

PRELIMINARY/CONSTRUCTION PLANS

FOR



OWNER / DEVELOPER:

19936 SR 54, LLC
P.O. BOX 2654
INVERNESS, FLORIDA
34451-2654

PREPARED BY:



7026 LITTLE ROAD
NEW PORT RICHEY, FL 34654
PH: 727-849-8010
FAX: 727-849-8020
C. A. # 00009572

PROJECT NUMBER: 15001
DATE: JULY 8, 2015

LOCATION MAP



CONSULTANTS

CIVIL ENGINEER:
COASTAL DESIGN CONSULTANTS, INC.
7026 LITTLE ROAD
NEW PORT RICHEY, FLORIDA 34654
(727) 849-8010
REG NO. 593497624

ARCHITECT:
JOHN WARREN WHITE, P.A.
513 COLONIAL DRIVE
BROOKSVILLE, FLORIDA 34601
PHONE: (352) 796-4972

SURVEY SERVICES:
DC JOHNSON ASSOCIATES
11911 SOUTH CURLY STREET
SAN ANTONIO, FLORIDA 33576
PHONE: (352) 588-2768
FAX: (352) 588-2713

GEOTECHNICAL:
TIERRA, INC.
7351 TEMPLE TERRACE HIGHWAY
TAMPA, FLORIDA 33637-5705
PHONE: (727) 989-1354
FAX: (727) 989-1355

UTILITY SUPPLIERS

DUKE ENERGY
ATTN: SHARON DEAR
452 E. CROWN POINT ROAD
WINTER GARDEN, FL 33787
(407) 905-3321

PASCO COUNTY UTILITIES
ATTN: PAUL HAMAR
PUBLIC WORKS UTILITIES BUILDING
7536 STATE STREET, SUITE 205
NEW PORT RICHEY, FL 34654-5598
(727) 847-8145

AT&T SOUTHEAST
ATTN: ALAN REYNOLDS
MGR OSP PLNG & DESIGN
19386 FT DADE AVE.
BROOKSVILLE, FL 34601-2411
(352) 796-0178

TECO PEOPLES GAS
ATTN: MICHAEL AMASON
1400 CHANNELSIDE DR
TAMPA, FL 33605
(813) 275-3783

BRIGHT HOUSE NETWORKS
ATTN: HELEN FIFE
TRI-COUNTY CONSTRUCTION DEPT.
30432 STATE ROAD 54
WESLEY CHAPEL, FL 33543
(813) 862-0522

VERIZON FLORIDA, LLC
ATTN: DAVID WYNNS
1909 US HWY 301 NORTH, BUILDING D
TAMPA, FL 33619
(813) 627-8343

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"THESE PLANS HAVE BEEN PREPARED IN ACCORDANCE WITH THE CURRENT VERSION OF THE "MANUAL UNIFORM MINIMUM STANDARDS FOR HIGHWAYS, STATE OF FLORIDA" AND ARE IN COMPLIANCE WITH THE STANDARDS THEREIN EXCEPT AS NOTED ON THE PLANS. ANY DEVIATIONS NOTED ON THE PLANS SUBSTANTIALLY COMPLY WITH THE INTENT OF THE STANDARDS."

ENGINEER : PAUL A. MANUEL, P.E.

PROFESSIONAL ENGINEER FLORIDA REGISTRATION NO. 51424

AGENCY APPROVALS

REVISIONS

AGENCY	PERMIT TYPE	DATE SUBM.	DATE APP.	PERMIT NO.	EXP. DATE	DATE	REV. BY	REV. NO.	REVISION

TECHNICAL SPECIFICATIONS

ALL SITE AND UTILITY WORK PERFORMED ON THIS PROJECT SHALL BE GOVERNED BY APPLICABLE PROVISIONS OF **PASCO COUNTY** AND THE **PASCO COUNTY UTILITY DEPARTMENT**. THE PROJECT SHALL BE CONSTRUCTED IN SUBSTANTIAL CONFORMANCE WITH THE APPROVED CONSTRUCTION DRAWINGS & SPECIFICATIONS DESCRIBED HEREIN AND WITH THE MANUAL OF UNIFORM MINIMUM STANDARDS FOR DESIGN, CONSTRUCTION, AND MAINTENANCE OF STREETS AND HIGHWAYS, STATE OF FLORIDA, IN THE EVENT THAT ANY ITEM IS NOT ADDRESSED IN THESE PLANS OR THE SPECIFICATIONS, THEN THE APPLICABLE PROVISIONS OF THE "FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", CURRENT EDITION AND SUPPLEMENTS THERETO SHALL APPLY, EXCEPT AS OTHERWISE SPECIFICALLY APPROVED BY THE OWNER AND / OR THE ENGINEER OF RECORD.

THE FOLLOWING ARE INCORPORATED HEREIN BY REFERENCE:

- PASCO COUNTY ENGINEERING SERVICES DEPARTMENT** "TESTING SPECIFICATIONS FOR CONSTRUCTION OF ROADS, STORM DRAINAGE AND UTILITIES" **2006**
- PASCO COUNTY UTILITY DEPARTMENT** "STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER, WASTEWATER AND RECLAIMED WATER FACILITIES" **2006**
- FLORIDA DEPARTMENT OF TRANSPORTATION "MANUAL OF UNIFORM MINIMUM STANDARDS FOR DESIGN, CONSTRUCTION AND MAINTENANCE FOR STREETS AND HIGHWAYS" **2011**
- FLORIDA DEPARTMENT OF TRANSPORTATION "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" **2015**
- FLORIDA DEPARTMENT OF TRANSPORTATION "ROADWAY AND TRAFFIC DESIGN STANDARDS" **2015**
- FEDERAL HIGHWAY ADMINISTRATION "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD)" **2009**

NOTE: ON-SITE WORK TO BE IN ACCORDANCE WITH REQUIREMENTS OF DISTRICT SCHOOL BOARD OF PASCO COUNTY.

GENERAL CONSTRUCTION NOTES

- ELEVATIONS SHALL BE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD83). BENCHMARK 31.692'. ALL SURVEY DATA WAS PROVIDED BY **DC JOHNSON & ASSOCIATES, INC.**
- 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 CONTRACTOR SHALL VERIFY THE LOCATIONS, ELEVATIONS AND DIMENSIONS OF ALL EXISTING UTILITIES, STRUCTURES AND OTHER FEATURES AFFECTING THIS WORK, PRIOR TO CONSTRUCTION.
- THE CONTRACTOR SHALL CHECK THE PLANS FOR CONFLICTS AND DISCREPANCIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE OWNER'S ENGINEER OF ANY CONFLICTS OR DISCREPANCIES BEFORE PERFORMING ANY WORK IN THE AFFECTED AREA.
- THE CONTRACTOR IS CAUTIONED THAT THE LOCATION OF EXISTING UTILITIES, WHETHER OR NOT SHOWN, ARE APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ACTUAL FIELD LOCATIONS FROM THE RESPECTIVE UTILITY COMPANY 48 HOURS BEFORE BEGINNING WORK.

SUNSHINE STATE ONE CALL ----- 1-800-432-4770

- 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.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS OF THE VARIOUS GOVERNMENTAL AGENCIES. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION AND SCHEDULE INSPECTIONS ACCORDING TO AGENCY INSTRUCTION.
- EARTHWORK CONSTRUCTION:
 - ALL EARTHWORK CONSTRUCTION SHALL BE PAID FOR BY PLAN QUANTITIES.
 - ALL FILL SUITABLE FOR CONSTRUCTION EITHER REQUIRED OR IN EXCESS TO THE PROJECT IS THE PROPERTY OF THE OWNER AND SHALL BE UTILIZED FOR THE PROJECT OR STOCKPILED ON-SITE AS DIRECTED BY THE OWNER AND / OR ENGINEER OF RECORD.

THE CONTRACTOR SHALL SUBMIT FOR APPROVAL TO THE OWNER'S ENGINEER, SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS WHICH ARE FOR THIS SITE. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT THE CONTRACTOR'S EXPENSE. ALL SHOP DRAWINGS ARE TO BE REVIEWED AND APPROVED BY THE CONTRACTOR PRIOR TO SUBMITAL TO THE OWNER'S ENGINEER.

AT LEAST FIVE (5) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND APPROPRIATE AGENCIES AND SUPPLY THEM WITH ALL REQUIRED SHOP DRAWINGS, THE CONTRACTOR'S NAME, STARTING DATE, PROJECTED SCHEDULE AND OTHER INFORMATION AS REQUIRED. ANY WORK PERFORMED PRIOR TO NOTIFYING THE ENGINEER, OR WITHOUT AN AGENT INSPECTOR PRESENT MAY BE SUBJECT TO REMOVAL AND REPLACEMENT AT THE CONTRACTOR'S EXPENSE.

BACKFILL MATERIAL SHALL BE SOLIDLY TAMPED AROUND PIPES IN 6" LAYERS UP TO A LEVEL OF AT LEAST ONE FOOT ABOVE THE TOP OF THE PIPE. IN AREAS TO BE PAVED, BACKFILL SHALL BE COMPACTED TO 100% MAXIMUM DENSITY AS DETERMINED BY A.A.S.H.T.O. T-99.

SITE WORK CONCRETE SHALL HAVE A COMPRESSIVE STRENGTH OF AT LEAST 3,000 P.S.I. IN 28 DAYS, UNLESS OTHERWISE NOTED.

ALL PRIVATE AND PUBLIC PROPERTY AFFECTED BY THIS WORK SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN EXISTING CONDITIONS UNLESS SPECIFICALLY EXEMPTED BY THE PLANS. ADDITIONAL COSTS ARE INCIDENTAL TO OTHER CONSTRUCTION AND NO EXTRA COMPENSATION IS TO BE ALLOWED.

ALL DISTURBED AREAS ARE TO BE SODDED TO FDOT STANDARDS UNLESS OTHERWISE NOTED. AREAS CALLED OUT IN THE PLANS TO BE SEEDED AND MULCHED, THE FOLLOWING SHALL APPLY:

- ALL AREAS WITH SLOPES EQUAL TO OR GREATER THAN 4:1 OR WITHIN 2' OF ANY PAVEMENT OR CURB SHALL BE SODDED. ALL SODDED SLOPES STEEPER THAN 4:1 SHALL BE INSTALLED WITH SOD PEGS.
- ALL AREAS WITHIN 5' OF ANY DRAINAGE STRUCTURE OR WITHIN CITY, COUNTY AND/OR FDOT R.O.W. SHALL BE SODDED.

ALL SODDED AND SEEDED / MULCHED AREAS SHALL BE MAINTAINED UNTIL A SATISFACTORY STAND OF GRASS, ACCEPTABLE TO THE REGULATORY AGENCY AND ENGINEER OF RECORD, ANY WASHOUTS, REGRADING, RESEEDING AND GRASSING WORK, AND OTHER EROSION WORK REQUIRED, WILL BE PERFORMED BY THE CONTRACTOR, UNTIL THE SYSTEM IS ACCEPTED FOR MAINTENANCE BY THE REGULATORY AGENCY AND ENGINEER OF RECORD.

ALL SODDING, SEEDING AND MULCHING SHALL INCLUDE WATERING AND FERTILIZATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING THESE AREAS UNTIL THE PROJECT IS COMPLETED AND ACCEPTED BY REGULATORY AGENCIES, THE ENGINEER OF RECORD, AND THE OWNER.

THE CONTRACTOR SHALL MAINTAIN A COPY OF THE APPROVED PLANS AND PERMITS AT THE CONSTRUCTION SITE.

IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY AT ALL TIMES TO CONTROL FUGITIVE DUST FROM THE CONSTRUCTION SITE. THE CONTRACTOR IS ADVISED THAT THE USE OF A WATER TRUCK OR TRAILER MAY BE REQUIRED FOR THE PURPOSE OF KEEPING THE SOIL MOIST TO CONTROL FUGITIVE DUST.

IF DURING CONSTRUCTION ACTIVITIES ANY EVIDENCE OF HISTORIC RESOURCES, INCLUDING BUT NOT LIMITED TO ABORIGINAL OR HISTORIC POTTERY, PREHISTORIC STONE TOOLS, BONE OR SHELL TOOLS, HISTORIC TRASH PITS, OR HISTORIC BUILDING FOUNDATIONS, ARE DISCOVERED, WORK SHALL COME TO AN IMMEDIATE STOP AND THE FLORIDA DEPARTMENT OF HISTORIC RESOURCES (STATE HISTORIC PRESERVATION OFFICER) AND THE LOCAL GOVERNING CITY AND/OR COUNTY DEPARTMENT SHALL BE NOTIFIED WITHIN TWO WORKING DAYS OF THE RESOURCES FOUND ON SITE.

DURING THE CONSTRUCTION AND/OR MAINTENANCE OF THIS PROJECT, ALL SAFETY REGULATIONS ARE TO BE ENFORCED BY THE CONTRACTOR. THE CONTRACTOR OR HIS REPRESENTATIVE SHALL BE RESPONSIBLE FOR THE CONTROL AND SAFETY OF THE TRAVELING PUBLIC AND THE SAFETY OF HIS PERSONNEL. LABOR SAFETY REGULATIONS SHALL CONFORM TO THE PROVISIONS SET FORTH BY O.S.H.A. IN THE FEDERAL REGISTER OF THE DEPARTMENT OF TRANSPORTATION.

ALL REQUIRED TEST REPORTS SHALL BE SUPPLIED BY CONTRACTOR UNLESS OTHERWISE DIRECTED BY THE OWNER OR ENGINEER OF RECORD. THE TESTING COMPANY SHALL SUPPLY THE ENGINEER WITH A COPY OF ALL COMPACTION TESTS AND ASPHALT TESTING RESULTS. THE TESTING COMPANY SHALL CERTIFY TO THE ENGINEER OF RECORD, IN WRITING THAT ALL TESTING REQUIREMENTS REQUIRED BY THE LOCAL REGULATORY AGENCY AND THE FLORIDA DEPARTMENT OF TRANSPORTATION (F.D.O.T.), FOR THE IMPROVEMENTS AS REQUIRED BY THE ENGINEERING CONSTRUCTION DRAWINGS, HAVE BEEN SATISFIED.

PAVING, GRADING & DRAINAGE NOTES

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXCAVATIONS AGAINST COLLAPSE AND WILL PROVIDE BRACING, SHEETING OR SHORING AS NECESSARY. TRENCHES SHALL BE KEPT DRY WHILE PIPE AND APPURTENANCES ARE BEING PLACED. DE-WATERING SHALL BE USED AS REQUIRED.
- IT MAY BE NECESSARY TO FIELD ADJUST PAVEMENT ELEVATIONS TO PRESERVE THE ROOT SYSTEMS OF TREES SHOWN TO BE SAVED. THE CONTRACTOR IS TO COORDINATE WITH OWNER'S ENGINEER PRIOR TO ANY ELEVATION CHANGES.
- THE CONTRACTOR IS TO PROVIDE A 1/2" BITUMINOUS EXPANSION JOINT MATERIAL WITH SEALER, AT ABUTMENT OF CONCRETE AND ANY STRUCTURE.
- ALL PAVEMENT MARKINGS SHALL BE MADE WITH THERMOPLASTIC, EXCEPT PARKING STALL DELINEATIONS, WHICH MAY BE TRAFFIC RAISED PAINT. PARKING STALL DELINEATION SHALL BE 6" MIN. WIDTH.
- ALL STORM SEWER PIPE SHALL BE REINFORCED CONCRETE CLASS III (A.S.T.M. C-76) UNLESS OTHERWISE NOTED ON PLANS.
- P.V.C. STORM PIPE, 12" AND SMALLER SHALL CONFORM TO A.W.W.A. C-900, CLASS 150 STANDARDS UNLESS OTHERWISE NOTED.
- PIPE LENGTHS SHOWN ARE APPROXIMATE AND TO THE CENTER OF DRAINAGE STRUCTURES. PIPE LENGTHS SHOWN, WHERE MITERED END SECTION OF PIPE, SHALL BE INCLUDED IN THE UNIT COST OF THE MITERED END.
- ALL DIMENSIONS SHOWN WHERE CURB IS APPLICABLE ARE TO THE EDGE OF PAVEMENT.
- ALL DRAINAGE STRUCTURE GRATES AND COVERS WITHIN TRAFFIC AREAS SHALL BE TRAFFIC RATED FOR H-20 LOADINGS.
- WHEN CONSTRUCTION IS COMPLETED, THE RETENTION/DETENTION AREAS WILL BE RESHAPED, CLEANED OF SILT, MUD AND DEBRIS AND SODDED AND / OR SEED / MULCH IN ACCORDANCE TO THE PLANS.
- SOD SHALL BE STAKED AS NECESSARY TO PREVENT DISPLACEMENT.
- THE CONTRACTOR SHALL PROVIDE CERTIFIED RECORD DRAWINGS, SIGNED AND SEALED BY A PROFESSIONAL LAND SURVEYOR. THE RECORD DRAWINGS SHALL SHOW FINAL GRADES, INVERTS AND LOCATIONS OF ALL STORMWATER FACILITIES INCLUDING THE STORMWATER POND, DRAINAGE STRUCTURES, BERMS & SWALES. THE CONTRACTOR SHALL PROVIDE TEN COPIES OF THE CERTIFIED RECORD DRAWINGS TO THE ENGINEER FOR THE PURPOSE OF CERTIFYING THE STORMWATER MANAGEMENT SYSTEM.
- ALL DRAINAGE PIPE SHALL BE CUT FLUSH WITH THE INTERIOR WALLS OF EACH DRAINAGE STRUCTURE AND GROUTED TO A SMOOTH FINISH.

PAVING, GRADING & DRAINAGE TESTING & INSPECTION REQUIREMENTS

- THE STORM DRAINAGE PIPING AND FILTRATION SYSTEM SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER PRIOR TO THE PLACEMENT OF BACKFILL. THE CONTRACTOR IS TO NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE AN INSPECTION.
- THE CONTRACTOR SHALL MAINTAIN THE STORM DRAINAGE SYSTEMS UNTIL FINAL ACCEPTANCE OF THE PROJECT.
- THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING THE APPLICABLE TESTING WITH THE TESTING COMPANY. UPON COMPLETION OF THE WORK, THE TESTING COMPANY MUST SUBMIT CERTIFICATIONS TO THE OWNER'S ENGINEER STATING THAT TESTING REQUIREMENTS HAVE BEEN MET.

CLEARING AND GRUBBING NOTES

- CLEARING AND GRUBBING FOR PURPOSES OF THE PROJECT DESCRIBED HEREIN SHALL BE IN ACCORDANCE WITH SECTION 110 OF THE "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION" **2015**
- ALL VEGETATION, STRUCTURES, MATERIALS DEBRIS AND FILL UNSUITABLE FOR CONSTRUCTION AND OF NO SAVAGE VALUE TO THE OWNER SHALL BECOME THE PROPERTY OF THE CONTRACTOR AND SHALL BE DISPOSED OF BY THE CONTRACTOR.
- EXISTING PAVEMENT SHALL BE REMOVED AND DISPOSED OF BY CONTRACTOR AT THIS EXPENSE. THE CONTRACTOR MAY (AT HIS OPTION) USE EXISTING LIMESTOCK BASE MATERIAL AS A STABILIZING ADDITIVE TO THE SUBGRADE AT NO TIME WILL EXISTING BASE MATERIAL BE INCORPORATED WITHIN THE NEW BASE.
- PRIOR TO ANY SITE CLEARING, ALL TREES SHOWN TO REMAIN ON THE CONSTRUCTION PLANS SHALL BE PROTECTED IN ACCORDANCE WITH THE LOCAL REGULATORY AGENCY'S TREE ORDINANCE AND DETAILS CONTAINED IN THESE PLANS. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN THESE TREES IN GOOD CONDITION, NO TREES SHOWN TO REMAIN SHALL BE REMOVED WITHOUT WRITTEN APPROVAL FROM THE OWNER.
- ALL DELETERIOUS SUBSTANCE MATERIAL, (E. MUCK, PEAT, BURES DEBRIS), IS TO BE EXCAVATED IN ACCORDANCE WITH THESE PLANS, OR AS DIRECTED BY THE OWNER'S ENGINEER OR OWNER'S SOIL TESTING COMPANY. DELETERIOUS MATERIAL IS TO BE REMOVED FROM THE SITE OR AS OTHERWISE DIRECTED BY THE OWNER. EXCAVATED AREAS ARE TO BE BACKFILLED WITH APPROVED MATERIALS AND COMPACTED AS SHOWN ON THESE PLANS.
- THE CONTRACTOR SHALL CLEAR AND GRUB, ONLY THOSE PORTIONS OF THE SITE, AS NECESSARY FOR CONSTRUCTION. DISTURBED AREAS WILL BE SODDED FOLLOWING CONSTRUCTION.
- THE TOP 4" TO 6" OF GROUND REMOVED DURING CLEARING AND GRUBBING SHALL BE STOCKPILED AT A SITE DESIGNATED BY THE OWNER UNLESS OTHERWISE DIRECTED BY THE OWNER.
- ALL CONSTRUCTION DEBRIS AND OTHER WASTE MATERIAL SHALL BE DISPOSED OF OFF-SITE IN ACCORDANCE WITH APPLICABLE REGULATIONS.
- THE CONTRACTOR IS TO OBTAIN ALL NECESSARY PERMITS FOR REMOVING ANY EXISTING STRUCTURES.
- THE CONTRACTOR WILL BE RESPONSIBLE FOR MAKING A VISUAL INSPECTION OF THE SITE AND WILL BE RESPONSIBLE FOR THE DEMOLITION AND REMOVAL OF ALL UNDERGROUND AND ABOVE GROUND STRUCTURES THAT WILL NOT BE INCORPORATED WITH THE NEW FACILITIES. SHOULD ANY DISCREPANCIES EXIST WITH THE PLANS, THE CONTRACTOR SHALL BE RESPONSIBLE FOR CALLING THE OWNER AND REQUESTING A CLARIFICATION OF THE PLANS PRIOR TO DEMOLITION.
- NO ON-SITE BURNING SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM THE LOCAL FIRE MARSHALL.

EROSION CONTROL NOTES

- DURING CONSTRUCTION, ALL STORM SEWER INLETS IN THE VICINITY OF THE PROJECT SHALL BE PROTECTED BY SEDIMENT TRAPS SUCH AS SECURED HAY BALES, SOD, STONE, ETC., WHICH SHALL BE MAINTAINED AND MODIFIED AS REQUIRED BY CONSTRUCTION PROGRESS.
- ALL EROSION AND SILTATION CONTROL METHODS SHALL BE IMPLEMENTED PRIOR TO THE START OF CONSTRUCTION AND MAINTAINED UNTIL CONSTRUCTION IS COMPLETE.
- CONTRACTOR IS TO PROVIDE EROSION CONTROL/SEDIMENTATION BARRIER (HAY BALES OR SILTATION CURTAIN) TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS, WATERWAYS AND EXISTING WETLANDS. IN ADDITION, THE CONTRACTOR SHALL PLACE STRAW, MULCH OR OTHER SUITABLE MATERIAL ON THE GROUND IN AREAS WHERE CONSTRUCTION RELATED TRAFFIC IS TO ENTER AND EXIT THE SITE. IF, IN THE OPINION OF THE ENGINEER AND/OR LOCAL AUTHORITIES, EXCESSIVE QUANTITIES OF EARTH ARE TRANSPORTED OFF-SITE EITHER BY NATURAL DRAINAGE OR BY VEHICULAR TRAFFIC, THE CONTRACTOR IS TO REMOVE SAID EARTH TO THE SATISFACTION OF THE ENGINEER AND/OR AUTHORITIES.

