

UTILITY COMPANIES

GAS: POWER:
 TELEPHONE: SEWER:
 ONSITE SEPTIC TANK AND DRAIN FIELD
 CABLE: WATER:
 ON SITE WELL

BIRD SANTUARY
 8933 CASPER AVENUE HUDSON
 PASCO COUNTY, FLORIDA
 PRELIMINARY/CONSTRUCTION PLANS

SECTION 23, TOWNSHIP 24 SOUTH, RANGE 16 EAST
 PASCO COUNTY, FLORIDA

PACEL ID #: 23-24-16-0050-00300-0010 & 0020

PROJECT NUMBER: 12415

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SITE DATA

EXISTING ZONING: C-2 GENERAL COMMERCIAL (SEC. 526.1)
EXISTING ZONING: ROR
REZONED : 3806 ON 12-1987
CURRENT USE: KENNELS, Bird sanctuary
 LOT AREA= 3.34 AC.
 LOT WIDTH MORE THAN 90 FT
 LOT COVERAGE LESS THAN 50%
 FRONT SETBACK MORE THEN 25 FT
 SIDE AND REAR SETBACK FROM RESEIDENTIAL MORE THAN 30 FT
 MAX BUILDING HEIGHT LESS THAN 60 FT
 PROVIDED 8 EA. STANDARD & 2 EA. ADAPARKING ON SITE. REQUIRMENT ARE BASED ON (600) FOR BOARDING AREA, (600) FOR MEDICAL AREA, AND (1000) FOR KENNEL AREA PLUSE 2 EA.
LADSCAP & BUFFERING: 10 FT WIDE ALL SIDEWITH SINGLE ROW OF TREES, 60' OC & CONTINUOUSE ROW OF EVERGEES SHARUBS
BUILDING PERIMETER LANDSCAP: 10% OF FLOOR AREA
FLOOD ZONE:
 X, AE & 30% HAS 0.2 ANNUAL CANCE FLOOD HAZERD
DATUM:
 THE ELEVATIONS ARE BASED ON PASCO COUNTY, DATUM NAVD 88.
PHASING
 AS THIS SITE IS KENNEL, IT MAY BE REQUIRED TO HAVE ADDITIONAL BUILDING ON SITE. HOWEVER, ANY NEW ADDITIONS WILL BE PERMITTED ACCORDINGLly.

LOCATION MAP



GENERAL NOTES

1. THE STORMWATER RETENTION PONDS WILL BE LOCATED ON LOT NO. 2 DRAINAGE EASEMENT WILL BE PROVIDED.
2. THE ENTRANCE WILL BE FROM CASPER AVE.
3. PROJECT SITE WATER & SANITARY SEWER TO BE PRIVATE.
4. THERE IS EXISTING ELECTRICAL SERVICE AT THIS SITE.
5. NO FIRE HYDRANTS AVAILABLE. FIRE PROTECTION WILL BE PROVIDED BY PASCO COUNTY FIRE & RESCUE.
6. NO HISTORICAL RESOURCES OR SITES LOCATED WITHIN THE SITE.
7. PROPOSED STORMWATER SYSTEM SHALL MEET ALL SWFWMD AND COUNTY DESIGN CRITERIA TO PREVENT NEGATIVE IMPACT TO ADJACENT PROPERTIES AND NATURAL DRAINAGE SYSTEMS.
8. REFUSE TO BE INDIVIDUAL CURB-SIDE TRASH PICKUP.
9. CONTOURS ARE BASED ON PASCO COUNTY DATUM 1988 (NAVD 88).
10. BILLBOARD AND POLE SIGNS ARE PROHIBITED ON SITE.
11. THE BUILDING FINISHED FLOOR ELEVATION SHALL BE DESIGNED TO ONE FOOT ABOVE 100-YEAR FLOODPLAIN ELEVATION OF 12 NAVD.
12. OUTDOOR LIGHTING SHALL BE LIMITED TO GROUND LIGHTING, LIGHT POLE LIMITED TO 8 FEET IN HEIGHT.
13. GROUND SIGNS SHALL BE LIMITED TO MONUMENT SIGNS.
14. BILLBOARDS, PENNANTS, AND BANNERS SHALL BE PROHIBITED.
15. SITE TO BE CONSTRUCTED IN ONE PHASES.
16. NO PUBLIC WELL EXISTED WITHIN 1000 FT OF THIS SITE.
17. THERE ARE NO STORM SEWER, POTABLE WATER OR SEWERAGE FACILITIES WITHIN 200 OF THIS SITE.
18. AS INDICATED ON SURVEY THERE ARE EXISTING STRUCTURES ON SITE USED AS STORAGE, UTILITY SHED AND OFFICE.
19. PRESENTLY, THE SITE USED AS BIRD SANCTUARY AND THE FUTURE LAND USE WILL BE AS KENNEL.
20. THIS SITE PRESENTLY DESIGNATED AS C-2 ZONING AND WILL REMAIN THE SAME.
21. THERE IS NO NATURAL FEATURES ON SITE.
22. BASED FLOOD ELEVATION IS AT 12 NAVD.
23. THE SITE LOCATED WITHIN EVACUATION ZONE 'B'.

REVISIONS: _____ Date: _____
 1. _____
 2. _____
 3. _____
 4. _____
 5. _____
 6. _____

PREPARED FOR:
 OWNER/ DEVELOPER

FLORIDA EXOTIC BIRD SANCTUARY

8933 CASPER AVENUE
 HUDSON, FL.
 TEL.# (727) 963-7484

Engineers Civil Transportation
 Water Resources Environmental
 Construction Management
 Survey Planning

25218 BUNTING CIRCLE
 LAND O' LAKES FL. 34639
 Phone: 813.434.5838

"MUMS CERTIFICATION"

THIS IS TO CERTIFY THAT THE PROFESSIONAL ENGINEER WHOSE SIGNATURE AND SEAL APPEARS BELOW, WAS IN RESPONSIBLE CHARGE OF THE PREPARATION AND PRODUCTION OF THESE CONSTRUCTION PLANS. THE ROADWAY DESIGNS WERE PREPARED IN SUBSTANTIAL ACCORDANCE WITH THE STANDARDS DESCRIBED IN THE FLORIDA DEPARTMENT OF TRANSPORTATION, MANUAL OF UNIFORM MINIMUM STANDARDS FOR DESIGN, CONSTRUCTION AND MAINTENANCE FOR STREETS AND HIGHWAYS (GREEN BOOK)-LATEST EDITION.



HOUSHANG KARIMI, PE

DECEMBER, 26 2015

DATE

PROJECT GENERAL NOTES

- 1. OVERALL CLEANUP SHALL BE ACCOMPLISHED BY THE CONTRACTOR IN ACCORDANCE WITH COUNTY STANDARDS OR AS DIRECTED BY THE ENGINEER. ANY AND ALL EXPENSES INCURRED FOR THIS WORK SHALL BE INCLUDED IN THE UNIT PRICE BID FOR OTHERS ITEMS.
2. THE CONTRACTOR SHALL ENDEAVOR TO PROTECT PRIVATE PROPERTY. ANY DAMAGE CAUSED BY THE CONTRACTOR IN THE PERFORMANCE OF HIS WORK SHALL BE CORRECTED TO THE SATISFACTION OF THE ENGINEER AT THE CONTRACTOR'S EXPENSE. PAYMENT SHALL NOT BE MADE FOR THIS WORK.
3. ANY DAMAGE TO STATE, COUNTY, OR LOCAL ROADS CAUSED BY THE CONTRACTOR'S HAULING OR EXCAVATION EQUIPMENT SHALL BE REPAIRED BY THE CONTRACTOR TO THE SATISFACTION OF THE ENGINEER. PAYMENT SHALL NOT BE MADE FOR THIS WORK.
4. ANY U.S.C. & G.S. MONUMENT WITHIN LIMITS OF CONSTRUCTION IS TO BE PROTECTED. IF IN DANGER OF DAMAGE, THE PROJECT ENGINEER SHOULD NOTIFY PARRA & KARIM ENGINEERING, INC.
5. ALL SOO PLACED IN PONDS SHALL BE MAINTAINED. (WATERING AS REQUIRED), BY THE CONTRACTOR UNTIL FINAL ACCEPTANCE BY THE OWNER.
6. THE CONTRACTOR SHALL CONTROL ALL FUGITIVE DUST ORIGINATING FROM THE PROJECT SITE BY MEANS OF WATERING.

PASCO COUNTY STANDARD NOTES:

- 1. ALL UTILITY CONSTRUCTION SHALL COMPLY WITH THE PASCO COUNTY STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER AND WASTEWATER FACILITIES SPECIFICATIONS, LATEST EDITION. (N/A)
2. ALL ON-SITE WATER AND SEWER FACILITIES SHALL BE OWNED AND MAINTAINED BY THE OWNER/DEVELOPER
3. 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.
4. ALL PROPOSED SIGNS MUST BE APPLIED FOR, APPROVED, AND PERMITTED ON AN INDIVIDUAL BASIS APART FROM ANY ULTIMATELY SITE PLAN. APPROVAL OF THIS SITE PLAN DOES NOT CONSTITUTE APPROVAL OF ANY SIGNAGE.
5. 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.
6. THE ARCHITECT CERTIFIES THAT THE SITE HAS BEEN DESIGNED IN ACCORDANCE WITH THE AMERICAN DISABILITIES ACT.
7. ALL ONSITE 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 RESPONSIBILITY TO PROPERLY SIGN AND STRIPE IN ACCORDANCE WITH APPLICABLE STANDARDS.
8. THE OWNER 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 SIGNAGE.
9. ALL CLEAR SITE AREAS SHALL BE KEPT FREE OF ANY SIGNAGE, PLANTINGS, TREES, ECT IN EXCESS OF THREE AND A HALF (3 1/2) FEET IN HEIGHT.
10. 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.
11. THE OWNER ACKNOWLEDGES THAT THE SITE AND ITS SUBSEQUENT BUILDING PERMITS SHALL COMPLY WITH ALL REZONING CONDITIONS.
12. ALL STRUCTURES, INCLUDING BUFFER WALLS, RETAINING WALL, SIGNAGE, ECT. REQUIRE BUILDING PERMITS.
13. 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 FOUNDATION, ARE DISCOVERED, WORK SHALL COME TO AN IMMEDIATE STOP AND THE FLORIDA DEPARTMENT OF HISTORIC RESOURCES (STATE HISTORIC PRESERVATION OFFICER) AND PASCO COUNTY SHALL BE NOTIFIED WITHIN TWO WORKING DAYS OF THE RESOURCES FOUND ON THE SITE.
14. IF DURING CONSTRUCTION ACTIVITIES ANY EVIDENCE OF THE PRESENCE OF STATE AND FEDERALLY PROTECTED PLANT AND/OR ANIMAL SPECIES ARE 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.

CONSTRUCTION NOTES

MISCELLANEOUS

- 1. THE CONTRACTOR SHALL BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS SPECIFIED BY THE VARIOUS GOVERNMENTAL AGENCIES. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION, AND SCHEDULE ANY NECESSARY INSPECTIONS ACCORDING TO AGENCY INSTRUCTIONS.
2. ALL SPECIFICATIONS AND DOCUMENTS REFERRED TO IN THESE PLANS SHALL BE OF THE LATEST REVISION.
3. ALL WORK PERFORMED SHALL COMPLY WITH THE REGULATIONS AND ORDINANCES OF THE VARIOUS GOVERNMENTAL AGENCIES HAVING JURISDICTION OVER THE WORK.
4. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS TO THE OWNER'S ENGINEER FOR APPROVAL. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT CONTRACTOR'S EXPENSE.
5. WORK PERFORMED UNDER THIS CONTRACT SHALL INTERFACE SMOOTHLY WITH OTHER WORK BEING PERFORMED ON SITE BY OTHER CONTRACTORS AND UTILITY COMPANIES. IT WILL BE NECESSARY FOR THE CONTRACTOR TO COORDINATE AND SCHEDULE HIS ACTIVITIES, WHERE NECESSARY, WITH OTHER CONTRACTORS AND UTILITY COMPANIES, INCLUDING WREC, VERIZON, LOCAL CABLE & THEIR SUBCONTRACTORS.

