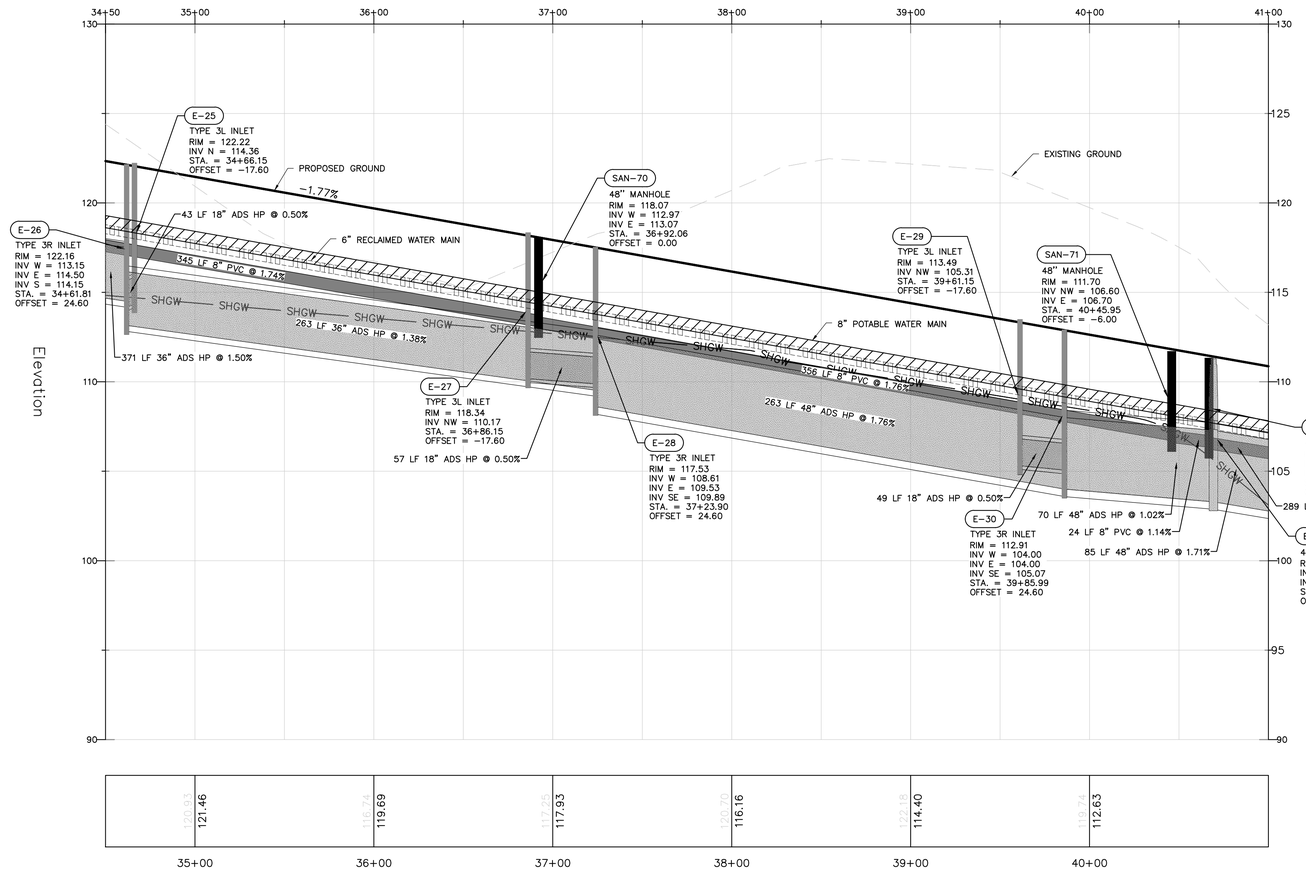
(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(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.

Station



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

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E
- STA. 35+00 TO STA. 40+50
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

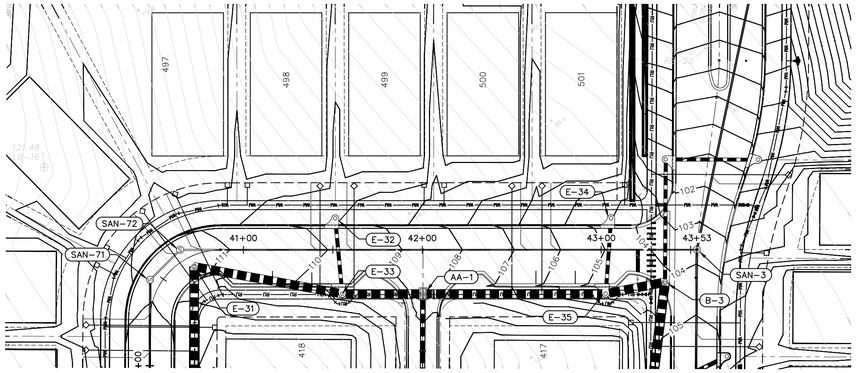
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

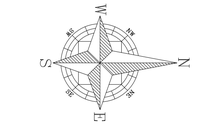
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.22

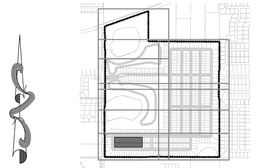
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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.

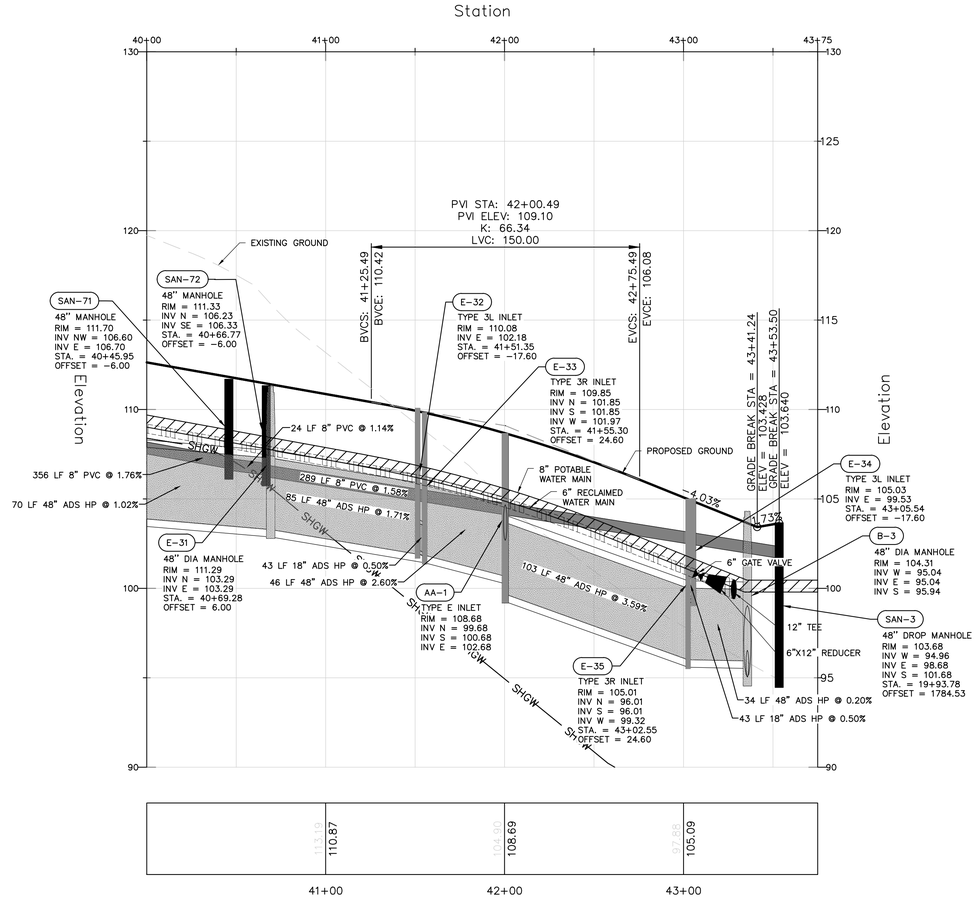
(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S., AND RULE 64E-6.002,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

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

(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.



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

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

REV.	DATE	DESCRIPTION	BY

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET E
- STA. 40+50 TO STA. 43+53
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

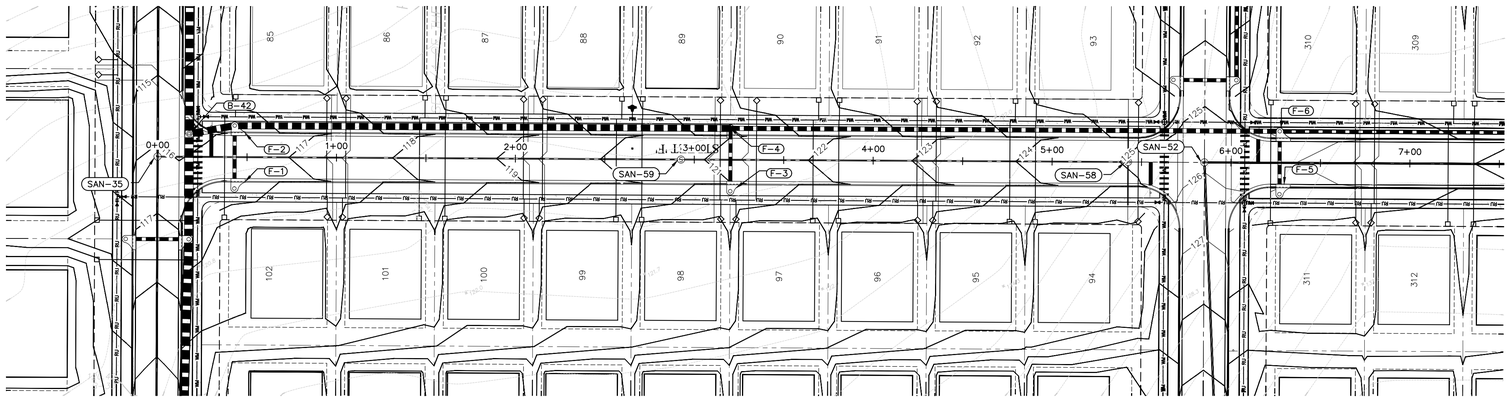
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

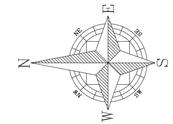
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.23

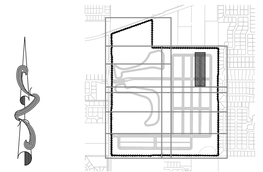
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke R. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digitally signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET E.dwg Modified:7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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 PROPOSEDSTORM 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 381.0065(2), F.S., AND RULE 64E-6.002, F.A.C.

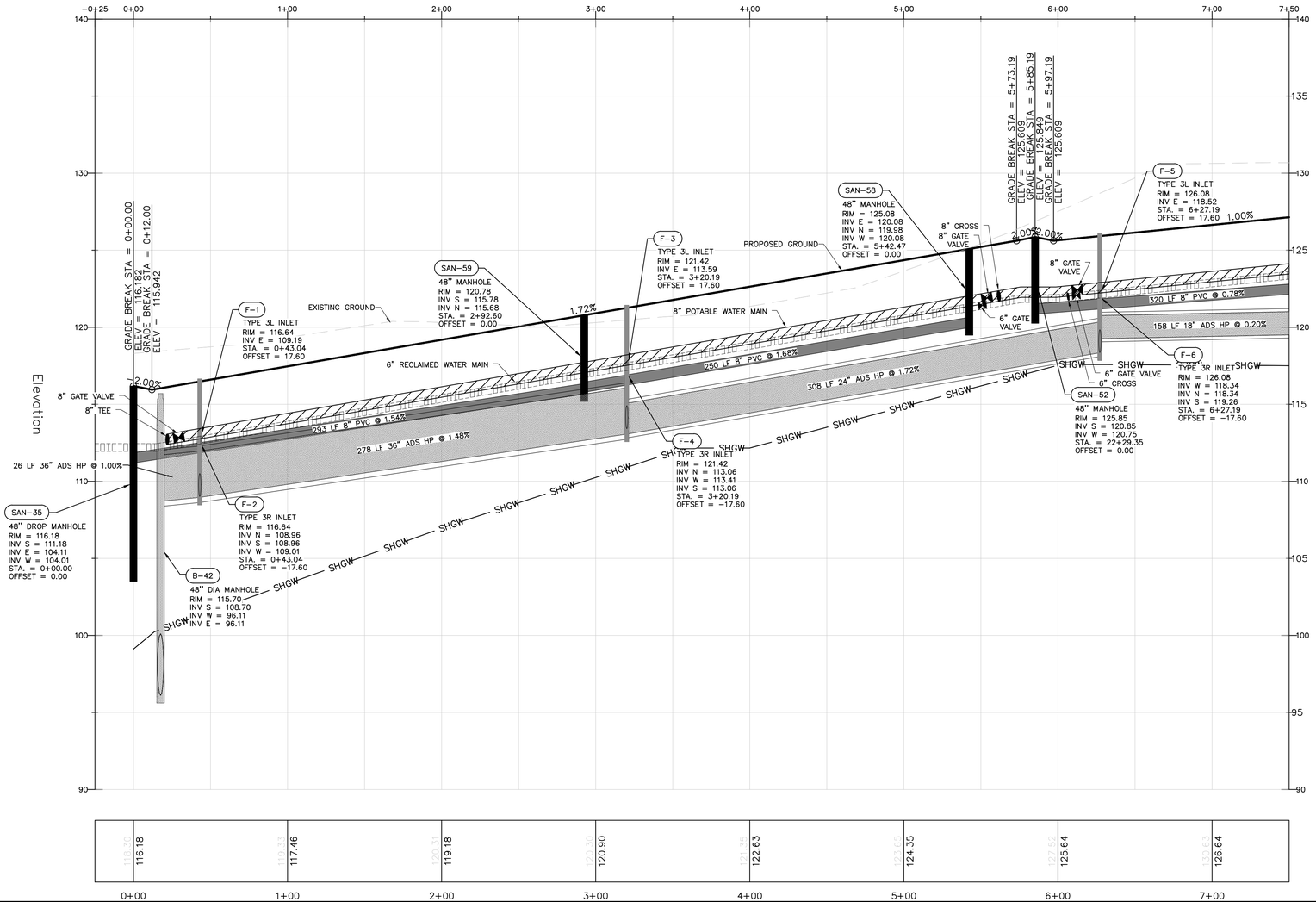
(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(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.

Station



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

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

NO.	DESCRIPTION	DATE	BY

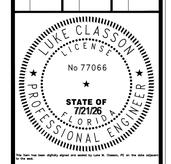
1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

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

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

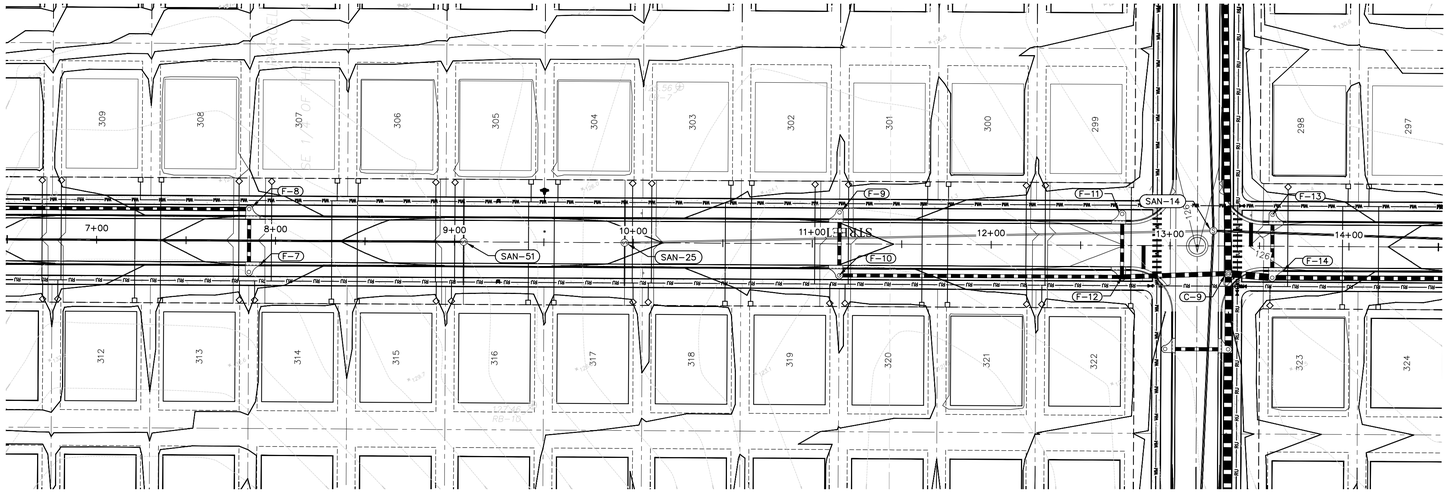
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

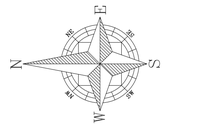
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.24



The seal appearing on this document was authorized by Luke Classon, PE on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET F.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela

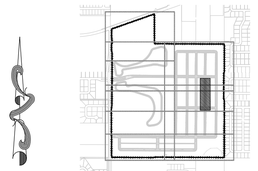




GRAPHIC SCALE

40 0 20 40 80

(IN FEET)
1 inch = 40 ft.



KEY MAP

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

(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.

(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 381.0065(2), F.S., AND RULE 64E-6.002, F.A.C.

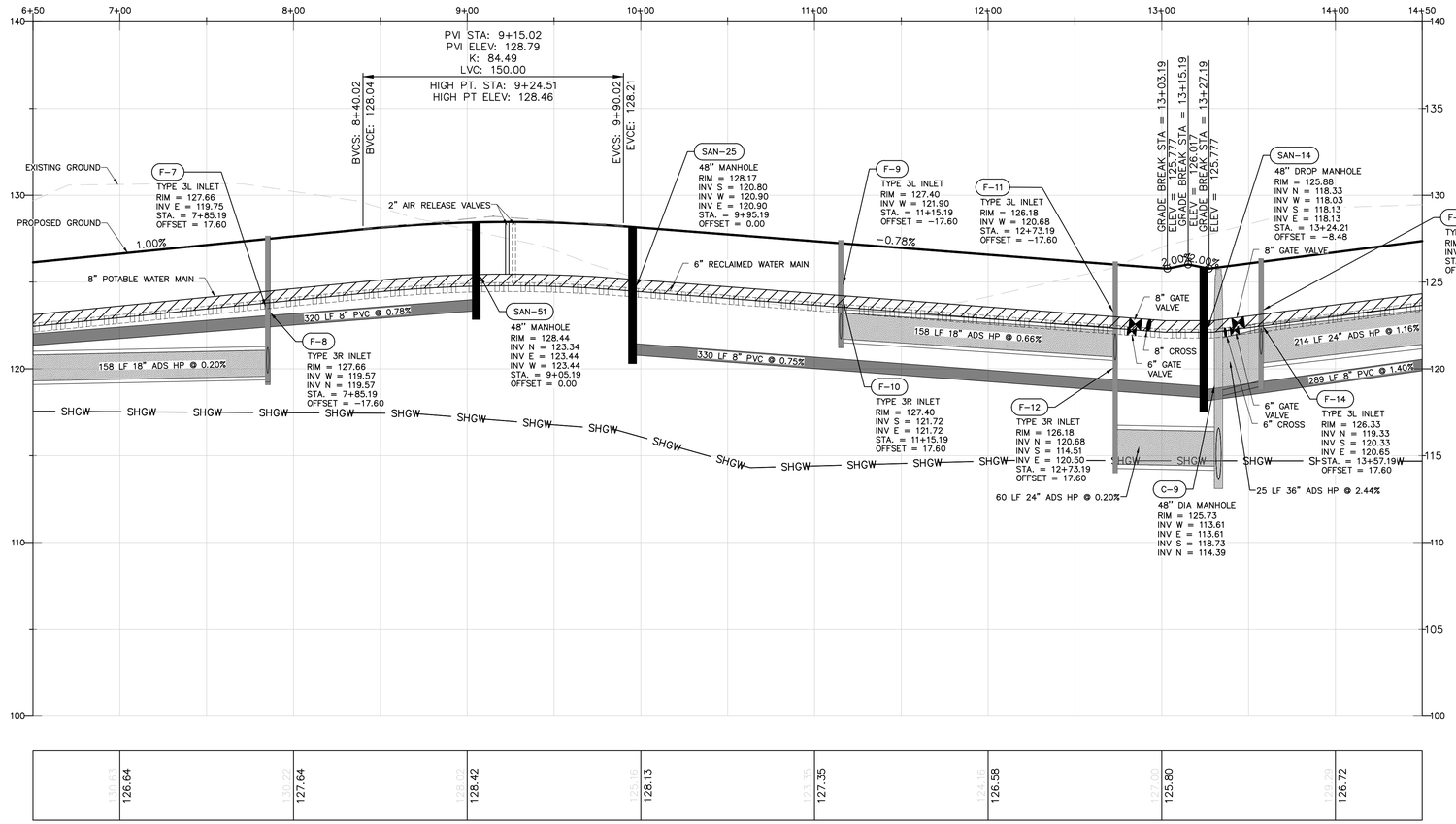
(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES.

(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.

Station



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

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

BY | DESCRIPTION | REV. | DATE

1828 ENGINEERING

BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE - STREET F
- STA. 7+00 TO STA. 14+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

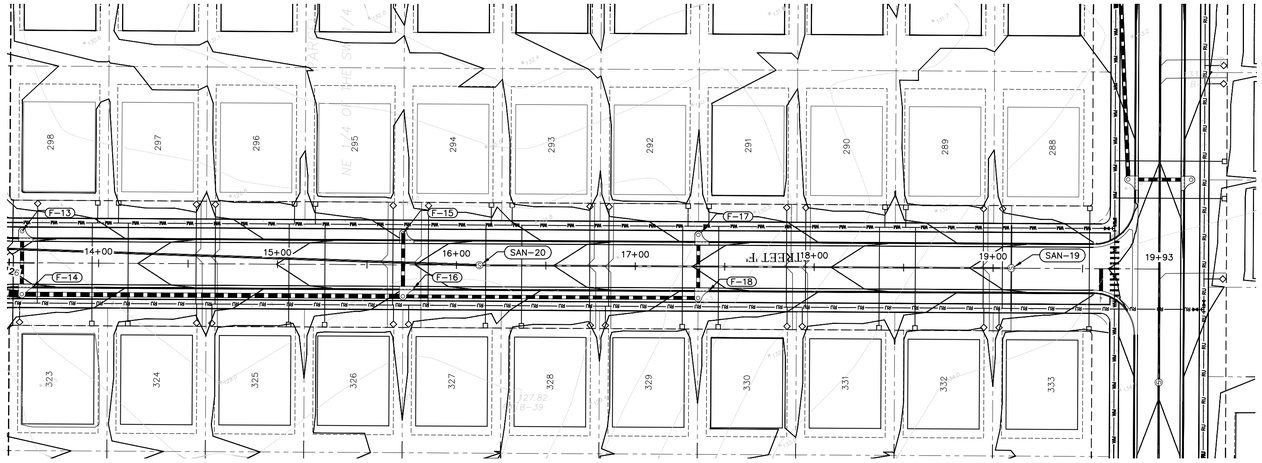
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.25

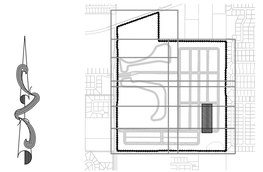
LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET F.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela







KEY MAP

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

(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.

(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 381.0065(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.

(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.

Station

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

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

BY	DESCRIPTION	DATE	REV.

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

PLAN & PROFILE - STREET F
- STA. 14+00 TO STA. 19+92
CONSTRUCTION SITE PLAN

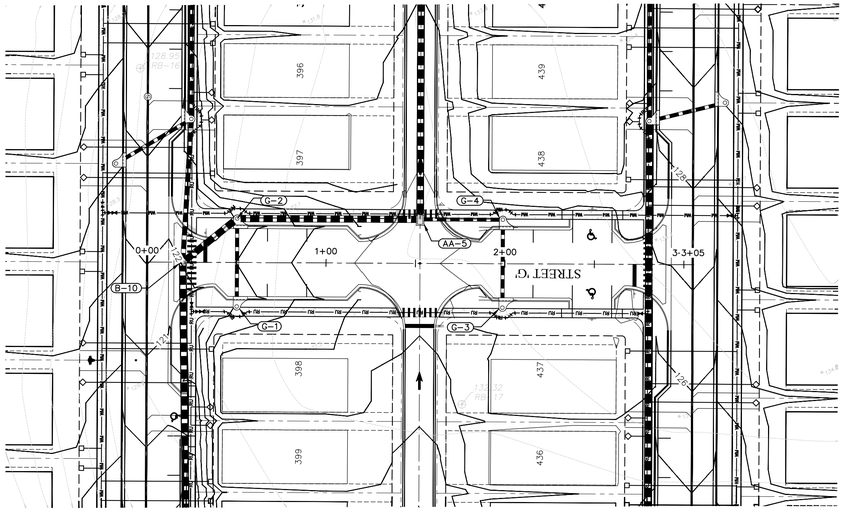
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

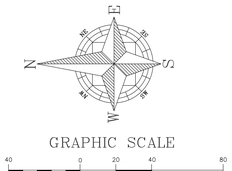
SCALE	PROJECT	SHEET
1" = 40'	PUL-061	C7.26

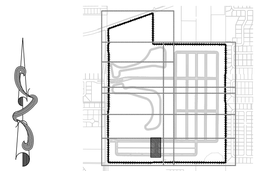
This item has been digitally signed and sealed by Luke Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET F.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela



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





KEY MAP

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

(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.

(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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

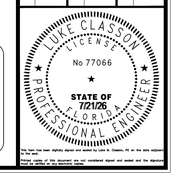
1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE - STREET G
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

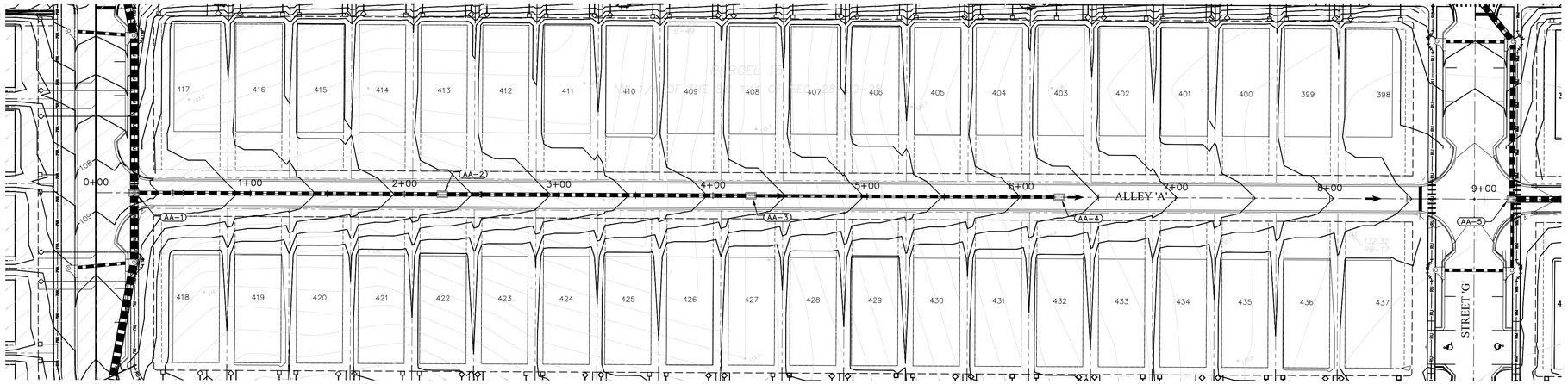
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

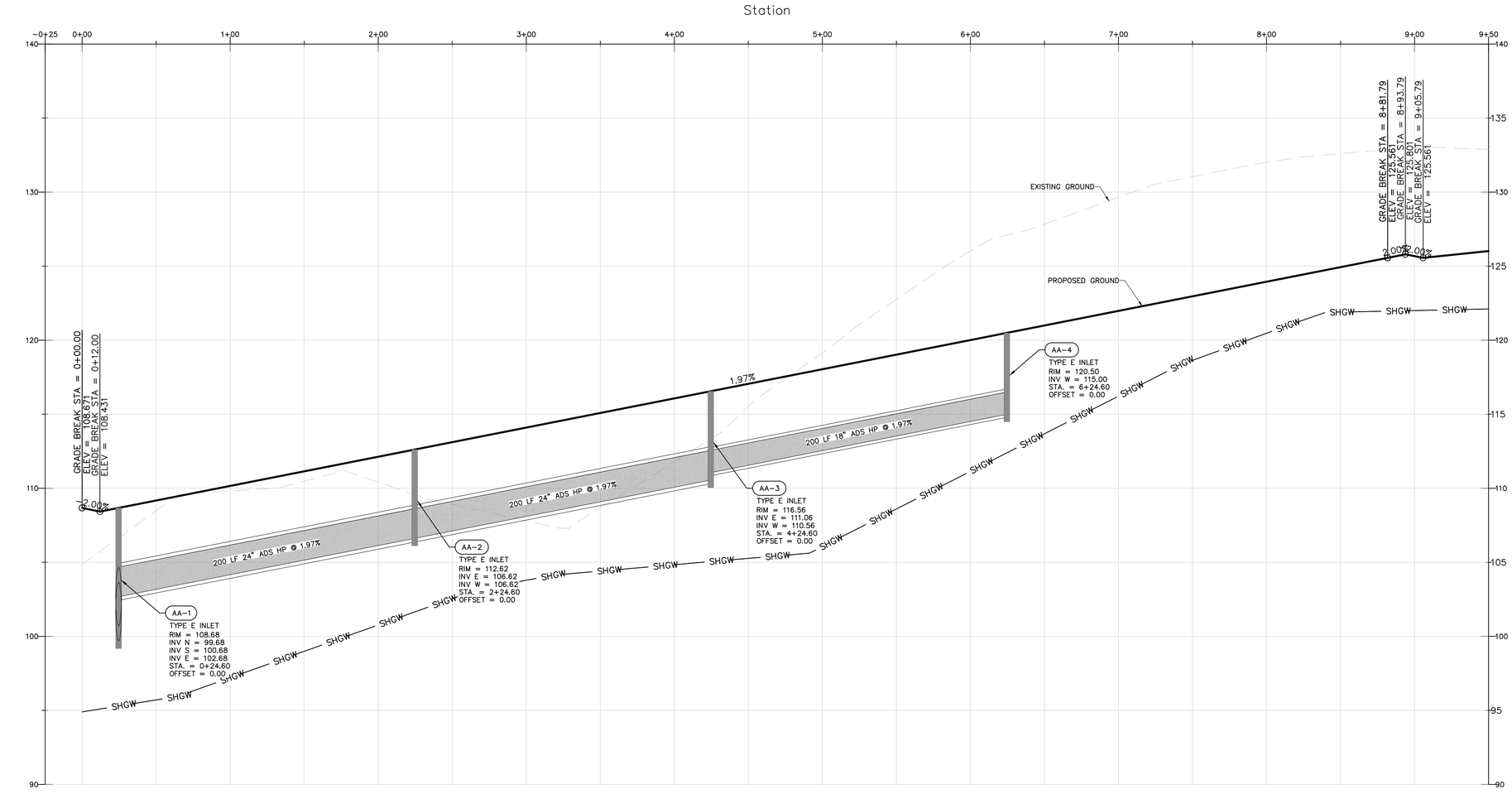
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.27



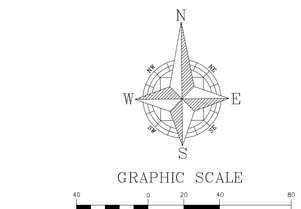
This item has been digitally signed and sealed by Luke N. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

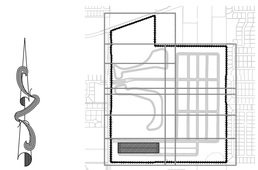
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - STREET G.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela





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





KEY MAP

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

(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.

(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 381.0065(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.

(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.

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

BY	DESCRIPTION	REV.	DATE

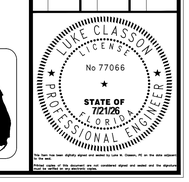
1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE - ALLEY A
- STA. 0+00 TO STA. 9+00
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

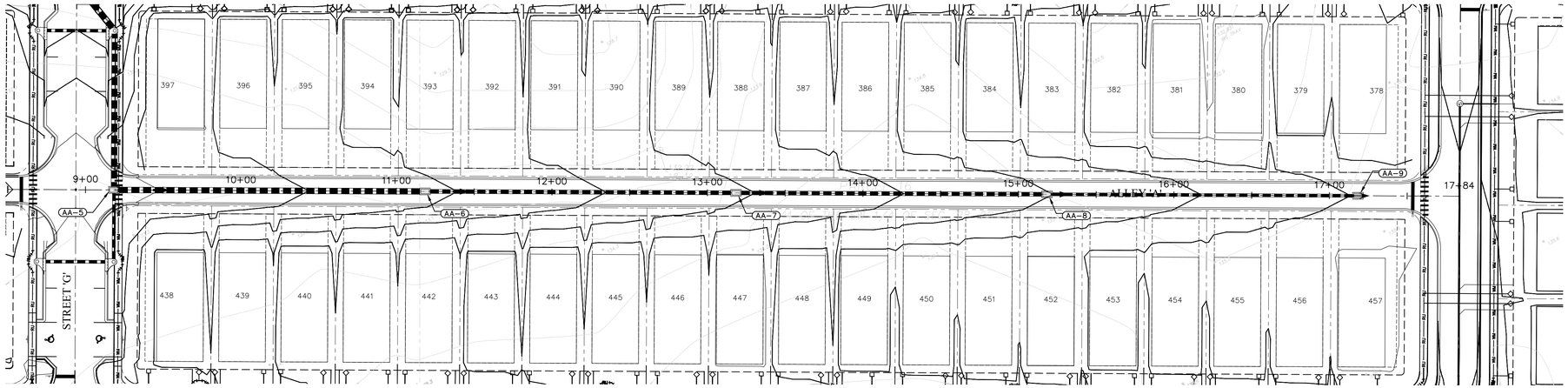
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

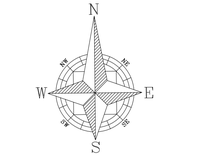
SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.28

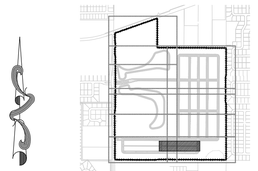


This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - ALLEY A.dwg Modified: 7/21/2026 By:bkilela Plotted By:brian kilela







KEY MAP

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

(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.

(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.

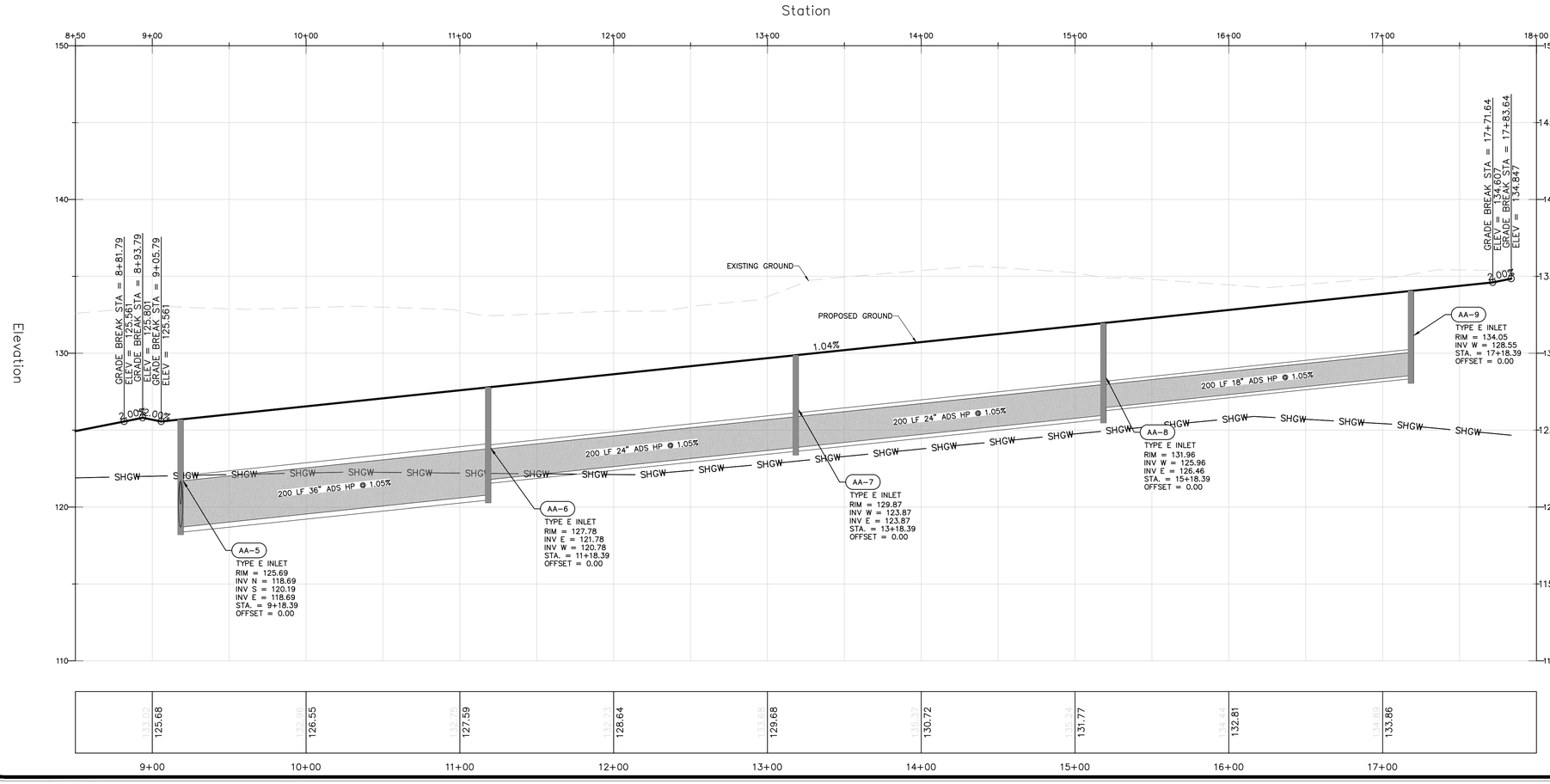
(d) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.0065(2), F.S., AND RULE 64E-6.002,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

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

(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.



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

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

BY	DESCRIPTION	REV.	DATE

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

PLAN & PROFILE – ALLEY A
– STA. 9+00 TO STA. 17+83
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

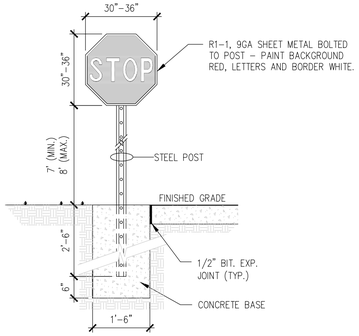
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: 1" = 40'
PROJECT: PUL-061
SHEET: C7.29

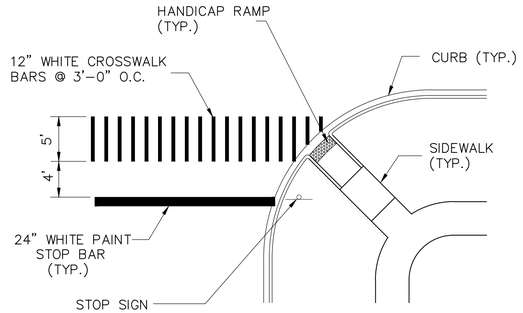
LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

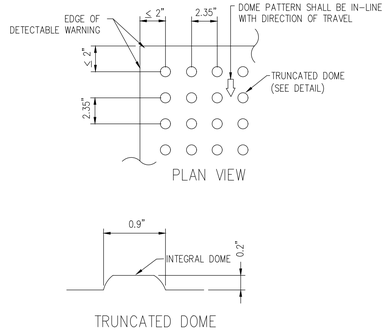
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\PLAN & PROFILE - ALLEY A.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela



1 STOP SIGN
N.T.S.



2 INTERSECTION CROSSWALK/ STOP BAR DETAIL
N.T.S.



3 DETECTABLE WARNING
N.T.S.

NOTE:

1. CURB RAMP RUNNING SLOPES SHALL NOT BE STEEPER THAN 1:12 AND CROSS SLOPE SHALL BE 0.02 OR FLATTER.

2. DETECTABLE WARNING SURFACES SHALL BE CONSTRUCTED BY TEXTURING OR APPLYING A TRUNCATED DOME MATERIAL IN CONFORMANCE WITH THE U.S. DEPARTMENT OF JUSTICE A.D.A. STANDARDS FOR ACCESSIBLE DESIGN, A.D.A. ACCESSIBILITY GUIDELINES, SECTION 4.29.2. TRANSITION SLOPES ARE NOT TO HAVE DETECTABLE WARNINGS.

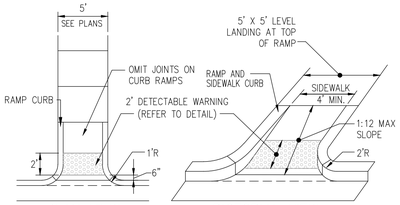
3. WHERE A CURB RAMP IS CONSTRUCTED WITHIN AN EXISTING CURB, CURB AND GUTTER AND/OR SIDEWALK, THE EXISTING CURB OR CURB AND GUTTER SHALL BE REMOVED TO THE NEAREST JOINT BEYOND THE CURB TRANSITIONS OR TO THE EXTENT THAT NO REMAINING SECTION OF CURB OR CURB AND GUTTER IS LESS THAN 5' LONG. THE EXISTING SIDEWALK SHALL BE REMOVED TO THE NEAREST JOINT BEYOND THE TRANSITION SLOPE WALK AROUND OR TO THE EXTENT THAT NO REMAINING SECTION OF SIDEWALK IS LESS THAN 5'.

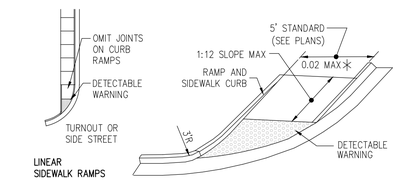
4. WHERE ADJACENT WALKING SURFACES ARE COLORED OR ARE CONSTRUCTED WITH MATERIALS OTHER THAN STANDARD CLASS I PORTLAND CEMENT CONCRETE IN ACCORDANCE WITH SECTION 522 OF THE SPECIFICATIONS, THE PLAN MUST PROVIDE FOR DETECTABLE WARNING SURFACE COLORS OR MATERIALS THAT PROVIDE THE NECESSARY CONTRAST, EITHER DARK-ON-LIGHT OR LIGHT-ON-DARK. (SAFETY YELLOW OR BRICK RED)

5. RECOMMENDED MANUFACTURER: ENGINEERED PLASTICS, INC. (ARMOR TILE) OLYMPIC TOWERS, 300 PEARL STREET, SUITE 200, BUFFALO, NY 14202. PHONE: (800) 682-2525

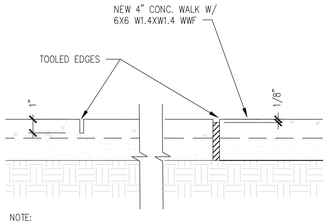
NOTE 1:
REFERENCE FDOT INDEX 304, PAGE 1, GENERAL AND DESIGN NOTES FOR RAMPS IN R.O.W.

NOTE 2:
CONSTRUCT RAMP TO LEAST POSSIBLE SLOPE (MAX = 1:12). CROSS SLOPE OF RAMP AND LANDING SHALL NOT EXCEED 1:50.



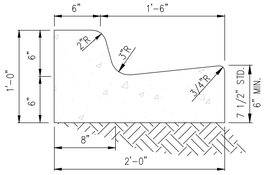


4 HANDICAP END RAMP
3000 PSI (MIN.) CONCRETE N.T.S.



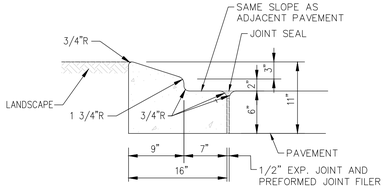
NOTE:
1. EXPANSION JOINTS SHALL BE LOCATED AT ALL CONCRETE WALK INTERSECTIONS, AT ALL DOOR OPENINGS AND AT 12' O.C. MAXIMUM.
2. EXPANSION JOINT (1/4" PREMOLDED ASPHALT STRIP) SHALL BE SET 1/8" BELOW TOP OF WALK. SCORE MARK (1" DEPTH) SHALL BE 4' (MAX.) O.C.

5 CONCRETE WALK
N.T.S.



NOTE:
WHEN USED ON HIGH SIDE OF ROADWAYS, THE CROSS SLOPE OF THE GUTTER SHALL MATCH THE CROSS SLOPE OF THE ADJACENT PAVEMENT AND THE THICKNESS OF THE LIP SHALL BE 6", UNLESS OTHERWISE SHOWN ON PLANS.

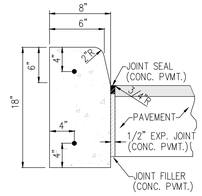
6 TYPE "F" CURB AND GUTTER
N.T.S.



PLAN SYMBOL

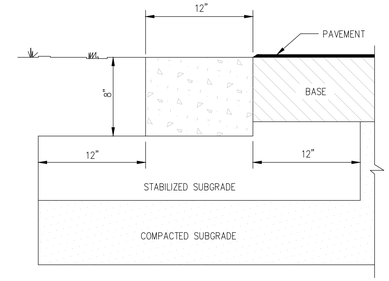
NOTES:
1. CONSTRUCTION JOINTS SHALL BE PLACED AT EQUAL SPACES (10' MAX.) BETWEEN NORMAL EXPANSION JOINTS. CONSTRUCTION JOINTS SHALL BE SAW CUT WITHIN 24 HRS. OF PLACEMENT.
2. FOR CURB & GUTTER CONSTRUCTED ADJACENT TO CONCRETE PAVEMENT. 1/2" EXPANSION JOINT MATERIALS SHALL BE PLACED BETWEEN THE EDGE OF GUTTER AND EDGE OF PAVEMENT.

7 TYPE 'A' CURB
(3,500 PSI (MIN.)) N.T.S.

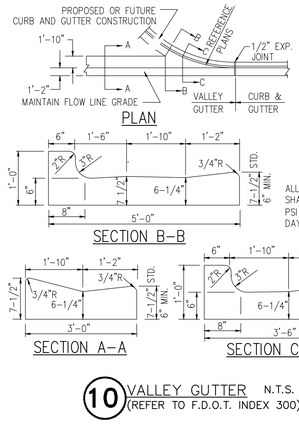


NOTES:
1. COST OF 2-#4 BARS (CONT.) SHALL BE INCLUDED.
2. PROVIDE 2-#6 SMOOTH BARS W/ EXPANSION CAPS AT EACH EXPANSION JOINT, 20'-0" O.C. MAX.
3. CONTRACTION JOINTS - CONTRACTION JOINTS SHALL BE PLACED AT EQUAL SPACES (10' MAX.) BETWEEN NORMAL EXPANSION JOINTS. CONTRACTION JOINTS SHALL BE SAW CUT IN THE UPPER 1/3 OF CURB AND GUTTER WITHIN 24 HOURS OF PLACEMENT.
4. ENDS OF VERTICAL CURB SHALL TRANSITION FROM FULL TO ZERO HEIGHTS IN 3 FEET.

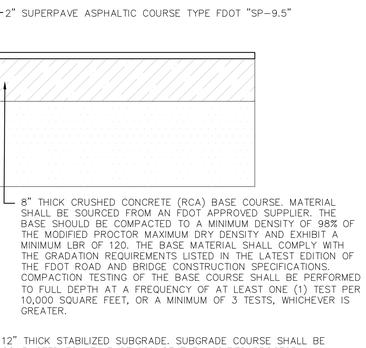
8 TYPE 'D' CURB
(3,500 PSI (MIN)) N.T.S.



9 RIBBON CURB
3500 PSI (MIN.) N.T.S.

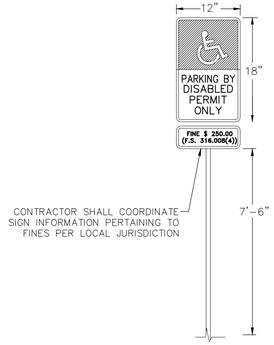


10 VALLEY GUTTER N.T.S.
(REFER TO F.D.O.T. INDEX 300)



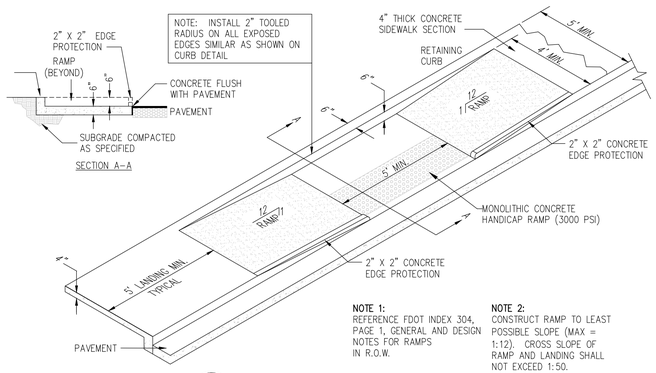
NOTE: LIMEROCK BASE COURSE PER THE SPECIFICATIONS ON THE GEOTECHNICAL REPORT BY DEVO DATED JANUARY 2026, IS AN ACCEPTABLE ALTERNATIVE.

11 TYPICAL PAVEMENT SECTION
N.T.S.



NOTES:
1. ALL LETTERS ARE 1" SERIES "C", PER MUTCD.
2. TOP PORTION OF SIGN SHALL HAVE REFLECTORIZED (ENGINEERING GRADE) BLUE BACKGROUND WITH WHITE REFLECTORIZED LEGEND AND BORDER.
3. BOTTOM PORTION OF SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WHITE BACKGROUND WITH BLACK OPAQUE LEGEND AND BORDER.
4. ONE (1) SIGN IS REQUIRED FOR EACH PARKING SPACE.
5. HEIGHT OF SIGN SHALL 7'-6" FROM FINISHED GROUND TO BOTTOM OF SIGN.

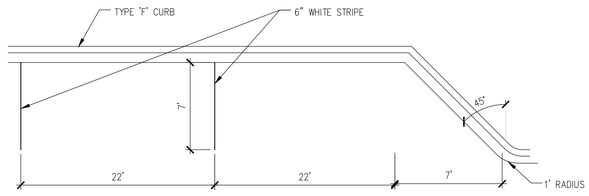
12 HANDICAP SIGN
N.T.S.



NOTE 1:
REFERENCE FDOT INDEX 304, PAGE 1, GENERAL AND DESIGN NOTES FOR RAMPS IN R.O.W.

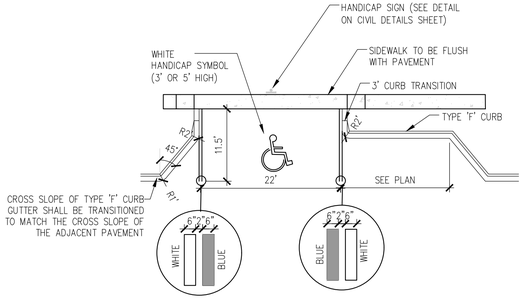
NOTE 2:
CONSTRUCT RAMP TO LEAST POSSIBLE SLOPE (MAX = 1:12). CROSS SLOPE OF RAMP AND LANDING SHALL NOT EXCEED 1:50.

13 SIDEWALK HANDICAP RAMP
3000 PSI (MIN.) CONCRETE N.T.S.



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

NOTE: FINISHED GRADES OF PAVEMENT IN HC PARKING AND ACCESSIBILITY AISLE SHALL NOT EXCEED 1:50 SLOPE IN ANY DIRECTION. SEE PLAN FOR STYLE OF HANDICAP RAMP. HANDICAP STRIPING SHALL CONFORM TO FDOT INDEX 17346 SHEET 11 OF 14 (LATEST EDITION)



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

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

1828 ENGINEERING
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228

CIVIL DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

BY	DESCRIPTION	REV.	DATE

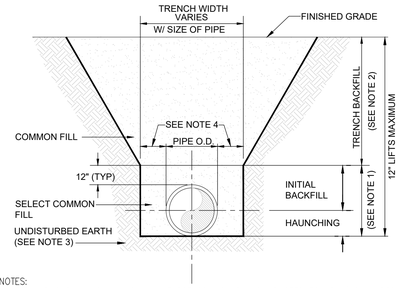
DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C8.0

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

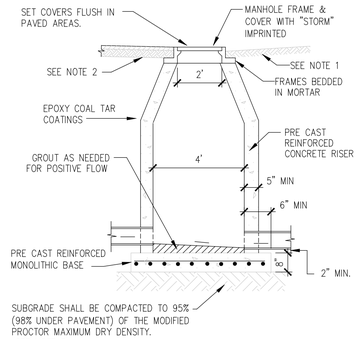
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\CIVIL DETAILS.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela



NOTES:
1. INITIAL BACKFILL AND HAUNCHING: SELECT COMMON FILL COMPACTED TO 95% (98% UNDER PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 95% (98% UNDER PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
3. PIPE BEDDING SHALL BE COMPACTED TO 95% (MIN) OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY. BEDDING ROCK CAN BE USED FOR BEDDING IF SUBGRADE SOILS ARE TOO WET TO COMPACT, OR AS DIRECTED BY THE ENGINEER.
4. 15" MAX. (12" MIN.) FOR PIPE DIAMETER LESS THAN 24" AND 24" MAX (12" MIN) FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.

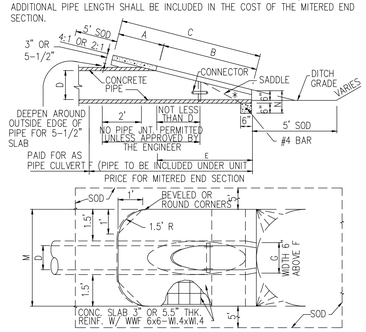
1 TRENCH DETAIL
N.T.S.



NOTE:
1. IN UNPAVED AREAS TOP OF FRAME SHALL BE 2" ABOVE FINISHED GRADE
2. ALL INPAVEMENT STRUCTURES MUST CONFORM TO H20 LOADING STANDARDS
3. 12 INCHES OF STONE BEDDING (FDOT #57 STONE, NON-CALCAREOUS) CAN BE USED FOR BEDDING IF SUBGRADE SOILS ARE TOO WET TO COMPACT.

2 MANHOLE
N.T.S.

STORM SEWER PIPE LENGTHS NOTED IN THE DRAWINGS REFLECT ONLY THE PIPE ITSELF. WHERE A MITERED END SECTION IS INSTALLED ON SAID PIPE, ITS ADDITIONAL PIPE LENGTH SHALL BE INCLUDED IN THE COST OF THE MITERED END SECTION.



DIMENSIONS AND QUANTITIES										
								M		
	D	A	B	C	E	F	G	SINGLE PIPE	DOUBLE PIPE	TRIPLE PIPE	QUAD. PIPE
2:1 SLOPE	15"	1.92'	2.18'	4.10'	2.06'	5'	1.22'	4.63'	7.21'	9.79'	12.37'
	18"	1.97'	2.74'	4.71'	2.56'	6'	1.41'	4.92'	7.75'	10.58'	13.42'
	24"	2.06'	3.85'	5.91'	3.56'	7'	1.73'	5.50'	8.92'	12.33'	15.75'
	30"	2.15'	4.95'	7.10'	4.56'	8'	2.00'	6.08'	10.33'	14.58'	18.83'
	36"	2.25'	6.08'	8.33'	5.56'	9'	2.24'	6.67'	11.75'	16.83'	21.92'
	42"	2.34'	7.21'	9.55'	6.56'	10'	2.45'	7.25'	13.25'	19.25'	25.25'
	48"	2.43'	8.33'	10.76'	7.56'	11'	2.65'	7.83'	14.58'	21.33'	28.08'
	54"	2.52'	9.44'	11.96'	8.56'	12'	2.83'	8.42'	16.08'	23.75'	31.42'
	60"	2.62'	10.56'	13.18'	9.56'	14'	3.00'	9.00'	17.50'	26.00'	34.50'
	66"	2.71'	11.68'	14.39'	10.56'	15'	3.18'	9.58'	18.75'	27.92'	37.08'
	72"	2.80'	12.80'	15.60'	11.56'	16'	3.30'	10.16'	20.16'	30.16'	40.16'
4:1 SLOPE	15"	2.27'	4.09'	6.36'	4.03'	8'	1.22'	4.63'	7.21'	9.79'	12.37'
	18"	2.36'	5.12'	7.48'	5.03'	9'	1.41'	4.92'	7.75'	10.58'	13.42'
	24"	2.53'	7.18'	9.71'	7.03'	11'	1.73'	5.50'	8.92'	12.33'	15.75'
	30"	2.70'	9.25'	11.95'	9.03'	13'	2.00'	6.08'	10.33'	14.58'	18.83'
	36"	2.87'	11.31'	14.18'	11.03'	15'	2.24'	6.67'	11.75'	16.83'	21.92'
	42"	3.05'	13.37'	16.42'	13.03'	17'	2.45'	7.25'	13.25'	19.25'	25.25'
	48"	3.22'	15.43'	18.65'	15.03'	19'	2.65'	7.83'	14.58'	21.33'	28.08'
	54"	3.39'	17.49'	20.88'	17.03'	21'	2.83'	8.42'	16.08'	23.75'	31.42'
	60"	3.56'	19.55'	23.11'	19.03'	23'	3.00'	9.00'	17.50'	26.00'	34.50'
	66"	3.73'	21.62'	25.35'	21.03'	25'	3.18'	9.58'	18.75'	27.92'	37.08'
	72"	3.91'	22.68'	26.59'	23.03'	27'	3.30'	10.16'	20.16'	30.16'	40.16'

* SLOPE- 4:1 MITER - TO C PIPE FOR PIPES 18" AND SMALLER
2:1 FOR PIPES 24" AND LARGER
2:1 MITER - TO C PIPE FOR PIPES 18" AND SMALLER
1:1 FOR PIPES 24" AND LARGER

3 MITERED END SECTION (RCP)
FDOT STD. INDEX 430-021 N.T.S.

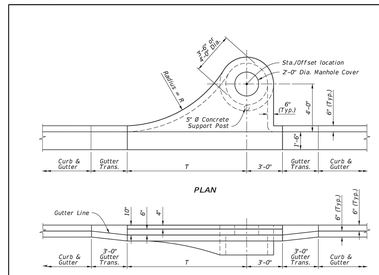
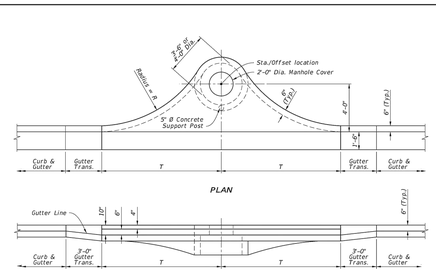
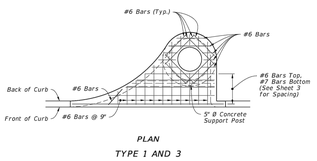


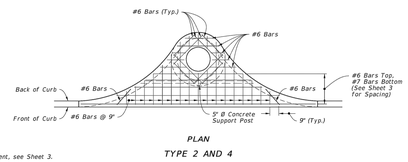
TABLE 1 INLET DIMENSIONS		
Inlet Type	R	T
1	10'-0"	10'-0"
2	10'-0"	10'-0"
3	6'-0"	6'-0"
4	6'-0"	6'-0"



TOP DIMENSIONAL DETAILS



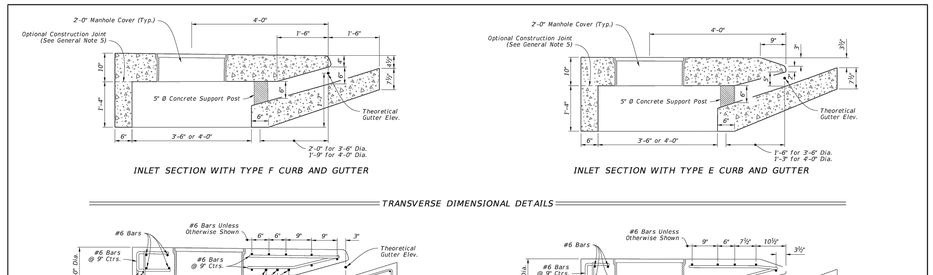
NOTE:
For transverse section reinforcement, see Sheet 3.



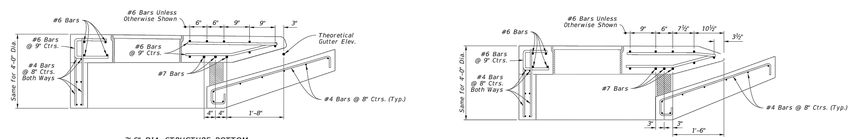
TOP REINFORCING DETAILS

TOP DIMENSIONAL AND TOP REINFORCING DETAILS

LAST REVISION	DESCRIPTION:				
11/01/20		FDOT FY 2026-27 STANDARD PLANS	CURB INLET TOP TYPES 1, 2, 3, AND 4	INDEX 425-020	SHEET 2 of 3



TRANSVERSE DIMENSIONAL DETAILS





TRANSVERSE REINFORCING DETAILS

TRANSVERSE DIMENSIONAL AND REINFORCING DETAILS

LAST REVISION	DESCRIPTION:				
11/01/20		FDOT FY 2026-27 STANDARD PLANS	CURB INLET TOP TYPES 1, 2, 3, AND 4	INDEX 425-020	SHEET 3 of 3

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

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

DRAINAGE DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C9.0

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

This item has been digitally signed and sealed by Luke S. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE DETAILS.dwg Modified:7/21/2026 By:killela Plotted By:brian killela

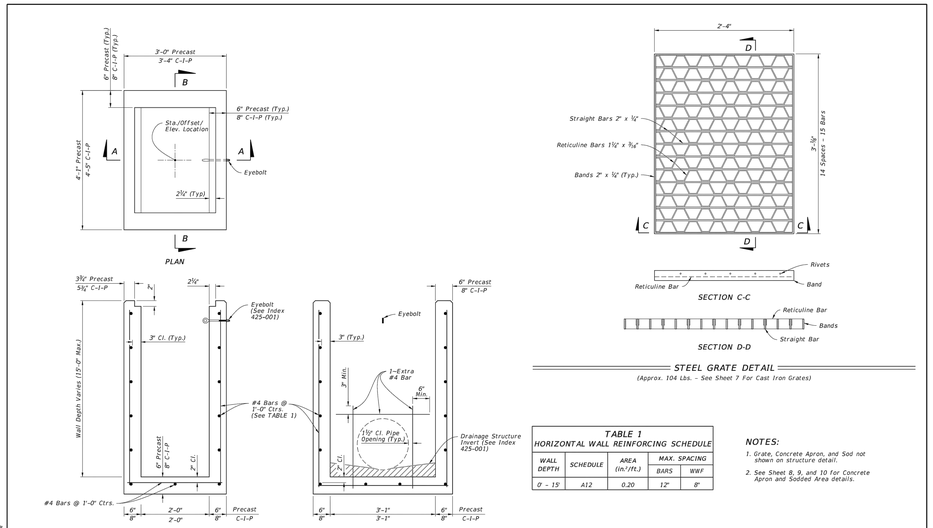


TABLE 1
HORIZONTAL WALL REINFORCING SCHEDULE

WALL DEPTH	SCHEDULE	AREA (in²/ft.)	MAX. SPACING	
			BARS	WWF
0' - 15'	A12	0.20	12"	8"

NOTES:
1. Grate, Concrete Apron, and Sod not shown on structure detail.
2. See Sheet 8, 9, and 10 for Concrete Apron and Sodded Area details.