DEWATERING PLAN / NOTES

- THE CONTRACTOR SHALL IMPLEMENT THE FOLLOWING GUIDELINES WHEN CONSTRUCTION ACTIVITIES REQUIRE DEWATERING:
- DEWATERING ACTIVITIES SHALL BE CONTAINED WITHIN THE PROJECT AREA.
 - THE PROPOSED DRAINAGE RETENTION AREAS CAN BE USED AS TEMPORARY SETTING AREAS FOR DEWATERING ACTIVITIES. THE PROPOSED DRAINAGE RETENTION AREA(S) SHALL BE CONSTRUCTED TO A SUFFICIENT SIZE AND DEPTH TO RECEIVE WATER FROM DEWATERING ACTIVITIES. IF AT ANY TIME STAGNS OF WATER WITHIN THE RETENTION AREA APPROACHES 6-INCHES OF THE PROPOSED POND TOP-OR-BANK, DEWATERING ACTIVITIES SHALL STOP UNTIL THE RETENTION VOLUME HAS RECOVERED.
 - SHEET PILE WALLS, SLURRY WALLS, OR OTHER MEANS OF LIMITING THE EXTENT OF THE WATER TABLE DRAWDOWN, BEYOND THE PROJECT AREA, SHALL BE IMPLEMENTED.
 - WATER DISCHARGE FROM SETTLING AREAS SHALL BE CLEAN AND FREE OF ANY SILT. SILT BARRIERS (E. SILT FENCE, HAY BALES, ROCK BAGS OR ANY COMBINATION NECESSARY TO REMOVE SEDIMENTS PRIOR TO DISCHARGE) SHALL BE INSTALLED AND MAINTAINED UNTIL ALL DEWATERING ACTIVITIES ARE COMPLETE.
 - AT NO TIME SHALL DISCHARGE FROM THE DEWATERING ACTIVITIES BE DIRECTED IN A MANNER THAT WOULD IMPACT AN EXISTING WETLAND, LAKE OR RIVER.
 - DEWATERING ACTIVITIES SHALL BE LIMITED TO TIME PERIODS THAT CONSTRUCTION ACTIVITIES REQUIRED DEWATERING. ALL IMPLEMENTED DEWATERING INFRASTRUCTURE, EQUIPMENT, ETC. SHALL BE REMOVED UPON COMPLETION OF CONSTRUCTION.

GENERAL UTILITY NOTES

- NO CONNECTION TO THE EXISTING UTILITY LINES SHALL BE MADE WITHOUT PRIOR APPROVAL OF THE LOCAL GOVERNING UTILITY DEPARTMENT.
- ALL AREAS DISTURBED BY THIS CONSTRUCTION SHALL BE SODDED WITH BAMA AND / OR MATCH EXISTING GRASS TYPE. ALL UTILITY LINES SHALL HAVE AN "EARLY WARNING" PROTECTION TAPE INSTALLED CONTINUOUSLY ALONG THE PIPE ALIGNMENT. IN THE CASE OF GRAVITY SEWERS, THE TAPE SHALL BE SECURED TO EACH MANHOLE. THE PROTECTION TAPE SHALL BE INSTALLED DURING BACK FILLING 12" BELOW FINAL GRADE DIRECTLY OVER THE PIPE. THE TAPE SHALL HAVE A METALLIC DETECTABLE STRIP SANDWICHED BETWEEN 2 LAYERS OF POLYETHYLENE, 2" WIDE STRIPPING WITH A THICKNESS OF 5.5 MILS.
 - (BLUE TAPE) FOR WATER LINES, THE TAPE SHALL BE CONTINUOUSLY MARKED "CAUTION WATER LINE BELOW".
 - (GREEN TAPE) FOR FORCE MAINS, THE TAPE SHALL BE CONTINUOUSLY MARKED "CAUTION SEWER MAIN BELOW".
 - (GREEN TAPE) FOR SANITARY SEWER LINES, THE TAPE SHALL BE CONTINUOUSLY MARKED "CAUTION, SEWER MAIN BELOW".
 - (PURPLE TAPE) FOR RECLAIMED WATER LINES, THE TAPE SHALL BE CONTINUOUSLY MARKED "CAUTION RECLAIMED WATER LINE BELOW"
- THE CONTRACTOR IS CAUTIONED THAT THE LOCATION OF EXISTING UTILITIES, WHEN SHOWN, ARE APPROXIMATE. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN ACTUAL FIELD LOCATIONS FROM THE RESPECTIVE UTILITY COMPANY 48 HOURS BEFORE BEGINNING ANY WORK. SUNSHINE STATE CALL - 1-800-432-4770.
- ALL UTILITY CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE DOCUMENTS REFERENCED HEREIN, ANY METHODS, PROCEDURE, STANDARDS, EQUIPMENT, OR MATERIALS WHICH ARE NOT COVERED OR SPECIFIED BY THE APPLICABLE PROVISIONS OF THE GOVERNING MUNICIPALITY WATER/SEWER STANDARDS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE F.D.O.T. STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION AND F.D.O.T. SPECIFICATIONS, THE MOST STRINGENT SHALL APPLY.
- ALL UTILITIES WILL BE INSTALLED UNDERGROUND.

WATER/SEWER CLEARANCE REQUIREMENTS:

VERTICAL CLEARANCE AT CROSSINGS:

- SANITARY SEWERS, STORM SEWERS AND STRUCTURES, RECLAIMED WATER MAINS, OR FORCE MAINS CROSSING WATER MAINS SHALL BE LAID TO PROVIDE A MINIMUM HORIZONTAL DISTANCE OF 12 INCHES BETWEEN THE CROWN OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE. THE CROSSING SHALL BE ARRANGED SO THAT THE SEWER JOINTS AND WATER JOINTS WILL BE EQUIDISTANT FROM THE POINT OF CROSSING WITH NO LESS THAN 10 FEET BETWEEN ANY TWO JOINTS, WHERE THE MINIMUM 12 INCH SEPARATION CANNOT BE MAINTAINED, ONE OF THE FOLLOWING METHODS OF PROTECTION SHALL BE UTILIZED:
- THE PROPOSED PIPE SHALL BE CONSTRUCTED OF PRESSURE RATED PVC PIPE (MEETING THE A.W.W.A. C-900 OR C-905 SPECIFICATION) AND SHALL BE PRESSURE TESTED AT 150 PSI TO ASSURE TIGHTNESS PRIOR TO BACKFILLING.
 - EITHER THE WATER MAIN OR THE OTHER PIPE SHALL BE ENCASED IN A WATERTIGHT CARRIER PIPE. THE CARRIER PIPE SHALL BE OF MATERIALS APPROVED BY THE F.D.E.P. FOR USE IN WATER MAIN CONSTRUCTION.
 - USE WELDED, FUSED, OR OTHERWISE RESTRAINED JOINTS FOR EITHER THE WATER MAIN OR OTHER PIPELINE.
 - USE OF PIPE OR CASING PIPE, HAVING HIGH IMPACT STRENGTH (E. HAVING AN IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE).
 - UNDERGROUND WATER MAINS SHALL BE A HORIZONTAL DISTANCE OF AT LEAST THREE (3) FEET, AND PREFERABLY TEN (10) FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.
 - UNDERGROUND WATER MAINS SHALL BE A HORIZONTAL DISTANCE OF AT LEAST SIX (6) FEET, AND PREFERABLY TEN (10) FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVITY OR PRESSURE-TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-810, 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.
 - UNDERGROUND WATER MAINS SHALL BE A HORIZONTAL DISTANCE OF AT LEAST TEN (10) FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.006(5)(c), F.S., AND RULE 64E-6.002, F.A.C.

VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER, OR STORMWATER FORCE MAINS AND RECLAIMED WATER PIPELINES:

- 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 (6) INCHES AND PREFERABLY TWELVE (12) INCHES ABOVE OR AT LEAST TWELVE (12) INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.
- 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 TWELVE (12) INCHES ABOVE OR BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.
- 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 62-810, F.A.C. AND AT LEAST SIX (6) 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 62-810, F.A.C.

HORIZONTAL SEPARATION BETWEEN PARALLEL LINES

- SANITARY SEWERS, STORM SEWERS AND STRUCTURES, RECLAIMED WATER MAINS, OR FORCE MAINS SHALL BE INSTALLED AT LEAST 6 FEET FROM ANY EXISTING OR PROPOSED WATER MAIN. THE DISTANCE SHALL BE MEASURED EDGE TO EDGE, IN CASES WHERE IT IS NOT PRACTICAL TO MAINTAIN A 6 FT. SEPARATION, THE FOLLOWING METHODS OF PROTECTION SHALL BE UTILIZED:
- THE PROPOSED PIPE SHALL BE CONSTRUCTED OF PRESSURE RATED PVC PIPE (MEETING THE A.W.W.A. C-900 OR C-905 SPECIFICATION) AND SHALL BE PRESSURE TESTED AT 150 PSI TO ASSURE TIGHTNESS PRIOR TO BACK FILLING.
 - EITHER THE WATER MAIN OR THE OTHER PIPE SHALL BE ENCASED IN A WATERTIGHT CARRIER PIPE. THE CARRIER PIPE SHALL BE OF MATERIALS APPROVED BY THE F.D.E.P. FOR USE IN WATER MAIN CONSTRUCTION.
 - USE WELDED, FUSED, OR OTHERWISE RESTRAINED JOINTS FOR EITHER THE WATER MAIN OR OTHER PIPELINE.
 - USE OF PIPE, OR CASING PIPE, HAVING HIGH IMPACT STRENGTH (E. HAVING AN IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE).
- C. SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER MAINS:**
- NO WATER MAIN SHALL PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A SANITARY SEWER MANHOLE.
- A WATER MAIN SHALL NOT BE CONSTRUCTED OR ALTERED TO PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A STORM SEWER MANHOLE OR INLET STRUCTURE, WHERE IT IS NOT TECHNICALLY FEASIBLE OR ECONOMICALLY SOUNDABLE TO COMPLY WITH THIS REQUIREMENT THE WATER MAIN SHALL BE CONSTRUCTED WITH A CONFLICT MANHOLE AS FOLLOWS:
 - EACH WATER MAIN PASSING THROUGH A CONFLICT MANHOLE SHALL HAVE A FLEXIBLE, WATER TIGHT JOINT ON EACH SIDE OF THE MANHOLE TO ACCOMMODATE DIFFERENTIAL SETTLING BETWEEN THE MAIN AND THE MANHOLE.
 - WITHIN EACH CONFLICT MANHOLE, THE WATER MAIN PASSING THROUGH THE MANHOLE SHALL BE INSTALLED IN A WATER TIGHT CASING PIPE HAVING HIGH IMPACT STRENGTH (E., HAVING IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE).
 - EACH CONFLICT MANHOLE SHALL HAVE AN ACCESS OPENING, AND SHALL BE SIZED, TO ALLOW FOR EASY CLEANING OF THE MANHOLE.
 - GRATINGS SHALL BE INSTALLED AT ALL STORM SEWER INLETS UPSTREAM OF EACH CONFLICT MANHOLE TO PREVENT LARGE OBJECTS FROM ENTERING THE MANHOLE.

NOTE: WHEN IT IS POSSIBLE TO OBTAIN PROPER HORIZONTAL AND VERTICAL SEPARATIONS AS STIPULATED ABOVE, THE F.D.E.P. MAY ALLOW DEVIATION ON A CASE-BY-CASE BASIS IF SUPPORTED BY DATA FROM THE DESIGN ENGINEER. APPROVAL FOR THE DEVIATION MUST BE OBTAINED FROM THE PROJECT ENGINEER AND THE F.D.E.P. PRIOR TO CONSTRUCTION.

REUSE SYSTEM NOTES

- PRESSURE TESTING**
- ALL FORCE MAINS SHALL HAVE A MINIMUM OF 36 INCHES OF COVER BASED ON FINAL GRADING.
 - ALL DUCTILE IRON PIPE SHALL BE CLASS 50 IN ACCORDANCE WITH ANS/AWWA C150/A21.50 AND PIPE SHALL RECEIVE EXTERIOR BITUMINOUS COATING AND SHALL BE CEMENT MORTAR LINED, STANDARD THICKNESS, IN ACCORDANCE WITH ANS/AWWA C104/A21.4.
 - ALL FITTINGS LARGER THAN 3" SHALL BE DUCTILE IRON IN ACCORDANCE WITH AWWA C-110 WITH A PRESSURE RATING OF 350 P.S.I. JOINTS SHALL BE MECHANICAL JOINTS IN ACCORDANCE WITH AWWA C-111. FITTINGS SHALL BE CEMENT MORTAR LINED AND COATED IN ACCORDANCE WITH AWWA C-104.
 - ALL PVC REUSE MAINS 4" THROUGH 12" SHALL BE AWWA C-900 (CLASS 150), DR 18 PVC, AND 14" THROUGH 24" AWWA C-905 (CLASS 165), DR-25 PVC; WITH AWWA APPROVED DUCTILE IRON MECHANICAL JOINT FITTINGS. THE PIPE SHALL BE CLASS 150 AND SOLID PURPLE WITH WHITE OR BLACK LETTERING.
 - ALL PVC PIPE AND FITTINGS 3" OR SMALLER SHALL BE SCHEDULE 40 PVC WITH SOLVENT WELDED SLEEVE TYPE JOINTS.
 - ALL GATE VALVES 3" OR LARGER SHALL BE RESILIENT SEAT OR RESILIENT WEDGE MEETING THE REQUIREMENTS OF AWWA C-509.
 - MATERIALS AND CONSTRUCTION METHODS FOR REUSE DISTRIBUTION SYSTEM SHALL BE IN ACCORDANCE WITH THE LOCAL REGULATORY AGENCY CODES, PLANS AND SPECIFICATIONS FOR CONSTRUCTION, LATEST REVISION THEREOF, AND SUPPLEMENTAL SPECIFICATIONS THERETO. APPROVAL AND CONSTRUCTION OF ALL REUSE SERVICE MAIN EXTENSIONS AND CONNECTIONS MUST BE COORDINATED THROUGH THE LOCAL REGULATORY AGENCY.

WATER SYSTEM NOTES

- ALL WATER MAINS SHALL HAVE A MINIMUM OF 36 INCHES OF COVER BASED ON FINAL GRADING.
- ALL WATER SYSTEM WORK SHALL CONFORM WITH LOCAL REGULATORY STANDARDS AND SPECIFICATIONS.
- ALL DUCTILE IRON PIPE SHALL BE CLASS 50 IN ACCORDANCE WITH ANS/AWWA C150/A21.50 AND PIPE SHALL RECEIVE EXTERIOR BITUMINOUS COATING AND SHALL BE CEMENT MORTAR LINED, STANDARD THICKNESS, IN ACCORDANCE WITH ANS/AWWA C104/A21.4.
- ALL FITTINGS LARGER THAN 3" SHALL BE DUCTILE IRON IN ACCORDANCE WITH A.W.W.A. C-110 WITH A PRESSURE RATING OF 350 P.S.I. JOINTS SHALL BE MECHANICAL JOINTS IN ACCORDANCE WITH AWWA C-111. FITTINGS SHALL BE CEMENT MORTAR LINED AND COATED IN ACCORDANCE WITH AWWA C-104.
- ALL PVC POTABLE WATER MAINS 4" THROUGH 12" SHALL BE AWWA C-900 (CLASS 150), DR 18 PVC, AND 14" THROUGH 24" AWWA C-905 (CLASS 165), DR-25 PVC; WITH AWWA APPROVED DUCTILE IRON MECHANICAL JOINT FITTINGS. THE PIPE SHALL BE SOLID BLUE WITH WHITE OR BLACK LETTERING.
- ALL PVC FIRE MAINS 4" THROUGH 12" SHALL BE AWWA C-900 (CLASS 200), DR 14 PVC WITH AWWA APPROVED DUCTILE IRON MECHANICAL JOINT FITTINGS. THE PIPE SHALL BE SOLID BLUE WITH WHITE OR BLACK LETTERING.
- ALL PVC PIPE AND FITTINGS 3" AND SMALLER SHALL BE SCHEDULE 40 P.V.C. WITH SOLVENT WELDED SLEEVE TYPE JOINTS.
- ALL GATE VALVES 3" OR LARGER SHALL BE RESILIENT SEAT OR RESILIENT WEDGE MEETING THE REQUIREMENTS OF AWWA C509
- ALL FIRE HYDRANTS SHALL MEET THE REQUIREMENTS OF AWWA C502 AND SHALL BE APPROVED BY THE LOCAL UTILITY AND FIRE MARSHAL.
- THE CONTRACTOR IS TO INSTALL TEMPORARY BLOW-OFFS AT THE END OF WATER SERVICE LATERALS TO ASSURE ADEQUATE FLUSHING AND DISINFECTON.
- MATERIALS AND CONSTRUCTION METHODS FOR WATER DISTRIBUTION SYSTEM SHALL BE IN ACCORDANCE WITH THE LOCAL REGULATORY AGENCY CODES, PLANS, AND SPECIFICATIONS FOR CONSTRUCTION, LATEST REVISION THEREOF, AND SUPPLEMENTAL SPECIFICATIONS THERETO. APPROVAL AND CONSTRUCTION OF ALL POTABLE WATER SERVICE MAIN EXTENSIONS AND CONNECTIONS MUST BE COORDINATED THROUGH THE LOCAL REGULATORY AGENCY.

WATER SYSTEM TESTING AND INSPECTION REQUIREMENTS

- 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 WATER DEPARTMENT SPECIFICATIONS. CONTRACTOR TO NOTIFY OWNER'S ENGINEER AND WATER DEPARTMENT INSPECTORS 48 HOURS IN ADVANCE OF PERFORMING TESTS.
- CONTRACTOR TO PERFORM CHLORINATION, BACTERIOLOGICAL SAMPLING SHALL BE BY THE LOCAL PUBLIC HEALTH UNIT AND/OR LOCAL UTILITY. CONTRACTOR SHALL OBTAIN CLEARANCE OF DOMESTIC WATER SYSTEM. COPIES OF ALL BACTERIOLOGICAL TESTS TO BE SUBMITTED TO OWNER'S ENGINEER.
- A HYDROSTATIC TEST CONSISTING OF PRESSURE TEST AND LEAKAGE TEST SHALL BE CONDUCTED ON ALL NEWLY-INSTALLED WATER DISTRIBUTION SYSTEM PRESSURE PIPES AND APPURTENANCES. THESE TESTS SHALL BE IN ACCORDANCE WITH THE PROVISIONS OF A.W.W.A. C600 FOR DUCTILE IRON PIPES AND C605 FOR PVC PIPES.
- ALL SAMPLING IS TO BE PERFORMED BY THE CONTRACTOR AND SUBMITTED TO A DHS CERTIFIED LAB FOR TESTING.
- ALL NEWLY-INSTALLED WATER DISTRIBUTION SYSTEMS SHALL BE DISINFECTED IN ACCORDANCE WITH AWWA C651 - DISINFECTING WATER MAINS.

SANITARY SEWER NOTES

- ALL SANITARY SEWER MAINS & LATERAL SHALL HAVE A MINIMUM OF 36" OF COVER BASED ON FINAL GRADING.
- PRIOR TO COMMENCING WORK WHICH REQUIRES CONNECTING NEW WORK TO EXISTING LINES OR APPURTENANCES, THE CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION OF EXISTING CONNECTION POINT AND NOTIFY OWNER'S ENGINEER OF ANY CONFLICTS OR DISCREPANCIES.
- ALL PVC GRAVITY SEWER MAINS AND SERVICE LATERALS SHALL CONFORM TO ASTM-D-3034, SDR35; FOR DEPTHS OF 0-12 FEET, SDR26 FOR DEPTHS OF 12-18 FEET AND DUCTILE IRON FOR DEPTHS BELOW 18 FEET. (SEE NOTE 7 BELOW) WITH PVC SLIP JOINT FITTING IN ACCORDANCE WITH ASTM SPECIFICATIONS SECTION D2321 AND SHALL BE SOLID GREEN PIPE WITH WHITE LETTERS. PIPES INSTALLED AT DEPTHS OF LESS THAN 4' SHALL BE AWWA C-900 (CLASS 100), DR-25 PVC OR C-905 (CLASS 165), PVC DR-25.
- ALL DUCTILE IRON PIPE SHALL BE CLASS 50 IN ACCORDANCE WITH ANS/AWWA C150/A21.50 AND PIPE SHALL RECEIVE EXTERIOR BITUMINOUS COATING AND SHALL BE CEMENT MORTAR LINED, STANDARD THICKNESS, IN ACCORDANCE WITH ANS/AWWA C104/A21.4.
- ALL FITTINGS LARGER THAN 3" SHALL BE DUCTILE IRON IN ACCORDANCE WITH AWWA C-110 WITH A PRESSURE RATING OF 350 P.S.I. JOINTS SHALL BE MECHANICAL JOINTS IN ACCORDANCE WITH AWWA C-111. FITTINGS SHALL BE CEMENT MORTAR LINED AND COATED IN ACCORDANCE WITH AWWA C-104.
- ALL PVC FORCE MAINS 4" THROUGH 12" SHALL BE AWWA C-900 (CLASS 100), DR-25 PVC AND 14" THROUGH 24" AWWA C-905 (CLASS 165), DR-25; WITH AWWA APPROVED DUCTILE IRON MECHANICAL JOINT FITTINGS. THE PIPE SHALL BE SOLID GREEN WITH WHITE OR BLACK LETTERING.
- ALL PVC PIPE AND FITTINGS 3" AND SMALLER SHALL BE SCHEDULE 40 PVC WITH SOLVENT WELDED SLEEVE JOINTS.
- ALL GATE VALVES 3" OR LARGER SHALL BE RESILIENT SEAT OR RESILIENT WEDGE MEETING THE REQUIREMENTS OF AWWA C509
- ALL SANITARY SEWER COVERS SHALL BE TRAFFIC RATED FOR H-20 LOADING.
- PIPE LENGTHS SHOWN ARE APPROXIMATE AND SHOWN TO THE EDGE OF THE MANHOLES.
- MATERIALS AND CONSTRUCTION METHODS FOR SEWER DISTRIBUTION SYSTEM SHALL BE IN ACCORDANCE WITH THE LOCAL REGULATORY AGENCY CODES, PLANS, AND SPECIFICATIONS FOR CONSTRUCTION, LATEST REVISION THEREOF, AND SUPPLEMENTAL SPECIFICATIONS THERETO. APPROVAL AND CONSTRUCTION OF ALL SANITARY SEWER SERVICE MAIN EXTENSIONS AND CONNECTIONS MUST BE COORDINATED THROUGH THE LOCAL REGULATORY AGENCY.