MISCELLANEOUS (CONT)

- 6. THE WATER, SANITARY SEWER, AND STORM DRAINAGE FACILITIES ARE SUBJECT TO THE REVIEW AND APPROVAL OF PASCO COUNTY AND SWFWMD AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN THE REQUIRED RIGHT-OF-WAY USE PERMITS TO PERFORM WORK IN THE PUBLIC RIGHT-OF-WAY. (N/A)
7. CONTRACTOR SHALL LOCATE ALL EXISTING UTILITIES BEFORE ORDERING MATERIALS AND CASTING STRUCTURES.(N/A)
8. IT WILL BE NECESSARY TO EXAMINE, COORDINATE AND ADJUST ACCORDINGLY THE PROPOSED LOCATIONS OF THE VARIOUS COMPONENTS OF THE SITE UTILITIES. THE LAYOUTS INDICATED ON THESE PLANS ARE NOT EXACT AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO SUBMIT COORDINATION DRAWINGS SHOWING PIPE SIZES, STRUCTURES, AND ELEVATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE SCHEDULING AND COORDINATION OF ALL THE UNDERGROUND WORK ASSOCIATED WITH THIS PROJECT.(N/A)
9. ALL MECHANICAL EQUIPMENT SHALL BE SCREENED FROM VIEW. (N/A)
10. ADJUSTMENTS OF INLETS, JUNCTION BOXES, MANHOLE TOPS, WATER VALVES, WATER METERS, ETC. SHALL BE INCLUDED IN THE CONTRACTOR'S BID AND NO CLAIM SHALL BE MADE AGAINST THE OWNER OR ENGINEER FOR THESE ADJUSTMENTS, IF REQUIRED.(N/A)
11. THE CONTRACTOR SHALL PROTECT OR PROPERLY ABANDON ALL WELLS ON SITE, SHOULD THE SAME EXIST, PURSUANT TO CHAPTER 40D.3, F.A.C.. THERE IS ONE WELL ON SITE AS INDICATED ON PLAN. CONTRACTOR TO PROVIDE WELL HEAD BOX AND DIRECT THE SUCTION PIPE OFF THE PARKING LOT, AS DIRECTED BY OWNER OR ENGINEER.

CLEARING/DEMOLITION

- 1. PRIOR TO ANY SITE CLEARING, ALL TREES SHOWN TO REMAIN AS INDICATED ON THE CONSTRUCTION PLANS SHALL BE PROTECTED IN ACCORDANCE WITH LOCAL TREE ORDINANCES AND DETAILS CONTAINED IN THESE PLANS. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN THESE TREES IN GOOD CONDITION. NO TREE SHOWN TO REMAIN SHALL BE REMOVED WITHOUT WRITTEN APPROVAL FROM PASCO COUNTY AND THE OWNER.
2. THE CONTRACTOR SHALL CLEAR AND GRUB ONLY THOSE PORTIONS OF THE SITE NECESSARY FOR CONSTRUCTION. DISTURBED AREAS WILL BE SEEDED, MULCHED, SODDED OR PLANTED WITH OTHER APPROVED LANDSCAPE MATERIAL IMMEDIATELY FOLLOWING CONSTRUCTION.
3. REMAINING EARTHWORK THAT RESULTS FROM CLEARING AND GRUBBING OR SITE EXCAVATION IS TO BE UTILIZED ON-SITE IF REQUIRED, PROVIDED THAT THE MATERIAL IS DEMONSTRATED BY TESTING TO BE OF SUFFICIENT QUALITY TO BE TESTED COMPANY. EXCESS MATERIAL IS TO BE EITHER STOCKPILED ON THE SITE AS DIRECTED BY THE OWNER OR OWNER'S ENGINEER, OR REMOVED FROM THE SITE. THE CONTRACTOR IS RESPONSIBLE FOR ACQUIRING ANY PERMITS THAT ARE NECESSARY FOR REMOVING EXCESS EARTHWORK FROM THE SITE.
4. ALL CONSTRUCTION DEBRIS AND OTHER WASTE MATERIALS SHALL BE DISPOSED OF OFF SITE IN ACCORDANCE WITH APPLICABLE REGULATORY AGENCY REQUIREMENTS.

PAVING AND GRADING

- 1. ALL DELETERIOUS SUBSURFACE MATERIAL (I.E. MUCK, PEAT, BURIED DEBRIS) IS TO BE EXCAVATED IN ACCORDANCE WITH THESE PLANS OR AS DIRECTED BY THE OWNER, THE OWNER'S ENGINEER, OR OWNER'S SOIL TESTING COMPANY. DELETERIOUS MATERIAL IS TO BE STOCKPILED OR REMOVED FROM THE SITE AS DIRECTED BY THE OWNER. EXCAVATED AREAS TO BE BACK FILLED WITH APPROVED MATERIALS AND COMPACTED AS SHOWN ON THESE PLANS. CONTRACTOR IS RESPONSIBLE FOR ACQUIRING ANY PERMITS THAT ARE NECESSARY FOR REMOVING DELETERIOUS MATERIAL FROM THE SITE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXCAVATIONS AGAINST COLLAPSE AND WILL PROVIDE BRACING, SHEETING OR SHORING AS NECESSARY. DEWATERING METHODS SHALL BE USED AS REQUIRED TO KEEP TRENCHES DRY WHILE PIPE AND APPURTENANCES ARE BEING PLACED.
3. ALL NECESSARY FILL AND EMBANKMENT THAT IS PLACED DURING CONSTRUCTION SHALL CONSIDER OF MATERIAL SPECIFIED BY THE OWNER'S SOIL TESTING COMPANY OR ENGINEER AND BE PLACED AND COMPACTED ACCORDING TO THESE PLANS OR THE REFERENCED SOILS REPORT.
4. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED GRADE OR GROUND SURFACE GRADE UNLESS OTHERWISE NOTED ON DRAWINGS.
5. CONTRACTOR SHALL TRIM, TACK AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS EXISTING PAVEMENT.(N/A)
6. UNLESS OTHERWISE NOTED, CURBING WILL BE PLACED AT THE EDGE OF ALL PAVEMENT AS SHOWN ON THE PLANS, EXCLUDING US HWY. 41. REFER TO THE LATEST EDITION OF F.D.O.T. STANDARD INDEX NO. 17346 FOR THE SPECIFICATIONS FOR DETAILS AND SPECIFICATIONS OF ALL F.D.O.T. TYPE CURBING AND GUTTERS CALLED FOR IN THESE PLANS.(N/A)
8. CONTRACTOR TO PROVIDE A 1/2" TO 1" BITUMINOUS EXPANSION JOINT MATERIAL WITH SEALER AT ABUTMENT OF CONCRETE AND OTHER MATERIALS (BUILDINGS, OTHER POURED CONCRETE, ETC.) (N/A)
9. ALL PAVEMENT MARKINGS SHALL BE MADE WITH PERMANENT THERMOPLASTIC AND SHALL CONFORM TO F.D.O.T STANDARD INDEX NO. 17346, SHEETS 1-7. PARKING STALL STRIPING TO BE 4" WIDE PAINTED STRIPES. (N/A)
10. CONTRACTOR IS TO PROVIDE EROSION CONTROL AND SEDIMENTATION BARRIER (HAY BALES OR SILTATION CURTAIN) TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS AND WATERWAYS. IN ADDITION, CONTRACTOR SHALL PLACE STRAW, MULCH OR OTHER SUITABLE MATERIAL ON GROUND IN AREAS WHERE CONSTRUCTION RELATED TRAFFIC IS TO ENTER AND EXIT 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.
11. IF WIND EROSION BECOMES SIGNIFICANT DURING CONSTRUCTION, THE CONTRACTOR SHALL STABILIZE THE AFFECTED AREA USING SPRINKLING, IRRIGATION OR OTHER ACCEPTABLE METHODS.
12. THE CONTRACTOR WILL STABILIZE BY SEED AND MULCH, SOO OR OTHER APPROVED MATERIALS ANY DISTURBED AREAS WITHIN ONE WEEK FOLLOWING COMPLETION OF THE UTILITY SYSTEMS AND PAVEMENT CONSTRUCTION. CONTRACTOR SHALL MAINTAIN (INCLUDING WATERING), SUCH AREAS UNTIL FINAL ACCEPTANCE BY OWNER.
13. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING APPLICABLE TESTING WITH THE SOILS ENGINEER. TESTS WILL BE REQUIRED PURSUANT TO PASCO COUNTY ENGINEERING SERVICES DEPARTMENT TESTING SPECIFICATIONS FOR CONSTRUCTION OF ROAD, STORM DRAINAGE AND UTILITIES. UPON COMPLETION OF THE WORK, SOILS ENGINEER WILL SUBMIT CERTIFICATIONS TO THE OWNER'S ENGINEER STATING THAT ALL REQUIREMENTS HAVE BEEN MET.
14. A QUALIFIED TESTING LABORATORY SHALL PERFORM ALL TESTING NECESSARY TO ASSURE COMPLIANCE OF THE IN PLACE MATERIALS AS REQUIRED BY THESE PLANS AND THE VARIOUS AGENCIES. SHOULD ANY RETESTING BE REQUIRED DUE TO THE FAILURE OF ANY TESTS TO MEET THE REQUIREMENTS, THE CONTRACTOR WILL BEAR ALL COSTS OF SAID RETESTING.
15. ALL MATERIALS AND CONSTRUCTION SHALL BE IN ACCORDANCE WITH PASCO COUNTY STANDARDS.