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	DITCH BOTTOM INLET TYPES C, D, E, AND H	INDEX	SHEET
11/01/20	REVISION				425-052	2 of 14

5 TYPE C INLET
N.T.S.

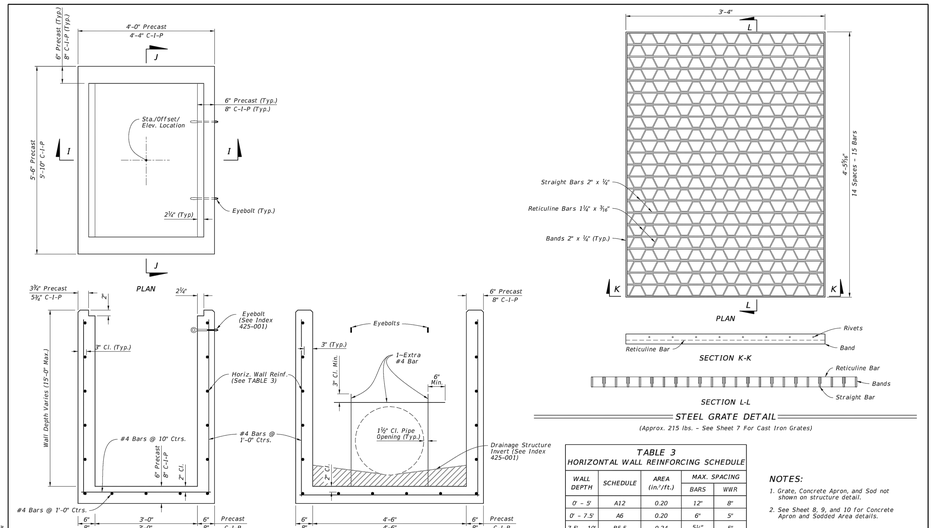


TABLE 3
HORIZONTAL WALL REINFORCING SCHEDULE

WALL DEPTH	SCHEDULE	AREA (in²/ft.)	MAX. SPACING	
			BARS	WWR
0' - 5'	A12	0.20	12"	8"
0' - 7.5'	A6	0.20	6"	5"
7.5' - 10'	B5.5	0.24	5½"	5"
10' - 15'	C6.5	0.37	6½"	6"

NOTES:
1. Grate, Concrete Apron, and Sod not shown on structure detail.
2. See Sheet 8, 9, and 10 for Concrete Apron and Sodded Area details.

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	DITCH BOTTOM INLET TYPES C, D, E, AND H	INDEX	SHEET
11/01/20	REVISION				425-052	4 of 14

6 TYPE E INLET
N.T.S.

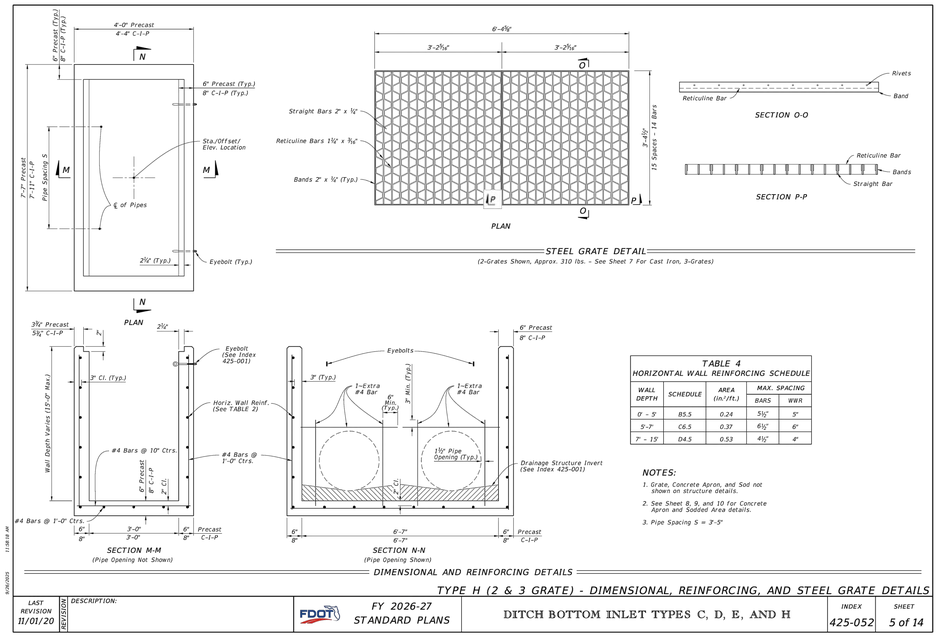


TABLE 4
HORIZONTAL WALL REINFORCING SCHEDULE

WALL DEPTH	SCHEDULE	AREA (in²/ft.)	MAX. SPACING	
			BARS	WWR
0' - 5'	B5.5	0.24	5½"	5"
5'-7'	C6.5	0.37	6½"	6"
7' - 15'	D4.5	0.53	4½"	4"

NOTES:
1. Grate, Concrete Apron, and Sod not shown on structure details.
2. See Sheet 8, 9, and 10 for Concrete Apron and Sodded Area details.
3. Pipe Spacing S = 3'-5"

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	DITCH BOTTOM INLET TYPES C, D, E, AND H	INDEX	SHEET
11/01/20	REVISION				425-052	5 of 14

7 TYPE H INLET
N.T.S.

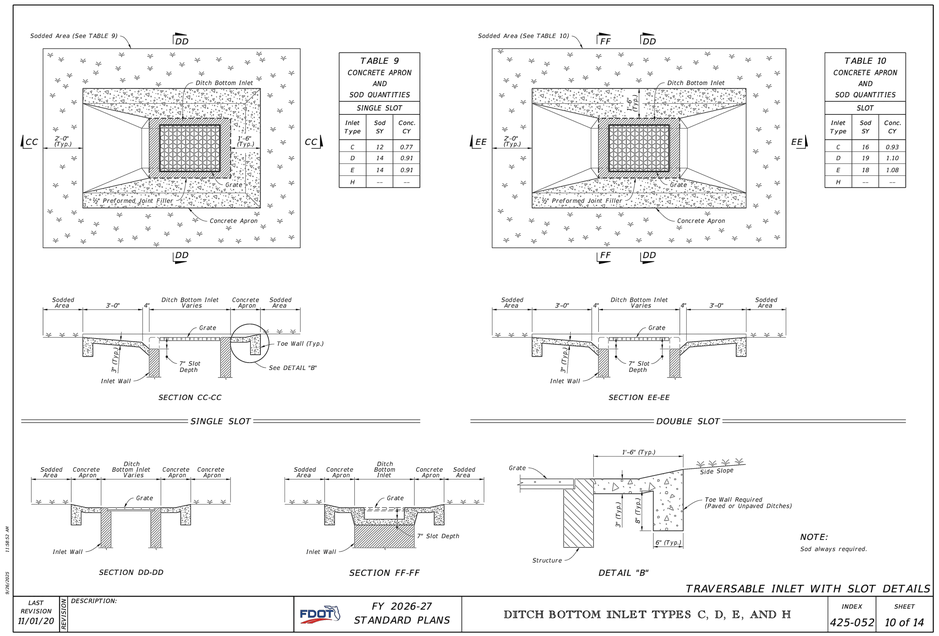


TABLE 9
CONCRETE APRON AND SOD QUANTITIES
SINGLE SLOT

Inlet Type	Sod SY	Conc. CY
C	12	0.77
D	14	0.91
E	14	0.91
H	---	---

TABLE 10
CONCRETE APRON AND SOD QUANTITIES
SLOT

Inlet Type	Sod SY	Conc. CY
C	16	0.93
D	19	1.10
E	18	1.08
H	---	---

NOTE:
Sod always required.

LAST REVISION	DESCRIPTION:	FDOT	FY 2026-27 STANDARD PLANS	DITCH BOTTOM INLET TYPES C, D, E, AND H	INDEX	SHEET
11/01/20	REVISION				425-052	10 of 14

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

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 658-2228
BOARD OF PROFESSIONAL ENGINEERS REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

DRAINAGE DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
N.T.S.	PUL-061	C9.1

LUKE CLASSON
LICENSE
No 77066
STATE OF FLORIDA
PROFESSIONAL ENGINEER
7/21/26

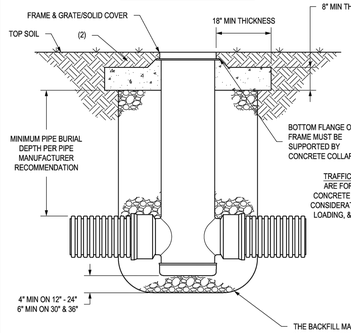
This item has been digitally signed and sealed by Luke A. Classson, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE DETAILS.dwg Modified: 7/21/2026 By:bkillela Plotted By:brian killela 7/21/2026 By:bkillela

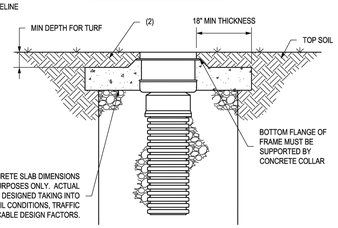
P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\DRAINAGE DETAILS.dwg Modified:7/21/2026 By:brian killela Plotted By:bkillela

NYLOPLAST TURF TRAFFIC INSTALLATION

12" - 36" DRAIN BASIN



12" - 30" INLINE DRAIN



TRAFFIC LOADS: CONCRETE SLAB DIMENSIONS ARE FOR GUIDELINE PURPOSES ONLY. ACTUAL CONCRETE SLAB MUST BE DESIGNED TAKING INTO CONSIDERATION LOCAL SOIL CONDITIONS, TRAFFIC LOADING, & OTHER APPLICABLE DESIGN FACTORS.

1. GRATES/SOLID COVERS SHALL MEET H-20 LOAD RATING FOR 30" PEDESTRIAN & 12" - 30" STANDARD & SOLID.
2. DESIGN SHOULD ACCOUNT FOR ROOT DEPTH TO ALLOW TURF TO GROW AND PREVENT EROSION AROUND GRATE SO THAT HAZARDS DO NOT FORM.

THIS PRINT DISCLOSES SUBJECT MATTER IN WHICH NYLOPLAST HAS PROPRIETARY RIGHTS. THE RECEIPT OR POSSESSION OF THIS PRINT DOES NOT CONFER, TRANSFER, OR LICENSE THE USE OF THE DESIGN OR TECHNICAL INFORMATION SHOWN HEREIN. REPRODUCTION OF THIS PRINT OR ANY INFORMATION CONTAINED HEREIN, OR MANUFACTURE OF ANY ARTICLE HEREFROM, FOR THE DISCLOSURE TO OTHERS IS FORBIDDEN, EXCEPT BY SPECIFIC WRITTEN PERMISSION FROM NYLOPLAST. 6301/3.NYLOPLAST

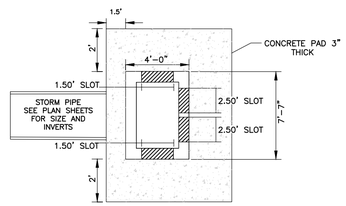
DRAWN BY	EBC	MATERIAL	
DATE	01-05-09		
REVISED BY	NMH	PROJECT NO./NAME	
DATE	06-12-18		
DWG SIZE	A	SCALE 1:25	SHEET 1 OF 1

Nyloplast — 3130 VERONA AVE, BUFORD, GA 30518, PHN (770) 932-2443, FAX (770) 932-2490, www.nyloplast-us.com

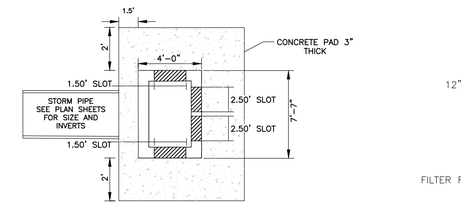
TITLE: DRAIN BASIN & INLINE DRAIN TURF TRAFFIC INSTALLATION

DWG NO. 7001-110-340 REV G

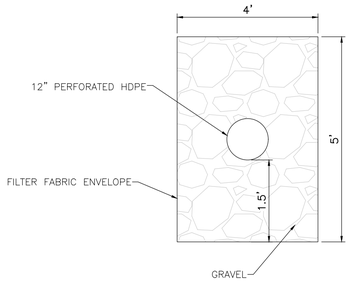
9 CONCRETE COLLAR
N.T.S.



10 MODIFIED TYPE-H INLET BU-1
N.T.S.

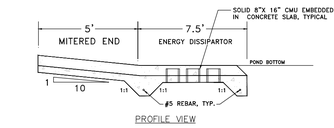


11 MODIFIED TYPE-H INLET BU-2
N.T.S.

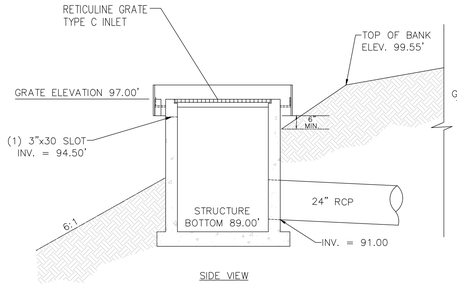


NOTES:
1. GRAVEL SHALL BE GRADES 56 OR 57 AND SHALL MEET THE REQUIREMENTS OF FDOT SECTIONS 01-2 OR 901-3.
2. FILTER FABRIC SHALL BE TYPE D-3 (SEE FDOT INDEX NO. 199).
3. EXFILTRATION PIPE SHALL BE 12" DIAMETER TUBING MEETING AASHTO M252 AND ASTM F405.62A WITH POLYESTER KNITTED FILTER SOCK MEETING ASTM D3887 AND ASTM D1682.

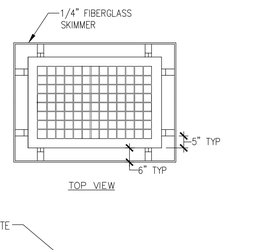
12 EXFILTRATION PIPE
N.T.S.



13 ENERGY DISSIPATOR DETAIL
N.T.S.



14 DS-1 CONTROL STRUCTURE
N.T.S.



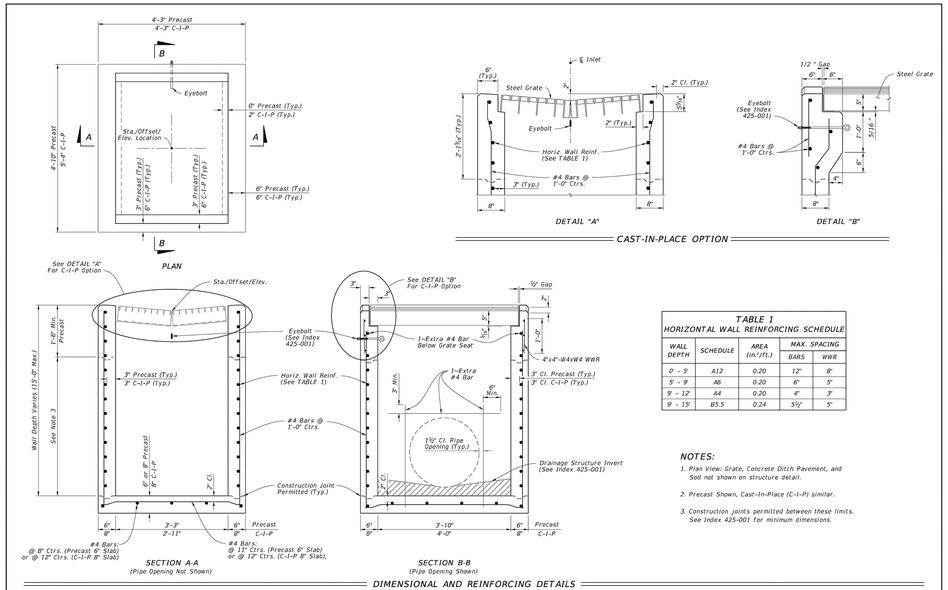


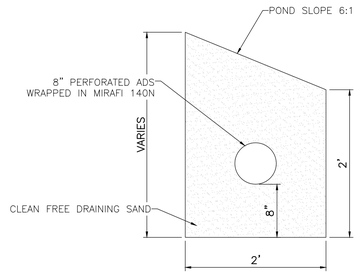
TABLE 1
HORIZONTAL WALL REINFORCING SCHEDULE

WALL DEPTH	SCHEDULE	AREA (in.²/ft.)	MAX. SPACING BARS	MAX. SPACING WWR
0' - 5'	A12	0.20	12"	8"
5' - 9'	A6	0.20	6"	5"
9' - 12'	A4	0.20	4"	3"
9' - 15'	B5.5	0.24	5½"	5"

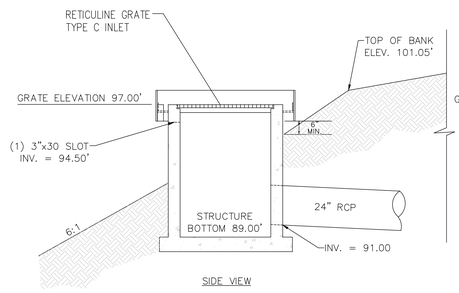
NOTES:
1. Plan View: Grate, Concrete Ditch Pavement, and Sod not shown on structure detail.
2. Precast Shown, Cast-In-Place (C-I-P) similar.
3. Construction joints permitted between these limits. See Index 425-001 for minimum dimensions.

LAST REVISION	DESCRIPTION:	FDOT FY 2026-27 STANDARD PLANS	GUTTER INLET TYPE V	INDEX	SHEET
11/01/20	REVISION			425-041	2 of 4

16 TYPE V INLET
N.T.S.



16 INTERCEPTOR DRAIN
N.T.S.



15 DS-2 CONTROL STRUCTURE
N.T.S.

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

REV.	DATE	DESCRIPTION	BY

DRAINAGE DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN:	DESIGNED:	CHECKED:	DATE:
A. ROBINSON	O. SANCHEZ	L. CLASSON	7/21/2026

SCALE	PROJECT	SHEET
N.T.S.	PUL-061	C9.2

LUKE CLASSUM LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER 7/21/26

The Seal on these documents authorizes their use only for the intended purpose and while they remain unaltered. Unless otherwise agreed to in writing by the Engineer, no use of the documents on any other project is authorized. Any unauthorized use is at the user's sole risk and without liability to the Engineer.

GENERAL NOTES

1. Governing standards and specifications on this project are considered the Florida Department of Transportation (FDOT) Design Standards (2013 Edition), FDOT Standard Specifications for Road and Bridge Construction (2013 Edition), and City of Apopka Utilities Design and Construction Standards Manual (2014 Edition).
2. All personal property, except mail boxes located within the public right-of-way (not relocated by the property owner), shall be removed by the Contractor as necessary to construct the project in accordance with the Construction Plans. Mail boxes shall be relocated by the Contractor in accordance with FDOT Index No. 532.
3. The disposal of excess earthwork materials shall be the responsibility of the Contractor. Approval of disposal sites shall be obtained from the City of Apopka prior to disposal.
4. All existing trees and stumps within the right-of-way and limit of the project are to be removed as clearing and grubbing unless otherwise directed.
5. Seed and mulch all disturbed areas not covered by sod unless otherwise directed.
6. All pavement offsets shown are to the proposed centerline of construction, as where radius dimensions are to the edge of pavement, unless otherwise noted.
7. Turnout locations and widths shown in the Construction Plans are approximate and may be adjusted as necessary or as directed by the Engineer. All turnouts shall be constructed in accordance with FDOT Index No. 515.
8. The various permits included in the bid specifications payment are included in the bid price for Section 104. The Contractor shall perform his work in accordance with the requirements of _____ Control, and Abatement of Erosion and Water Pollution _____ excluding any specified elsewhere. Environmental controls shall be used at locations designated in the plans and/or designated by the Engineer.
9. The information shown on these drawings concerning type and location of underground and other utilities are based on available records and surveys, but is not guaranteed to be accurate or all inclusive. The Contractor shall make his own determination as to the type and location of utilities as may be necessary to avoid damage there to, and is responsible for coordinating utility relocation.
10. Prior to ordering drainage structures, the Contractor shall determine if drainage utility conflicts exist. Information about possible conflicts shall be submitted to the Engineer as soon as possible after discovery of such for resolution.
11. The Contractor shall notify all gas utility companies a minimum of two working days prior to excavation as required by Chapter 77-153 of the Florida Statutes.
12. All inlet/manhole - pipe joints shall be filled with non-shrink grout, covered with an asphaltic mastic coating, and wrapped with a filter fabric material per Section 13.03.03 of the Orange County Road Construction Specifications.
13. All curb inlets, ditch bottom inlets, and manholes shall have traffic bearing frames and covers or grates meeting AASHTO-25 loading requirements.
14. Changes of pipe inverts not exceeding plus or minus one foot will not be considered as a basis for additional compensation for the pertinent pipe bid item or for modification of precast structures.
15. All benchmarks (irons and monuments) shown in the Construction Plans, or found, shall be preserved. Those shown in proposed pavement shall be protected with a cast iron valve box.
16. Public land corners within the limits of construction shall be protected. If a corner monument is in danger of being destroyed or disturbed, the Contractor shall notify the Engineer, without delay, by telephone. The Contractor shall provide written follow up confirmation within 48-hours of telephone notification.
17. Prior to beginning of any construction, the Contractor shall submit to the Engineer a set of field notes verifying the benchmark elevations and the reference point connections on the plan and profile view sheets, and/or a set of field notes for all additional benchmark and reference point connections proposed to be used in constructing the project with their location, description and elevation, based on North American Vertical Datum (NAVD88). All submittals shall be signed and sealed by a Professional Land Surveyor registered in the State of Florida.
18. Within 21 calendar days after notice to proceed, the Contractor shall stake the public right-of-way at 50 foot intervals and the right-of-way breaks with corresponding stations shown on the stakes. No invoice for payment for mobilization (Pay Item No. 101-1) will be processed until the right-of-way has been staked to the satisfaction of the Engineer.
19. Any United States Code (USC) and National Geodetic Survey (NGS) monuments within the limits of construction shall be protected. If in danger of damage, the Contractor shall notify the Engineer, and both shall notify:
    State Geodetic Advisor, NOAA
    3900 Commonwealth Blvd - MS105
    Tallahassee, FL Phone (850) 245-2606
20. It shall be the responsibility of the Contractor to acquire all necessary right-of-way and maintenance of traffic permits. The City will waive all permits required for construction activities within the limits of public right-of-way owned and maintained by the City of Apopka. For construction activity within the limits of public right-of-way maintained by the City but owned by Orange County or the State of Florida, the Contractor shall acquire the required permits from the agencies. It shall be the responsibility of the Contractor to insure that all required permits are obtained and in-hand before beginning any construction.
21. The location of all existing utilities, storm drainage systems, and topographic features shown on the plans have been determined from the best available information and are provided for the convenience of the Contractor. The Engineer assumes no responsibility for their inaccuracy. Should a discrepancy arise between these plans and actual field conditions, which would appreciably affect the execution of these plans, the Contractor shall halt construction and notify the Engineer immediately.
22. The Contractor shall be responsible for notifying the City within 48 hours before any inspections. Also, the Contractor shall be responsible for meeting all inspection criteria, schedules and signing said inspections.
23. The Contractor shall not excavate, remove or otherwise disturb any material, structure or part of a structure which is located outside the lines, grades or grading section, established for this project, except where such excavations or removal is provided or in the Contract Construction Plans or Technical Specifications.
24. All work and all materials furnished shall be in conformity with the lines, grades, grading sections, cross sections, dimensions, material requirements, and testing requirements that are specified in the Contract Construction Plans or Technical Specifications.
25. All work shall be accomplished in strict accordance with all applicable federal, state and local codes, ordinances and regulations.
26. Apparent errors, discrepancies or omissions in the Construction Plans shall be brought to the Engineer's attention before bidding.
27. After completion of construction, the Contractor shall provide to the City a completed as-built plan one week prior to the final inspection. Before the final acceptance it shall be the Contractor's responsibility to perform a site cleanup for the removal of trash, debris, excess materials, and equipment to the project site clean and in good order.
28. No extra payments shall be allowed for any work required due to misunderstanding of job or site conditions affecting the work as described in the Technical Specifications or shown on the Construction Plans. The Contractor shall not take advantage of any apparent error or omission in the Construction Plans or Technical Specifications and the Engineer shall be permitted to make corrections and interpretation as may be deemed necessary for the fulfillment of the intent of the Contract Documents. By entering the bidding process the bidders acknowledge acceptance of these conditions.
29. The Contractor shall submit four (4) sets of detailed shop drawings of all major items proposed for this project to the Engineer prior to ordering any of the equipment or material. Two (2) copies of the shop drawings will be returned to the Contractor. Upon the Contractor's receipt of approved shop drawings from the Engineer, the Contractor may proceed with the work.
30. The Contractor shall comply with the legal load restrictions in hauling of materials in public roads beyond the limits of construction work. A special permit will not relieve the Contractor of liability for damage which may result from the moving of material and equipment.
31. During construction, no direct discharge of water to downstream receiving waters will be allowed. The Contractor is responsible for maintaining water quality and route discharge water in such a manner as to adequately remove silt prior to runoff from the site.
32. Connection to existing lines to which utility pipe of the Contract must connect, the following work shall be performed:
    A. Expose buried lines to confirm or determine end connection, pipe material and diameter.
    B. Furnishing and installing piping and making proper connections.

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. GN

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

GENERAL NOTES:

1. THE TABLE REPRESENTS THE MINIMUM SEPARATION REQUIREMENTS AS DESCRIBED IN F.D.E.P. RULES OF THE FLORIDA ADMINISTRATION CODE (F.A.C.). THESE SEPARATION REQUIREMENTS SHALL APPLY BETWEEN NEWLY PROPOSED UTILITY LINES AND EXISTING OR PROPOSED UTILITY LINES.
2. * FOR THE PURPOSE OF THIS TABLE, RECLAIMED WATER SHALL MEAN UNRESTRICTED PUBLIC ACCESS REUSE WATER AS DEFINED BY F.A.C. 17-610. OTHER TYPES OF RECLAIMED WATER ARE CONSIDERED RAW SEWAGE AND SEPARATIONS LISTED FOR SANITARY SEWER SHALL APPLY.
3. ALL SEPARATION DISTANCES ARE FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE UNLESS OTHERWISE SPECIFIED. CRITERION PRODUCING GREATER CLEARANCE SHALL BE USED.

   C/C – DENOTES CENTER OF PIPE TO CENTER OF PIPE.

   O/O – DENOTES OUTSIDE OF PIPE TO OUTSIDE OF PIPE.
4. ACCEPTABLE VARIANCES:
   A. WHERE HORIZONTAL SEPARATION IS NOT ATTAINABLE, PVC-C-900 SDR-14 OR CONCRETE ENCASEMENT MUST BE USED FOR THE SANITARY SEWER LINE FOR AT LEAST ONE OF THE PIPES. PVC-C-900 SDR 14 OR CONCRETE ENCASEMENT MUST BE USED UNTIL MINIMUM CLEARANCE IS REGAINED.
   B. WHERE 18 INCH VERTICAL SEPARATION IS NOT ATTAINABLE AT CROSSINGS, USE ONE FULL LENGTH OF PVC-C-900 SDR-14 FOR SANITARY SEWERS OR ENCASED PIPE CENTERED AT THE POINT OF CROSSING SPECIAL SUPPORT MAY BE REQUIRD.
5. NO WATER PIPE SHALL PASS THROUGH OR COME IN CONTACT WITH ANY PART OF A SANITARY OR STORM WATER MANHOLE OR STRUCTURE.
6. CONCRETE ENCASEMENT SHALL NOT BE USED UNLESS APPROVED BY PUBLIC SERVICES DIRECTOR OR HIS DESIGNEE.

HORIZONTAL & VERTICAL SEPARATION REQUIREMENTS

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 104

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *

	PIPE SIZE									
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND	33	43	51	60							
45° BEND	14	18	22	25							
22-1/2° BEND	7	9	11	12							
11-1/4° BEND	4	5	6	6							
TEE**	1	7	24	44							
REDUCER (ONE SIZE SMALLER)		41	39	40							
DEAD END	74	96	115	136							

* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

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

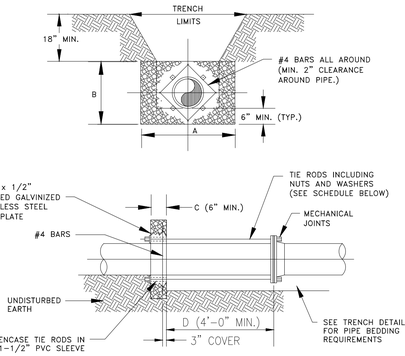
   TYPE OF PIPE: PVC
   WORKING PRESSURE: 150 P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION: SM(SAND SILT)
   LAYING CONDITIONS: 3
6. FOR PIPE ENCASED IN POLYETHYLENE INCREASE THE GIVEN VALUE BY A FACTOR OF 1.5.
7. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (PVC)

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 105



NOTES:

1. ADDITIONAL REINFORCEMENTS SHALL BE AS SPECIFIED BY THE ENGINEER.
2. MINIMUM COMPRESSIVE STRENGTH FOR CONCRETE SHALL BE 2500 P.S.I.
3. BEDDING, BACKFILL AND COMPACTION SHALL BE AS SPECIFIED ELSEWHERE IN THE STANDARD DRAWINGS.
4. ALL FORM BOARDS SHALL BE REMOVED PRIOR TO BACKFILL.
5. NO ALLOWANCE SHALL BE MADE FOR FRICTION BETWEEN THE PIPE WALL AND THE THRUST COLLAR.
6. DESIGN PRESSURE: 150 P.S.I.

SCHEDULE OF DIMENSIONS AND MATERIALS *						
PIPE SIZE (INCHES)	DIMENSIONS (FT.)				TIE RODS REQ'D	
	A	B	C	D	DIA.	NO.
6	2.0	2.0	1.0		3/4	2
8	2.5	2.5	1.0		3/4	2
10	3.5	3.0	1.0		3/4	4
12	5.0	3.0	1.0		3/4	4
16	6.0	4.0	1.5		3/4	4
20	8.0	5.0	1.5		3/4	6
24	9.0	6.0	1.5		3/4	8

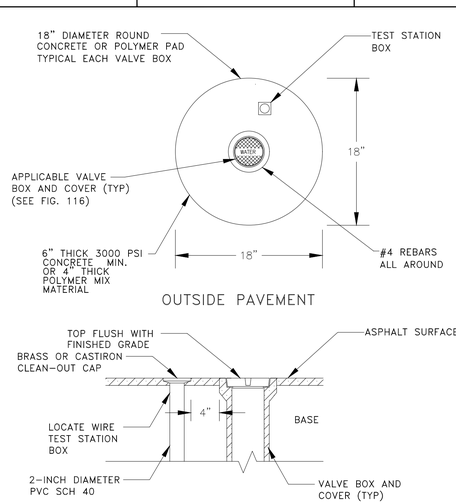
NOTE: THRUST BLOCK AREAS TO BE COMPUTED ON BASIS OF 3,000 LBS. PER SQ. FT. SOIL RESTRAINT BEARING. (1,500 MIN) SEE NOTE 5
* TO BE COMPLETED BY ENGINEER.

WATER MAIN THRUST COLLAR DETAIL

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 107



OUTSIDE PAVEMENT

INSIDE PAVEMENT

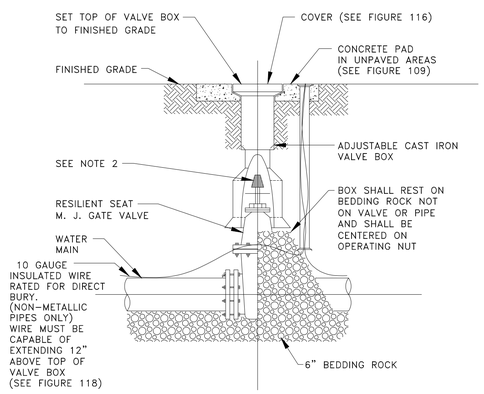
VALVE IDENTIFICATION TAG
TO BE INSTALLED BY CITY
& PAID FOR BY DEVELOPER

VALVE BOX

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 109



NOTES:

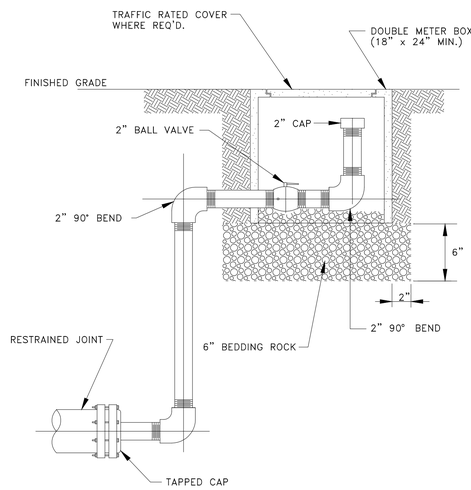
1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN A 3 FEET BELOW FINISHED GRADE.

GATE VALVE AND BOX DETAIL

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 400



NOTES:

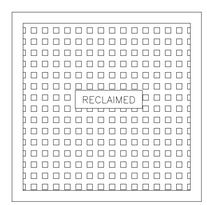
1. ALL 2 INCH PIPE AND FITTINGS SHALL BE SCHEDULE 40 GALVANIZED STEEL OR BRASS WITH THREADED (NPT) JOINTS. USE TEFLON TAPE ON JOINTS.
2. COLOR SHALL BE APPROPRIATE FOR USE.

BLOWOFF VALVE DETAIL

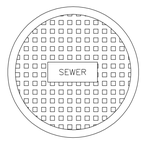
CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

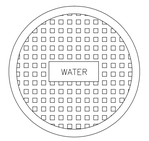
FIG. 403



RECLAIMED WATER



SEWER



POTABLE WATER

TYPICAL VALVE BOX COVER DETAILS

CITY OF APOPKA
DESIGN ENGINEERING DIVISION

JANUARY 2014

FIG. 116

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

BY | DESCRIPTION | DATE | REV.

UTILITY DETAILS
CONSTRUCTION SITE PLAN

PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

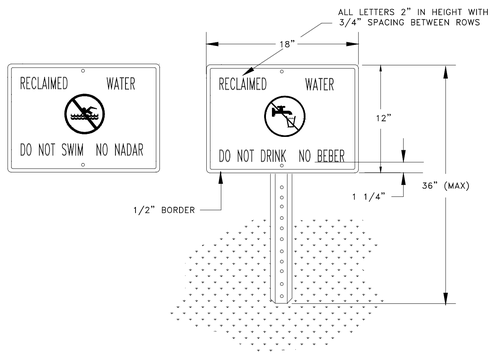
SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C10.0

LUKE CLASSON — LICENSE — No 77066 — STATE OF FLORIDA — PROFESSIONAL ENGINEER
7/21/26

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

The Seal over these words appears digital and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY DETAILS.dwg Modified:7/15/2026 By:arobinson Plotted By:brian killela

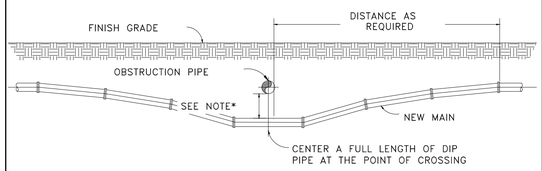


NOTES:

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

RECLAIMED WATER ADVISORY SIGN

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 115



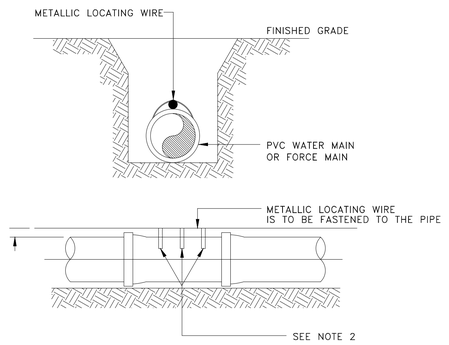
NOTES:

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

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

UTILITY CROSSING PIPE DEFLECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 117

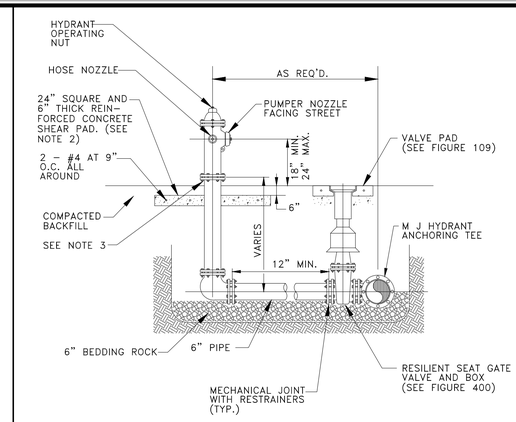


NOTES:

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

PVC PIPE LOCATING WIRE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118

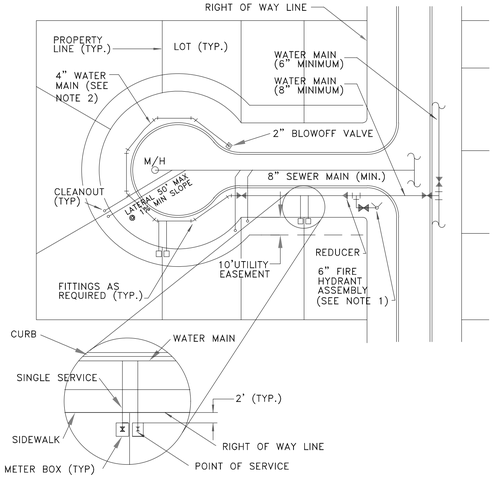


NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN CONSTRUCTION STANDARDS MANUAL.

FIRE HYDRANT ASSEMBLY DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402

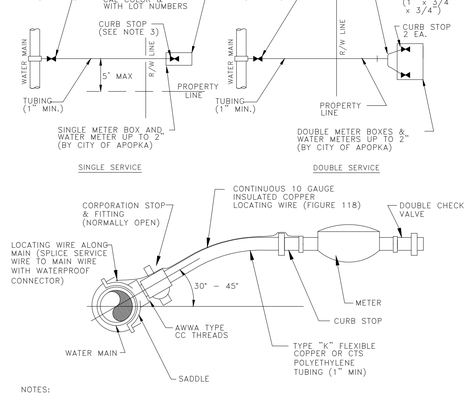


NOTES:

1. ANCHORING TYPE 90° BEND SHALL ONLY BE USED WHERE RIGHT-OF-WAY CONSTRUCTION WILL NOT ALLOW INSTALLATION OF A STRAIGHT ASSEMBLY.
2. POTABLE WATER MAINS SHALL BE MINIMUM 4" FOR THE LAST 500' OF A CUL-DE SAC NOT SERVING A HYDRANT.

TYPICAL SERVICE LOCATION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	MAY 2022	FIG. 404

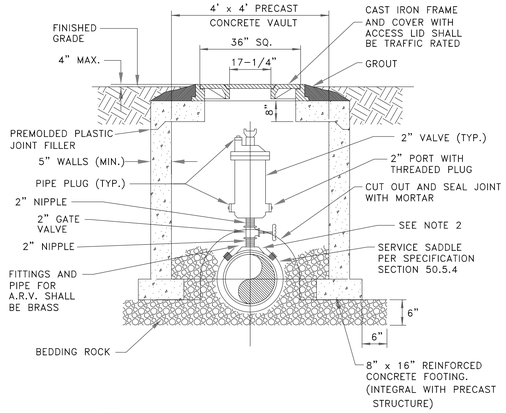


NOTES:

1. ALL FITTINGS SHALL BE BRASS WITH COMPRESSION/PACK JOINT TYPE CONNECTIONS.
2. NO SERVICE LINE SHALL TERMINATE UNDER A DRIVEWAY.
3. EACH SERVICE SHALL TERMINATE AT A CURB STOP(S) WHICH SHALL BE BURIED APPROXIMATELY 3" BELOW FINAL GRADE AND SHALL BE CLEARLY MARKED WITH A 2" x 2" x 18" STAKE WITH THE TOP PAINTED BLUE FOR POTABLE WATER AND PURPLE FOR RECLAIMED WATER, AND MARKED WITH THE NUMBER OF THE LOT(S) TO BE SERVED.
4. RECLAIMED WATER SERVICES SHALL USE PURPLE COLORED CTS POLYETHYLENE TUBING.
5. POTABLE WATER SERVICES SHALL USE BLUE COLORED CTS POLYETHYLENE TUBING.
6. ALL SERVICE UNDER EXISTING OR PROPOSED PAVEMENT SHALL BE INSTALLED IN A MINIMUM 2" PVC SLEEVE.

WATER SERVICE CONNECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 405

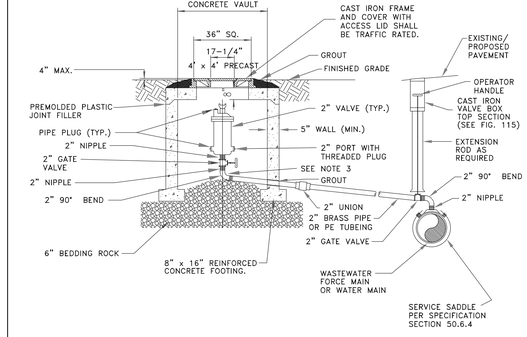


NOTES:

1. ABOVE DETAIL IS BASED ON 2 INCH COMBINATION AIR/VACUUM RELEASE VALVE. CHANGE PIPE AND FITTINGS ACCORDINGLY FOR OTHER VALVE SIZES AND TYPES. VALVE SIZES TO BE DETERMINED BY THE ENGINEER AND APPROVED BY THE CITY PRIOR TO INSTALLATION.
2. THE MINIMUM DIMENSION FROM TOP OF PIPE TO FINISHED GRADE SHALL BE 4.0 FEET.
3. ALL STRUCTURES TO BE TRAFFIC BEARING RATED.

AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 119



NOTES:

1. ABOVE DETAIL IS BASED ON 2 INCH COMBINATION AIR/VACUUM RELEASE VALVE. CHANGE PIPE AND FITTINGS ACCORDINGLY FOR OTHER VALVE SIZES AND TYPES. VALVE SIZES TO BE DETERMINED BY THE ENGINEER AND APPROVED BY THE CITY PRIOR TO INSTALLATION.
2. THE MINIMUM DIMENSION FROM ELBOW INVERT TO FINISHED GRADE SHALL BE 4.0 FEET.
3. THE AIR RELEASE VALVE SHALL BE ADEQUATELY SUPPORTED.
4. ALL FITTINGS ARE TO BE BRASS.

OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 120

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

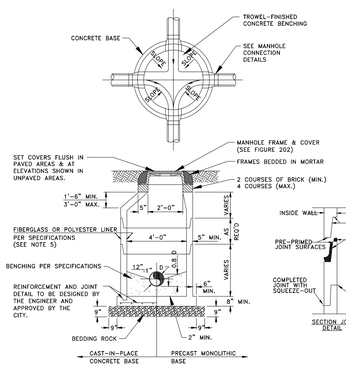
REV.	DATE	DESCRIPTION	BY

UTILITY DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026
SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C10.1

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26
This item has been digitally signed and sealed by Luke A. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the digital signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Paulucci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY DETAILS.dwg Modified:7/15/2026 By:arobinson Plotted By:brian killela



FORCE MAIN MANHOLE LINER*

DIAMETER (INCHES)	THICKNESS (INCHES) HEIGHT (FEET) 3–6	7–12	13–17	MATERIAL	MANUFACTURER
48					
60					
72					

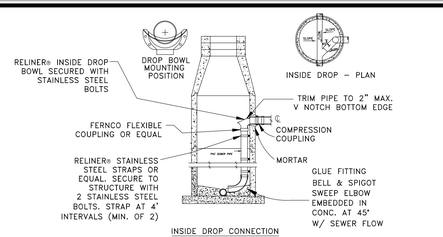
* TO BE COMPLETED BY THE ENGINEER

NOTES:

1. MANHOLE SHOWN IS FOR SEWER SIZE 8" THRU 24". SEE SECTION 20.4 OF THE MANUAL FOR MANHOLE DIAMETER FOR SEWERS LARGER THAN 24".
2. DROP CONNECTIONS ARE REQUIRED WHENEVER INVERT OF INFLUENT SEWER IS 24" OR MORE ABOVE THE INVERT OF THE MANHOLE. SEE MANHOLE CONNECTION DETAILS.
3. THE THICKNESS OF THE LINER SHALL BE 3/8" MINIMUM.
4. EACH BENCH WALL SHALL BE A MINIMUM OF 18 INCHES LONG FROM THE WALL OF THE MANHOLE TOWARD THE CENTER.
5. SANITARY SEWER MANHOLES MAY BE REQUIRED TO BE LINED IN ACCORDANCE WITH THE CITY OF APOPKA LIST OF APPROVED MATERIALS AND PRODUCTS AS DIRECTED BY THE CITY.

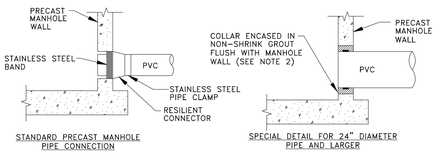
TYPICAL MANHOLE

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 200



NOTES:

1. ALL INSIDE DROP CONNECTIONS FOR SERVICES AND COLLECTOR SEWERS SHALL USE THE DROP BOWL AS PRODUCED BY:
   RELINER-DURAN, INC.
   53 MT. ARCHER RD,
   LYME, CT 06371
   (860)434-0277 FAX: (860)434-3195 OR EQUAL.
2. SECURE DROP PIPE TO MANHOLE WALL WITH RELINER-DURAN, INC STAINLESS STEEL ADJUSTABLE CLAMPING BRACKETS.
3. FORCE MAIN RECEIVING MANHOLES MAY BE REQUIRED TO BE LINED IN ACCORDANCE WITH THE CITY OF APOPKA LIST OF APPROVED MATERIALS AND PRODUCTS AS DIRECTED BY THE CITY.

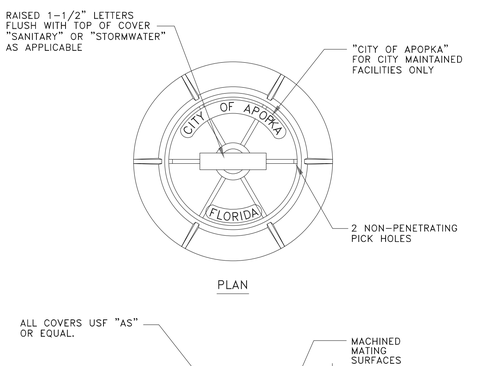


NOTES:

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

MANHOLE CONNECTION DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 201

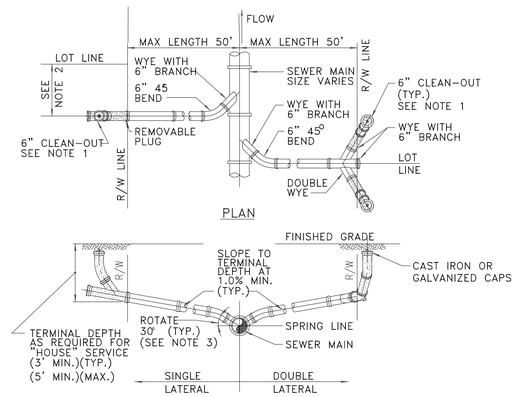


NOTES:

1. MANHOLE FRAME AND COVER ARE TO BE TRAFIC BEARING RATED H-20, CLASS 30 MEETING ASTM A 48.

STANDARD MANHOLE FRAME AND COVER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 202

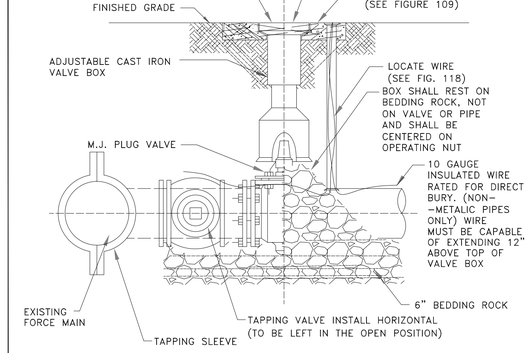


NOTES:

1. CLEAN-OUT (SHOWN SHADED) SHALL BE INSTALLED BY THE BUILDER IN ACCORDANCE WITH STANDARD PLUMBING CODE.
2. LOCATE SINGLE LATERAL AS CLOSE TO LOT LINE AS POSSIBLE.
3. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
4. RESIDENTIAL SERVICES SHALL BE 4 INCHES & NON-RESIDENTIAL SERVICES SHALL BE 6 INCHES IN DIAMETER AS A MINIMUM.
5. GALVANIZED, OR CAST IRON CLEAN-OUT CAP SHALL BE USED ON THE STUBOUT FOR EACH SERVICE.
6. LATERAL SHALL BE MARKED WITH AN "S" STAMPED OR CUT IN THE CURB.

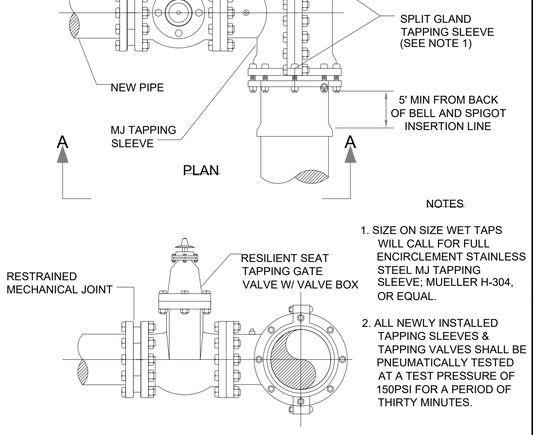
SERVICE LATERAL DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 204



FORCE MAIN WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 206

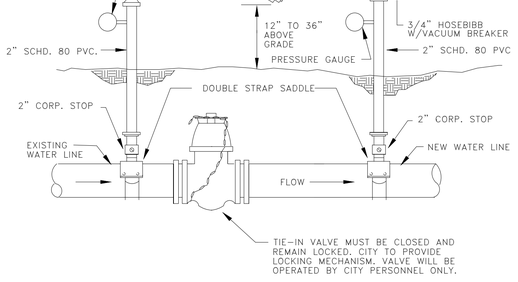


NOTES

1. SIZE ON SIZE WET TAPS WILL CALL FOR FULL ENCIRCLEMENT STAINLESS STEEL MJ TAPPING SLEEVE; MUELLER H-304, OR EQUAL.
2. ALL NEWLY INSTALLED TAPPING SLEEVES & TAPPING VALVES SHALL BE PNEUMATICALLY TESTED AT A TEST PRESSURE OF 150PSI FOR A PERIOD OF THIRTY MINUTES.

WATER AND RECLAIMED WATER MAINS WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 406



NOTE:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MATERIALS, ASSEMBLY, AND THE INSTALLATION OF THE DEVICE.
2. SEE FIGURE 504C FOR PROCEDURES.
3. DDCV IS MINIMUM PROTECTION REQUIRED. A RPZ DEVICE MAY BE REQUIRED DEPENDING ON PROJECT. PROVIDE COPY OF LATEST CERTIFICATION TEST RESULTS.

TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 A

TEMPORARY JUMPER CONNECTION NOTES:

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

PROCEDURES FOR TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 C

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

1828 ENGINEERING
2400 MAITLAND CENTER PKWY, SUITE 107
MAITLAND, FLORIDA 32751
(407) 558-2228
BOARD OF PROFESSIONAL ENGINEERING REGISTRY NO. 39060

BY	DESCRIPTION	REV.	DATE

UTILITY DETAILS
CONSTRUCTION SITE PLAN
PAULUCCI ACRES POD 1A, 1B, & 4
CITY OF APOPKA, FLORIDA

DRAWN: A. ROBINSON
DESIGNED: O. SANCHEZ
CHECKED: L. CLASSON
DATE: 7/21/2026

SCALE: N.T.S.
PROJECT: PUL-061
SHEET: C10.2

LUKE CLASSON LICENSE No 77066 STATE OF FLORIDA PROFESSIONAL ENGINEER
7/21/26

This item has been digitally signed and sealed by Luke J. Classon, PE on the date adjacent to the seal.
Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

P:_PROJECT DRAWINGS\PUL-061 Pauluci Acres Pods 1A, 1B, 1C\Drawings\CAD Civil3D\Layouts\04 CSP\UTILITY DETAILS.dwg Modified:7/15/2026 By:crabinson Plotted By:brian killela

Construction Site Plans
for
Sheeler Park

Utilities Summary:

POTABLE WATER:	RECLAIMED WATER:	SANITARY SEWER:	FORCE MAIN:
8" PVC = 5,375 LF	8" PVC = 4,819 LF	8" PVC = 4,657 LF	6" PVC = 1,547 LF
8" GV = 13	8" GV = 12	MANHOLE = 24	6" GV = 2

Legal Description:

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

AND

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.

CONTAINING 40.319 ACRES MORE OR LESS.

Project Narrative

LOCATED IN THE CITY OF APOPKAS'S RTF ZONING DISTRICT, THE SHEELER PARK PROJECT IS A PROPOSED SINGLE FAMILY DEVELOPMENT. THIS MASTER DEVELOPMENT PLAN IS FOR A SINGLE PHASE AND INCLUDES 115 SINGLE FAMILY LOTS WITH ASSOCIATED PARKS, OPEN SPACE, STREETS, DRAINS AND UTILITIES NECESSARY TO SUPPORT THE DEVELOPMENT.

Notes

1. CONSTRUCTION PLANS WERE PREPARED IN ACCORDANCE WITH THE LATEST MANUAL OF UNIFORM STANDARDS FOR DESIGN, CONSTRUCTION, AND MAINTENANCE FOR STREETS AND HIGHWAYS, FDOT GREEN BOOK, CITY OF APOPKA AND ORANGE COUNTY REGULATIONS AND SPECIFICATIONS.
2. IF YOU REQUIRE FURTHER CLARIFICATION OF WHAT THIS DOCUMENT REPRESENTS, PLEASE CONTACT THE ADA COORDINATOR OF CITY OF APOPKA AT 407-703-1700.
3. ROW AND EASEMENT DEDICATIONS SHALL BE COMPLETED PRIOR TO ISSUANCE OF THE CERTIFICATION OF COMPLETETION.
4. IMPROVEMENTS WITHIN COUNTY ROADS SHALL REQUIRE A LETTER OF CREDIT IN ACCORDANCE WITH ORANGE COUNTY CODE SECTIONS 21-202 AND 21-208 AS PART OF REQUIRED RIGHT-OF-WAY PERMIT. A PRE-CONSTRUCTION MEETING AND YEAR-END FINAL INSPECTION SHALL BE REQUIRED FOR ACCEPTANCE.
5. SITE WORK UNDER SEPARATE PERMIT.
6. ANY DAMAGE TO THE EXISTING ROADWAY, EDGE OF PAVEMENT, OR CURB RESULTING FROM DEMOLITION AND/OR CONSTRUCTION ACTIVITIES SHALL REQUIRE FULL-LANE MILLING AND RESURFACING. THE ROW SHALL BE RESTORED TO ORIGINAL OR BETTER CONDITION. ASPHALT PATCHING WILL NOT BE PERMITTED.

Utility Providers

Electric:
Duke Energy
452 E. Crown Point Rd.
Winter Garden FL 34787
407.629.1010

Telephone:
AT&T
1227 S. Division Ave
Orlando, FL 34805
407.351.7100

Water, Sewer and Reuse:
City of Apopka
748 E. Cleveland St
Apopka, FL 3270
407.703.1731

CATV:
Spectrum Network
100 Gordon St.
Sanford, FL 3277
321.805.3081

Gas:
Lake Apopka Natural Gas
38 N. Park Avenue
Apopka, FL 32703
407.656.2734

Solid Waste, Fire and Police Protection:
City of Apopka
748 E. Cleveland St
Apopka, FL 3270
407.703.1731

Consultants

Civil Engineer:
Pape-Dawson
2602 E. Livingston St.
Orlando, FL 32803
407.487.2594

Surveyor:
Pape-Dawson
2602 E. Livingston St.
Orlando, FL 32803
407.487.2594

Environmental:
Bio-Tech Consulting Inc.
3025 East South Street
Orlando, FL 32803
407.894.5969

Geotechnical Engineer:
Universal Engineering Sciences
3532 Maggie Boulevard
Orlando, FL 32811
407.423.0504

Landscape Architect:
Catalyst Design Group
1085 W. Morse Blvd
Winter Park, FL 32789
615.622.7200

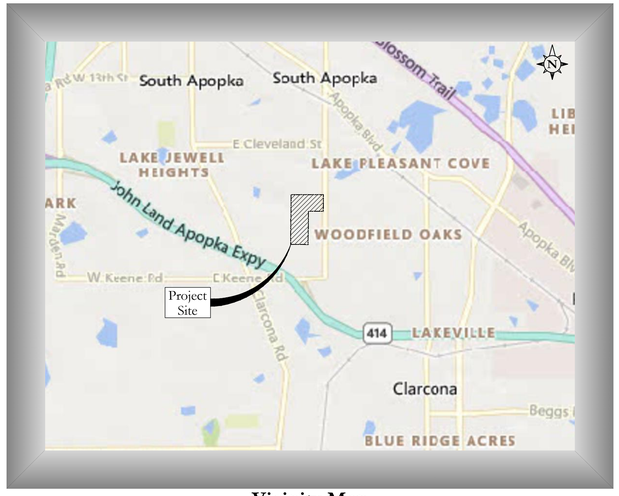
Transportation:
TMC Traffic & Mobility Consultants
3101 Maguire Boulevard, Suite 265
Orlando, FL 32803
407.531.5332

City of Apopka, FL
(Apopka CSP-26-20)
(OC 26-E-100)

Parcel Id. No.:
22-21-28-0000-00-073
22-21-28-0000-00-227

Owner:
Marvin & Susan Reid
1920 Sheeler Ave
Apopka, FL 32703-8241

Developer/Applicant:
KB Home Orlando, LLC
9102 Southpark Center Loop, Suite #100
Orlando, FL 32819



Vicinity Map
Scale: 1" = 3,000'

Sheet Index

Sheet Id.			Sheet Title	Subm./Rev. -	1	2	3	4	5	6
			Civil Plans							
C0.00			Cover Sheet	■	■	■				
C0.01	-	C0.02	Construction Notes	■	■	■				
C0.03			Existing Conditions Plan	■	■	■				
C0.10			Wetland Impact Plan	■	■	■				
C1.00			Site Plan	■	■	■				
C1.01			Site Data Tables	■	■	■				
C1.10			Erosion Control Plan	■	■	■				
C1.11			Erosion Control Details	■	■	■				
C2.01	-	C2.02	Signage, Striping, & Geometry Plan	■	■	■				
C3.00			Typical Road Sections	■	■	■				
C3.10			Boring Location Map & Soil Borings	■	■	■				
C3.11	-	C3.12	Soil Borings	■	■	■				
C4.00			Master Drainage Plan	■	■	■				
C4.01	-	C4.02	Grading & Drainage Plan	■	■	■				
C4.10	-	C4.12	Grading Sections & Details	■	■	■				
C5.00			Master Utility Plan	■	■	■				
C5.10	-	C5.11	Wastewater Collection Plan	■	■	■				
C5.20	-	C5.21	Water Distribution Plan	■	■	■				
C5.30	-	C5.31	Reclaimed Water Distribution Plan	■	■	■				
C6.00	-	C6.05	Plan & Profile	■	■	■				
C7.00			Fire Protection Plan	■	■	■				
C8.00	-	C8.01	Intersection Improvement Plan	■	■	■				
C8.10			Intersection Improvement Details	■	■	■				
C9.10	-	C9.13	Apopka Construction Details	■	■	■				
C9.20	-	C9.21	Lift Station Site Plan And Details	■	■	■				
			Survey Drawings							
1	-	2	ALTA Survey	■	■	■				
1	-	9	Topographic And Tree Survey	■	■	■				
			Landscape Plan Drawings							
L1.00			Tree Disposition Plan	■	■	■				
L1.01			Tree Mitigation Plan	■	■	■				
L1.10			Tree Mitigation Tables & Details	■	■	■				
L1.11			Tree Mitigation Tables	■	■	■				
L1.20	-	L1.22	Tree Disposition Table	■	■	■				
L2.00			Overall Landscape Plan	■	■	■				
L2.01	-	L2.07	Landscape Plan	■	■	■				
L3.00			Landscape Schedule & Notes	■	■	■				
L3.10			Landscape Details	■	■	■				
L3.11	-	L3.12	Landscape Specifications	■	■	■				
			Lighting Reference Drawings							
E301			Site Lighting Plan	■	■	■				

Date	Description
- 4/15/2026	Submit To City Of Apopka, Orange County & SJRWMD
1 6/22/2026	Submit To City Of Apopka, Orange County & SJRWMD
2 8/4/2026	Submit To City Of Apopka, Orange County & SJRWMD

Construction Site Plans for Sheeler Park

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

Marc D Stehl

This item has been electronically signed and sealed using a digital signature. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Pape-Dawson Project No.: 24-198

Date: Aug 04, 2026, 9:21am User ID: ewindhorn
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\CS13622-01.dwg

GENERAL NOTES:

1. IT WILL BE THE RESPONSIBILITY OF THE CONTRACTOR(S) TO ENSURE THAT ALL REQUIRED PERMITS ARE OBTAINED AND ARE IN HAND AT THE JOB SITE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. CONTRACTOR SHALL ABIDE BY ALL CONDITIONS CONTAINED THEREIN. PERMITS INCLUDED (BUT NOT NECESSARILY LIMITED TO) ARE:
   - WATER MANAGEMENT DISTRICT CONSUMPTIVE USE (WATER USE) FOR CONSTRUCTION DEWATERING (CUP)
   - WATER MANAGEMENT DISTRICT ENVIRONMENTAL RESOURCE PERMIT (ERP) OR MSSW
   - WATER MANAGEMENT DISTRICT WETLAND RESOURCE PERMIT
   - FDEP WATER DISTRIBUTION
   - FDEP SANITARY SEWER COLLECTION AND TRANSMISSION
   - FDEP REUSE
   - LOCAL RIGHT OF WAY USE
   - LOCAL UNDERGROUND UTILITIES
   - FDEP & EPA NPDES STORMWATER
   - FLORIDA FISH AND WILDLIFE CONSERVATION COMMISSION TORTOISE INCIDENTAL TAKE
2. CONTRACTOR IS ADVISED THAT THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY REQUIRES THAT OPERATORS FILE A NOTICE OF INTENT (NOI) FOR STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY UNDER THE NPDES GENERAL PERMIT PRIOR TO BEGINNING WORK. IN THE STATE OF FLORIDA THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION IS THE PERMITTING AGENCY. IT IS CONTRACTOR'S SOLE RESPONSIBILITY TO OBTAIN SAME. A COPY SHALL BE SENT TO OWNER.
3. FLORIDA LAW (F.S. 556 - THE UNDERGROUND FACILITY DAMAGE PREVENTION AND SAFETY ACT) PROTECTION OF UNDERGROUND PIPELINES MANDATES THAT "NO EXCAVATOR SHALL COMMENCE OR PERFORM ANY EXCAVATION IN ANY PUBLIC OR PRIVATE STREET, ALLEY, RIGHT-OF-WAY DEDICATED TO THE PUBLIC USE, OR GAS UTILITY EASEMENT WITHOUT FIRST OBTAINING INFORMATION CONCERNING THE POSSIBLE LOCATION OF GAS PIPELINES IN THE AREA OF THE PROPOSED EXCAVATION." THIS INCLUDES ANY OPERATION UTILIZING HAND TOOLS OR POWER TOOLS WHICH MOVES OR REMOVES ANY STRUCTURE, EARTH, ROCK, OR OTHER MASS OF MATERIAL BY SUCH METHODS AS DIGGING, BACKFILLING, DEMOLITION, GRADING, DITCHING, DRILLING, BORING AND CABLE PLOWING. THE EXCAVATOR MUST NOTIFY THE GAS UTILITY A MINIMUM OF 48 HOURS AND A MAXIMUM OF 5 DAYS PRIOR TO EXCAVATING (EXCLUDING SATURDAYS, SUNDAYS, AND LEGAL HOLIDAYS).
4. IT IS THE CONTRACTOR'S RESPONSIBILITY TO SECURE THE PROJECT SITE DURING CONSTRUCTION, TO PREVENT TRESPASSING OF UNAUTHORIZED PEDESTRIANS AND/OR VEHICLES IN ALL WORK AREAS. THE CONTRACTOR SHALL POST SIGNS, CONSTRUCT BARRIERS OR IMPLEMENT OTHER METHODS NECESSARY TO CONTROL ACCESS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR TRESPASSING ON THE CONSTRUCTION SITE OR DAMAGES TO ANY WORK RELATED THERETO.
5. CONTRACTOR SHALL CONTACT SUNSHINE STATE ONE-CALL OF FLORIDA, INC. PRIOR TO COMMENCEMENT OF WORK IN ACCORDANCE WITH THEIR STANDARD REQUIREMENTS; INCLUDING BUT NOT LIMITED TO WATER, RECLAIMED WATER, SEWER, POWER, TELEPHONE, GAS AND CABLE TV COMPANIES.
6. PRIOR TO COMMENCEMENT, CONTRACTOR SHALL PROVIDE PAPE-DAWSON WITH CONSTRUCTION SCHEDULE FOR VARIOUS SITE WORK ELEMENTS SO THAT PERIODIC SITE VISITS MAY BE COORDINATED TO ENSURE TIMELY CERTIFICATION OF COMPLETION TO AGENCIES AND AVOID DELAYS IN ISSUANCE OF CERTIFICATES OF OCCUPANCY/COMPLETION.
7. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH THE LATEST STANDARDS OF ALL APPLICABLE AGENCIES.
8. THE LOCATIONS OF EXISTING UTILITIES AND STORM DRAINAGE SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE INFORMATION AVAILABLE AND ARE GIVEN FOR THE CONVENIENCE OF THE CONTRACTOR. ENGINEER ASSUMES NO RESPONSIBILITY FOR INACCURACY. PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITY, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO MAKE ARRANGEMENTS FOR FIELD LOCATIONS AND FOR ANY RELOCATIONS OF THE VARIOUS EXISTING UTILITIES WITH THE UTILITY OWNERS, WHICH SHALL BE DONE IN A TIMELY FASHION TO MINIMIZE IMPACT ON THE CONSTRUCTION SCHEDULE. ANY DELAY OR INCONVENIENCE CAUSED THE CONTRACTOR BY THE RELOCATION OF THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT AND NO EXTRA COMPENSATION WILL BE ALLOWED.