SANITARY SEWER TESTING & INSPECTION REQUIREMENTS

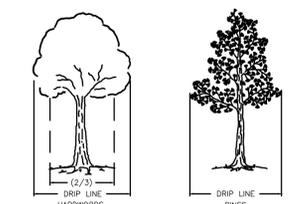
- ALL GRAVITY SEWER PIPING SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER. CONTRACTOR TO NOTIFY THE ENGINEER 48 HOURS IN ADVANCE TO SCHEDULE INSPECTION.
- CONTRACTOR SHALL PERFORM AN INFILTRATION/EXFILTRATION TEST ON ALL GRAVITY SEWERS IN ACCORDANCE WITH THE REGULATORY AGENCY HAVING JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER OF RECORD AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. COORDINATION AND NOTIFICATION OF ALL PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
- ALL FORCE MAINS SHALL BE SUBJECT TO A HYDROSTATIC PRESSURE TEST 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. COORDINATION AND NOTIFICATION OF ALL PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.

REUSE SYSTEM TESTING AND INSPECTION REQUIREMENTS

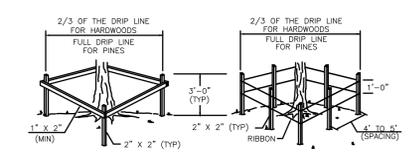
- PRESSURE TESTING**
- A HYDROSTATIC TEST CONSISTING OF A PRESSURE TEST AND A LEAKAGE TEST SHALL BE CONDUCTED ON ALL NEWLY-INSTALLED REUSE DISTRIBUTION SYSTEM PRESSURE PIPES AND APPURTENANCES. THESE TESTS SHALL BE IN ACCORDANCE WITH THE PROVISIONS OF A.W.W.A. C600 FOR DUCTILE IRON PIPES, C605 FOR PVC PIPES AND SHALL BE PERFORMED IN ACCORDANCE WITH THE GOVERNING WATER DEPARTMENT SPECIFICATIONS.
 - THE CONTRACTOR SHALL NOTIFY AND SCHEDULE THE ATTENDANCE OF THE OWNER'S ENGINEER AND THE GOVERNING WATER DEPARTMENT'S INSPECTORS DURING THE PRESSURE TESTS.
 - ALL COMPONENTS OF THE REUSE WATER SYSTEM, INCLUDING FITTINGS, CONNECTIONS AND VALVES SHALL REMAIN UNCOVERED UNTIL PROPERLY PRESSURE TESTED AND ACCEPTED BY THE OWNER'S ENGINEER.

DIRECTIONAL DRILLING OPERATIONS

- PIPE SHALL BE HIGH DENSITY POLYETHYLENE (HDPE) PROVIDED, STORED, JOINED AND INSTALLED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS AND THE SPECIFICATIONS HEREIN.
- PRE-EXCAVATE PIPE ENTRY AND RECEIVING AREAS TO HANDLE A GRADUAL INJECTION OF THE PIPE WITHOUT STRESS TO THE PIPE OR JOINTS AND TO ALLOW FREE MOVEMENT INTO THE BORE HOLE AT AN ACCEPTABLE DEPTH. CAREFULLY GUIDE PIPE IN SUCH MANNER AS TO AVOID DEFORMATION OF OR DAMAGE TO THE PIPE.
- IF UNEXPECTED SUBSURFACE CONDITIONS ARE ENCOUNTERED DURING THE BORE, THE PROCEDURE SHALL BE STOPPED. THE INSTALLATION SHALL NOT CONTINUE UNTIL APPROVAL



REQUIRED DISTANCES FROM TREE TRUNK



TYPE A BARRIER TYPE B BARRIER

CLEARING NOTES:

- ALL R/W, DRAINAGE AREAS, AREA'S SUBJECT TO FILL, AND THE NEIGHBORHOOD PARK AREA ARE PROPOSED TO BE CLEARED FOR PURPOSES OF CONSTRUCTING THE PROJECT. THE REMAINING LOT AREAS ARE PROPOSED TO REMAIN IN THEIR NATURAL STATES.
- INDIVIDUAL LOT CLEARING SHALL COMPLY W/ THE PASCO COUNTY LAND DEVELOPMENT CODE SECTION 602 - TREE PROTECTION AND RESTORATION.

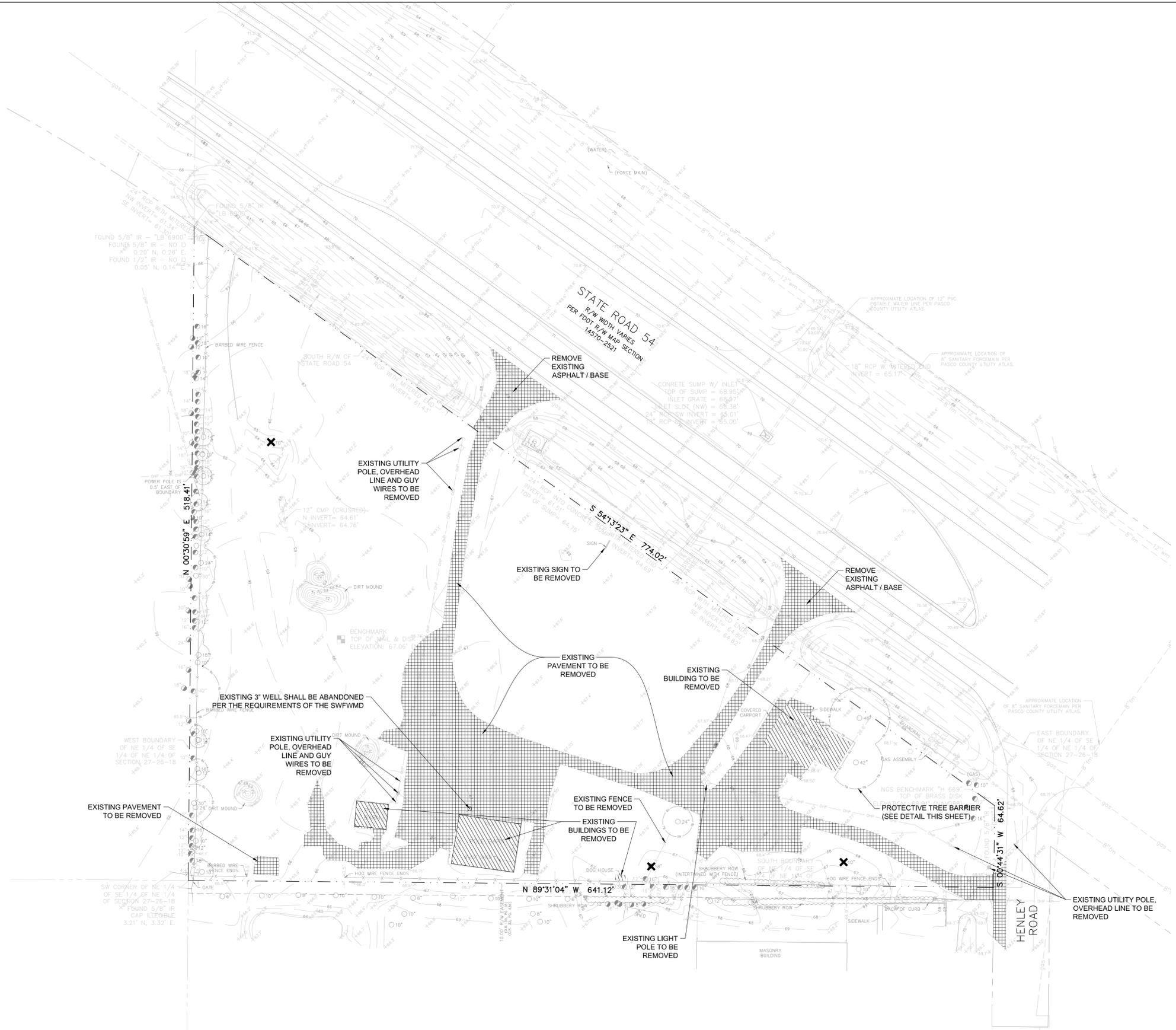
SPECIAL NOTES:

- NO TREE SHALL BE REMOVED UNLESS SPECIFICALLY TAGGED FOR REMOVAL BY THE ENGINEER.
- THE CONTRACTOR SHALL TAKE SPECIAL CARE NOT TO DAMAGE TREES THAT ARE TO REMAIN.
- ROOTS GREATER THAN 1" DIAMETER SHALL NOT BE CUT UNLESS OTHERWISE APPROVED BY THE ENGINEER.
- TREE ROOTS OF 1" DIAMETER OR LARGER THAT NEED TO BE CUT SHALL BE CUT NEATLY.
- STOCKPILED MATERIALS OR UNNECESSARY VEHICULAR TRAFFIC SHALL NOT BE ALLOWED OVER ANY TREE ROOTS SYSTEM.
- TYPE-A BARRIER OR TYPE-B BARRIER SHALL BE CONSTRUCTED WHEN CALLED FOR ON PLANS OR AS DIRECTED BY THE ENGINEER. BARRIERS SHALL BE MAINTAINED IN PLACE UNTIL REMOVAL IS DIRECTED BY THE ENGINEER.
- COST OF ALL TREE BARRICADES SHALL BE INCLUDED IN PAY ITEM 120-1100 (GRADING).
- ALL DEMOLITION DEBRIS SHALL BE REMOVED FROM THE SITE AND LEGALLY DISPOSED OF.

TREE BARRIER NOTES AND DETAILS
NOT TO SCALE

LEGEND

- PROPERTY LINE/ ROAD RIGHT-OF-WAY
- EASEMENT LINE
- SECTION / TOWNSHIP LINE
- TB --- TB --- TB --- PROTECTIVE TREE BARRIER
- ▨ REMOVE EXISTING ASPHALT/GRAVEL
- ✕ TREES TO BE REMOVED
- 15" CAMPHOR EXISTING CAMPHOR TREE
- 13" OAK EXISTING OAK TREE
- ✱ 8" PALM EXISTING PALM TREE
- ◇ UNKNOWN TREE
- 10" PINE EXISTING PINE TREE
- ▨ EXISTING BUILDINGS TO BE REMOVED



DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

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COASTAL DESIGN CONSULTANTS
PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
727-849-8010 • FAX 727-849-8020
CA# 00009572

CLIENT: **STANLEY STEEMER OFFICES**
PAUL A. MANUEL, P.E.
P.E. # 51424

DATE: JULY 7, 2015
DRAWN BY: RGG
CHKD BY: PAM

SHEET NAME: **DEMOLITION PLAN**
PROJECT NAME: **STANLEY STEEMER OFFICES**
19936 SR 54, LUTZ
PASCO COUNTY, FLORIDA

JOB No.: 15001
SHEET
C2.0

This is a CD/CP project. Stanley Steemer Lutz Design/Construction 15001, C2.0 Demolition Plan, Oct 28, 2015. R040418

PASCO COUNTY SITE PLAN NOTES:

- ALL UTILITY CONSTRUCTION SHALL COMPLY WITH PASCO COUNTY STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER AND WASTEWATER FACILITIES SPECIFICATIONS, LATEST EDITION.
- ALL ON-SITE WATER AND SEWER FACILITIES SHALL BE OWNED AND MAINTAINED BY THE OWNER-DEVELOPER.
- INSTALLATION OF FUEL STORAGE TANKS REQUIRES REVIEW AND APPROVAL BY THE FIRE MARSHAL AND THE ISSUANCE OF A SEPARATE BUILDING PERMIT. APPROVAL OF THE SITE PLAN DOES NOT CONSTITUTE APPROVAL OF THE LOCATION OF THE FUEL TANKS.
- ALL PROPOSED SIGNS MUST BE APPLIED FOR, APPROVED, AND PERMITTED ON AN INDIVIDUAL BASIS APART FROM ANY ULTIMATELY APPROVED SITE PLAN. APPROVAL OF THIS SITE PLAN DOES NOT CONSTITUTE APPROVAL OF ANY SIGNAGE.
- HANDICAP PARKING SPACES WILL BE PROPERLY SIGNED AND STRIPED IN ACCORDANCE WITH FLORIDA STATUTE 316, THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, OR OTHER APPLICABLE STANDARDS.
- THE ARCHITECT/ENGINEER CERTIFIES THAT THE SITE HAS BEEN DESIGNED IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT.
- ALL ON-SITE PARKING SPACES WILL BE STRIPED AND SIGNED IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION. PARKING SPACES, DIRECTIONAL ARROWS, AND STOP BARS SHALL BE STRIPED IN WHITE. IT SHALL BE THE OWNER/DEVELOPER'S RESPONSIBILITY TO PROPERLY SIGN AND STRIPE IN ACCORDANCE WITH APPLICABLE STANDARDS.
- THE OWNER/DEVELOPER ACKNOWLEDGES THAT THIS APPROVAL DOES NOT INCLUDE ANY WORK IN THE COUNTY RIGHT-OF-WAY. ALL RIGHT-OF-WAY WORK SHALL BE A FUNCTION OF AN APPROVED PASCO RIGHT-OF-WAY USE PERMIT.
- ALL CLEAR-SITE AREAS SHALL BE KEPT FREE OF ANY SIGNAGE PLANTINGS, TREES, ETC. IN EXCESS OF THREE-AND-A-HALF (3-1/2) FEET IN HEIGHT.
- NO IRRIGATION SYSTEM OR LANDSCAPING SHALL BE INSTALLED IN ANY COUNTY OR STATE RIGHT-OF-WAY WITHOUT ISSUANCE OF APPROPRIATE RIGHT-OF-WAY USE PERMIT.
- THE OWNER/DEVELOPER ACKNOWLEDGES THAT THE SITE AND ITS SUBSEQUENT BUILDING PERMITS SHALL COMPLY WITH ALL REZONING/MPUD/PUD CONDITIONS.
- ALL STRUCTURES, INCLUDING BUFFER WALLS, RETAINING WALLS, SIGNAGE, ETC. REQUIRE BUILDING PERMITS.
- IN CONSIDERATION OF PASCO COUNTY'S AGREEMENT TO PROVIDE POTABLE WATER AND/OR RECLAIMED WATER TO THE SUBJECT PROPERTY, DEVELOPER/OWNER, AND ITS SUCCESSORS AND ASSIGNS, AGREE TO THE FOLLOWING:
 - IN THE EVENT OF PRODUCTION FAILURE OR SHORTFALL BY TAMPA BAY WATER, AS SET FORTH IN SECTION 3.19 OF THE INTERLOCAL AGREEMENT CREATING TAMPA BAY WATER, DEVELOPER/OWNER'S SHALL TRANSFER TO PASCO COUNTY AND ANY ALL WATER USE PERMITS OR WATER USE RIGHTS THE DEVELOPER/OWNER MAY HAVE TO USE OR CONSUME SURFACE OR GROUND WATER WITHIN PASCO COUNTY.
 - PRIOR TO DEVELOPER/OWNER SELLING WATER OR WATER USE PERMITS OR WATER USE RIGHTS, DEVELOPER/OWNER SHALL NOTIFY PASCO COUNTY, AND PASCO COUNTY SHALL HAVE A RIGHT OF FIRST REFUSAL TO PURCHASE SUCH WATER OR WATER USE PERMITS OR WATER USE RIGHTS.
- FUGITIVE DUST CONTROLS SHALL BE EMPLOYED AS NEEDED TO CONTROL WINDBORNE EMISSIONS. ALL PORTIONS OF A LOT UPON WHICH DEVELOPMENT HAS COMMENCED, BUT NOT CONTINUED FOR A PERIOD OF 30 DAYS, SHALL BE PLANTED WITH GRASS SPECIES OR GRASS COVER TO PREVENT EROSION AND ENCOURAGE SOIL STABILIZATION. ADEQUATE COVERAGE, SO AS TO SUPPRESS FUGITIVE DUST, SHALL BE ACHIEVED WITHIN 45 DAYS.
- ANY SIGNIFICANT ALTERATIONS TO THE APPROVED PLANS WILL REQUIRE A RE-SUBMITTAL AND APPROVAL BY THE RESPECTIVE GOVERNING AGENCY(S). ANY WORK DONE PRIOR TO THE RESPECTIVE APPROVAL(S) IS AT THE RISK OF THE OWNER, DEVELOPER AND CONTRACTOR. SIGNIFICANT - WILL BE DETERMINED SOLELY BY THE COUNTY.
- ANY LIGHTING USED TO ILLUMINATE ANY ON OR OFF STREET PARKING AREA SHALL BE ARRANGED AS TO REFLECT THE LIGHT AWAY FROM ADJOINING RESIDENTIAL PREMISES AND PUBLIC RIGHT-OF-WAY. THERE WILL BE NO LIGHT SPILLAGE OR GLARE BEYOND THE PROJECT SITE.
- IF DURING CONSTRUCTION ACTIVITIES ANY EVIDENCE OF THE PRESENCE OF STATE AND FEDERALLY PROTECTED PLANT AND/OR ANIMAL SPECIES IS DISCOVERED, WORK SHALL COME TO AN IMMEDIATE STOP AND PASCO COUNTY SHALL BE NOTIFIED WITHIN TWO WORKING DAYS OF THE PLANT AND/OR ANIMAL SPECIES FOUND ON THE SITE.

SITE DATA NOTES:

- THERE ARE NO VARIANCES BEING APPLIED FOR.
- ALTERNATIVE STANDARDS BEING APPLIED FOR.
- THE PROPOSED DEVELOPMENT SHALL BE PERMITTED IN TWO PHASES.
- THE PROPOSED DEVELOPMENT IS LOCATED ALONG A ROADWAY LISTED IN THE TRANSPORTATION CORRIDOR PRESERVATION ORDINANCE.
- THERE ARE NO WELLHEAD PROTECTION AREAS (WPA) OR SPECIAL PROTECTION AREA (SPA) WITHIN 1,000 FEET OF THE PROPOSED DEVELOPMENT AREA.
- THERE ARE EXISTING STRUCTURES WITHIN THE PROPOSED DEVELOPMENT SITE TO BE REMOVED.
- ELEVATIONS SHOWN ARE IN FEET AND REFER TO THE NORTH AMERICAN VERTICAL DATUM OF 1988.
- REFERENCE BENCHMARK USED - PASCO COUNTY BENCHMARK #4518 AT ELEVATION 16.24'.
- THERE ARE NO KNOWN HISTORICAL RESOURCES LOCATED WITHIN THE PROPOSED DEVELOPMENT SITE.
- THERE ARE NO CATEGORY II WETLAND AREAS LOCATED WITHIN THE PROPOSED DEVELOPMENT. REFERENCE THE EXISTING WETLAND AREA TABLE.
- THERE ARE EXISTING TREES TO BE REMOVED WITHIN THE PROPOSED DEVELOPMENT SITE.
- THERE IS NO NEIGHBORHOOD PARK PROPOSED OR REQUIRED WITHIN THE PROPOSED DEVELOPMENT SITE.
- THERE ARE PROPOSED EASEMENTS WITHIN THE DEVELOPMENT SITE. REFERENCE THE PROPOSED EASEMENTS TABLE.
- THE PROPOSED DEVELOPMENT IS NOT IDENTIFIED AS AN AREA OF KNOWN ENGENDERED AND THREATENED SPECIES AS SHOWN ON MAPS 3-1A, 3-1B, OR 3-1C IN THE PASCO COUNTY COMPREHENSIVE PLAN.
- THE PROPOSED DEVELOPMENT IS NOT A LARGE SCALE COMMERCIAL SITE.
- THE PROPOSED DEVELOPMENT IS NOT LOCATED IN THE US 19 CONCURRENCY ZONE.

LEGAL DESCRIPTION:

That part of the Northeast 1/4 of the Southeast 1/4 of the Northeast 1/4 of Section 27, Township 26 South, Range 18 East, lying South of State Road 54, as now located in Pasco County, Florida.

LESS AND EXCEPT a parcel of land being a portion of the Northeast 1/4 of Section 27, Township 26 South, Range 18 East, Pasco County, Florida, being more particularly described as follows:

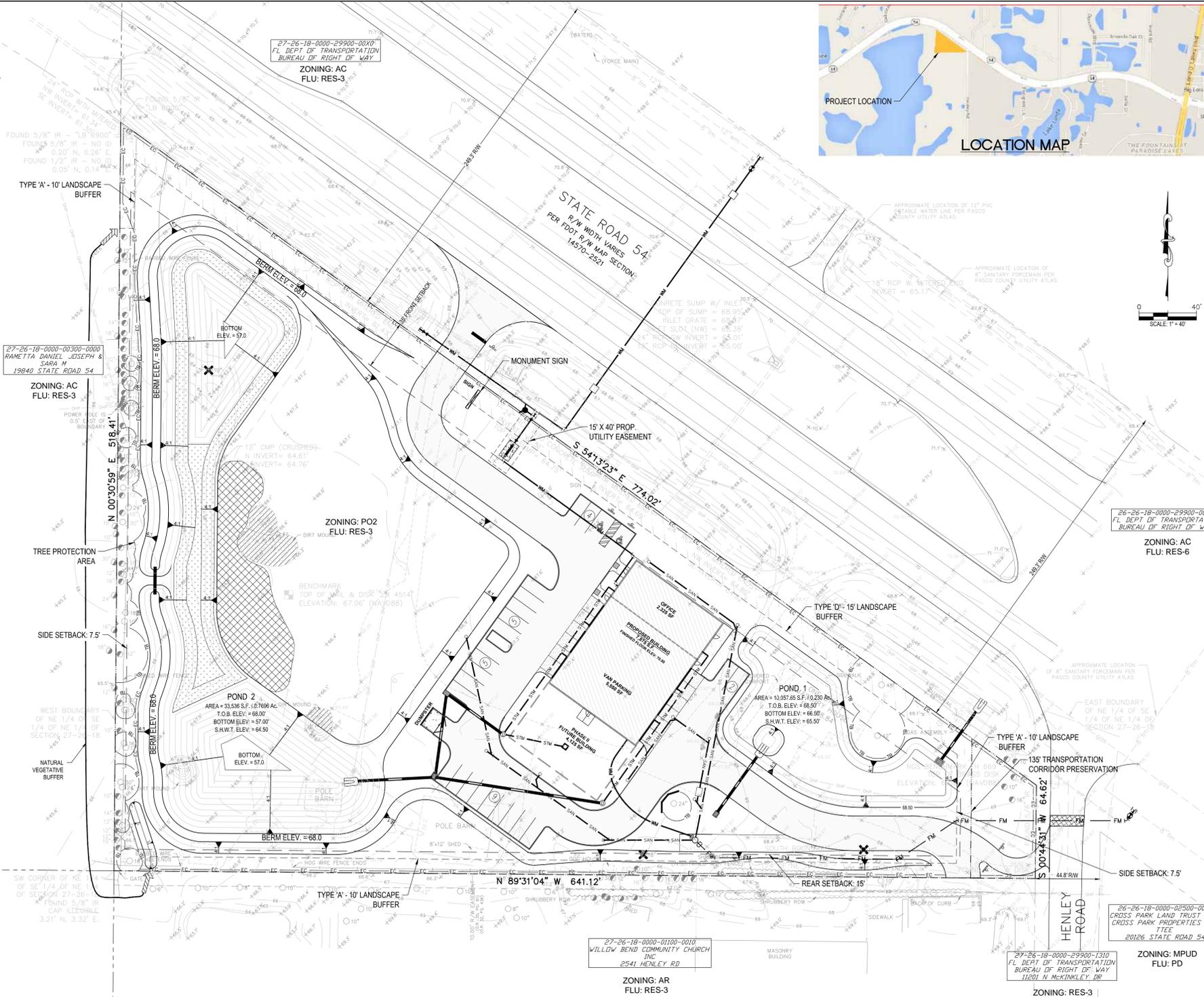
Commence at a 19 millimeter (3/4") iron pipe marking the Southeast corner of the Northeast 1/4 of Section 27, Township 26 South, Range 18 East, Pasco County, Florida; thence along the South line of the Northeast 1/4 of said Section 27, a distance of 302.081 meters (629.99 feet) to the Southwest corner of the Southeast 1/4 of the Northeast 1/4 of said Section 27; thence along the West line of the East 1/2 of the Southeast 1/4 of the Northeast 1/4 of said Section 27, a distance of 358.593 meters (1,176.48 feet) to the POINT OF BEGINNING; thence continue North 00°31'50" East, a distance of 5.368 meters (17.61 feet) to the existing Southern right of way line of State Road 54; thence along said line the following three courses: (1) South 54°22'28" East, a distance of 139.341 meters (457.15 feet); (2) North 35°37'32" East, a distance of 3.048 meters (10.00 feet); (3) South 54°22'28" East, a distance of 105.756 meters (346.97 feet) to the East line of the Northeast 1/4 of said Section 27; thence along said line, South 00°35'01" West, a distance of 24.838 meters (81.49 feet) to the South line of the Northeast 1/4 of the Southeast 1/4 of said Section 27; thence along said South line, North 89°30'13" West, a distance of 6.948 meters (22.80 feet); thence North 00°45'22" East, a distance of 19.764 meters (64.84 feet); thence North 54°12'32" West, a distance of 235.807 meters (773.84 feet) to the point of curvature of a curve concave to the Southwest, having a radius of 460.359 meters (1,512.33 feet); thence Northwest along the arc of said curve 3.485 meters (11.43 feet) through a central angle of 00°25'59"; a chord distance of 3.485 meters (11.43 feet) and a chord bearing of North 54°25'32" West to the POINT OF BEGINNING.