SAFETY

- 1. DURING THE CONSTRUCTION AND MAINTENANCE OF THIS PROJECT, ALL SAFETY REGULATIONS ARE TO BE ENFORCED. THE CONTRACTOR OR HIS EMPLOYEES SHALL BE RESPONSIBLE FOR THE CONTROL AND SAFETY OF THE TRAVELING PUBLIC AND THE SAFETY OF HIS PERSONNEL.
2. THE CONTRACTOR'S MAINTENANCE OF TRAFFIC PLAN MUST BE SUBMITTED AND APPROVED BY PASCO COUNTY PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES.
3. LABOR SAFETY REGULATIONS SHALL CONFORM TO THE PROVISIONS SET FORTH BY OSHA IN THE FEDERAL REGISTER OF THE DEPARTMENT OF TRANSPORTATION.
4. CONTRACTOR SHALL PROVIDE AND MAINTAIN ITS OWN SAFETY EQUIPMENT IN ACCORDANCE WITH ITS HEALTH & SAFETY PROGRAM AND ALL OTHER APPLICABLE LEGAL AND HEALTH AND SAFETY REQUIREMENTS. THE CONTRACTOR IS ALSO RESPONSIBLE FOR PROVIDING ITS EMPLOYEES AND SUBCONTRACTORS WITH ADEQUATE INFORMATION AND TRAINING TO ENSURE THAT ALL EMPLOYEES AND SUBCONTRACTORS AND SUBCONTRACTORS' EMPLOYEES COMPLY WITH ALL APPLICABLE REQUIREMENTS. CONTRACTOR SHALL REMAIN IN COMPLIANCE WITH ALL OCCUPATIONAL SAFETY AND HEALTH REGULATIONS AS WELL AS THE ENVIRONMENTAL PROTECTION LAWS. THE FOLLOWING IS NOT TO BE PERCEIVED AS THE ENTIRE SAFETY PROGRAM BUT JUST BASIC REQUIREMENTS.
5. ALL EXCAVATIONS BY THE CONTRACTOR SHALL CONFORM TO THE REQUIREMENTS OF THE DEPARTMENT OF LABOR'S OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION RULES AND REGULATIONS. PARTICULAR ATTENTION MUST BE PAID TO THE CONSTRUCTION STANDARDS FOR EXCAVATIONS CFR PART 1926, SUBPART P.6. THE MINIMUM STANDARDS AS SET FORTH IN THE CURRENT EDITION OF THE STATE OF FLORIDA, MANUAL ON TRAFFIC CONTROL AND SAFE PRACTICES FOR STREET AND HIGHWAY CONSTRUCTION, MAINTENANCE AND UTILITY OPERATIONS' SHALL BE FOLLOWED IN THE DESIGN, APPLICATION, INSTALLATION, MAINTENANCE AND REMOVAL OF ALL TRAFFIC CONTROL DEVICES, WARNING DEVICES AND BARRIERS NECESSARY TO PROTECT THE PUBLIC AND WORKMEN FROM HAZARDS WITHIN THE PROJECT LIMITS.
7. ALL TRAFFIC CONTROL MARKINGS AND DEVICES SHALL CONFORM TO THE PROVISIONS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES PREPARED BY THE U.S. DEPARTMENT OF TRANSPORTATION FEDERAL HIGHWAY ADMINISTRATION.
8. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY AND ENFORCE ALL APPLICABLE SAFETY REGULATIONS. THE ABOVE INFORMATION HAS BEEN PROVIDED FOR THE CONTRACTOR'S APPROVAL, COORDINATION OF TESTING AND NOTIFICATION OF ALL PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
9. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN AREAS OF BURIED UTILITIES AND SHALL PROVIDE AT LEAST 48 HOURS NOTICE TO THE UTILITY COMPANIES PRIOR TO CONSTRUCTION TO OBTAIN FIELD LOCATIONS OF EXISTING UNDERGROUND UTILITIES. CALL CANDY AT 1-800-282-8881 TO ARRANGE FIELD LOCATIONS.
10. 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 CALLED FOR IN THIS CONTRACT.
11. ALL UNDERGROUND UTILITIES MUST BE IN PLACE AND TESTED OR INSPECTED PRIOR TO BASE AND PAVEMENT CONSTRUCTION.

EROSION /TURBIDITY CONTROL NOTES

- 1. THE INSTALLATION OF TEMPORARY EROSION CONTROL BARRIERS SHALL BE COORDINATED WITH THE CONSTRUCTION OF THE PERMANENT EROSION CONTROL FEATURES TO THE EXTENT NECESSARY TO ASSURE ECONOMIC, EFFECTIVE AND CONTINUOUS CONTROL OF EROSION AND WATER POLLUTION THROUGHOUT THE LIFE OF THE CONSTRUCTION PHASE.
2. THE TYPE OF EROSION CONTROL BARRIERS USED SHALL BE GOVERNED BY THE NATURE OF THE CONSTRUCTION OPERATION AND SOIL TYPE THAT WILL BE EXPOSED. SILTY AND CLAYEY MATERIAL USUALLY REQUIRE SOLID SEDIMENT BARRIERS TO PREVENT TURBID WATER DISCHARGE, WHILE SANDY MATERIAL MAY NEED ONLY SILT SCREENS OR HAY BALES TO PREVENT EROSION. FLOATING TURBIDITY CURTAINS OR SWALES MAY BE USED IN OPEN WATER SITUATIONS. DIVERSION DITCHES OR RUNOFF FROM BEING DISCHARGED TO WETLANDS OR OTHER WATER BODIES. IT MAY BE NECESSARY TO EMPLOY A COMBINATION OF BARRIERS, DITCHES AND OTHER EROSION/TURBIDITY CONTROL MEASURES IF CONDITIONS WARRANT.
3. CONSTRUCTION OPERATIONS IN OR ADJACENT TO WETLANDS SHALL BE RESTRICTED TO THOSE AREAS IDENTIFIED IN THE PLANS AND IN THE SPECIFICATIONS.
4. EXCEPT AS NECESSARY FOR CONSTRUCTION, EXCAVATED MATERIAL SHALL NOT BE DEPOSITED IN THE WETLANDS OR IN A POSITION CLOSE ENOUGH THERETO TO BE WASHED AWAY BY HIGH WATER OR RUNOFF.
5. WHERE PUMPS ARE TO BE USED TO REMOVE TURBID WATERS FROM CONSTRUCTION AREAS, THE WATER SHALL BE TREATED PRIOR TO DISCHARGE TO THE WETLANDS. TREATMENT METHODS INCLUDE AND ARE NOT LIMITED TO, TURBID WATER BEING PUMPED INTO GRASSED SWALES OR APPROPRIATE VEGETATED AREAS, SEDIMENT BASINS, OR CONFINED BY AN APPROPRIATE ENCLOSURE SUCH AS TURBIDITY BARRIERS, AND KEPT CONFINED UNTIL ITS TURBIDITY LEVEL MEETS STATE WATER QUALITY STANDARDS.
6. THE CONTRACTOR SHALL SCHEDULE HIS OPERATIONS SUCH THAT THE AREA OF UNPROTECTED ERODIBLE EARTH EXPOSED AT ANY ONE TIME IS NOT LARGER THAN THE MINIMUM AREA NECESSARY FOR EFFICIENT CONSTRUCTION OPERATIONS, AND THE DURATION OF EXPOSED, UNCOMPLETED CONSTRUCTION TO THE ELEMENTS SHALL BE AS SHORT AS PRACTICABLE. CLEARING AND GRUBBING SHALL BE SO SCHEDULED AND PERFORMED THAT GRADING OPERATIONS CAN FOLLOW IMMEDIATELY THEREAFTER, AND GRADING OPERATIONS SHALL BE SCHEDULED AND PERFORMED THAT PERMANENT EROSION CONTROL FEATURES CAN FOLLOW IMMEDIATELY THEREAFTER IF CONDITIONS ON THE PROJECT PERMIT.
7. THE CONTRACTOR AND/OR OWNER'S REPRESENTATIVE SHALL PROVIDE ROUTINE MAINTENANCE OF PERMANENT AND TEMPORARY EROSION CONTROL FEATURES UNTIL THE PROJECT IS COMPLETE AND ALL BARED SOILS ARE STABILIZED.
8. SILT FENCE SHALL BE LOCATED AT THE PERIMETER OF CONSTRUCTION LIMITS, AS DEFINED BY FIELD CONDITIONS.

SANITARY SEWER (BY ON SITE SEPTIC TANK AND DRAIN FIELD) (NOT APPLICABLE FOR THIS PROJECT)

- 1. SANITARY SEWERS, FORCE MAINS AND STORM SEWERS CROSSING WATER MAINS SHALL BE LAID TO PROVIDE A MINIMUM VERTICAL DISTANCE OF 12 INCHES BETWEEN THE INVERT OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE WHENEVER POSSIBLE.
2. A MINIMUM 6-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN ANY TYPE OF SEWER AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE. IN CASES WHERE IT IS NOT POSSIBLE TO MAINTAIN A 6-FOOT HORIZONTAL SEPARATION, THE MINIMUM DISTANCE CAN BE REDUCED TO 3 FEET WHEN BOTTOM OF THE WATERMAIN IS LAID AT LEAST 6-INCHES ABOVE TOP OF THE SEWER PIPE.
3. ALL SANITARY SEWER MAINS, LATERALS AND FORCE MAINS SHALL HAVE A MINIMUM OF 36 INCHES OF COVER.
4. GRAVITY SANITARY SEWER PIPE IS TO BE PVC SDR-35, ASTM D-3034-73 AND ASTM D-759. SANITARY SEWER FORCE MAIN TO BE DR-25 (0-905) (PRESSURE CLASS 200), GRAVITY SEWER LINES OVER 12 FEET DEEP MUST BE PVC SDR-26.
5. ALL FITTINGS FOR FORCE MAINS, 4 INCHES AND LARGER SHALL BE DUCTILE IRON, PUSH-ON OR MECHANICAL JOINT CEMENT LINED AND SHALL CONFORM TO ANSI 21, 10A/WWA C110. ALL OTHER FITTINGS FOR PIPE SHALL BE PVC RUBBER RING GASKETED. ALL GASKETED FITTINGS SHALL MEET THE REQUIREMENTS OF ASTM SPECIFICATION D1869.
6. ALL UTILITY MATERIAL AND WORKMANSHIP MUST COMPLY WITH THE PASCO COUNTY STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER, WASTEWATER AND RECLAIMED WATER FACILITIES SPECIFICATIONS, LATEST EDITION.
7. PRIOR TO COMMENCING WORK WHICH REQUIRES CONNECTING NEW SANITARY SEWER LINES TO EXISTING LINES OR APPURTENANCES, THE CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES NEAR THE POINT OF CONNECTION AND NOTIFY OWNER'S ENGINEER OF ANY CONFLICTS OR DISCREPANCIES WITH DESIGN INFORMATION SHOWN IN THESE PLANS.
8. ALL GRAVITY SEWER PIPING SHALL BE SUBJECT TO A VISUAL INSPECTION BY THE OWNER'S ENGINEER PRIOR TO PLACEMENT OF AND PAVING AND AGAIN TO THE PROVISIONS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES PREPARED BY THE U.S. DEPARTMENT OF TRANSPORTATION FEDERAL HIGHWAY ADMINISTRATION.
9. THE CONTRACTOR SHALL PERFORM AN INFILTRATION OR 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 OF TESTING AND NOTIFICATION OF ALL PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
10. ALL SEWER SERVICE LATERALS ARE TO BE MARKED WITH PAINT ON THE CURB OR EDGE OF PAVEMENT AND WOOD STAKES AT THE END OF THE SERVICE LATERALS. USE GREEN PAINT FOR SEWER SERVICES.

WATER DISTRIBUTION (BY ON SITE WELL) (NOT APPLICABLE FOR THIS PROJECT)