   ANY DIFFERING SITE CONDITIONS FROM THAT WHICH IS REPRESENTED HEREON, WHETHER ABOVE, ON OR BELOW THE SURFACE OF THE GROUND, SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE ENGINEER AND OWNER IN WRITING. NO CLAIM FOR EXPENSES INCURRED BY THE CONTRACTOR DUE TO DIFFERING SITE CONDITIONS WILL BE ALLOWED IF CONTRACTOR FAILS TO PROVIDE THE REQUIRED WRITTEN NOTIFICATION OF SUCH CONDITIONS FOR REVIEW BY THE ENGINEER AND OWNER.
9. AS PART OF THE CLEARING AND GRUBBING OPERATION, THE CONTRACTOR IS TO REMOVE ALL FENCING AND/OR EXISTING FACILITIES FROM THE SITE. CONTRACTOR IS RESPONSIBLE FOR CONDUCTING SITE VISIT TO UNDERSTAND THE EXISTING CONDITIONS OF THE SITE. IF REMOVAL OF EXISTING FACILITIES IS NOT INCLUDED IN THE BASE BID, THEN IT SHALL BE SPECIFICALLY IDENTIFIED.
10. CONTRACTOR SHALL PROTECT ALL ADJACENT PROPERTIES FROM DAMAGE BY SEDIMENTATION OR OTHER POTENTIAL CONSTRUCTION RELATED CAUSES.
11. IF AN EAGLE MANAGEMENT PLAN HAS BEEN FILED AND APPROVED BY FLORIDA GAME AND FRESHWATER FISH COMMISSION AND THE U.S. DEPARTMENT OF THE INTERIOR FISH AND WILDLIFE SERVICE. CONTRACTOR SHALL ABIDE BY THE PERMIT.
12. MAINTAIN MINIMUM 3' COVER OVER PROPOSED GRAVITY SANITARY, FORCE MAIN, WATER AND REUSE LINES, UNLESS OTHERWISE NOTED.
13. CONCRETE SIDEWALKS (AS SPECIFIED BY APPROPRIATE ROADWAY SECTION) ADJACENT TO ALL LOTS TO BE INSTALLED BY HOME BUILDER. SIDEWALKS ADJACENT TO PONDS, PARKS, AND OPEN SPACE, AS SHOWN ON PLANS, ARE TO BE CONSTRUCTED WITH INFRASTRUCTURE. ALL POND ACCESS TRACT SIDEWALK SHALL BE 6" MINIMUM.
14. DURING CONSTRUCTION, WHEN COMBUSTIBLES ARE BROUGHT ON TO THE SITE, ACCESS ROADS AND A SUITABLE TEMPORARY OR PERMANENT SUPPLY OF WATER ACCEPTABLE TO THE FIRE DEPARTMENT SHALL BE PROVIDED.
15. ALL RECOMMENDATIONS AND REQUIREMENTS OF INSPECTION PERSONNEL OTHER THAN OWNER'S SHALL BE REPORTED TO ENGINEER/OWNER/OWNERS REPRESENTATIVE PRIOR TO IMPLEMENTATION. COMPENSATION WILL NOT BE ALLOWED FOR WORK WHICH IS NOT AUTHORIZED BY ENGINEER/OWNER.
16. CONTRACTOR SHALL BE EXTREMELY CAUTIOUS WHEN WORKING NEAR TREES WHICH ARE TO BE SAVED, WHETHER SHOWN IN THE PLANS OR DESIGNATED IN THE FIELD. CONTRACTOR SHALL BECOME FAMILIAR WITH AND CONFORM WITH ALL TREE PROTECTION/PRESERVATION PROVISIONS OF THE CONTRACT DOCUMENTS AND LOCAL GOVERNMENT. CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACEMENT AND MITIGATION COSTS FOR ANY TREES REMOVED THAT WERE DESIGNATED TO BE PRESERVED.
17. ALL WORK SHALL BE OPEN TO AND SUBJECT TO INSPECTION BY AUTHORIZED PERSONNEL OF THE CITY, COUNTY, OWNER, INVOLVED UTILITY COMPANIES, PROJECT ENGINEER AND REGULATORY AGENCIES.
18. CONTRACTOR SHALL CONFIRM COMPATIBILITY OF PIPE SLOPES AND INVERTS DURING SHOP DRAWING AND MATERIALS ORDERING PHASE OF PROJECT AND ADVISE ENGINEER OF ANY DISCREPANCIES.
19. NO EXISTING MATERIAL SHALL BE USED IN NEW CONSTRUCTION UNLESS APPROVED DURING THE SHOP DRAWING APPROVAL PROCESS OR AS APPROVED BY ENGINEER/OWNER IN WRITING.
20. ALL FDOT DESIGN INDICES ARE HEREBY INCORPORATED AS PLAN REFERENCES HEREIN. CONTRACTOR IS RESPONSIBLE FOR OBTAINING COMPLETE COPIES OF ALL APPLICABLE INDEX DRAWINGS AND CONSTRUCTING ALL WORKS IN CONFORMANCE WITH THE FDOT ROADWAY AND TRAFFIC STANDARD PLANS, LATEST EDITION.
21. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO COMPLETELY STAKE AND CHECK ALL IMPROVEMENTS TO ENSURE ADEQUATE POSITIONING, BOTH HORIZONTAL AND VERTICAL PRIOR TO THE INSTALLATION OF ANY IMPROVEMENT.
22. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING SURVEY MONUMENTATION. DISTURBED MONUMENTATION SHALL BE RESTORED BY A FLORIDA-LICENSED LAND SURVEYOR SELECTED BY THE OWNER AT CONTRACTOR'S SOLE EXPENSE.
23. IMMEDIATELY AT ONSET OF CONSTRUCTION, CONTRACTOR SHALL FIELD VERIFY HORIZONTAL AND VERTICAL LOCATIONS OF ALL EXISTING UTILITIES CRITICAL TO COMPLETING THE PROJECT (INCLUDING WATER, REUSE, SEWER, POWER, TELEPHONE, GAS, AND CABLE TV) AND SHALL EVALUATE POTENTIAL CONFLICTS. ALL SUCH CONFLICTS SHALL BE REPORTED TO ENGINEER/OWNER IMMEDIATELY UPON DISCOVERY.
24. CONTRACTOR SHALL INSTRUCT THE GEOTECHNICAL TESTING LABORATORY PROVIDING CONSTRUCTION TESTING TO PROVIDE PAPE-DAWSON WITH COPIES OF ALL SITE-WORK TEST REPORTS AS THEY ARE GENERATED. CONTRACTOR SHALL MAINTAIN THE RESPONSIBILITY OF CONSTRUCTING THE PROJECT IN STRICT ACCORDANCE WITH THE PROJECT PLANS, SPECIFICATIONS AND REQUIREMENTS. RECEIPT OF COPIES OF GEOTECHNICAL REPORTS BY PAPE-DAWSON IN NO WAY OBLIGATES PAPE-DAWSON TO ANY REVIEW, COMMENTS OR ACTIONS REGARDING THE WORK.
25. DEWATERING IS ANTICIPATED FOR THIS PROJECT. THEREFORE, THE DISCHARGE OF GROUNDWATER FROM DEWATERING OPERATIONS REQUIRES APPROVAL FROM CITY OF APOPKA, FDEP AND THE APPLICABLE WATER MANAGEMENT DISTRICT. THE CONTRACTOR(S) SHALL BE RESPONSIBLE FOR OBTAINING ALL DEWATERING PERMITS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR(S) TO ENSURE THAT ALL REQUIRED PERMITS ARE OBTAINED AND ARE IN HAND AT THE JOB SITE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
26. WORK SHALL BE DONE IN COMPLIANCE WITH THE OCCUPATIONAL HEALTH AND SAFETY ACT THROUGH THE U.S. DEPARTMENT OF LABOR AND THE FLORIDA TRENCH SAFETY ACT.
27. ALL PERSONAL PROPERTY, EXCEPT MAIL BOXES, WITHIN THE RIGHT-OF-WAY THAT IS NOT RELOCATED BY THE PROPERTY OWNER SHALL BE REMOVED BY THE CONTRACTOR AS NECESSARY TO CONSTRUCT THE PROJECT IN ACCORDANCE WITH THE PLANS. MAIL BOXES SHALL BE RELOCATED BY THE CONTRACTOR IN ACCORDANCE WITH FDOT DESIGN STANDARD 532.
28. THE INFORMATION SHOWN ON THESE DRAWINGS CONCERNING TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES IS BASED ON AVAILABLE RECORDS AND SURVEYS BUT IS NOT GUARANTEED TO BE ACCURATE OR ALL-INCLUSIVE. THE CONTRACTOR SHALL MAKE HIS OWN DETERMINATION AS TO THE TYPE AND LOCATION OF UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO AND PROTECT EXISTING FACILITIES DURING CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING UTILITY RELOCATION WITH UTILITY OWNERS AND ENGINEER SHOULD SITE CONDITIONS DIFFER FROM THOSE SHOWN ON THE PLANS.
29. CONTRACTOR IS TO MAINTAIN UNINTERRUPTED ACCESS TO ALL DRIVEWAYS AT ALL TIMES AND IS TO NOTIFY PROPERTY OWNERS FIVE DAYS PRIOR TO STARTING CONSTRUCTION.
30. SHOULD AGGRESSIVE SOILS BE ENCOUNTERED CONTRACTOR SHALL NOTIFY ENGINEER FOR REMEDIAL ACTION.
31. IMPACTS TO OFFSITE ROADWAYS, IF ANY, WILL NEED TO BE REPAIRED IN ACCORDANCE WITH CITY/COUNTY REQUIREMENTS. IF REQUIRED, CONTRACTOR SHALL OBTAIN SURETY BOND.
32. NO EQUIPMENT EXTENDING HIGHER THAN 15 FT. ABOVE EXISTING GRADE SHALL BE USED WITHIN POWER EASEMENTS.
33. THE EXISTENCE AND LOCATION OF ANY OVERHEAD OR UNDERGROUND UTILITY LINES, PIPES, OR STRUCTURES SHOWN ON THESE PLANS ARE OBTAINED BY A RESEARCH OF THE AVAILABLE RECORDS. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO AVOID DAMAGE TO SAME. THE CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING NEAR OVERHEAD UTILITIES SO AS TO SAFELY PROTECT ALL PERSONNEL AND EQUIPMENT AND SHALL BE RESPONSIBLE FOR ALL COST AND LIABILITY IN CONNECTION THEREWITH.
34. ANY WELLS SHOWN HEREON ARE THE WELLS LOCATED TO DATE AND DO NOT NECESSARILY REPRESENT ALL WELLS ON THE PROPERTY. THE ENGINEER SHALL BE NOTIFIED OF ANY WELLS ENCOUNTERED DURING CONSTRUCTION. ALL WELLS NOT DESIGNATED TO REMAIN OR FUNCTION SHALL BE PROPERLY SEALED AND ABANDONDED PER APPLICABLE AGENCY REQUIREMENTS.
35. VIBRATORY COMPACTION METHODS SHALL NOT BE USED WITHIN ANY EXISTING GAS EASEMENTS.
36. ALL LIGHT POLES AND STRUCTURES TO BE LOCATED IN THE FIELD BY SURVEYOR RETAINED BY CONTRACTOR.
37. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE RESTORATION OF ANY TRAFFIC EQUIPMENT, INCLUDING BUT NOT LIMITED TO, FIBER, LOOP SENSORS, PULL BOXES, CONDUIT, TRAFFIC SIGNALS AND CABINETS. ANY ITEMS DAMAGED BY THE CONTRACTOR WILL BE RESTORED TO THEIR ORIGINAL CONDITION UNLESS OTHERWISE AGREED UPON BY THE STATE AND/OR LOCAL ENGINEER.
38. ALL EXCAVATED AREAS TO BE SEEDED AND/OR SODDED AFTER FINISH GRADING UNLESS OTHERWISE NOTED. ALL NEWLY SEEDED/SODDED AREAS SHALL HAVE A MINIMUM OF 4" OF TOPSOIL. HOLD SOIL DOWN 1" FROM PAVEMENT ELEVATION. CONTRACTOR TO SUPPLY STRAW MULCH WHERE GRASS SEED HAS BEEN PLANTED.
39. ALL EXISTING EASEMENTS, RIGHTS-OF-WAY, AND LOT LINES MAY NOT BE SHOWN. REFER TO THE ALTA/NSPS LAND TITLE SURVEY, BOUNDARY SURVEY OR TITLE WORK FOR ASSOCIATED ENCUMBRANCES.
40. SURROUNDING DEVELOPMENT AND ELEVATIONS WERE DETERMINED FROM DESIGN DRAWINGS AS LISTED IN THE SURVEYOR SECTION. CONTRACTOR TO FIELD VERIFY ALL ELEVATIONS PRIOR TO CONSTRUCTION AND NOTIFY ENGINEER IF DIFFERENT.
41. SIGHT LINES SHOWN ON THE PLANS SHALL BE MAINTAINED WITHIN THE TRIANGLES BOTH HORIZONTALLY AND VERTICALLY FROM 30 INCHES TO EIGHT FEET IN HEIGHT. ALL VERTICAL SITE IMPROVEMENTS SHALL BE REMOVED OR KEPT CLEAR FROM TRIANGLES.
42. MAINTENANCE OF TRAFFIC DURING CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE APPROVED M.O.T. PLAN ON FILE.
43. CONTRACTOR TO MAINTAIN ALL EXISTING SIDEWALKS OPEN DURING CONSTRUCTION, OR A SAFE, ADA COMPLIANT, TEMPORARY APPROVED PEDESTRIAN PATH SHALL BE PROVIDED UNTIL THE SIDEWALK CAN BE REOPENED.
44. RETAINING WALLS SHOWN HEREON ARE TO BE DESIGNED BY OTHERS. ENGINEER ASSUMES NO LIABILITY FOR DAMAGE OR FAILURE OF CIVIL IMPROVEMENTS CAUSED BY FAILURE OF WALLS WHETHER DIRECTLY OR INDIRECTLY. ENGINEER RECOMMENDS GEOTECHNICAL CONSULTANT REVIEW SITE CONDITIONS TO DETERMINE IF A GLOBAL STABILITY ANALYSIS FOR RETAINING WALLS IS APPROPRIATE.
45. MANHOLE LIDS, VALVE COVERS AND CLEAN-OUTS LOCATED IN TRAVEL LANES SHALL BE TRAFFIC BEARING RATED.
46. PRIOR TO THE START OF LAND DISTURBING ACTIVITIES, WHICH INCLUDES DEMOLITION, EARTHWORK AND/OR CONSTRUCTION, THE DEVELOPER/CONTRACTOR SHALL PREPARE A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) AND SUBMIT TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) A NOTICE OF INTENT (NOI) TO OBTAIN COVERAGE UNDER THE NPDES GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES (CGP) PURSUANT TO THE REQUIREMENTS OF 62-621.300(4)(A) F.A.C. A COPY OF THE NOI SHALL BE SUBMITTED TO THE OPERATOR(S) OF THE MS4. COPIES OF THE SWPPP, NOI, AND FDEP ACKNOWLEDGEMENT LETTER ARE TO BE KEPT ON THE PROJECT SITE AND MADE AVAILABLE UPON REQUEST. UPON COMPLETION OF ALL LAND DISTURBING ACTIVITIES AND AFTER FINAL STABILIZATION OF THE SITE IS COMPLETE, THE DEVELOPER/CONTRACT SHALL SUBMIT TO FDEP A NOTICE OF TERMINATION (NOT) TO END THEIR COVERAGE UNDER THE CGP AND PROVIDE A COPY OF THE NOT TO THE OPERATOR(S) OF THE MS4.

AS-BUILT NOTES:

1. THE CONTRACTOR SHALL SUBMIT A CERTIFIED SET OF RECORD DRAWINGS TO THE ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RECORDING INFORMATION ON THE APPROVED PLANS CONCURRENTLY WITH CONSTRUCTION PROGRESS. RECORD DRAWINGS SUBMITTED TO THE ENGINEER AS PART OF THE PROJECT ACCEPTANCE SHALL COMPLY WITH MUNICIPALITY REQUIREMENTS AND THE FOLLOWING REQUIREMENTS.
   1.1. THE VERTICAL AND HORIZONTAL DATUMS USED SHALL BE AS STATED ON THE DRAWINGS.
   1.2. DRAWINGS SHALL BE LEGIBLY MARKED TO RECORD ACTUAL CONSTRUCTION.
   1.3. DRAWINGS SHALL SHOW ACTUAL LOCATION OF ALL UNDERGROUND AND ABOVE GROUND STORM DRAINAGE, POTABLE WATER AND WASTEWATER PIPING, AND RELATED APPURTENANCES. ALL CHANGES TO PIPING LOCATION INCLUDING HORIZONTAL AND VERTICAL LOCATIONS OF UTILITIES AND APPURTENANCES SHALL BE CLEARLY SHOWN AND REFERENCED TO PERMANENT SURFACE IMPROVEMENTS. DRAWINGS SHALL ALSO SHOW ACTUAL INSTALLED PIPE MATERIAL, CLASS, ETC.
   1.4. DRAWINGS SHALL CLEARLY INDICATE VERTICAL AND HORIZONTAL SEPARATION BETWEEN POTABLE WATER MAIN AND STORM DRAINAGE/SANITARY SEWER/RECLAIMED WATER MAINS AT POINTS OF CROSSING IN ACCORDANCE WITH FDEP CRITERIA AND UTILITY PROVIDER REQUIREMENTS.
   1.5. DRAWINGS SHALL CLEARLY SHOW ALL FIELD CHANGES OF DIMENSION AND DETAIL INCLUDING CHANGES MADE BY FIELD ORDER OR BY CHANGE ORDER.
   1.6. DRAWINGS SHALL CLEARLY SHOW ALL DETAILS NOT ON ORIGINAL CONTRACT DRAWINGS, BUT CONSTRUCTED IN THE FIELD. ALL EQUIPMENT AND PIPING RELOCATION SHALL BE CLEARLY SHOWN.
   1.7. LOCATION OF ALL INLETS, MANHOLES, HYDRANTS, VALVES, AND VALVE BOXES SHALL BE SHOWN. ALL VALVES SHALL BE REFERENCED FROM AT LEAST TWO AND PREFERABLY THREE PERMANENT POINTS OR BY STATE PLANE COORDINATES OR OTHER UTILITY PROVIDER ACCEPTABLE REFERENCE.
   1.8. DIMENSIONS BETWEEN ALL INLETS AND MANHOLES SHALL BE FIELD VERIFIED, AND THE INVERTS AND GRADE ELEVATIONS OF ALL INLETS AND MANHOLES SHALL BE SHOWN.
   1.9. CONTRACTOR SHALL PROVIDE AS-BUILT SURVEY FOR POND GRADING. AS-BUILT POND CONTOURS SHALL BE PROVIDED AT TOP OF BANK, POND BOTTOM, AND ALL GRADE BREAKS AND ELEVATIONS SPECIFIED ON THE PLANS. CONTRACTOR SHALL BE RESPONSIBLE FOR RE-GRADING POND SLOPES THAT ARE STEEPER THAN REQUIRED PER PLAN (HORIZONTAL:VERTICAL) TO A DEPTH OF 2 FT MINIMUM BELOW THE SLWT.
   1.10. WHERE THE POTABLE WATER MAIN CROSSES OTHER UTILITIES (STORM, GRAVITY SEWER, FORCEMAIN AND RECLAIMED WATER), THE CERTIFIED AS-BUILT DRAWINGS SHALL CLEARLY INDICATE THE CONSTRUCTED ELEVATIONS, ALONG WITH PHOTOGRAPHS OF EACH CROSSING, IN SUCH A WAY THAT THE VERTICAL SEPARATION BETWEEN THE WATER MAIN AND OTHER UTILITIES MAY BE VERIFIED BY THE ENGINEER. FAILURE TO PROVIDE THIS INFORMATION WILL RESULT IN THE CONTRACTOR EXCAVATING AND SURVEYING THE UTILITIES AT THE CONTRACTOR'S SOLE EXPENSE.
   1.11. WHERE THE POTABLE WATER MAIN CROSSES OTHER UTILITIES (STORM, GRAVITY SEWER, FORCEMAIN AND RECLAIMED WATER), THE CERTIFIED AS-BUILT DRAWINGS SHALL CLEARLY INDICATE THE LOCATIONS OF PIPE JOINTS IN SUCH A MANNER AS TO DEMONSTRATE THE PIPE IS CENTERED AT ALL THE CROSSINGS. FAILURE TO PROVIDE THIS INFORMATION WILL RESULT IN THE CONTRACTOR EXCAVATING AND SURVEYING THE UTILITIES AT THE CONTRACTOR'S SOLE EXPENSE.
   1.12. WHERE UPGRADED PIPE MATERIALS ARE SHOWN IN THE PLANS OR AS DIRECTED IN THE FIELD BY THE ENGINEER OR MUNICIPALITY, THE LENGTH, LOCATIONS, FITTINGS, ETC. FOR UPGRADED PIPE SHALL BE SHOWN ON THE AS-BUILT DRAWINGS, RECORD DRAWINGS OR PHOTOS.
   1.13. CONTRACTOR SHALL PROVIDE AS-BUILT SURVEY FOR ALL PARK AND OPEN SPACE TRACTS GRADING. ENGINEER WILL CONFIRM COMPLIANCE WITH AGENCY REQUIREMENTS AND NOTIFY CONTRACTOR IF REMEDIAL ACTION IS NECESSARY.
2. COMPLETE CERTIFIED AS-BUILT DRAWINGS SHALL BE PROVIDED TO THE ENGINEER PRIOR TO BACTERIOLOGICAL TESTING. FAILURE TO PROVIDE ACCURATE DRAWINGS MAY RESULT IN EXPIRED TEST RESULTS AND REQUIRE ADDITIONAL TESTING AT THE CONTRACTOR'S SOLE EXPENSE.
3. AS-BUILT DRAWINGS SHALL BE PREPARED IN ACCORDANCE WITH PAPE-DAWSON CAD STANDARDS.
4. POTABLE WATER CROSSINGS - PAPE-DAWSON REQUIRES THAT AT LEAST TEN PERCENT (10%) OF THE POTABLE WATER CROSSINGS AND INSTALLATIONS BE FIELD VERIFIED BY PAPE-DAWSON STAFF. THE 10% TO BE FIELD VERIFIED WILL BE IDENTIFIED BY PAPE-DAWSON PRIOR TO CONSTRUCTION AND PROVIDED TO THE SITE CONTRACTOR.
5. IN CITY OF APOPKA COMPLETE AS-BUILTS AND ASSET TABLES, MEETING OCU MANUAL OF STANDARD AND CONSTRUCTION SPECIFICATIONS (DATED APRIL 2011), SHALL BE PROVIDED TO PAPE-DAWSON FOR REVIEW AND APPROVAL. PAY APPLICATIONS REQUESTING PAYMENT BEYOND 80% OF CONTRACT AMOUNT, PER SYSTEM, MAY BE HELD AT THE DISCRETION OF THE OWNER UNTIL THE AS-BUILTS AND ASSET TABLES ARE DEEMED COMPLETE BY PAPE-DAWSON.
6. CONTRACTOR SHALL PROVIDE ELEVATIONS OF THE ADA RAMPS, LANDINGS AND CROSS-WALKS AT SUFFICIENT LOCATIONS TO DETERMINE ADHERANCE TO THE ADA GUIDELINES.

SURVEY AND CONTROL:

1. EXISTING TOPOGRAPHY AND CONTOURS BASED ON THE FOLLOWING:

   SURVEYOR: PAPE-DAWSON
   DRAWING NO.: SHEELER AVENUE TOPOGRAPHIC AND TREE SURVEY
   DATED: 10/06/2025

2. SURVEYOR'S REFERENCE VERTICAL BENCHMARK:

   DESCRIPTION: BENCHMARK NUMBER L1360006
   NORTHING: 1568584.4
   EASTING: 498132.4
   ELEVATION: 86.4636 FEET (NAVD 1988)

   DESCRIPTION: BENCHMARK NUMBER L1360008
   NORTHING: 1569196.5
   EASTING: 498117.0
   ELEVATION: 89.7321 FEET (NAVD 1988)

   BENCHMARK LOCATION AND ELEVATION ARE AS REPRESENTED BY SURVEYOR AT THE TIME OF THE SURVEY. CONTRACTOR SHALL VERIFY ITS CORRECTNESS AT TIME OF CONSTRUCTION.

PAVING, DRAINAGE AND GRADING:

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 SIDEWALK WITH THE PROPOSED PAVEMENT TO MEET STATE OF FLORIDA ACCESSIBILITY CODE AND FEDERAL A.D.A. REQUIREMENTS.
2. CONTRACTOR IS RESPONSIBLE FOR OBTAINING FDEP GENERIC PERMIT FOR THE DISCHARGE OF PRODUCED GROUND WATER FROM ANY NON-CONTAMINATED SITE ACTIVITY IN ACCORDANCE OF FLORIDA ADMINISTRATIVE CODE 62-621.300 (2), 62-620, AND FLORIDA STATUTES CHAPTER 403.
3. DURING CONSTRUCTION, THE GEOTECHNICAL ENGINEER PROVIDING PROJECT TESTING SHALL MONITOR CONSTRUCTION CONDITIONS AND PROVIDE RECOMMENDATIONS FOR ADDITIONAL ROADWAY UNDERDRAINS AS NEEDED. ENGINEER SHALL BE NOTIFIED OF ANY SUCH RECOMMENDATIONS.
4. ALL UPLAND DEVELOPMENT ONSITE AREA, EXCLUDING LANDSCAPE AREAS, SHALL, AT A MINIMUM, BE COMPACTED TO 95% OF THE MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180 TEST METHOD. THIS REQUIREMENT APPLIES TO ALL WORK PREPARED BY THE GENERAL CONTRACTOR AND SUB-CONTRACTORS PERFORMING WORK ONSITE. ENGINEER RESERVES RIGHT TO WITHHOLD PAYMENT FOR ANY AREA THAT DOES NOT MEET DENSITY AS SPECIFIED.
5. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL FIELD STAKE AND ROPE OFF CONSERVATION AREA LINES. OWNER RESERVES THE RIGHT TO CHECK THE STAKING AND ROPING AND REQUIRE IT TO BE RELOCATED IF NECESSARY. IT SHALL REMAIN IN PLACE UNTIL ADJACENT CONSTRUCTION IS COMPLETE.
6. ALL SIGNAGE, PAVEMENT MARKING AND TRAFFIC CONTROL DEVICES SHALL BE IN ACCORDANCE WITH FDOT "STANDARD PLANS" AND FHWA "MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES"; LATEST EDITIONS.
7. REGULATORY SIGNS (STOP, ETC.) SHALL BE IN PLACE PRIOR TO FINAL INSPECTION OF PAVING AND DRAINAGE IMPROVEMENTS. UNLESS SIGNAGE IS PROVIDED BY THE MUNICIPALITY
8. PIPE LENGTHS SHOWN REPRESENT SCALED DISTANCE BETWEEN CENTERLINES OF DRAINAGE STRUCTURES AND FROM INVERTS OF ENDWALLS AND/OR MITERED END SECTIONS. BIDDERS SHALL ADJUST FOR PIPE LENGTHS WHEN BIDDING MITERED END SECTIONS.
9. CONTRACTOR SHALL NOT COMPACT, STABILIZE, OR CONSTRUCT BASE COURSE WITHIN LANDSCAPE ISLANDS, TRACTS OR MEDIANS. WHERE SUCH TREATMENT DOES OCCUR, IT SHALL BE REMOVED AND REPLACED WITH SUITABLE PLANTING SOILS ACCEPTABLE TO OWNER'S LANDSCAPE ARCHITECT.
10. ALL PAVEMENT RETURN RADII SHALL BE 25' AND MEASURED FROM THE INTERFACE TO THE CONCRETE CURB AND PAVEMENT SURFACE UNLESS OTHERWISE NOTED.
11. SITE GRADING, PAVING AND DRAINAGE MATERIALS AND CONSTRUCTION SHALL CONFORM TO FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.
12. STORM DRAINS SHALL BE REINFORCED CONCRETE PIPE, PER ASTM C-76 CLASS III, UNLESS OTHERWISE SPECIFIED. LIFTING HOLES ARE PROHIBITED.
13. UNDERDRAIN, IF ANY, SHALL BE HEAVY-DUTY CORRUGATED POLYETHLENE PIPE WITH FACTORY-INSTALLED FILTER FABRIC AS MANUFACTURED BY ADVANCED DRAINAGE SYSTEMS (ADS), OR APPROVED EQUAL
14. UNDERDRAIN DISCHARGE PIPE, IF ANY, SHALL BE PVC PER ASTM D3034 SDR 35 WITH ELASTOMERIC JOINTS, NON-PERFORATED.
15. YARD DRAINS, IF ANY, SHALL BE NYOPLAST INLINE DRAINS AND DRAIN BASINS AS APPLICABLE WITH CAST IRON GRATES AND WATERTIGHT ADAPTER CONNECTIONS (OR APPROVED EQUAL).
16. YARD DRAIN PIPING: PVC CONFORMING TO ASTM D3034, SDR35 SHALL BE USED FOR ALL PIPE RUNS IN WHICH ANY PART LIES UNDER PAVED AREAS. SAID PVC OR HEAVY DUTY CORRUGATED POLYETHYLENE MAY BE USED FOR ALL OTHER RUNS. MATERIAL SELECTION SHALL BE CONSISTENT THROUGHOUT THE PROJECT.
17. DITCH BOTTOM AND CONTROL STRUCTURE INLET GRATES SHALL BE SECURED WITH CHAIN AND EYEBOLT.
18. FIVE (5) FEET OF SOD IS REQUIRED AROUND ALL DITCH BOTTOM INLETS, MANHOLES, HEADWALLS AND MITERED END SECTIONS.
19. THE LIMITS OF THE POND TRACTS SHALL BE SODDED FROM TRACT LIMITS TO 2' BELOW NCL. IN THE CASE OF DRY BOTTOM PONDS, THE BOTTOM WILL BE SEEDED AND MULCHED UNLESS OTHERWISE SPECIFIED.
20. BLUE REFLECTIVE PAVEMENT MARKERS FOR ALL FIRE HYDRANTS SHALL BE PLACED IN THE CENTER OF THE NEAREST TRAVELED LANE TO MARK THEIR LOCATIONS.
21. CONCRETE SIDEWALKS (AS SPECIFIED BY APPROPRIATE ROADWAY SECTION) ADJACENT TO ALL LOTS TO BE INSTALLED BY HOME BUILDER. SIDEWALKS ADJACENT TO PONDS, PARKS, AND OPEN SPACE, AS WELL AS TRACT ACCESS APRONS AS SHOWN ON PLANS, ARE TO BE CONSTRU

THE UTILITY NOTES BELOW ARE PROVIDED AS MINIMUM REQUIREMENTS AND ARE NOT INTENDED TO SUPERCEDE LOCAL GOVERNMENT AND AGENCY REQUIREMENTS

POTABLE WATER NOTES:

1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN COMPLIANCE WITH AWWA STANDARDS AND IN ACCORDANCE WITH LOCAL GOVERNMENT STANDARDS.
2. PIPE LENGTHS SHOWN REPRESENT SCALED DISTANCES BETWEEN FITTINGS OF BRANCHES AND MAINS.
3. DEFLECTIONS AT PIPE JOINTS SHALL NOT EXCEED THOSE RECOMMENDED BY THE PIPE MANUFACTURER.
4. ALL GATE VALVES SHALL BE EQUIPPED WITH AN ADJUSTABLE CAST IRON VALVE BOX WITH COVER, WITH THREADED CAST BRONZE EXTENSIONS WHERE NEEDED.
5. ALL PUBLIC WATER SYSTEM COMPONENTS, EXCLUDING FIRE HYDRANTS, THAT WILL BE INSTALLED UNDER THIS PROJECT AND THAT WILL COME INTO CONTACT WITH DRINKING WATER WILL CONFORM TO NSF INTERNATIONAL STANDARD 61 AND WILL BE MARKED WITH THE NSF SEAL OF APPROVAL.
6. ALL PIPE AND PIPE FITTINGS INSTALLED UNDER THIS PROJECT SHALL BE COLOR CODED IN ACCORDANCE WITH SUB PARAGRAPH 62-555.320(21)(B)3, F.A.C. USING BLUE AS A PREDOMINANT COLOR. ALL DUCTILE IRON WATER MAINS SHALL BE MARKED WITH A CONTINUOUS STRIPE LOCATED WITHIN THE TOP 90 DEGREES OF THE PIPE. SAID STRIPE SHALL BE A MINIMUM 2 INCHES IN WIDTH AND SHALL BE BLUE IN COLOR. BACKFILL SHALL NOT BE PLACED FOR 30 MINUTES FOLLOWING PAINT APPLICATION. FOR PIPE WITH AN INTERNAL DIAMETER OF 24" OR GREATER, TAPE OR PAINT SHALL BE APPLIED IN CONTINUOUS LINES A LONG EACH SIDE OF THE PIPE AS WELL AS ALONG THE TOP OF THE PIPE.
7. ALL NON-METALLIC WATER MAINS SHALL BE INSTALLED WITH A CONTINUOUS, INSULATED 10 GAUGE COPPER WIRE INSTALLED DIRECTLY ON TOP OF THE PIPE FOR LOCATION PURPOSES. SEE STANDARD DRAWINGS. IN ADDITION, ALL PVC WATER MAINS SHALL BE A SOLID BLUE COLOR. ALL LETTERING SHALL APPEAR LEGIBLY ON PIPE AND SHALL RUN THE ENTIRE LENGTH OF THE PIPE. LETTERING SHALL READ AS IS ACCEPTABLE FOR THE INTENDED USE.
8. HYDROSTATIC TESTING AND THE DISINFECTION OF THE WATER DISTRIBUTION SYSTEM SHALL BE DONE IN ACCORDANCE WITH THE AWWA STANDARDS. HYDROSTATIC TESTING TO BE DONE IN ACCORDANCE WITH AWWA C-600 FOR DUCTILE IRON PIPE AND C-605 FOR PVC PIPE. DISINFECTING AND BACTERIOLOGICAL EVALUATION TO BE DONE IN ACCORDANCE WITH AWWA C-651 AND RULE 62-555.340 F.A.C.
9. MARK SERVICES WITH 6' HIGH PIECE OF 2" X 4" PLANK PAINTED BLUE WITH LOT NUMBER CLEARLY MARKED AND A 'W' IMPRESSED IN THE CURB. IT IS THE INTENT THAT EVERY LOT IS CONSISTENT WITH A WATER SERVICE; THEREFORE IT IS THE CONTRACTORS RESPONSIBILITY TO INSTALL A WATER SERVICE TO EACH LOT.
10. PIPE MATERIALS:

    PVC - ALL PIPE, PIPE FITTINGS, PIPE JOINT PACKING AND JOINTING MATERIALS, VALVES, FIRE HYDRANTS, AND METERS INSTALLED UNDER THIS PROJECT SHALL CONFORM TO APPLICABLE AWWA STANDARDS AND SHALL BE MANUFACTURED IN ACCORDANCE WITH AWWA STANDARD C900, LATEST EDITION. PVC SHALL BE MANUFACTURED IN ACCORDANCE WITH AWWA STANDARD C900. THE PVC SHALL HAVE A MINIMUM WORKING PRESSURE OF 150 P.S.I. AND SHALL HAVE A DIMENSION RATIO (DR) OF 18. PIPE SHALL BE THE SAME O.D. AS DUCTILE IRON PIPE.

    PVC JOINT - SHALL BE IN ACCORDANCE WITH ASTM D3139.

    DUCTILE IRON - SHALL CONFORM TO ANSI/AWWA C150/C151. A MINIMUM OF CLASS 50 PIPE SHALL BE SUPPLIED.

    DUCTILE IRON JOINT - SHALL BE IN ACCORDANCE WITH ANSI A21.11 AND AWWA C111.

    SERVICES - SHALL BE IN ACCORDANCE WITH AWWA C901/C800 STANDARDS FOR POLYETHYLENE TUBING, CLASS 160.
11. WATER MAIN CONNECTION SHALL BE MADE UNDER THE SUPERVISION OF CITY OF APOPKA. ALL VALVES SHALL BE OPERATED BY LOCAL GOVERNMENT PERSONNEL ONLY. WATERMAINS ARE TO BE DISINFECTED PER ANSI/AWWA C651-92 AND LOCAL GOVERNMENT STANDARDS
12. VERTICAL SEPARATION BETWEEN UNDERGROUND POTABLE WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, AND RECLAIMED WATER PIPELINES:

    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.

    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.
13. 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 CROSSING, 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.
14. 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:

    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.

    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.

    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.

    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 RULE 64E-6.002, F.A.C.
15. A MINIMUM OF 3 FEET OF COVER SHALL BE MAINTAINED OVER WATERMAINS, UNLESS OTHERWISE NOTED.
16. ALL PIPE AND PIPE FITTINGS INSTALLED UNDER THIS PROJECT SHALL CONTAIN NO MORE 8.0% LEAD, AND ANY SOLDER OR FLUX USED IN THIS PROJECT SHALL CONTAIN NO MORE THAN 0.2% LEAD.
17. NEW OR ALTERED DEAD-END WATER MAINS INCLUDED IN THIS PROJECT SHALL BE PROVIDED WITH A FIRE OR FLUSHING HYDRANT OR BLOW-OFF FOR FLUSHING PURPOSES.
18. NEW OR ALTERED FIRE HYDRANT LEADS SHALL HAVE A MINIMUM INSIDE DIAMETER OF 6" AND SHALL INCLUDE AN AUXILIARY VALVE.
19. IF AGGRESSIVE SOIL CONDITIONS ARE FOUND DURING CONSTRUCTION, WATER MAINS SHALL BE PROTECTED THROUGH THE USE OF CORROSION RESISTANT MATERIALS, THROUGH ENCASEMENT OF THE WATER MAINS IN POLYETHYLENE, OR THROUGH PROVISION OF CATHODIC PROTECTION.
20. A CONTINUOUS AND UNIFORM BEDDING WILL BE PROVIDED IN TRENCHES FOR UNDERGROUND PIPE INSTALLED UNDER THIS PROJECT; BACKFILL MATERIAL WILL BE TAMPED IN LAYERS AROUND UNDERGROUND PIPE INSTALLED UNDER THIS PROJECT AND TO A SUFFICIENT HEIGHT ABOVE THE PIPE TO ADEQUATELY SUPPORT AND PROTECT THE PIPE; AND UNSUITABLY SIZED STONES (AS DESCRIBED IN APPLICABLE AWWA STANDARDS OR MANUFACTURERS' RECOMMENDED INSTALLATION PROCEDURES) FOUND IN TRENCHES WILL BE REMOVED FOR A DEPTH OF A LEAST SIX INCHES BELOW THE BOTTOM OF UNDERGROUND PIPE INSTALLED UNDER THIS PROJECT.
21. CONTRACTOR SHALL NOT ACTIVATE WATER SERVICE UNTIL THE FDEP HAS CLEARED THE SYSTEM FOR USE AND THE CLEARANCE LETTER HAS BEEN RECEIVED BY THE OWNER.
22. CONTRACTOR SHALL COORDINATE ALL UTILITIES SYSTEMS TEST SCHEDULING TO ALLOW ENGINEER'S ATTENDANCE PROVIDING MINIMUM NOTICE OF FIVE (5) WORKING DAYS. CONTRACTOR'S FAILURE TO PROPERLY NOTIFY ENGINEER MAY RESULT IN RETESTING AT ENGINEER'S OPTION AND AT CONTRACTOR'S EXPENSE.
23. ENGINEER RESERVES THE RIGHT TO WITHHOLD AUTHORIZATION OF PAYMENT FOR ANY PORTION OF THE UTILITIES PIPE WORK WHICH HAS NOT BEEN TESTED (OBSERVED BY ENGINEER) AND REPORTED TO CONFORM TO PROJECT SPECIFICATIONS.
24. SITE CONTRACTOR SHALL COORDINATE AND VERIFY ALL UTILITY SERVICES WITH FINAL ARCHITECTURAL DRAWINGS AND BUILDING CONTRACTOR.
25. CONTRACTOR SHALL VERIFY SIZE AND TYPE OF EXISTING MAIN PRIOR TO ORDERING TAPPING MATERIALS FOR TIE-INS.
26. CONCRETE CURBS SHALL BE CHISELED OR IMPRINTED TO SHOW LOCATIONS OF WATER AND SEWER SERVICE LINES/LATERALS. MARKING SHALL CONFORM WITH LOCAL STANDARDS. WHERE NO STANDARDS EXIST, USE "R" FOR RECLAIMED WATER, "W" FOR WATER, AND "S" FOR SANITARY.
27. FIRE HYDRANTS WHICH ARE GRAPHICALLY SHOWN ON OR NEAR LOT LINES AND NOT OTHERWISE LOCATED BY STATIONING OR DIMENSIONING SHALL BE CENTERED ON THE LOT LINE.

THE UTILITY NOTES BELOW ARE PROVIDED AS MINIMUM REQUIREMENTS AND ARE NOT INTENDED TO SUPERCEDE LOCAL GOVERNMENT AND AGENCY REQUIREMENTS

SANITARY SEWER NOTES:

1. ALL MANHOLES SHALL HAVE A MINIMUM DIAMETER OF 48 INCHES AND A MINIMUM ACCESS DIAMETER OF 22 INCHES.
2. PIPE LENGTHS SHOWN REPRESENT SCALED DISTANCES BETWEEN MANHOLE CENTERLINE.
3. ALL SANITARY SERVICE LATERALS SHALL BE 6 INCH DIAMETER PVC. LATERALS SHALL END WITH A CLEAN OUT AT RIGHT-OF-WAY LINE.
4. INVERTS OF SANITARY SERVICE LATERALS AT THEIR CONNECTION TO SANITARY MANHOLES SHALL BE NO MORE THAN ONE (1) FOOT ABOVE THE MANHOLE INVERT.
5. PRIOR TO PAVING, CONTRACTOR SHALL VERIFY THE AS-BUILT SANITARY SEWER PIPE SLOPES. MINIMUM SHALL BE IN ACCORDANCE WITH FDEP MINIMUM CRITERIA BUILT FOR 8" PVC SEWER LINE SLOPE WILL BE 0.28%, FOR 12" PVC WILL BE 0.17% AND FOR 15" PVC WILL BE 0.12%. ANY LINE NOT MEETING MINIMUM SLOPE WILL BE RELAYED BY CONTRACTOR TO MEET THE MINIMUM SLOPE REQUIREMENT AT NO ADDITIONAL COST.
6. MARK LATERALS WITH 6' HIGH PIECE OF 2" X 4" PLANK PAINTED ORANGE W/ LOT NUMBER CLEARLY MARKED AND A 'S' IMPRESSED IN THE CURB.
7. LEAKAGE TESTS ARE SPECIFIED REQUIRING THAT:

    THE LEAKAGE EXFILTRATION OR INFILTRATION DOES NOT EXCEED 200 GALLONS PER INCH OF PIPE DIAMETER PER MILE PER DAY FOR ANY SECTION OF THE SYSTEM.

    EXFILTRATION OR INFILTRATION TESTS BE PERFORMED WITH A MINIMUM POSITIVE HEAD OF 2 FEET.

    AIR TESTS, AS A MINIMUM, CONFORM TO THE TEST PROCEDURE DESCRIBED IN ASTM C-828 FOR CLAY PIPE, ASTM C924 FOR CONCRETE PIPE, ASTM F-1417 FOR PLASTIC PIPE, AND FOR OTHER MATERIALS APPROPRIATE TEST PROCEDURES. AIR TESTING, IF SPECIFIED FOR CONCRETE SEWER MANHOLES, CONFORMS TO THE TEST PROCEDURES DESCRIBED IN ASTM C-1244.
8. MANHOLE LIFT HOLES AND GRADE ADJUSTMENT RINGS BE SEALED WITH NON-SHRINKING MORTAR OR OTHER APPROPRIATE MATERIAL.
9. INLET AND OUTLET PIPES BE JOINED TO THE MANHOLE WITH A GASKETED FLEXIBLE WATER-TIGHT CONNECTION OR ANOTHER WATER-TIGHT CONNECTION ARRANGEMENT THAT ALLOWS DIFFERENTIAL SETTLEMENT OF THE PIPE AND MANHOLE WALL.
10. WATER-TIGHT MANHOLE COVERS BE USED WHEREVER THE MANHOLE TOPS MAY BE FLOODED BY STREET RUNOFF OF HIGH WATER.
11. MINIMUM SEPARATION BETWEEN POTABLE WATER LINES AND SANITARY HAZARDS (SANITARY SEWER, FORCE MAIN, STORM SEWER, REUSE WATER) SHALL BE MAINTAINED. A HORIZONTAL CLEARANCE OF TEN (10) FEET IN PARALLEL INSTALLATION AND 12 INCHES VERTICALLY AT CROSSINGS. SHALL A VERTICAL SEPARATION OF LESS THAN THAT STIPULATED BE REQUIRED, THE WATER LINE SHALL BE CONSTRUCTED OF 20 FEET OF PRESSURE TIGHT JOINT DUCTILE IRON PIPE. IF THE REQUIRED 10 FT. HORIZONTAL CLEARANCE CANNOT BE MAINTAINED, THE SEWER MAIN SHALL BE PLACED IN A D.I.P. SLEEVE OR ENCASED IN CONCRETE IN ACCORDANCE WITH FDEP SPECIFICATIONS.
12. PVC GRAVITY SEWER PIPE SHALL MEET ASTM D3034, SDR35.
13. ALL SANITARY SEWER PIPE SHALL BE COLORED GREEN.
14. FIBERGLASS LINE ALL MANHOLES WHICH RECEIVE DISCHARGE FROM A FORCEMAIN.
15. CONTRACTOR IS RESPONSIBLE FOR PROVIDING SERVICES AT EACH LOT. SERVICES SHALL HAVE 3' MIN. AND 4' MAX. COVER AT LOT CLEAN OUT.

THE UTILITY NOTES BELOW ARE PROVIDED AS MINIMUM REQUIREMENTS AND ARE NOTE INTENDED TO SUPERCEDE LOCAL GOVERNMENT AND AGENCY REQUIREMENTS

RECLAIMED WATER NOTES:

1. ALL RECLAIMED WATER PIPES SHALL BE INSTALLED USING WATER PIPE CRITERIA. MAINS SHALL BE CLASS 52 DIP IF 24"-30" OF COVER IS PROVIDED AND CLASS 51 IF 30"-36" COVER IS PROVIDED.
2. PROVIDE 6" MINIMUM SEPARATION BETWEEN RECLAIMED WATER AND STORM PIPES AND A MINIMUM OF 3' OF COVER OVER THE RECLAIMED WATER MAIN. RECLAIMED WATER WHEN LESS THAN 3' OF COVER IS ACHIEVED SHALL BE D.I.P. (COVER LESS THAN 3' IS ONLY ALLOWED AT SPECIFIC CROSSINGS APPROVED BY ENGINEER) PROVIDE MECHANICAL JOINTS AND FITTINGS AS NECESSARY FOR THE VERTICAL TRANSITIONS.
3. EXCEPT FOR PVC PIPE, MAXIMUM DEFLECTIONS AT PIPE JOINTS, FITTINGS AND LAYING RADIUS FOR THE VARIOUS PIPE LENGTHS SHALL NOT EXCEED 75% OF THE PIPE MANUFACTURER'S RECOMMENDATION. A MINIMUM VERTICAL CLEARANCE OF 18" SHALL BE MAINTAINED. WHERE 18" CLEARANCE IS NOT POSSIBLE, WATER AND RECLAIMED WATER WILL BE UPGRADED TO D.I.P.
4. MARK LATERALS WITH 6' HIGH PIECE OF 2" X 4" PLANK PAINTED PURPLE, AND AN R IMPRESSED IN THE CURB.
5. CASINGS WILL BE PROVIDED FOR SERVICES LOCATED UNDER LANDSCAPE MEDIANS.
6. ALL PVC RECLAIMED WATER PIPE SHALL BE AS SPECIFIED IN THE CONTRACT DOCUMENTS, MARKED WITH THE SEAL OF APPROVAL OF THE NATIONAL SANITATION FOUNDATION (NSF) AND BE PURPLE IN COLOR.
7. ALL DUCTILE IRON RECLAIMED WATER MAINS SHALL BE MARKED WITH A CONTINUOUS STRIPE LOCATED WITHIN THE TOP 90 DEGREES OF THE PIPE. SAID STRIPE SHALL BE A MINIMUM 2 INCHES IN WIDTH AND SHALL BE PURPLE IN COLOR. BACKFILL SHALL NOT BE PLACED FOR 30 MINUTES FOLLOWING PAINT APPLICATION.
8. ALL NON-METALLIC RECLAIMED WATER MAINS SHALL BE INSTALLED WITH A CONTINUOUS, INSULATED 10 GAUGE COPPER WIRE INSTALLED DIRECTLY ON TOP OF THE PIPE FOR LOCATION PURPOSES. SEE STANDARD DRAWINGS. IN ADDITION, ALL PVC RECLAIMED WATER MAINS SHALL BE SOLID, PANTONE PURPLE COLOR.
9. HYDROSTATIC TESTING OF THE RECLAIMED WATER DISTRIBUTION SYSTEM SHALL BE DONE IN ACCORDANCE WITH THE AWWA STANDARDS. HYDROSTATIC TESTING TO BE DONE IN ACCORDANCE WITH AWWA C-600 FOR DUCTILE IRON PIPE AND M23 FOR PVC PIPE.
10. ALL RECLAIMED WATER HOSE BIBBS, HAND-OPERATED CONNECTIONS AND OUTLETS SHALL BE CONTAINED IN UNDERGROUND SERVICE VAULTS AND SHALL BE APPROPRIATELY TAGGED OR LABELED TO WARN THE PUBLIC AND EMPLOYEES THAT THE WATER IS NOT INTENDED FOR DRINKING. ALL PIPING, PIPELINES, VALVES AND OUTLETS SHALL BE COLOR CODED PANTONE 522C PURPLE AND MARKED PER LOCAL AND STATE CODES TO DIFFERENTIATE RECLAIMED WATER FROM POTABLE OR OTHER WATER.
11. VAULTS FOR RECLAIMED WATER HOSE BIBBS AND OUTLETS SHALL BE LOCKED OR REQUIRE A SPECIAL TOOL FOR OPERATION OF HOSE BIBBS AND OUTLETS.
12. LOW TRAJECTORY NOZZLES ARE REQUIRED WITHIN 100 FEET OF ANY OUTDOOR PUBLIC EATING, DRINKING OR BATHING FACILITIES.
13. A RESIDENTIAL DUAL CHECK VALVE OR OTHER BACKFLOW PREVENTION DEVICE AS SPECIFIED BY THE SEWER/RECLAIMED WATER UTILITY COMPANY IS REQUIRED ON ALL POTABLE WATER LINES AT EACH RESIDENTIAL SITE WHICH IS SERVICED WITH RECLAIMED WATER.
14. SIGNS SHALL BE POSTED IN THE VICINITY OF PUBLIC RECLAIMED WATER IRRIGATION SYSTEMS, ADVISING THE PUBLIC THAT RECLAIMED WATER IS PRACTICED.
15. BOX COVERS FOR RECLAIMED WATER SYSTEM ELEMENTS (VALVES, METER, BFP's, ETC.) SHALL, TO THE EXTENT REASONABLE, NOT BE INTERCHANGEABLE WITH BOX COVERS FOR WATER SYSTEM ELEMENTS.
16. RECLAIMED WATER SYSTEMS AND POTABLE WATER SYSTEMS SHALL NOT BE CROSS-CONNECTED. AN AIR GAP OF TWO PIPE DIAMETERS IS REQUIRED BETWEEN SUCH WATERS.
17. THE WETTED EDGE OF AREAS IRRIGATED WITH RECLAIMED WATER SHALL NOT BE CLOSER THAN 75 FEET TO ANY PUBLIC OR PRIVATE POTABLE WATER WELL.
18. NO RECLAIMED WATER TRANSMISSION FACILITY/MAIN SHALL BE WITHIN 75 FEET OF ANY PUBLIC WATER SUPPLY WELL.

DEMOLITION NOTES:

1. CONTRACTOR SHALL REMOVE ALL WASTE MATERIAL FOR DISPOSAL OFF-SITE. DISPOSAL SHALL CONFORM TO ALL APPLICABLE REGULATIONS.
2. EXISTING UNDERGROUND UTILITIES, UNLESS OTHERWISE NOTED, MAY BE CAPPED/PLUGGED AND ABANDONED IN PLACE EXCEPT WITHIN 30 FT. OF BUILDING. CAPPED AND PLUGGED PIPE ENDS SHALL BE ENCASED IN CONCRETE, 6" MINIMUM THICKNESS AROUND PIPE. MANHOLE BASES MAY BE LEFT IN PLACE PROVIDED THAT PIPE OPENINGS ARE PLUGGED AND REMAINING BASES ARE FILLED WITH CONCRETE 6" MINIMUM ABOVE HIGHEST INVERT.
3. ANY MATERIALS CLAIMED AS SALVAGE BY OWNER EITHER IN THE FIELD OR IN THE DRAWINGS SHALL BE STOCKPILED FOR OWNER'S REMOVAL.
4. CONTRACTOR SHALL BE KNOWLEDGEABLE OF THE CONSTRUCTION DOCUMENTS AND BE RESPONSIBLE FOR PROTECTING ANY EXISTING FACILITY SO DESIGNATED OR DESIGNATED TO BE USED IN THE WORK.
5. CONTRACTOR SHALL REMOVE ALL FOUNDATIONS, CONCRETE SLABS, AND UNDERGROUND STRUCTURES EXISTING ON THE SITE AT THE TIME OF BIDDING UNLESS OTHERWISE DIRECTED.
6. CONTRACTOR SHALL COORDINATE WITH APPLICABLE UTILITY COMPANIES AND BE RESPONSIBLE FOR THE TERMINATION, CAPPING-OFF AND REMOVAL OF ALL UNDERGROUND AND ABOVE-GROUND UTILITY SERVICES EXISTING AT THE TIME OF BIDDING UNLESS DIRECTED TO BID OTHERWISE.
7. CONTRACTOR IS RESPONSIBLE FOR IDENTIFYING AND DISPOSING ALL WASTE MATERIALS CONSISTENT WITH ALL RULES AND REGULATIONS APPLICABLE TO THE SPECIFIC MATERIAL FOUND.

ADA NOTES:

1. THE CONTRACTOR SHALL INSTALL, AS PART OF THE INFRASTRUCTURE AND PRIOR TO CERTIFICATE OF COMPLETION, DROP CURBS, STRIPING AND HANDICAP RAMPS AT ALL INTERSECTIONS OF SIDEWALK WITH THE PROPOSED PAVEMENT TO MEET STATE OF FLORIDA ACCESSIBILITY CODE AND FEDERAL A.D.A. SPECIFICATIONS.
2. PAVEMENT GRADES OVER HANDICAPPED PARKING SPACES SHALL NOT EXCEED 2% IN ANY DIRECTION EXCEPT AT RAMPS. (NOTE: RAMP LENGTHS MAY EXCEED 6 FEET.)
3. PROPOSED AND EXISTING SIDEWALKS SHALL BE RAMPED FLUSH WITH PAVEMENT. RAMPS SHALL NOT EXCEED SLOPES OF 12 HORIZONTAL TO 1 VERTICAL. (NOTE: RAMP LENGTHS REQUIRED MAY EXCEED 6 FT.)
4. WHERE SIDEWALK RAMPS CONNECT TO MIAMI CURB, THE SLOPE OF THE MIAMI CURB SHALL BE NO STEEPER THAN 12:1 TO CONFORM WITH FLORIDA/FEDERAL REGULATORY REQUIREMENTS. TWO FT. LONG CURB TRANSITIONS SHALL BE USED AT EACH SIDE OF THE RAMP.
5. WHERE RAMPS ARE POURED ADJACENT TO EXISTING MIAMI CURB, THE CURB SHALL BE REMOVED, FOR A DISTANCE EXTENDING TWO FT. BEYOND EACH END OF THE WALK AND RECONSTRUCTED.
6. SIDEWALK RAMPS SHALL INCLUDE DETECTABLE WARNINGS THAT ARE TEXTURED IN CONFORMANCE WITH FDOT STANDARDS EXCEPT WHERE LOCAL CODES DICTATE OTHERWISE. CONTRACTOR SHALL COORDINATE WITH LOCAL AUTHORITY FOR PRE-POUR INSPECTION PRIOR TO ANY SIDEWALK AND/OR RAMP CONCRETE POURS. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO ENSURE THAT ALL RAMP TEXTURED SURFACES AND SIDEWALK LONGITUDINAL AND CROSS SLOPES ARE IN CONFORMANCE WITH LOCAL, STATE AND FEDERAL ADA AND FAIR HOUSING ACT STANDARDS.
7. CONTRACTOR SHALL COORDINATE WITH ENGINEER FOR PRE-POUR INSPECTION PRIOR TO ANY SIDEWALK AND/OR CURB RAMP CONCRETE POURS.
8. ALL MANHOLE, PULL BOX, UTILITY VAULT, VALVE, OR OTHER COVERS LOCATED WITHIN SIDEWALKS AND CROSSWALKS SHALL BE ADA COMPLIANT.