UTILITY SUPPLIERS

- | | |
|---|--|
| <p>BRIGHT HOUSE NETWORKS
ATTN: HELEN FIRE
TRI - COUNTY CONSTRUCTION DEPT.
30432 STATE ROAD 54
WESLEY CHAPEL, FL 33543
(813) 862-0522</p> <p>DUKE ENERGY
ATTN: SHARON DEAR
452 E. CROWN POINTE RD
WINTER GARDEN, FL 33787
(407) 905-3321</p> <p>VERIZON FLORIDA, LLC
ATTN: DAVID WYNNIS
1909 US HWY 301 NORTH, BUILDING D
TAMPA, FL 33619
T (813) 627-8343 / F (813) 635-0849</p> | <p>PASCO COUNTY UTILITIES SERVICES
ATTN: PAUL HAMAR
PUBLIC WORKS UTILITIES BUILDING
7636 STATE STREET, SUITE 205
NEW PORT RICHEY, FL 34654-9598
(727) 847-8145</p> <p>TECO PEOPLES GAS
ATTN: MICHAEL AMASON
1400 CHANNELSIDE DR
TAMPA, FL 33605
(813) 275-3783</p> |
|---|--|

PROPOSED LEGEND

- | | |
|--------------------------------|--|
| --- BOUNDARY/RIGHT-OF-WAY | ▨ PROPOSED ASPHALT PAVEMENT |
| --- PROPOSED EDGE OF PAVEMENT | ▨ PROPOSED CONCRETE PAVEMENT |
| --- PROPOSED CURB | ▨ PROPOSED LANDSCAPE BUFFER |
| --- PROPOSED STRIPING | ▨ PROPOSED GRASS/LANDSCAPE AREA |
| --- PROPOSED EASEMENT | ○ TREES TO BE SAVED (TREE PROTECTION AREA) |
| --- PROPOSED SETBACK LINE | ✕ TREES TO BE REMOVED |
| --- PROPOSED CONCRETE SIDEWALK | |



SECTION 27, TOWNSHIP 26S, RANGE 18E

SITE DATA

PROPERTY LOCATION: 19936 S.R. 54, LUTZ, FLORIDA
PARENT TRACT IDENTIFICATION NUMBER: 2726-18-0000-00900-0000
ZONING CLASSIFICATION: PO2
FUTURE LAND USE CLASSIFICATION: RES-3
PARENT TRACT GROSS AREA: 4.3 ACRES
PARENT TRACT NET AREA(UPLAND AREA): 4.3 ACRES
DEVELOPMENT AREA (PROJECT AREA): ON-SITE AREA = 4.3 Ac.
 ROADWAY AREA = 0.67 Ac.
 TOTAL AREA = 4.3 Ac.

EXISTING PROPERTY USE: VACANT
PROPOSED PROPERTY USE: PROFESSIONAL OFFICE
NUMBER OF PROPOSED LOTS: 1
NUMBER OF PROPOSED PHASES: 2
DEVELOPMENT OF REGIONAL IMPACT HISTORY: N/A
ZONING/CONDITIONAL USE/SPECIAL EXCEPTIONS HISTORY:
 PETITION No. DATE REQUEST HISTORY ACTION
 ORIGINAL 11/1975 N/A N/A
 R25039 09/24/1996 AC TO AR & PO2 APP W/CONDS
 SE6910 04/2010 DAY CARE CENTER APP W/CONDS
 SE5520 11/10/1999 EXPAND NON CONFORMING USE APP W/CONDS
 R26564 04/2006 AC TO PO2 APP W/CONDS
 SE-7086 12/04/2013 DAYCARE IN PO2 APP W/CONDS

MINIMUM LOT REQUIREMENTS: REAR SETBACK: 15 FEET, SIDE SETBACK: 7.5 FEET, FRONT SETBACK: 35 FEET, LOT WIDTH: 100 FEET, LOT AREA: 15,000 S.F.
MAXIMUM LOT REQUIREMENTS: BUILDING HEIGHT: 35 FEET, LOT COVERAGE: 35%

PARKING REQUIRED: OFFICE: NON-MEDICAL ADMIN. BUSINESS AND DEVELOPMENT: 1 SPACE / 300 S.F., 2,325 S.F. / 300 S.F. = 8 SPACES
 INDOOR PARKING: 1 SPACE / EMPLOYEE + 1 SPACE / VEHICLE + ADDITIONAL SPACES REQUIRED TO ACCOMMODATE FACILITY AT ONE TIME.
 10 EMPLOYEES X 1 SPACE = 10 SPACES (ALL FACILITY VEHICLES ASSOCIATED W/OFFICE ARE STORED WITHIN BUILDING)
 TOTAL: 18 SPACES (INCLUDES PHASE 1 & 2)

PARKING PROPOSED: PROPOSED = 25 SPACES INCLUDING 2 HANDICAP

PROPOSED DENSITY CALCULATIONS:

COVERAGE	SQUARE FEET	ACRES	PERCENTAGE
BUILDING: (PHASE 1)	7,875 Sq-Ft	0.18 Ac	4.21 %
BUILDING: (PHASE 2)	4,125 Sq-Ft	0.10 Ac	2.21 %
PAVEMENT:	29,615 Sq-Ft	0.68 Ac	15.85 %
GRASS:	102,419 Sq-Ft	2.36 Ac	54.81 %
DRAINAGE RETENTION	42,838 Sq-Ft	0.98 Ac	22.92 %
WETLANDS:	N/A	N/A	N/A
TOTAL SUBJECT PROPERTY:	186,872 Sq-Ft	4.29 Ac	100 %

LOT COVERAGE: MAXIMUM LOT COVERAGE - RES-3: 0.35, PROPOSED LOT COVERAGE - PO2: PHASE 1 & 2 = 12,000 S.F. / 186,872 = 0.06

NEIGHBOURHOOD PARK AREAS: N/A **EXISTING VEGETATION:** GRASS & TREES

FLOOD ZONE: A & AE FEMA COMMUNITY PANEL NO. 120230 0403F - SEPT. 26, 2014

EXISTING WETLAND AREA AND DRAINAGE FACILITIES:

NAME	CLASS	SIZE
N/A	N/A	N/A
STORMWATER/MITIGATION AREA	N/A	N/A

FIRE DISTRICT: MSTU **FIRE PREVENTION:** FIRE HYDRANTS

EXISTING STREET TABLE:

STREET NAME	TYPE	R/W WIDTH	PAVEMENT WIDTH
S.R. 54	ARTERIAL	250'	VARIES
HENLEY ROAD	COLLECTOR	45'	24'

PROPOSED STREET TABLE:

DESCRIPTION	SIZE
N/A	N/A

PROPOSED STRUCTURE TABLE:

DESCRIPTION	SIZE	HEIGHT
OFFICE BUILDING - PHASE 1	7,875 S.F.	<35'
OFFICE BUILDING - PHASE 2	4,125 S.F.	<35'

PROPOSED EASEMENT TABLE:

DESCRIPTION	USE	SIZE
UTILITY EASEMENT	RBPB	15' X 40'

HISTORICAL RESOURCES TABLE:

SITE NUMBER	DESCRIPTION	SIGNIFICANCE AREA S.F.
N/A	N/A	N/A

TRANSPORTATION PRESERVATION CORRIDOR TABLE: S.R. 54 - 250', HENLEY ROAD - 135'

EXISTING SOILS: USDA SOIL SURVEY OF PASCO COUNTY INDICATES: NARCOOSE (26)

EARTHWORK: CUT VOLUME: 3,600 CU. YDS., FILL VOLUME: 2,350 CU. YDS.

TREE REMOVAL: (1) 18" PINE TREE, (1) 10" CAMPHOR TREE, (1) 10" UNKNOWN TREE

GEOTECHNICAL REPORT: REPORT OF GEOTECHNICAL ENGINEERING SERVICES PREPARED BY TIERRA, INC. DATED 06/30/2015 (REVISED JULY 7, 2015)

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

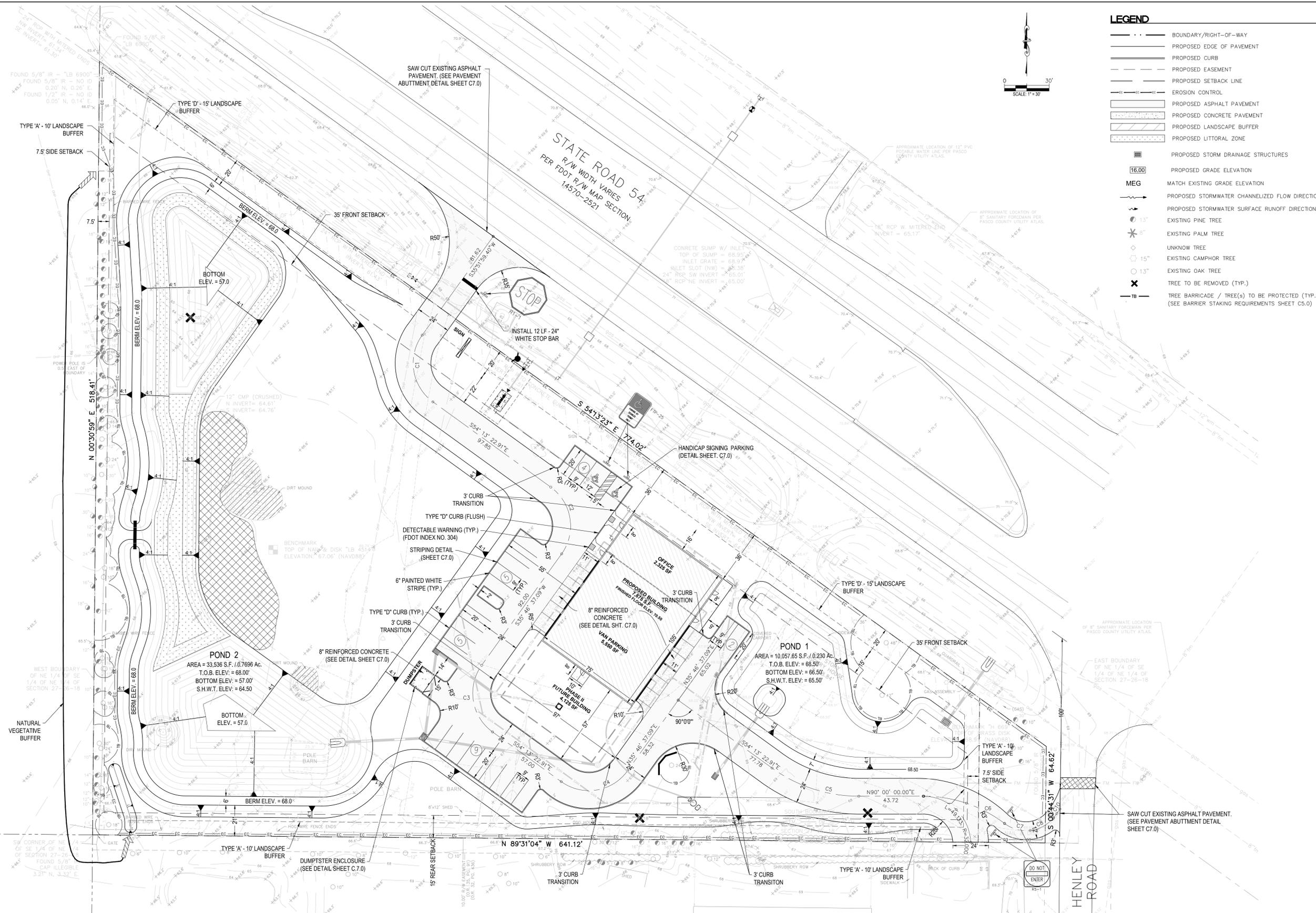
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CLIENT: **STANLEY STEEMER OFFICES**
 PAUL A. MANUEL, P.E. P.E. # 51424

SHEET NAME: PRELIMINARY SITE PLAN
PROJECT NAME: STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA

JOB No.: 15001
SHEET C3.0

Curve Table: Alignments			
Curve #	Radius	Length	Chord Direction
C1	32.000	50.315	S9° 10' 41.76"E
C2	32.000	50.265	S9° 13' 22.91"E
C3	32.000	50.265	S9° 13' 22.91"E
C4	32.000	50.265	N80° 46' 37.09"E
C5	100.000	62.443	S72° 06' 41.46"E
C6	90.000	58.362	S71° 25' 22.17"E
C7	24.000	36.512	N83° 34' 17.17"E
C8	24.000	36.512	N83° 34' 17.17"E
C9	56.000	7.374	N36° 12' 59.26"E
C10	56.000	7.374	N36° 12' 59.26"E



- LEGEND**
- BOUNDARY/RIGHT-OF-WAY
 - PROPOSED EDGE OF PAVEMENT
 - PROPOSED CURB
 - PROPOSED EASEMENT
 - PROPOSED SETBACK LINE
 - EROSION CONTROL
 - PROPOSED ASPHALT PAVEMENT
 - PROPOSED CONCRETE PAVEMENT
 - PROPOSED LANDSCAPE BUFFER
 - PROPOSED LITTORAL ZONE
 - PROPOSED STORM DRAINAGE STRUCTURES
 - 16.00 PROPOSED GRADE ELEVATION
 - MEG MATCH EXISTING GRADE ELEVATION
 - PROPOSED STORMWATER CHANNELIZED FLOW DIRECTION
 - PROPOSED STORMWATER SURFACE RUNOFF DIRECTION
 - 13" EXISTING PINE TREE
 - 8" EXISTING PALM TREE
 - UNKNOWN TREE
 - 15" EXISTING CAMPHOR TREE
 - 13" EXISTING OAK TREE
 - ✕ TREE TO BE REMOVED (TYP.)
 - TB TREE BARRICADE / TREE(S) TO BE PROTECTED (TYP.) (SEE BARRIER STAKING REQUIREMENTS SHEET C5.0)

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COASTAL DESIGN CONSULTANTS
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
 727-849-8010 • Fax 727-849-8020
 CA# 00009572

CLIENT:
STANLEY STEEMER OFFICES
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
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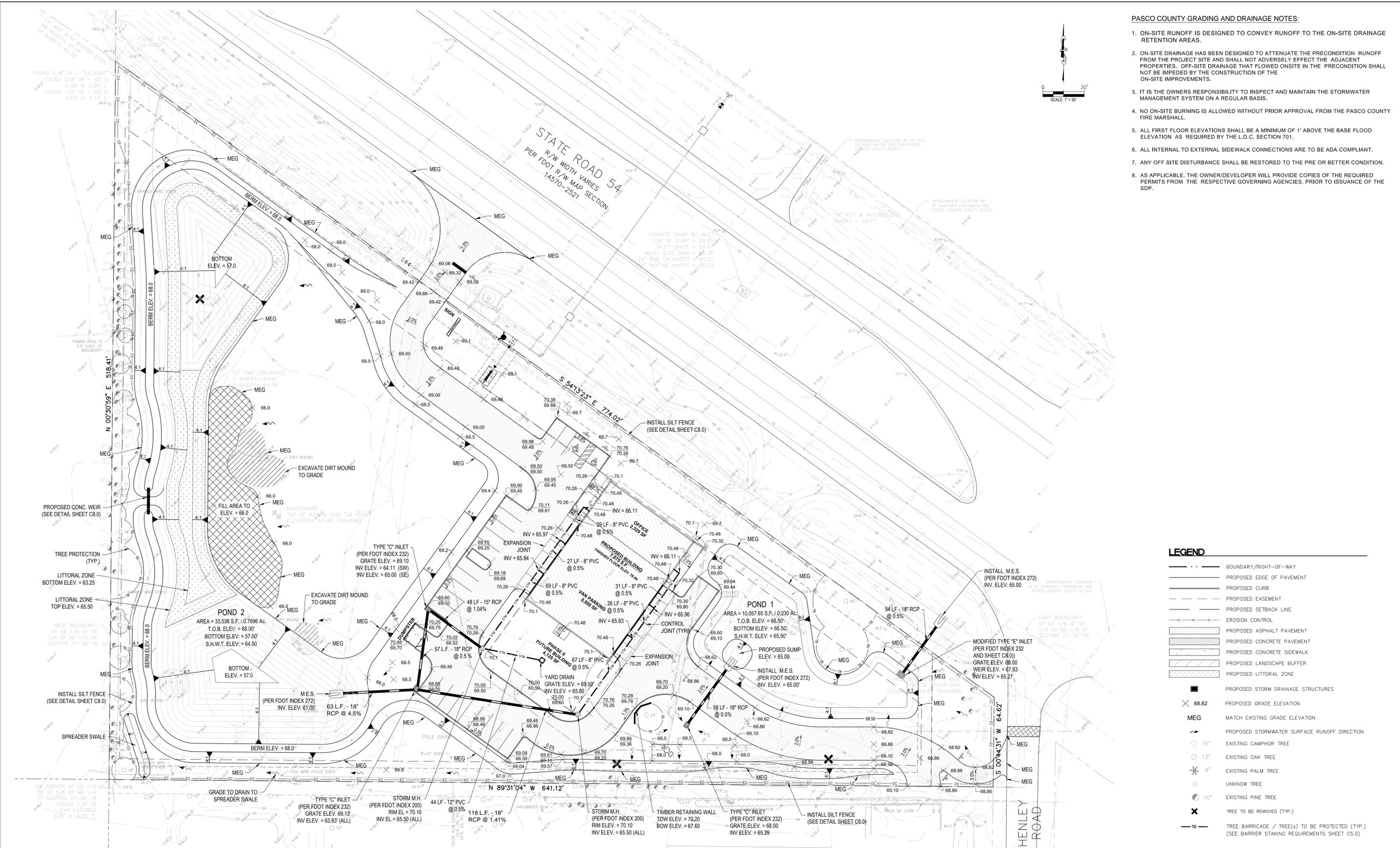
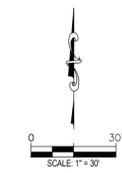
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SHEET NAME:
 SITE / HORIZONTAL CONTROL PLAN
 PROJECT NAME:
 STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA

JOB No: 15001
 SHEET
C4.0

PASCO COUNTY GRADING AND DRAINAGE NOTES:

1. ON-SITE RUNOFF IS DESIGNED TO CONVEY RUNOFF TO THE ON-SITE DRAINAGE RETENTION AREAS.
2. ON-SITE DRAINAGE HAS BEEN DESIGNED TO ATTENUATE THE PRECONDITION RUNOFF FROM THE PROJECT SITE AND SHALL NOT ADVERSELY EFFECT THE ADJACENT PROPERTIES. OFF-SITE DRAINAGE THAT FLOWED ONSITE IN THE PRECONDITION SHALL NOT BE IMPEDED BY THE CONSTRUCTION OF THE ON-SITE IMPROVEMENTS.
3. IT IS THE OWNERS RESPONSIBILITY TO INSPECT AND MAINTAIN THE STORMWATER MANAGEMENT SYSTEM ON A REGULAR BASIS.
4. NO ON-SITE BURNING IS ALLOWED WITHOUT PRIOR APPROVAL FROM THE PASCO COUNTY FIRE MARSHALL.
5. ALL FIRST FLOOR ELEVATIONS SHALL BE A MINIMUM OF 1' ABOVE THE BASE FLOOD ELEVATION AS REQUIRED BY THE L.D.C. SECTION 701.
6. ALL INTERNAL TO EXTERNAL SIDEWALK CONNECTIONS ARE TO BE ADA COMPLIANT.
7. ANY OFF SITE DISTURBANCE SHALL BE RESTORED TO THE PRE OR BETTER CONDITION.
8. AS APPLICABLE, THE OWNER/DEVELOPER WILL PROVIDE COPIES OF THE REQUIRED PERMITS FROM THE RESPECTIVE GOVERNING AGENCIES, PRIOR TO ISSUANCE OF THE SDP.