- 1. SANITARY SEWERS, FORCE MAINS AND STORM SEWERS CROSSING WATER MAINS SHALL BE LAID TO PROVIDE A MINIMUM VERTICAL DISTANCE OF 12 INCHES BETWEEN THE INVERT OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE WHENEVER POSSIBLE.
2. A MINIMUM 6-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN ANY TYPE OF SEWER AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE. IN CASES WHERE IT IS NOT POSSIBLE TO MAINTAIN A 6-FOOT HORIZONTAL SEPARATION, THE MINIMUM DISTANCE CAN BE REDUCED TO 3 FEET WHEN BOTTOM OF THE WATERMAIN IS LAID AT LEAST 6-INCHES ABOVE TOP OF THE SEWER PIPE.
3. ALL WATER MAINS SHALL HAVE A MINIMUM OF 36 INCHES OF COVER.
4. ALL UTILITY MATERIAL AND WORKMANSHIP MUST COMPLY WITH THE PASCO COUNTY STANDARDS FOR DESIGN AND CONSTRUCTION OF WATER, WASTEWATER AND RECLAIMED WATER FACILITIES SPECIFICATIONS, LATEST EDITION.
5. CONFLICTS BETWEEN WATER AND STORM OR SANITARY SEWER TO BE RESOLVED BY ADJUSTING THE WATER LINES AS NECESSARY AND PER ABOVE REQUIREMENTS.
6. ALL PVC WATER MAINS 4 INCHES THROUGH 12 INCHES SHALL BE IN ACCORDANCE WITH ANWA C-900 AND SHALL BE CLASS 150 SDR 15. ALL ON-SITE TO WATER MAINS 2" TO 3" SHALL BE CLASS 1120 AND MEET REQUIREMENTS OF SDR 21 IN ACCORDANCE WITH ASTM D-2241. WATER MAINS SMALLER THAN 1 1/2" SHALL BE CLASS 1120 OR 1220 SCHEDULE 80 AND MEET REQUIREMENTS OF ASTM D-1785.
7. ALL DUCTILE IRON PIPE SHALL CONFORM TO THE REQUIREMENTS OF ANSI STANDARD A21.51, MINIMUM CLASS 50. JOINTS FOR DUCTILE IRON PIPE SHALL BE MECHANICAL OR PUSH-ON JOINTS. PIPE SHALL HAVE AN EXTERIOR BITUMINOUS COATING IN ACCORDANCE WITH ANSI A21.51. PIPE INTERIOR SHALL HAVE A CEMENT MORTAR LINING WITH AN ASPHALTIC SEAL COAT CONFORMING TO ANWA/ANSI C104/A21.4. THE WEIGHT AND CLASS DESIGNATION SHALL BE PAINTED IN WHITE ON THE EXTERIOR SURFACE OF ALL PIPE AND FITTINGS. MANUFACTURER'S CODE OR SERIAL NUMBER SHALL BE PROVIDED ON THE BELL OF EACH PIPE JOINT.
9. THRUST BLOCKING SHALL BE PROVIDED AT ALL FITTINGS AND HYDRANTS AS SHOWN ON THE WATER DISTRIBUTION SYSTEM DETAILS.
10. 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 PASCO COUNTY ENGINEERING SERVICES DEPARTMENT SPECIFICATIONS. CONTRACTOR TO NOTIFY OWNER'S ENGINEER AND COUNTY INSPECTORS 48 HOURS IN ADVANCE OF PERFORMING TESTS.
11. CONTRACTOR TO PERFORM CHLORINATION AND BACTERIOLOGICAL SAMPLING AND OBTAIN CLEARANCE OF DOMESTIC WATER SYSTEM. COPIES OF ALL BACTERIOLOGICAL TESTS TO BE SUBMITTED TO OWNER'S ENGINEER.
12. CONTRACTOR TO INSTALL TEMPORARY BLOWOFFS AT THE END OF WATER SERVICE LATERALS TO BUILDINGS TO ASSURE ADEQUATE FLUSHING AND DISINFECTION.
13. WHERE IT IS NECESSARY TO DEFLECT PIPE EITHER HORIZONTALLY OR VERTICALLY, PIPE JOINT DEFLECTION SHALL NOT EXCEED THE MANUFACTURERS' RECOMMENDED DEFLECTION ANGLE.
14. ALL WATER SERVICES ARE TO BE MARKED WITH PAINT ON CURB OR EDGE OF PAVEMENT AND WITH WOOD STAKES AT THE END OF SERVICES. USE BLUE PAINT FOR WATER SERVICES.
15. FIRE HYDRANTS WILL REQUIRE FLOW-TESTING AND COLOR CODING BASED ON FLOW TEST RESULTS.

STORM WATER POLLUTION PREVENTION PLAN

CONTAINED ON THESE PLANS AND WITHIN THE FOLLOWING NOTES IS A STORM WATER POLLUTION PREVENTION PLAN THE PLAN WHICH HAS BEEN DEVELOPED BY USDC IN ACCORDANCE WITH THE MANUAL ON ENVIRONMENTAL PROTECTION AGENCY'S NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) GENERAL PERMIT.

THE FOLLOWING ENTITIES ARE IDENTIFIED AS TEAM MEMBERS OF THE PLAN: USDC THE DEVELOPER AS IDENTIFIED IN THE TITLE BOX OF THESE PLANS, AND THE SITE CONTRACTOR AND HIS SUB-CONTRACTORS. EACH TEAM MEMBER HAS SPECIFIC RESPONSIBILITIES AND OBLIGATIONS. IN GENERAL, ALL TEAM MEMBERS, WITH REGARD TO THEIR INVOLVEMENT AND RESPONSIBILITIES ON THE PROJECT, ARE TO IMPLEMENT ALL NECESSARY STORM WATER MANAGEMENT CONTROLS TO ASSURE COMPLIANCE WITH THE NPDES GENERAL PERMIT FOR STORM WATER DISCHARGES FROM CONSTRUCTION ACTIVITIES, THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT PERMIT, THE APPLICABLE LOCAL GOVERNING AGENCY (I.E. PASCO COUNTY, ETC.) AND THE GUIDELINES LISTED IN THE SWPPP. THE DUTIES AND RESPONSIBILITIES OF THE TEAM MEMBERS AS THEY PERTAIN TO THE SWPPP ARE AS FOLLOWS:

US DESIGN AND CONSTRUCTION, INC

- A. DEVELOP STORM WATER POLLUTION PREVENTION PLAN (SWPPP) INCLUDING, BUT NOT LIMITED TO, RETENTION/DETENTION PONDS, CONTROL STRUCTURES, EROSION CONTROL, METHODS AND LOCATIONS AND STABILIZATION CRITERIA. THIS DESIGN IS INCLUDED WITHIN THESE CONSTRUCTION PLANS AND THE FOLLOWING NOTES AND INSTRUCTIONS.
B. SUBMIT AND OBTAIN THE NECESSARY DESIGN RELATED STORM WATER PERMITS FROM THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION, THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT AND OTHER APPLICABLE GOVERNMENTAL BODIES.
C. UPON NOTIFICATION BY THE DEVELOPER OF HIS INTENT TO COMMENCE CONSTRUCTION, SUBMIT A NOTICE OF INTENT TO THE ENVIRONMENTAL PROTECTION AGENCY ON BEHALF OF THE DEVELOPER AND THE CONTRACTOR. ALSO, SUBMIT A COPY OF THE SWPPMD PERMIT OR COMPLETENESS LETTER IF THE PERMIT IS NOT YET AVAILABLE. THIS SUBMITTAL WILL BE MADE NO LATER THAN 48 HOURS PRIOR TO BEGINNING OF CONSTRUCTION.
D. SUBMIT TO SWPPMD AND THE OPERATOR OF THE MUNICIPAL SEPARATE STORM WATER SYSTEM, IF APPLICABLE, A NOTICE OF CONSTRUCTION COMMENCEMENT.
E. COMPLETE AND SUBMIT A LETTER OF TERMINATION AND CERTIFICATION FOR DEVELOPER AND CONTRACTOR. THE NOTS SHALL BE SUBMITTED NO MORE THAN 30 DAYS AFTER
(A) COMPLETION OF THE PROJECT AND FINAL STABILIZATION OF THE SITE OR
(B) WHEN RESPONSIBILITY FOR THE SITE HAS ENDED. FINAL STABILIZATION AS DEFINED BY FDPD AND EPA IS WHEN ALL SOIL DISTURBING ACTIVITIES AT THE SITE HAVE BEEN COMPLETED AND A UNIFORM (E.G. EVENLY DISTRIBUTED, WITHOUT LARGE BARE AREAS) PERMANENT VEGETATIVE COVER WITH A DENSITY OF 70% OF THE NATIVE BACKGROUND VEGETATIVE COVER FOR THE AREA HAS BEEN ESTABLISHED ON ALL UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES, AS AN ALTERNATIVE, EQUIVALENT PERMANENT STABILIZATION MEASURES (SUCH AS RIPRAP, GABIONS, OR GEOTEXTILES) MAY BE EMPLOYED. BOTH THE CLIENT AND CONTRACTOR SHALL NOTIFY USDC WHEN ONE OF THESE CRITERIA HAS BEEN MET.

CONTRACTOR

- A. SIGN AND RETURN TO USDC A NOTICE OF INTENT AND CERTIFICATION OF STORM WATER POLLUTION PREVENTION PLAN NO LATER THAN 48 HOURS PRIOR TO COMMENCEMENT OF CONSTRUCTION. COPY USDC AND THE DEVELOPER ON THE NOI PERMIT WHEN RECEIVED. ALSO, EACH SUBCONTRACTOR AFFECTED BY THE SWPPP MUST CERTIFY TO THE CONTRACTOR THAT THEY UNDERSTAND AND SHALL COMPLY WITH THE NPDES PERMIT AND SWPPP. A RECORD OF THESE CERTIFICATIONS SHALL BE MAINTAINED BY THE CONTRACTOR ON SITE.
B. DURING CONSTRUCTION, ASSURE COMPLIANCE WITH THE DESIGNED STORM WATER POLLUTION PREVENTION PLANS PREPARED BY USDC AND THE NPDES GENERAL PERMIT FOR STORM WATER DISCHARGES FROM CONSTRUCTION ACTIVITIES.
C. MAINTAIN A COPY OF THE CONSTRUCTION PLANS, WHICH INCLUDE THE STORM WATER POLLUTION PREVENTION PLAN BOTH NOTS AND ALL INSPECTION REPORTS AND CERTIFICATIONS ON SITE.
D. UNDERTAKE ALL REASONABLE BEST MANAGEMENT PRACTICES (BMP'S) TO ASSURE THAT SILLED OR OTHERWISE POLLUTED STORM WATER IS NOT ALLOWED TO DISCHARGE FROM THE SITE DURING ALL PHASES OF CONSTRUCTION. STABILIZATION BMP'S THAT MAY BE USED INCLUDE: TEMPORARY OR PERMANENT SEEDING, MULCHING, GEOTEXTILES, SODDING, VEGETATIVE BUFFER STRIPS, PROTECTION OF TREES AND PRESERVATION OF MATURE VEGETATION, STRUCTURAL EROSION AN SEDIMENT CONTROL BMP'S THAT MAY BE USED INCLUDE: STRAW BALE DIKES, SILT FENCES, EARTH DIKES, BRUSH BARRIERS, DRAINAGE SWALES, CHECK DAMS, SUB SURFACE DRAIN, PIPE SLOPE DRAIN, LEVEL SPREADERS, STORM DRAIN INLET PROTECTION, OUTLET PROTECTION, SEDIMENT TRAPS, AND TEMPORARY SEDIMENT TRAPS, AND TEMPORARY SEDIMENT BASINS. DETENTION PONDS MAY ALSO BE USED AS TEMPORARY SEDIMENT BASINS. ADDITIONAL BMP'S THAT MAY NEED TO BE IMPLEMENTED INCLUDE: PROVIDING PROTECTED STORAGE AREAS FOR CHEMICALS, POINTS, SOLVENTS, FERTILIZERS, AND OTHER POTENTIALLY TOXIC MATERIALS. PROVIDING WASTE RECEPACLES AT CONVENIENT LOCATIONS AND
PROVIDING REGULAR COLLECTION OF WASTES, INCLUDING BUILDING MATERIAL WASTES. MINIMIZING OFF-SITE TRACKING OF SEDIMENTS. MAKING ADEQUATE PREPARATIONS, INCLUDING TRAINING AND EQUIPMENT TO CONTAIN SPILLS OF OIL AND HAZARDOUS MATERIALS, COMPLYING WITH APPLICABLE STATE OR LOCAL WASTE DISPOSAL, SANITARY SEWER OR SEPTIC SYSTEM REGULATIONS AND THE USE OF APPROPRIATE POLLUTION PREVENTION MEASURES FOR ALLOWABLE NON-STORM WATER COMPONENTS OF DISCHARGE.
E. NOTIFY USDC AND THE DEVELOPER IN WRITING OF ANY NON-STORM WATER POLLUTION SOURCES WHICH ARE BEING STORED, OR OTHERWISE USED DURING THE CONSTRUCTION OF THE PROJECT, I.E., FERTILIZERS, FUELS, PESTICIDES, OTHER CHEMICALS. THIS NOTIFICATION SHOULD BE ACCOMPANIED WITH THE CONTRACTOR'S DESIGN AND METHODS TO PREVENT POLLUTION RUN-OFF FROM THESE SOURCES.
F. DEVELOP A MAINTENANCE AND INSPECTION PLAN WHICH INCLUDES, BUT IS NOT LIMITED TO THE FOLLOWING:
(A) THE SPECIFIC AREAS TO BE INSPECTED AND MAINTAINED THAT INCLUDES ALL THE DISTURBED AREAS AND MATERIAL STORAGE AREAS OF THE SITE.
(B) THE EROSION AND SEDIMENT CONTROLS IDENTIFIED IN THE SWPPP TO BE MAINTAINED AND INSPECTED AND THOSE ADDITIONAL CONTROLS THAT THE CONTRACTOR DEEMS NECESSARY.
(C) MAINTENANCE PROCEDURES.
(D) THE PROCEDURE TO FOLLOW IF ADDITIONAL WORK IS REQUIRED OR WHOM TO CALL.
(E) INSPECTIONS AND MAINTENANCE FORMS.
(F) THE PERSONNEL ASSIGNED TO EACH TASK.