FIRE PROTECTION NOTES:

1. MAINS DESIGNATED AS FIRE PROTECTION SHALL BE INSTALLED BY A FLORIDA LICENSED FIRE PROTECTION CONTRACTOR AND REVIEWED FOR CONFORMANCE BY A LICENSED FIRE PROTECTION ENGINEER.
2. FIRE HYDRANTS SHALL BE INSTALLED AND IN SERVICE PRIOR TO THE ACCUMULATION OF COMBUSTIBLES.
3. IN INSTANCES WHERE THERE ARE NO FIRE HYDRANTS IN CLOSE PROXIMITY TO PROVIDE FIRE PROTECTION, PER THE NATIONAL FIRE PROTECTION ASSOCIATION, NFPA-1, 16.4.3.1.3, UNDERGROUND WATER MAINS AND HYDRANTS ARE REQUIRED TO BE PROVIDED SHALL BE INSTALLED, COMPLETED AND IN SERVICE PRIOR TO CONSTRUCTION WORK.
4. PER NFPA-1, 18.3.4.1, DURING CONSTRUCTION, CLEARANCES OF 7.5 FEET IN FRONT OF AND TO THE SIDES OF THE FIRE HYDRANT WITH A 4-FOOT CLEARANCE TO THE REAR MUST BE PROVIDED AND MAINTAINED AT ALL TIMES.

ADS HDPE GENERAL NOTES:

1. SHOULD CONSTRUCTION PLANS INDICATE ADS PIPE MAY BE USED, ENGINEER SHALL BE NOTIFIED OF SUCH BY CONTRACTOR PRIOR TO MATERIAL ORDERING. ENGINEER SHALL BE PROVIDED WITH SPECIFICATIONS AND INSTALLATION METHODS PRIOR TO INSTALLATION.
2. WHERE ADS PIPE IS USED AS AN ALTERNATE TO REINFORCED CONCRETE PIPE, CONTRACTOR SHALL SUBMIT BIDS TO ENGINEER IN WRITING FOR REVIEW AND APPROVAL OF MATERIAL COST SAVINGS TO OWNER.
3. ADS PIPE SHALL NOT BE USED IN AREAS OF HIGH GROUNDWATER UNLESS PROPER ADS APPROVED METHODS ARE USED TO MITIGATE FOR POTENTIAL FLOTATION AND ALIGNMENT SHIFTS. AN AUTHORIZED ADS REPRESENTATIVE SHALL INSPECT ALL SUCH AREAS.
4. PIPE SHALL MEET ALL GOVERNING LOCAL AUTHORITY REQUIREMENTS AS WELL AS THE FLORIDA DEPARTMENT OF TRANSPORTATION. CONTRACTOR SHALL PROVIDE WRITTEN PROOF OF ACCEPTANCE BY LOCAL GOVERNMENT FOR PIPE USE.
5. ADS PIPE PREVIOUSLY STORED IN OUTDOOR CONDITIONS SHALL BE DISCLOSED TO ENGINEER FOR THIRD PARTY REVIEW OF PIPE PRIOR TO ACCEPTANCE FOR USE.
6. ALL INSTALLED PIPE IS SUBJECT TO MANDREL TESTING PRIOR TO ACCEPTANCE.
7. IN MUNICIPALITIES WHERE ADS PIPE IS NOT ALLOWED IN THE PUBLIC RIGHTS-OF-WAY, THE CONTRACTOR MAY USE ADS PIPE IN PRIVATE, NON-PUBLIC AREAS WITH ENGINEER'S PERMISSION.
8. PIPE 4" TO 48" (WHERE DESIGNATED) SHALL BE ADS HDPE N-12 SMOOTH INTERIOR POLYETHYLENE PIPE. PIPE AND FITTINGS SHALL BE MADE OF VIRGIN PE COMPOUNDS WHICH CONFORM WITH THE REQUIREMENTS OF CELL CLASS 324420C AND DEFINED AND DESCRIBED IN ASTM D3350.
9. THE HDPE FITTINGS SHALL NOT REDUCE OR IMPAIR THE OVERALL INTEGRITY OR FUNCTION OF THE PIPE LINE. FITTINGS MAY BE EITHER MOLDED OR FABRICATED. THE FITTINGS MAY BE INSTALLED BY VARIOUS METHODS, SUCH AS SNAP-ON, SCREW-ON, BELL & SPIGOT AND WRAP AROUND. COUPLINGS SHALL PROVIDE SUFFICIENT LONGITUDINAL STRENGTH TO PRESERVE PIPE ALIGNMENT AND PREVENT SEPARATION AT THE JOINTS. ONLY FITTINGS SUPPLIED OR RECOMMENDED BY THE PIPE MANUFACTURER SHALL BE USED. WHERE DESIGNATED ON THE PLANS, OR AS DIRECTED BY THE ENGINEER IN THE FIELD, A NEOPRENE OR RUBBER GASKET SHALL BE SUPPLIED.
10. PIPE SHALL BE INSTALLED BY A CONTRACTOR WHO HAS BEEN CERTIFIED BY ADS OR SHALL BE INSTRUCTED BY A CERTIFIED ADS REPRESENTATIVE TO DO SO.
11. A REPRESENTATIVE OF ADS SHALL INSPECT FROM TIME TO TIME THE INSTALLATION OF THE PIPE.
12. HP MANHOLE STRUCTURES WILL NOT BE ALLOWED FOR USE WITHOUT ENGINEERS PRE-AUTHORIZATION.
13. GENERAL SPECIFICATIONS:

    SCOPE

    THIS SPECIFICATION DESCRIBES 12- THROUGH 60-INCH (300 TO 1500 MM) ADS HP STORM PIPE FOR USE IN GRAVITY- FLOW STORM DRAINAGE APPLICATIONS.

    PIPE REQUIREMENTS

    12- THROUGH 30-INCH (300 TO 750 MM) PIPE SHALL HAVE A SMOOTH INTERIOR AND ANNULAR EXTERIOR CORRUGATIONS AND MEET OR EXCEED ASTM F2736 AND AASHTO M330

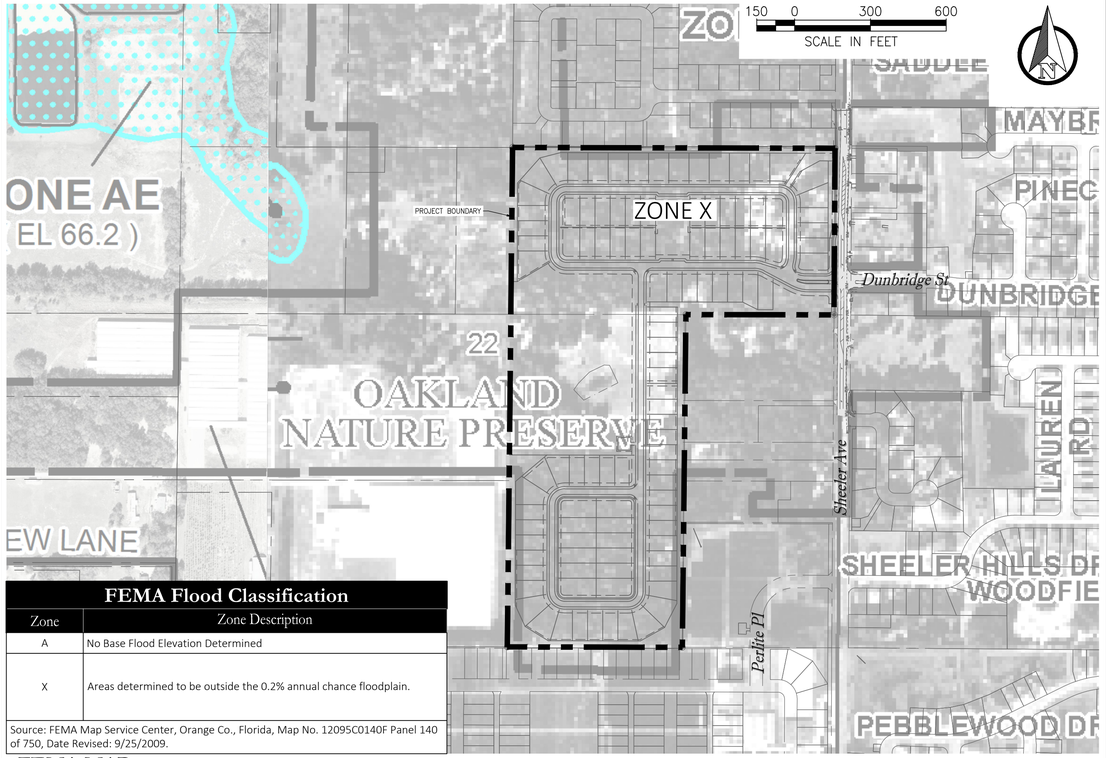
    36- THROUGH 60-INCH (900 TO 1500 MM) PIPE SHALL HAVE A SMOOTH INTERIOR AND ANNULAR EXTERIOR CORRUGATIONS AND MEET OR EXCEED ASTM F2881 AND AASHTO M330

    MANNING'S "N" VALUE FOR USE IN DESIGN SHALL BE 0.012

    JOINT PERFORMANCE

    PIPE SHALL BE JOINED WITH A GASKETED INTEGRAL BELL & SPIGOT JOINT MEETING THE REQUIREMENTS OF ASTM F2736 OR F2881, FOR THE RESPECTIVE DIAMETERS.

    12- THROUGH 60-INCH (300 TO 1500 MM) SHALL BE WATERTIGHT ACCORDING TO THE REQUIREMENTS OF ASTM D3212. SPIGOTS SHALL HAVE GASKETS MEETING THE REQUIREMENTS OF ASTM F477. GASKET SHALL BE INSTALLED BY THE PIPE MANUFACTURER AND COVERED WITH A REMOVABLE, PROTECTIVE WRAP TO ENSURE

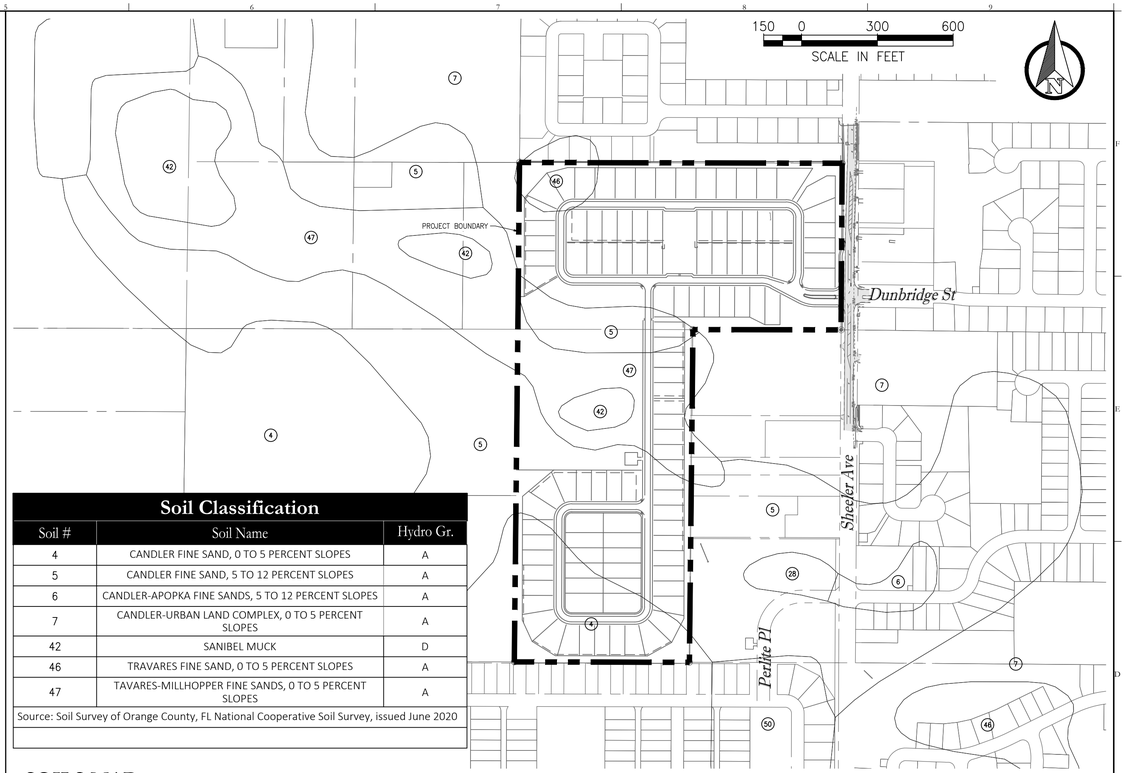


FEMA Flood Classification	
Zone	Zone Description
A	No Base Flood Elevation Determined
X	Areas determined to be outside the 0.2% annual chance floodplain.

Source: FEMA Map Service Center, Orange Co., Florida, Map No. 12095C0140F Panel 140 of 750, Date Revised: 9/25/2009.

FEMA MAP

SCALE: 1" = 300'

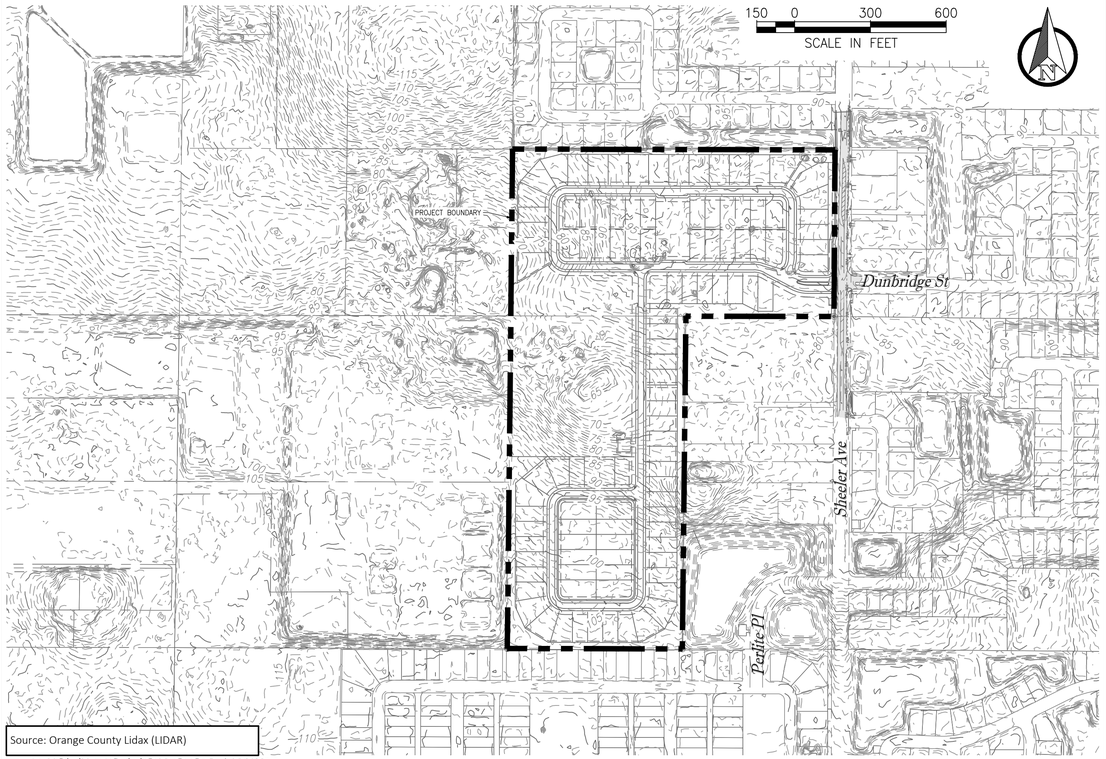


Soil Classification		
Soil #	Soil Name	Hydro Gr.
4	CANDLER FINE SAND, 0 TO 5 PERCENT SLOPES	A
5	CANDLER FINE SAND, 5 TO 12 PERCENT SLOPES	A
6	CANDLER-APOPKA FINE SANDS, 5 TO 12 PERCENT SLOPES	A
7	CANDLER-URBAN LAND COMPLEX, 0 TO 5 PERCENT SLOPES	A
42	SANIBEL MUCK	D
46	TRAVARES FINE SAND, 0 TO 5 PERCENT SLOPES	A
47	TAVARES-MILLHOPPER FINE SANDS, 0 TO 5 PERCENT SLOPES	A

Source: Soil Survey of Orange County, FL National Cooperative Soil Survey, issued June 2020

SOILS MAP

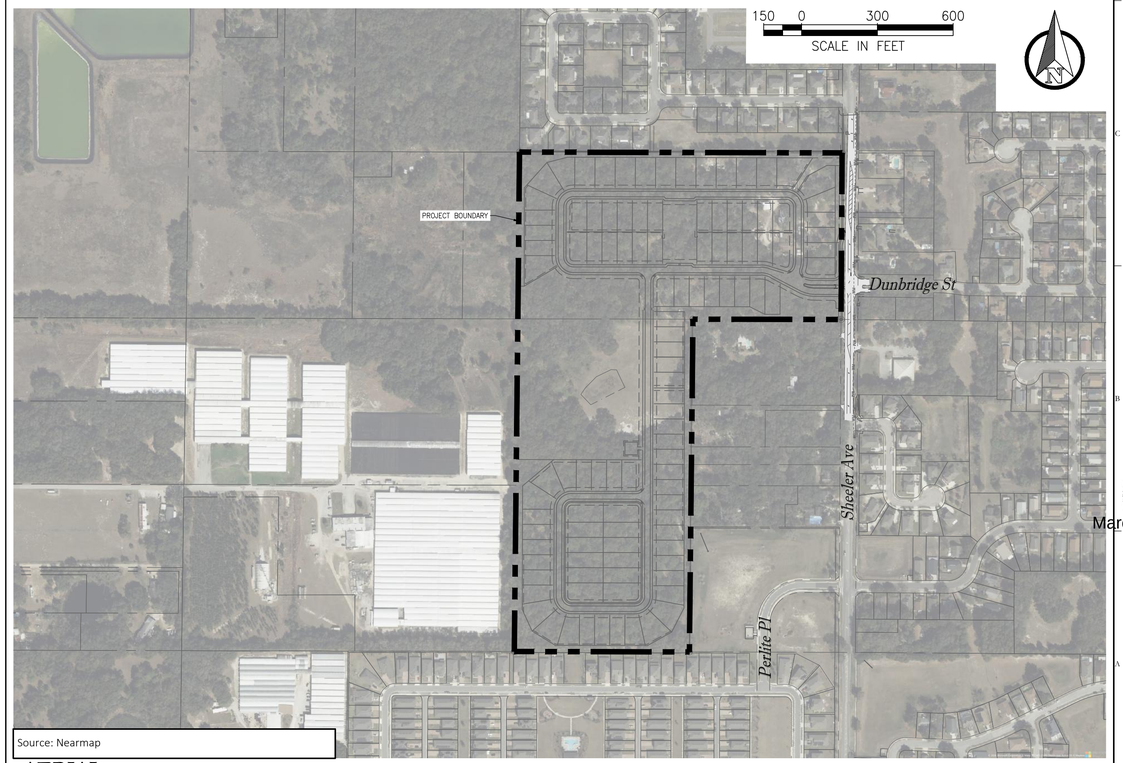
SCALE: 1" = 300'



Source: Orange County Lidax (LIDAR)

EXISTING TOPOGRAPHY

SCALE: 1" = 300'



Source: Nearmap

AERIAL

SCALE: 1" = 300'

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 300'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

EXISTING CONDITIONS PLAN

Sheet No.:

C0.03

Seal:

Marc D Stehli

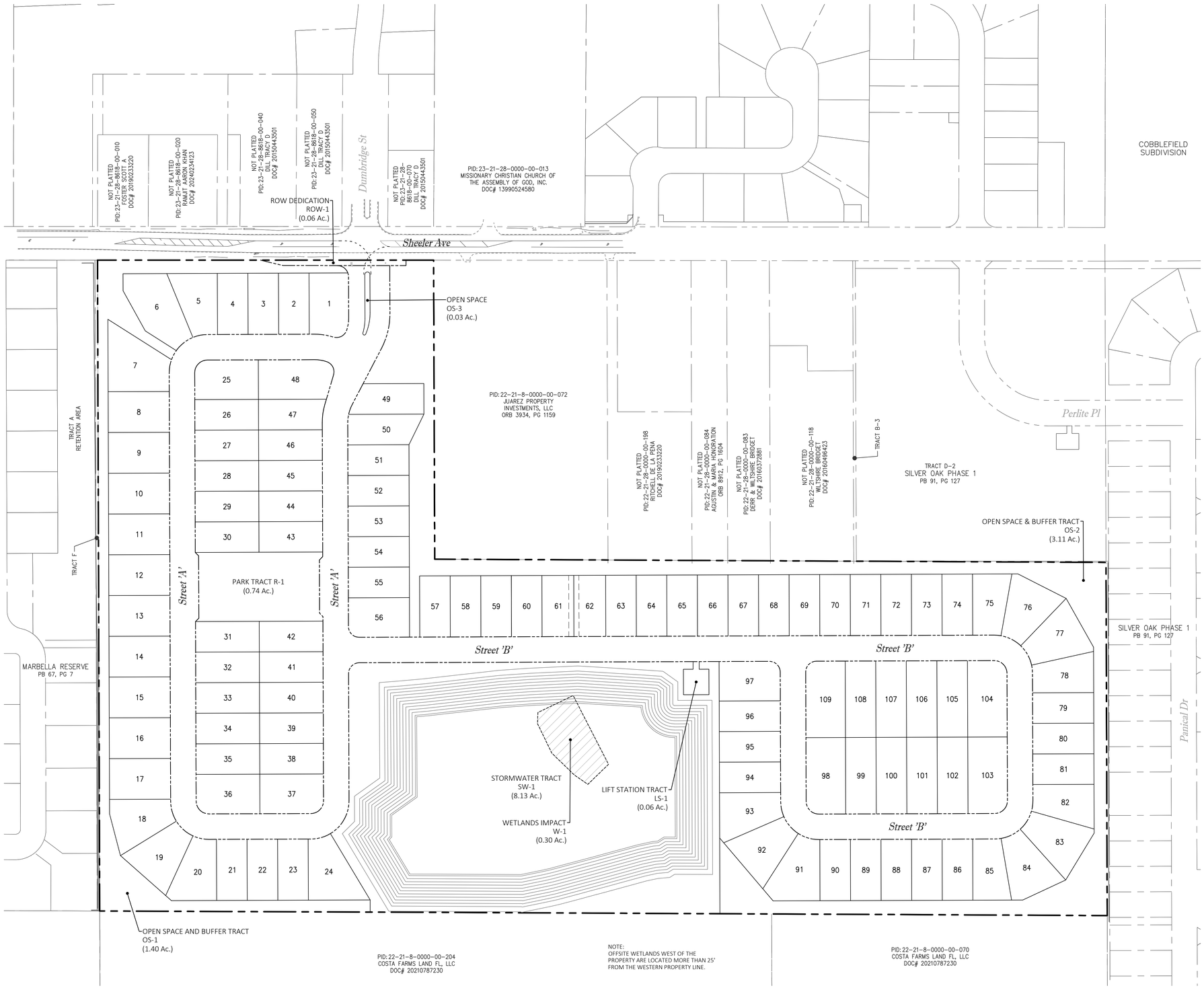
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:22am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\EC13622-01.dwg



Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

NO. DATE: DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

WETLANDS

TRACT ID	ACREAGE
W-1	0.3
TOTAL	**0.3**

WETLAND IMPACTS

TRACT ID	ACREAGE
W-1	0.3
TOTAL	**0.3**

SECONDARY WETLAND IMPACTS

TRACT ID	ACREAGE
TOTAL	**0.00**

PRESERVE WETLANDS

TRACT ID	ACREAGE
TOTAL	**0.00**

SURFACE WATERS

TRACT ID	ACREAGE
TOTAL	**0.00**

SURFACE WATER IMPACTS

TRACT ID	ACREAGE
TOTAL	**0.00**

SECONDARY SURFACE WATER IMPACTS

TRACT ID	ACREAGE
TOTAL	**0.00**

PRESERVED SURFACE WATERS

TRACT ID	ACREAGE
TOTAL	**0.00**

WETLANDS

EXISTING WETLANDS	0.3
WETLAND IMPACTS	0.3
PRESERVED WETLANDS	0.00

SURFACE WATERS

EXISTING SURFACE WATERS	0.00
SURFACE WATER IMPACTS	0.00
PRESERVED SURFACE WATERS	0.00

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

WETLAND IMPACT PLAN

Sheet No.:

C0.10

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=mstehli@pape-dawson.com, O=Pape-Dawson Engineers, Inc., OU=Orlando, CN=Marc D Stehli, 0.9.2342.19200300.100.1.1=1102180900018CB
Date: 2026.08.04 11:36:03 -05'00'

Marc D Stehli

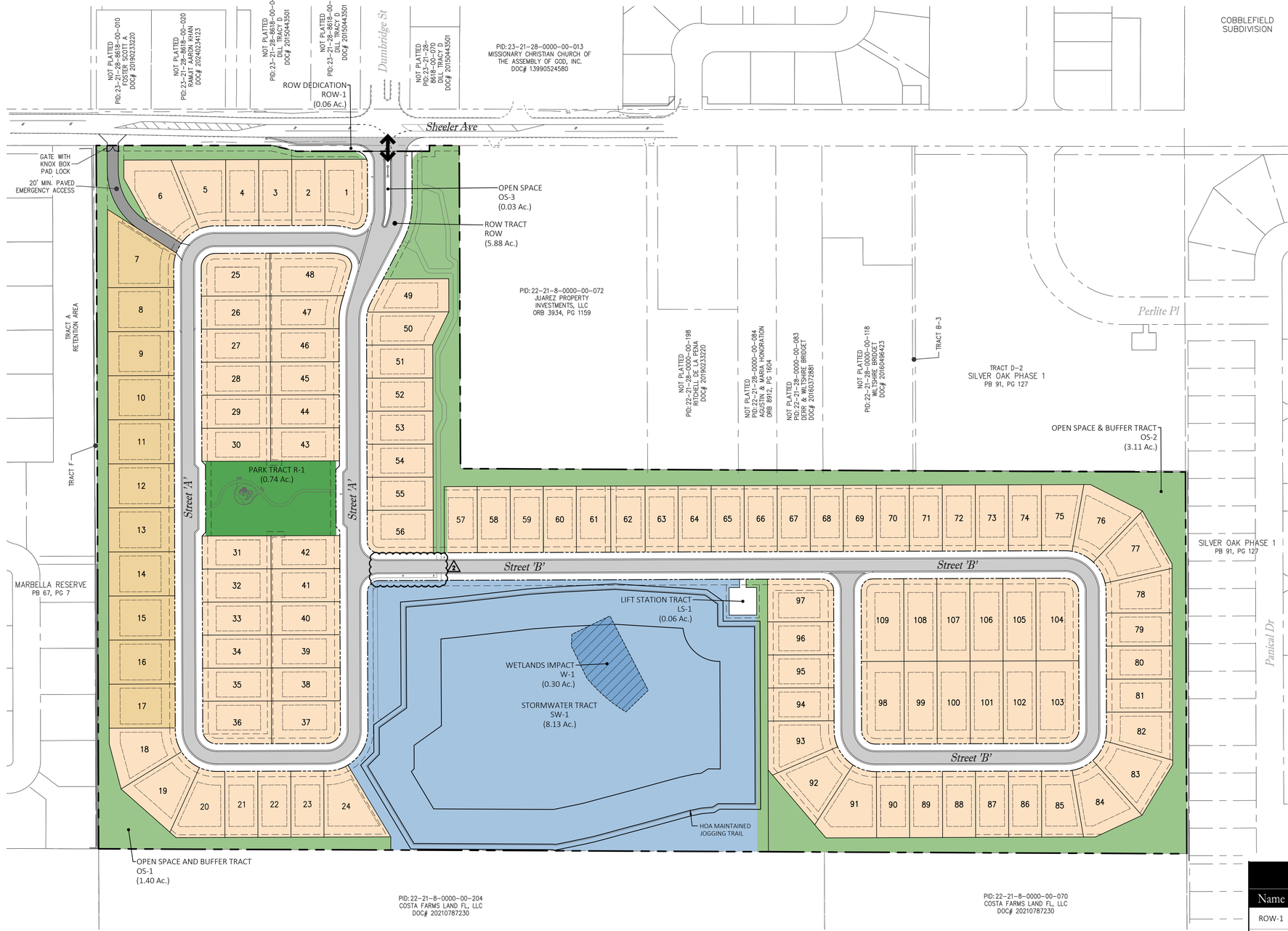
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 11:06am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\WCP1362201.dwg



50 0 100 200
SCALE IN FEET

LEGEND

- Property Boundary
- 80' x 120' Min. Lot
- 60' x 120' Min. Lot
- Open Space
- Park
- Stormwater
- Impacted Wetland
- Paved Emergency Access
- Full Access Point

Development Data

Jurisdiction	City of Apopka
Future Land Use	RL
Zoning	RTF
Max. Density Permitted	5 DU/Ac

Site Details

Total Site Area	40.32 Acres
Row Dedication	0.06 Acres
Developable Area	40.26 Acres
Open Space Required (20%)	8.05 Acres
Open Space Provided [2]	10.64 Acres

Proposed Development

Total Number of Dwelling Units	109 Units
60' x 120' Minimum Lot Size	98 Units
80' x 120' Minimum Lot Size	11 Units
Proposed Density [3]	2.71 DU/Ac

Notes:

[1] Open Space Requirement is 20% of the developable area
[2] Open Space Provided includes 75% of Stormwater Retention area with Parks & Buffers
[3] Proposed Density is based on Developable Area

Lot Size Requirements

Min. Lot Width	60 Feet
Min. Lot Depth	N/A
Min. Lot Area	7,000 SF

Setbacks

Front	25 Feet
Side (Interior Lot)	7.5 Feet
Side (Corner Lot)	25 Feet
Rear	20 Feet

Ownership/Maintenace Table

Name	Operation & Maintenance	Public/Private	Area (Ac.)
ROW-1	TO BE OWNED AND MAINTAINED BY ORANGE COUNTY	PUBLIC	0.06
ROW	TO BE OWNED AND MAINTAINED BY HOA	PRIVATE	5.88
SW-1	TO BE OWNED AND MAINTAINED BY HOA WITH DRAINAGE EASEMENT DEDICATION TO CITY OF APOPKA	PRIVATE	8.13
LS-1	TO BE MAINTAINED BY CITY OF APOPKA	PUBLIC/PRIVATE[1]	0.06
OS-1	TO BE OWNED AND MAINTAINED BY HOA	PRIVATE	1.40
OS-2	TO BE OWNED AND MAINTAINED BY HOA	PRIVATE	3.11
OS-3	TO BE OWNED AND MAINTAINED BY HOA	PRIVATE	0.03
R-1	TO BE OWNED AND MAINTAINED BY HOA	PRIVATE	0.74
LOTS	PRIVATE	PRIVATE	20.91
TOTAL:			40.32

[1] FINAL OWNERSHIP ENTITY SHALL BE DEFINED WITHIN A DEVELOPER'S AGREEMENT FOR THE PROPERTY. DEVELOPER SHALL, AT A MINIMUM, BE RESPONSIBLE FOR MAINTENANCE/REPAIRS TO THE LIFT STATION DUE TO SOIL FAILURES ATTRIBUTABLE TO THE ONSITE KARST FEATURE. CITY SHALL, AT A MINIMUM, BE RESPONSIBLE FOR ROUTINE MAINTENANCE AND OPERATION OF THE LIFT STATION.

Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD
NO.	DATE:	DESCRIPTIONS:
		SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

SITE PLAN

Sheet No.:

C1.00

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Marc D Stehli
Digitally signed by Marc D Stehli
DN: cn=Marc D Stehli, o=Pape-Dawson Engineers, Inc., ou=Orlando, email=mstehli@pape-dawson.com, c=US
Date: 2026.08.04 09:03:05 -04'00'

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 11:06am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SMSP1362201.dwg

OWNERSHIP / MAINTENANCE

ROADWAYS	PRIVATE	TO BE OWNED AND MAINTAINED BY HOA
PRIVATE DRAINAGE EASEMENTS (P.D.E)	PRIVATE	TO BE DEDICATED TO THE HOA. DRAINAGE FACILITIES WITHIN EASEMENTS ARE TO BE OWNED AND MAINTAINED BY THE HOA.
UTILITY EASEMENTS	PUBLIC	TO BE DEDICATED TO THE CITY OF APOPKA. UTILITIES WITHIN THE EASEMENTS ARE TO BE OWNED AND MAINTAINED BY THE CITY OF APOPKA.
WATER, FORCE MAIN, AND RECLAIMED WATER UTILITIES	PUBLIC	TO BE OWNED AND MAINTAINED BY THE CITY OF APOPKA UP TO METERS/CLEAN-OUTS
GRAVITY SANITARY SEWER UTILITIES	PRIVATE	TO BE OWNED AND MAINTAINED BY HOA
LIFT STATION TRACTS	PUBLIC/PRIVATE[1]	TO BE MAINTAINED BY THE CITY OF APOPKA
PARK/OPEN SPACE TRACTS	PRIVATE	TO BE OWNED AND MAINTAINED BY THE HOA
SIDEWALKS IN RIGHT OF WAY	PUBLIC	TO BE OWNED AND MAINTAINED BY CITY OF APOPKA
STORMWATER TRACTS	PRIVATE	STORMWATER MANAGEMENT PONDS/FACILITIES SHALL BE OWNED AND MAINTAINED BY THE HOA. A DRAINAGE EASEMENT SHALL BE PROVIDED OVER THE STORMWATER POND TRACT SW-1 TO THE CITY OF APOPKA. THE CITY SHALL HAVE THE ABILITY BUT NOT THE OBLIGATION TO MAINTAIN THE STORMWATER POND/FACILITIES
SIDEWALK/TRAIL OUTSIDE ROW	PRIVATE	TO BE OWNED AND MAINTAINED BY THE HOA
STREET TREES IN PUBLIC ROW	PRIVATE	TO BE OWNED AND MAINTAINED BY THE HOA
RETAINING WALLS	PRIVATE	TO BE OWNED AND MAINTAINED BY THE HOA
PARKING SPACE STRIPING IN PUBLIC ROW	PRIVATE	TO BE MAINTAINED BY THE HOA
STREET LIGHTING	PUBLIC	AN MSBU SHALL BE ESTABLISHED FOR ROUTINE MAINTENANCE AND OPERATION OF STREET LIGHTING

[1] FINAL OWNERSHIP ENTITY SHALL BE DEFINED WITHIN A DEVELOPER'S AGREEMENT FOR THE PROPERTY. DEVELOPER SHALL, AT A MINIMUM, BE RESPONSIBLE FOR MAINTENANCE/REPAIRS TO THE LIFT STATION DUE TO SOIL FAILURES ATTRIBUTABLE TO THE ONSITE KARST FEATURE. CITY SHALL, AT A MINIMUM, BE RESPONSIBLE FOR ROUTINE MAINENANCE AND OPERATION OF THE LIFT STATION.

PHASING

SHEELER PARK WILL BE DEVELOPED IN A SINGLE PHASE

SIGNAGE

ONSITE SIGNAGE WILL BE IN ACCORDANCE WITH THE CITY OF APOPKA LAND DEVELOPMENT CODE SECTION 5.10-SIGNS.

LANDSCAPE

1. LANDSCAPE MATERIALS WILL BE CHOSEN FROM THE FLORIDA FRIENDLY PLANT DATABASE (CENTRAL FLORIDA REGION).
2. A TWENTY-FIVE (25) FOOT BUFFER IS PROVIDED ADJACENT TO SHEELER AVE. IN ACCORDANCE WITH THE CITY OF APOPKA LAND DEVELOPMENT CODE SEC. 5.2.5 - LANDSCAPING AND BUFFER STANDARDS.

GARBAGE PICKUP

FRONT LOADED SINGLE FAMILY UNITS TO BE PICKED UP AT FRONT RIGHT OF WAY.

PARKING REQUIREMENTS

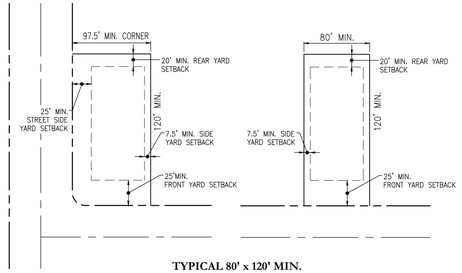
OFF-STREET PARKING WILL BE PROVIDED IN ACCORDANCE WITH THE CITY OF APOPKA LAND DEVELOPMENT CODE SECTION 5.1.6- OFF-STREET VEHICULAR PARKING SPACE STANDARDS.

STREET LIGHTING

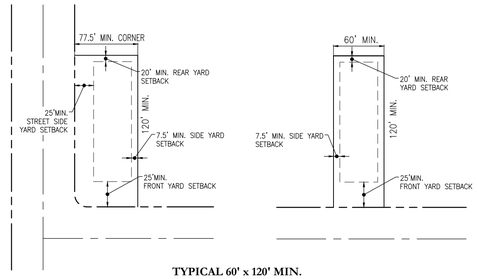
LIGHTING PHOTOMETRIC PLAN WILL BE PROVIDED AT THE TIME OF CONSTRUCTION PLAN SUBMITTAL. LIGHTING REQUIREMENTS SHALL MEET ALL APPLICABLE CITY OF APOPKA AND ELECTRIC PROVIDERS REGULATIONS AT THE TIME OF ANY CONSTRUCTION PLAN SUBMITTAL AND ANY SUBSEQUENT APPROVALS

NOTIFICATION

THE HOMEOWNER'S ASSOCIATION COVENANTS AND RESTRICTIONS SHALL INCLUDE A STATEMENT NOTIFYING RESIDENTS OF THE PROJECT'S CLOSE PROXIMITY TO THE CITY OF APOPKA POLICE GUN RANGE LOCATED OFF OF EAST CLEVELAND STREET.



TYPICAL 80' x 120' MIN. LOT LAYOUT
N.T.S.



TYPICAL 60' x 120' MIN. LOT LAYOUT
N.T.S.

TYPICAL LOTS

N.T.S.

DRAINAGE TRACT

TRACT ID	ACREAGE
SW-1	8.13

LIFT STATION TRACTS

TRACT ID	ACREAGE
LS-1	0.06

OPEN SPACE TRACTS

TRACT ID	ACREAGE
OS-1	1.40
OS-2	3.11
OS-3	0.03
TOTAL	**4.54**

PARK TRACT

TRACT ID	ACREAGE
R-1	0.74

UNITS COUNT

TYPE	COUNT	ACRES
60X120	98	18.42
80X120	11	2.49
TOTAL	109	20.91

ROW DEDICATION

TRACT ID	ACREAGE
ROW-1	0.06
ROW	5.88
TOTAL	**5.94**

DEVELOPMENT STANDARDS

MIN. LIVING AREA	1,500 SF
MIN. BUILDING HEIGHT	N/A
MAX. BUILDING HEIGHT	35 FT
MIN. ADDITIONAL FLOOR HEIGHT	N/A
MIN. FRONT	25 FT
MAX. FRONT	N/A
MIN. SIDE	SINGLE-FAMILY (INTERIOR LOT)-7.5 FT SINGLE-FAMILY (CORNER LOT) -25 FT
MIN. REAR	20 FT
DENSITY	
MIN. DENSITY	N/A
MAX. DENSITY	5 DU/AC
OPEN SPACE	
MIN. OPEN SPCE	20%

SUSTAINABILITY

Per LDC section 5.11.4.A.1.B, residential developments of 30 or more dwelling units shall obtain a minimum of 4 points from the green building point system, Table 5.11.4.B. this development shall satisfy this requirements as follows

GREEN BUILDING STANDARD	POINTS EARNED	NOTES
Use central air conditioners that are energy star qualified	0.50	All HVAC's installed on site will be energy star qualified
Use vegetation or vegetated structures to shade HVAC units	0.25	2 shrubs per A/C unit will be shown on the final landscape plans
Orient a minimum of 25 percent of residential dwelling units or lots in the development within 20 percent of east-west axis for maximum passive solar exposure	1.00	At least 29 lots (25%) are oriented east-west lots
Create a soil management plan for development site that promotes stormwater infiltration through improved organic matter content, reduced compaction levels, and increased infiltration capacity	0.50	The entire site is designed to drain to an on-site retention pond that will fully recover thought infiltration
Preserve large, non-exotic trees on site (large tree defined as 20 feet or greater in height and 24 inches or greater DBH)	1.00	A minimum of Large trees are being preserved. Please see landscape plans for the tree locations.
Install operable windows to allow for natural ventilation in the event of power failures	0.25	All windows will be operable
Elevate new and/or existing structures more than 3 feet above base flood elevation (BFE)	0.50	All structures will be constructed at least 3 feet above BFE
TOTAL	**4.00**	

(1) SEE LANDSCAPE PLAN SHEETS FOR IDENTIFICATION OF LARGE & NON-EXOTIC SPECIMEN TREES TO BE PRESERVED.

OPEN SPACE & PARK REQUIREMENTS

TOTAL SITE AREA	40.32 Ac.
ROW DEDICATION	0.06 Ac.
DEVELOPABLE AREA	40.26 Ac.
OPEN SPACE REQUIRED	8.05 Ac. (20.0%)
OPEN SPACE PROPOSED	10.64 Ac. (26.4%)
OPEN SPACE	4.54 Ac. (11.3%)
PARK	0.74 Ac. (1.8%)
DRAINAGE TRACT	6.10 Ac. (15.2%)

1) OPEN SPACE REQUIREMENTS= 20%
2) OPEN SPACE AND PARK TRACTS COUNT TOWARDS OPEN SPACE REQUIREMENTS
3) PROPOSED OPEN SPACE ACREAGE INCLUDES THE MAXIMUM 75% (6.10 Ac.) OF TRACT SW-1 WHICH INCLUDES AN AMENITY TRAIL AS REQUIRED BY LDC SEC 5.4.
4) JOGGING TRAIL SHALL BE MAINTAINED BY THE HOA

ACTIVE RECREATIONAL REQUIREMENTS

ACTIVE RECREATIONAL SPACE REQUIRED (35% OF REQUIRED OPEN SPACE)	2.82 Ac.
ACTIVE RECREATIONAL SPACE PROVIDED	9.82 Ac.
-PARK AREA	0.74 Ac. (8%)
-JOGGING TRAIL AREA	9.08 Ac. (92%)

STUDENT GENERATION TABLE

		Generation Rate				
Use	Units	ES	MS	HS	TOTAL RATE	STUDENTS
SINGLE FAMILY	109	0.178	0.094	0.133	0.405	45
						45

SOURCE: ORANGE COUNTY PUBLIC SCHOOLS STUDENT GENERATION RATES EFFECTIVE JUNE 22, 2021

NOTES

1. LOT AREAS, EASEMENT LINES AND TRACT AREAS ON THE FINAL PLAT MAY VARY FROM THAT SHOWN DUE TO FINAL ENGINEERING DESIGN CRITERIA AND CONTRAINTS.
2. THIS COMMUNITY IS NOT PROPOSED TO BE GATED. ALL RIGHTS OF WAY SHALL BE PUBLIC.
3. PARKS SHALL HAVE ADEQUATE LIGHTING ON AUTOMATIC TIMERS WITHOUT PROJECTING A GLARE ONTO ADJACENT PROPERTIES.
4. SIGNAGE SHALL BE IN ACCORDANCE WITH LDC SECTION 5.10 AND BE REVIEWED VIA THE BUILDING PERMIT REVIEW PROCESS.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
		SUBMISSIONS/REVISIONS
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

SITE DATA TABLE

Sheet No.:

C1.01

Seal:

MARC DANIEL STEHLI LICENSE No. 65278 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=mstehli@pape-dawson.com, O=PAPE-DAWSON ENGINEERS, LLC, CN=Marc D Stehli
Date: 2026.08.04 11:36:08 -04'00'

Marc D Stehli

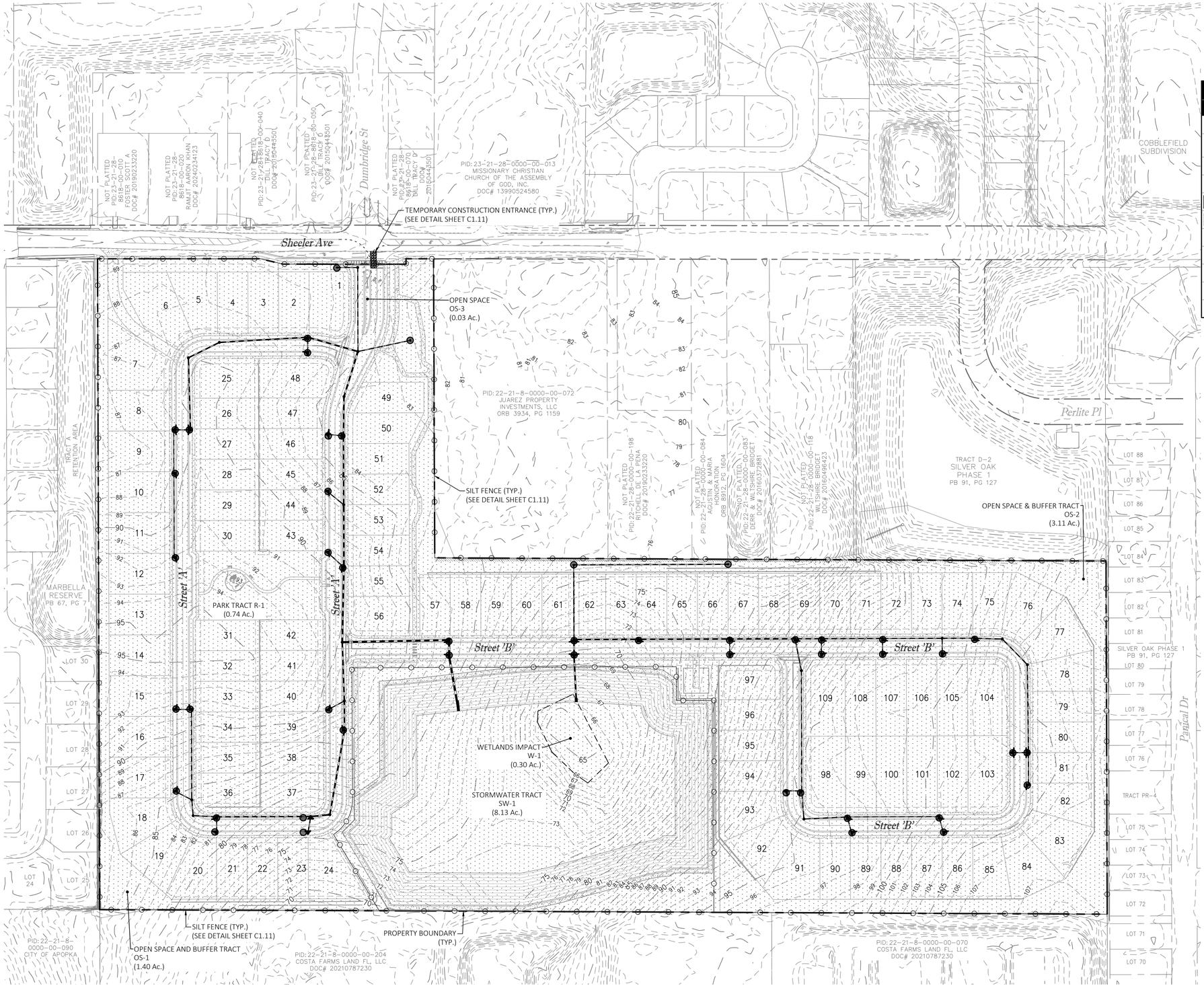
MARC DANIEL STEHLI
P.E. NO. 65278

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 11:55am User ID: ewindham
Files: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SDT13622-01.dwg



50 0 100 200

SCALE IN FEET

Erosion Legend

Symbol	Description
	PROPERTY BOUNDARY
	SILT FENCE (SILT FENCE TO BE INSTALLED PRIOR TO ANY DEMOLITION OR CONSTRUCTION ACTIVITIES)
80	MAJOR CONTOUR
79	MINOR CONTOUR
	PROPOSED DISTURBED AREA
	CONSTRUCTION ENTRANCE
	INLET PROTECTION
	STORM PIPE
	STORM MANHOLE
	INLET
	MITERED END SECTION

DISTURBED AREA
40.32 Ac.

NOTES

1. LOCATION OF SILT FENCE IS GRAPHICAL IN NATURE. THE CONTRACTOR SHALL INSTALL SILT FENCE ONSITE AND IN LOCATION THAT ALLOWS FOR SITE GRADING. RELOCATION OF SILT FENCE, AS MAY BE NEEDED, SHALL BE THE CONTRACTORS RESPONSIBILITY AND PERFORMED AS PART OF THE PROJECT EXECUTION AT NO ADDITIONAL COST TO OWNER.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

EROSION CONTROL PLAN

Sheet No.:

C1.10

Seal:

MARC DANIEL STEHLI
LICENSE
No. 65278
STATE OF FLORIDA
PROFESSIONAL ENGINEER

Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0065278
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 11:07am User ID: ewindham
File: z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623sh Sheeler Files\Design\Civil_Final Engineering Construction Plans\ECP\3622-01.dwg

EROSION CONTROL NOTES:

1. DURING CONSTRUCTION, THE CONTRACTOR SHALL TAKE ALL REASONABLE MEASURES TO INSURE AGAINST POLLUTING, SILTING OR DISTURBING TO SUCH AN EXTENT AS TO CAUSE AN INCREASE IN TURBIDITY TO THE EXISTING SURFACE WATERS, SUCH MEASURES SHALL BE APPROVED BY THE PROJECT ENGINEER AND MAY INCLUDE, BUT NOT LIMITED TO, CONSTRUCTION OF TEMPORARY EROSION CONTROL STRUCTURES, SUCH AS SEDIMENT BASINS, SEDIMENT CHECKS, OR SILT BARRIERS.
2. SODDING OF DETENTION PONDS AND OTHER AREAS DESIGNATED FOR SOD, SHOULD BE ACCOMPLISHED WITHIN SEVEN (7) DAYS FOLLOWING COMPLETION OF GRADING TO MINIMIZE EROSION POTENTIAL.
3. AT A MINIMUM, THE RETENTION/DETENTION STORAGE AREA MUST BE EXCAVATED TO ROUGH GRADE PRIOR TO BUILDING CONSTRUCTION OR PLACEMENT OF IMPERVIOUS SURFACE WITHIN THE AREA TO BE SERVED BY THOSE FACILITIES TO PREVENT REDUCTION IN STORAGE VOLUME AND PERCOLATION RATES. ALL ACCUMULATED SEDIMENT MUST BE REMOVED FROM THE STORAGE AREA PRIOR TO FINAL GRADING AND STABILIZATION.
4. IF DURING CONSTRUCTION, THE PROPOSED EROSION CONTROL SYSTEM DOES NOT PERFORM SATISFACTORILY, ALTERNATIVES AND ADDITIONAL METHODS OF PROTECTION SHALL BE IMPLEMENTED BY THE CONTRACTOR IN ORDER TO COMPLY WITH S.J.R.W.M.D. AND CITY OF APOPKA EROSION PROTECTION STANDARDS.
5. THE CONTRACTOR WILL BE REQUIRED TO SUBMIT A DETAILED EROSION CONTROL PLAN TO THE CITY OF APOPKA FOR REVIEW AND APPROVAL A MINIMUM OF 2 WORKING DAYS PRIOR TO THE PRECONSTRUCTION MEETING. THE EROSION CONTROL PLAN SHALL PROPOSE SILT SCREEN OR SYNTHETIC HAY BALES AND TURBIDITY BARRIERS, IN ACCORDANCE WITH THE CONSTRUCTION PLANS.
6. ALL PERMANENT EROSION CONTROL MEASURES SHALL BE COMPLETED WITHIN 7 DAYS OF FINAL GRADING. ALL TEMPORARY EROSION CONTROL SHALL BE MAINTAINED UNTIL PERMANENT MEASURES ARE COMPLETED AND ESTABLISHED.
7. AT A MINIMUM SILT BARRIERS SHALL BE PLACED AS SHOWN ON THE CONSTRUCTION PLANS TO INSURE AGAINST POLLUTING, SILTING OR DISTURBING TO SUCH AN EXTENT TO CAUSE AN INCREASE IN TURBIDITY, OR DISCHARGE OF MATERIAL OFFSITE OR TO EXISTING WETLANDS. IF DURING CONSTRUCTION THE PROPOSED EROSION CONTROL SYSTEM DOES NOT PERFORM SATISFACTORY ALTERNATIVES AND ADDITIONAL MEASURES SHALL BE IMPLEMENTED BY THE CONTRACTOR IN ORDER TO COMPLY WITH CITY OF APOPKA AND S.J.R.W.M.D. EROSION PROTECTION STANDARDS.
8. CONTRACTOR IS ULTIMATELY RESPONSIBLE FOR ALL EROSION CONTROL COSTS, INCLUDING ANY COST ASSOCIATED WITH COMPLIANCE ISSUES AND ENFORCEMENT ACTIONS.
9. CONTRACTOR IS RESPONSIBLE FOR PREPARING AND ADHERING TO A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IN ACCORDANCE WITH THE FLORIDA STORMWATER, EROSION, AND SEDIMENTATION CONTROL INSPECTORS MANUAL PUBLISHED BY FDEP.
10. CONTRACTOR SHALL STAKE IN ALL SOD ON SLOPES 4:1 OR STEEPER UNTIL SUCH TIME THAT GROUND IS STABILIZED IN ORDER TO PREVENT EROSION.
11. WORK SHALL BE DONE IN ACCORDANCE WITH EPA, FDEP, SJRWMD, AND CITY OF APOPKA BEST MANAGEMENT PRACTICES AND EROSION CONTROL SPECIFICATIONS.
12. THE SITE SHALL BE STABILIZED FOLLOWING GRUBBING, CLEARING, EARTH WORK OR MASS GRADING TO ESTABLISH A DENSE STAND OF GRASS, OR SHALL INCORPORATE OTHER APPROVED BEST MANAGEMENT PRACTICES, ON ALL DISTURBED AREAS IF DEVELOPMENT DOES NOT BEGIN WITHIN 7 DAYS. FINAL STABILIZATION SHALL ACHIEVE A MINIMUM OF 70% COVERAGE OF THE DISTURBED LAND AREA AND SHALL INCLUDE A MAINTENANCE PROGRAM TO ENSURE MINIMUM COVERAGE SURVIVAL AND OVERALL SITE STABILIZATION UNTIL SITE DEVELOPMENT.

DUST CONTROL PROVISIONS

1. CONTRACTOR SHALL PRE-WATER THE SITE AND ALL WORK WILL BE PHASED TO REDUCED THE AMOUNT OF DISTURBED SURFACE AREA AT ANY ONE TIME ACTIVE OPERATIONS.
   - 1.1. WATER TO BE APPLIED TO DRY AREAS DURING LEVELING, GRADING, TRENCHING, AND EARTHMOVING ACTIVITIES.
   - 1.2. WATER TO BE APPLIED ON DISTURBED SURFACE AREAS TO FORM A VISIBLE CRUST.
   - 1.3. VEHICULAR ACCESS TO BE RESTRICTED AND WATER OR DUST SUPPRESSANTS TO BE APPLIED AND MAINTAINED AT ALL UN-VEGETATED AREAS.
2. CONTRACTOR SHALL PREVENT DUST FROM WIND EVENTS.
   - 2.1. WATER TO BE APPLIED TO VEHICULAR TRAFFIC AND EQUIPMENT STORAGE AREAS.
   - 2.2. WATER APPLICATION EQUIPMENT WILL APPLY WATER TO CONTROL FUGITIVE DUST DURING WIND EVENTS, UNLESS UNSAFE TO DO SO.
   - 2.3. OUTDOOR CONSTRUCTION ACTIVITIES THAT DISTURB THE SOIL TO BE CEASED WHENEVER VISIBLE DUST EMISSIONS CANNOT BE EFFECTIVELY CONTROLLED.
3. CONTRACTOR SHALL HANDLE BULK MATERIAL.
   - 3.1. WATER TO BE APPLIED WHEN HANDLING BULK MATERIALS.
   - 3.2. WATER TO BE APPLIED TO STORAGE PILES.
   - 3.3. VEHICLE SPEED TO BE LIMITED ON THE WORK SITE.
   - 3.4. ALL HAUL TRUCKS TO BE LOADED SUCH THAT THE FREEBOARD IS NOT LESS THAN SIX INCHES WHEN TRANSPORT USING A CHUTE OR CONVEYOR.
4. CONTRACTOR SHALL DO DAILY CLEANUPS:
   - 4.1. MINIMUM CLEANUP FREQUENCY TO BE DONE AT THE END OF THE WORK DAY AND REMOVED IMMEDIATELY IF CARRYOUT AND TRACK OUT EXTENDS BEYOND 50 FEET.
   - 4.2. CLEAN UP METHODS:
   - 4.2.1. MANUALLY SWEEPING AND PICKING UP.
   - 4.2.2. MECHANICAL SWEEPING WITH A ROTARY BRUSH OR BROOM ACCOMPANIED BY WATER SPRAYER ON BROOM.

SWPPP NOTES

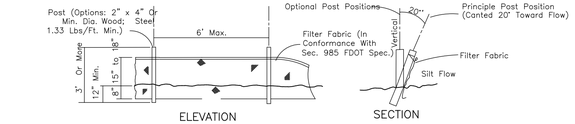
1. CONSTRUCTION ACTIVITY PERTAINS TO CONSTRUCTION OF THE SUBDIVISION AND ASSOCIATED UTILITIES, AND SIDEWALKS. EXISTING ON-SITE SOILS: REFER TO NPDES TABLE.
2. ALL PROPOSED INLETS/OUTFALLS, ONCE INSTALLED, SHALL BE PROTECTED FROM EROSION AND SEDIMENT RUNOFF USING PROPERLY INSTALLED FILTER FABRICS. DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY CEASED SHALL BE STABILIZED WITH SOD. SILT FENCE SHALL BE INSTALLED AROUND PERIMETER OF THE SITE. A DOUBLE ROW OF SILT FENCE, REINFORCED WITH FIELD FENCING, SHALL BE PLACED AROUND VEGETATIVE BUFFERS AND WETLAND AREAS. ALL AREAS DISTURBED MORE THAN 7 DAYS SHALL BE STABILIZED WITH RYE GRASS OR OTHER APPROPRIATE TEMPORARY VEGETATION APPLIED AT MANUFACTURER'S RECOMMENDATION.
3. THE TEMPORARY AND PERMANENT STABILIZATION PRACTICES INCLUDE SODDING ALL DISTURBED AREAS FOR STABILIZATION.
4. SILT FENCE AND INLET/OUTLET PROTECTION SHALL BE INSTALLED PER BEST MANAGEMENT PRACTICES, SEE SECTION 8.
5. CONTROL DETAILS OF POTENTIAL POLLUTANTS AS FOLLOWS:
   - 5.1. WASTE DISPOSAL - ALL CONSTRUCTION MATERIALS AND DEBRIS WILL BE PLACED IN DUMPSTER AND HAULED OFF SITE TO A LANDFILL OR OTHER DISPOSAL SITE. NO MATERIALS SHALL BE BURIED ON SITE.
   - 5.2. PROPER APPLICATION RATES OF ALL FERTILIZERS, HERBICIDES AND PESTICIDES AT CONSTRUCTION SITE - FLORIDA FRIENDLY FERTILIZERS AND PESTICIDES WILL BE USED AT A MINIMUM AND IN ACCORDANCE WITH MANUFACTURER'S SUGGESTED APPLICATION RATES. THE FERTILIZERS AND PESTICIDES WILL BE STORED IN A COVERED SHED. USE OF FERTILIZERS MUST ADHERE TO THE CITY OF APOPKA FERTILIZER ORDINANCE. USE MUST BE IN COMPLIANCE WITH LOCAL ORDINANCES, SOME OF WHICH ARE MORE STRINGENT THAN CITY OF APOPKA. FOR INFORMATIONAL PURPOSES, SOME GENERAL FACTS ON THE COUNTY'S ORDINANCE INCLUDE:
     - NO MORE THAN 1 LB. OF FERTILIZER CONTAINING %50 SLOW RELEASE NITROGEN SHALL BE APPLIED PER 1,000 SQ. FT.
     - NO PHOSPHORUS CAN BE APPLIED WITHOUT A VALID SOIL DEFICIENCY TEST FROM IFAS. IF THEY PLAN TO APPLY PHOSPHORUS, PLEASE PROVIDE COPY OF SOIL TEST INDICATING PHOSPHORUS DEFICIENCY.
     - NO FERTILIZER CAN BE APPLIED WITHIN 15 FT. OF WATER BODIES.
     - FERTILIZER RELEASED ON TO IMPERVIOUS SURFACES MUST BE IMMEDIATELY CLEANED UP OR APPLIED PER CODE.
     - JUNE 1 - SEPTEMBER 30 IS THE SUMMER APPLICATION RESTRICTED PERIOD. APPLICATORS MUST SHOW PROOF OF TRAINING TO APPLY NITROGEN AND PHOSPHORUS FERTILIZER DURING THIS PERIOD.
   - 6.3 STORAGE, APPLICATION, GENERATION AND MIGRATION OF ALL TOXIC SUBSTANCES - ALL PAINTS AND OTHER CHEMICALS WILL BE STORED IN A LOCKED COVERED SHED.
   - 6.4 OTHER - PORT-O-LETS WILL BE PLACED AWAY FROM STORM SEWER SYSTEMS, STORM INLETS, SURFACE WATER AND WETLANDS. NO VEHICLE MAINTENANCE SHALL BE CONDUCTED ON-SITE. A WASHDOWN AREA SHALL BE DESIGNATED AT ALL TIMES AND WILL NOT BE LOCATED IN ANY AREA ALLOWING FOR OF POLLUTED RUNOFF. A SMALL VEGETATED BERM SHALL BE PLACED AROUND THE WASHDOWN AREA.
7. MAINTENANCE FOR ALL STRUCTURAL AND NON-STRUCTURAL CONTROLS SHALL BE AS FOLLOWS:
   - 7.1. SILT FENCE SHALL BE INSPECTED AT LEAST WEEKLY. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY. SEDIMENT DEPOSITS SHALL BE REMOVED WHEN THEY REACH APPROXIMATELY ONE-HALF THE HEIGHT OF THE BARRIER.
   - 7.2. MAINTENANCE SHALL BE PERFORMED ON THE ROCK ENTRANCE WHEN ANY VOID SPACES ARE FULL OF SEDIMENTS.
   - 7.3. INLETS/OUTLETS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAIN EVENT AND ANY REQUIRED REPAIRS TO THE FILTER FABRIC ON INLETS AND SILT FENCE SHALL BE PERFORMED IMMEDIATELY.
   - 7.4. BARE AREAS OF THE SITE THAT WERE PREVIOUSLY SEEDED SHALL BE RE-SEEDED PER MANUFACTURER'S INSTRUCTIONS.
   - 7.5. MULCH AND SOD THAT HAS BEEN WASHED OUT SHALL BE REPLACED IMMEDIATELY.
   - 7.6. MAINTAIN ALL OTHER AREAS OF THE SITE WITH PROPER CONTROLS AS NECESSARY.
8. QUALIFIED PERSONNEL WILL INSPECT ALL POINTS OF DISCHARGES, ALL DISTURBED AREAS OF CONSTRUCTION NOT STABILIZED, CONSTRUCTION AREAS, INGRESS/EGRESS AND ALL BMPs DAILY AND WITHIN 24 HOURS OF A RAINFALL EVENT THAT IS 0.5 INCHES OR GREATER. WHERE SITES HAVE BEEN FINALLY STABILIZED, SAID INSPECTIONS SHALL BE CONDUCTED AT LEAST ONCE A MONTH UNTIL NOTICE OF TERMINATION IS FILED.
9. NON-STORMWATER DISCHARGES MAY OCCUR FROM CONSTRUCTION ACTIVITIES SUCH AS WATERLINE FLUSHING, PAVEMENT WASH WATER (WHERE NO SPILLS OR LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE OCCURRED) AND UNCONTAMINATED GROUNDWATER (DEWATERING EXCAVATION). DEWATERING SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE DEP GENERIC PERMIT FOR THE DISCHARGE OF PRODUCED GROUND WATER FROM ANY NON-CONTAMINATED SITE ACTIVITY. IF SAID DISCHARGES DO OCCUR, THEY WILL BE DIRECTED TO THE TEMPORARY SEDIMENT BASIN PRIOR TO DISCHARGE. TURBID WATER FROM STORMWATER POND SHALL NOT BE PUMPED DIRECTLY INTO ANY RECEIVING WATERS. TREATMENT CAN INCLUDE SILT FENCES, SETTLING PONDS, PROPER USE OF FLOCCULATING AGENTS OR OTHER APPROPRIATE MEANS.
10. DRY RETENTION POND TO BE PROTECTED FROM SILT DURING CONSTRUCTION ACTIVITIES. IF IT IS DETERMINED THAT THE POND BOTTOM HAS BECOME SILTED THEN 6 INCHES OF POND BOTTOM SHALL BE REMOVED & REPLACED WITH CLEAN BACKFILL.