LEGEND

	BOUNDARY/RIGHT-OF-WAY
	PROPOSED EDGE OF PAVEMENT
	PROPOSED CURB
	PROPOSED EASEMENT
	PROPOSED SETBACK LINE
	EROSION CONTROL
	PROPOSED ASPHALT PAVEMENT
	PROPOSED CONCRETE PAVEMENT
	PROPOSED CONCRETE SIDEWALK
	PROPOSED LANDSCAPE BUFFER
	PROPOSED LITTORAL ZONE
	PROPOSED STORM DRAINAGE STRUCTURES
	PROPOSED GRADE ELEVATION
	MATCH EXISTING GRADE ELEVATION
	PROPOSED STORMWATER SURFACE RUNOFF DIRECTION
	EXISTING CAMPHOR TREE
	EXISTING OAK TREE
	EXISTING PALM TREE
	UNKNOWN TREE
	EXISTING PINE TREE
	TREE TO BE REMOVED (TYP.)
	TREE BARRICADE / TREE(S) TO BE PROTECTED (TYP.) (SEE BARRIER STAKING REQUIREMENTS SHEET C5.0)

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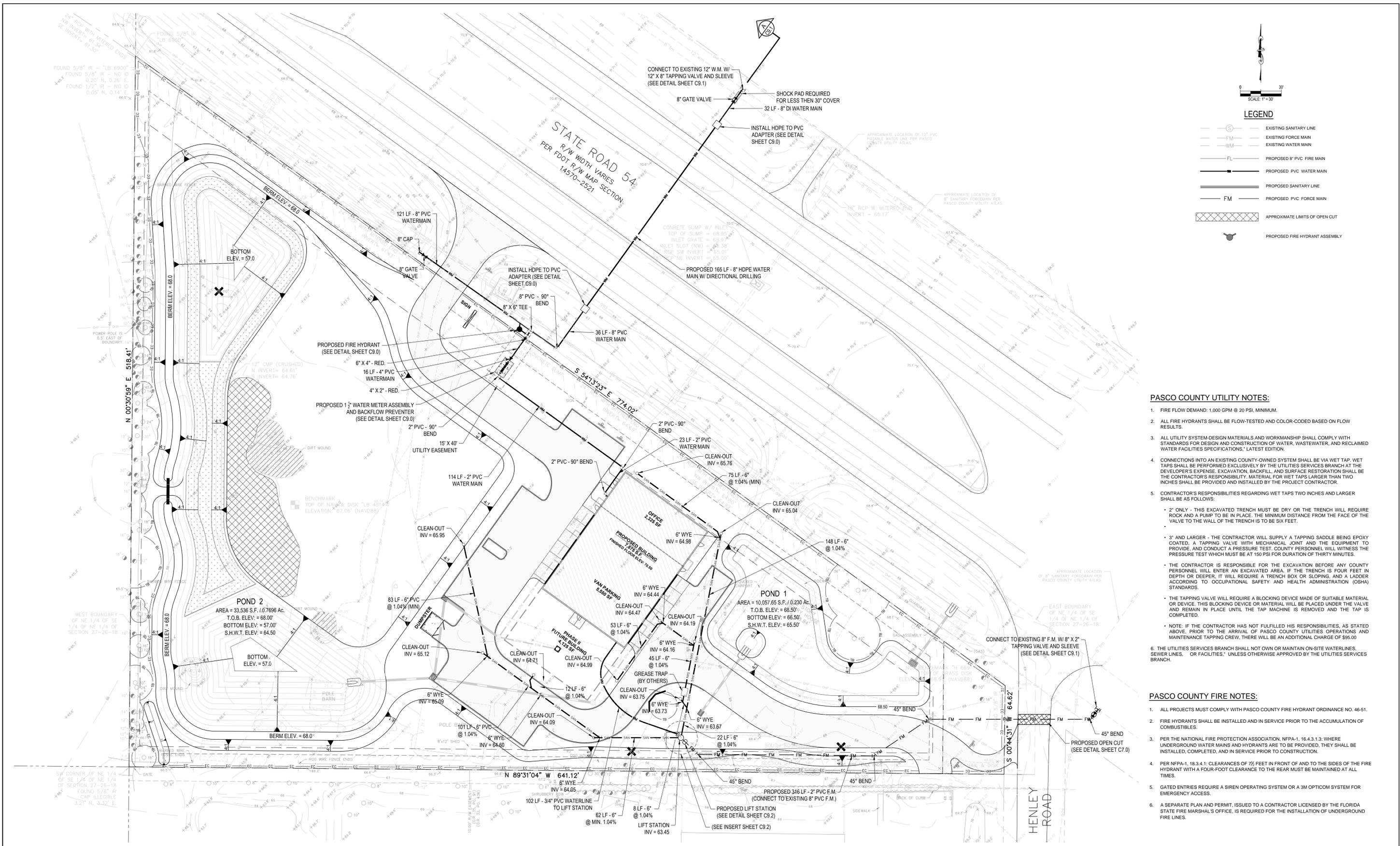
PAUL A. MANUEL, P.E.
 P.E. # 51424

STANLEY STEEMER OFFICES
 CLIENT:
 DATE: JULY 7, 2015
 DRAWN BY: RGG
 CHKD BY: PAM

SHEET NAME:
PAVING AND GRADING PLAN
 PROJECT NAME:
**STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA**

JOB No: **15001**
SHEET
C5.0

This is a CD/CP project (15001 Stanley Steemer) Review: LUTZ/Design/Construction/SDP, C5.0 Paving and grading plan Rev. 07/07/2015 - R04/006



LEGEND

- EXISTING SANITARY LINE
- EXISTING FORCE MAIN
- EXISTING WATER MAIN
- PROPOSED 8" PVC FIRE MAIN
- PROPOSED PVC WATER MAIN
- PROPOSED SANITARY LINE
- PROPOSED PVC FORCE MAIN
- APPROXIMATE LIMITS OF OPEN CUT
- PROPOSED FIRE HYDRANT ASSEMBLY

- PASCO COUNTY UTILITY NOTES:**
- FIRE FLOW DEMAND: 1,000 GPM @ 20 PSI MINIMUM.
 - ALL FIRE HYDRANTS SHALL BE FLOW-TESTED AND COLOR-CODED BASED ON FLOW RESULTS.
 - ALL UTILITY SYSTEM-DESIGN MATERIALS AND WORKMANSHIP SHALL COMPLY WITH STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER, WASTEWATER, AND RECLAIMED WATER FACILITIES SPECIFICATIONS, LATEST EDITION.
 - CONNECTIONS INTO AN EXISTING COUNTY-OWNED SYSTEM SHALL BE VIA WET TAP. WET TAPS SHALL BE PERFORMED EXCLUSIVELY BY THE UTILITIES SERVICES BRANCH AT THE DEVELOPER'S EXPENSE. EXCAVATION, BACKFILL, AND SURFACE RESTORATION SHALL BE THE CONTRACTOR'S RESPONSIBILITY. MATERIAL FOR WET TAPS LARGER THAN TWO INCHES SHALL BE PROVIDED AND INSTALLED BY THE PROJECT CONTRACTOR.
 - CONTRACTOR'S RESPONSIBILITIES REGARDING WET TAPS TWO INCHES AND LARGER SHALL BE AS FOLLOWS:
 - 2" ONLY - THIS EXCAVATED TRENCH MUST BE DRY OR THE TRENCH WILL REQUIRE ROCK AND A PUMP TO BE IN PLACE. THE MINIMUM DISTANCE FROM THE FACE OF THE VALVE TO THE WALL OF THE TRENCH IS TO BE SIX FEET.
 - 3" AND LARGER - THE CONTRACTOR WILL SUPPLY A TAPPING SADDLE BEING EPOXY COATED, A TAPPING VALVE WITH MECHANICAL JOINT AND THE EQUIPMENT TO PROVIDE, AND CONDUCT A PRESSURE TEST. COUNTY PERSONNEL WILL WITHNESS THE PRESSURE TEST WHICH MUST BE AT 150 PSI FOR DURATION OF THIRTY MINUTES.
 - THE CONTRACTOR IS RESPONSIBLE FOR THE EXCAVATION BEFORE ANY COUNTY PERSONNEL WILL ENTER AN EXCAVATED AREA. IF THE TRENCH IS FOUR FEET IN DEPTH OR DEEPER, IT WILL REQUIRE A TRENCH BOX OR SLOPING, AND A LADDER ACCORDING TO OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS.
 - THE TAPPING VALVE WILL REQUIRE A BLOCKING DEVICE MADE OF SUITABLE MATERIAL OR DEVICE. THIS BLOCKING DEVICE OR MATERIAL WILL BE PLACED UNDER THE VALVE AND REMAIN IN PLACE UNTIL THE TAP MACHINE IS REMOVED AND THE TAP IS COMPLETED.
 - NOTE: IF THE CONTRACTOR HAS NOT FULFILLED HIS RESPONSIBILITIES, AS STATED ABOVE, PRIOR TO THE ARRIVAL OF PASCO COUNTY UTILITIES OPERATIONS AND MAINTENANCE TAPPING CREW, THERE WILL BE AN ADDITIONAL CHARGE OF \$95.00
 - THE UTILITIES SERVICES BRANCH SHALL NOT OWN OR MAINTAIN ON-SITE WATERLINES, SEWER LINES, OR FACILITIES, UNLESS OTHERWISE APPROVED BY THE UTILITIES SERVICES BRANCH.

- PASCO COUNTY FIRE NOTES:**
- ALL PROJECTS MUST COMPLY WITH PASCO COUNTY FIRE HYDRANT ORDINANCE NO. 46-51.
 - FIRE HYDRANTS SHALL BE INSTALLED AND IN SERVICE PRIOR TO THE ACCUMULATION OF COMBUSTIBLES.
 - PER THE NATIONAL FIRE PROTECTION ASSOCIATION, NFPA-1, 16.4.3.1.3: WHERE UNDERGROUND WATER MAINS AND HYDRANTS ARE TO BE PROVIDED, THEY SHALL BE INSTALLED, COMPLETED, AND IN SERVICE PRIOR TO CONSTRUCTION.
 - PER NFPA-1, 18.3.4.1: CLEARANCES OF 7 1/2 FEET IN FRONT OF AND TO THE SIDES OF THE FIRE HYDRANT WITH A FOUR-FOOT CLEARANCE TO THE REAR MUST BE MAINTAINED AT ALL TIMES.
 - GATED ENTRIES REQUIRE A SIREN OPERATING SYSTEM OR A 3M OPTICOM SYSTEM FOR EMERGENCY ACCESS.
 - A SEPARATE PLAN AND PERMIT, ISSUED TO A CONTRACTOR LICENSED BY THE FLORIDA STATE FIRE MARSHAL'S OFFICE, IS REQUIRED FOR THE INSTALLATION OF UNDERGROUND FIRE LINES.

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

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 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
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CLIENT: **STANLEY STEEMER OFFICES**

PAUL A. MANUEL, P.E.
 P.E. # 51424

STANLEY STEEMER OFFICES

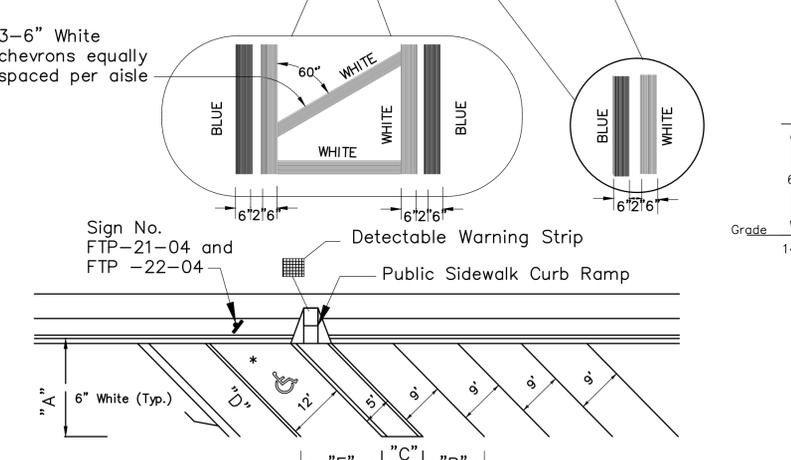
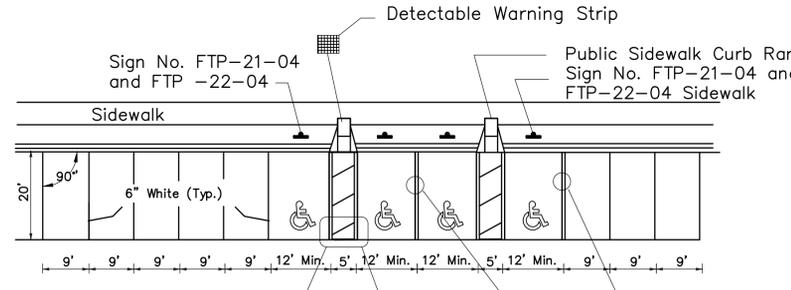
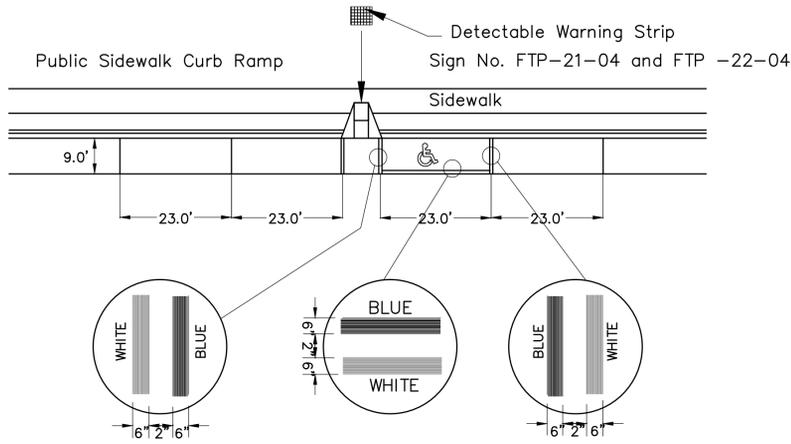
DATE: JULY 7, 2015 DRAWN BY: RGG CHKD BY: PAM

SHEET NAME: **UTILITY PLAN**

PROJECT NAME: **STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA**

JOB No.: **15001**

SHEET C6.0

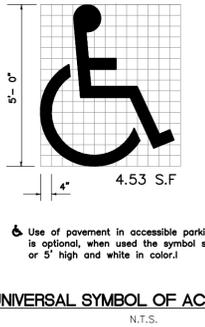


*** FOR ACCESSIBLE MARKING-SEE ABOVE**

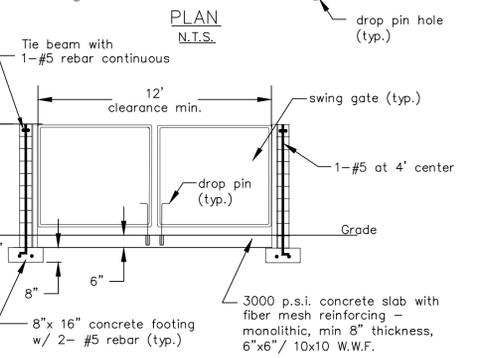
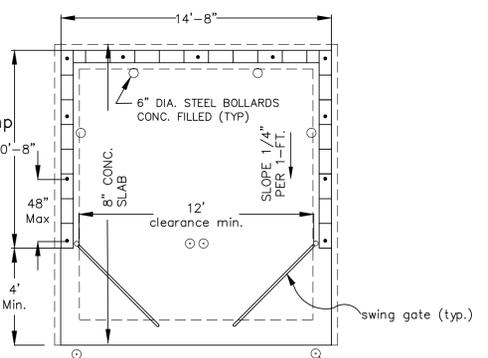
DIMENSIONS					
ANGLE	"A"	"B"	"C"	"D"	"E"
45°	20'-0"	12'-9"	7'-1"	28'-3"	17'-0"
60°	21'-0"	10'-5"	5'-9"	24'-3"	13'-10"

- NOTES:**
- Dimensions are to the centerline of markings.
 - An access aisle is required for each accessible space when angle parking is used.
 - Criteria for pavement markings only, not public sidewalk curb ramp locations. For ramp locations refer to plans.
 - Blue pavement markings shall be tinted to match shade 15180 of Federal Standards 595a.
 - The FTP-22-04 panel shall be mounted below the FTP-21-04 sign.

PAVEMENT MARKING FOR PUBLIC SIDEWALK CURB RAMPS
N.T.S.

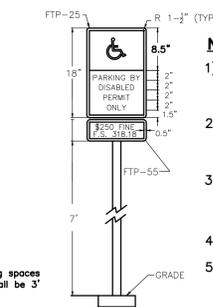


"UNIVERSAL SYMBOL OF ACCESSIBILITY"
N.T.S.

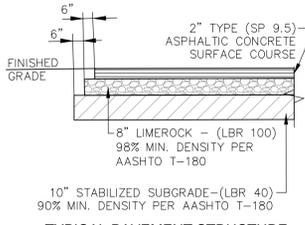


ELEVATION
N.T.S.

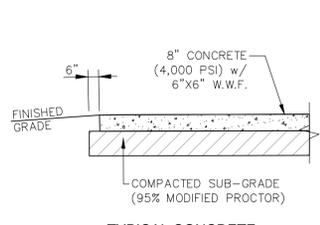
SINGLE DUMPSTER DETAIL
N.T.S.



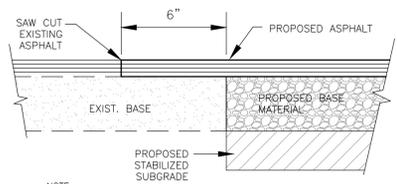
- NOTE**
- ALL LETTERS TO BE 1" SERIES "C", BLACK AND SHALL CONFORM TO FDOT "ROADWAY AND TRAFFIC DESIGN STANDARDS". (LATEST EDITION)
 - TOP PORTION OF SIGN TO HAVE REFLECTORIZED (ENGINEERING GRADE) BLUE BACKGROUND WITH WHITE REFLECTORIZED LEGEND AND BORDER.
 - BOTTOM PORTION OF SIGN SHALL HAVE A REFLECTORIZED (ENGINEERING GRADE) WHITE BACKGROUND WITH BLACK OPAQUE LEGEND BORDER.
 - ONE SIGN REQUIRED FOR EACH PARKING SPACE.
 - HEIGHT OF SIGN BOTTOM SHALL BE 7' ABOVE GROUND IN ACCORDANCE WITH FDOT "ROADWAY AND TRAFFIC DESIGN STANDARDS" (LATEST EDITION).



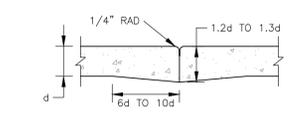
TYPICAL PAVEMENT STRUCTURE
N.T.S.



TYPICAL CONCRETE PAVEMENT STRUCTURE
N.T.S.



PROPOSED PAVEMENT ABUTMENT DETAIL
N.T.S.

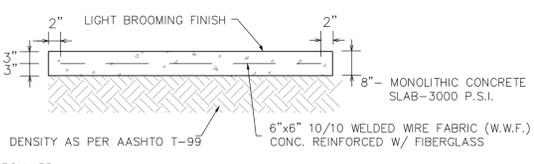


CONSTRUCTION JOINT
N.T.S.

- NOTES:**
- WALLS**
 - New construction: maximum 6'-0" high and constructed of concrete block (8"x8"x16"). Materials used should be consistent with those used in the construction of an architectural style of the principal building.
 - Existing: maximum 6'-0" high replacement materials can be made of the same materials as long as they are made of approved opaque material.
 - FOOTINGS**
8"x16" concrete w/ 2- #5 continuous rebar imbedded.
 - CONCRETE SLAB**
Monolithic, min. 8" thickness w/ imbedded 6"x6"/10x10 welded wire fabric (W.W.F.), 3000 P.S.I. with fiber mesh reinforcing.
 - CONCRETE FILLED CELLS**
With 1-#5 vertical rebar tied to footer steel at each corner and every 4' O.C.
 - GATES**
Constructed of min. 1-1/2" diameter galvanized tubular steel w/ privacy-type slats inserted in galvanized steel mesh fabric, hinge-mounted on min. 3" diameter galvanized steel post. (Gates and post constructed and installed per applicable building code by licensed fence contractor).
 - DROP PIN**
1/2" dia. 18" long metal rod gate latch. Provide 3/4" dia. hole 6" into concrete for rods. In asphalt provide a 3/4" P.V.C. sleeve, 6" long, or equal.
 - SOIL**
Soil bearing capacity to be at least 2,500 P.S.F.
 - BOLLARD**
3'-6" high, 6" diameter steel pipe bollard filled with concrete, painted traffic yellow, imbedded 3'-0" deep in 18" concrete foundation. See Architectural Plans for bollard locations.

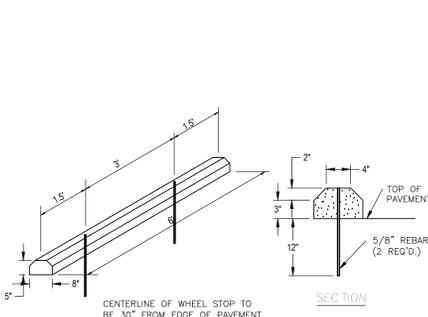
CONCRETE MASONRY WALL CONSTRUCTION

- Materials, construction and quantity control of masonry shall be in accordance with Uniform Building Code (UBC), Chapter 24. General conditions and construction requirements shall be applied as specified in UBC, Section 2404 (f), during grouted masonry work.
- All reinforcing steel shall be deformed bars conforming to ASTM A-615, Grade 60. Vertical reinforcement shall be placed in the center of the masonry cell, and shall be held in position at the top and bottom.
 - If a slab dowel does not line-up with a vertical core, it shall not be sloped more than one horizontal in six verticals (1:6).
 - Horizontal wall reinforcement shall be standard truss type DUR-O-WALL (or equivalent) at 16" o.c..
 - Hollow Load-bearing Concrete Masonry Units shall be normal weight conforming to ASTM C-90, with a minimum compressive strength of 1,900 PSI.
 - Mortar shall be type M or S, in accordance with ASTM C-270. Place all masonry in running bond with 3/8" mortar joints. Provide complete coverage face shell mortar bedding, horizontal and vertical.
 - Coarse grout shall conform to ASTM C-476, with a maximum aggregate size of 3/8", 8" to 10" slump, and a minimum compressive strength of 2,500 PSI at 28 days.
 - Minimum 3" x 3" clean-out holes (saw-cut) are required at the bottom course of all cells to verify grout placement. Clean-outs shall be sealed after masonry inspection-provided in accordance with ACI 531-4.6, and before grouting.
 - Prior to grouting, the grout space shall be clean, with no mortar projections greater than 1/2", mortar droppings or other foreign material. All cells shall be in vertical alignment, and shall solidly be filled with coarse grout as specified.
 - During placing, grout shall be consolidated with flexible cable vibrator. First grout pour shall be stopped a minimum of 1 - 1/2" below the top of the middle bond beam masonry.

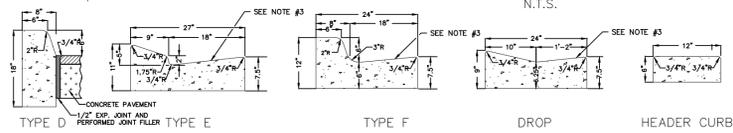


REINFORCED CONCRETE DUMPSTER PAD
N.T.S.