THE FOLLOWING SHALL BE INSPECTED A MINIMUM OF ONCE A WEEK OR WITHIN 24 HOURS AFTER 0.25 INCHES OF RAINFALL: STABILIZATION MEASURES (ONCE A MONTH IF FULLY STABILIZED), STRUCTURAL FAILURE CONTROLS, DISCHARGE POINTS, CONSTRUCTION ENTRANCES AND EXITS, AREAS USED FOR STORAGE OF EXPOSED MATERIALS.

AN INSPECTION FORM SHALL BE COMPLETED FOR EACH INSPECTION. ANY PERMIT VIOLATIONS SHOULD BE NOTED AND CORRECTIVE MEASURES TO BE TAKEN SHALL BE NOTED. IF REVISIONS TO THE SWPPP ARE NEEDED, A REPORT FORM FOR CHANGES IN THE SWPPP SHALL BE COMPLETED AND A COPY SENT TO USDC. THE ORIGINAL SHALL BE KEPT ON-SITE AS DOCUMENTATION OF THE CHANGE. IF THE INSPECTION PASSES, THE FACILITY IS IN COMPLIANCE WITH THE SWPPP AND THE NPDES PERMIT MUST BE SIGNED BY ONE OF THE FOLLOWING:

THE PRINCIPAL EXECUTIVE OFFICE OR RANKING ELECTED OFFICIAL OF THE OPERATOR OF THE SWPPP, A DULY AUTHORIZED REPRESENTATIVE OF THE PRINCIPAL EXECUTIVE OFFICIAL OF THE OPERATOR OF THE SWPPP.

IF REQUIRED, STORM WATER DISCHARGE SAMPLES ARE TO BE TAKEN AT THE LOCATIONS SPECIFIED BY THE ENGINEER OF RECORD. THE SAMPLING SHOULD BE PERFORMED ACCORDING TO THE FOLLOWING CRITERIA:

A GRAB BAG SAMPLE WILL BE TAKEN DURING REGULAR WORKING HOURS, ONCE PER MONTH, WITHIN THE FIRST 30 MINUTES OF A QUALIFYING EVENT (A RAIN EVENT AT 0.5 INCHES OR GREATER IN A 24 HOUR PERIOD) OR WITHIN THE FIRST 30 MINUTES OF THE BEGINNING OF THE DISCHARGE OF A PREVIOUSLY COLLECTED QUALIFYING EVENT FOR SETTLEABLE SOLIDS, TOTAL SUSPENDED SOLIDS, TURBIDITY FLOW. THIS DATA IS TO BE RECORDED AND SUBMITTED TO USDC AND FDPD ONCE PER MONTH.

RETAIN INSPECTION REPORTS AND CERTIFICATIONS FOR AT LEAST THREE YEARS.

G. INITIATE SITE STABILIZATION MEASURES NO MORE THAN 14 DAYS AFTER CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED ON ANY MAJOR PORTION OF THE SITE EXCEPT WHEN CONSTRUCTION WILL RESUME WITHIN 21 DAYS.

H. NOTIFY USDC WHEN IT IS TIME TO SUBMIT A NOTICE OF TERMINATION AS DEFINED UNDER PART E OF THE USDC SECTION OF THE SWPPP. SIGN AND RETURN TO USDC THE NOTICE OF TERMINATION FORM AND CERTIFICATION.

DEVELOPER

- A. NOTIFY USDC OF YOUR INTENT TO COMMENCE CONSTRUCTION. SIGN THE NOTICE OF INTENT FORM AS OPERATOR OF THE STORM WATER DISCHARGE FACILITY AND PERMITTEE AND RETURN TO USDC COPY USDC AND THE NOI PERMIT WHEN IT IS RECEIVED.
B. SIGN A CERTIFICATION OF STORM WATER POLLUTION PREVENTION PLAN AND RETURN TO USDC.
C. NOTIFY USDC WHEN IT IS TIME TO SUBMIT A NOTICE OF TERMINATION AS DEFINED UNDER PART E OF THE USDC AND CONSTRUCTION, INC. SECTION OF THE SWPPP. SIGN AND RETURN TO USDC FOR SUBMITTAL TO EPA A NOTICE OF TERMINATION FORM AND CERTIFICATION.

PROJECT INFORMATION:

- 1. PROJECT TYPE: OFFICE
2. ANTICIPATED CONSTRUCTION SEQUENCE IS AS FOLLOWS:
A. COMPLETE EROSION CONTROL INSTALLATION
B. CLEARING AND GRUBBING
C. EARTHWORK ACTIVITIES
D. STORM WATER SYSTEM CONSTRUCTION
E. UTILITY CONSTRUCTION
F. BASE AND PAVEMENT CONSTRUCTION
G. FINAL STABILIZATION
3. ANTICIPATED START DATE: JULY 2016
4. ANTICIPATED COMPLETION DATE: JULY 2017

Engineers-Civil/Transportation
Water Resources-Environmental
Construction Management
Survey/Planning

95216 Burning Circle
Land O' Lakes, FL 34659
Phone: 813.434.5530
Firm's Certificate of Authorization No. 14106

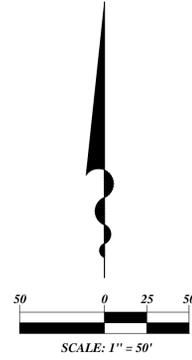


Table with 6 columns for REVISIONS and 6 rows for revision details. Includes project information and dates.

FL EXOTIC BIRD SANCTUARY, INC
8933 CASPER AVENUE
HUDSON, FL.
TEL. (727)264-8865
FLORIDA EXOTIC BIRD SANCTUARY
PASCO COUNTY, FLORIDA
GENERAL NOTES

JOB NO. FEBS-111715
DRAWN
DESIGNED
CHECKED FK
QC SHK
SHEET 2

SECTION 23, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA



LEGEND

- CALCULATED MEASUREMENT
- DESCRIPTION MEASUREMENT
- FIELD MEASUREMENT
- PLAT MEASUREMENT
- REDUND MEASUREMENT
- AIR CONDITIONER
- CORRUGATED METAL PIPE
- CONCRETE
- ELEVATION
- ELLIPTICAL CORRUGATED METAL PIPE
- ELLIPTICAL REINFORCED CONCRETE PIPE
- FIRE HYDRANT
- IDENTIFICATION
- JURISDICTIONAL POINT
- LICENSED BUSINESS NUMBER
- LOT POLE
- METERS PER SECTION
- METERS PER SECTION
- PROFESSIONAL SURVEYOR AND MAPPER
- PROFESSIONAL SURVEYOR AND MAPPER
- SEASONAL HIGH WATER
- SIGN SURVEYOR MARKER
- TYPICAL
- WATER METER
- WATER VALVE
- SPOT ELEVATION
- PINE TREE (SIZE NOTED)
- OAK TREE (SIZE NOTED)
- SWEET GUM TREE (SIZE NOTED)
- CEDAR TREE (SIZE NOTED)
- CAMPHOR TREE (SIZE NOTED)
- PALM TREE (SIZE NOTED)
- NAWI TREE (SIZE NOTED)
- MAGNOLIA (SIZE NOTED)
- PERMITTED REMOVED TREES

BENCHMARKS

CONTROL BENCHMARK: PUBLISHED BENCHMARK "CR 70", FOUND HORIZONTAL CONTROL DISK IN TOP OF CONCRETE RETAINING WALL, STAMPED "CR 70 1977", LOCATED 218' SOUTHWEST OF THE APPROX. CENTERLINE OF CASPER AVENUE ALONG US HIGHWAY 19, AND 42' SOUTHEAST OF THE CENTER LINE OF U.S. HIGHWAY 19 NORTH BOUND LANE, 26 FEET NORTHWEST OF POWER POLE NUMBER 56, IN A CONCRETE CULVERT HEADWALL. ELEVATION = 7.10' (NAVD88)

SITE BENCHMARK #1: SET 5/8" IRON ROD (DAVRIS CONTROL), LOCATED 334' WEST OF LOT 1'S SOUTHWESTERN PROPERTY CORNER, AND LOCATED AT THE APPROXIMATE CENTERLINE OF CASPER AVENUE RIGHT-OF-WAY. ELEVATION = 10.10' (NAVD88)

SITE BENCHMARK #2: SET 5/8" IRON ROD (DAVRIS CONTROL), LOCATED 83.6' WEST OF THE SOUTHEAST LOT CORNER OF LOT 1, AND 4' NORTH OF THE NORTH EDGE OF PAVEMENT OF CASPER AVENUE. ELEVATION = 20.84' (NAVD88)

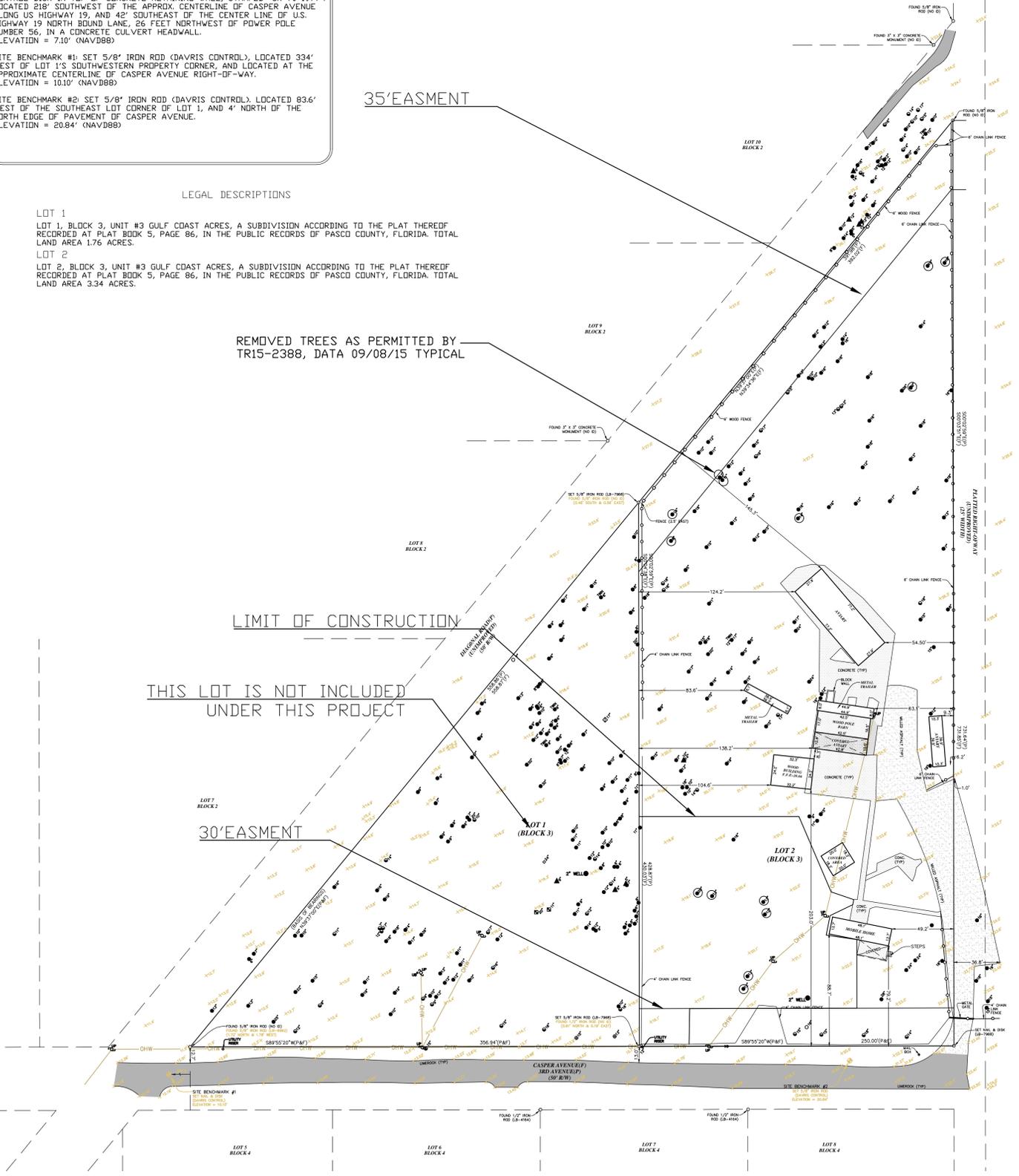
LEGAL DESCRIPTIONS

LOT 1
 LOT 1, BLOCK 3, UNIT #3 GULF COAST ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 5, PAGE 86, IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOTAL LAND AREA 1.76 ACRES.