NPDES Information	
Address	1920 Sheeler Ave.
Latitude	28°38'53.80"N
Longitude	81°29'37.80"W
Jurisdictional Authority	City Of Apopka
Total Area (Per Survey)	40.32 ac
Total Project (Disturbed) Area	40.32 ac
Area Operator	N/A
MS4 Operator	N/A
Receiving Water Name	Onsite depressional area
Soils (USDA NCRS "Web Soil Survey")	No. 4 Candler fine sand, 0 to 5 percent slopes
	No. 5 Candler Fine Sand, 5 To 12 Percent Slopes
	No. 6 Candler-Apopka Fine Sands 5 To 12 Percent Slopes
	No. 7 Candler-Urban Fine Sands 0 To 12 Percent Slopes
	No. 42 Sanibel Muck
	No. 46 Travares Fine Sand, 0 To 5 Percent Slopes
	No. 47 Tavares-Millhopper Complex, O To 5 Percent Slopes

NOTE: FOR PROJECTS WITH DISTURBED AREAS LESS THAN 1 ACRE NPDES PERMITTING IS NOT REQUIRED.

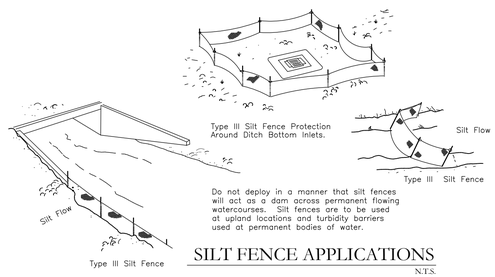
NPDES PERMIT

CONTRACTOR SHALL PREPARE AND SUBMIT TO THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION THE "NOTICE OF INTENT" AND "NOTICE OF TERMINATION" FOR "STORMWATER DISCHARGE FROM CONSTRUCTION ACTIVITIES," PER FLORIDA ADMINISTRATIVE CODE 62-621.300(4) IN ACCORDANCE WITH FDEP REQUIREMENTS. THE CONTRACTOR SHALL PREPARE AND SUBMIT WITH THE APPLICATION, AN APPROVED "STORMWATER POLLUTION PREVENTION PLAN" AND PERFORM/CERTIFY ALL INSPECTIONS AND RETAIN ALL. INSPECTION REPORTS AND DOCUMENTATION ON FILE AS REQUIRED FOR FDEP REVIEW. ALL FEES SHALL BE PAID BY THE CONTRACTOR, AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY PENALTIES OR FINES FDEP MAY LEVY FOR FAILURE TO COMPLY WITH THE PERMITTING REQUIREMENTS.



TYPE III SILT FENCE

N.T.S.

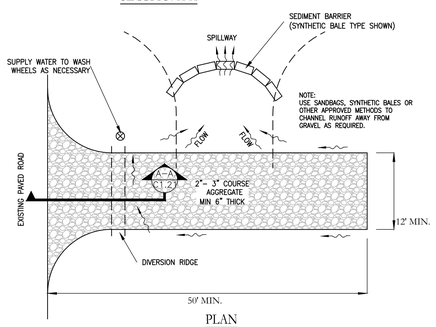


SILT FENCE APPLICATIONS

N.T.S.



SECTION A-A

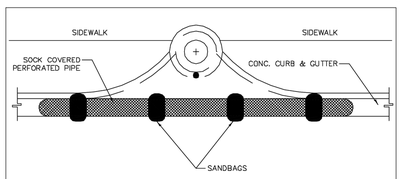


PLAN

NOTES:
1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHTS-OF-WAY.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.
4. TEMPORARY ACCESS TO BE CONSTRUCTED TO SUPPORT THE LOAD OF A FIRE APPARATUS.

TEMPORARY CONSTRUCTION ENTRANCE

N.T.S.



PLAN VIEW

NOTES:
1. PLACE CURB TYPE SEDIMENT BARRIERS ON GENTLY SLOPING STREET SEGMENTS, WHERE WATER CAN POND AND ALLOW SEDIMENT TO SEPARATE FROM RUNOFF.
2. SANDBAGS OF EITHER BURLAP OR WOVEN GEOTEXTILE FABRIC ARE FILLED WITH GRAVEL LAYERED AND PACKED TIGHTLY.
3. LEAVE A ONE SANDBAG GAP IN THE TOP ROW TO PROVIDE A SPILLWAY FOR OVERFLOW.
4. INSPECT BARRIERS AND REMOVED SEDIMENT AFTER EACH STORM EVENT. SEDIMENT AND GRAVEL MUST BE REMOVED FROM THE TRAVELED WAY IMMEDIATELY.
5. AT THE END OF EACH WORKDAY, SWEEP OR SCRAPE UP SOIL TRACKED ONTO THE STREET.

CURB AND GUTTER SEDIMENT BARRIER

N.T.S.

Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD
NO.	DATE:	DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

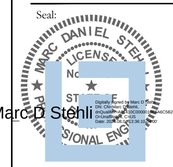
Sheet Title:

EROSION CONTROL DETAILS

Sheet No.:

C1.11

Seal:



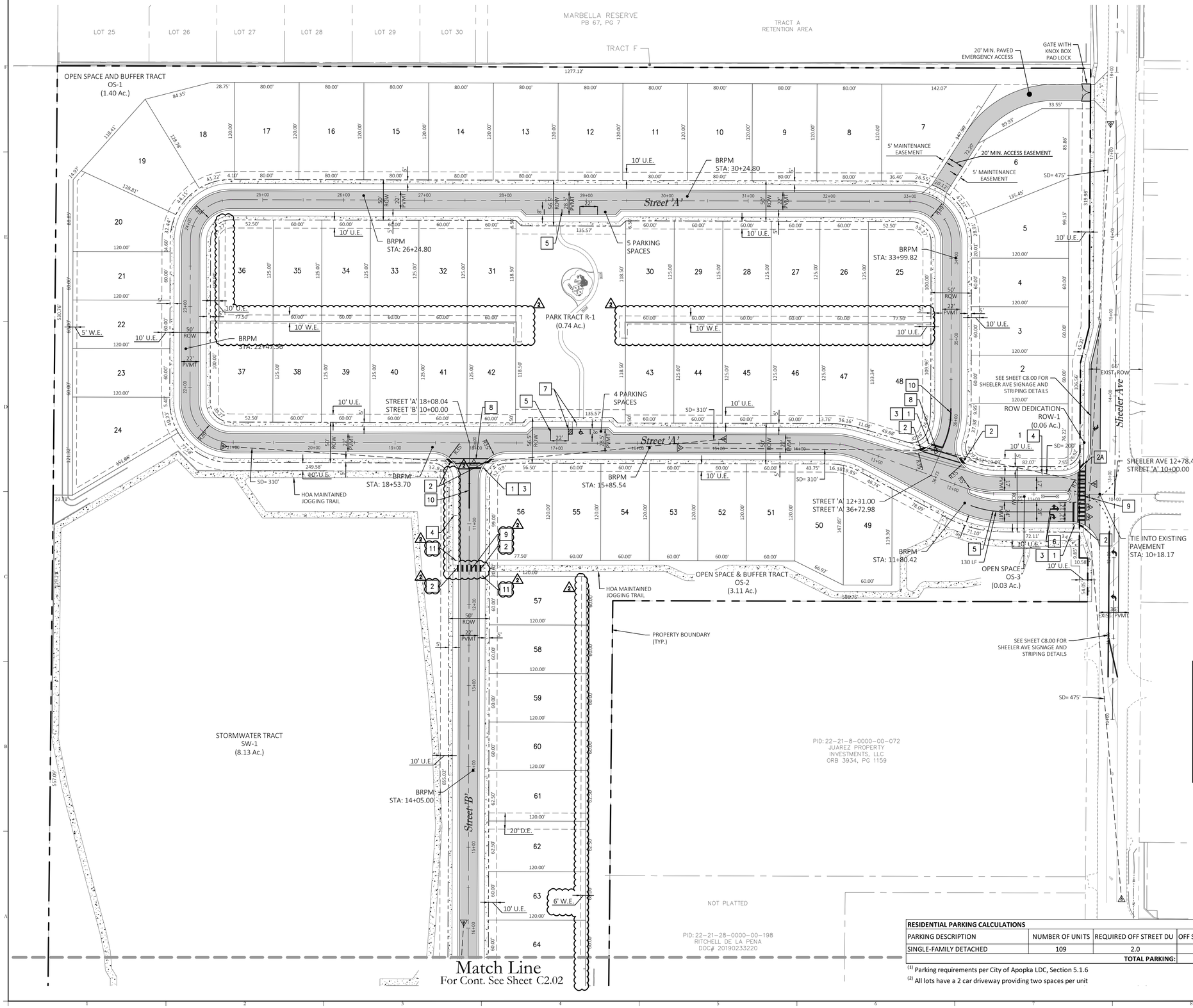
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

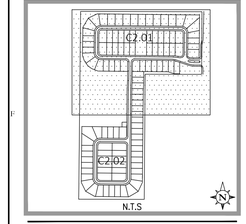
Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:24am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\ECP13622-01.dwg





30 0 60 120
SCALE IN FEET

SIGN & STRIPING LEGEND:

1. 30" STOP SIGN (R1-1) & 24" WHITE STOP BAR PER FDOT INDEX NO. 700-010
2. CAST IN PLACE DETECTABLE WARNINGS PER FDOT INDEX NO. 522-002 WITH DROP CURB ACROSS SIDEWALK AT CROSSING
2A. CURB RAMP (CR-F) AND CAST IN PLACE DETECTABLE WARNINGS PER FDOT INDEX NO. 522-002
3. STREET NAME SIGN (D3-1)
4. SPEED LIMIT SIGN (25 MPH) (R2-1)
5. 6" SOLID WHITE PER FDOT INDEX NO. 711-001
6. TURN LANE ARROW PER FDOT INDEX NO. 711-001
7. ACCESSIBLE PARKING SIGN & STRIPING PER FDOT INDEX NO. 711-001
8. SIDEWALK STANDARD CROSSWALK, 6' PER FDOT INDEX 711-001
9. 8' SPECIAL EMPHASIS CROSSWALK, PER FDOT INDEX 711-001
10. 50' LF-6" SOLID DOUBLE YELLOW PER FDOT INDEX NO. 711-001
11. 30" X 30" PEDESTRIAN CROSSING SIGN (W11-2) W/ 24" X 12" DOWNWARD POINTING ARROW SIGN (W16-7P) PER MUTCD

NOTES:

1. ALL STRIPING & SIGNAGE PER FDOT STANDARDS & SPECIFICATIONS MANUAL LATEST EDITION, MUTCD &CITY OF APOPKA ROAD CONSTRUCTION SPECIFICATIONS, UNLESS OTHERWISE SPECIFIED.
2. ALL STRIPING SHALL BE THERMOPLASTIC UNLESS OTHERWISE SPECIFIED.
3. ALL PAVEMENT MARKINGS MUST COMPLY WITH FDOT INDEX 711-001.
4. SIGNS WILL NOT BE INSTALLED WITH CONCRETE.
5. HANDICAP (HC) RAMPS AND DETECTABLE WARNING SURFACE WILL BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICANS WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
6. STREET SIGNS POSTS TO BE SQUARE GALVANIZED STEEL AND HOLES SHALL BE CORED. 2 INCH SQUARE GALVANIZED POLES SHALL BE PRE-SCORED OR QUICK PUNCH.
7. ALL TRAFFIC CONTROL SIGNS WITHIN THE RIGHT-OF-WAY SHALL BE MANUFACTURED USING DIAMOND GRADE REFLECTIVE SHEETING. ALL SIGNS SHALL BE CONSTRUCTED IN ACCORDANCE WITH MUTCD AND CITY OF APOPKA CRITERIA FOR SIGN SIZE AND SHAPE AND LETTERING DIMENSIONS.
8. SIGHT DISTANCE FOR RESIDENTIAL STREETS IS 310', UNLESS OTHERWISE NOTED, PER F.D.O.T. GREENBOOK, CHAPTER 16 BASED ON 30 MPH DESIGN SPEED.
9. SIGHT DISTANCE FOR SHEELER AVE IS 475' PER THE F.D.O.T. DESIGN MANUAL, SECTION 212 BASED ON 40 MPH DESIGN SPEED FOR PASSENGER VEHICLES.

Sign Legend

Id.	M.U.T.C.D. Number	Dimensions		Symbol
		Width	Height	
1	R1-1	30"	30"	STOP
3	D3-1	VARIES	12"	E Main St
4	R2-1	24"	30"	SPEED LIMIT 25

RESIDENTIAL PARKING CALCULATIONS				
PARKING DESCRIPTION	NUMBER OF UNITS	REQUIRED OFF STREET DU	OFF STREET REQUIRED	OFF STREET PROVIDED (2)
SINGLE-FAMILY DETACHED	109	2.0	218	227
		TOTAL PARKING:	218	227

(1) Parking requirements per City of Apopka LDC, Section 5.1.6
(2) All lots have a 2 car driveway providing two spaces per unit

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD

SUBMISSIONS/REVISIONS	
VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 60'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:
CITY OF APOPKA, FL

Sheet Title:
SIGNAGE, STRIPING, & GEOMETRY PLAN

Sheet No.:
C2.01

Seal:

MARC DANIEL STEHLI
LICENSE No. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, O=Pape-Dawson Engineers, Inc., OU=Orlando, CN=Marc D Stehli, E=mstehli@pape-dawson.com
Reason: I am the author of this document
Date: 2026.08.04 12:38:12-04'00'

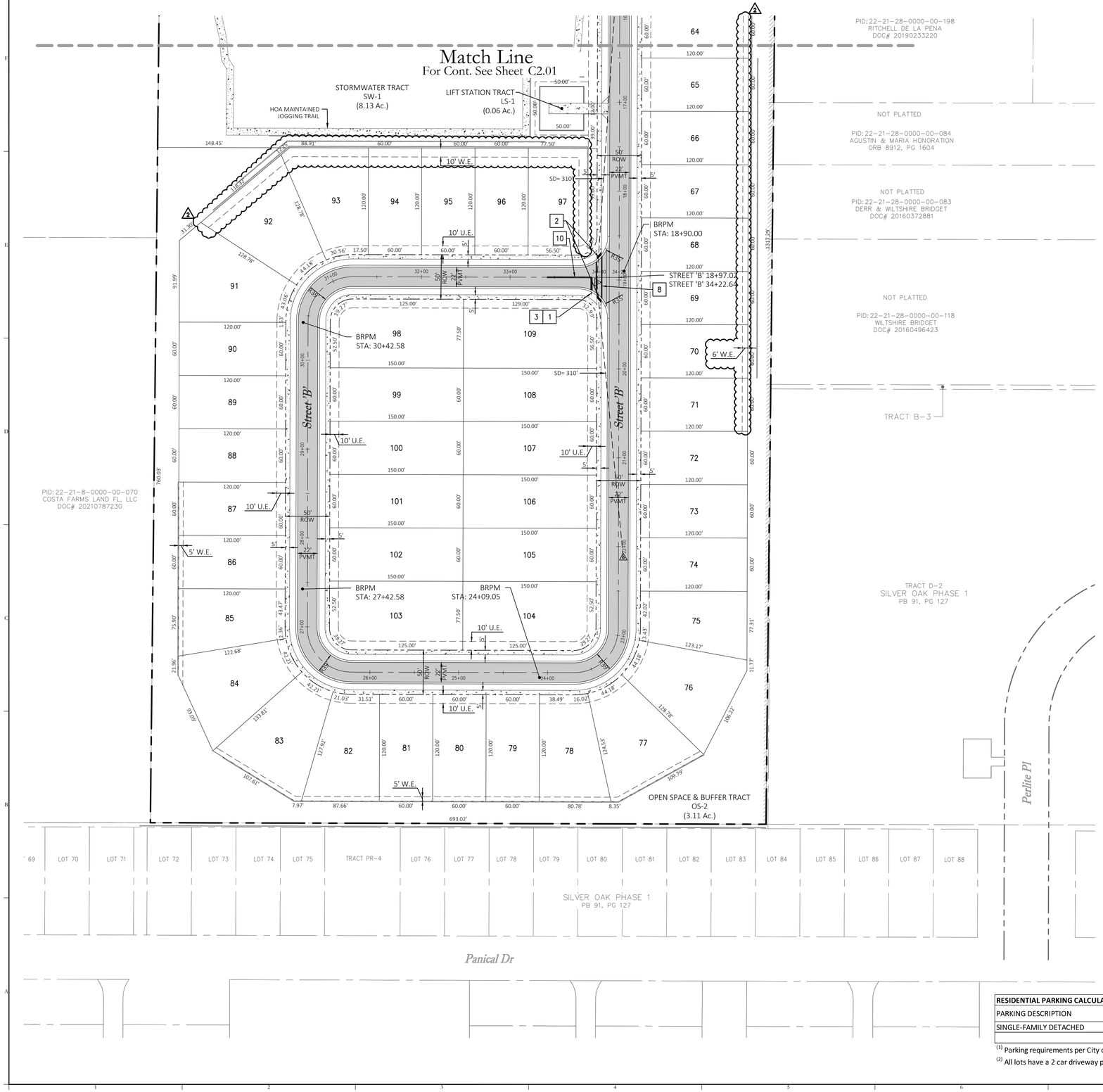
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 12:02pm User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623sl Sheeler Files\Design\Civil_Final Engineering Construction Plans\SSP13622-01.dwg





SIGN & STRIPING LEGEND:

1. 30" STOP SIGN (R1-1) & 24" WHITE STOP BAR PER FDOT INDEX NO. 700-010
2. CAST IN PLACE DETECTABLE WARNINGS PER FDOT INDEX NO. 522-002 WITH DROP CURB ACROSS SIDEWALK AT CROSSING
2A. CURB RAMP (CR-F) AND CAST IN PLACE DETECTABLE WARNINGS PER FDOT INDEX NO. 522-002
3. STREET NAME SIGN (D3-1)
4. SPEED LIMIT SIGN (25 MPH) (R2-1)
5. 6" SOLID WHITE PER FDOT INDEX NO. 711-001
6. TURN LANE ARROW PER FDOT INDEX NO. 711-001
7. ACCESSIBLE PARKING SIGN & STRIPING PER FDOT INDEX NO. 711-001
8. SIDEWALK STANDARD CROSSWALK, 6' PER FDOT INDEX 711-001
9. 8' SPECIAL EMPHASIS CROSSWALK, PER FDOT INDEX 711-001
10. 50' LF-6" SOLID DOUBLE YELLOW PER FDOT INDEX NO. 711-001

NOTES:

1. ALL STRIPING & SIGNAGE PER FDOT STANDARDS & SPECIFICATIONS MANUAL LATEST EDITION, MUTCD &CITY OF APOPKA ROAD CONSTRUCTION SPECIFICATIONS, UNLESS OTHERWISE SPECIFIED.
2. ALL STRIPING SHALL BE THERMOPLASTIC UNLESS OTHERWISE SPECIFIED.
3. ALL PAVEMENT MARKINGS MUST COMPLY WITH FDOT INDEX 711-001.
4. SIGNS WILL NOT BE INSTALLED WITH CONCRETE.
5. HANDICAP (HC) RAMPS AND DETECTABLE WARNING SURFACE WILL BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICANS WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
6. STREET SIGNS POSTS TO BE SQUARE GALVANIZED STEEL AND HOLES SHALL BE CORED. 2 INCH SQUARE GALVANIZED POLES SHALL BE PRE-SCORED OR QUICK PUNCH.
7. ALL TRAFFIC CONTROL SIGNS WITHIN THE RIGHT-OF-WAY SHALL BE MANUFACTURED USING DIAMOND GRADE REFLECTIVE SHEETING. ALL SIGNS SHALL BE CONSTRUCTED IN ACCORDANCE WITH MUTCD AND CITY OF APOPKA CRITERIA FOR SIGN SIZE AND SHAPE AND LETTERING DIMENSIONS.
8. SIGHT DISTANCE FOR RESIDENTIAL STREETS IS 310', UNLESS OTHERWISE NOTED, PER F.D.O.T. GREENBOOK, CHAPTER 16 BASED ON 30 MPH DESIGN SPEED.
9. SIGHT DISTANCE FOR SHEELER AVE IS 475' PER THE F.D.O.T. DESIGN MANUAL, SECTION 212 BASED ON 40 MPH DESIGN SPEED FOR PASSENGER VEHICLES.

Sign Legend

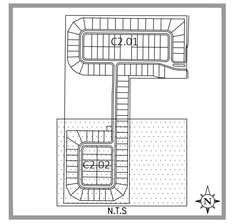
Id.	M.U.T.C.D. Number	Dimensions		Symbol
		Width	Height	
1	R1-1	30"	30"	STOP
3	D3-1	VARIES	12"	E Main St
4	R2-1	24"	30"	SPEED LIMIT 25

RESIDENTIAL PARKING CALCULATIONS				
PARKING DESCRIPTION	NUMBER OF UNITS	REQUIRED OFF STREET DU	OFF STREET REQUIRED	OFF STREET PROVIDED (2)
SINGLE-FAMILY DETACHED	109	2.0	218	227
		TOTAL PARKING:	218	227

(1) Parking requirements per City of Apopka LDC, Section 5.1.6

(2) All lots have a 2 car driveway providing two spaces per unit

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 60'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

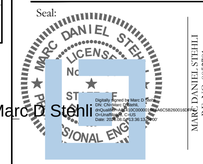
Sheet Title:

SIGNAGE, STRIPING, & GEOMETRY PLAN

Sheet No.:

C2.02

Seal:



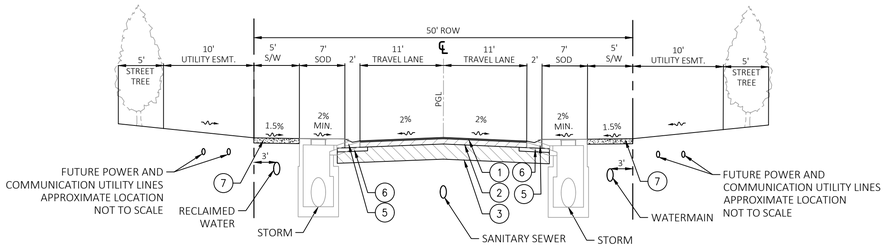
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

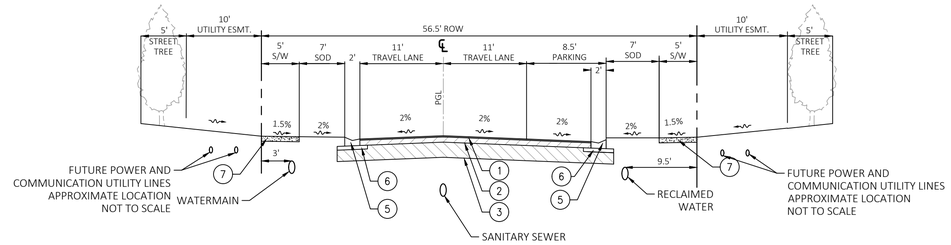
Date: Aug 04, 2026, 12:03pm User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIVIL\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SSP13622-01.dwg



1 INTERNAL ROAD SECTION (50' ROW)

N.T.S.

1. STREET TREES SHALL NOT BE ROOT AGGRESSIVE AND SHALL BE INSTALLED WITH ROOT BARRIERS TO PREVENT ROOTS FROM ADVERSELY AFFECTING UTILITIES, CURBS AND/OR SIDEWALK
2. HOA DOCUMENTS SHALL INDICATE THAT THE HOA IS RESPONSIBLE FOR MAINTENANCE OF STREET TREES WHICH SHALL BE LOCATED ON LOTS/COMMON AREAS BETWEEN 10'-15' OF THE ROW



2 INTERNAL ROAD SECTION W/ PARKING (56.5' ROW)

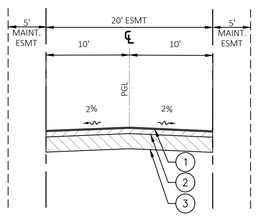
N.T.S.

1. STREET TREES SHALL NOT BE ROOT AGGRESSIVE AND SHALL BE INSTALLED WITH ROOT BARRIERS TO PREVENT ROOTS FROM ADVERSELY AFFECTING UTILITIES, CURBS AND/OR SIDEWALK
2. HOA DOCUMENTS SHALL INDICATE THAT THE HOA IS RESPONSIBLE FOR MAINTENANCE OF STREET TREES WHICH SHALL BE LOCATED ON LOTS/COMMON AREAS BETWEEN 10'-15' OF THE ROW

3 TYPICAL ROAD SECTION (81' ROW)

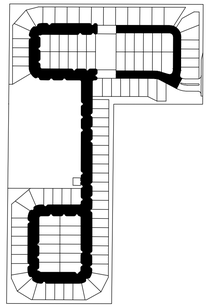
N.T.S.

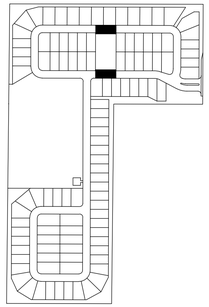
1. STREET TREES SHALL NOT BE ROOT AGGRESSIVE AND SHALL BE INSTALLED WITH ROOT BARRIERS TO PREVENT ROOTS FROM ADVERSELY AFFECTING UTILITIES, CURBS AND/OR SIDEWALK
2. HOA DOCUMENTS SHALL INDICATE THAT THE HOA IS RESPONSIBLE FOR MAINTENANCE OF STREET TREES WHICH SHALL BE LOCATED ON LOTS/COMMON AREAS BETWEEN 10-15' OF THE ROW

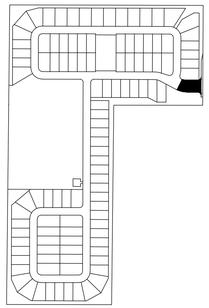


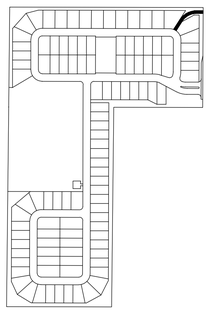
EMERGENCY ACCESS DRIVE (20' ESMT)

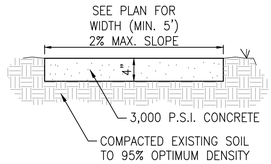
N.T.S.











SIDEWALK DETAIL

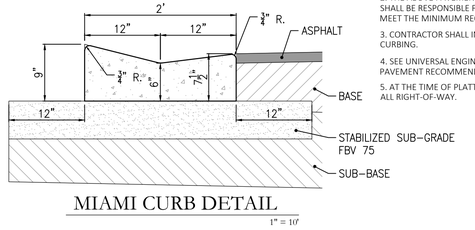
NTS

Pavement Legend

Symbol Id.	Description
1	1.25" (IN.) TYPE SP-9.5 ASPHALT (SEE NOTE 1)
2	6" (IN.) LIMEROCK BASE (LBR) COMPACTED TO A MIN. DENSITY OF 98% OF MODIFIED PROCTOR DRY DENSITY A MIN. LBR OF 100. THE LIMEROCK MATERIAL SHALL COMPLY WITH THE LATEST EDITION OF THE FLORIDA DEPARTMENT OF TRANSPORTATION ROAD AND BRIDGE CONSTRUCTION SPECIFICATIONS.
3	12" (IN.) COMPACTED SUBGRADE TO 98% MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASTM D 1557) VALUE. THE SUBGRADE SHALL BE STABILIZED TO A MIN. LBR OF 40 AS SPECIFIED BY FDOT.
4	TYPE 'F' CONC. CURB & GUTTER
5	MIAMI CURB
6	6" (IN.) STABILIZED SUBGRADE IN CURB AREA TO EXTEND 12" (IN.) EACH SIDE TO 50 FBV
7	4" (IN.) THICK CONC. SIDEWALK (3000 P.S.I.)
8	TYPE 'F' CONC. SPILLOUT CURB

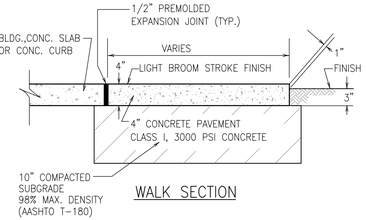
NOTES:

1. ASPHALT MIX WILL REQUIRE A MIX DESIGN APPROVAL BY CITY OF APOPKA AND PROJECT GEOTECHNICAL ENGINEER.
2. THE ABOVE PAVEMENT THICKNESS IS THE MINIMUM REQUIRED THICKNESS. CONTRACTORS SHALL BE RESPONSIBLE FOR REPAIR AND/OR REPLACEMENT WHERE TESTING RESULTS DO NOT MEET THE MINIMUM REQUIRED THICKNESS.
3. CONTRACTOR SHALL INSTALL A 2' STRIP OF SOD ALONG THE BACK OF ALL ROADWAY CURBING.
4. SEE UNIVERSAL ENGINEERING SCIENCES REPORT NO. 2163359 DATED MARCH 19, 2026 FOR PAVEMENT RECOMMENDATIONS.
5. AT THE TIME OF PLATTING A 10' WIDE UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.



MIAMI CURB DETAIL

1" = 1'



WALK SECTION

EXPANSION JOINT

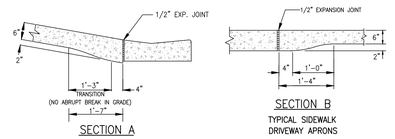


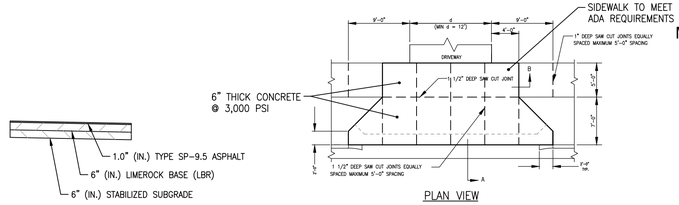
CONSTRUCTION JOINT

TOOL JOINT

SIDEWALK JOINT DETAIL

N.T.S.





JOGGING TRAIL

N.T.S.

ALL MEASUREMENTS ARE IN ENGLISH UNLESS OTHERWISE SPECIFIED.

TYPICAL DRIVEWAY APRONS

N.T.S.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

TYPICAL ROAD SECTIONS

Sheet No.:

C3.00

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Marc D Stehli

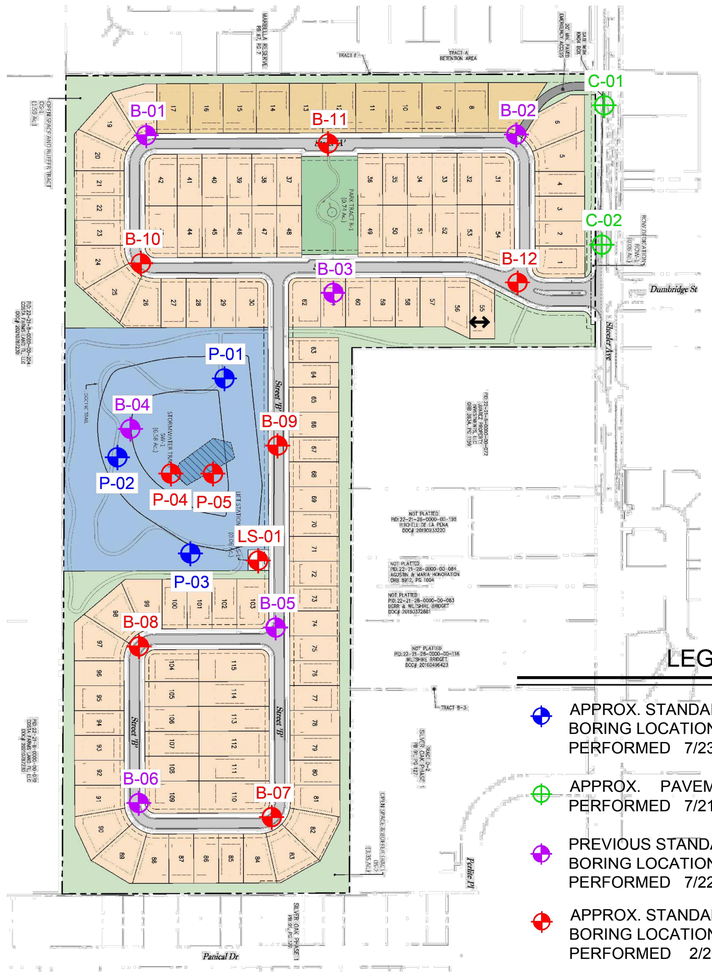
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 11:55am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623o1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\TR513622-01.dwg



LEGEND

- APPROX. STANDARD PENETRATION TEST BORING LOCATION (SPT) PERFORMED 7/23/2025
- APPROX. PAVEMENT CORE LOCATION PERFORMED 7/21/2025
- PREVIOUS STANDARD PENETRATION TEST BORING LOCATION (SPT) PERFORMED 7/22/2024 - 7/23/2024
- APPROX. STANDARD PENETRATION TEST BORING LOCATION (SPT) PERFORMED 2/26/2026 - 3/3/2026

THIS DRAWING CREATED USING PLAN PROVIDED BY CLIENT.

24-0491-03

GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, ORANGE COUNTY, FLORIDA

BORING LOCATION PLAN

DRAWN BY:	N.F.	**DATE:**	3 - 12 - 2026	**CHECKED BY:**	L.S.	**DATE:**	3 - 18 - 2026
SCALE:	AS SHOWN	**PROJECT NO:**	A25139.02958.001	**REPORT NO:**	2163359	**PAGE NO:**	B-1

UES

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.1

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-01** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/23/21
WATER TABLE (ft): NE DATE FINISHED: 7/23/21
DATE OF READING: 7/23/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 12.5 TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/DAY)	ORG. CONT. (%)
0						Very loose light brown fine SAND [SP]						
		1-1-1	2									
		1-0-1	1			-- light grey brown						
5												
		1-1-1	2									
		1-1-2	3			-- loose						
		3-2-3	5									
10		4-4-6	10									
				▽								
15		26-33-40	73			Very dense grey brown silty fine SAND [SM]						
						Medium dense orange brown fine SAND [SP]						
20		10-12-17	29			BORING TERMINATED AT 20.0 FEET						

W1-15566.GPJ

UES

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.2

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-02** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/22/21
WATER TABLE (ft): NE DATE FINISHED: 7/22/21
DATE OF READING: 7/22/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 10+ TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/DAY)	ORG. CONT. (%)
0						Loose brown fine SAND [SP]						
		4-3-3	6			-- very loose						
		2-2-1	3			-- tan brown						
5		2-1-1	2			-- orange						
		2-1-2	3			-- loose, light tan	1	3				
		2-2-3	5									
10		2-3-3	6	▽								
15		5-7-7	14			-- medium denses						
20		12-15-14	29			BORING TERMINATED AT 20.0 FEET						

W1-15566.GPJ

NOTE: THIS PLAN IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. CONTRACTOR SHALL REFER TO UES REPORT NO. 2163359, DATED MARCH 19, 2026, FOR ADDITIONAL SOIL INFORMATION.

Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD

NO. DATE: DESCRIPTIONS:
SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:
SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:
CITY OF APOPKA, FL

Sheet Title:
BORING LOCATION MAP & SOIL BORINGS

Sheet No.:
C3.10

DATE: August 4, 2026

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:25am User ID: ewindhorn
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIT\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SB13622O1.dwg

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.3

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-03** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/23/21
WATER TABLE (ft): NE DATE FINISHED: 7/23/21
DATE OF READING: 7/23/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 10+ TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/ DAY)	ORG. CONT. (%)
0						Very loose brown fine SAND [SP]						
		1-1-1	2									
		1-1-1	2			-- light brown						
5		1-1-2	3			-- light grye brown						
		1-1-1	2			-- loose						
		2-3-3	6									
10		2-3-3	6	▽		-- light brown						
15		3-4-5	9									
20		4-4-4	8			BORING TERMINATED AT 20.0 FEET						

W-13506.GPJ

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.4

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-04** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/23/21
WATER TABLE (ft): NE DATE FINISHED: 7/23/21
DATE OF READING: 7/23/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 10+ TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/ DAY)	ORG. CONT. (%)
0						Loose dark brown fine SAND [SP]						
		2-2-2	4			-- very loose						
		1-1-2	3			-- brown						
5		2-2-3	5			-- loose						
		2-3-3	6			-- light brown	2	4				
		3-4-4	8									
10		4-7-7	14	▽		Medium dense light brown fine SAND with silt [SP-SM]						
15		3-5-6	11									
						-- loose, gery						
20		2-4-6	10			BORING TERMINATED AT 20.0 FEET						

W-13506.GPJ

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.5

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-05** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/23/21
WATER TABLE (ft): NE DATE FINISHED: 7/23/21
DATE OF READING: 7/23/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 8 TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/ DAY)	ORG. CONT. (%)
0						Very loose orange brown fine SAND [SP]						
		1-1-1	2									
		1-1-1	2									
5		1-1-1	2			-- loose						
		2-2-2	4			-- very loose						
		1-1-2	3	▽		-- light brown						
						-- loose						
10		3-2-2	4			Loose grey brown clayey fine SAND [SC]	18	12				
15		3-4-4	8			Loose dark brown silty fine SAND [SM]						
						-- medium dense						
20		6-9-10	19			BORING TERMINATED AT 20.0 FEET						

W-13506.GPJ

UES
BORING LOG

PROJECT NO.:	0130.2400217.0000
REPORT NO.:	2101931
PAGE:	B-2.6

PROJECT: GEOTECHNICAL EXPLORATION
SHEELER AVENUE
APOPKA, FLORIDA

BORING I.D.: **B-06** SHEET: **1 of 1**
SECTION: 22 TOWNSHIP: 21 S RANGE: 28 E

CLIENT: KB HOMES
LOCATION: SEE BORING LOCATION PLAN
REMARKS: SHGWT = SEASONAL HIGH GROUNDWATER TABLE, N.S. = NOT SURVEYED, NE = NOT ENCOUNTERED

G.S. ELEVATION (ft): N.S. DATE STARTED: 7/23/21
WATER TABLE (ft): 10.0 DATE FINISHED: 7/23/21
DATE OF READING: 7/23/2021 DRILLED BY: ORL - JB/DM/JP
EST. SHGWT (ft): 8 TYPE OF SAMPLING: ASTM D 1586

DEPTH (FT.)	SAMPLE	BLOWS PER 6" INCREMENT	N BLOWS / FT	W.T.	SYMBOL	DESCRIPTION	-200 (%)	MC (%)	ATTERBERG LIMITS LL	ATTERBERG LIMITS PI	K (FT/ DAY)	ORG. CONT. (%)
0						Very loose light brown orange fine SAND [SP]						
		1-0-1	1									
		1-0-1	1									
5		1-1-1	2				4	5				
		2-1-2	3									
		2-3-2	5	▽		Loose grey brown fine SAND with silt [SP-SM]						
10		3-2-2	4	▼		-- grey brown orange						
15		3-3-3	6									
20		4-4-6	10			BORING TERMINATED AT 20.0 FEET						

W-13506.GPJ

UES

BORING NO: B-07
Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 03/03/2026 **DATE COMPLETED** 03/03/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 03/03/2026 **EST. S.H.G.W.T (FT.)** >8
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
0		WOH-WOH-1-1	1			Very loose brown fine **SAND** [**SP**]						
		1-1-WOH-1	1				3	3				
5		1-1-2-1	3									
		2-2-3-2	5	▽		Loose 8						
		3-2-3-2	5			Loose brown fine **SAND** with silt [**SP-SM**] 10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-07

Page 1 of 1

UES

BORING NO: B-08
Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 03/03/2026 **DATE COMPLETED** 03/03/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) 7.5' **DATE** 03/03/2026 **EST. S.H.G.W.T (FT.)** 5.5'
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
0		1-WOH-1-1	1			Very loose brown fine **SAND** [**SP**]						
		1-2-1-2	3									
5		2-2-1-2	3	▽								
		3-2-3-1	5	▼		Loose light brown fine **SAND** with silt [**SP-SM**] 6						
		2-3-3-4	6			10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-08

Page 1 of 1

UES

BORING NO: B-09
Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 02/26/2026 **DATE COMPLETED** 02/26/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 02/26/2026 **EST. S.H.G.W.T (FT.)** >8
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Brown grey fine **SAND** with silt, & roots [**SP-SM**] 2						
						Brown fine **SAND**, with roots [**SP**]						
5		3-4-4-4	8									
		3-4-3-4	7			Loose	3	3				
		4-4-5-4	9	▽		10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-09

Page 1 of 1

UES

BORING NO: B-10
Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 02/26/2026 **DATE COMPLETED** 02/26/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 02/26/2026 **EST. S.H.G.W.T (FT.)** 7'
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Brown fine **SAND**, with roots [**SP**]						
5		2-2-2-2	4	▽		Loose						
		3-3-4-5	7			Light brown 8						
		6-7-7-10	14			Medium dense brown Clayey fine **SAND** [**SC**] 10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-10

Page 1 of 1

NOTE: THIS PLAN IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. CONTRACTOR SHALL REFER TO UES REPORT NO. 2163359, DATED MARCH 19, 2026, FOR ADDITIONAL SOIL INFORMATION.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:
CITY OF APOPKA, FL

Sheet Title:
SOIL BORINGS

Sheet No.:
C3.11

DATE: August 4, 2026

PAPE–DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:25am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SB1362201.dwg

BORING NO: B-11

Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 03/03/2026 **DATE COMPLETED** 03/03/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 03/03/2026 **EST. S.H.G.W.T (FT.)** >8
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
		1-WOH-1-1	1			Very loose brown fine **SAND** [**SP**]						
		1-1-2-1	3									
5		1-1-WOH-1	1				2	3				
		1-WOH-1-1	1	▽								
		3-2-3-2	5			Loose 10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-11

BORING NO: B-12

Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 03/03/2026 **DATE COMPLETED** 03/03/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 03/03/2026 **EST. S.H.G.W.T (FT.)** >8
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
		1-WOH-1-1	1			Very loose brown fine **SAND** [**SP**]						
		1-2-1-1	3									
5		2-1-1-2	2									
		2-2-3-2	5	▽		Loose						
		2-2-3-3	5			10						
10						End of boring at 10'						
15												
20												
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: B-12

BORING NO: LS-01

Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 02/26/2026 **DATE COMPLETED** 02/26/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) NE **DATE** 02/26/2026 **EST. S.H.G.W.T (FT.)** >8
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Brown fine **SAND**, with roots [**SP**]						
		3-2-3-3	5			Loose						
5		2-2-2-2	4	▽		Light brown						
		3-3-4-3	7									
10												
		4-4-4	8				1	14				
15												
		6-8-8	16			Medium dense, brown 23.5						
20												
		6-5-6	11			Medium dense brown fine **SAND** with silt [**SP-SM**]						
25												
		5-5-7	12			30						
30						End of boring at 30'						
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: LS-01

BORING NO: P-01

Page 1 of 1

PROJECT SHEELER AVENUE STORMWATER
PROJECT ADDRESS SHEELER AVENUE
PROJECT CITY, COUNTY, STATE APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME CENTRAL FLORIDA **PROJECT NO** A25139.02958.000 **REPORT NO.** 2101931
LOCATION SEE BORING LOCATION PLAN **DATE STARTED** 07/23/2025 **DATE COMPLETED** 07/23/2025
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** ORL - DM/JP/KR/AI / LS
WATER TABLE (FT.) N.E. **DATE** 07/23/2025 **EST. S.H.G.W.T (FT.)** 6' **BORING DEPTH** 20.0'
COMMENTS -

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Loose tan fine SAND [SP]						
		2-2-2	4									
		2-2-2	4									
5		2-2-4	6									
		2-4-5	9	▽		Light grey	3.4	4.7				16
						Very light grey 7.0						
		6-6-8	14			Medium dense orange brown Clayey fine SAND [SC]	23.0	15.3				
		5-7-7	14			Grey brown						
10												
15		9-11-11	22			Orange						
		21-19-16	35			Dense, grey brown 20.0						
20						End of boring at 20'						

REMARKS

FIGURE NUMBER: B-2
PROJECT: SHEELER AVENUE STORMWATER

BORING NO: P-02

Page 1 of 1

PROJECT SHEELER AVENUE STORMWATER
PROJECT ADDRESS SHEELER AVENUE
PROJECT CITY, COUNTY, STATE APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME CENTRAL FLORIDA **PROJECT NO** A25139.02958.000 **REPORT NO.** 2101931
LOCATION SEE BORING LOCATION PLAN **DATE STARTED** 07/23/2025 **DATE COMPLETED** 07/23/2025
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** ORL - DM/JP/KR/AI / LS
WATER TABLE (FT.) N.E. **DATE** 07/23/2025 **EST. S.H.G.W.T (FT.)** 10' **BORING DEPTH** 20.0'
COMMENTS -

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Loose very dark grey fine SAND [SP]						
		2-2-2	4									
		1-2-3	5									
5		3-2-4	6			Light brown						
		3-3-4	7				1.5	4.1				26
		3-4-5	9									
		5-5-6	11	▽		Medium dense						
10						Grey brown						
15		5-9-13	22			Brown						
		10-13-12	25			Grey brown 20.0						
20						End of boring at 20'						

REMARKS

FIGURE NUMBER: B-2
PROJECT: SHEELER AVENUE STORMWATER

BORING NO: P-03

Page 1 of 1

PROJECT SHEELER AVENUE STORMWATER
PROJECT ADDRESS SHEELER AVENUE
PROJECT CITY, COUNTY, STATE APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME CENTRAL FLORIDA **PROJECT NO** A25139.02958.000 **REPORT NO.** 2101931
LOCATION SEE BORING LOCATION PLAN **DATE STARTED** 07/23/2025 **DATE COMPLETED** 07/23/2025
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** ORL - DM/JP/KR/AI / LS
WATER TABLE (FT.) N.E. **DATE** 07/23/2025 **EST. S.H.G.W.T (FT.)** 10' **BORING DEPTH** 20.0'
COMMENTS -

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Very loose tan brown fine SAND [SP]						
		1-2-1	3									
		1-1-1	2			Tan grey brown						
5		2-3-3	6			Loose						
		2-2-3	5				2.0	3.1				29
		3-4-3	7									
		4-4-6	10	▽		Grey						
10												
15		8-8-10	18			Medium dense, tan grey						
		24-24-22	46			Dense, light grey 20.0						
20						End of boring at 20'						

REMARKS

FIGURE NUMBER: B-2
PROJECT: SHEELER AVENUE STORMWATER

BORING NO: P-04

Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 02/26/2026 **DATE COMPLETED** 02/26/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) 4.5' **DATE** 02/26/2026 **EST. S.H.G.W.T (FT.)** 2.5'
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
				▽		Dark brown fine **SAND** [**SP**]						
				▼		Brown	5	14				20
5		2-1-WOH-WOH	1			Very loose						
		1-WOH-1-1	1									
10		2-2-4-5	6			Loose light brown	1	21				29
15		5-6-9	15			Medium dense						
20		7-9-11	20			20						
						End of boring at 20'						
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: P-04

BORING NO: P-05

Page 1 of 1

PROJECT SHEELER AVENUE
PROJECT ADDRESS SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL
CLIENT NAME KB HOME **PROJECT NO** A25139.02958.001 **REPORT NO.** 2163359
LOCATION SHEELER AVENUE, APOPKA, ORANGE COUNTY, FL **DATE STARTED** 02/26/2026 **DATE COMPLETED** 02/26/2026
SAMPLE METHOD ASTM D-1586 **ELEV.** N/A **DRILLER/PM** SEE BORING LOCATION PLAN
WATER TABLE (FT.) 8.5' **DATE** 02/26/2026 **EST. S.H.G.W.T (FT.)** 6.5'
COMMENTS NE = NOT ENCOUNTERED

DEPTH (FT)	SAMPLE TYPE	BLOW COUNTS/6"	N-VALUE	W.T.	SYMBOL	MATERIALS DESCRIPTION	-200 (%)	MC (%)	LL	PI	OC (%)	K (ft/day)
						Brown fine **SAND** with silt [**SP-SM**]						
						Dark brown 2						
						Brown fine **SAND**, with roots [**SP**]						
5		3-3-4-4	7	▽		Loose, light brown	2	4				20
		3-3-3-4	6									
		3-4-4-5	8	▼			2	23				17
10												
		6-8-7	15			Medium dense						
15												
		5-7-8	15			20						
20						End of boring at 20'						
25												
30												
35												
40												
45												

REMARKS

FIGURE NUMBER: B-2
LOG NAME: P-05

NOTE: THIS PLAN IS PROVIDED FOR INFORMATIONAL PURPOSES ONLY. CONTRACTOR SHALL REFER TO UES REPORT NO. 2163359, DATED MARCH 19, 2026, FOR ADDITIONAL SOIL INFORMATION.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD
SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

SOIL BORINGS

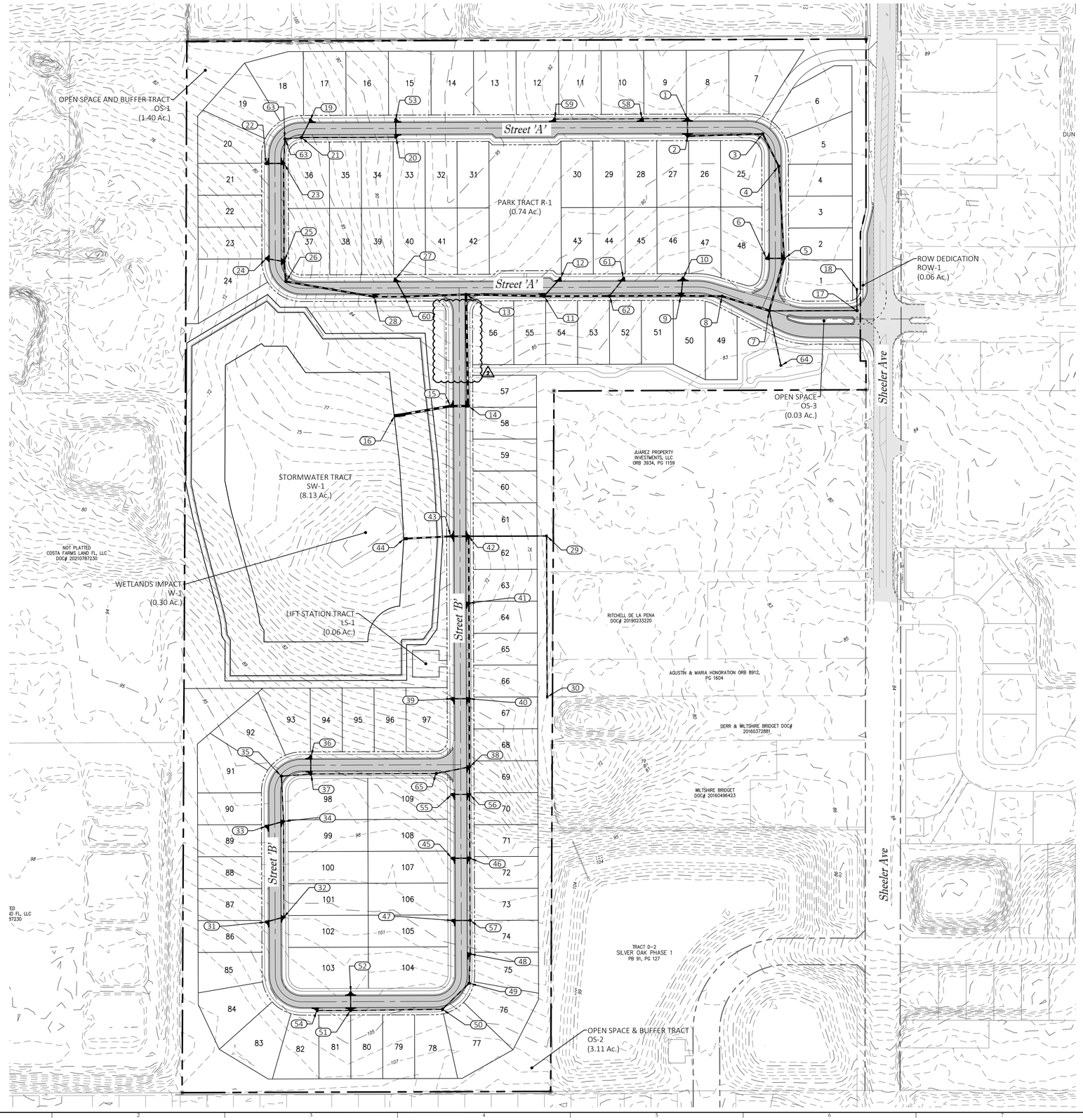
Sheet No.:

C3.12

DATE: August 4, 2026

PAPE–DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:25am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SB136220l.dwg



10 0 200 400

SCALE IN FEET

Drainage Legend

Existing	Utility Type	Proposed
	STORM PIPE	
	STORM MANHOLE	
	P-1/P-2 INLET	
	MITERED END	
	DRAINAGE FLOW ARROW	

1. City of Apopka Stormwater Criteria

   a. Water Quality Criteria - Dry Retention

   Pursuant to City of Apopka Land Development Code, Article 6, Section 6.7.2.(B), pollution abatement volume shall be in accordance with the SJRWMD criteria.

   b. Water Quality Recovery - Dry Retention

   Pursuant to City of Apopka Land Development Code, Article 6, Section 6.7.2.(B), pollution abatement volume recovery shall be in accordance with the SJRWMD criteria.

   c. Water Quantity Criteria

   Pursuant to Section 6.7.2 (A), the post development peak rate of discharge shall not exceed the pre-development peak rate of discharge for the 25-year, 24-hour storm.

   Pursuant of Section 6.7.2.(3)(b) and (c), where a project discharges to a landlocked basin that has no positive outfall which are adjacent to properties of more than one ownership, the onsite stormwater management system shall be designed to accommodate the 100-year/24-hour design storm event.

   d. Water Quantity Recovery Criteria

   The pond shall be designed to be dry within 11 days following the storm event.

   e. Flood Protection

   Pursuant of Section 6.7.2.C. finished floor slab elevations of all habitable structures shall be constructed at least two feet above the 100-year storm elevation.

2. St. Johns River Water Management District Criteria

   a. Water Quality Criteria

   For dry retention systems, the design treatment volume is the greater of the following:

   i. One-half inch of runoff over the drainage area; or

   ii. 1.25 inches of runoff from the impervious area

   Plus an additional one-half inch of runoff over the drainage area

   b. Water Quality Recovery

   Pond shall be designed to recover the required treatment volume within 72 hours following a storm event.

   c. Water Quantity Criteria

   District criteria requires pre-development versus post development peak discharge rate attenuation for the mean annual and the 25-year/24-hour storm event for new construction with greater than 50% impervious coverage.

   i. Mean Annual storm event

   ii. 25-year/24-hour storm event

   In addition for projects within a closed drainage basin, District criteria requires the system shall be designed to retain the pre vs post development volumetric difference for the 25-yr/96-hr design storm.

   d. Water Quantity Recovery

   Where basins are designed for reducing post-development peak rate discharge and volume, the outlet and regulation schedule should be designed to provide necessary design detention and retention storage within 14 days following any storm event.

OWNERSHIP, OPERATION AND MAINTENANCE:

ALL STORMWATER MANAGEMENT PONDS SHALL BE OWNED, OPERATED AND MAINTAINED BY THE HOA. A DRAINAGE EASEMENT SHALL BE GRANTED OVER ALL STORMWATER POND TRACTS TO THE CITY OF APOPKA WHO HAVE THE ABILITY, NOT THE OBLIGATION, TO MAINTAIN.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 200'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

MASTER DRAINAGE PLAN

Sheet No.:

C4.00

Seal:

MARC DANIEL STEHLI LICENSE No. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

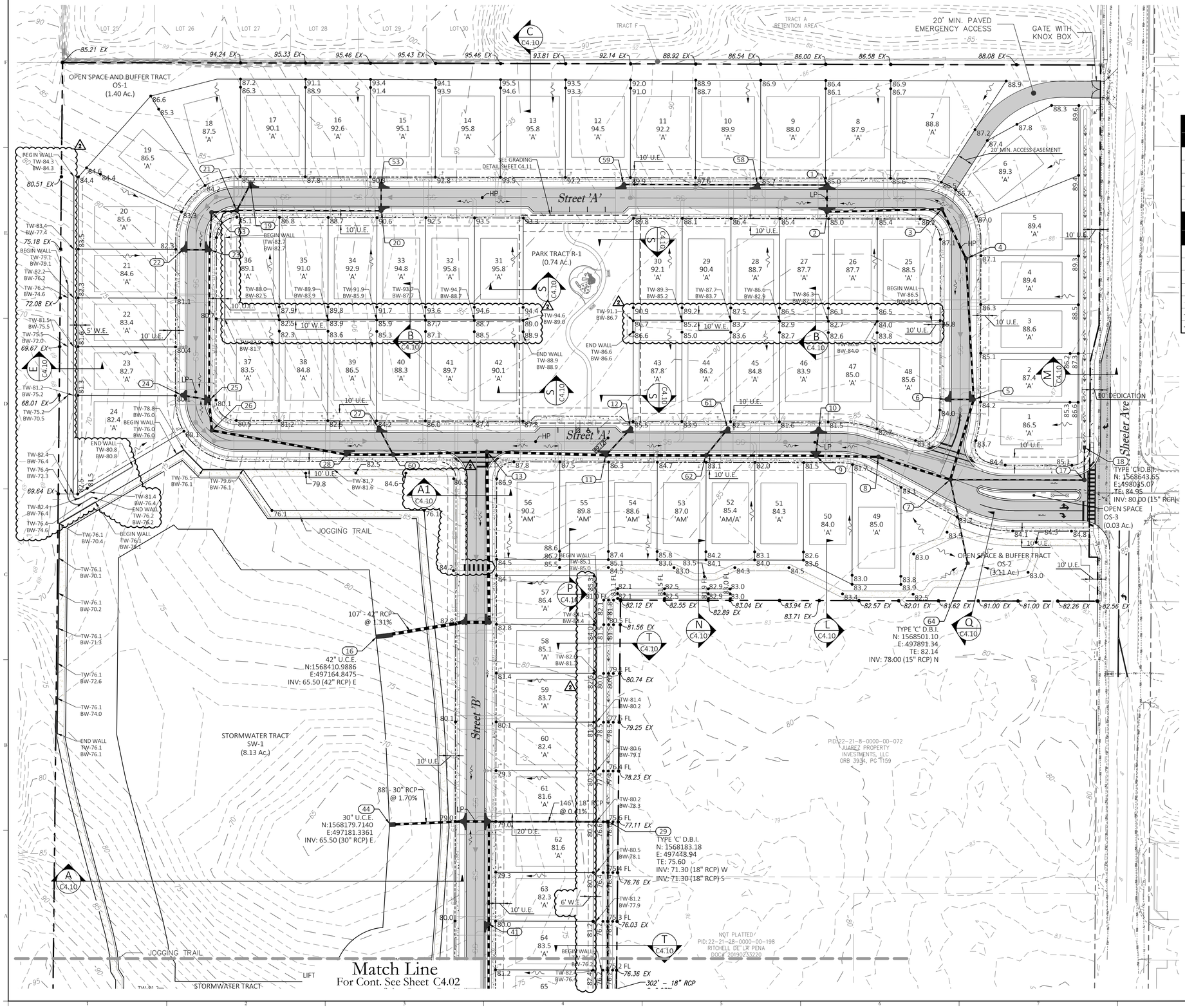
Marc D Stehli

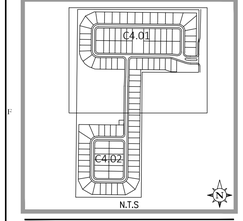
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 9:25am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIT\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\MDP-PROP 1362201.dwg





30 0 60 120
SCALE IN FEET

Drainage Legend

Existing	Utility Type	Proposed
	STORM PIPE	
	STORM MANHOLE	
	STORM CURB INLETS	
	MITERED END	
	DRAINAGE FLOW ARROW	

Grading Legend

Symbol	Description
× 100.00 EX	EXISTING SPOT GRADE
⊠ 104.00	PROPOSED SPOT GRADE
⊠ 101.00 FL	PROPOSED SWALE/DITCH FLOW LINE ELEV.
	FLOW ARROW
	DRAINAGE CONVEYANCE SWALE
—74—	EXISTING CONTOUR
—74—	PROPOSED CONTOUR

NOTES:

1. ELEVATIONS SHOWN WITHIN EACH HOUSE PAD REPRESENT THE DESIGNED FINISH FLOOR ELEVATION. CONTRACTOR TO SET FINISHED DIRT GRADE 8" BELOW THE FINISHED FLOOR ELEVATION AND COMPACTED TO 95% OF MODIFIED PROCTOR AASHTO T-180.

2. THE SIZE AND LOCATION OF THE HOUSE PADS SHOWN ARE ONLY SCHEMATIC AND SHOULD NOT BE USED FOR FINAL HOME BUILDING LAYOUT AND CONSTRUCTION.