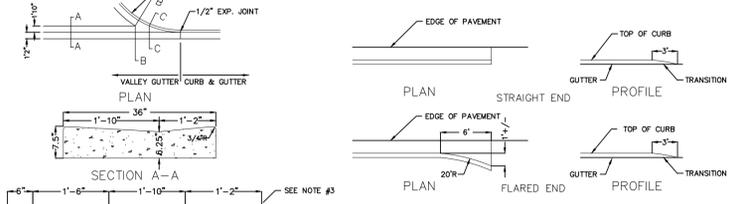
CONCRETE WHEEL STOP DETAIL
N.T.S.



CONCRETE WHEEL STOP DETAIL
N.T.S.



CONCRETE SIDEWALK DETAIL
N.T.S.



CURB TYPES

CURB & GUTTER ENDINGS

- NOTES:**
- SEE F.D.O.T. INDEX NO. 300 FOR ADDITIONAL DETAILS.
 - THE PAVEMENT SURFACE ON LOW PAVEMENT EDGE IS TO BE 1/4" ABOVE THE LIP OF THE GUTTER. THE PAVEMENT SURFACE ON THE HIGH PAVEMENT EDGE IS TO BE FLUSH WITH THE GUTTER.
 - GUTTER SLOPES - WHEN USED ON THE 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 THE PLANS.
 - FOR CURB, GUTTER, AND CURB & GUTTER PROVIDE 1/4" - 1/2" CONTRACTION JOINTS AT 10' CENTERS (MAX.). CONTRACTION JOINTS ADJACENT TO CONCRETE PAVEMENT ON TANGENTS AND FLAT CURVES ARE TO MATCH THE PAVEMENT JOINTS, WITH INTERMEDIATE JOINTS NOT TO EXCEED 10' CENTERS. CURB, GUTTER AND CURB & GUTTER EXPANSION JOINTS SHALL BE LOCATED IN ACCORDANCE WITH SECTION 520 OF THE FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
 - A 1/2" EXPANSION JOINT IS REQUIRED BETWEEN CONCRETE PAVEMENT AND CURBS AND/OR GUTTERS.
 - ENDS OF TYPE "D" CURBS SHALL TRANSITION FROM FULL TO ZERO HEIGHTS IN 3'.
 - THE CONCRETE USED FOR CURBS AND/OR GUTTERS IS TO BE A MINIMUM 3,000 PSI.

CURB AND GUTTER DETAILS

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

REUSE OF DOCUMENT

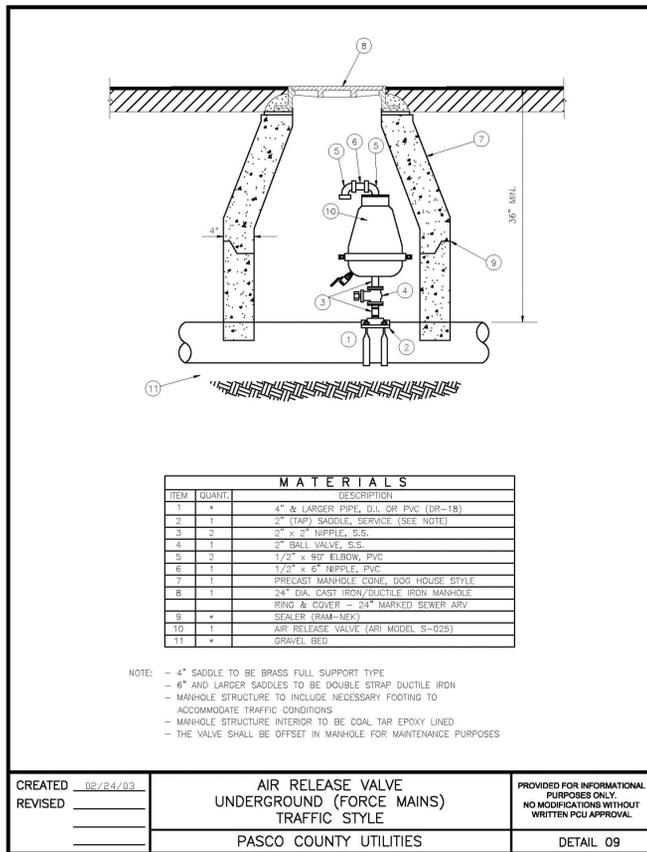
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PAUL A. MANUEL, P.E.
P.E. # 51424

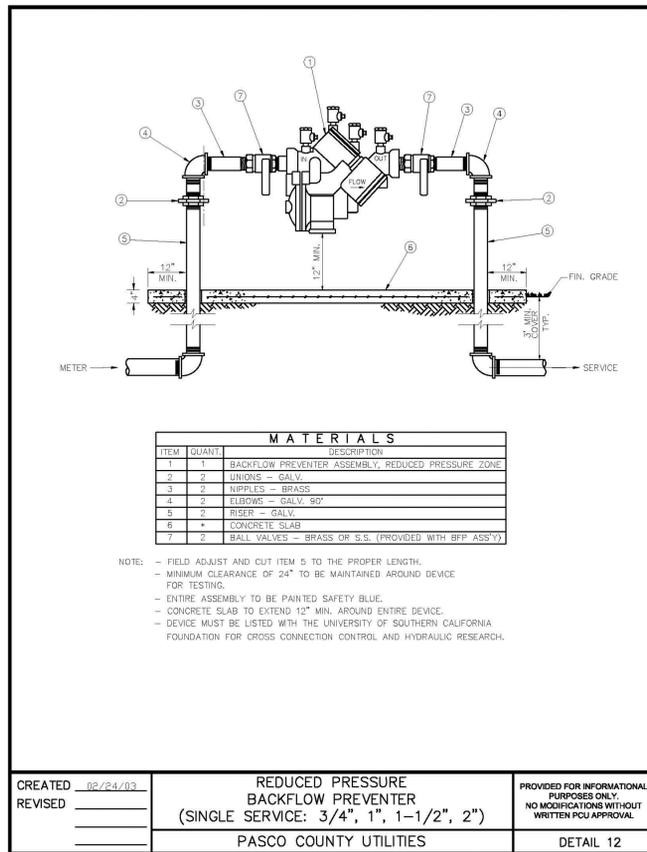
SITE DETAILS

PROJECT NAME: STANLEY STEEMER OFFICES
19936 SR 54, LUTZ
PASCO COUNTY, FLORIDA

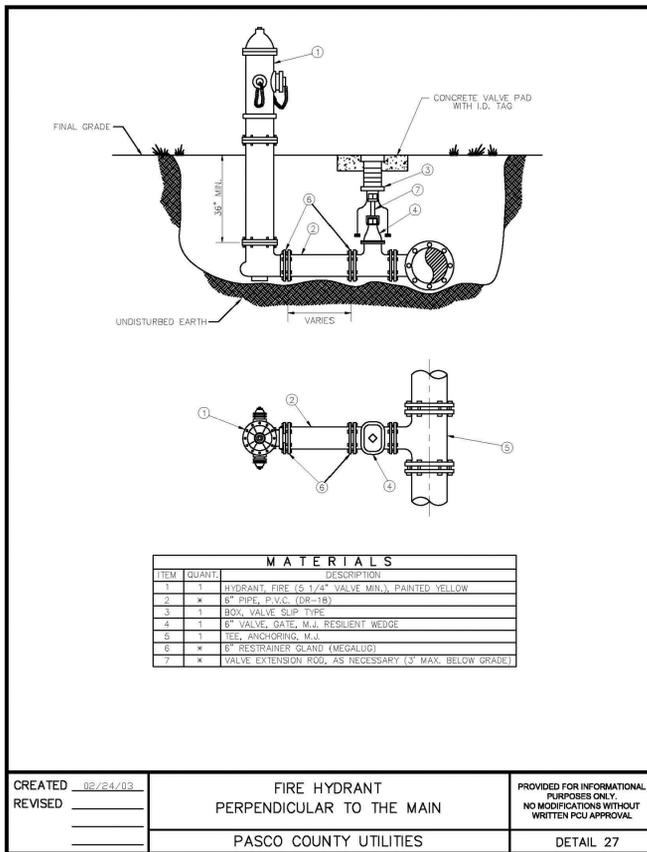
JOB No: 15001
SHEET
C7.0



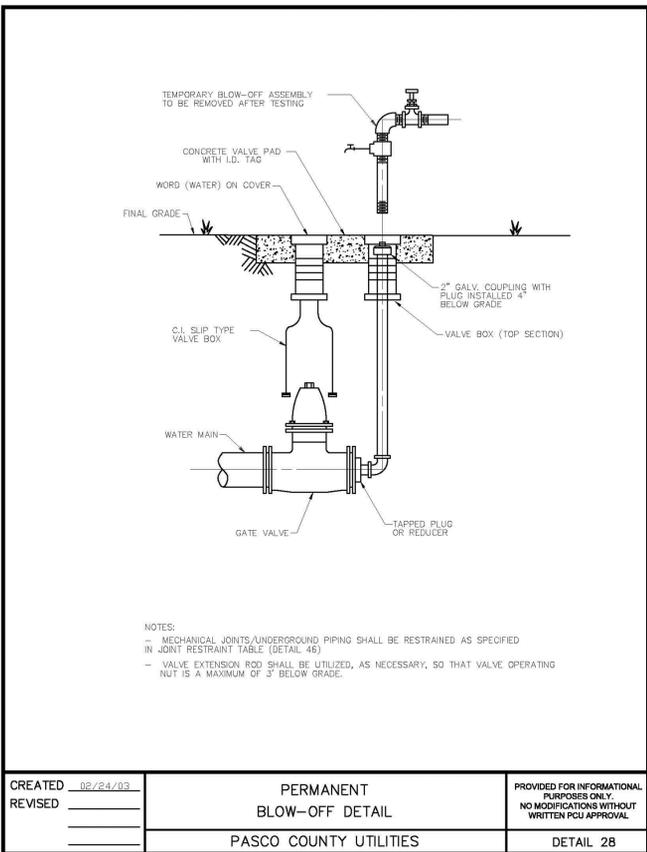
CREATED 02/24/03
 REVISED _____
 AIR RELEASE VALVE UNDERGROUND (FORCE MAINS) TRAFFIC STYLE
 PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
 PASCO COUNTY UTILITIES
 DETAIL 09



CREATED 02/24/03
 REVISED _____
 REDUCED PRESSURE BACKFLOW PREVENTER (SINGLE SERVICE: 3/4", 1", 1-1/2", 2")
 PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
 PASCO COUNTY UTILITIES
 DETAIL 12



CREATED 02/24/03
 REVISED _____
 FIRE HYDRANT PERPENDICULAR TO THE MAIN
 PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
 PASCO COUNTY UTILITIES
 DETAIL 27



CREATED 02/24/03
 REVISED _____
 PERMANENT BLOW-OFF DETAIL
 PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
 PASCO COUNTY UTILITIES
 DETAIL 28

PIPE RESTRAINT LENGTHS IN FEET COMMON FITTINGS

WATER MAINS - TEST PRESSURE 150 PSI					
PIPE SIZE	FITTING TYPE				
	11-1/4°	22-1/2°	45°	90°	DEAD END
4"	2'	4'	8'	20'	45'
6"	3'	6'	12'	28'	63'
8"	4'	7'	15'	36'	82'
10"	4'	9'	18'	43'	98'
12"	5'	10'	21'	50'	116'
16"	6'	13'	26'	63'	148'
20"	7'	15'	31'	76'	179'
24"	9'	17'	36'	87'	208'

FORCE MAINS - TEST PRESSURE 100 PSI					
PIPE SIZE	FITTING TYPE				
	11-1/4°	22-1/2°	45°	90°	DEAD END
4"	1'	3'	6'	13'	30'
6"	2'	4'	8'	19'	42'
8"	2'	5'	10'	24'	55'
10"	3'	6'	12'	29'	66'
12"	3'	7'	14'	34'	77'
16"	4'	8'	18'	42'	99'
20"	5'	10'	21'	50'	119'
24"	6'	11'	24'	58'	139'

RESTRAINT LENGTHS ARE MEASURED FROM THE CENTER LINE OF THE FITTING ALONG THE PIPE IN BOTH DIRECTIONS (EXCEPT DEAD ENDS).

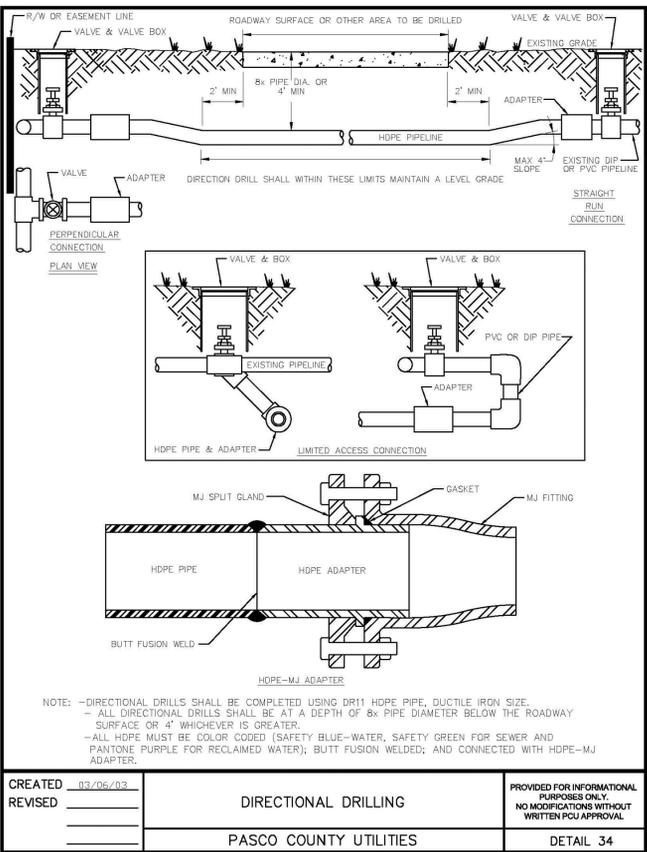
CREATED 02/24/03
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 RESTRAINED JOINT TABLE COMMON FITTINGS
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 PASCO COUNTY UTILITIES
 DETAIL 31

PIPE RESTRAINT LENGTHS IN FEET TEES (BRANCH SIDE)

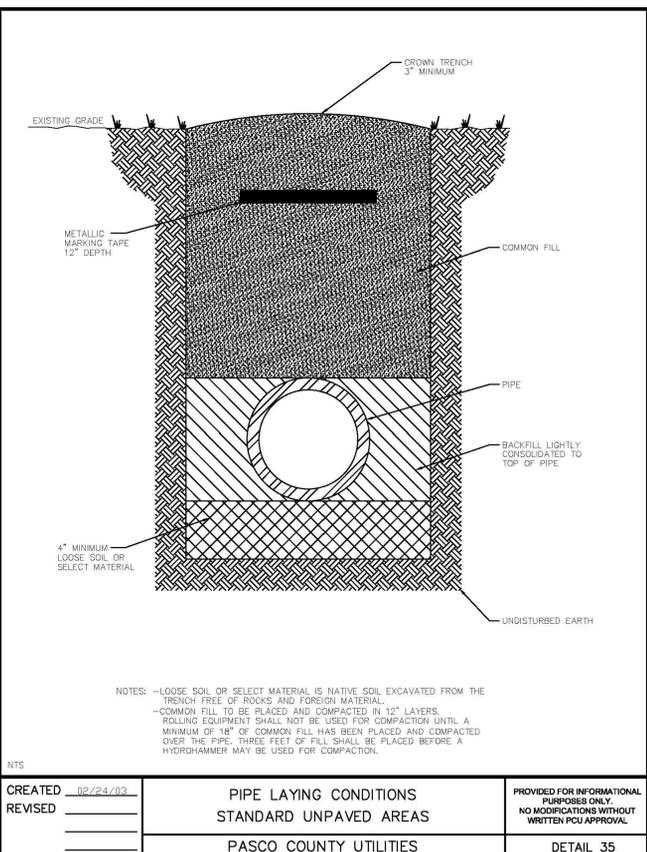
WATER MAINS - TEST PRESSURE 150 PSI									
RUN SIZE	BRANCH SIZE								
	3"	4"	6"	8"	10"	12"	16"	20"	24"
3"	6'	14'	30'	—	—	—	—	—	—
4"	2'	11'	28'	44'	—	—	—	—	—
6"	1'	2'	22'	40'	52'	—	—	—	—
8"	1'	1'	16'	35'	48'	62'	—	—	—
10"	1'	1'	10'	30'	44'	58'	83'	—	—
12"	1'	1'	3'	25'	40'	55'	80'	103'	—
16"	1'	1'	1'	14'	31'	48'	75'	98'	119'
20"	1'	1'	1'	2'	22'	40'	69'	94'	116'
24"	1'	1'	1'	1'	11'	31'	63'	89'	111'

RESTRAINT LENGTHS ARE MEASURED FROM THE CENTER LINE OF THE TEE ALONG THE BRANCH FOR THE DISTANCE INDICATED. A MINIMUM OF 5 FEET OF RESTRAINED PIPE MUST BE INSTALLED ON BOTH RUNS OF THE TEE. MEGALUG TYPE RESTRAINERS ARE REQUIRED ON ALL JOINTS.

CREATED 02/24/03
 REVISED _____
 RESTRAINED JOINT TABLE TEES (BRANCH SIDE)
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 PASCO COUNTY UTILITIES
 DETAIL 32



CREATED 03/05/03
 REVISED _____
 DIRECTIONAL DRILLING
 PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
 PASCO COUNTY UTILITIES
 DETAIL 34



CREATED 02/24/03
 REVISED _____
 PIPE LAYING CONDITIONS STANDARD UNPAVED AREAS
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 PASCO COUNTY UTILITIES
 DETAIL 35

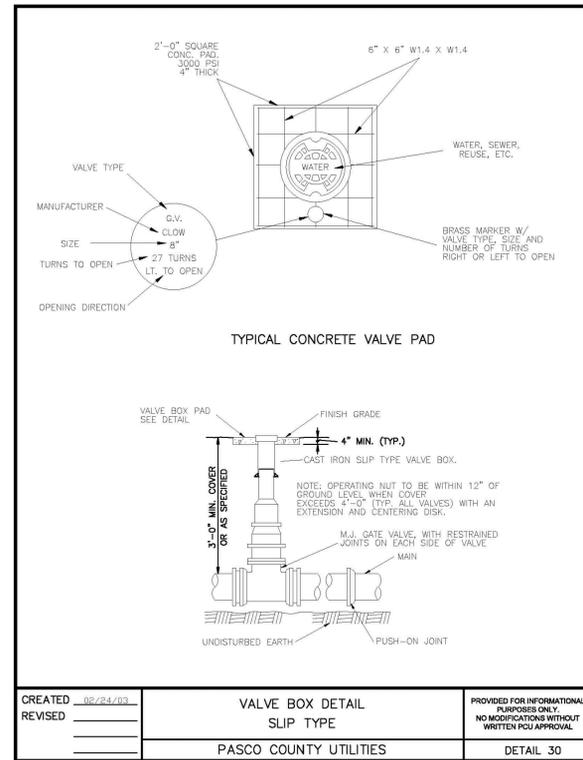
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CLIENT:
STANLEY STEEMER OFFICES
 PAUL A. MANUEL, P.E.
 P.E. # 51424

SHEET NAME:
 UTILITY DETAILS
 PROJECT NAME:
 STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA

JOB No.: 15001
 SHEET
C9.0



CREATED 02/24/03	VALVE BOX DETAIL	PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
REVISED	SLIP TYPE	
	PASCO COUNTY UTILITIES	DETAIL 30

PASCO COUNTY UTILITIES DATA SHEET FOR SIZING WATER METERS
 Customer: 19936 SR 54, LLC
 Type of Occupancy: Administrative Office
 Property Identification No. 27-26-18-0000-00900-0000

Fixture	Fixture Value at 35 psi	No. of Fixtures	Fixture Value
Bathtub	8	x	=
Bedpan washer	10	x	=
Combination Sink & Tray	3	x	=
Dental Unit	1	x	=
Dental Lavatory	2	x	=
Drinking Fountain - Cooler	1	x	1 = 1
Drinking Fountain - Public	2	x	=
Kitchen Sink - 1 1/2" connection	7	x	2 = 6
- 3/4" connection	2	x	=
Lavatory - 1 1/2" connection	4	x	2 = 4
- 3/4" connection	2	x	=
Laundry Tray - 1 1/2" connection	3	x	=
- 3/4" connection	7	x	=
Shower head (shower only)	4	x	=
Service Sink - 1 1/2" connection	3	x	1 = 3
- 3/4" connection	7	x	=
Urinal - Pedestal Flush Valve	10	x	=
- Wall Flush Valve	10	x	=
- Trough (2 ft. Unit)	2	x	=
Wash Sink (each set of faucets)	4	x	=
Water Closet - Flush Valve	10	x	=
- Tank Type	3	x	2 = 6
Dishwasher - 1 1/2" connection	5	x	=
- 3/4" connection	10	x	=
- 1" connection	25	x	=
Washing Machine - 1 1/2" connection	5	x	=
- 3/4" connection	10	x	=
- 1" connection	25	x	=
Hose connection - 1 1/2"	6	x	4 = 24
- 3/4"	10	x	=

Page 3 of 7 Pages

Hose (50 ft.) - 1 1/2"	6	x	=
- 3/4"	9	x	=
- 1"	12	x	=
Combined Fixture Value Total			= 44
Customer Peak demand from Curves			= 43 gpm
Enter Line Pressure and Pressure Factor	50	1.22	
Customer Peak demand from Curves X Pressure factor			= 52.46 gpm

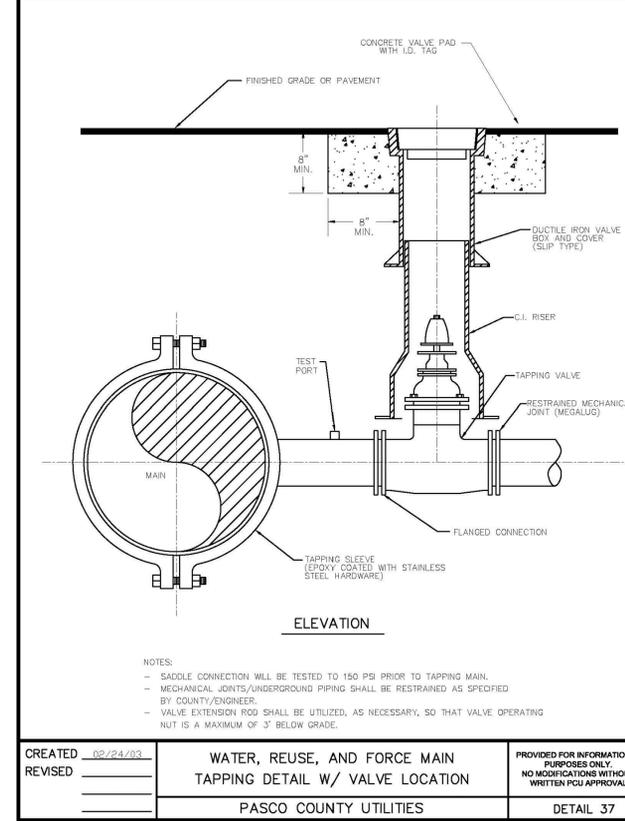
PASCO COUNTY UTILITIES DATA SHEET FOR SIZING WATER METERS
 Customer: 19936 SR 54, LLC
 Address: 19936 SR 54, Lutz, FL 33558
 Type of Occupancy: Administrative Office
 Property Identification No. 27-26-180000-00900-0000