LOT 2
 LOT 2, BLOCK 3, UNIT #3 GULF COAST ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 5, PAGE 86, IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOTAL LAND AREA 3.34 ACRES.

- SURVEYOR'S NOTES:**
- THIS SURVEY MAP AND/OR REPORT OR THE COPIES HEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES ARE PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
 - BASIS OF BEARINGS: PLAT BEARING OF N39°37'00"E, ALONG THE WEST BOUNDARY OF LOT 1, ALSO BEING THE EAST RIGHT-OF-WAY LINE OF (UNIMPROVED) DIAGONAL ROAD AS RECORDED IN PLAT BOOK 5 PAGE 86, AS SHOWN HEREON.
 - THIS OFFICE HAS NOT ABSTRACTED THIS FOR ANY RECORDED CLAIMS OF TITLE EASEMENTS OR RESTRICTIONS. THE PRESENCE OR ABSENCE OF ANY SUCH CLAIMS IS NOT CERTIFIED HEREON.
 - NO UNDERGROUND IMPROVEMENTS OR UTILITIES WERE LOCATED EXCEPT THOSE SHOWN HEREON.
 - ELEVATIONS ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988.
 - UNLESS NOTED OTHERWISE, NO UNDERGROUND FOUNDATIONS LOCATED.
 - DAVRIS, INC. ACCEPTS NO RESPONSIBILITY FOR THE IDENTIFICATION OF THE TREE SPECIES SHOWN HEREON. EVERY EFFORT HAS BEEN MADE TO PROPERLY IDENTIFY THE TREES SHOWN HEREON, HOWEVER TREE IDENTIFICATION IS OUTSIDE THE AREA OF EXPERTISE OF A PROFESSIONAL LAND SURVEYOR. THE TREE TYPES SHOWN HEREON ARE FOR INFORMATIONAL PURPOSES ONLY AND SHOULD ONLY BE USED AFTER CONFIRMATION BY A CERTIFIED ARBORIST OR OTHER SUCH PROFESSIONAL.

index	Number of Tree	Size inches	Type of Tree
1	6	10	Oak
2	2	11	Oak
3	11	12	Oak
4	5	13	Oak
5	5	14	Oak
6	12	15	Oak
7	8	16	Oak
8	4	17	Oak
9	11	18	Oak
10	4	19	Oak
11	2	20	Oak
12	4	24	Oak
13	1	26	Oak
14	1	28	Oak
15	2	13	Palm
16	1	14	Palm
17	3	15	Palm
18	1	16	Palm
19	2	17	Palm
20	3	18	Palm
21	1	16	MAGNOLIA
22	1	10	SWEET GUM



surved by:
DAVRIS, INC.
 CERTIFICATE OF AUTHORIZATION # 7968
 5830 Nebraska Ave
 New Port Richey, FL 34652
 Phone: (727) 232-3800

ORIGINAL: DECEMBER 2015

REVISIONS:

1	
2	
3	
4	
5	
6	

FL EXOTIC BIRD SANCTUARY, INC
 8933 CASPER AVENUE
 HUDSON, FL.
 TEL. (727)264-8865

FLORIDA EXOTIC BIRD SANCTUARY
 PASCO COUNTY, FLORIDA
 BOUNDARY-TOPO-TREE SURVEY

JOB NO. FEBS-111715
 DRAWN _____
 DESIGNED _____
 CHECKED FK
 QC SHK
 SHEET 3

Project data:

Total land area: 3.5 ac

Soil data: Paola (19), hydrologic group "A", ground water below 6 feet with permeability greater than 20 inches per hour up to 80 inches below ground surface.

Effected area:

- Area 1= 0.93 ac
- Area 2= 0.42 ac
- Total area=1.35 ac

Total existing impervious area within effected area = 0.15 ac

Existing CN = 54.43 (wood/grass=49, and imper. area=98)

Time of concentration= 10 min.

Existing 25yr/24hr peak discharge rate=2.823 cfs

Existing 100yr/24hr peak discharge rate=4.235 cfs

Proposed impervious area:

- Building 0.10 ac
- Parking 0.14 ac
- Turnout 0.03 ac
- Sidewalk 0.02 ac

Total proposed impervious area=0.29 ac

Proposed CN=60.75 (wood/grass=49, imper. area=98, and pond 100)

Time of concentration= 10 min.

Treatment volume:

Treatment volume required= $((1.35 + 0.124)) \times 0.5 \times 43560 / 12 = 2675$ cf

Treatment volume provided from el 13 to 14.1

Pond area at elevation 14=0.04 ac

Pond data:

Elevation	area (ac)
13	0.022
14	0.036
15	0.051
16	0.069
17	0.124

Pond side slopes will be 4:1 from el 13 to 16 and 10:1 from 16 to 17 (10 feet wide) all fill slopes will be at 4:1 slopes.

Control structure data: vertical rectangular weir, the weir opening is 12" wide from el 15 to 16, refer to detail.

Rainfall and modeling data:

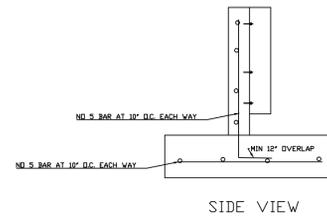
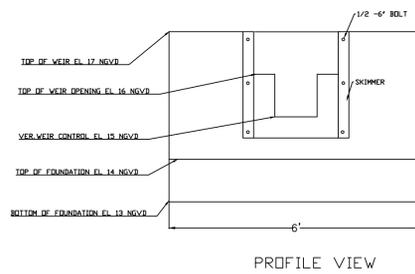
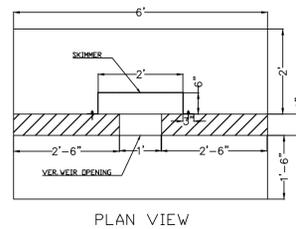
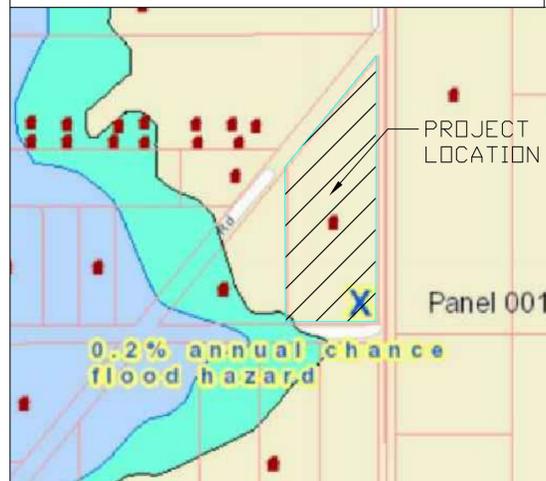
25yr/24 hr total rainfall=8.6 inches

100yr/24hr total rainfall=10.6 inches

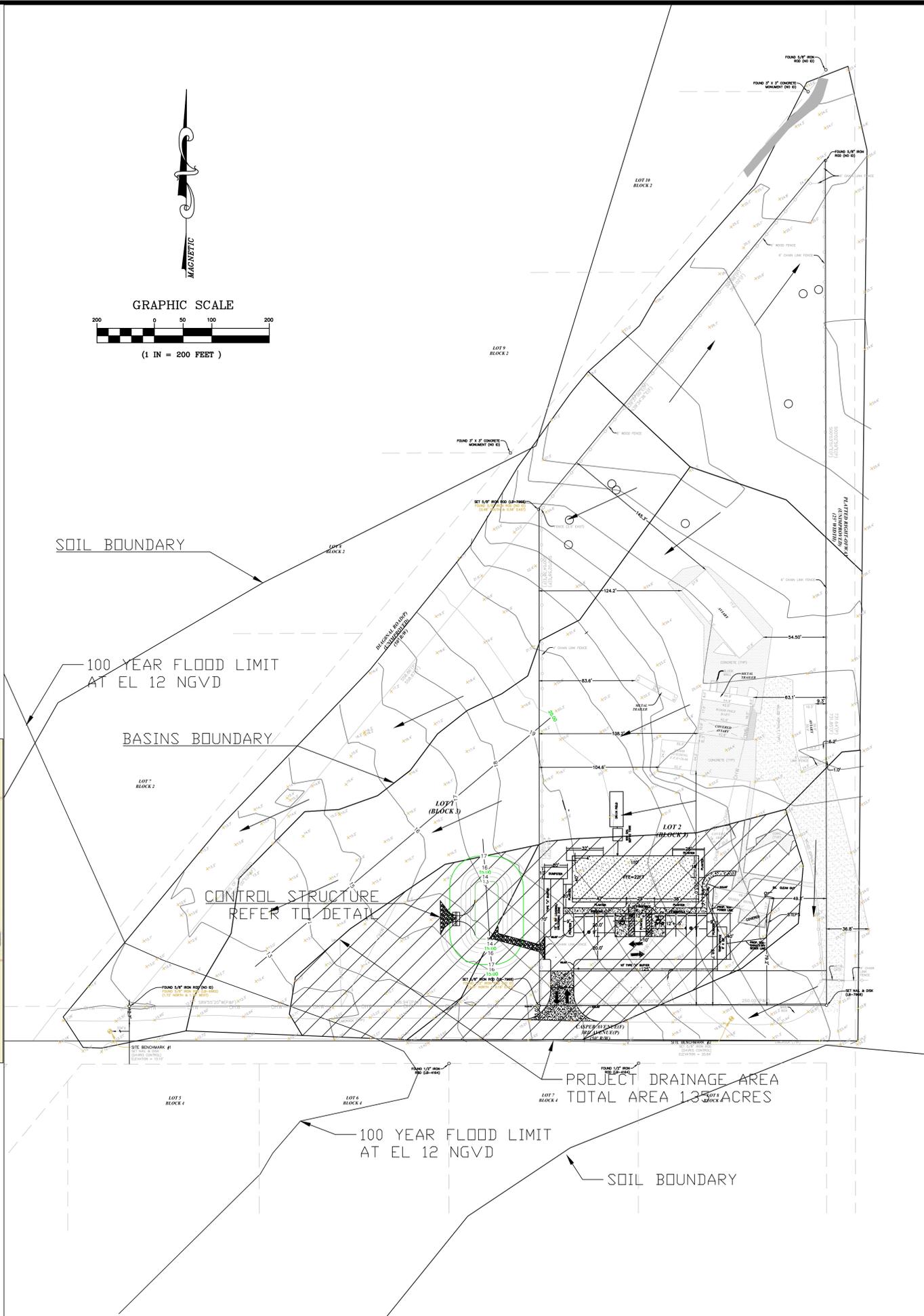
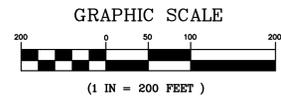
Unit hydrograph peaking factor=256