3. INDIVIDUAL HOMES ARE TO BE CONSTRUCTED WITHIN THE SETBACKS SHOWN AND TO THE DESIGN FINISHED FLOOR ELEVATION. IF THE BUILDER DESIRES TO BUILD THE HOUSE IN AN ALTERNATE LOCATION OR BUILD A HOUSE LARGER THAN THE ENVELOPE PROVIDED; THE PROPOSED CHANGES MUST BE RE-SUBMITTED TO CITY OF APOPKA FOR APPROVAL. INDIVIDUAL HOME BUILDERS PROPOSING BUILDINGS INCONSISTENT WITH THE BUILDING PAD LOCATIONS AND FINISHED FLOOR ELEVATIONS SHOWN WILL BE RESPONSIBLE FOR PROVIDING FINAL LOT GRADING THAT PROVIDES POSITIVE DRAINAGE AWAY FROM THE HOUSE AND DOES NOT HAVE ADVERSE IMPACTS ON ADJACENT LOTS.

4. ALL LOTS HAVE BEEN DESIGNED UTILIZING A 1.0% MINIMUM SLOPE. MINIMUM HOUSE PADS HAVE BEEN SET AT THE GREATER OF 18" ABOVE THE FRONTING CENTERLINE OF THE ROADWAY/ALLEY OR 1-FT ABOVE THE 100-YR/24-HR STORM ELEVATION FOR THE RESPECTIVE BASIN.

5. ALL BACKYARD AND ENVIRONMENTAL SWALES LOCATED WITHIN PHASE SHALL BE CONSTRUCTED AS PART OF THE MASTER SURFACE WATER MANAGEMENT SYSTEM, NOT BY INDIVIDUAL LOT OWNERS.

6. SIDEWALKS AND CURB RAMPS AS SHOWN ARE REQUIRED FOR THE CITY OF APOPKA CERTIFICATION OF COMPLETION FOR INFRASTRUCTURE. CURB RAMPS SHALL BE PROVIDED AT EVERY INTERSECTION AND SIDEWALKS SHALL BE PROVIDED PER ROADWAY CROSS SECTIONS ADJACENT TO ALL RIGHT-OF-WAYS AND SHALL BE INSTALLED WITH SITE INFRASTRUCTURE WHEN ADJACENT TO COMMON AREAS OR DURING VERTICAL CONSTRUCTION OF HOMES WHEN ADJACENT TO LOTS. HANDICAP RAMPS AT ALL INTERSECTIONS OF THE SIDEWALK AND PAVEMENT SHALL MEET CITY OF APOPKA AND A.D.A. SPECIFICATIONS.

7. THE SECONDARY STORM SEWER HAS BEEN DESIGNED TO PROVIDE A MINIMUM OF 6" SEPARATION BETWEEN THE CURB GUTTER ELEVATION AND THE STORM WATER HYDRAULIC GRADE LINE.

Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

NO. DATE: DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 60'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

GRADING & DRAINAGE PLAN

Sheet No.:

C4.01

Seal:

MARC DANIEL STEHLI
LICENSE
NO. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER
Digitally signed by Marc D Stehli
DN: C=US, E=mstehli@pape-dawson.com, O=PAPE-DAWSON ENGINEERS, CN=Marc D Stehli
Date: 2026.08.04 10:23:36 -04'00'

MARC DANIEL STEHLI
P.E. NO. 0052781

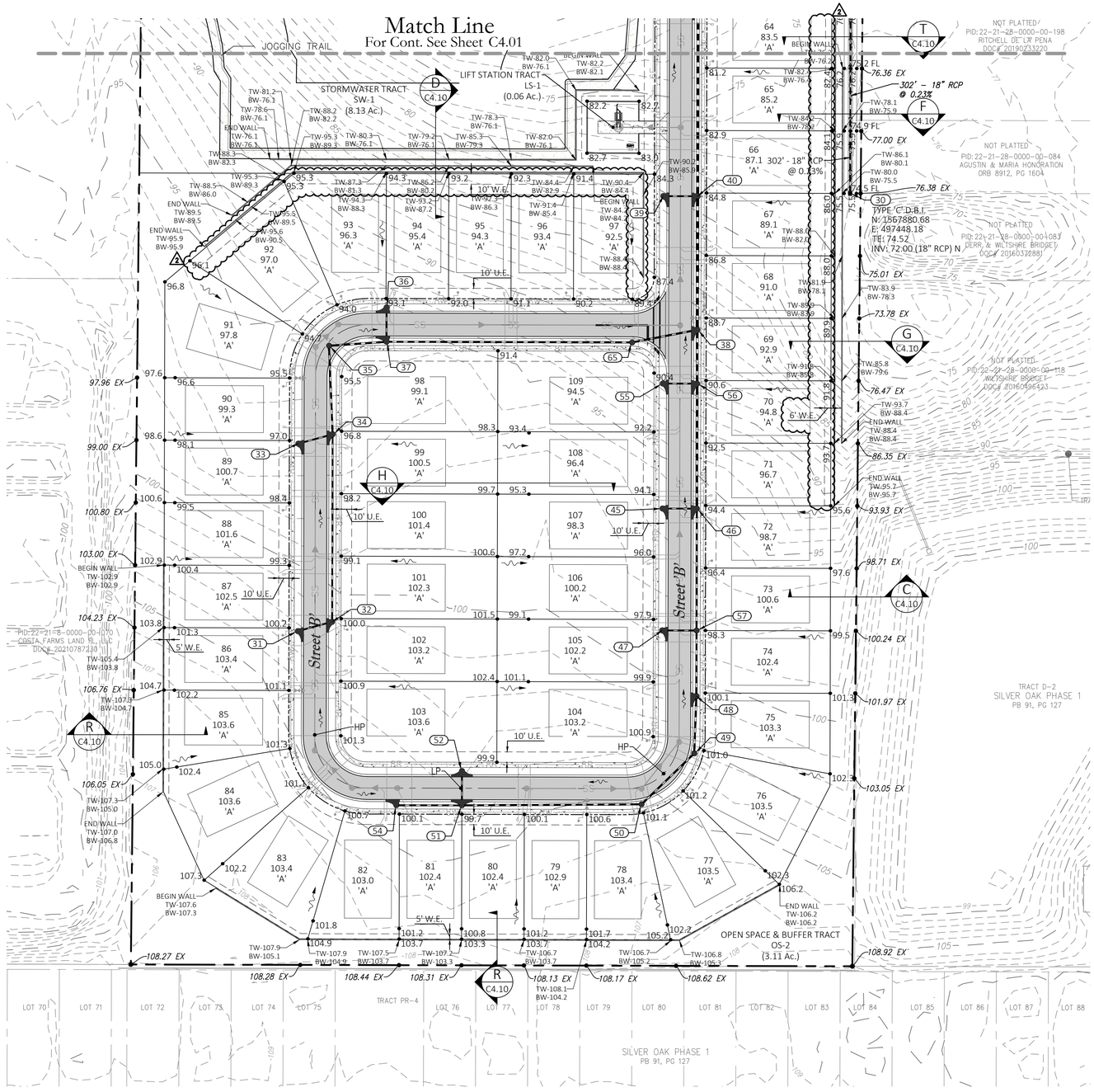
DATE: August 4, 2026

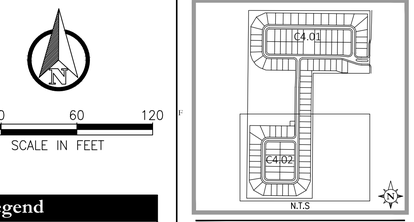
Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:24am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CIT\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\GDP 1362201.dwg





30 0 60 120

SCALE IN FEET

Drainage Legend

Existing	Utility Type	Proposed
	STORM PIPE	
	STORM MANHOLE	
	STORM CURB INLETS	
	MITERED END	
	DRAINAGE FLOW ARROW	

Grading Legend

Symbol	Description
× 100.00 EX	EXISTING SPOT GRADE
⊠ 104.00	PROPOSED SPOT GRADE
⊠ 101.00 FL	PROPOSED SWALE/DITCH FLOW LINE ELEV.
	FLOW ARROW
	DRAINAGE CONVEYANCE SWALE
—74—	EXISTING CONTOUR
74	PROPOSED CONTOUR

NOTES:

1. ELEVATIONS SHOWN WITHIN EACH HOUSE PAD REPRESENT THE DESIGNED FINISH FLOOR ELEVATION. CONTRACTOR TO SET FINISHED DIRT GRADE 8" BELOW THE FINISHED FLOOR ELEVATION AND COMPACTED TO 95% OF MODIFIED PROCTOR AASHTO T-180.

2. THE SIZE AND LOCATION OF THE HOUSE PADS SHOWN ARE ONLY SCHEMATIC AND SHOULD NOT BE USED FOR FINAL HOME BUILDING LAYOUT AND CONSTRUCTION.

3. INDIVIDUAL HOMES ARE TO BE CONSTRUCTED WITHIN THE SETBACKS SHOWN AND TO THE DESIGN FINISHED FLOOR ELEVATION. IF THE BUILDER DESIRES TO BUILD THE HOUSE IN AN ALTERNATE LOCATION OR BUILD A HOUSE LARGER THAN THE ENVELOPE PROVIDED; THE PROPOSED CHANGES MUST BE RE-SUBMITTED TO CITY OF APOPKA FOR APPROVAL. INDIVIDUAL HOME BUILDERS PROPOSING BUILDINGS INCONSISTENT WITH THE BUILDING PAD LOCATIONS AND FINISHED FLOOR ELEVATIONS SHOWN WILL BE RESPONSIBLE FOR PROVIDING FINAL LOT GRADING THAT PROVIDES POSITIVE DRAINAGE AWAY FROM THE HOUSE AND DOES NOT HAVE ADVERSE IMPACTS ON ADJACENT LOTS.

4. ALL LOTS HAVE BEEN DESIGNED UTILIZING A 1.0% MINIMUM SLOPE. MINIMUM HOUSE PADS HAVE BEEN SET AT THE GREATER OF 18" ABOVE THE FRONTING CENTERLINE OF THE ROADWAY/ALLEY OR 1-FT ABOVE THE 100-YR/24-HR STORM ELEVATION FOR THE RESPECTIVE BASIN.

5. ALL BACKYARD AND ENVIRONMENTAL SWALES LOCATED WITHIN PHASE SHALL BE CONSTRUCTED AS PART OF THE MASTER SURFACE WATER MANAGEMENT SYSTEM, NOT BY INDIVIDUAL LOT OWNERS.

6. SIDEWALKS AND CURB RAMPS AS SHOWN ARE REQUIRED FOR THE CITY OF APOPKA CERTIFICATION OF COMPLETION FOR INFRASTRUCTURE. CURB RAMPS SHALL BE PROVIDED AT EVERY INTERSECTION AND SIDEWALKS SHALL BE PROVIDED PER ROADWAY CROSS SECTIONS ADJACENT TO ALL RIGHT-OF-WAYS AND SHALL BE INSTALLED WITH SITE INFRASTRUCTURE WHEN ADJACENT TO COMMON AREAS OR DURING VERTICAL CONSTRUCTION OF HOMES WHEN ADJACENT TO LOTS. HANDICAP RAMPS AT ALL INTERSECTIONS OF THE SIDEWALK AND PAVEMENT SHALL MEET CITY OF APOPKA AND A.D.A. SPECIFICATIONS.

7. THE SECONDARY STORM SEWER HAS BEEN DESIGNED TO PROVIDE A MINIMUM OF 6" SEPARATION BETWEEN THE CURB GUTTER ELEVATION AND THE STORM WATER HYDRAULIC GRADE LINE.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 60'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

GRADING & DRAINAGE PLAN

Sheet No.:

C4.02

Seal:

MARC DANIEL STEHLI LICENSE No. 80527 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: CN=Marc D Stehli, O=Pape-Dawson Engineers, Inc., OU=Civil, E=mstehli@pape-dawson.com, C=US
Date: 2026.08.04 10:35:20 -05'00'

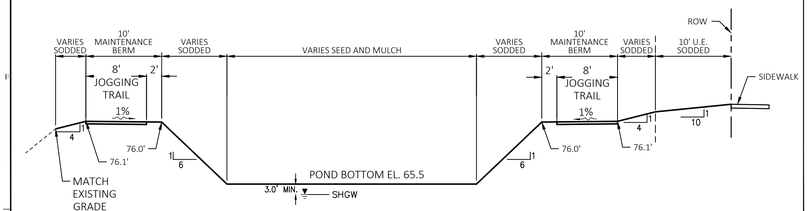
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 80527
DATE: August 4, 2026

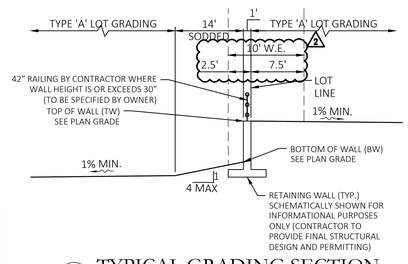
This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

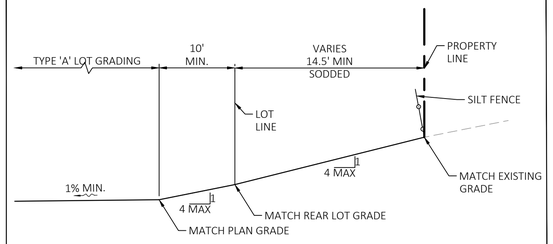
Date: Aug 04, 2026, 10:24am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\GDP 1362201.dwg



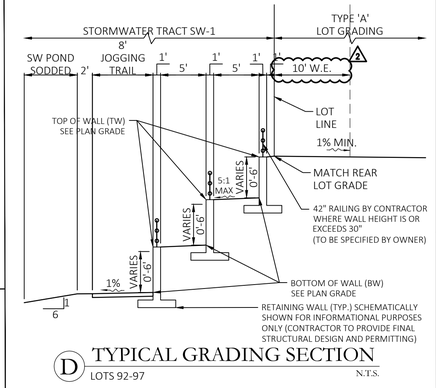
A POND SECTION
N.T.S.



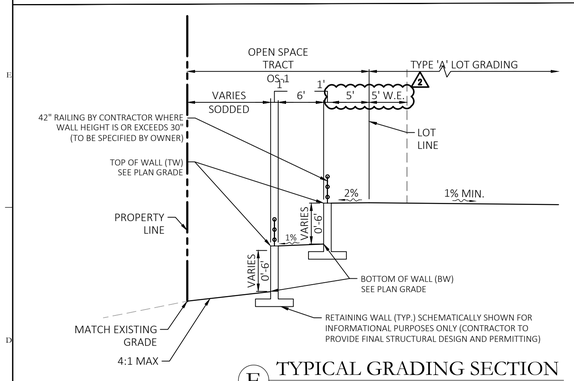
B TYPICAL GRADING SECTION
LOTS 25-48
N.T.S.



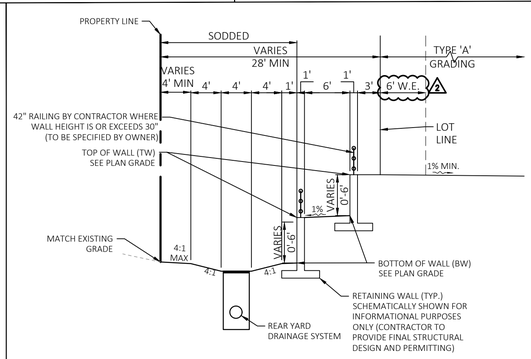
C TYPICAL GRADING SECTION
LOTS 7-19, 72-76, 84, 88-91
N.T.S.



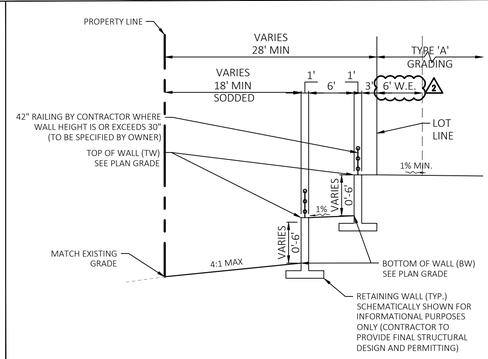
D TYPICAL GRADING SECTION
LOTS 92-97
N.T.S.



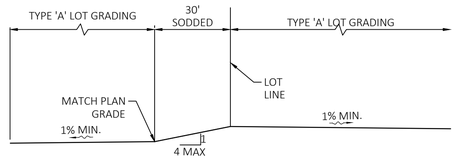
E TYPICAL GRADING SECTION
LOTS 20-24
N.T.S.



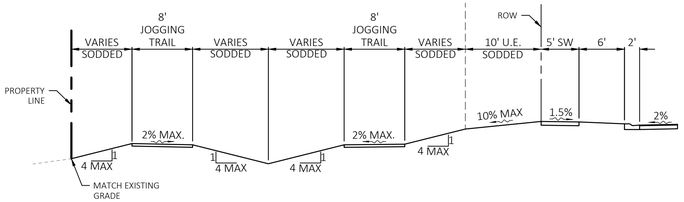
F TYPICAL GRADING SECTION
LOTS 65-66
N.T.S.



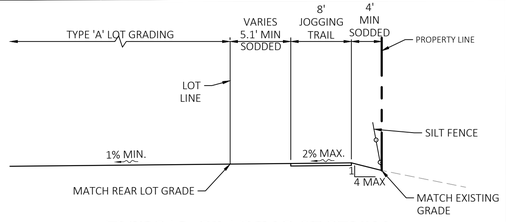
G TYPICAL GRADING SECTION
LOTS 67-70
N.T.S.



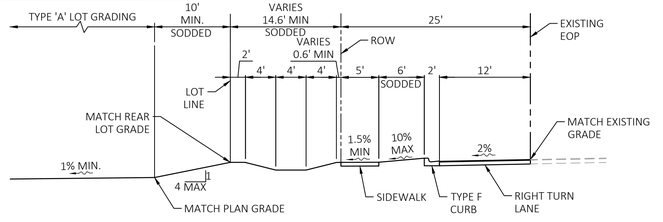
H TYPICAL GRADING SECTION
LOTS 98-109
N.T.S.



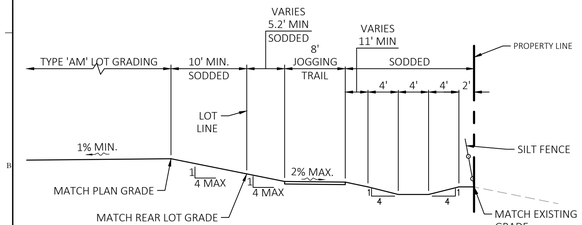
Q TYPICAL GRADING SECTION
N.T.S.



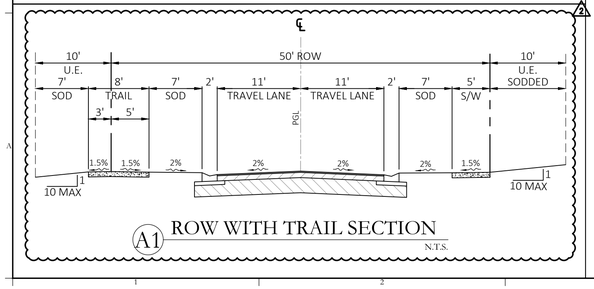
L TYPICAL GRADING SECTION
LOTS 49-51
N.T.S.



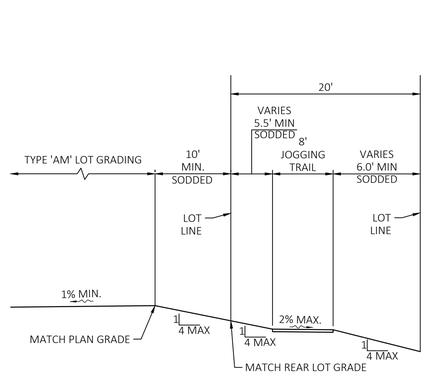
M TYPICAL GRADING SECTION
LOTS 1-6
N.T.S.



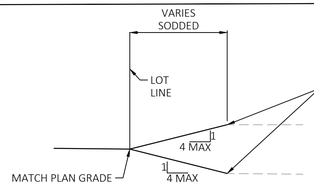
N TYPICAL GRADING SECTION
LOTS 52-54
N.T.S.



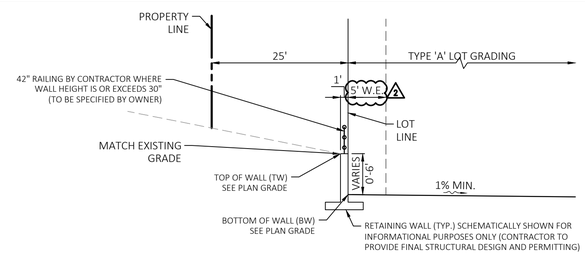
A1 ROW WITH TRAIL SECTION
N.T.S.



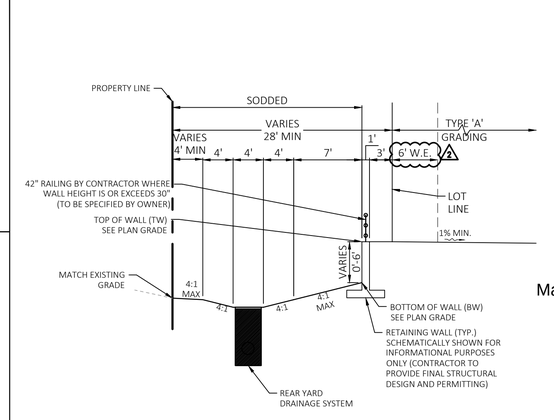
P TYPICAL GRADING SECTION
LOTS 55-56
N.T.S.



S TYPICAL GRADING SECTION
LOTS 30-31, 42-43
N.T.S.



R TYPICAL GRADING SECTION
LOTS 77-83, 85-87
N.T.S.



T TYPICAL GRADING SECTION
LOTS 57-66, 71
N.T.S.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

GRADING SECTIONS & DETAILS

Sheet No.:

C4.10

Seal:

MARC DANIEL STEHLI
LICENSED
No. 69278
STATE OF FLORIDA
PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: c=US, o=Pape-Dawson Engineers, Inc., ou=Orlando, cn=Marc D Stehli, 0.9.2342.19200300.100.1.1=A01410D000001828C6B2900100E
Reason: I am the author of this document
Date: 2026.08.04 09:36:24-04'00'

Marc D Stehli

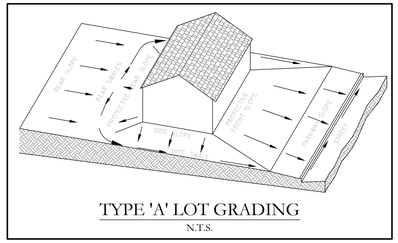
P.E. NO. 69278

DATE: August 4, 2026

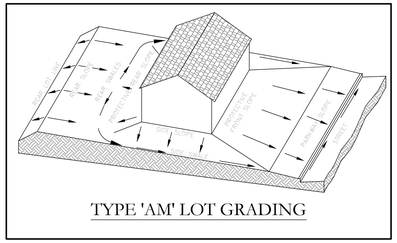
This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #30101 | FLORIDA SURVEYING FIRM #LB9894

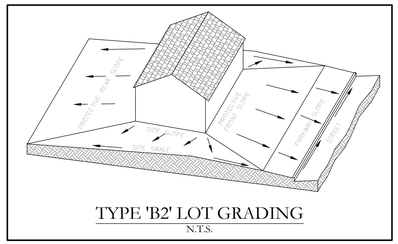
Date: Aug 04, 2026, 10:24am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\GDTLS13622-01.dwg



TYPE 'A' LOT GRADING
N.T.S.

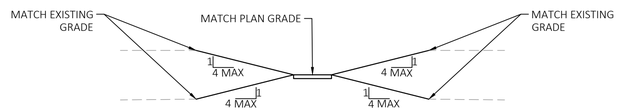


TYPE 'AM' LOT GRADING

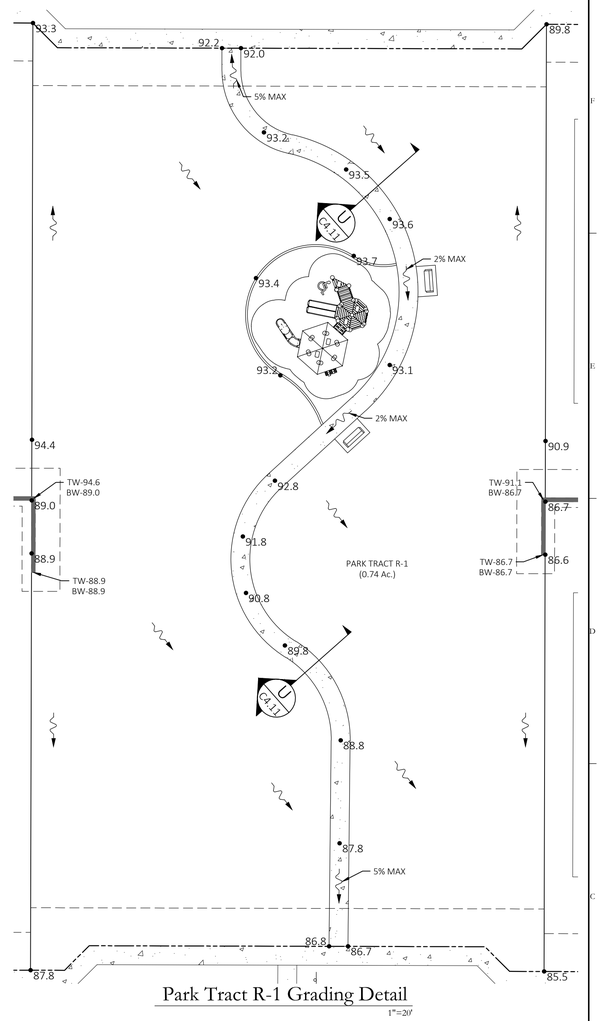


TYPE 'B2' LOT GRADING
N.T.S.

TYPICAL LOT GRADE TYPE DETAILS
N.T.S.



U TYPICAL GRADING SECTION
N.T.S.



Park Tract R-1 Grading Detail
1"=20'

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

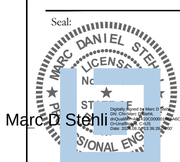
Sheet Title:

GRADING SECTIONS & DETAILS

Sheet No.:

C4.11

Seal:



Marc D Stehli

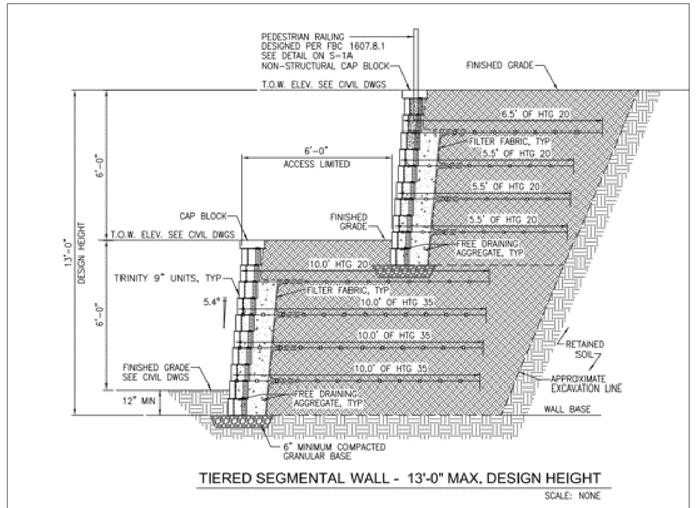
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

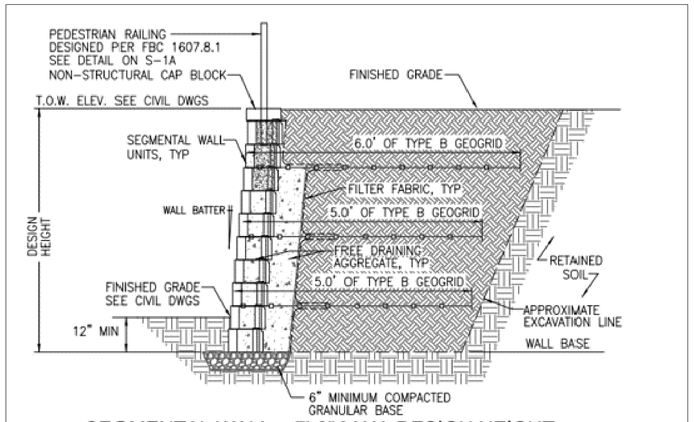
PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:25am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\GDTLS13622-01.dwg



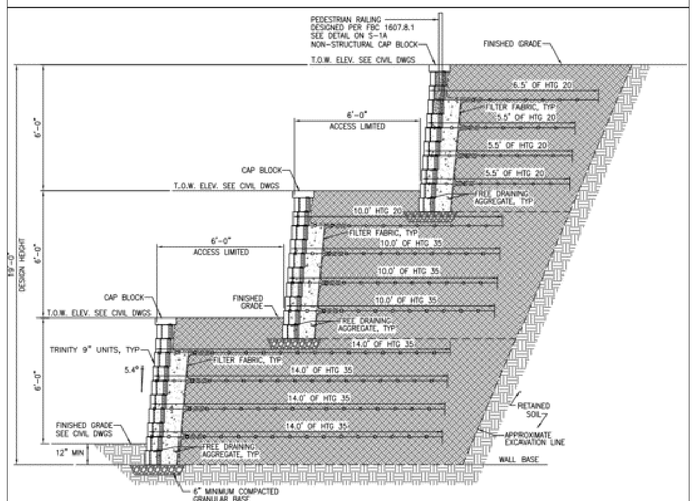
TIERED SEGMENTAL WALL - 13'-0" MAX. DESIGN HEIGHT

SCALE: NONE



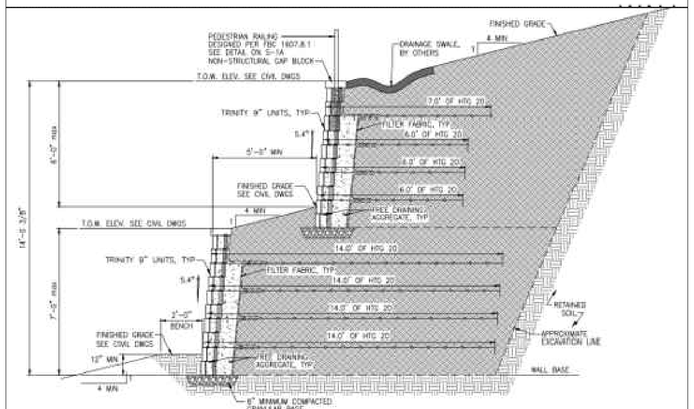
SEGMENTAL WALL - 7'-0" MAX. DESIGN HEIGHT

SCALE: NONE

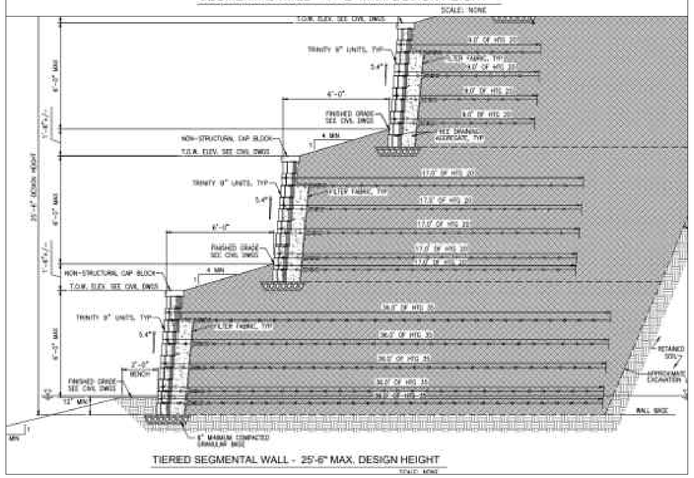


TIERED SEGMENTAL WALL - 19'-0" MAX. DESIGN HEIGHT

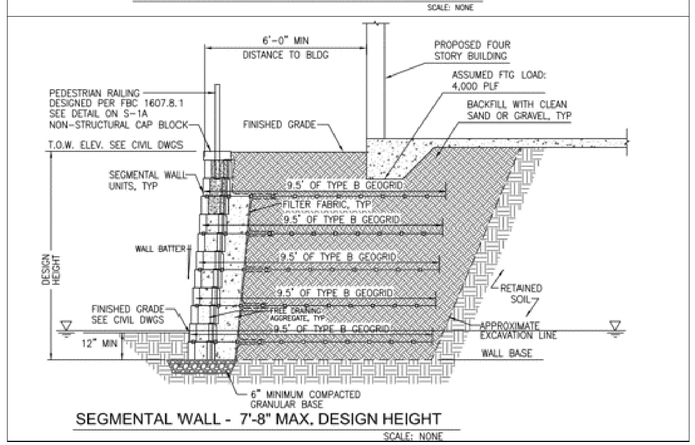
SCALE: NONE



SEGMENTAL WALL - 14'-2" MAX. DESIGN HEIGHT



TIERED SEGMENTAL WALL - 25'-6" MAX. DESIGN HEIGHT



SEGMENTAL WALL - 7'-8" MAX. DESIGN HEIGHT

SCALE: NONE

NOTE:

WALL SECTIONS SHOWN ARE SCHEMATIC IN NATURE. FINAL WALL DESIGN TO BE PROVIDED BY WALL CONTRACTOR AT TIME OF BUILDING PERMITTING.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

GRADING SECTIONS & DETAILS

Sheet No.:

C4.12

Seal:

MARC DANIEL STEHLI
LICENSE
No. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER

MARC DANIEL STEHLI
P.E. NO. 0052781

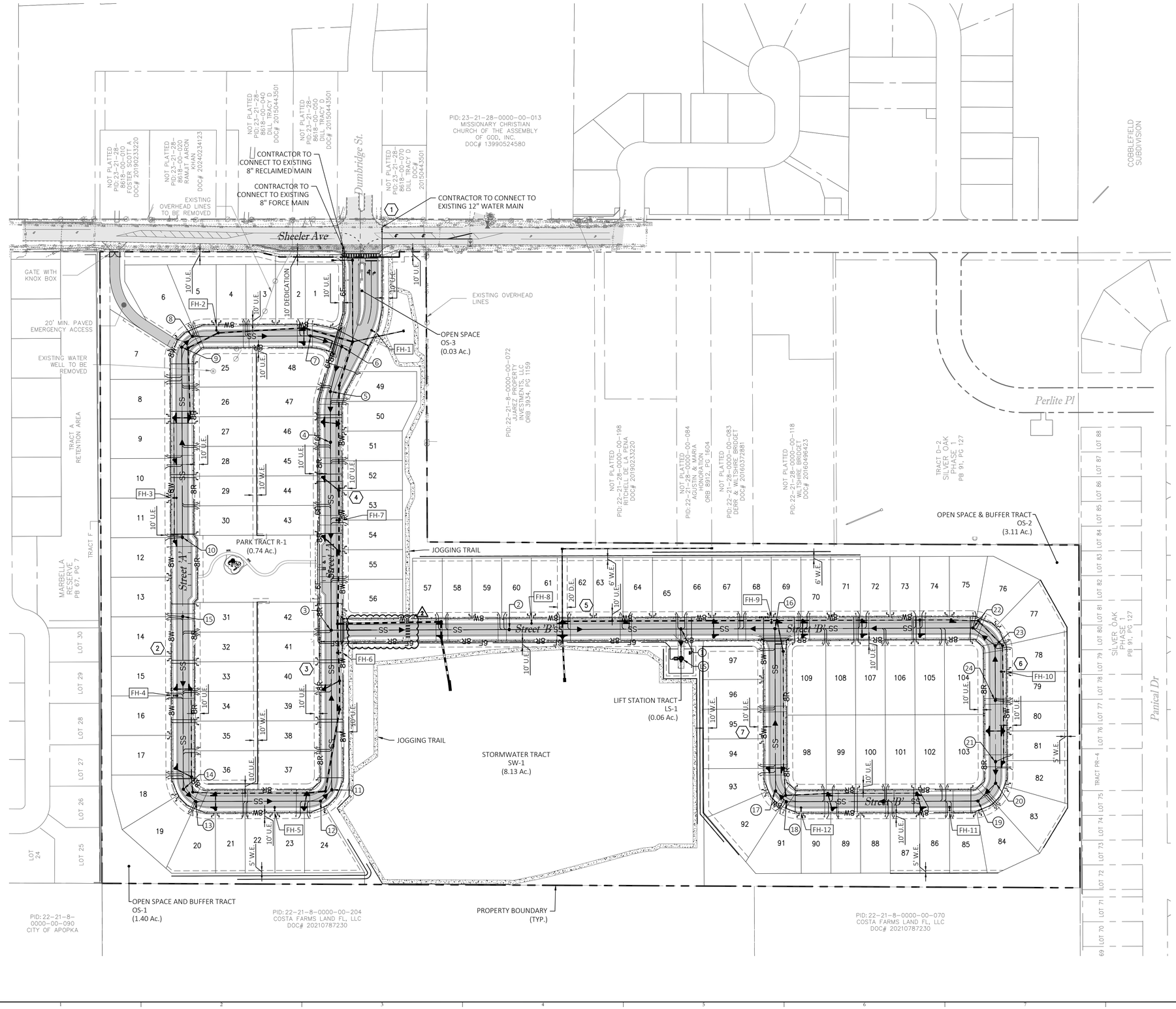
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:25am User ID: awindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\GDTLS13622-01.dwg



50 0 100 200
SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:
1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCATED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

MASTER UTILITY PLAN

Sheet No.:

C5.00

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Marc D Stehli

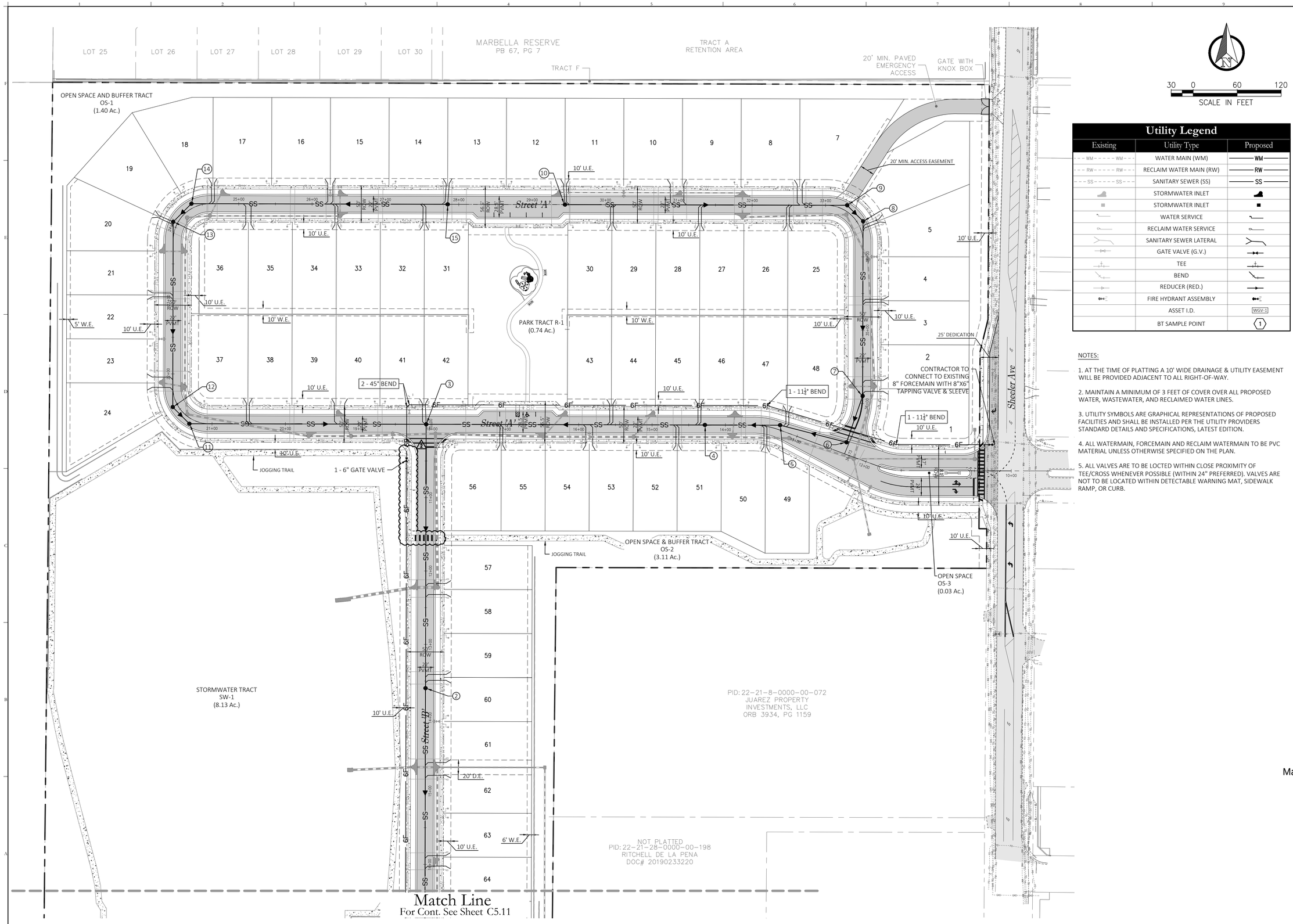
MARC DANIEL STEHLI P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #30101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:25am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\USP13622-01.dwg



30 0 60 120
SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

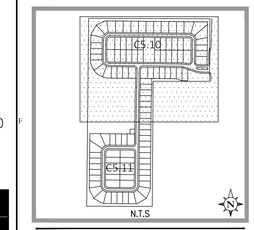
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

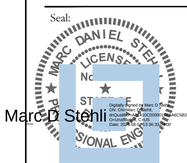
Sheet Title:

WASTEWATER COLLECTION PLAN

Sheet No.:

C5.10

Seal:



Marc D Stehli

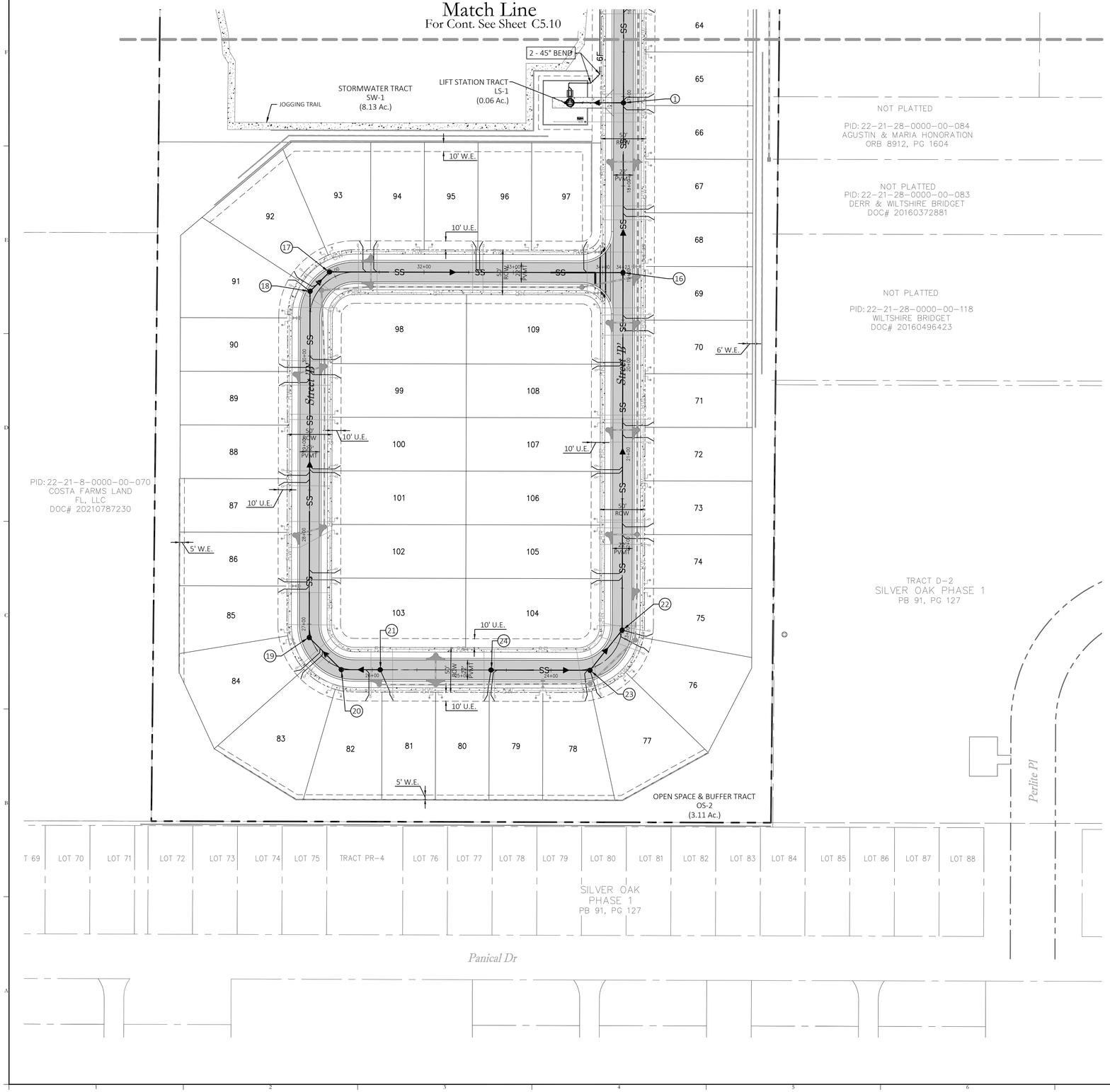
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:26am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\WWCP13622-01.dwg





30 0 60 120

SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

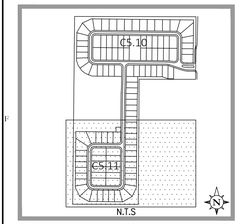
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

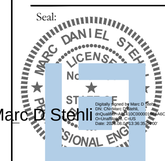
Sheet Title:

WASTEWATER COLLECTION PLAN

Sheet No.:

C5.11

Seal:



Marc D Stehli

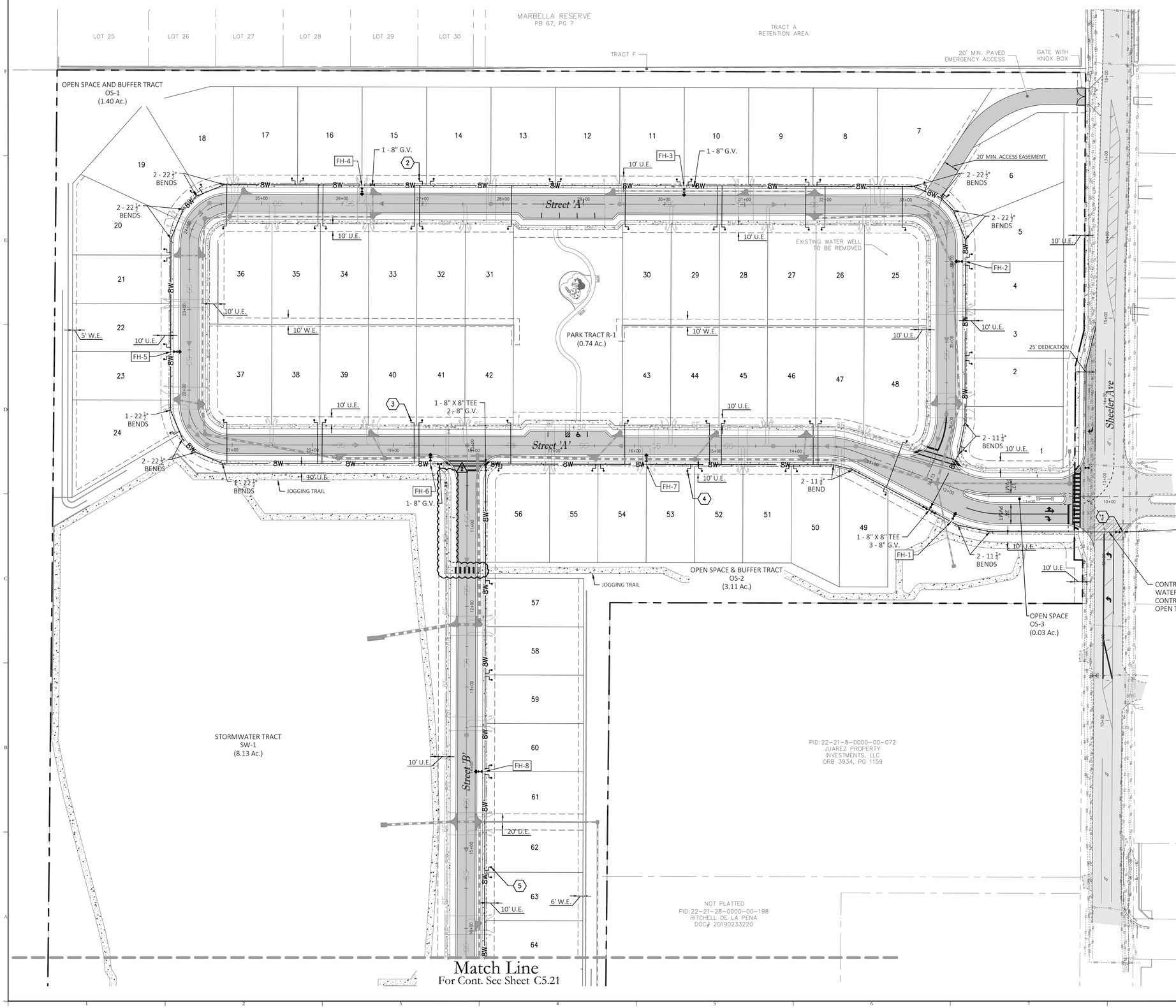
MARC DANIEL STEHLI
P.E. NO. 0052781

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:26am User ID: ewindham
File: z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\WWCP13622-01.dwg



30 0 60 120
SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

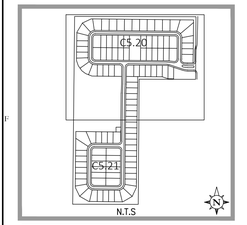
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

WATER DISTRIBUTION PLAN

Sheet No.:

C5.20

Seal:

MARC DANIEL STEHLI
LICENSE No. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER

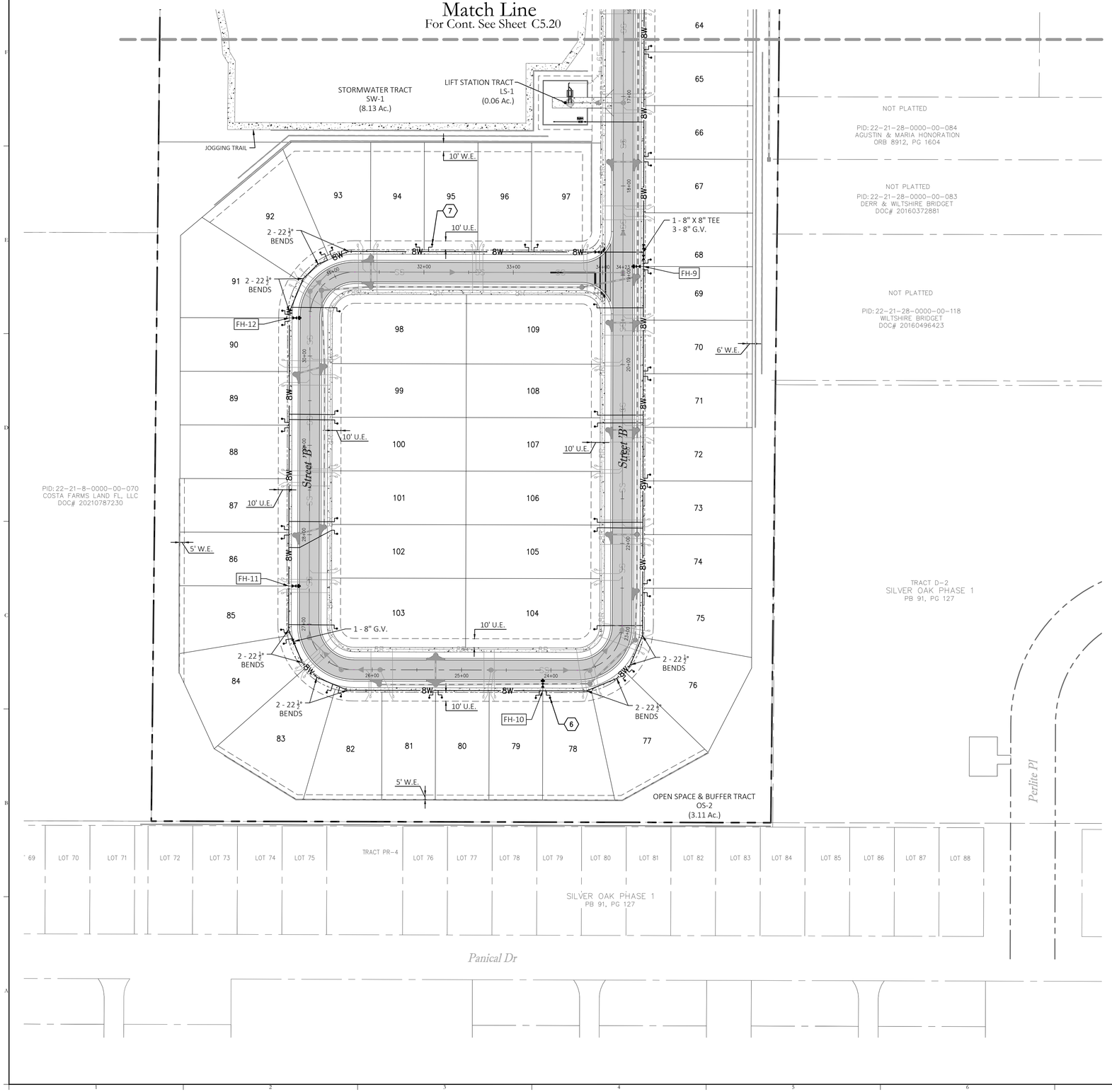
Marc D Stehli
Digitally signed by Marc D Stehli
DN: CN=Marc D Stehli, O=PAPE-DAWSON CONSULTANTS INC, OU=Orlando, E=mstehli@pape-dawson.com, C=US
Date: 2026.08.04 10:36:36 -04'00'

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:26am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\WDP13622-01.dwg





30 0 60 120

SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

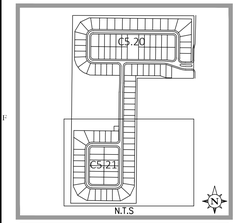
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

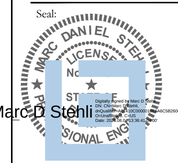
Sheet Title:

WATER DISTRIBUTION PLAN

Sheet No.:

C5.21

Seal:



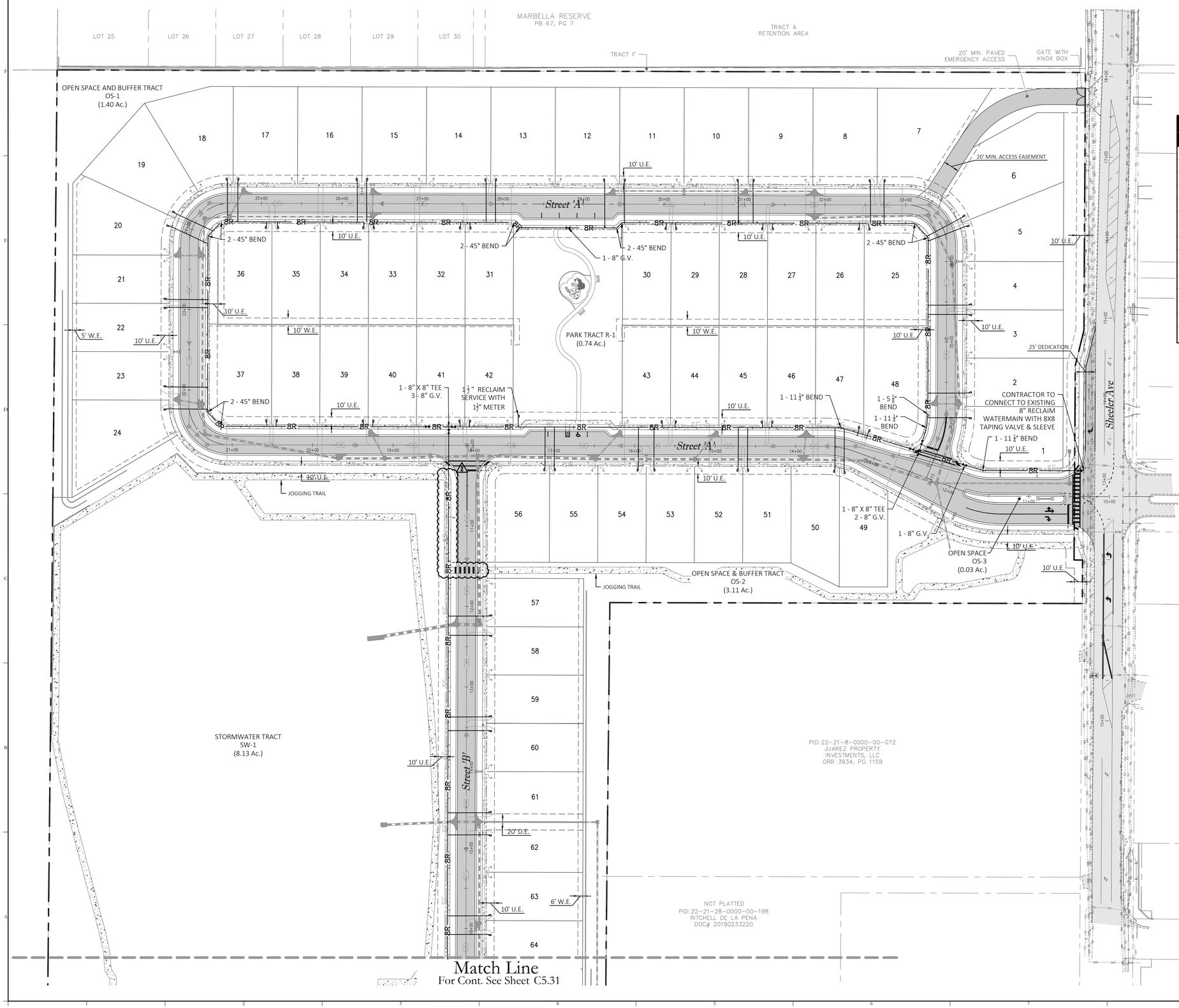
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:27am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\WDP13622-01.dwg



30 0 60 120
SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

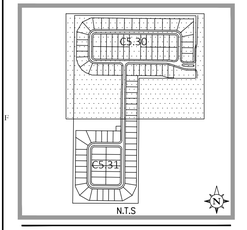
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD
NO.	DATE:	DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

RECLAIMED WATER DISTRIBUTION PLAN

Sheet No.:

C5.30

Seal:

MARC DANIEL STEHLI
LICENSE
No. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER

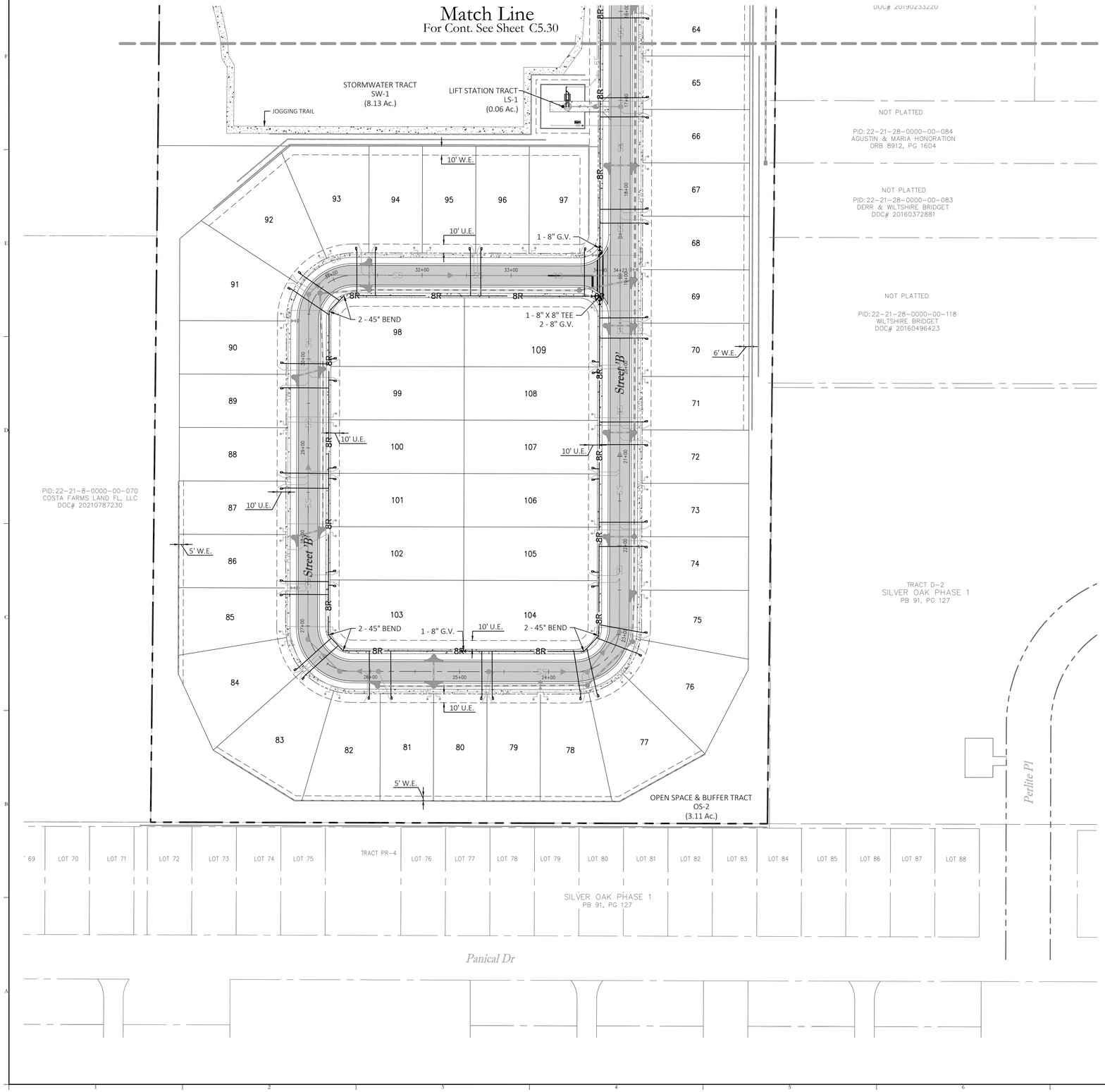
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:27am User ID: awindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\RWDP13622-01.dwg





Utility Legend

Existing	Utility Type	Proposed
WM	WATER MAIN (WM)	WM
RW	RECLAIM WATER MAIN (RW)	RW
SS	SANITARY SEWER (SS)	SS
	STORMWATER INLET	
	STORMWATER INLET	
	WATER SERVICE	
	RECLAIM WATER SERVICE	
	SANITARY SEWER LATERAL	
	GATE VALVE (G.V.)	
	TEE	
	BEND	
	REDUCER (RED.)	
	FIRE HYDRANT ASSEMBLY	
	ASSET I.D.	WGV-1
	BT SAMPLE POINT	1

NOTES:

1. AT THE TIME OF PLATTING A 10' WIDE DRAINAGE & UTILITY EASEMENT WILL BE PROVIDED ADJACENT TO ALL RIGHT-OF-WAY.

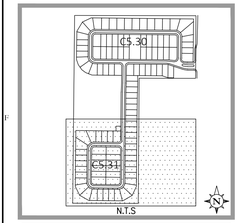
2. MAINTAIN A MINIMUM OF 3 FEET OF COVER OVER ALL PROPOSED WATER, WASTEWATER, AND RECLAIMED WATER LINES.