Additional Equipment Peak Usage (gpm)	
1.	=
2.	=
3.	=
4.	=
5.	=
6.	=
7.	=
8.	=
9.	=
10.	=

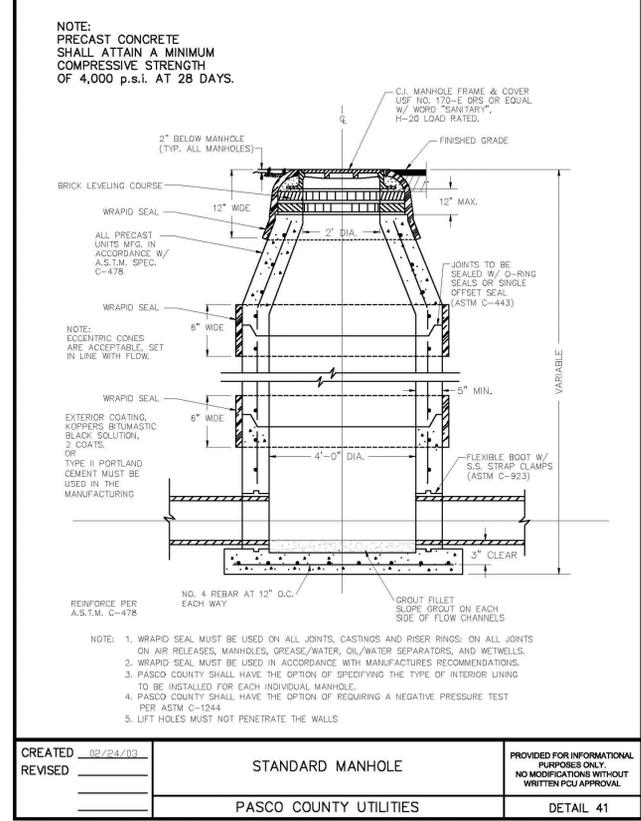
Total of Additional Units = gpm
 Irrigation Largest Zone or Combination of Zones = gpm
TOTAL OF CUSTOMER USAGE, EQUIPMENT & IRRIGATION = gpm

Notes or Comments:
 Proposed 1.5" meter

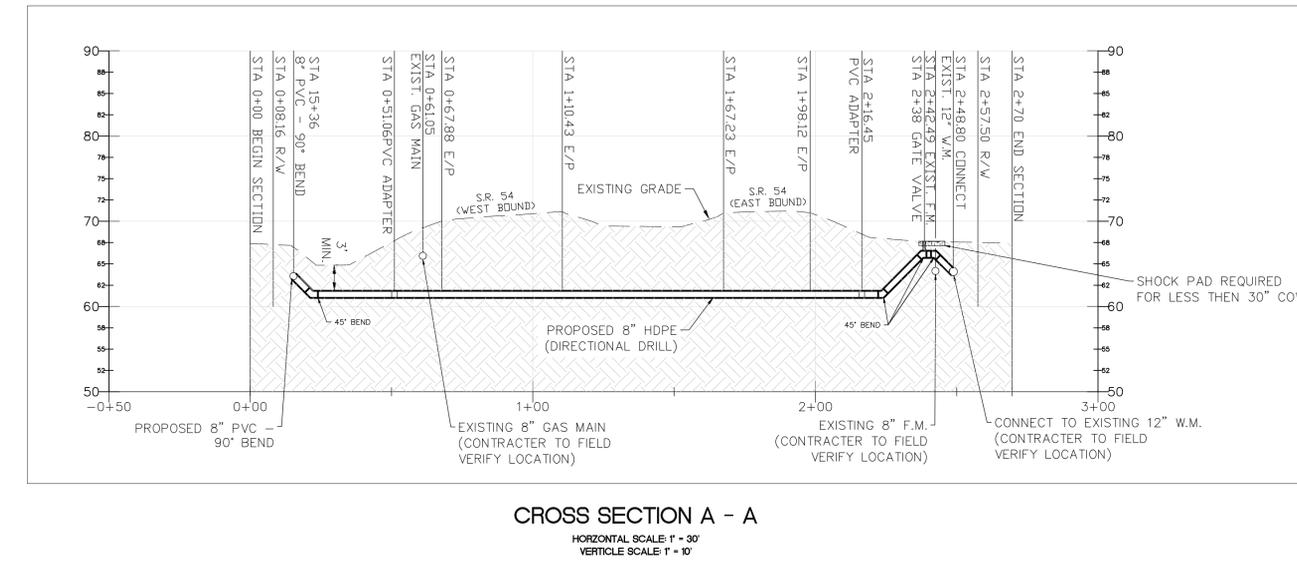
Page 4 of 7 Pages



CREATED 02/24/03	WATER, REUSE, AND FORCE MAIN	PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
REVISED	TAPPING DETAIL W/ VALVE LOCATION	
	PASCO COUNTY UTILITIES	DETAIL 37



CREATED 02/24/03	STANDARD MANHOLE	PROVIDED FOR INFORMATIONAL PURPOSES ONLY. NO MODIFICATIONS WITHOUT WRITTEN PCU APPROVAL.
REVISED		
	PASCO COUNTY UTILITIES	DETAIL 41



CROSS SECTION A - A
 HORIZONTAL SCALE: 1" = 30'
 VERTICAL SCALE: 1" = 10'

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COASTAL DESIGN CONSULTANTS
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
 727-849-8010 • Fax: 727-849-8020
 CA# 00009572

PAUL A. MANUEL, P.E.
 P.E. # 51424

CLIENT: **STANLEY STEEMER OFFICES**
 DATE: JULY 7, 2015
 DRAWN BY: RGG
 CHKD BY: PAM

SHEET NAME: **UTILITY DETAILS**
 PROJECT NAME: **STANLEY STEEMER OFFICES**
19936 SR 54, LUTZ
PASCO COUNTY, FLORIDA

JOB No.: **15001**
SHEET
C9.1

CONTROL PANEL - SHALL CONFORM TO FL DEP 64-604.42(A)

CONTROL PANEL SHALL BE TSC MODEL # 38-D OR APPROVED EQUIVALENT IN NEMA 4X FIBERGLASS ENCLOSURE. THE PANEL SHALL MEET STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP), ENVIRONMENTAL PROTECTION COMMISSION (EPC) AND LOCAL CODE REQUIREMENTS GOVERNING PRIVATE LIFT STATIONS.

FLOAT SWITCHES AND CONTROL SYSTEM SHALL BE UL LISTED AND INTRINSICALLY SAFE. ALL COMPONENTS SHALL BE UL LISTED.

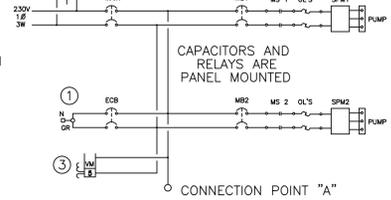
A JUNCTION BOX IS REQUIRED, WITH SHOP POURED SEALS BETWEEN BOX AND CONTROL PANEL TO PREVENT SEWER GAS ENTRY INTO CONTROL PANEL.

ELECTRICAL CONTRACTOR TO PROVIDE SERVICE DISCONNECT WITH LIGHTNING ARRESTOR MOUNTED PER LOCAL CODES.

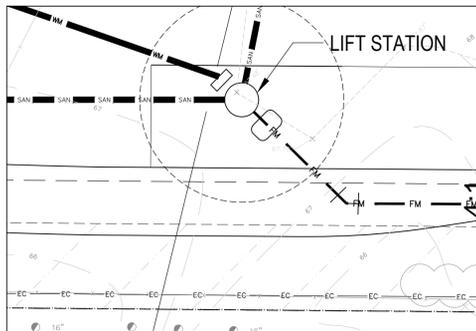
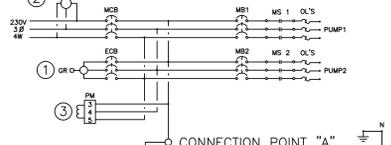
THE CONTROL PANEL SHALL BE SUITABLY INSTALLED TO PREVENT SETTLING OR TIPPING.

BATTERY BACK-UP ALARM SYSTEM TO BE INCORPORATED INTO CONTROL PANEL PER THE "10 STATES STANDARDS"

SINGLE PHASE WIRING DIAGRAM
U-RED V-WHITE Y-BLACK



THREE PHASE WIRING DIAGRAM
U-RED V-WHITE W-BLACK



SITE PLAN
NTS

GENERAL NOTES

FURNISH AND INSTALL BARNES (OR EQUIVALENT) SUBMERSIBLE PUMPS:

DESIGN CONDITION:

MODEL	BARNES SGVF (OR EQUIVALENT)	2	HP
GPM	20	27.39	FT/TDH
VOLTAGE	240	THREE	PHASE
DISCHARGE	1 1/4"	3.25 IN	IMPELLER

- SEWAGE GRINDER PUMP: 1. RATED FOR TWENTY (20) STARTS PER HOUR.
- AIR FILLED MOTOR DESIGNED FOR SEWAGE APPLICATION WITH CLASS F INSULATION.
- DUAL MECHANICAL SHAFT SEALS (SILICON CARBIDE / SILICON CARBIDE) LOCATED OUT OF THE PUMPAGE, IN A SEPARATE OIL FILLED CHAMBER.
- HIGH TEMPERATURE BALL BEARINGS B-10 RATING OF 60,000 HOURS. UPPER BEARING - SINGLE ROW AND LOWER BEARINGS - DOUBLE ROW TYPE.
- PUMP SHAFT HORSEPOWER (BHP) SHALL NOT EXCEED MOTOR RATED HORSEPOWER THROUGHOUT THE ENTIRE OPERATING RANGE OF THE PUMP PERFORMANCE CURVE.
- SINGLE PHASE MOTORS SHALL BE DUAL WOUND, CAPACITOR START-RUN AND CAPABLE OF OPERATING ON 208/230 VOLT WITH A 10% TOLERANCE VOLTAGE (190 TO 260). THREE PHASE MOTORS SHALL BE DUAL WOUND AND CAPABLE OF OPERATING ON 208/230 VOLT WITH A 10% TOLERANCE VOLTAGE (190 TO 260) OR OPERATE ON 460 VOLT BY CHANGING THE MOTOR LEADS INSIDE THE PUMP.

FIBERGLASS WET WELL: SHALL BE A ONE PIECE UNIT WITH INTEGRAL BOTTOM, WALL AND UPPER FLANGE. THE ENTIRE FIBERGLASS WET WELL SHALL HAVE A DYNAMIC LOAD RATING OF 16,000 FT/LBS. EACH UNIT MUST BE SERIAL NUMBERED TO IDENTIFY THE TEST PROCEDURE. ASTM D 3753 & H-20 SPECIFICATIONS SHALL BE REQUIRED AS MINIMUM.

ALUMINUM HATCH: TSC MODEL-54R OR APPROVED EQUIVALENT (54") ROUND WITH 24" X 36" LOCKABLE HATCH, REINFORCED FOR LOAD RATING OF 300 LBS/FT WITH HOLD OPEN SAFETY ARM, LOCKING DEVICE FOR HASP TYPE PADLOCK AND STAINLESS STEEL HARDWARE.

VALVE BOX: FIBERGLASS COMPOSITE (H-10 TRAFFIC RATED) WITH INTEGRAL BOTTOM. (FOR 1 1/4" AND 2" DISCHARGE PIPING SXS HEADER SYSTEM) SHALL BE 26" X 38" X 18" WITH 17" X 30" LIMITED ACCESS LID

ACCESSORIES: #304 S/S - GUIDE RAILS, UPPER GUIDE RAIL BRACKETS, CABLE HOLDER, ANCHOR BOLTS AND PUMP LIFTING CHAINS.

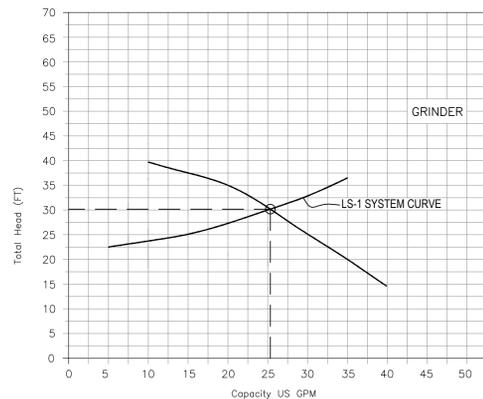
VALVES: SHALL BE SEWAGE SERVICE DESIGN BRASS SWING CHECK VALVES WITH TOP ENTRY CLEAN-OUT PORT AND BRASS WEDGE GATE VALVES OPEN 100%.

PIPING: 2" SCHEDULE 80 PVC.

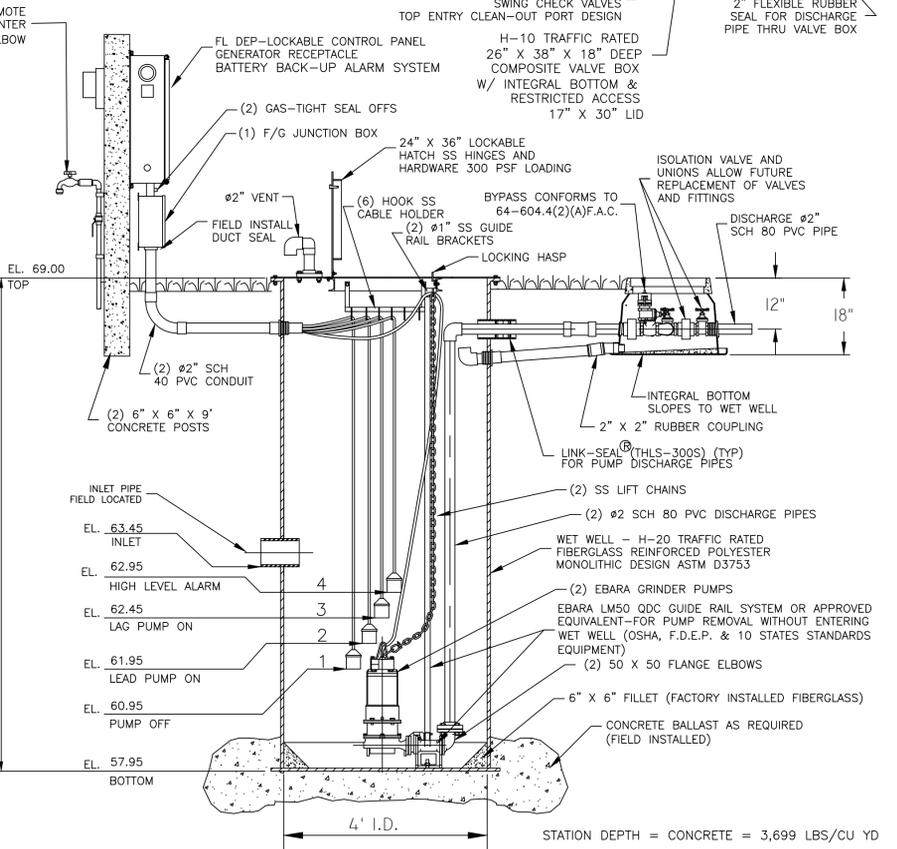
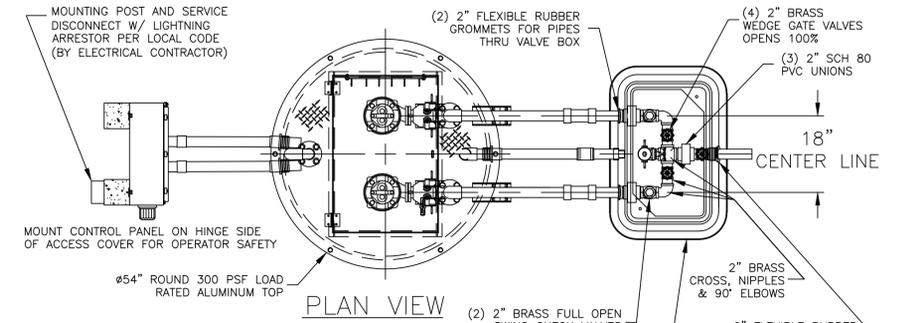
FLOAT SWITCHES: UL LISTED SJ ELECTRO MODEL (SJ 30 SWENO) OR APPROVED EQUIVALENT.

PUMP SUPPLIER SHALL PROVIDE SUBMERSIBLE PUMPS, SLIDE RAIL ASSEMBLIES, CONTROL PANEL, JUNCTION BOX, FLOAT SWITCHES, ALUMINUM HATCH AND ACCESSORIES TO INSURE PROPER OPERATION AND WARRANTY.

THE COMPLETE PACKAGE PUMPING STATION SHALL HAVE PUMP BASES, SLIDE RAIL ASSEMBLIES AND DISCHARGE PIPING.



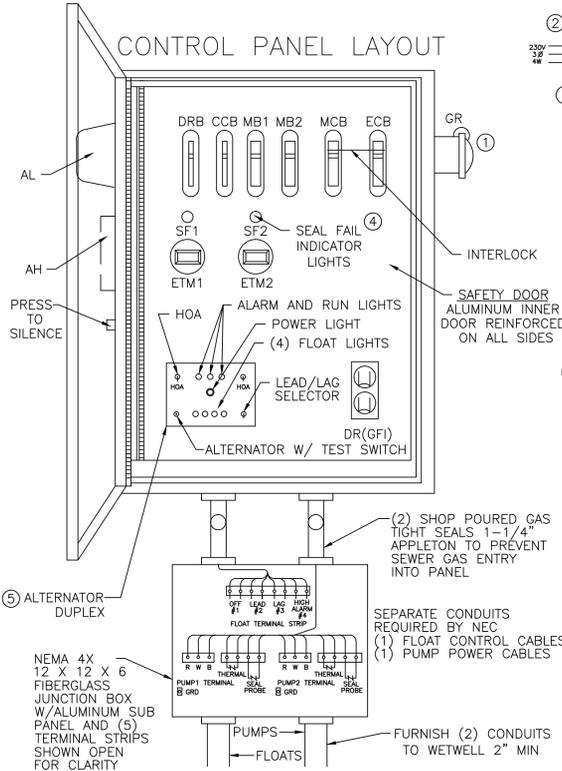
PUMP PERFORMANCE CURVE



SECTION THRU

STATION DEPTH = CONCRETE = 3,699 LBS/CU YD

4 FT X 6 FT	REQ. 4,698 LBS = 1.27 YDS
4 FT X 8 FT	REQ. 6,264 LBS = 1.69 YDS
4 FT X 10 FT	REQ. 7,830 LBS = 2.12 YDS
4 FT X 12 FT	REQ. 9,397 LBS = 2.54 YDS
4 FT X 16 FT	REQ. 12,500 LBS = 3.40 YDS
4 FT X 20 FT	REQ. 15,725 LBS = 4.25 YDS



LEGEND

- AH ALARM HORN
- AL ALARM LIGHT
- ASB ALARM SILENCE BUTTON
- ATS ALTERNATOR W/TEST SWITCH
- BBU BATTERY (BACK-UP UNIT)
- CCB CONTROL CIRCUIT BREAKER
- DR DUPLEX RECEPTACLE
- DRB DUPLEX RECEPTACLE BREAKER
- ECB EMERGENCY CIRCUIT BREAKER
- ETM ELAPSED TIME METER
- F FUSE
- FL FLASHER
- FS FLOAT SWITCH (REGULATOR)
- GR GENERATOR RECEPTACLE
- GRD GROUND
- HOA HAND-OFF-AUTOMATIC SELECTOR
- LA LIGHTNING ARRESTOR
- MB MOTOR BREAKER
- MCB MAIN CIRCUIT BREAKER
- MS MOTOR STARTER
- N NEUTRAL
- OL'S OVERLOAD HEATERS
- PM PHASE MONITOR
- PTS PUMP TERMINAL STRIP
- R RELAY
- RC RUN CAPACITOR
- RD DISCHARGE RESISTOR
- RL PUMP RUN INDICATORS
- RTS REGULATOR TERMINAL STRIP
- SC START CAPACITOR
- SF SEAL FAIL (SHAFT)
- SR START RELAY
- SP SURGE PROTECTOR
- TTS THERMAL TERMINAL STRIP

PANEL WIRING DIAGRAM

PANELS SHALL CONFORM TO FLORIDA DEP 64-604.400

- GENERATOR RECEPTACLE FOR EMERGENCY POWER CONNECTION WITH INTERLOCK
- SURGE PROTECTION AND LIGHTNING PROTECTION ON ALL INCOMING LEGS
- PHASE PROTECTION SHALL BE PROVIDED
- SHAFT SEAL FAIL DETECTION
- ALTERNATOR W/TEST SWITCH
- BATTERY BACK-UP UNIT

PANEL MANUFACTURER SHALL BE A "UL" LISTED SHOP.