Proposed 25 yr/24hr peak discharge rate=2.777 cfs at maximum stage elevation 15.91ft

Proposed 100 yr/24hr peak discharge rate=4.179 cfs at maximum stage elevation 16.195ft



CONTROL STRUCTURE PLAN VIEW



Engineers-Civil-Transportation
 Water Resources-Environmental
 Construction Management
 Survey-Planning
 25218 Bunting Circle
 Land O'Lakes, Florida 34639
 Phone: 813.434.5838
 EPR Certificate of Authorization No. 36106



REVISIONS:

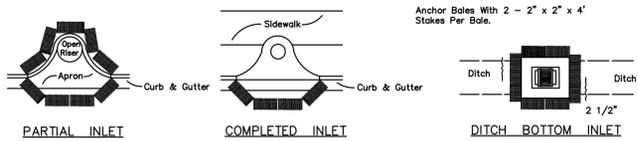
NO.	DATE	DESCRIPTION
1	ORIGINAL	DECEMBER 2015
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FL EXOTIC BIRD SANCTUARY, INC
 8933 CASPER AVENUE
 HUDSON, FL.
 TEL. (727)264-8865

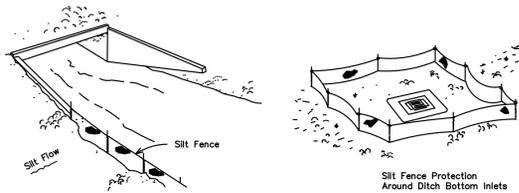
FLORIDA EXOTIC BIRD SANCTUARY
 PASCO COUNTY, FLORIDA
 DRAINAGE-FLOOD ZONE

JOB NO. FEBS-111715
 DRAWN _____
 DESIGNED _____
 CHECKED FK
 QC SHK
 SHEET 4

C:\Users\shawnkarim\Desktop\Project\bird_sanctuary\dwg\const\plan14_DRAINAGE-FLOOD_ZONE.dwg (DRAINAGE PLAN-FLOOD ZONE) Plotted on: Apr 24, 2016 - 11:23pm by ShawnKarim



HAY BALE PROTECTION AROUND INLETS



SILT FENCE APPLICATIONS

EROSION/SEDIMENTATION CONTROL:

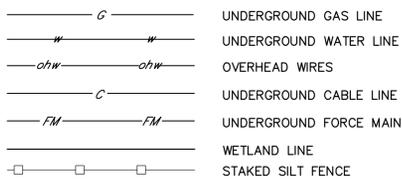
CONTRACTOR IS TO PROVIDE EROSION/SEDIMENTATION BARRIER [HAY BALES OR SILTATION CURTAIN] TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS AND WATERWAYS. IN ADDITION, CONTRACTOR SHALL PLACE STRAW, MULCH OR OTHER SUITABLE MATERIAL ON THE GROUND IN AREAS WHERE CONSTRUCTION RELATED TRAFFIC IS TO ENTER AND EXIT 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 VEHICULAR TRAFFIC, THE CONTRACTOR IS TO REMOVE AND CLEAN SAID EARTH TO THE SATISFACTION OF THE ENGINEER AND/OR LOCAL AUTHORITIES.

PLEASE REFER TO EROSION / TURBIDITY BARRIER NOTES ON PLAN SHEET 2 FOR ADDITIONAL REQUIREMENTS.

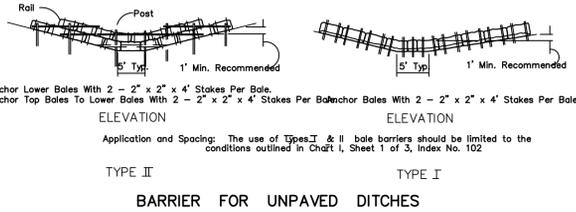
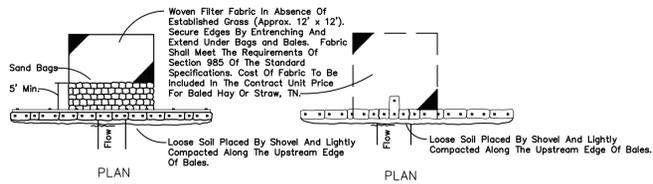
PUBLIC R/W NOTE:

CONSTRUCTION SHOWN ON THESE PLANS IS PERMITTED ONLY FOR THE WORK LOCATED WITHIN THE PRIVATE PROPERTY. ALL WORK WITHIN THE PUBLIC RIGHTS OF WAY AND EASEMENTS WILL REQUIRE A SEPARATE PERMIT AND MAY REQUIRE AN ALTERATION TO THE CONSTRUCTION OR MATERIALS SHOWN ON THESE PLANS. R/W PERMIT APPLICATIONS AND SPECIFIC REQUIREMENTS SHOULD BE SUBMITTED FOR R/W PERMITS.

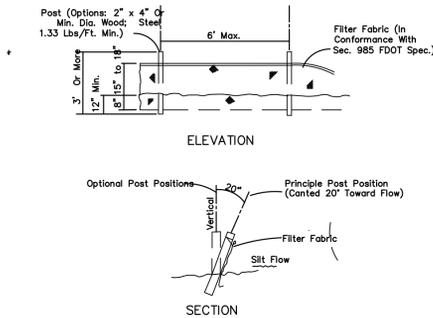
LINETYPE LEGEND



SYMBOL LEGEND

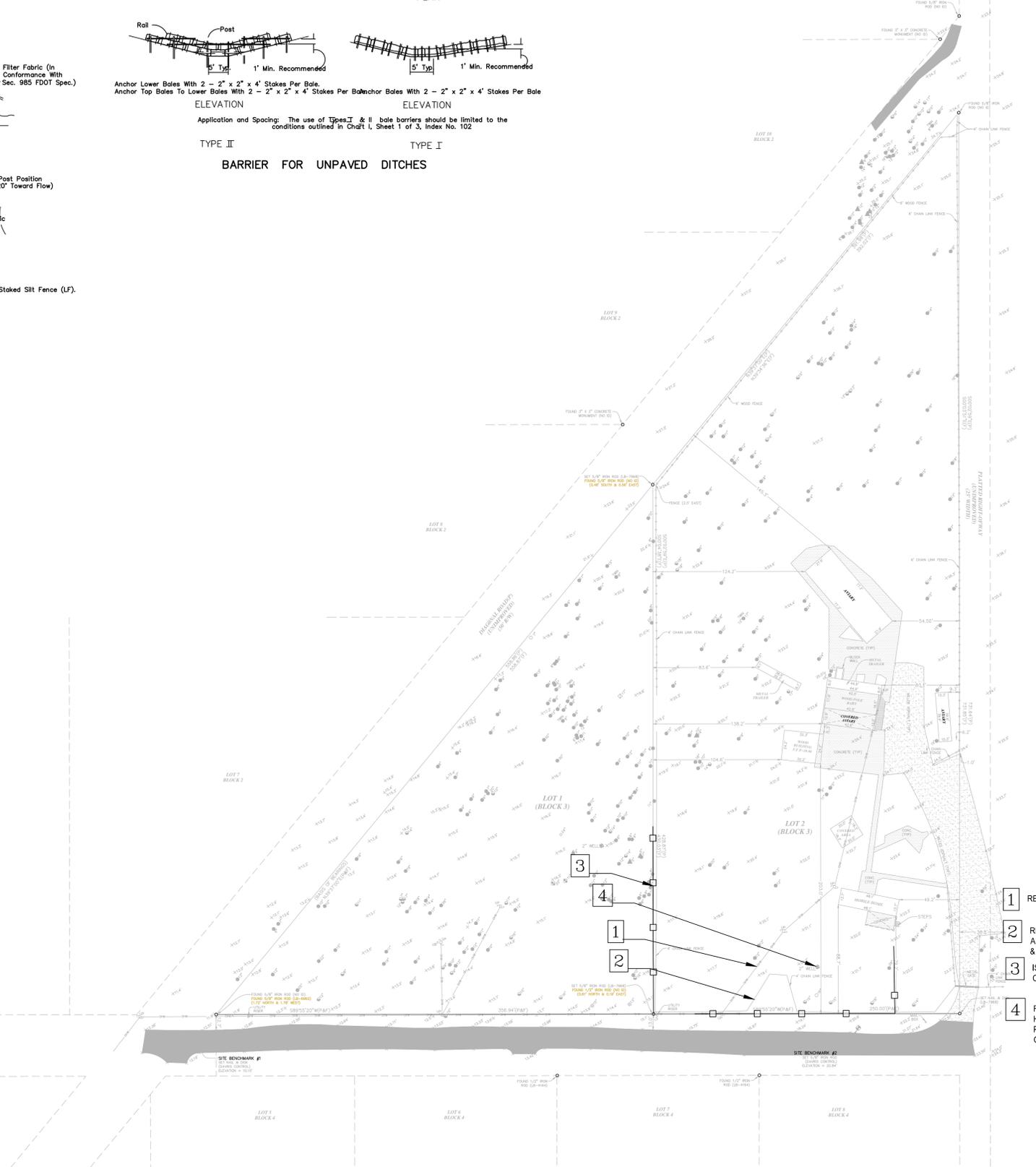
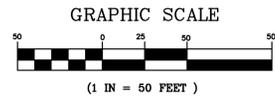


BARRIER FOR UNPAVED DITCHES

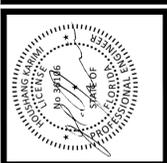


Note: Silt Fence to be paid for under the contract unit price for Staked Silt Fence (LF).

SILT FENCE



Engineers • Civil • Transportation
 • Water Resources • Environmental
 • Construction • Survey • Planning
 25218 Bunting Circle
 Land O'Lakes, Florida 34639
 Phone: 813.434.5938
 P&H Certificate # 14000000000000000000



ORIGINAL: DECEMBER 2015

REVISIONS:	NO.	DESCRIPTION
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FL EXOTIC BIRD SANCTUARY, INC	FLORIDA EXOTIC BIRD SANCTUARY
8933 CASPER AVENUE	PASCO COUNTY, FLORIDA
HUDSON, FL.	EROSIN-DEMOLISHING PLAN
TEL: (727)264-8865	

JOB NO.	FEBS-111715
DRAWN	
DESIGNED	
CHECKED	FK
QC	SHK
SHEET	5

C:\Users\skairini\Desktop\Projects\bird sanctuary\demolish\plan\erosin-demolish\erosin-demolish-plan.dwg (EROSIN-DEMOLISHING PLAN) Plotted on: Apr 24, 2016 - 11:23pm by Steven Kairini