3. UTILITY SYMBOLS ARE GRAPHICAL REPRESENTATIONS OF PROPOSED FACILITIES AND SHALL BE INSTALLED PER THE UTILITY PROVIDERS STANDARD DETAILS AND SPECIFICATIONS, LATEST EDITION.

4. ALL WATERMAIN, FORCEMAIN AND RECLAIM WATERMAIN TO BE PVC MATERIAL UNLESS OTHERWISE SPECIFIED ON THE PLAN.

5. ALL VALVES ARE TO BE LOCTED WITHIN CLOSE PROXIMITY OF TEE/CROSS WHENEVER POSSIBLE (WITHIN 24" PREFERRED). VALVES ARE NOT TO BE LOCATED WITHIN DETECTABLE WARNING MAT, SIDEWALK RAMP, OR CURB.

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

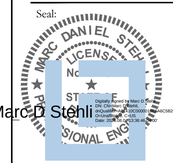
Sheet Title:

RECLAIMED WATER DISTRIBUTION PLAN

Sheet No.:

C5.31

Seal:



MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

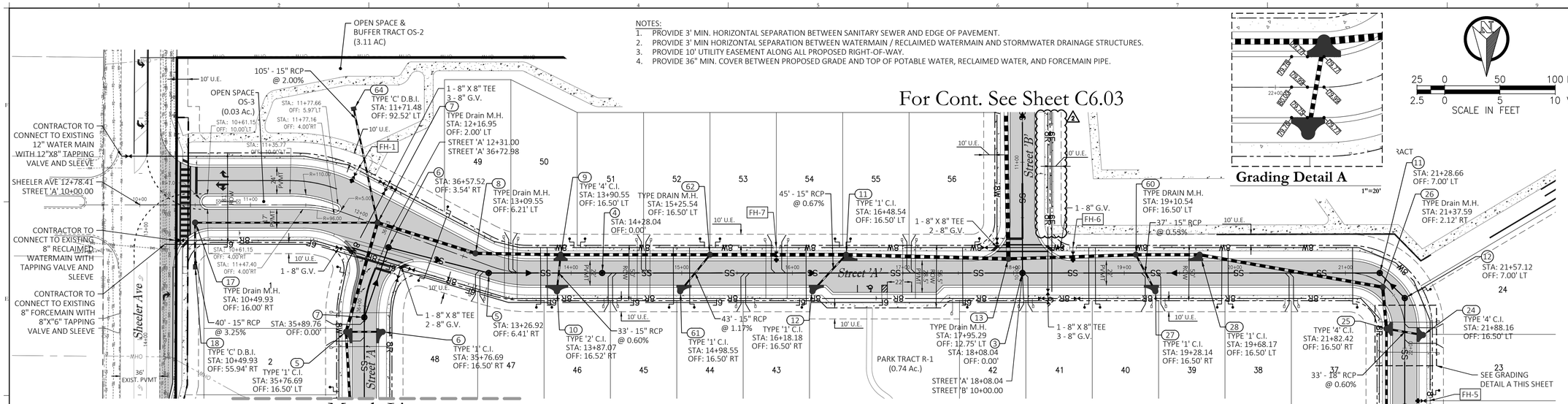
Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

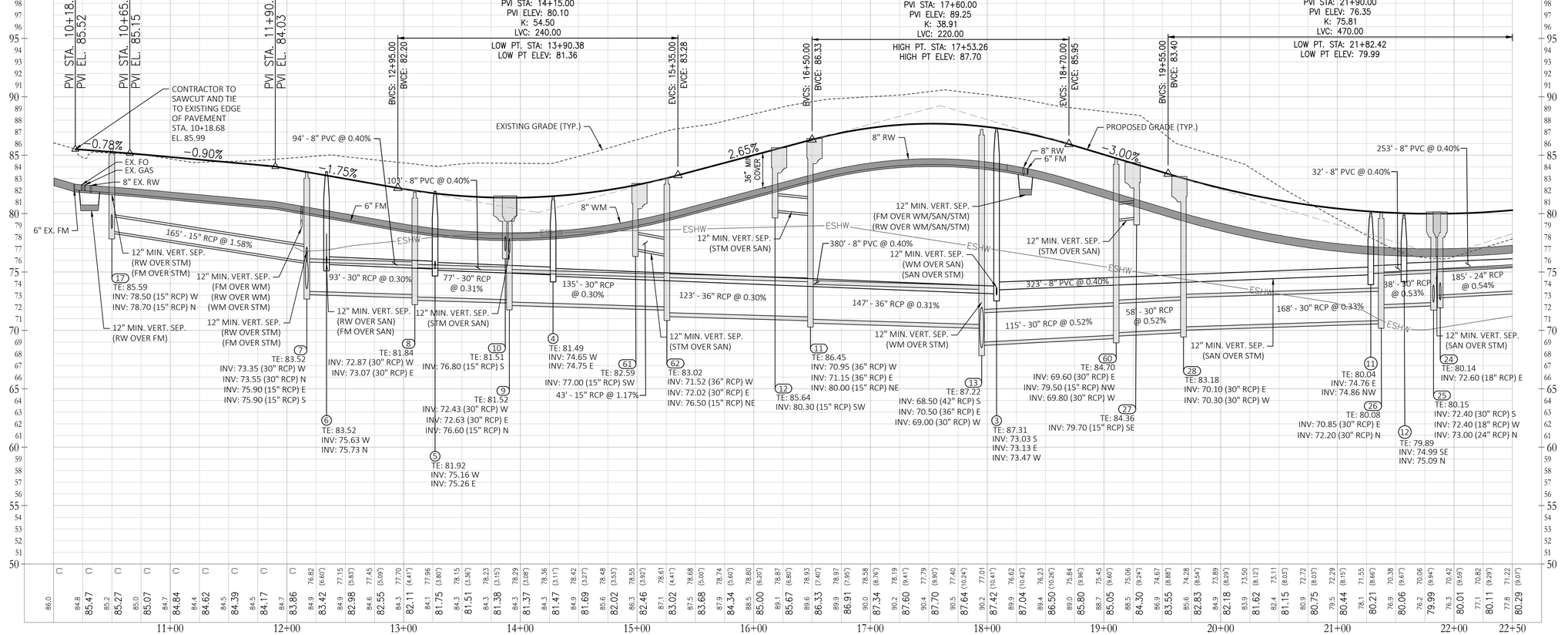
PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:27am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\RWDP13622-01.dwg

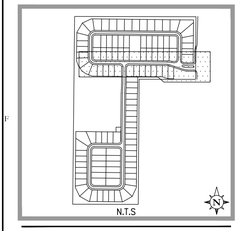
NOTES:
1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.



Street 'A'



Key Map:



Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD
NO.	DATE:	DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

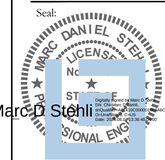
Sheet Title:

STREET A
PLAN AND PROFILE

Sheet No.:

C6.00

Seal:



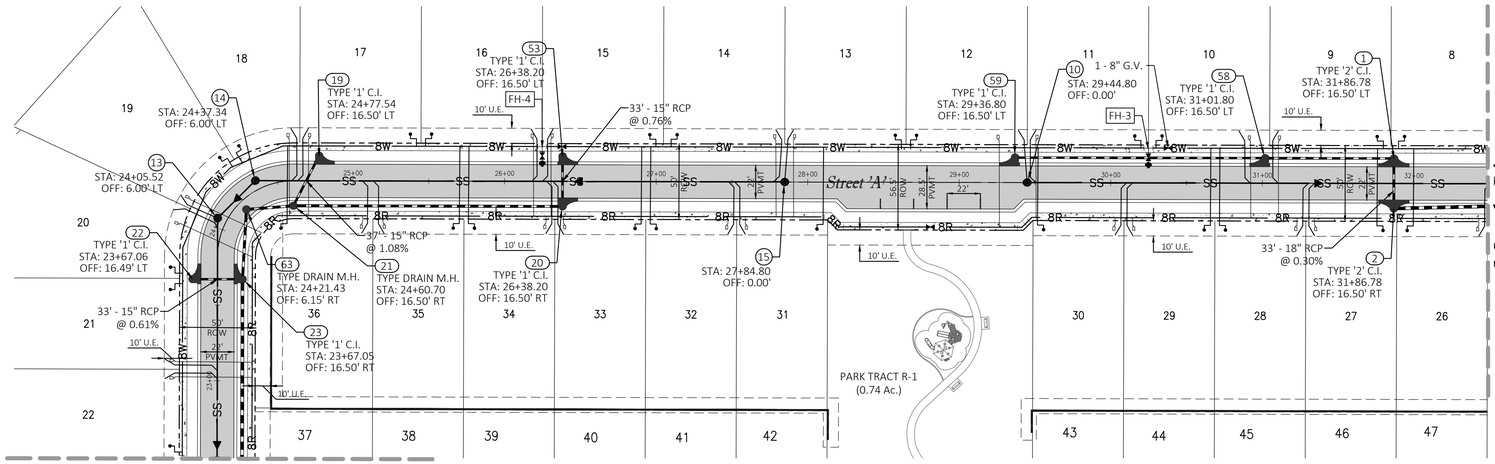
MARC DANIEL STEHLI
P.E. NO. 065278

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

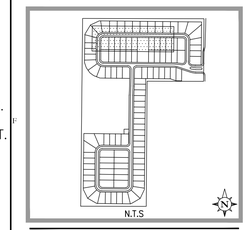
PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #29101 | FLORIDA SURVEYING FIRM #LB8994

Date: Aug 04, 2026, 10:28am User ID: ewindham
Files: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIVIL\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET A 13622-01.dwg



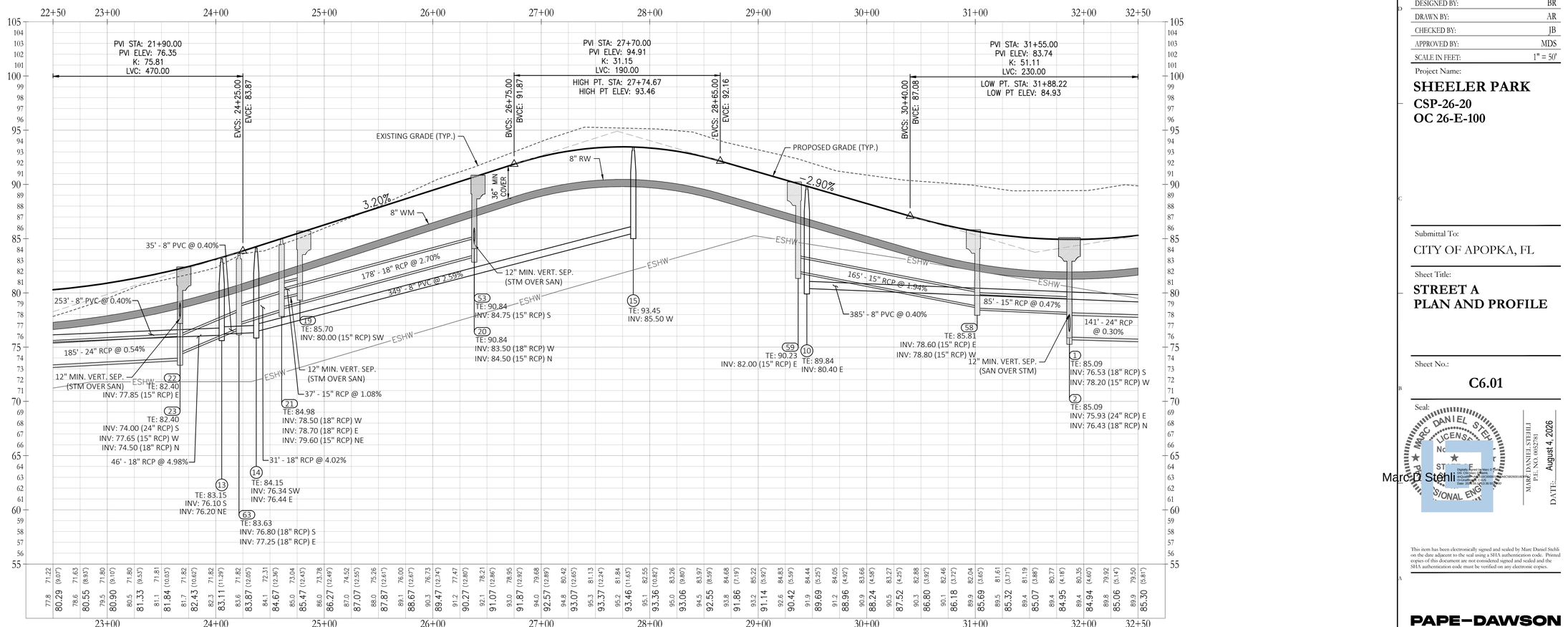
NOTES:
1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.

25 0 50 100 HOR.
2.5 0 5 10 VERT.
SCALE IN FEET



Key Map:

Consultant:



NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

STREET A
PLAN AND PROFILE

Sheet No.:

C6.01

Seal:

MARC DANIEL STEHLI LICENSED No. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, O=Pape-Dawson, CN=Marc D Stehli, E=mstehli@pape-dawson.com, 0.9.2342.19200300.100.1.1=M0052781
Date: 2026.08.04 09:36:38 -05'00'

Marc D Stehli

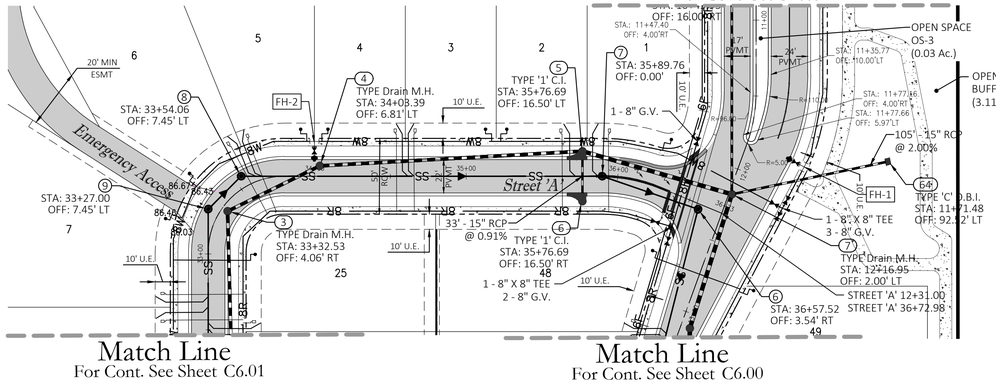
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

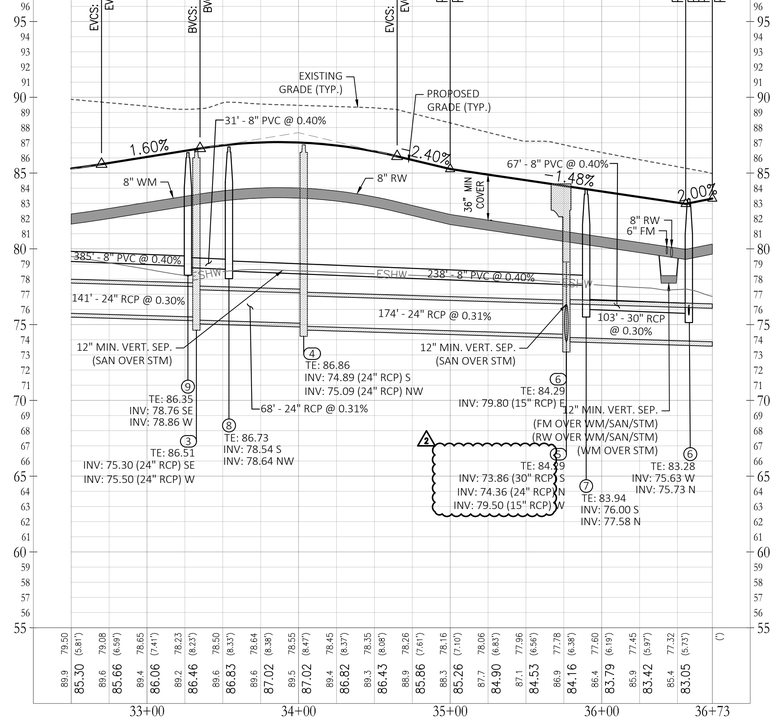
PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

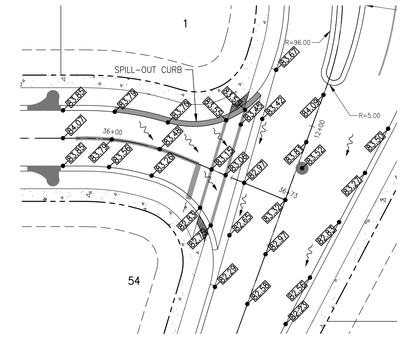
Date: Aug 04, 2026, 10:28am User ID: ewindham
File: z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET A 13622-01.dwg

NOTES:
1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.



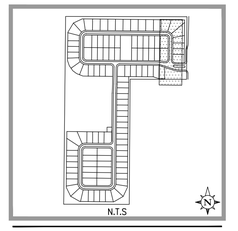
Street 'A'





Street A Intersection
1"=30'

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

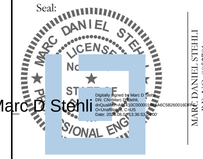
SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:
CITY OF APOPKA, FL

Sheet Title:
STREET A
PLAN AND PROFILE

Sheet No.:
C6.02

Seal:

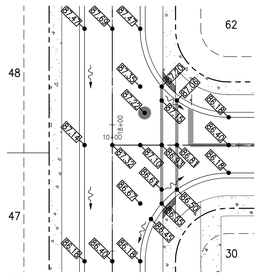


MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

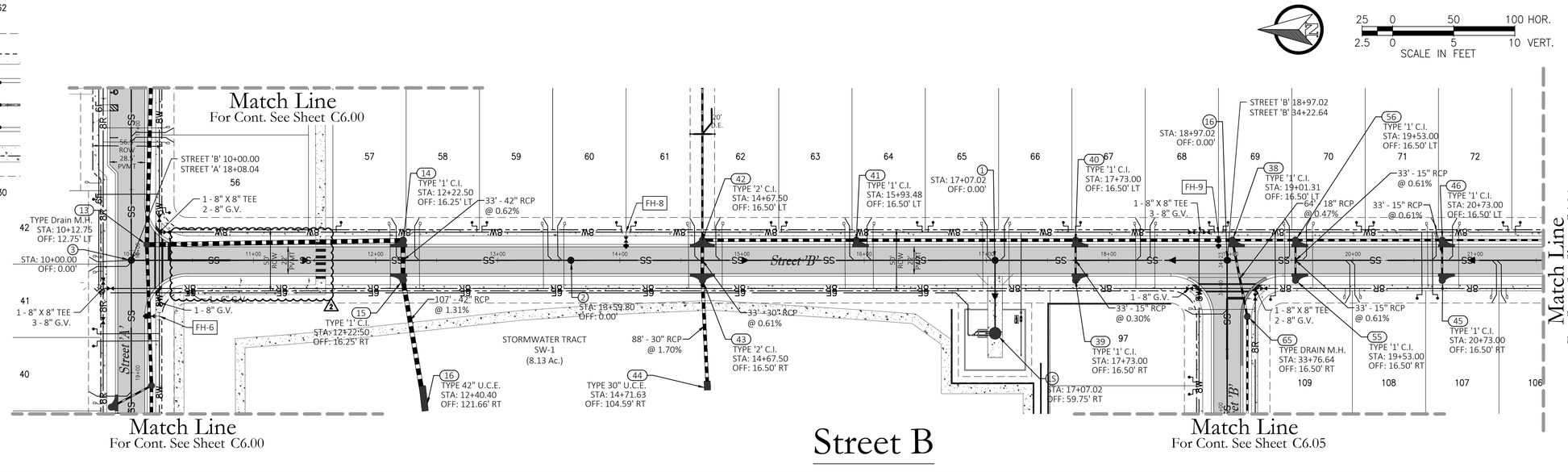
Date: Aug 04, 2026, 10:29am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIVIL\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET A 13622-01.dwg



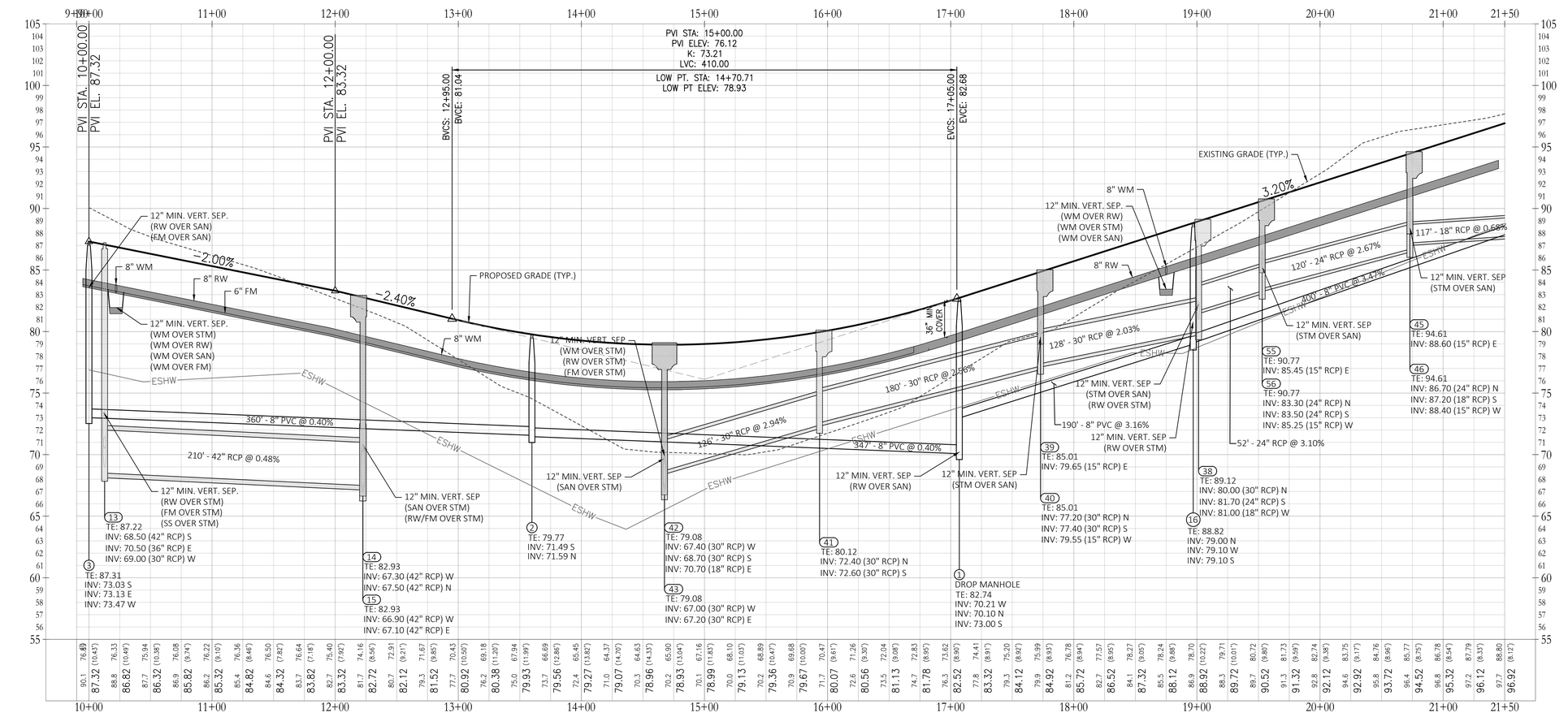
Street A & Street B Intersection

1"=30'

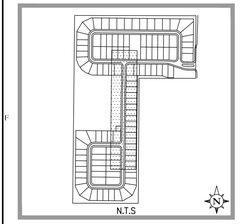
NOTES:
1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.



Street B



Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

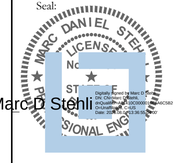
Sheet Title:

STREET B
PLAN AND PROFILE

Sheet No.:

C6.03

Seal:

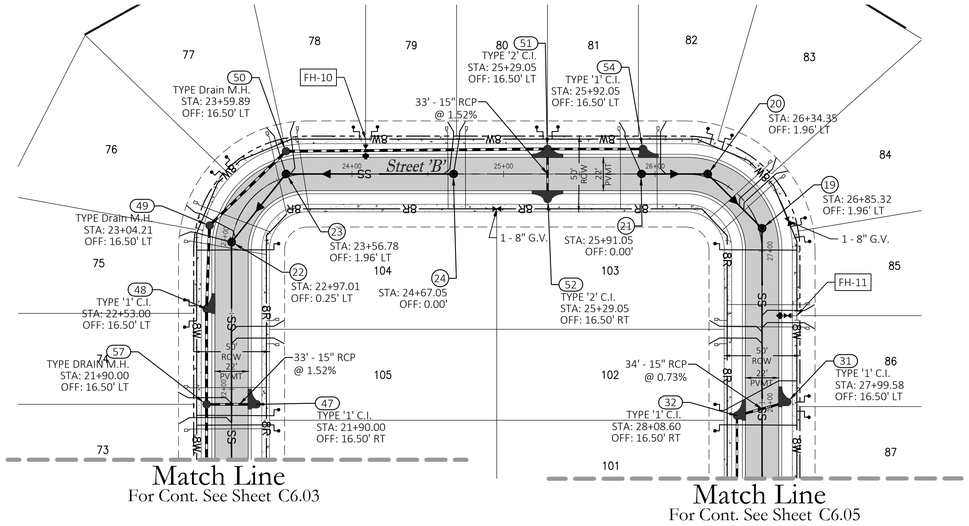


Marc D Stehli

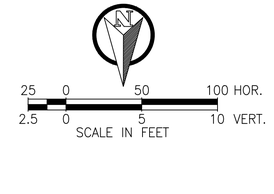
This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #30101 | FLORIDA SURVEYING FIRM #LB8694

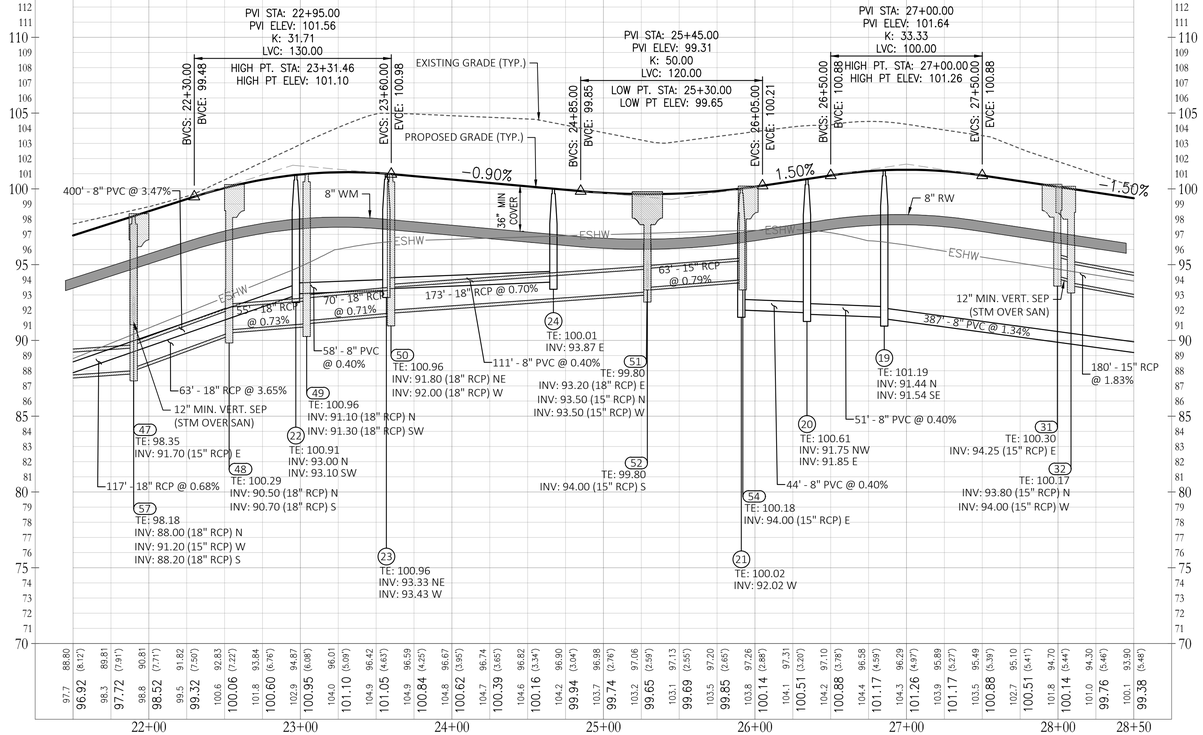
Date: Aug 04, 2026, 10:29am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CIT\260623sl Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET B 13622-01.dwg



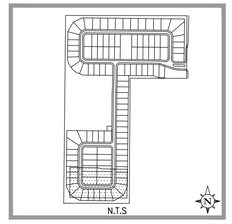
Street B



NOTES:
1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.



Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

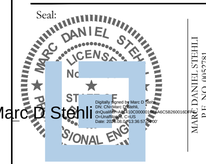
Sheet Title:

STREET B
PLAN AND PROFILE

Sheet No.:

C6.04

Seal:



MARC DANIEL STEHLI
P.E. NO. 0065278

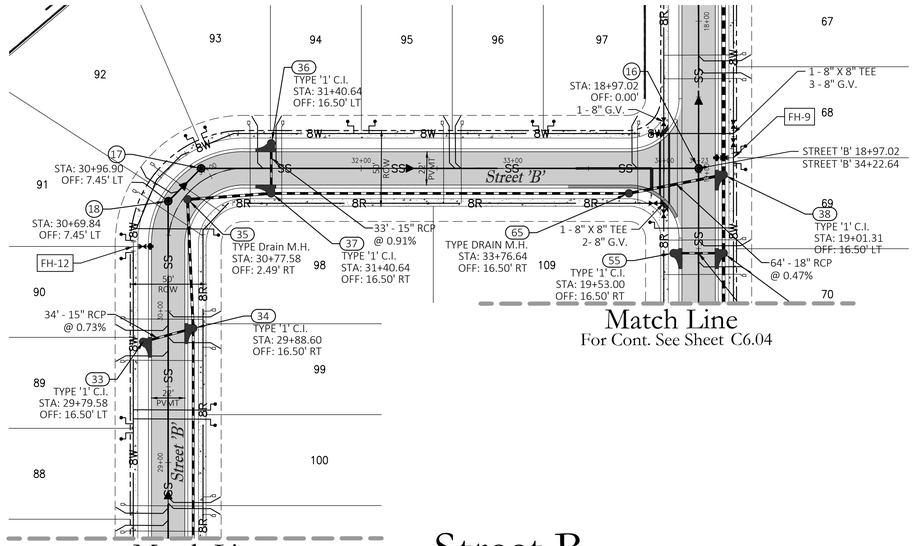
DATE: August 4, 2026

Marc D Stehli

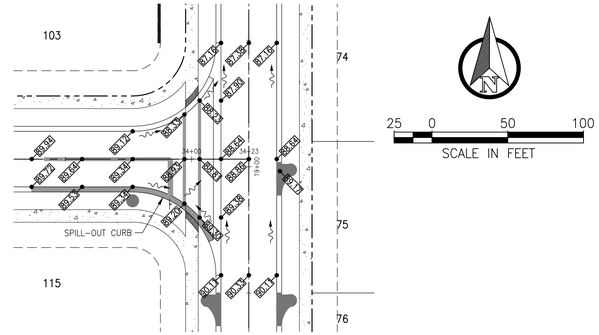
This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:29am User ID: ewindham
File: z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623sn Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET B 13622-01.dwg



Street B

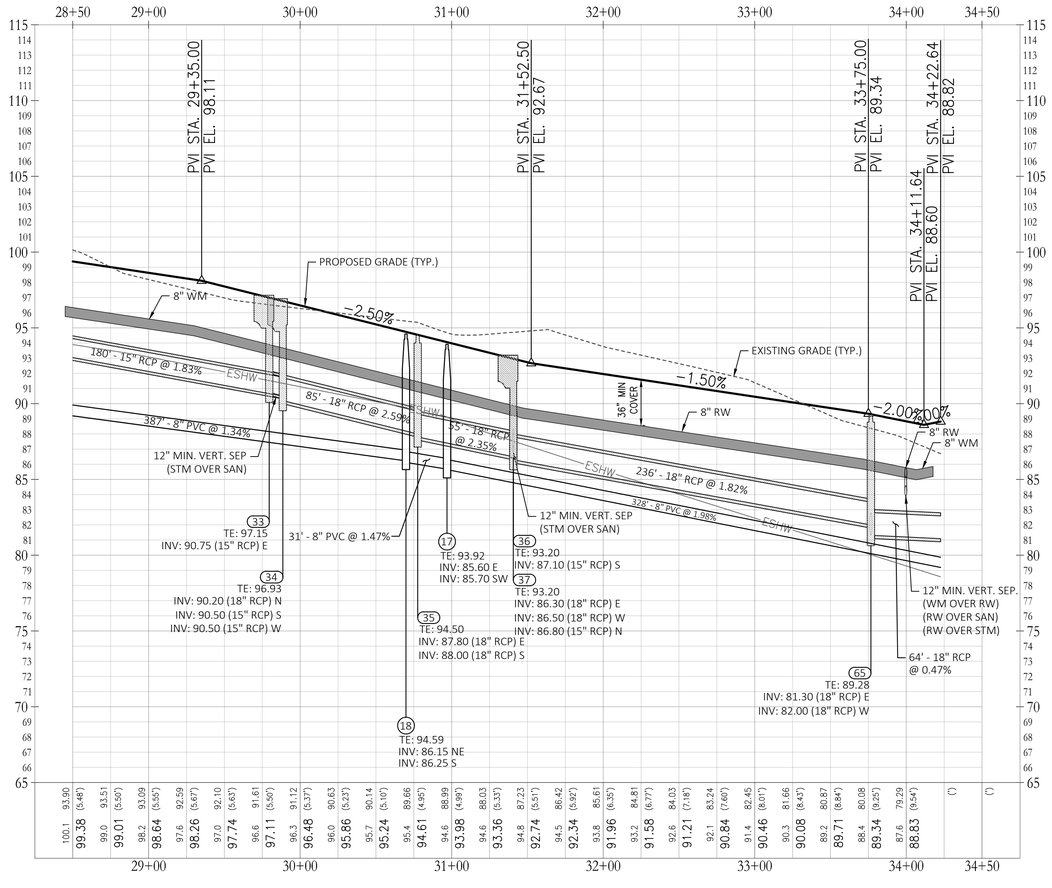


Street B Intersection

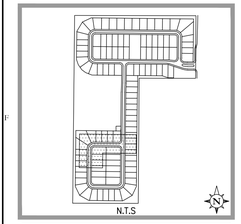
1"=30'

NOTES:

1. PROVIDE 3' MIN. HORIZONTAL SEPARATION BETWEEN SANITARY SEWER AND EDGE OF PAVEMENT.
2. PROVIDE 3' MIN HORIZONTAL SEPARATION BETWEEN WATERMAIN / RECLAIMED WATERMAIN AND STORMWATER DRAINAGE STRUCTURES.
3. PROVIDE 10' UTILITY EASEMENT ALONG ALL PROPOSED RIGHT-OF-WAY.
4. ALL UTILITIES (INCLUDING PUMP STATION IF APPLICABLE) LOCATED OUTSIDE PUBLIC RIGHT-OF-WAYS AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.
5. PROVIDE 36" MIN. COVER BETWEEN PROPOSED GRADE AND TOP OF POTABLE WATER, RECLAIMED WATER, AND FORCEMAIN PIPE.



Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

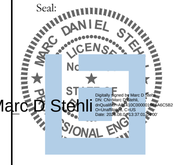
Sheet Title:

STREET B
PLAN AND PROFILE

Sheet No.:

C6.05

Seal:



MARC DANIEL STEHLI
P.E. NO. 0052781

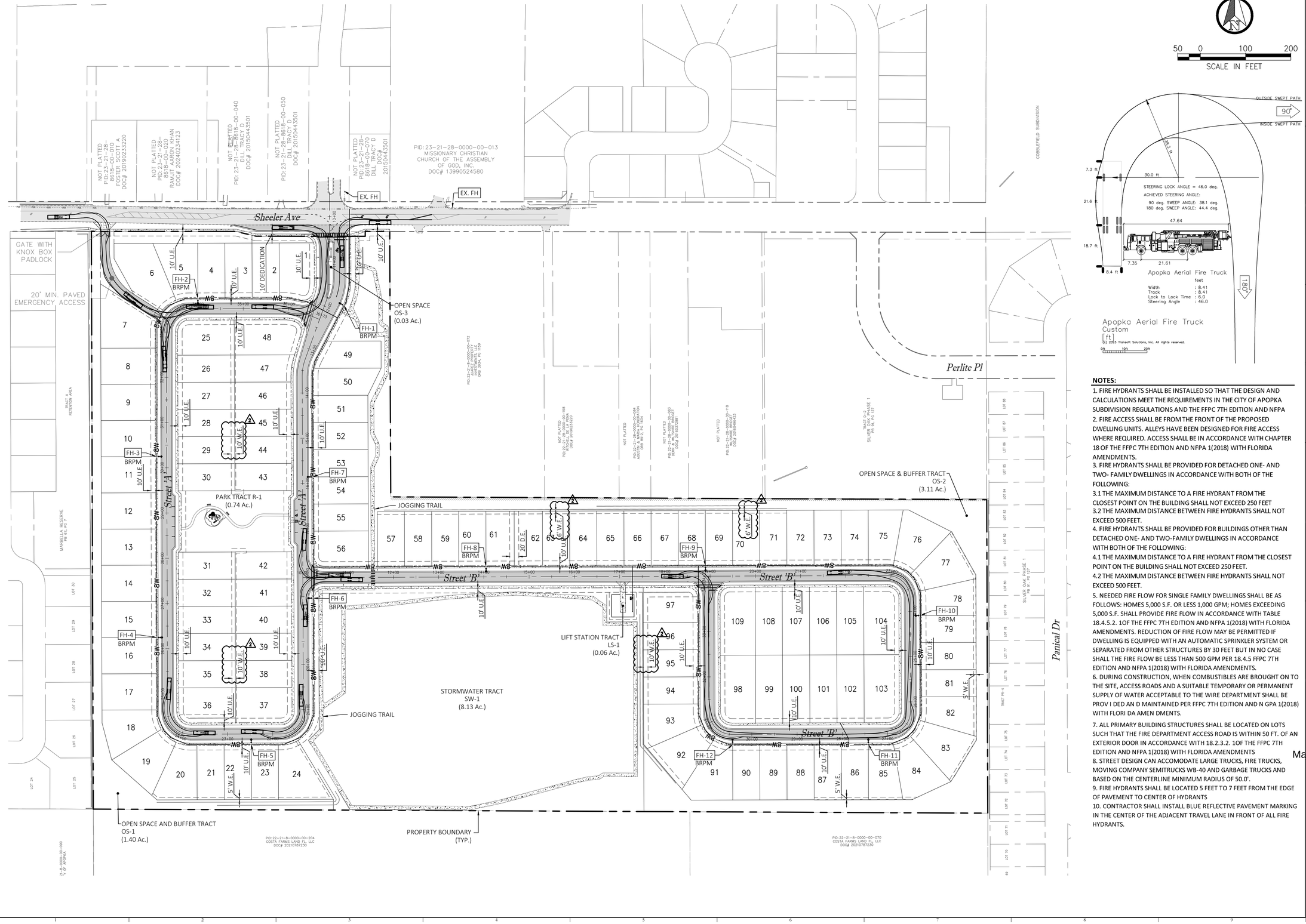
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:30am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\STREET B 13622-01.dwg



Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 100'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

NOTES:

1. FIRE HYDRANTS SHALL BE INSTALLED SO THAT THE DESIGN AND CALCULATIONS MEET THE REQUIREMENTS IN THE CITY OF APOPKA SUBDIVISION REGULATIONS AND THE FFPC 7TH EDITION AND NFPA
2. FIRE ACCESS SHALL BE FROM THE FRONT OF THE PROPOSED DWELLING UNITS. ALLEYS HAVE BEEN DESIGNED FOR FIRE ACCESS WHERE REQUIRED. ACCESS SHALL BE IN ACCORDANCE WITH CHAPTER 18 OF THE FFPC 7TH EDITION AND NFPA 1(2018) WITH FLORIDA AMENDMENTS.
3. FIRE HYDRANTS SHALL BE PROVIDED FOR DETACHED ONE- AND TWO- FAMILY DWELLINGS IN ACCORDANCE WITH BOTH OF THE FOLLOWING:
   3.1 THE MAXIMUM DISTANCE TO A FIRE HYDRANT FROM THE CLOSEST POINT ON THE BUILDING SHALL NOT EXCEED 250 FEET
   3.2 THE MAXIMUM DISTANCE BETWEEN FIRE HYDRANTS SHALL NOT EXCEED 500 FEET.
4. FIRE HYDRANTS SHALL BE PROVIDED FOR BUILDINGS OTHER THAN DETACHED ONE- AND TWO-FAMILY DWELLINGS IN ACCORDANCE WITH BOTH OF THE FOLLOWING:
   4.1 THE MAXIMUM DISTANCE TO A FIRE HYDRANT FROM THE CLOSEST POINT ON THE BUILDING SHALL NOT EXCEED 250 FEET.
   4.2 THE MAXIMUM DISTANCE BETWEEN FIRE HYDRANTS SHALL NOT EXCEED 500 FEET.
5. NEEDED FIRE FLOW FOR SINGLE FAMILY DWELLINGS SHALL BE AS FOLLOWS: HOMES 5,000 S.F. OR LESS 1,000 GPM; HOMES EXCEEDING 5,000 S.F. SHALL PROVIDE FIRE FLOW IN ACCORDANCE WITH TABLE 18.4.5.2. 1OF THE FFPC 7TH EDITION AND NFPA 1(2018) WITH FLORIDA AMENDMENTS. REDUCTION OF FIRE FLOW MAY BE PERMITTED IF DWELLING IS EQUIPPED WITH AN AUTOMATIC SPRINKLER SYSTEM OR SEPARATED FROM OTHER STRUCTURES BY 30 FEET BUT IN NO CASE SHALL THE FIRE FLOW BE LESS THAN 500 GPM PER 18.4.5 FFPC 7TH EDITION AND NFPA 1(2018) WITH FLORIDA AMENDMENTS.
6. DURING CONSTRUCTION, WHEN COMBUSTIBLES ARE BROUGHT ON TO THE SITE, ACCESS ROADS AND A SUITABLE TEMPORARY OR PERMANENT SUPPLY OF WATER ACCEPTABLE TO THE WIRE DEPARTMENT SHALL BE PROV I DED AN D MAINTAINED PER FFPC 7TH EDITION AND N GPA 1(2018) WITH FLORI DA AMEN DMENTS.
7. ALL PRIMARY BUILDING STRUCTURES SHALL BE LOCATED ON LOTS SUCH THAT THE FIRE DEPARTMENT ACCESS ROAD IS WITHIN 50 FT. OF AN EXTERIOR DOOR IN ACCORDANCE WITH 18.2.3.2. 1OF THE FFPC 7TH EDITION AND NFPA 1(2018) WITH FLORIDA AMENDMENTS
8. STREET DESIGN CAN ACCOMODATE LARGE TRUCKS, FIRE TRUCKS, MOVING COMPANY SEMITRUCKS WB-40 AND GARBAGE TRUCKS AND BASED ON THE CENTERLINE MINIMUM RADIUS OF 50.0'.
9. FIRE HYDRANTS SHALL BE LOCATED 5 FEET TO 7 FEET FROM THE EDGE OF PAVEMENT TO CENTER OF HYDRANTS
10. CONTRACTOR SHALL INSTALL BLUE REFLECTIVE PAVEMENT MARKING IN THE CENTER OF THE ADJACENT TRAVEL LANE IN FRONT OF ALL FIRE HYDRANTS.

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

FIRE PROTECTION PLAN

Sheet No.:

C7.00

Seal:

MARC DANIEL STEHLI LICENSE No. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:30am User ID: ewindham
File: z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623st Sheeler Files\Design\Civil_Final Engineering Construction Plans\FPP-13622-01.dwg

MAINTENANCE OF TRAFFIC DURING CONSTRUCTION PLAN:

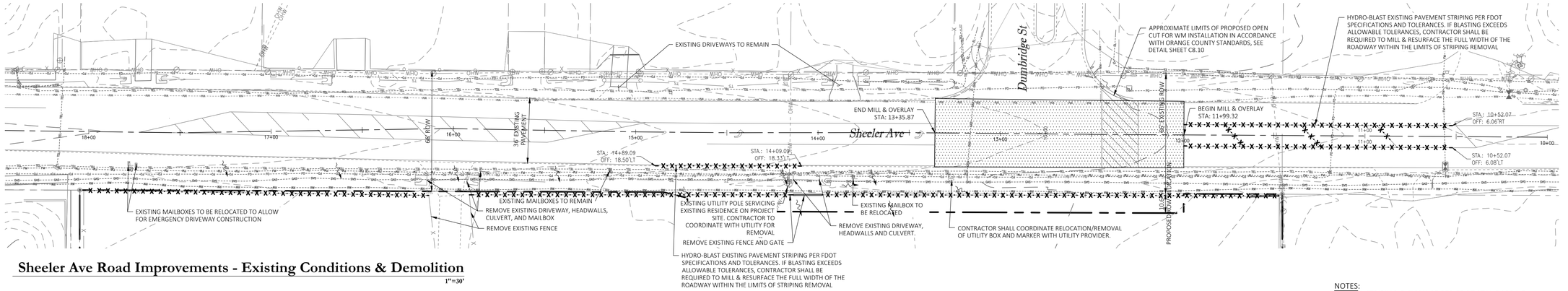
CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING PROPER TRAFFIC MAINTENANCE AND CONTROLS IN ACCORDANCE WITH REGULATORY STANDARDS. WHERE A TRAFFIC MAINTENANCE PLAN IS REQUIRED, THE CONTRACTOR SHALL HAVE THE PLAN PREPARED BY AN FDOT CERTIFIED DESIGNER AND SUBMIT THE PLAN FOR APPROVAL.

OVERLAY WITH SLOPE CORRECTION NOTES:

1. CONTRACTOR SHALL PROFILE ROAD PRIOR TO ANY MILLING OPERATIONS.
2. CONTRACTOR SHALL PROVIDE 1" OF MILLINGS AS NEEDED FOR SLOPE CORRECTION.
3. CONTRACTOR SHALL PROVIDE 1-1/2" OF RESURFACING WHERE NEEDED.
4. CONTRACTOR SHALL PROVIDE BUILDUP OR EDGE MILLING AS NECESSARY TO PROVIDE CONSISTENT 2% CROSS SLOPE.

GENERAL NOTES:

1. ALL DISTURBED AREAS SHALL BE SODDED.
2. ALL UTILITY CONSTRUCTION AND MAINTENANCE SHALL BE PERFORMED WITH PROPER SHORING, BARRICADES, AND MAINTENANCE OF TRAFFIC SIGNAGE IN ACCORDANCE WITH MUTCD, OSHA LAWS AND REGULATIONS, AND FDOT HIGHWAY SAFETY PLAN
3. AT THE END OF EACH DAY, THE RIGHT OF WAY (INCLUDING ALL TRAVEL LANES) SHALL BE RESTORED FOR SAFE VEHICULAR TRAFFIC.
4. CONTRACTOR IS RESPONSIBLE FOR IDENTIFYING AND DISPOSING OF ALL WASTE MATERIAL CONSISTENT WITH ALL RULES AND REGULATIONS APPLICABLE TO THE SPECIFIC MATERIAL FOUND.



Sheeler Ave Road Improvements - Existing Conditions & Demolition

1"=30'

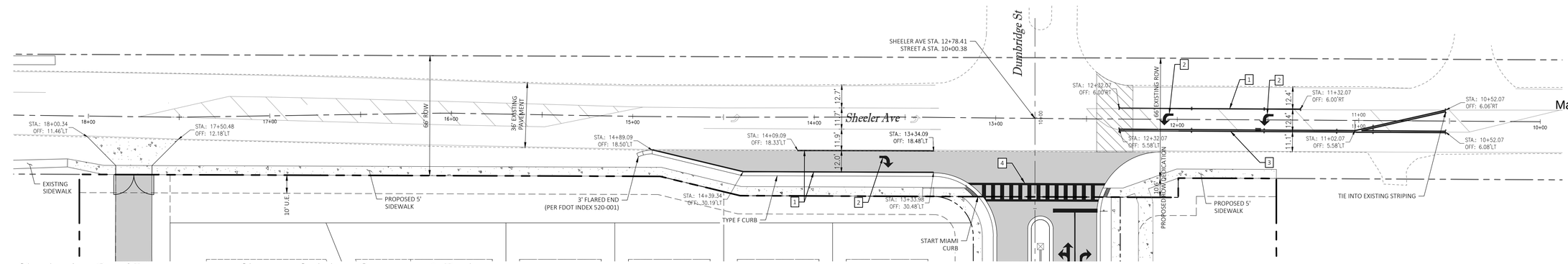
NOTES:

1. ALL STRIPING & SIGNAGE PER FDOT STANDARDS & SPECIFICATIONS MANUAL LATEST EDITION, MUTCD & ORANGE COUNTY ROAD CONSTRUCTION SPECIFICATIONS, UNLESS OTHERWISE SPECIFIED.
2. ALL STRIPING SHALL BE THERMOPLASTIC UNLESS OTHERWISE SPECIFIED.
3. ALL PAVEMENT MARKINGS MUST COMPLY WITH FDOT INDEX 711-001.
4. SIGNS WILL NOT BE INSTALLED WITH CONCRETE.
5. HANDICAP (HC) RAMPS AND DETECTABLE WARNING SURFACE WILL BE CONSTRUCTED AT THE STREET INTERSECTION(S) AND DRIVEWAY CONNECTION(S) TO COMPLY WITH THE AMERICANS WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
6. ALL TRAFFIC CONTROL SIGNS WITHIN THE RIGHT-OF-WAY SHALL BE MANUFACTURED USING DIAMOND GRADE REFLECTIVE SHEETING. ALL SIGNS SHALL BE CONSTRUCTED IN ACCORDANCE WITH MUTCD AND ORANGE COUNTY CRITERIA FOR SIGN SIZE AND SHAPE AND LETTERING DIMENSIONS.

SIGN & STRIPING LEGEND:

1. 6" SOLID WHITE PER FDOT INDEX NO. 711-001 WITH RAISED PAVEMENT MARKERS PER FDOT 706-001 SPACED 40' O.C.
2. TURN LANE ARROW PER FDOT INDEX NO. 711-001
3. 6" SOLID DOUBLE YELLOW PER FDOT INDEX NO. 711-001 WITH RAISED PAVEMENT MARKERS PER FDOT 706-001 SPACED 40' O.C.
4. 8' SPECIAL EMPHASIS CROSSWALK PER FDOT INDEX 711-001

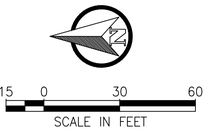
DESIGN SPEED = 40 MPH
POSTED SPEED = 35 MPH



Sheeler Ave Road Improvements - Signage, Striping, Geometry, & Paving

1"=30'

Key Map:



Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD
		SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 30'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

SHEELER AVE. ROAD IMPROVEMENTS

Sheet No.:

C8.00

Seal:

MARC DANIEL STEHLI LICENSE NO. 69278 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=mstehli@pape-dawson.com, O=PAPE-DAWSON ENGINEERS, INC., CN=Marc D Stehli
Date: 2026.08.04 10:37:00-04'00'

MARC DANIEL STEHLI
P.E. NO. 69278

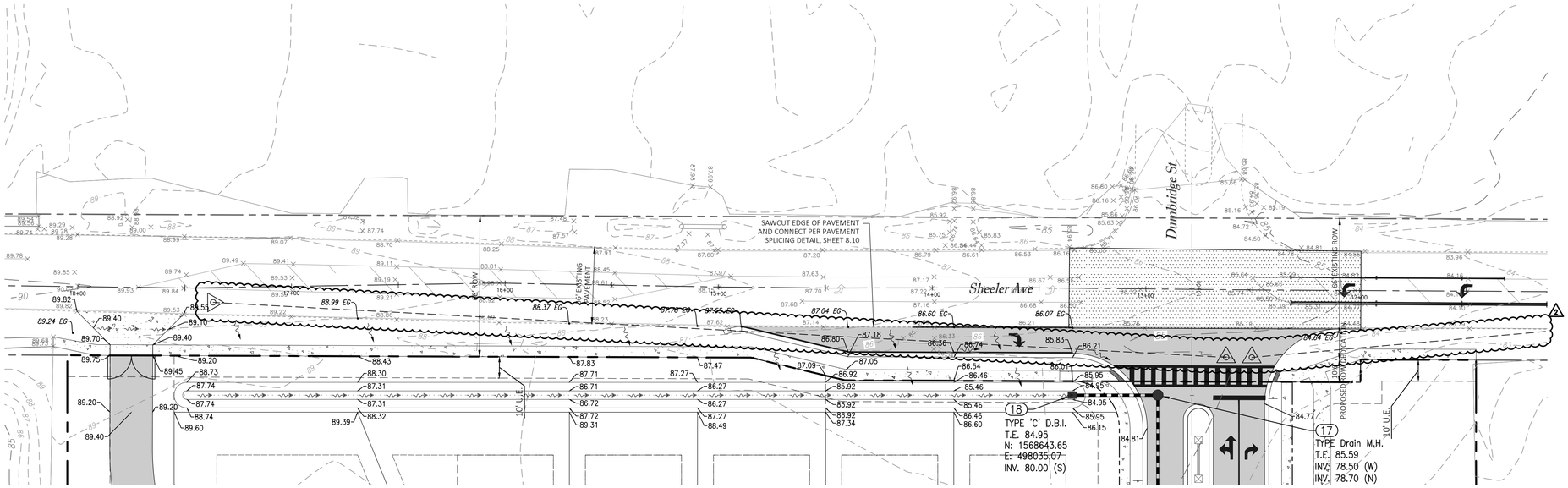
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:31am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\OFF13622-01.dwg



Sheeler Ave Road Improvements - Grading & Drainage

1"=30

NOTES:
1. A RIGHT-OF-WAY (ROW) AND MAINTENANCE OF TRAFFIC (MOT) PERMIT MUST BE APPLIED FOR BEFORE THE PRE-CONSTRUCTION MEETING.
2. TEMPORARY TRAFFIC CONTROL PLANS, INCLUDING PEDESTRIAN ACCOMMODATION, MUST BE SUBMITTED WITH THE MOT PERMIT APPLICATION, IF APPLICABLE.
3. A LANE CLOSURE OPERATIONAL ANALYSIS PER FDOT IS REQUIRED TO CONSIDER DAY TIME OPERATIONS.

Site Legend

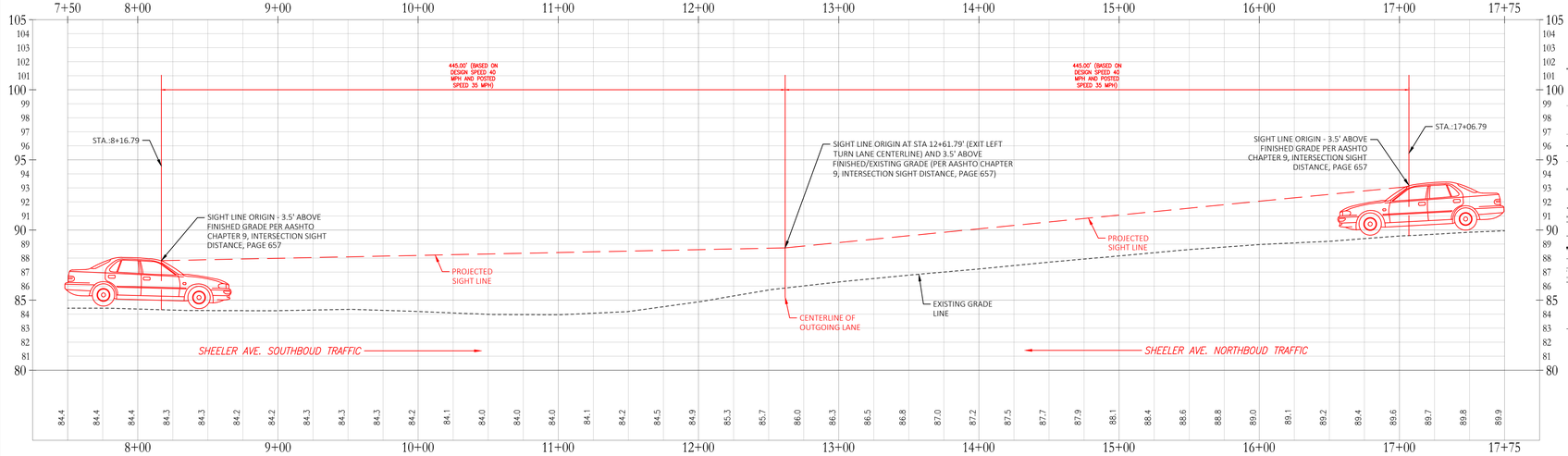
Existing	Description	Proposed
	ROADWAY RIGHT-OF-WAY	
	ROADWAY CENTER LINE	
	ASPHALT PAVEMENT	
	SIDEWALK TO BE CONSTRUCTED WITH INFRASTRUCTURE	
	LOT LINE	
N/A	LIMITS OF UNPAVED SHOULDER	
N/A	LIMITS OF MILL & RESURFACE	

NOTE:
RIGHT-OF-WAY UTILIZATION PERMITS, UNDERGROUND UTILITY PERMITS, AND MAINTENANCE OF TRAFFIC (MOT) PLANS/PERMITS SHALL BE REQUIRED PRIOR TO CONSTRUCTION ACTIVITIES WITHIN THE ROW. FOR ADDITIONAL INFORMATION, CONTACT THE ORANGE COUNTY PUBLIC WORKS PERMITTING SECTION AT (407) 836-7920.

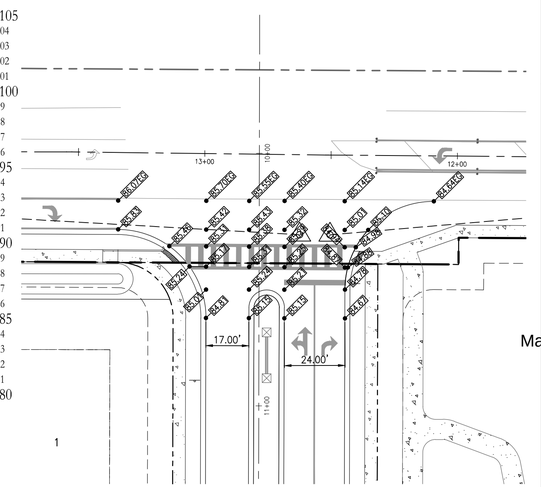
15 0 30 60
SCALE IN FEET

Utility Legend

Existing	Utility Type	Proposed
-8W-	WATER MAIN (WM)	8W
-6R-	RECLAIM WATER MAIN (RW)	6R
-SS-	SANITARY SEWER (SS)	SS
-2F-	FORCE MAIN (FM)	2F
	STORM DRAIN PIPE (STM)	N/A
-EL-	ELECTRIC LINE	N/A
-OW-	OVERHEAD WIRE	N/A
-TEL-	TELECOMMUNICATIONS LINE	N/A
	GATE VALVE (G.V.)	
N/A	TEE	
	FIRE HYDRANT ASSAMBLY	N/A
	CONCRETE UTILITY POLE	N/A
	STEEL UTILITY POLE	N/A
	WOOD UTILITY POLE	N/A
MLP	MOUNTED LIGHT POLE	N/A
	GUY WIRE	N/A
ESM	ELECTRIC UTILITY SERVICE METER	N/A
	STORM DRAIN OUTFALL	N/A
	STORM DRAIN GRATE INLET	N/A
WM	WATER UTILITY SERVICE METER	N/A
WV	WATER MAIN VALVE	N/A
	BACKFLOW PREVENTER	N/A
CATV	CABLE TV RISER	N/A
	FIBER OPTIC LINE MARKER	N/A
	SIGN	N/A
MAIL	MAIL BOX	N/A



VERTICAL SIGHT DISTANCE PROFILE



Sheeler Ave & Street A Intersection

1"=30'

Key Map:

Consultant:

2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

NO. DATE: DESCRIPTIONS:

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 30'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

SHEELER AVE. ROAD IMPROVEMENTS

Sheet No.:

C8.01

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

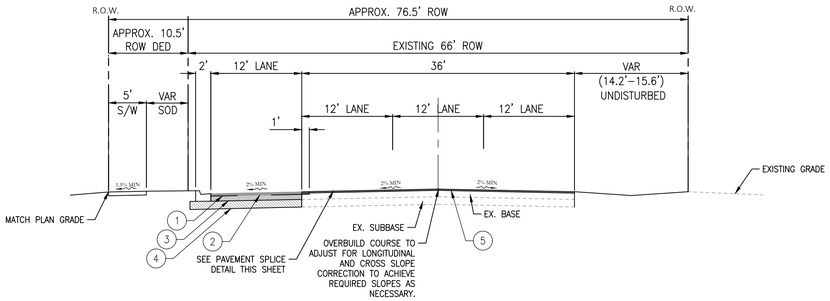
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #30101 | FLORIDA SURVEYING FIRM #LB8694

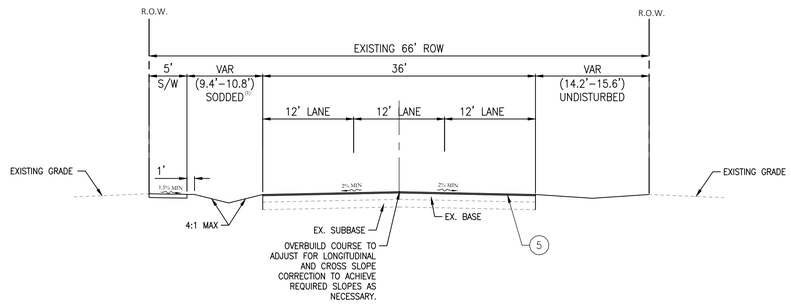
Date: Aug 04, 2026, 10:31am User ID: awindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CIT\260623a1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\DFF13622-01.dwg



1 SHEELER AVE RIGHT TURN DETAIL

STRUCTURAL NUMBER = 4.52

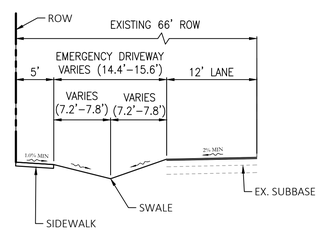
N.T.S.