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

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COASTAL DESIGN CONSULTANTS
PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
727-849-8010 • FAX 727-849-8020
CA# 00009572

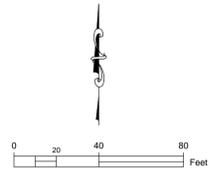
PAUL A. MANUEL, P.E.
P.E. # 51424

STANLEY STEEMER OFFICES
DATE: JULY 7, 2015
DRAWN BY: CHKD BY:

SHEET NAME: LIFT STATION + DETAILS
PROJECT NAME: STANLEY STEEMER OFFICES
19936 SR 54, LUTZ
PASCO COUNTY, FLORIDA

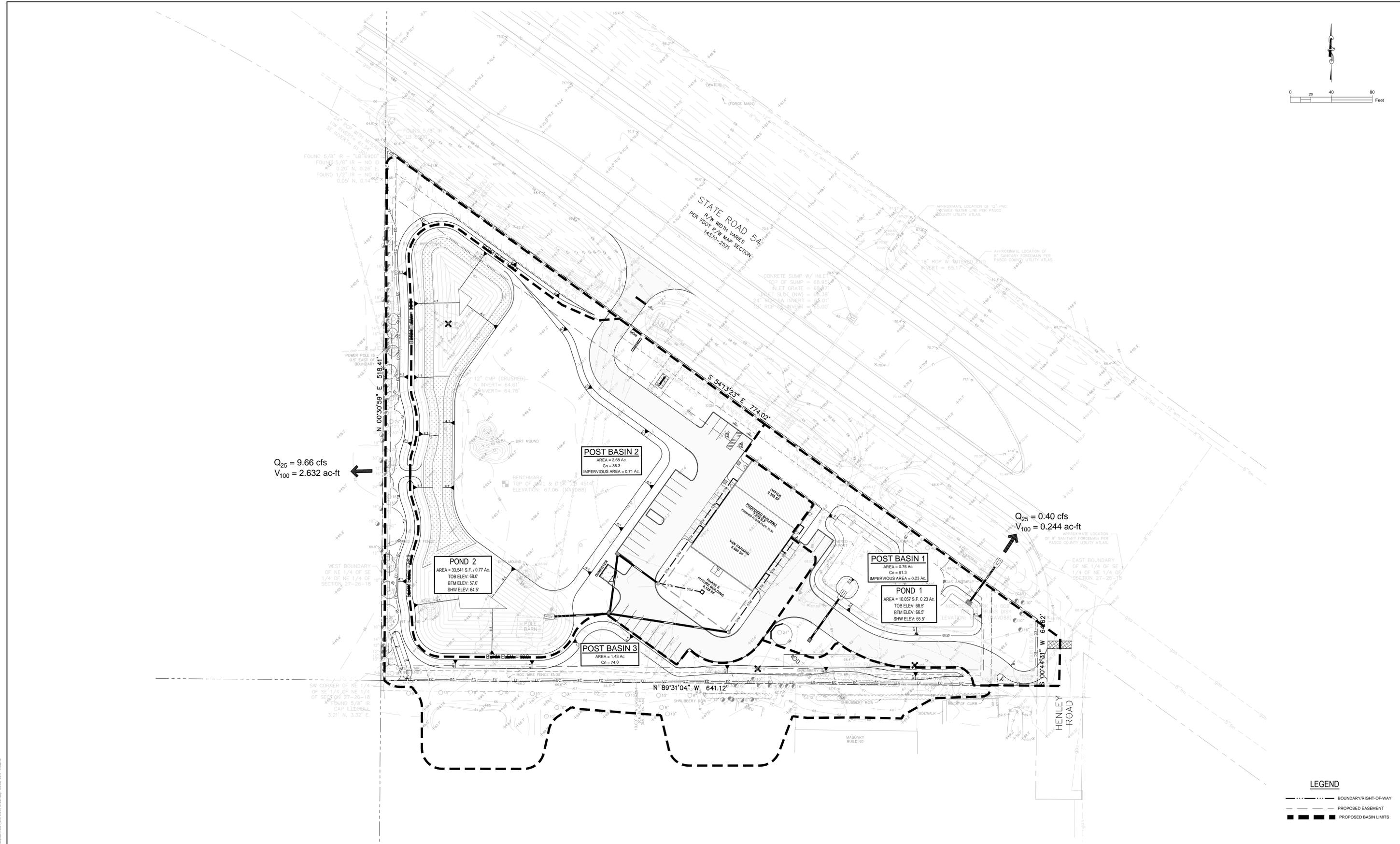
JOB No: 15001
SHEET
C9.2

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$Q_{25} = 9.66$ cfs
 $V_{100} = 2.632$ ac-ft

$Q_{25} = 0.40$ cfs
 $V_{100} = 0.244$ ac-ft



LEGEND

- BOUNDARY/RIGHT-OF-WAY
- - - PROPOSED EASEMENT
- PROPOSED BASIN LIMITS

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

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COASTAL DESIGN CONSULTANTS
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
 727-849-8010 • FAX 727-849-8020
 CA# 00009572

CLIENT:
STANLEY STEEMER OFFICES
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
 727-849-8010 • FAX 727-849-8020
 CA# 00009572

CLIENT:
STANLEY STEEMER OFFICES
 PLANNING • ENGINEERING • CONSTRUCTION ADMINISTRATION
 7026 LITTLE ROAD • NEW PORT RICHEY, FLORIDA 34654
 727-849-8010 • FAX 727-849-8020
 CA# 00009572

DATE: JULY 7, 2015 DRAWN BY: RGG CHKD BY: PAM

SHEET NAME:
POST-DEVELOPMENT BASIN PLAN

PROJECT NAME:
**STANLEY STEEMER OFFICES
 19936 SR 54, LUTZ
 PASCO COUNTY, FLORIDA**

JOB No.: 15001
SHEET DR2.0

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REGULATORY REQUIREMENTS FOR CONSTRUCTION PROJECTS INCLUDE:

ENVIRONMENTAL RESOURCE PERMIT (ERP) CONSTRUCTION SURFACE WATER MANAGEMENT PLAN

PURPOSE: PREVENT EROSION AND SEDIMENT DEPOSIT IN WETLANDS/SURFACE WATERS OR ADJACENT PROPERTIES. PREVENT OFFSITE FLOODING. PREVENT VIOLATIONS OF STATE WATER QUALITY STANDARDS.

REGULATORY AGENCY: STATE OF FLORIDA WATER MANAGEMENT DISTRICTS

APPLIES TO: ALL CONSTRUCTION PROJECTS UNLESS SPECIFICALLY EXEMPT BY RULE.

RESPONSIBLE ENTITY: ENVIRONMENTAL RESOURCE PERMITTEE SHALL BE RESPONSIBLE FOR ENSURING COMPLIANCE.

REQUIREMENT S: ALL PERMITTED PROJECTS SHALL PREPARE AND MAINTAIN A CONSTRUCTION SURFACE WATER MANAGEMENT PLAN (CSWMP) IN ACCORDANCE WITH F.A.C. 40D RULES, PART B, BASIS OF REVIEW, SECTION 2.8.

MAJOR COMPONENTS OF THE CSWMP

1. SITE PLAN.
2. TOPOGRAPHY AND HYDROLOGIC DATA
3. CONSTRUCTION DETAILS.
4. PROCEDURES TO CONTROL EROSION AND SEDIMENTATION.
5. PROCEDURES FOR STORMWATER MANAGEMENT.
6. MAINTENANCE PROCEDURES.
7. INSPECTION RECORDS.

SEE "THE FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL", LATEST EDITION FOR ADDITIONAL INFORMATION. AND CHAPTER 6, "THE FLORIDA DEVELOPMENT MANUAL: A GUIDE TO SOUND LAND AND WATER MANAGEMENT".(FDER 1988)

NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES)

PURPOSE: PREVENT THE DISCHARGE OF POLLUTANTS ASSOCIATED WITH CONSTRUCTION ACTIVITIES TO SURFACE WATERS OF THE STATE.

REGULATORY AGENCY: EPA AND STATE OF FLORIDA DEPT. OF ENVIRONMENTAL PROTECTION

APPLIES TO: ALL CONSTRUCTION PROJECTS DISTURBING ONE (1) OR MORE ACRES OF LAND UNLESS SPECIFICALLY EXEMPT BY RULE.

RESPONSIBLE ENTITY: THE "OPERATOR" AS DEFINED IN F.A.C. 62-621.300(4)(a) SHALL BE RESPONSIBLE FOR ENSURING COMPLIANCE. TYPICALLY THE CONTRACTOR SHALL BE OPERATOR AND FILE NPDES NOTICE OF INTENT (NOI).

REQUIREMENTS: ALL NON-EXEMPT PROJECTS SHALL PREPARE AND MAINTAIN A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IN ACCORDANCE WITH F.A.C. 62-621. THE SWPPP SHALL BE COMPLETED PRIOR TO SUBMITTAL OF THE NOI AND MAINTAINED THROUGH THE LENGTH OF PROJECT.

MAJOR COMPONENTS OF THE SWPPP

1. SITE PLAN.
2. TOPOGRAPHY AND HYDROLOGIC DATA
3. CONSTRUCTION DETAILS.
4. PROCEDURES TO CONTROL EROSION AND SEDIMENTATION.
5. MEASURES TO CONTROL OTHER POLLUTANTS.
6. MAINTENANCE PROCEDURES.
7. INSPECTION RECORDS.
8. OPERATOR CERTIFICATION.

SEE "GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES", LATEST EDITION FOR ADDITIONAL INFORMATION.

COMPLIANCE WITH NPDES GENERAL PERMIT CONDITIONS FOR CONSTRUCTION SITES SHALL BE THE CONTRACTOR'S RESPONSIBILITY INCLUDING SUBMITTAL OF THE NPDES NOTICES OF INTENT (NOI) AND TERMINATION (NOT) TO FDEP IN ACCORDANCE WITH STATE AND FEDERAL

CONTRACTOR IS ADVISED THAT THIS CONSTRUCTION PLAN SET DOES NOT FULFILL ALL REQUIREMENTS OF THE SWPPP. TO ENSURE COMPLIANCE, ADDITIONAL ITEMS TO BE SUPPLIED AND MAINTAINED ON SITE BY THE CONTRACTOR SHALL INCLUDE:

1. Certification Statement.
In accordance with F.A.C. 62-621.305 all documents related to the NPDES Permit, including Contractor's SWPPP, shall contain the following statement "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 gather and evaluate 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 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".
2. Subcontractor's Statement.
In accordance with Document 62-621.300(4)(a), any subcontractors responsible for SWPPP activities shall sign a copy of the following statement "I certify under penalty of law that I understand, and shall comply with, the terms and conditions of the State of Florida Generic Permit for Stormwater Discharge from Large and Small Construction Activities and this Stormwater Pollution Prevention Plan prepared thereunder". Certifications are to include name and title of person providing signature, as well as, name, address and telephone number of the contracting firm, and date certification is made.

Contractor's SWPPP shall contain Records of all inspections and maintenance activities as required by permit. A copy of the NOI shall also be kept with the SWPPP. Records are to be maintained for no less than 3 years after final stabilization of the site.

4. Amendments
Contractor's SWPPP shall include any modifications to the "Plan" as may be required to address such items as specific construction phasing, changes to controls made in the field, or changes in responsible personnel.

The following documents may be consulted for additional guidance:

WWW.DEP.STATE.FL.US/LEGAL/RULES/SHARED/62-621/62-621.PDF

WWW.DEP.STATE.FL.US/WATER/STORMWATER/NPDES/DOCS/SWPPPTRAINING.PDF

INFORMATION CONTAINED IN THESE CONSTRUCTION PLANS IS INTENDED TO PROVIDE A STARTING POINT FOR THE CSWM AND SWPP PLANS. IN ORDER TO FULLY COMPLY WITH ALL ASPECTS OF CSWMP AND SWPPP REQUIREMENTS, ADDITIONAL ITEMS SHALL BE PROVIDED BY THE RESPONSIBLE ENTITY TO INCLUDE: INSPECTION RECORDS, UPDATES / MODIFICATIONS, AND CERTIFICATIONS.

REFERENCES MADE TO THE "PLAN" IN THE FOLLOWING NOTES REFERS BOTH TO THE CSWMP AND SWPPP AND SHALL BE INTERCHANGEABLE. THE "PLAN" COMPONENTS PROVIDED BY THE ENGINEER INCLUDE SITE DATA, STORMWATER MANAGEMENT EROSION/SEDIMENT CONTROL INSTRUCTIONS, DETAILS, AND NOTES AS PRESENTED THROUGHOUT THIS CONSTRUCTION PLAN SET.

"PLAN" AMENDMENTS

THE PLAN SHALL BE AMENDED WHENEVER THERE IS A CHANGE IN DESIGN, CONSTRUCTION, OPERATION, OR MAINTENANCE, WHICH HAS A SIGNIFICANT EFFECT ON THE POTENTIAL FOR DISCHARGE OF POLLUTANTS TO SURFACE WATERS OF THE STATE OR MUNICIPAL SEPARATE STORM SEWER SYSTEM (MS4). THE PLAN ALSO SHALL BE AMENDED IF IT PROVES TO BE INEFFECTIVE OR TO INDICATE ANY NEW CONTRACTOR AND/OR SUBCONTRACTOR IMPLEMENTING CONTROL MEASURES. ALL AMENDMENTS SHALL BE SIGNED, DATED, AND KEPT AS ATTACHMENTS TO THE ORIGINAL PLAN.

SITE DATA

PROJECT NAME: STANLEY STEEMER

PROJECT DESCRIPTION: CONSTRUCTION OF A 7,875 S.F.COMMERCIAL BUILDING, PAVED DRIVEWAYS AND PARKING AND ASSOCIATED DRAINAGE IMPROVEMENTS.

LOCATION: S 27 T 26S R 18E

PROJECT SIZE: 4.3 AC SIZE OF DISTURBED AREA: 4.3 AC

SITE MAP: SEE CONSTRUCTION PLANS

EXISTING TOPOGRAPHY: SEE CONSTRUCTION PLANS

PROPOSED TOPOGRAPHY: SEE CONSTRUCTION PLANS

PREDEVELOPMENT DRAINAGE MAP: SEE CONSTRUCTION PLANS

POST-DEVELOPMENT DRAINAGE MAP: SEE CONSTRUCTION PLANS

SCS SOIL DATA: NARCOOSSEE (SOIL DESIGNATION 26) HSG TYPE C

ADDITIONAL DATA INCLUDING GEOTECHNICAL STUDY AND STORM WATER MANAGEMENT REPORT ARE AVAILABLE FROM THE ENGINEER.

RUNOFF COEFFICIENTS:
PREDEVELOPMENT C VALUE = 0.20 UNPAVED
= 0.95 PAVED
POST-DEVELOPMENT C VALUE = 0.20 UNPAVED
= 0.95 PAVED

DISCHARGE POINTS AND RECEIVING WATER OR MS4 (UP TO 100 YR / 24 HR EVENT)
OFFSITE

FDOT PRECIPITATION ZONE: ZONE 6

WATER MANAGEMENT DISTRICT RAINFALL DATA:

25 YR / 24 HR = 9.0 INCHES
100 YR / 24 HR = 12.2 INCHES

CONSTRUCTION ACTIVITIES

1. Sequence of Major Soil Disturbing Activities
For each construction phase clear and grub as necessary for installation of perimeter controls only. Install perimeter controls before beginning other land disturbing activities. Remove perimeter controls only after all stream areas are stabilized.

- A. Clearing, grubbing and earthwork for ponds.
- B. Clearing, grubbing and earthwork for swales.
- C. Storm sewer construction. Install storm pipe in the upstream direction.
- D. Clearing and grubbing for utility installation.
- E. Clearing, grubbing and earthwork associated with pavement and buildings.
- F. Complete site work.
- G. Remove erosion control measures prior to final demobilization.

2. Areas of Soil Disturbing Activities
Any areas where permanent features are shown to be constructed shall be disturbed.

3. Areas to be Stabilized
All areas disturbed during construction shall be stabilized unless specifically shown otherwise.

CONTROLS

The following discussion defines general guidelines for the use of erosion/sediment controls and stabilization.

1. Temporary and permanent stabilization practices.

A. Temporary Sodding:
Install at the limits of phasing in all locations where construction activities have ceased and the likelihood of erosion is high.

B. Temporary Grassing:
Install at all locations where construction activities has temporarily stopped for a period to exceed 30 days.

C. Permanent planting, sodding and seeding:
All disturbed areas not paved will ultimately receive permanent sodding, seed or mulch unless specifically shown otherwise in plans.

2. Structural Controls.
Intended to divert, store, retain or otherwise limit storm water flow. Structural controls shall be installed prior to any earthwork construction activity.

A. Silt Fence: (PER FDOT INDEX 102)

- Shall be used
 - around the perimeter of project area as designated in the Construction Plans or as directed by the Engineer.
 - around wetlands or other surface waters,
 - where existing ground slopes away from the project
 - Sheet flow areas
 - Stockpile areas shall include silt fence around the perimeter
 - or wherever there is potential for sediment to migrate offsite.
- Typical useful life of silt fence is 6 months.

NOTE: Additional silt fence may also be required to designate limits of construction, protect trees, or satisfy local development requirements. The contractor shall provide all necessary erosion and sediment controls to any construction, maintain controls throughout construction and remove controls at completion of project provided soils have been stabilized.

B. Turbidity Barriers (Per FDOT Index 102):
Shall include staked or floating type, as required, wherever there is a point source discharges from project area to surface water. Typical useful life of staked turbidity barriers is 6 months.

C. Rock Bags
May be used as temporary measure for inlet protection per FDOT Index 120. Primary use shall be around curb type inlets.

3. Sediment Basins for areas disturbing 10 acres or more.
Sumps or traps are required to provide 3,600 cu ft of storage per acre drained. When discharge is to an Outstanding Florida Waterway, Storage must be sufficient to accommodate the 10 year / 24 hour storm.

Requirement for sediment trap may be satisfied by utilizing the project storm water ponds. If so, Ponds shall be cleaned of excess sediment prior to final acceptance.

CONTROLS (CONTINUED)

4. Permanent storm water management controls.
As individual phases of construction are performed, permanent control structures shall be installed.

5. Other Pollutant Controls.

A. Waste Disposal:

The Contractor shall be responsible for maintaining field records of their SWPPP activities including disposal of construction debris and waste. The Contractor shall provide litter control and collection within the project boundaries during construction activities. Any fertilizer, hydrocarbon, or other chemical containers shall be disposed of by the contractor according to EPA standard practices as detailed by the manufacturer. No solid materials including building and construction debris shall be placed in, or discharged to, wetlands, surface waters or buried on site.

B. Offsite Vehicle Tracking:

The Contractor shall provide control(s) from the following acceptable methods:
1. Loaded haul trucks shall be covered by a tarpaulin.
2. Excess dirt on road shall be removed daily. Contractor shall provide pollution control by implementing dust control with water application while dust generating activities are conducted.
3. Soil Tracking Prevention Device shall be installed where vehicles leave the project area (or enter nearest paved road).

C. Herbicides / Pesticides:

Application rates shall conform to applicable local, state and federal regulations.
D. Toxic Substances:
Storage, application, generation, migration of all toxic substances shall conform to applicable local, state and federal regulations. Containment areas shall be provided whenever potentially hazardous materials are stored on site.

6. Non-Stormwater Discharges.
No non-stormwater discharges to surface waters, wetlands or the MS4 shall be allowed except as specifically approved by applicable permits and regulations.

MAINTENANCE

The Contractor shall be responsible for daily inspection and maintenance of all control devices throughout the construction phase and removal of control devices when no longer necessary.

NOTE: For SWFWMD, the PERMITTEE is responsible for ensuring that all controls are properly maintained.

The following practices shall be used to maintain controls.

1. The Contractor shall maintain rain gages on the project site and keep a record of daily rainfall.
2. The Contractor shall check and ensure proper operation of the controls. If a repair is necessary, it shall be initiated within 24 hours of the inspection.
3. Built-up sediment shall be removed when it has reached 1/3 the height of barrier.
4. Any controls which are not functioning as intended shall be repaired or replaced.
5. Temporary and permanent seeding shall be inspected for bare spots, washouts, and healthy growth.
6. Soil tracking prevention devices shall be maintained to prevent clogging of rock bedding which may impede usefulness of the structure.

INSPECTION AND DOCUMENTATION PROCEDURES

The Contractor shall be responsible for completing weekly inspection report form and maintaining documentation for 3 years following final stabilization. The Contractor shall submit copies of these reports to the owner prior to final payment for work shown within these construction plans. Additional inspection and documentation must be completed within 24 hours after any significant rainfall event.

NOTE: For NPDES, a significant rainfall shall be 0.5 inches or greater. For ERP, a significant rainfall shall be 0.25 inches or greater. To eliminate confusion, Contractor is advised to carryout inspections after rainfall exceeding 0.25 inches. For projects with minimal potential for discharge to surface waters, it may be possible to adjust this criteria. Contact the Engineer for details.

Where sites have been permanently stabilized, inspections/reports shall be conducted at least once per month until construction activities have ceased and NOI has been submitted.

Minimum inspection requirements shall include:

- Points of discharge to waters of the State.
- Points of discharge to the MS4 (municipal storm sewer).
- Disturbed areas of the site that have not been stabilized.
- Areas used for storage of materials that may create a pollution source (i.e. stockpiles, fuel drums, construction debris) and are exposed to rainfall.
- Structural Controls
- Storm water Management Controls
- Locations where vehicles enter and exit the site.

The Contractor shall initiate repairs / corrections within 24 hours of any items found to be in non-compliance with the associated permit requirements. If inspections indicate that the installed stabilization and structural practices are not sufficient to minimize erosion, retain sediment, and prevent the discharge of pollutants Contractor shall complete corrective measures as needed. Contact the Engineer prior to modifying any structural controls which are specifically shown in the construction plans.

NOTE:

THE CONTRACTOR SHALL MAKE REPAIRS/CORRECTIONS TO ERODED AREAS AND MAINTENANCE OF SEDIMENT CONTROL DEVICES WITHOUT ADDITIONAL COST TO THE OWNER AND/OR THE ENGINEER UNLESS PRIOR APPROVAL OF SUCH COST IS RECEIVED BY THE OWNER.

CONSTRUCTION SURFACE WATER MANAGEMENT RESPONSIBLE ENTITY

AS REQUIRED UNDER FAC 40D, PART B, SECTION 2.8.1.(c) THE OWNER/PERMITTEE OR AUTHORIZED AGENT "SHALL ENSURE THAT THE SURFACE WATER AND STORM WATER MANAGEMENT MEASURES PROPOSED IN THE "PLAN" ARE EFFECTIVELY IMPLEMENTED UNTIL COMPLETION OF THE PROJECT OR UNTIL THE PERMANENT SURFACE WATER MANAGEMENT SYSTEM IS OPERATIONAL". THE "PLAN" SHALL INCLUDE NOTES, DETAILS AND INSTRUCTIONS FOR STORM WATER MANAGEMENT PRESENTED THROUGHOUT THESE CONSTRUCTION PLANS, AS WELL AS, ANY AMENDMENTS TO THE "PLAN" AND RECORD KEEPING THROUGH THE COURSE PROJECT.

THE OWNER/PERMITTEE OR AUTHORIZED AGENT IS AWARE OF, AND HEREBY AGREES TO COMPLY WITH THE STORM WATER MANAGEMENT ITEMS CONTAINED WITHIN THE CONSTRUCTION PLANS, INCLUDING MAINTENANCE OF EROSION CONTROL ITEMS, AS SUBMITTED FOR DISTRICT APPROVAL.

SIGNATURE OF APPLICANT / PERMITTEE (JOHN J. CHIARELLI)
OR AGENT FOR SWFWMD PERMIT

PRINTED NAME OF APPLICANT / PERMITTEE (JOHN J. CHIARELLI)
OR AGENT FOR SWFWMD PERMIT

DATE	REV. BY	REV. NO.	REVISION	DATE	REV. BY	REV. NO.	REVISION

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PAUL A. MANUEL, P.E.
P.E. # 51424

CLIENT: **STANLEY STEEMER OFFICES**

DATE: MARCH, 2015 DRAWN BY: CHKD BY:

SHEET NAME: **STORMWATER POLLUTION PREVENTION PLAN NOTES**

PROJECT NAME: **STANLEY STEEMER OFFICES
19936 SR 54, LUTZ
PASCO COUNTY, FLORIDA**

JOB No.: **15001**

SHEET

DR3.0