2 SHEELER AVE LEFT TURN DETAIL

N.T.S.

(1) GRASS AREA IN RIGHT-OF-WAY ALONG PROJECT FRONTAGE SHALL BE SODDED.
(2) ALL DISTURBED AREA WITHIN THE PUBLIC RIGHT-OF-WAY SHALL BE RETURNED TO EQUAL OR BETTER CONDITIOIN



3 EMERGENCY ACCESS GRADING SECTION

N.T.S.

Pavement Legend

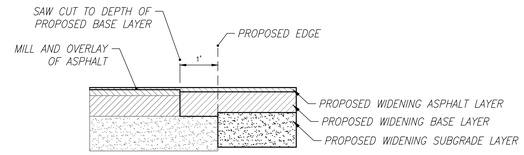
Symbol Id.	Description
1	1.5" (IN.) TYPE FC–9.5 ASPHALT (SEE NOTE 1)
2	2.5" (IN.) TYPE SP–12.5 ASPHALT (SEE NOTE 1)
3	10" (IN.) LIMEROCK BASE (LBR 100) COMPACTED TO A MINIMUM DENSITY OF 98% OF MODIFIED PROCTOR DRY DENSITY A MINIMUM LBR OF 100. THE LIMEROCK MATERIAL SHALL COMPLY WITH THE LATEST EDITION OF THE FLORIDA DEPARTMENTS OF TRANSPORTATION ROAD AND BRIDGE CONSTRUCTION SPECIFICATIONS.
4	12" (IN.) COMPACTED SUBGRADE TO 98% MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASTM D 1557) VALUE. THE SUBGRADE SHALL BE STABILIZED TO A MIN. LBR OF 40 AS SPECIFIED BY FDOT.
5	MILL EXISTING PAVEMENT 1.5" (IN.) & RESURFACE WITH 1.5" (INC.) FC–9.5 ASPHALT (SEE NOTE 1)

NOTES:

1. ASPHALT MIX WILL REQUIRE A MIX DESIGN APPROVAL BY PROJECT GEOTECHNICAL ENGINEER AND ORANGE COUNTY.

2. THE ABOVE PAVEMENT THICKNESS IS THE MINIMUM REQUIRED THICKNESS. CONTRACTORS SHALL BE RESPONSIBLE FOR REPAIR AND/OR REPLACEMENT WHERE TESTING RESULTS DO NOT MEET THE MINIMUM REQUIRED THICKNESS.

(3) SEE UNIVERSAL ENGINEERING SCIENCES REPORT NO. 2163359 DATED MARCH 19, 2026 FOR PAVEMENT RECOMMENDATION

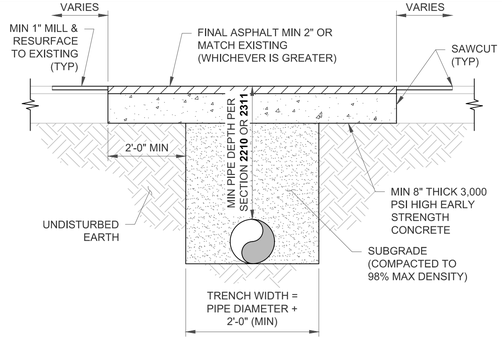


PAVEMENT SPLICING DETAIL

N.T.S.

APPENDIX A — STANDARD DRAWINGS

STANDARD ROADWAY OPENCUT DETAIL



NOTES:

1. LONGITUDINAL CUTS SHALL REQUIRE OVERLAY/RESURFACE OF THE COMPLETE WIDTH OF THE TRAVELED WAY.
2. CUTS AT AN INTERSECTION OF STREETS SHALL REQUIRE A COMPLETE OVERLAY/ RESURFACING TO THE END OF ALL RETURN RADII AND ALSO TO A POINT TEN (10) FEET BEYOND THE CUT, WHICHEVER IS GREATER.
3. ACTUAL REQUIREMENTS WILL BE AS STATED ON THE APPROVED PERMIT AND DRAWINGS.
4. BASE REPLACEMENT SHALL BE 8-IN THICK 3,000 PSI HIGH EARLY STRENGTH CONCRETE.
5. ASPHALT CONCRETE SURFACE MATERIAL SHALL BE REPLACED WITH THE SAME TYPE OF MATERIAL THAT EXISTED AT THE TIME OF REMOVAL, OR AS APPROVED BY THE COUNTY PUBLIC WORKS DEPARTMENT.
6. MINIMUM ASPHALTIC CONCRETE SURFACE OVERLAY THICKNESS SHALL BE 1-IN OR AS APPROVED BY THE COUNTY ENGINEER OR FDOT.
7. ALL JOINT CUTS SHALL BE MECHANICALLY SAW CUT.
8. IF PERMANENT ASPHALT IS NOT APPLIED WITHIN 24-HRS OF WORK, MIN 2" TEMPORARY COLD PATCH REQUIRED.
9. SUB-GRADE TO BE COMPACTED TO 98% MIN DENSITY AS DETERMINED BY AASHTO T-180. CUT TO BE REPLACED WITH 3,000 PSI HIGH EARLY STRENGTH CONCRETE TO TOP OF EXISTING BASE. CUT AREA TO BE PLATED OR PROTECTED THE DAY OF THE POUR. EXISTING SURFACE TO BE SAW CUT A MINIMUM 5-FT BEYOND BASE CUT.

ORANGE COUNTY UTILITIES
STANDARDS & CONSTRUCTION SPECIFICATIONS MANUAL

FIGURE A124
10/10/2021

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD
SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

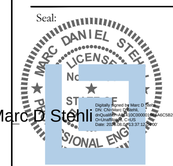
Sheet Title:

INTERSECTION IMPROVEMENT DETAILS

Sheet No.:

C8.10

Seal:



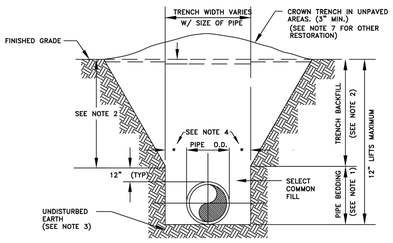
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE–DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 I FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:31am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\OFF DETAILS13622-01.dwg

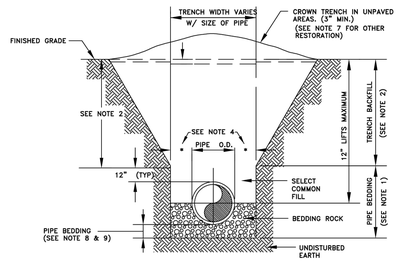


NOTES:

1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS PER AASHTO T-180.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 98% UNDER PAVEMENT OF THE MAXIMUM DENSITY AS TO AASHTO T-180.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY THE CITY.
4. (*): 15" MAX. FOR PIPE DIAMETERS LESS THAN 24", AND 24" FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.
8. SURFACE RESTORATION WITHIN CITY RIGHT-OF-WAY, SHALL COMPLY WITH REQUIREMENTS OF RIGHT-OF-WAY UTILIZATION REGULATIONS.
9. ALL UNPAVED DISTURBED AREAS SHALL BE SODDED TO MATCH ADJACENT DOMINATE GRASS SPECIES.

TYPE "B" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 100



NOTES:

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

TYPE "A" BEDDING AND OPEN-CUT DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 101

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *

	PIPE SIZE										
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND	33	43	51	60							
45° BEND	14	18	22	25							
22-1/2° BEND	7	9	11	12							
11-1/4° BEND	4	5	6	6							
TEE**	1	7	24	44							
REDUCER (ONE SIZE SMALLER)		41	39	40							
DEAD END	74	96	115	136							

* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

1. FITTINGS SHALL BE DUCTILE IRON RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, FOR PVC WITH THE FOLLOWING ASSUMPTIONS:
   TYPE OF PIPE: PVC
   WORKING PRESSURE: 150 P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION: SM(SAND SILT)
   LAYING CONDITIONS: 3
6. FOR PIPE ENCASED IN POLYETHYLENE INCREASE THE GIVEN VALUE BY A FACTOR OF 1.5.
7. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (PVC)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 105

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *

	PIPE SIZE										
	6"	8"	10"	12"	16"	18"	20"	24"	30"	36"	48"
90° BEND					61	67	73	84	100	114	
45° BEND					26	28	31	35	42	48	
22-1/2° BEND					13	14	15	17	20	23	
11-1/4° BEND					6	7	8	9	10	12	
TEE**					52	62	74	95	124	152	
REDUCER (ONE SIZE SMALLER)					48	25	25	47	66	66	
DEAD END					111	123	135	157	188	218	

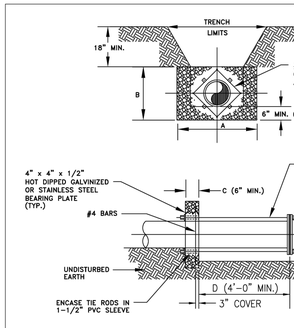
* ONLY RESTRAIN BRANCH PIPE FOR TEES. ONLY RESTRAIN LARGER PIPE FOR REDUCERS
** LENGTH ALONG RUN ASSUMED TO BE 18'

NOTES:

1. FITTINGS SHALL BE RESTRAINED JOINT TYPE. FM FITTINGS TO BE LINED WITH PROTECTO 401.
2. INSTALL FULL LENGTHS OF PIPE WITH TOTAL LENGTH CONTAINING ONLY RESTRAINED JOINTS EQUAL TO OR GREATER THAN LENGTH SHOWN IN TABLE.
3. WHERE TWO OR MORE FITTINGS ARE TOGETHER, USE FITTING WHICH YIELDS GREATEST LENGTH OF RESTRAINED PIPE.
4. IN LINE VALVES AND THROUGH RUN OF TEES OUTSIDE LIMITS OF RESTRAINED JOINTS FROM OTHER FITTINGS NEED NOT BE RESTRAINED UNLESS OTHERWISE INDICATED.
5. LENGTHS SHOWN IN THE TABLE HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROCEDURE OUTLINED IN "THRUST RESTRAINT DESIGN FOR DUCTILE IRON PIPE" AS PUBLISHED BY DIPRA, WITH THE FOLLOWING ASSUMPTIONS:
   TYPE OF PIPE:
   WORKING PRESSURE: 150 P.S.I.** ** FM = 100 P.S.I. / WM OR RWM = 150 P.S.I.
   SOIL DESIGNATION: SM(SAND SILT)
   LAYING CONDITIONS: 3
6. VALUES NOT LISTED IN THE TABLE TO BE COMPLETED BY THE ENGINEER.

RESTRAINED PIPE TABLE (DI)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JAUARY 2014	FIG. 106



NOTES:

1. ADDITIONAL REINFORCEMENTS SHALL BE AS SPECIFIED BY THE ENGINEER.
2. MINIMUM COMPRESSIVE STRENGTH FOR CONCRETE SHALL BE 2500 P.S.I.
3. BEDDING, BACKFILL, AND COMPACTION SHALL BE AS SPECIFIED ELSEWHERE IN THE STANDARD DRAWINGS.
4. ALL FORM BOARDS SHALL BE REMOVED PRIOR TO BACKFILL.
5. NO ALLOWANCE SHALL BE MADE FOR FRICTION BETWEEN THE PIPE WALL AND THE THRUST COLLAR.
6. DESIGN PRESSURE: 150 P.S.I.

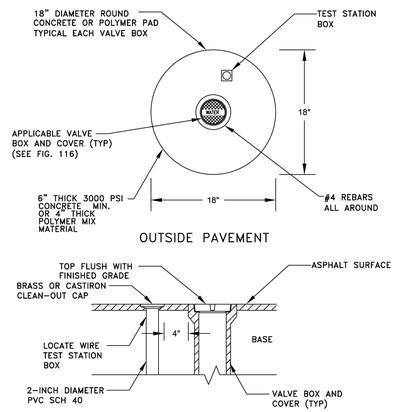
SCHEDULE OF DIMENSIONS AND MATERIALS *

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

NOTE: THRUST BLOCK AREAS TO BE COMPUTED ON BASIS OF 2,000 LBS. PER SQ. FT. SOIL RESTRAINT (1,500 MIN) IN APOPKA. SEE NOTE 2
* TO BE COMPLETED BY ENGINEER.

WATER MAIN THRUST COLLAR DETAIL

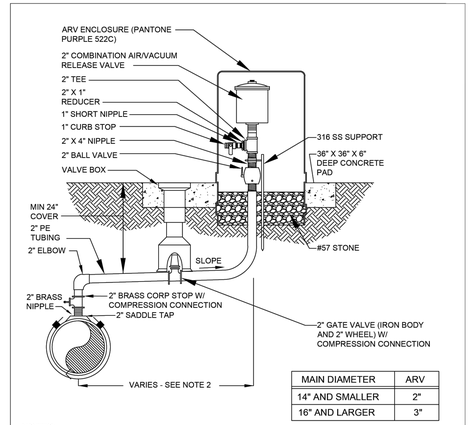
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 107



VALVE IDENTIFICATION TAG
TO BE INSTALLED BY CITY
& PAID FOR BY DEVELOPER

VALVE BOX

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 109

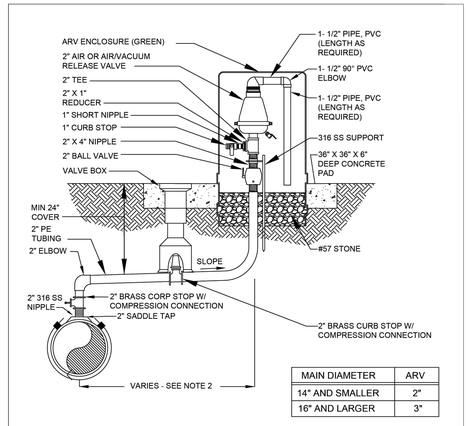


MAIN DIAMETER	ARV
14" AND SMALLER	2"
16" AND LARGER	3"

NOTES:
1. FOR RECLAIMED WATER USE ONLY.
2. OFFSET DISTANCE TO BE FIELD DETERMINED AND AS CLOSE TO THE R/W LINE AS POSSIBLE
3. ADJUST HORIZONTAL LOCATION OF SIDEWALK, AS REQUIRED TO AVOID ARV ENCLOSURE.
4. LOCATE ARV ENCLOSURE WITHIN 6" OF R/W LINE.
5. ASSEMBLY PIPE, FITTINGS, AND APPURTENANCES TO MATCH ARV SIZE..

OFFSET COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - RECLAIMED WATER ONLY

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 113



MAIN DIAMETER	ARV
14" AND SMALLER	2"
16" AND LARGER	3"

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

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

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 114

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

APOPKA CONSTRUCTION DETAILS

Sheet No.:

C9.10

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=marc.stehli@papedawson.com, O=PAPE-DAWSON ENGINEERING, OU=ORLANDO, CN=Marc D Stehli
Date: 2026.08.04 10:37:16 -04'00'

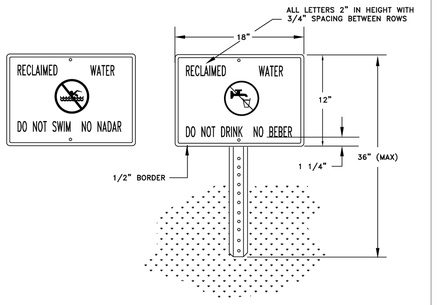
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:32am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\CDTLS13622-01.dwg

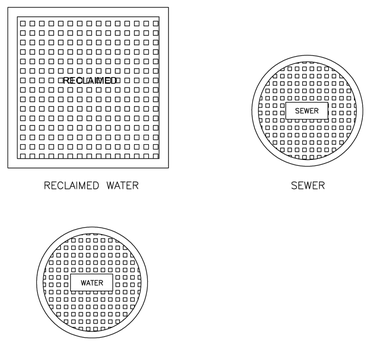


NOTES:

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

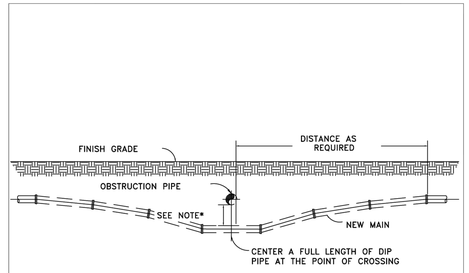
RECLAIMED WATER ADVISORY SIGN

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 115



TYPICAL VALVE BOX COVER DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 116



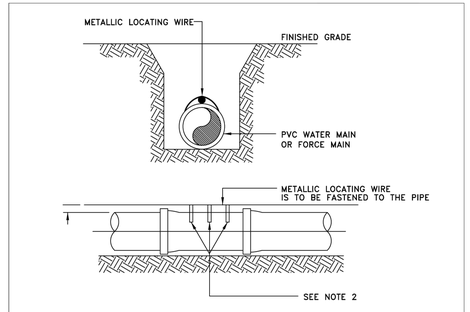
NOTES:

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

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

UTILITY CROSSING PIPE DEFLECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 117

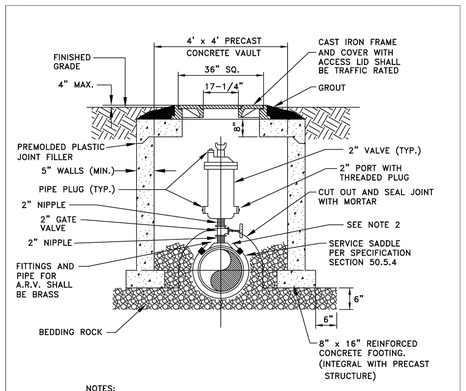


NOTES:

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

PVC PIPE LOCATING WIRE DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 118

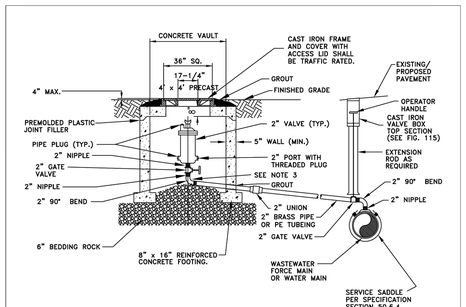


NOTES:

1. ABOVE DETAIL IS BASED ON 2 INCH COMBINATION AIR/VACUUM RELEASE VALVE. CHANGE PIPE AND FITTINGS ACCORDINGLY FOR OTHER VALVE SIZES AND TYPES. VALVE SIZES TO BE DETERMINED BY THE ENGINEER AND APPROVED BY THE CITY PRIOR TO INSTALLATION.
2. THE MINIMUM DIMENSION FROM TOP OF PIPE TO FINISHED GRADE SHALL BE 4.0 FEET.
3. ALL STRUCTURES TO BE TRAFFIC BEARING RATED.

AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 119

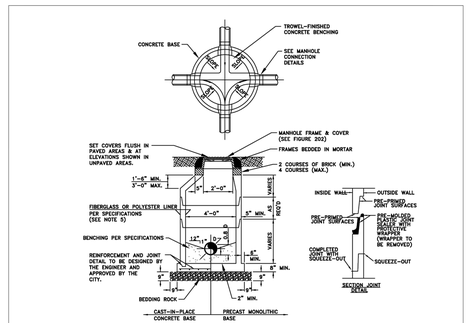


NOTES:

1. ABOVE DETAIL IS BASED ON 2 INCH COMBINATION AIR/VACUUM RELEASE VALVE. CHANGE PIPE AND FITTINGS ACCORDINGLY FOR OTHER VALVE SIZES AND TYPES. VALVE SIZES TO BE DETERMINED BY THE ENGINEER AND APPROVED BY THE CITY PRIOR TO INSTALLATION.
2. THE MINIMUM DIMENSION FROM ELBOW INVERT TO FINISHED GRADE SHALL BE 4.0 FEET.
3. THE AIR RELEASE VALVE SHALL BE ADEQUATELY SUPPORTED.
4. ALL FITTINGS ARE TO BE BRASS.

OFFSET AIR OR COMBINATION AIR/VACUUM RELEASE VALVE DETAIL - UNDERGROUND

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 120



FORCE MAIN MANHOLE LINER*

THICKNESS (INCHES)					
DIAMETER (INCHES)	HEIGHT (FEET) 3-6	7-12	13-17	MATERIAL	MANUFACTURER
48					
60					
72					

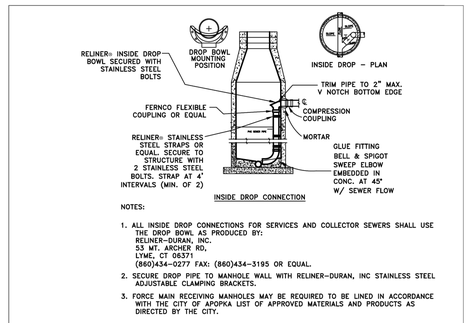
* TO BE COMPLETED BY THE ENGINEER

NOTES:

1. MANHOLE SHOWN IS FOR SEWER SIZE 8" THRU 24". SEE SECTION 20.4 OF THE MANUAL FOR MANHOLE DIAMETER FOR SEWERS LARGER THAN 24".
2. DROP CONNECTIONS ARE REQUIRED WHENEVER INVERT OF INFLUENT SEWER IS 24" OR MORE ABOVE THE INVERT OF THE MANHOLE. SEE MANHOLE CONNECTION DETAILS.
3. THE THICKNESS OF THE LINER SHALL BE 3/8" MINIMUM.
4. EACH BENCH WALL SHALL BE A MINIMUM OF 18 INCHES LONG FROM THE WALL OF THE MANHOLE TOWARD THE CENTER.
5. SANITARY SEWER MANHOLES MAY BE REQUIRED TO BE LINED IN ACCORDANCE WITH THE CITY OF APOPKA LIST OF APPROVED MATERIALS AND PRODUCTS AS DIRECTED BY THE CITY.

TYPICAL MANHOLE

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 200



NOTES:

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

MANHOLE CONNECTION DETAILS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2015	FIG. 201

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

APOPKA CONSTRUCTION DETAILS

Sheet No.:

C9.11

Seal:

MARC DANIEL STEHLI LICENSE NO. 69278 STATE OF FLORIDA PROFESSIONAL ENGINEER

Marc D Stehli

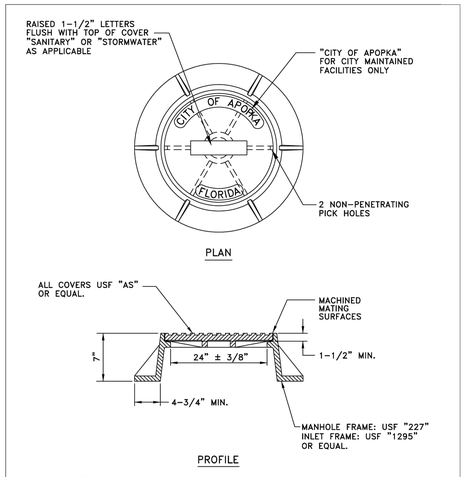
MARC DANIEL STEHLI P.E. NO. 69278

DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:32am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623o1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\CDTLS13622-01.dwg

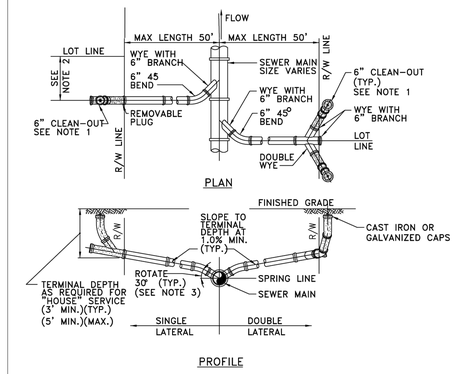


NOTES:

1. MANHOLE FRAME AND COVER ARE TO BE TRAFIC BEARING RATED H-20, CLASS 30 MEETING ASTM A 48.

STANDARD MANHOLE FRAME AND COVER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 202

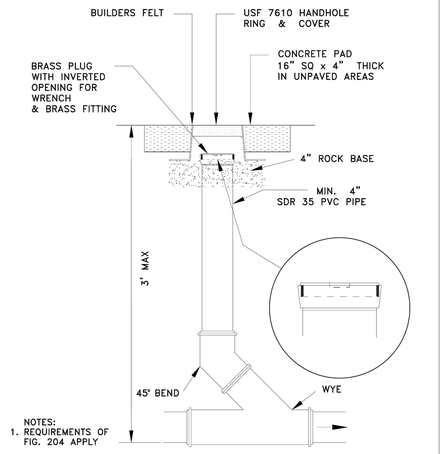


NOTES:

1. CLEAN-OUT (SHOWN SHADED) SHALL BE INSTALLED BY THE BUILDER IN ACCORDANCE WITH STANDARD PLUMBING CODE.
2. LOCATE SINGLE LATERAL AS CLOSE TO LOT LINE AS POSSIBLE.
3. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
4. RESIDENTIAL SERVICES SHALL BE 4 INCHES & NON-RESIDENTIAL SERVICES SHALL BE 6 INCHES IN DIAMETER AS A MINIMUM.
5. GALVANIZED, OR CAST IRON CLEAN-OUT CAP SHALL BE USED ON THE STUBOUT FOR EACH SERVICE.
6. LATERAL SHALL BE MARKED WITH AN "S" STAMPED OR CUT IN THE CURB.

SERVICE LATERAL DETAIL

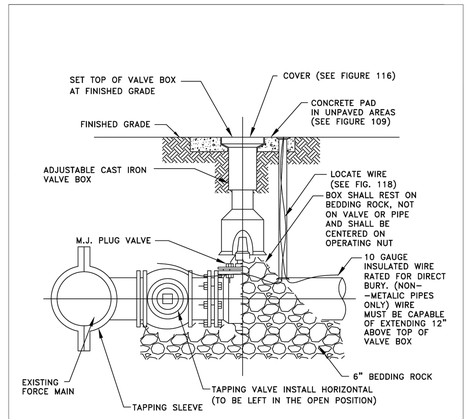
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 204



SANITARY SEWER SERVICE TRAFFIC RATED CLEAN-OUT DETAIL

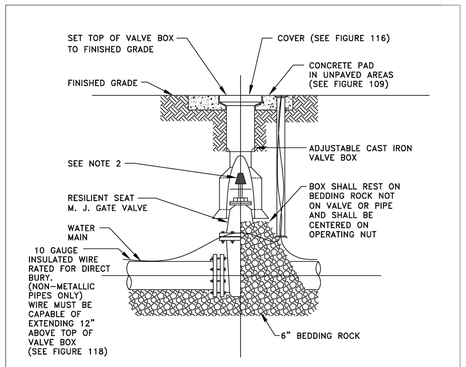
NTS

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 205



FORCE MAIN WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 206

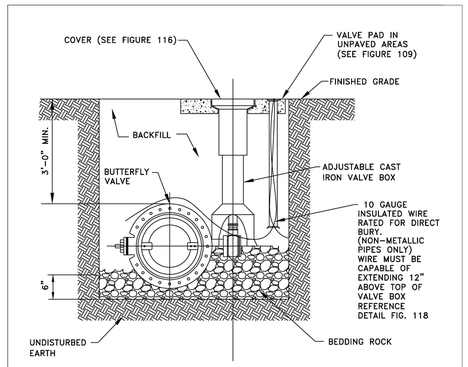


NOTES:

1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN A 3 FEET BELOW FINISHED GRADE.

GATE VALVE AND BOX DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 400

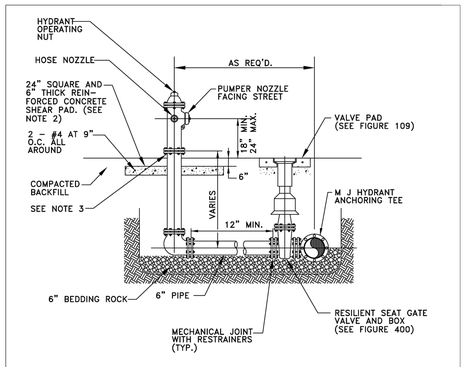


NOTES:

1. PVC EXTENSIONS MAY BE USED ON VALVE BOX INSTALLATION.
2. ALL WATER SHUT-OFF VALVES SIXTEEN (16) INCHES AND LARGER SHALL BE BUTTERFLY VALVES.
3. THE ACTUATING NUT FOR DEEPER VALVES SHALL BE EXTENDED TO WITHIN 3 FEET BELOW FINISHED GRADE.

BUTTERFLY VALVE AND BOX DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 401

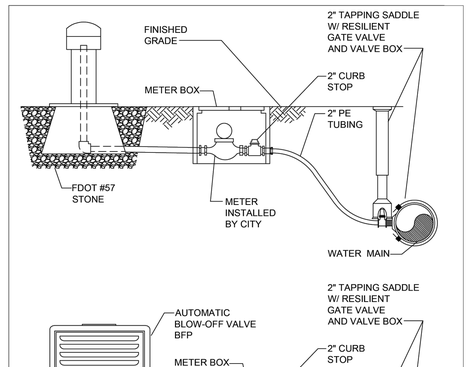


NOTES:

1. FIRE HYDRANT SHALL BE SUPPLIED WITHOUT A WEEP HOLE, OR WITH A PERMANENTLY PLUGGED WEEP HOLE.
2. THE SHEAR PAD SHALL BE RECESSED SIX (6) INCHES BELOW THE FINISHED GRADE AND THE RECESSED SECTION SODDED.
3. CLEARANCE BETWEEN BOTTOM OF BOLTS AND TOP OF SHEAR PAD SHALL BE A TWELVE (12) INCH MINIMUM.
4. FIRE HYDRANTS SHALL BE IDENTIFIED IN ACCORDANCE WITH THE CITY OF APOPKA UTILITIES DESIGN CONSTRUCTION STANDARDS MANUAL.

FIRE HYDRANT ASSEMBLY DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 402



BLOW OFF VALVE DETAIL (AUTOMATIC)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 403 A

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

APOPKA CONSTRUCTION DETAILS

Sheet No.:

C9.12

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=marc.stehli@papedawson.com, O=PAPE-DAWSON ENGINEERS, OU=0052781, CN=Marc D Stehli
Date: 2026.08.04 10:37:10 -04'00'

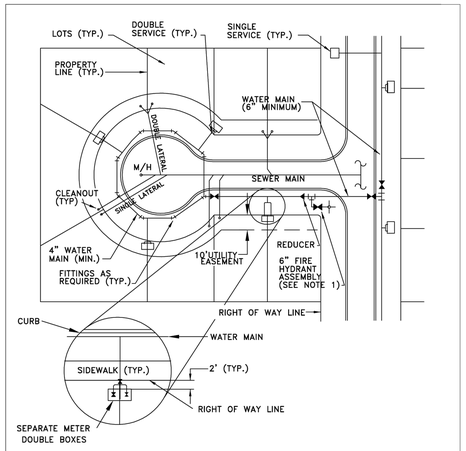
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:32am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623o1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\CDTLS13622-01.dwg

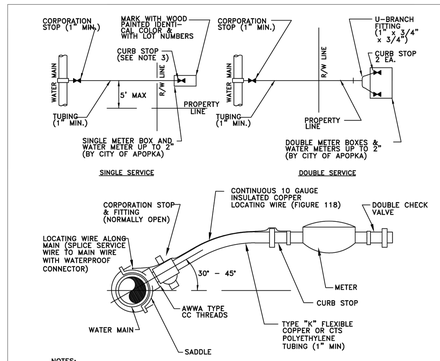


NOTES:

1. ANCHORING TYPE 90° BEND SHALL ONLY BE USED WHERE RIGHT-OF-WAY CONSTRUCTION WILL NOT ALLOW INSTALLATION OF A STRAIGHT ASSEMBLY.
2. POTABLE WATER AND RECLAIMED WATER MAINS SHALL BE LOOPED THROUGHOUT CUL-DE SAC.

TYPICAL SERVICE LOCATION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 404

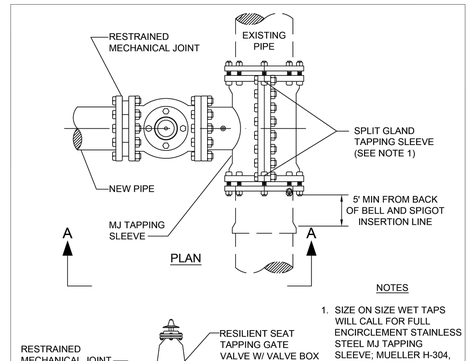


NOTES:

1. ALL FITTINGS SHALL BE BRASS WITH COMPRESSION/PACK JOINT TYPE CONNECTIONS.
2. NO SERVICE LINE SHALL TERMINATE UNDER A DRIVEWAY.
3. EACH SERVICE SHALL TERMINATE AT A CURB STOP(S) WHICH SHALL BE BURIED APPROXIMATELY 3" BELOW FINAL GRADE AND SHALL BE CLEARLY MARKED WITH A 2" x 2" x 18" STAKE WITH THE TOP PAINTED BLUE FOR POTABLE WATER AND PURPLE FOR RECLAIMED WATER, AND MARKED WITH THE NUMBER OF THE LOT(S) TO BE SERVED.
4. RECLAIMED WATER SERVICES SHALL USE PURPLE COLORED CTS POLYETHYLENE TUBING.
5. POTABLE WATER SERVICES SHALL USE BLUE COLORED CTS POLYETHYLENE TUBING.
6. ALL SERVICE UNDER EXISTING OR PROPOSED PAVEMENT SHALL BE INSTALLED IN A MINIMUM 2" PVC SLEEVE.

WATER SERVICE CONNECTION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 405

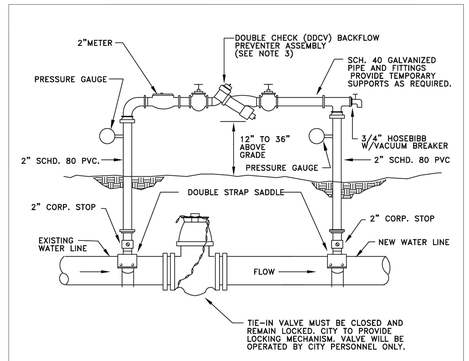


NOTES

1. SIZE ON SIZE WET TAPS WILL CALL FOR FULL ENCIRCLEMENT STAINLESS STEEL MJ TAPPING SLEEVE: MUELLER H-304, OR EQUAL.
2. ALL NEWLY INSTALLED TAPPING SLEEVES & TAPPING VALVES SHALL BE PNEUMATICALLY TESTED AT A TEST PRESSURE OF 150PSI FOR A PERIOD OF THIRTY MINUTES.

WATER AND RECLAIMED WATER MAINS
WET TAP TIE-IN DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 406

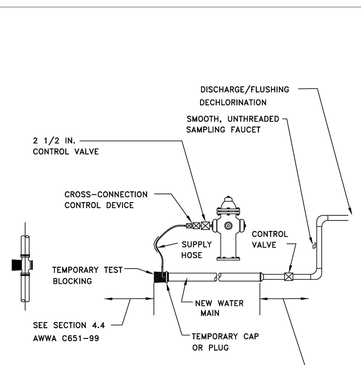


NOTE:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MATERIALS, ASSEMBLY, AND THE INSTALLATION OF THE DEVICE.
2. SEE FIGURE 504C FOR PROCEDURES.
3. DDCV IS MINIMUM PROTECTION REQUIRED. A RPZ DEVICE MAY BE REQUIRED DEPENDING ON PROJECT. PROVIDE COPY OF LATEST CERTIFICATION TEST RESULTS.

TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 A



NOTE:

1. SEE FIGURE 504C FOR PROCEDURES.

TEMPORARY JUMPER CONNECTION FROM FIRE HYDRANT

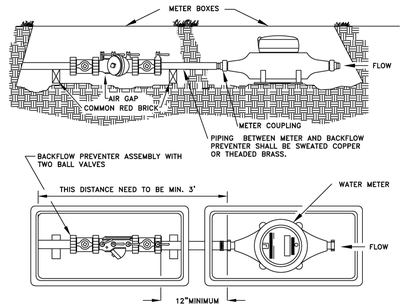
CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 B

TEMPORARY JUMPER CONNECTION NOTES:

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

PROCEDURES FOR TEMPORARY JUMPER CONNECTION

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 504 C



1. A 3' PIECE OF STRAIGHT PIPE MUST BE CONNECTED TO METER USING THE DESIGNATED HOLES IN THE METER BOX BEFORE ANY ANGLES ARE CONNECTED. THE SAME RULES APPLY FOR DOUBLE METER HOOK-UPS.
2. BACKFLOW DEVICE AND METER ARE TO BE SET BY THE CITY FOR METERS 2-INCH OR LESS IN SIZE.

POTABLE WATER SERVICE DETAIL FOR LOTS SERVED WITH RECLAIMED WATER

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 505

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	N.T.S.

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

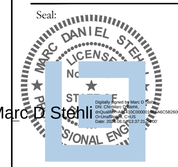
Sheet Title:

APOPKA CONSTRUCTION DETAILS

Sheet No.:

C9.13

Seal:



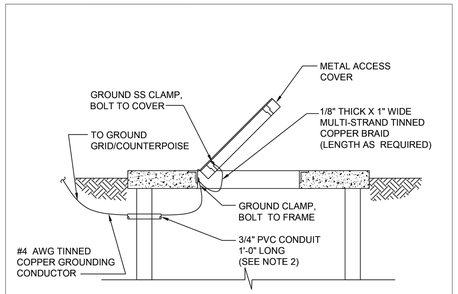
MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

Marc D Stehli

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

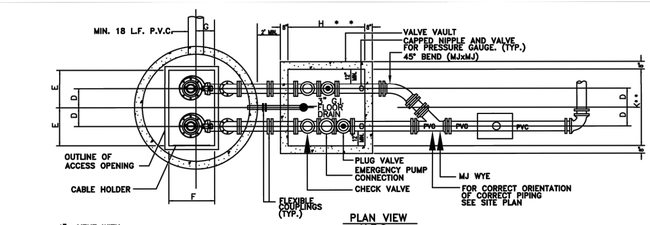
Date: Aug 04, 2026, 10:32am User ID: ewindham
File: Z:\2024\24-198 KB Homes – Sheeler Avenue\CAD\FINAL\CITY\260623o1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\CDTLS13622-01.dwg

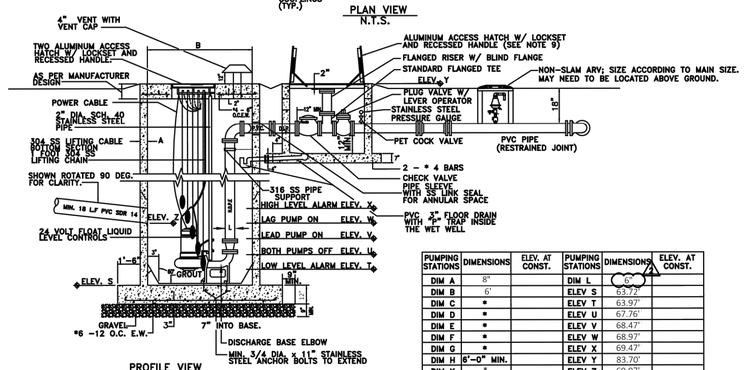


NOTES:
1. ON COVERS WITH MULTIPLE DOORS, PROVIDE BRAID FROM FRAME TO DOOR ON EACH DOOR. PROVIDE WATERPROOF CAULKING WHERE GROUND CABLE AND CONDUIT PENETRATES WETWELL TO PREVENT INTRUSION OF GROUNDWATER AND ESCAPE OF VAPORS FROM WETWELL.
2. INSTALL GROUND WIRE SO THAT IT WILL NOT CROSS CLEAR OPENING OR PREVENT OR IMPEDE NORMAL METHOD OF REMOVING FLOATS OR PUMPS.

COVER AND DOOR GROUNDING

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 307 C





PUMPING STATIONS	DIMENSIONS	ELEV. AT CONST.	PUMPING STATIONS	DIMENSIONS	ELEV. AT CONST.
DIM A	8"		DIM L	6"	
DIM B	6'		ELEV S	63.72'	
DIM C	*		ELEV T	63.97'	
DIM D	*		ELEV U	67.76'	
DIM E	*		ELEV V	68.47'	
DIM F	*		ELEV W	68.97'	
DIM G	*		ELEV X	69.47'	
DIM H	6'-0" MIN.		ELEV Y	83.70'	
DIM K	*		ELEV Z	69.97'	

* PER PUMP MANUFACTURERS REQUIREMENT

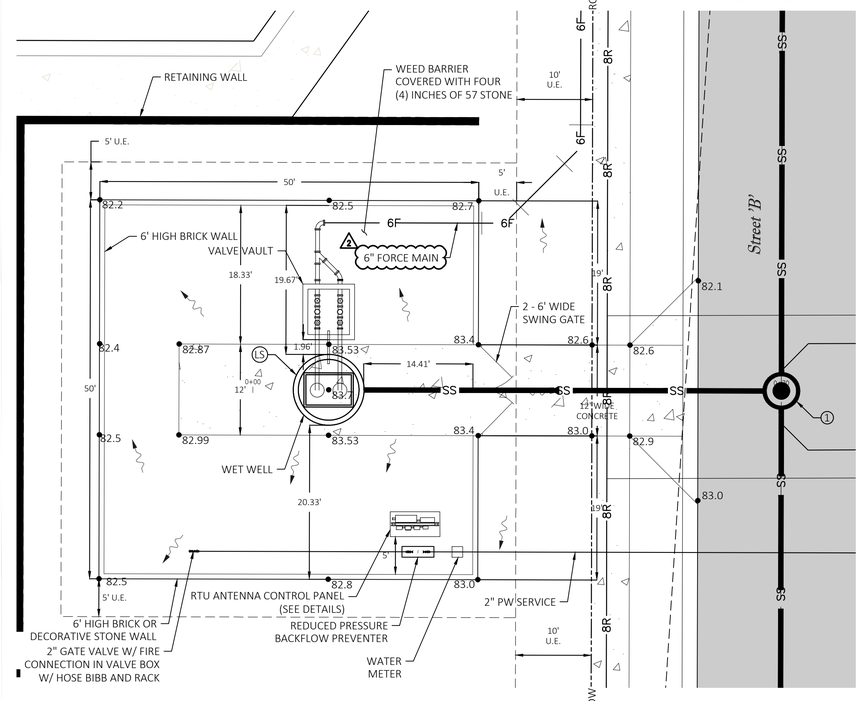
GENERAL NOTES:
1. VALVE VAULT AND WET WELL LIDS SHALL BE COATED WITH 1 COAT OF TNEMEC SERIES 66, COLOR EN03, (2-3 MILS), FOLLOWED BY TOP COAT OF TNEMEC SERIES 73, COLOR EN05, (2-3 MILS) OR EQUAL.
2.A THE WET WELL SHALL BE CONSTRUCTED OF FIBERGLASS REINFORCED POLYESTER (RFP) AND MANUFACTURED FROM COMMERCIAL GRADE POLYESTER RESIN OR VINYL ESTER RESIN, WITH FIBERGLASS REINFORCEMENTS. THE WET WELL SHALL BE A ONE PIECE UNIT AND MANUFACTURED BY L.F. MANUFACTURE, INC. OR EQUAL.
2.B IN LIEU OF RFP THE WET WELL MAY BE CONSTRUCTED OF PRECAST CONCRETE HAVING A MINIMUM WALL THICKNESS OF 8 INCHES. THE INTERIOR WALLS SHALL BE LINED USING A HIGH DENSITY POLYETHYLENE PRODUCT AS MANUFACTURED BY AGRU SURE GRIP, OR EQUAL.
3. PIPING IN THE WET WELL TO BE HDPE WITH FUSED 45 DEGREES FITTINGS FROM WET WELL TO VALVE VAULT.
4. INTERIOR OF THE VALVE VAULT AND PIPING IN THE VALVE VAULT WITH ConSeal CS-55 (OR EQUAL), TWO COATS, 4 MILS EACH. PIPING SHALL BE COATED AFTER INSTALLATION.
5. VALVE VAULT SHALL BE SIZED TO PERMIT EASY REMOVAL OF CHECK VALVE SPINDLES WITH MINIMUM CLEARANCES AS SHOWN FOR 6" DIAMETER PIPE AND SMALLER. CLEARANCES SHALL INCREASE AS REQUIRED FOR LARGER PIPE SIZES.
6. VALVE VAULT SHALL HAVE SEALED FLOOR AND DRAIN.
7. ALL LOCATIONS WHERE PIPES ENTER OR LEAVE THE WET WELL OR VALVE VAULT SHALL BE MADE WATERTIGHT WITH WALL SLEEVE AND STAINLESS STEEL LINK SEAL.
8. THERE SHALL BE NO VALVES OR ELECTRICAL JUNCTION BOXES IN WET WELL.
9. WET WELL AND VALVE VAULT COVERS SHALL BE ALUMINUM WITH 316 S.S. HARDWARE LOCK BRACKET. SIZE AS REQUIRED BY PUMP MANUFACTURER AND APPROVED BY THE CITY.
10. FLEXIBLE COUPLING SHALL BE SLEEVE TYPE, EPOXY COATED.
11. PUMPS SHALL BE:
MANUFACTURER: FLYGT ; MODEL: NP 3127 SH3 ; DIA: 155 MM ; SPEED: 3495 RPM ; DISCHARGE SIZE: 3 IN.;
VOLTAGE: 460 ; HZ.: 60 ; PHASE: 3 ; H.P.: 11 ; MIN. SOLID SIZE: 3 IN.
12. OPERATING CONDITIONS SHALL BE (120.00 GPM AT 117.90 FEET TDH.
13. ALL HARDWARE IN WET WELL AND VALVE BOX TO BE 316 STAINLESS STEEL.
14. "P" TRAP TO BE INSTALLED IN WET WELL.
15. ALL PUBLIC LIFT STATIONS SHALL BE EQUIPPED WITH SCADA SYSTEM.THE DEVELOPER SHALL PAY THE CITY COST OF THE UNIT.THE CITY WILL BE RESPONSIBLE FOR INSTALLATION.
16. ALL LIFT STATIONS SHALL BE FENCED WITH DECORATIVE STONE OR BRICK OR AS DIRECTED BY THE CITY.
17. ALL LIFT STATIONS SHALL HAVE A 10 FEET WIDE CONCRETE ACCESS DRIVEWAY, 35' LONG FROM EDGE OF WET WELL TO BACK OF CURB.
18. ENGINEER SHALL PROVIDE A SCALED (1" = 20' MIN.) SITE SPECIFIC DETAIL.

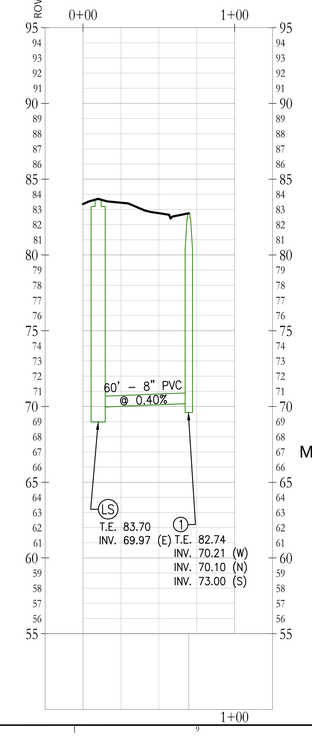
PUMP STATION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	MAY 2022	FIG. 301

NOTE: WILL BE COMPLETED UPON APPROVAL OF MASTER UTILITY PLAN

NOTES:
1. DRIVEWAY AND APRON SHALL BE SIX (6) INCH THICK, 3000 P.S.I. CONCRETE. WITH NO. 6X6 WIRE MESH OR FIBER MESH.
2. POWER TO THE PUMP STATION SHALL BE THROUGH UNDERGROUND CONDUIT FROM SUPPLY SOURCE IN RIGHT-OF-WAY.
3. GRATE TO BE DECORATIVE BLACK POWDER COATED ALUMINUM W/ PICKET SPACING = OR < 4".
4. MEASUREMENT SHALL BE EQUAL TO OR GREATER THAN THE DEPTH OF THE WET WELL.
5. WET WELL LID MUST BE OPEN TOWARD CONTROL PANEL (HINGE SIDE TOWARD PANEL).
6. LIFT STATION WALL TO BE PLACED AT LEAST 15FT. BEHIND R/W LINE.
7. TOP WET WELL/VALVE VAULT ELEV= 83.70'. FINISHED GRADE IMMEDIATELY ADJACENT TO WET WELL/VALVE VAULT SHALL BE 2" LOWER.





Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE
		COUNTY & SJRWMD

SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

LIFT STATION SITE PLAN AND DETAILS

Sheet No.:

C9.20

Seal:

MARC DANIEL STEHLI
LICENSE
NO. 0052781
STATE OF FLORIDA
PROFESSIONAL ENGINEER

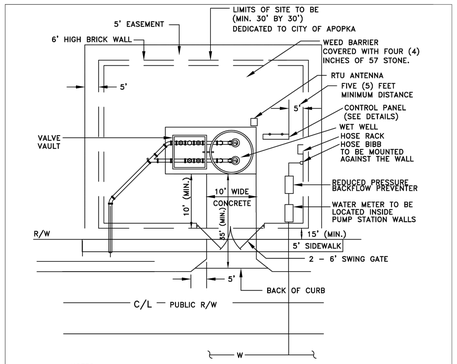
Marc D Stehli

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #30101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:33am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\LSDTLS13622-01.dwg

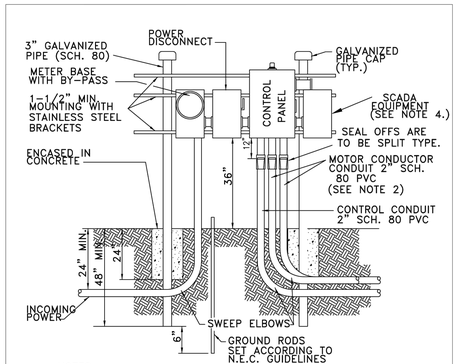


NOTES:

1. DRIVEWAY AND APRON SHALL BE SIX (6) INCH THICK, 3000 P.S.I. CONCRETE. WITH No.6X6 WIRE MESH OR FIBER MESH.
2. POWER TO THE PUMP STATION SHALL BE THROUGH UNDERGROUND CONDUIT FROM SUPPLY SOURCE IN RIGHT-OF-WAY.
3. GATE TO BE DECORATIVE BLACK POWDER COATED ALUMINUM W/PICKET SPACING = OR < 4".
4. WALLS ARE TO BE BRICK OR DECORATIVE STONE.
5. WET WELL LID MUST OPEN TOWARD CONTROL PANEL (HINGE SIDE TOWARD PANEL).
6. LIFT STATION WALL TO BE PLACED AT LEAST 15FT. BEHIND THE R/W LINE.

PUMP STATION TYPICAL SITE PLAN

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 300

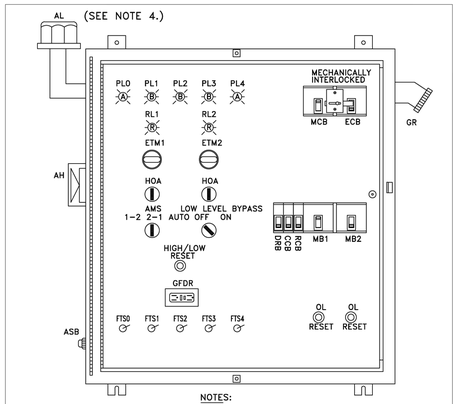


NOTES:

1. DRAWING IS SHOWN FOR 230 VOLT POWER SUPPLY. THE LOCATION OF METER AND MAIN POWER DISCONNECT SHALL BE REVERSED FOR 480 VOLT SUPPLY.
2. WHEN TWO (2) SEPARATE CONDUCTOR-TYPE MOTORS ARE USED, CONDUIT SHALL BE INCREASED TO THREE (3) INCH.
3. POWER SUPPLY SHALL BE UNDERGROUND TO THE PUMP STATION AND SHALL BE THREE (3) PHASE FROM A THREE (3) PHASE SOURCE ONLY.
4. STUB OUT UNISTRUT LONG ENOUGH TO ACCOMODATE A 24"x24" SCADA EQUIPMENT CABINET. CITY TO INSTALL SCADA EQUIPMENT CABINET.

DUPLEX PUMP STATION CONTROL PANEL INSTALLATION DETAIL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 302

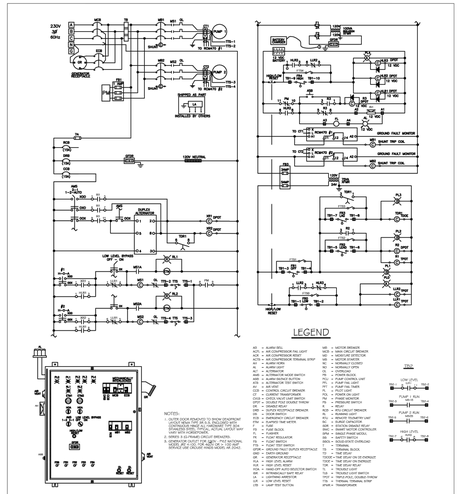


NOTES:

1. OUTER DOOR REMOVED TO SHOW DEADFRONT LAYOUT NEMA TYPE 3R 304 S.S. ENCL. WITH CONTINUOUS HINGE ALL HARDWARE STAINLESS STEEL TYPICAL, ACTUAL LAYOUT MAY VARY WITH HORSEPOWER
2. SERIES 3 (Q-FRAME) CIRCUIT BREAKERS
3. GENERATOR OUTLET FOR 230V - PYLE NATIONAL MODEL JRE4100/460V - CROUSE HINDS MODEL AR 2042.
4. THE HEIGHT OF THE ALARM LIGHT WILL NEED TO BE MADE VISIBLE FROM OUTSIDE THE LIFT STATION.

DUPLEX PUMP STATION CONTROL PANEL FRONT LAYOUT

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 303



DUPLEX PUMP CONTROL PANEL GENERAL LAYOUT & SCHEMATIC

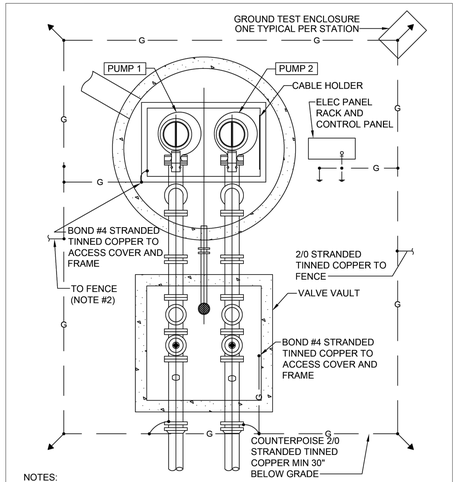
(230V-3PH)
WITH GENERATOR RECEPTACLE

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 305 A

AB	ALARM BELL
ACFL	AIR COMPRESSOR FAIL LIGHT
ACR	AIR COMPRESSOR RESET
ACTS	AIR COMPRESSOR TERMINAL STRIP
AH	ALARM HORN
AL	ALARM LIGHT
ALT	ALTERNATOR
AMS	ALTERNATOR MODE SWITCH
ASB	ALARM SILENCE BUTTON
ATS	ALTERNATOR TEST SWITCH
AV	AIR VENT
CCB	CONTROL CIRCUIT BREAKER
CT	CURRENT TRANSFORMER
CVLS	CHECK VALVE LIMIT SWITCH
DPDT	DOUBLE-POLE, DOUBLE-THROW
DR	DISABLE RELAY
DRB	DUPLEX RECEPTACLE BREAKER
DS	DOOR SWITCH
ECB	EMERGENCY CIRCUIT BREAKER
ETM	ELAPSED TIME METER
F	FUSE
FB	FUSE BLOCK
FL	FLASHER
FR	FLOAT REGULATOR
FS	FLOW SWITCH
FTS	FLOAT TEST SWITCH
GFDR	GROUND FAULT DUPLEX RECEPTACLE
GND	EARTH GROUND
GR	GENERATOR RECEPTACLE
HLA	HIGH LEVEL ALARM
HLR	HIGH LEVEL RESET
HOA	HAND-OFF-AUTO SELECTOR SWITCH
ISR	INTRINSICALLY SAFE RELAY
LA	LIGHTNING ARRESTOR
LLR	LOW LEVEL RESET
LTB	LAMP TEST BUTTON
MB	MOTOR BREAKER
MCB	MAIN CIRCUIT BREAKER
MD	MOISTURE DETECTOR
MS	MOTOR STARTER
NC	NORMALLY CLOSED
NO	NORMALLY OPEN
OL	OVERLOAD
PB	POWER BLOCK
PCU	PUMP CONTROL UNIT
PFL	PUMP FAIL LIGHT
PFT	PUMP FAIL TIMER
PL	PILOT LIGHT
POL	POWER ON LIGHT
PM	PHASE MONITOR
PS	PRESSURE SWITCH
R	RELAY
RCB	RTU CIRCUIT BREAKER
RL	RUNNING LIGHT
RTU	REMOTE TELEMETRY UNIT
SC	SURGE CAPACITOR
SDR	STATION DISABLE RELAY
SMC	SMART MOTOR CONTROLLER
SPM	SINGLE PHASE MODULE
SS	SAFETY SWITCH
SSOL	SOLID-STATE OVERLOAD
T	TERMINAL
TB	TERMINAL BLOCK
TD	TIME DELAY
TDODE	TIME DELAY ON DE-ENERGIZE
TDOE	TIME DELAY ON ENERGIZE
TDR	TIME DELAY RELAY
TL	TROUBLE LIGHT
TLS	TROUBLE LIGHT SWITCH
TPDT	TRIPLE-POLE, DOUBLE-THROW
TTS	THERMAL TERMINAL STRIP
XFMR	TRANSFORMER

COMPONENT LEGEND

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 306

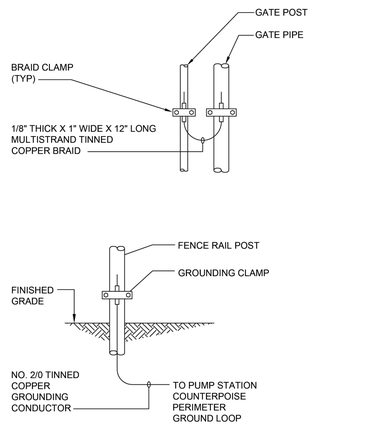


NOTES:

1. DETAIL IS GENERIC. SPECIFIC LOCATIONS OF EQUIPMENT MAY VARY.
2. TIE TO FENCE, MINIMUM 2 LOCATIONS. NOT REQUIRED WHERE PVC COATED OR BLOCK FENCE IS INSTALLED.
3. PROVIDE EXOTHERMIC WELDS UNLESS NOTED OTHERWISE.

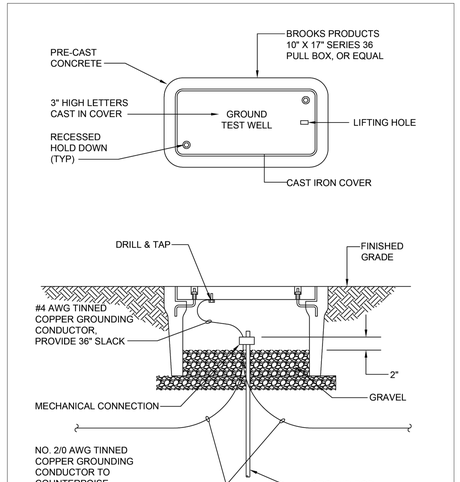
PUMP STATION GROUNDING (TYPICAL)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 307



FENCE POST GROUNDING (TYPICAL)

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 307 A



GROUND TEST WELL

CITY OF APOPKA DESIGN ENGINEERING DIVISION	JANUARY 2014	FIG. 307 B

Key Map:

Consultant:

NO.	DATE:	DESCRIPTIONS:
2	8/4/2026	SUBMIT TO CITY OF APOPKA, ORANGE
1	6/22/2026	SUBMIT TO CITY OF APOPKA, O.C. & SJRWMD
0	4/15/2026	SUBMIT TO CITY OF APOPKA, ORANGE

COUNTY & SJRWMD SUBMISSIONS/REVISIONS

VERTICAL DATUM:	NAVD88
JOB NO.:	24-198
DESIGNED BY:	BR
DRAWN BY:	AR
CHECKED BY:	JB
APPROVED BY:	MDS
SCALE IN FEET:	1" = 50'

Project Name:

SHEELER PARK
CSP-26-20
OC 26-E-100

Submittal To:

CITY OF APOPKA, FL

Sheet Title:

LIFT STATION SITE PLAN AND DETAILS

Sheet No.:

C9.21

Seal:

MARC DANIEL STEHLI LICENSE NO. 0052781 STATE OF FLORIDA PROFESSIONAL ENGINEER

Digitally signed by Marc D Stehli
DN: C=US, E=mstehli@pape-dawson.com, O=Pape-Dawson Engineers, Inc., CN=Marc D Stehli
Date: 2026.08.04 07:37:06-05'00'

MARC DANIEL STEHLI
P.E. NO. 0052781
DATE: August 4, 2026

This item has been electronically signed and sealed by Marc Daniel Stehli on the date adjacent to the seal using a SHA authentication code. Printed copies of this document are not considered signed and sealed and the SHA authentication code must be verified on any electronic copies.

PAPE-DAWSON
2602 E. LIVINGSTON ST | ORLANDO, FL 32803 | 407.487.2594
FLORIDA ENGINEERING FIRM #39101 | FLORIDA SURVEYING FIRM #LB8694

Date: Aug 04, 2026, 10:33am User ID: ewindham
File: Z:\2024\24-198 KB Homes - Sheeler Avenue\CAD\FINAL\CITY\260623s1 Sheeler Files\Design\Civil_Final Engineering Construction Plans\SDTL513622-01.dwg