TOTAL PARCEL AREA 3.34 AC
SITE PLAN AND COORDINATE GEOMETRY

- ONSITE BOUNDARY, TOPOGRAPHIC, TREE TAKEN FROM SURVEY PREPARED BY DAVRIS INC. DATED SEPTEMBER 1, 2015.
- SUBJECT PROPERTY IS ZONED C-2, GENERAL COMMERCIAL DISTRICT, RZ-3806 BCC DECEMBER 1987.
- ALL POINTS AND MONUMENTS SHALL BE SURVEYED UPON MOBILIZATION TO VERIFY THEIR ACCURACY. ANY DISCREPANCIES DISCOVERED MUST BE BROUGHT TO THE ATTENTION OF THE ENGINEER IN WRITING.
- MONUMENTS AND OTHER SURVEY CONTROL POINTS SHALL BE PROTECTED FROM DAMAGE AND DISTURBANCE. IF ANY CONTROL POINTS ARE DAMAGED OR DISTURBED, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO NOTIFY THE ENGINEER AND REPLACE THE CONTROL POINTS TO THEIR ORIGINAL CONDITION AT HIS OWN EXPENSE.
- ALL ELEVATIONS REFER TO THE NATIONAL GEODETIC VERTICAL DATUM NAVD 88
- 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.
- UPON COMPLETION OF CONSTRUCTION, THE CONTRACTOR SHALL FURNISH THE OWNER'S ENGINEER WITH COMPLETE "AS-BUILT" INFORMATION CERTIFIED BY A REGISTERED LAND SURVEYOR. THIS "AS-BUILT" INFORMATION SHALL INCLUDE INVERT ELEVATIONS LOCATION OF FITTINGS, LOCATION OF STRUCTURES FOR ALL UTILITIES INSTALLED, AS WELL AS TOP OF BANK, TOE OF SLOPE AND GRADE BREAK LOCATIONS AND ELEVATIONS FOR POND AND DITCH CONSTRUCTION. NO ENGINEER'S CERTIFICATIONS FOR CERTIFICATE OF OCCUPANCY PURPOSES WILL BE MADE UNTIL THIS INFORMATION IS RECEIVED AND APPROVED BY THE OWNER'S ENGINEER.
- OWNER/DEVELOPER:
FLORIDA EXOTIC BIRD SANCTUARY, INC
8933 CASPER AVENUE, HUDSON FL 34667
PHONE 813-963-7484
- ENGINEERING/SURVEYOR:
HOUSHANG KARIMI, P.E.
25218 BUNTING CIRCLE
LAND O'LAKE FL, 34639
PHONE: 813 434-5838
- DAVRIS, INC
5830 NEBRASKA AVE.
NEW PORT RICHEY, FL, 34652
PHONE 727 232-3800
- ESTIMATED ONSITE FILL REQUIRED = 100 CY.
- NO ONSITE BURNING IS ANTICIPATED.
- IRRIGATION BY WATER HOUSE
- NO LIGHT SPILLAGE OR GLARE SHALL EXTEND BEYOND PROJECT
- PROJECT ENTRANCE DRIVE TO BE CONSTRUCTED IN ACCORDANCE WITH FDOT INDEX 515.
- 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 FOUNDATION, ARE DISCOVERED, WORK SHALL COME TO AN IMMEDIATE STOP AND THE FLORIDA DEPARTMENT OF HISTORIC RESOURCES (STATE HISTORIC PRESERVATION OFFICER) AND PASCO COUNTY SHALL BE NOTIFIED WITHIN TWO WORKING DAYS OF THE RESOURCES FOUND ONSITE.
- 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 ONSITE.
- not used.
- FLOOR AREA CALCULATIONS:
TOTAL SITE AREA = 3.34 AC
EXISTING STRUCTURES' FLOOR AREA=(659 M.H)+(366 COVERED AREA)+782, WOOD BUILDING)=1807 SF
PROPOSED STRUCTURES' FLOOR AREA = 4400 SF
TOTAL FLOOR AREA=6807 SF
FAR = TOTAL FLOOR AREA/ TOTAL SITE AREA = $\frac{6807}{10000} = 0.6807$
MAX. FAR ALLOWED = 0.50
- PARKING REQUIREMENTS:
1 SP/ EMPLOY = 2
+ 1 SP/ 1000 SQUARE FEET OF KENNEL AREA = $\frac{4400}{1000} = 4.4$
REQUIRED NO. OF OFF STREET PARKING STALLS = 7
PARKING PROVIDED:
STANDARD 9' X 20' STALLS = 8
HANDICAPPED STALLS = 2
TOTAL PARKING PROVIDED = 10
- ONE LOADING/UNLOADING ZONE 12' X 50' PROVIDED

BUILDING NOTES:

- PROPOSED BUILDING WILL BE TYPE VI CONSTRUCTION.
TOTAL HEIGHT OF PROPOSED BUILDING CONSTRUCTION WILL BE 12 FEET TO ROOF LEVEL ABOVE FINISH FLOOR.
- EXTERIOR CONCRETE WALK TO BE FLUSH WITH FINISHED FLOOR.
- PROPOSED BUILDING NEW GROSS CONSTRUCTION AREA = 4400 SF
- SOLID WASTE TO BE PICK UP AT SITE.
- NO. OF LOADING AND UNLOADING 12' WIDTH X 50' DEPTH PROVIDED. = 1
- PROPOSED BUILDING WILL BE USED AS BIRD ACCLIMATION /BOARDING ROOM AND QUARANTINE / WET OFFICE.
- HVAC EQUIPMENT TO BE SPLIT SYSTEM UNIT.

FIRE PROTECTION NOTES:

- CODE REFERENCE: ALL CONSTRUCTION COMPLIES WITH THE FOLLOWING CURRENTLY ADOPTED CODES:
A. NATIONAL FIRE PROTECTION ASSOCIATION, VOLUMES 1 16 AND (2) N.F.P.A. 101, LIFE SAFETY CODE.
B. BUILDING & BUILDING REGULATIONS, PASCO COUNTY CODE
C. STANDARD BUILDING CODE.

LANDSCAPE REQUIREMENTS:

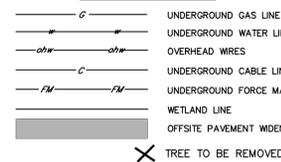
VEHICULAR USE AREA ON SITE
PROPOSED = 5934 SF
EXISTING = 5600 SF
TOTAL = 6194 SF

INTERIOR LANDSCAPE AREA REQUIRED (10% OF 6194 PROP. AREA) = 619 SF
BUILDING PLANTING AREA REQUIRED (10% OF 4400 FLOOR AREA) = 440 SF
TOTAL = 1059 SF

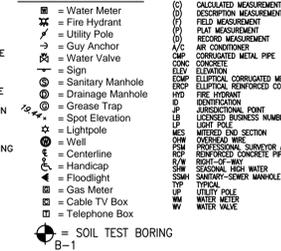
INTERIOR LANDSCAPE AREA PROVIDED WITHIN ISLANDS = 1580 SF
PERIMETER PLANTING REQUIRED AT 50% OF BUILDING REMITTER = 150 LF
PERIMETER PLANTING PROVIDED = 185 LF

SEE LANDSCAPE PLANS FOR ADDITIONAL INFORMATION AND LANDSCAPE DETAILS.

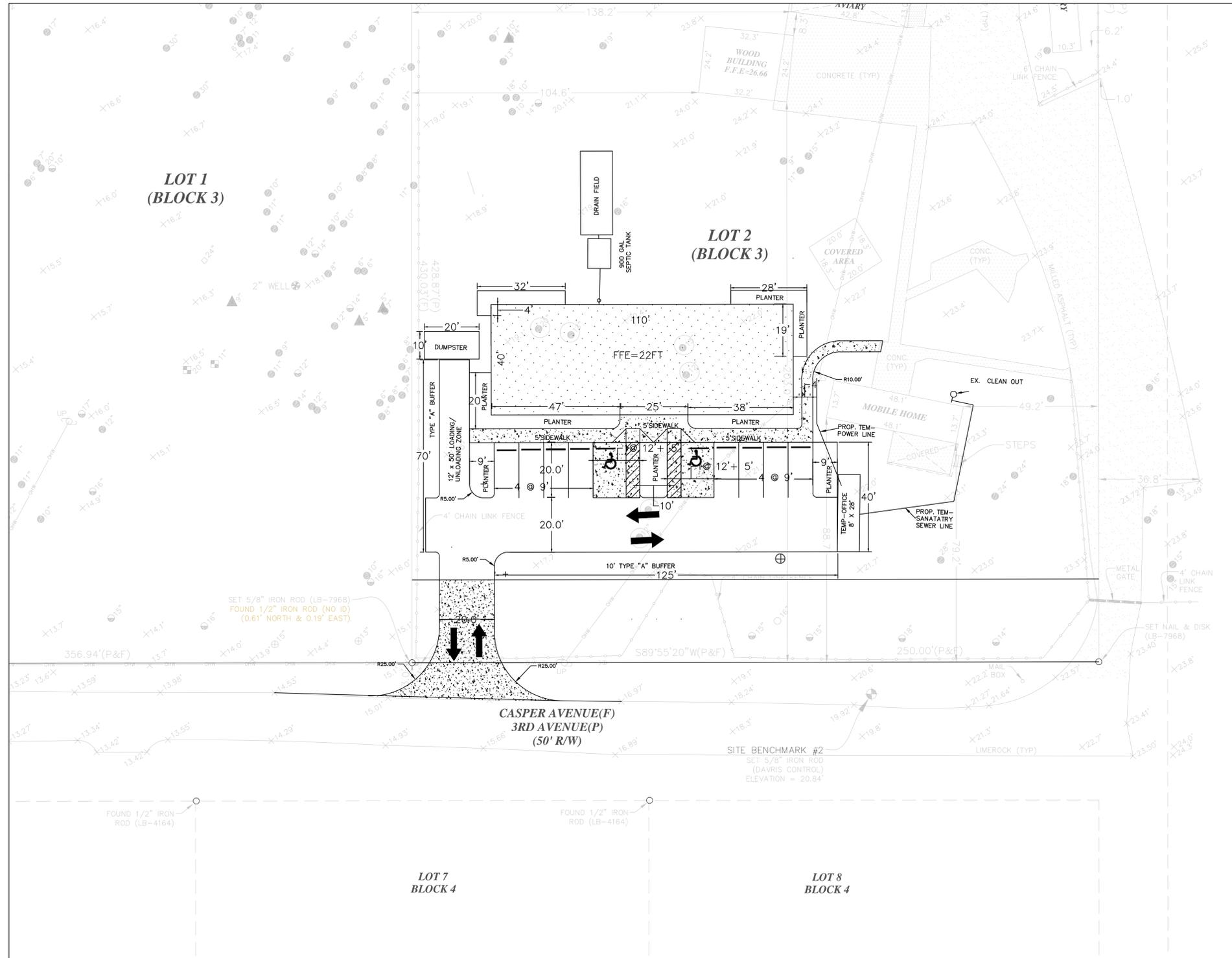
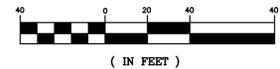
LINETYPE LEGEND



SYMBOL LEGEND



GRAPHIC SCALE



LANDSCAPING REQUIREMENT:
ALL SIDES REQUIRE "TYPE A" BUFFERING PER TABLE 905.5.D (10' WIDE SINGLE ROW OF TREES AT 60' O.C. AND CONTINUOUS ROW OF EVERGREEN SHRUBS)

NO WETLAND ON SITE

FOOD ZONE X, AX, AND 36% HAS 0.2% ANNUAL CHANCE OF FLOODING HAZARD.

HURRICANE EVACUATION ZONE IS B
ACCESS MANAGEMENT SHALL BE DETERMINE BY PASCO COUNTY REVIEW OF THE PRELIMINARY PLAN SUBMITTAL

UTILITY SERVICE PROVIDERS

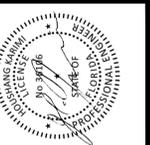
POWER
PROGRESS ENERGY REGIONAL
CONTACT MICHELE CAVALLO
BUSINESS DEVELOPMENT EXECUTIVE
OFFICE: (727) 820-5686
FAX: (727) 820-5044
EMAIL: michele.cavallo@pgnmail.com

WATER AND WASTEWATER:
ON SITE WELL AND SEPTIC TANK
NO HEAD WELL PROTECTION

FIRE PROTECTION:
PASCO MSTU

Engineers-Civil Transportation
Water Resources-Environmental
Construction Management
Survey Planning

25218 Bunting Circle
Land O'Lakes, Florida 34639
Phone: 813.434.5838
FBR Certificate of Authorization No. 14166

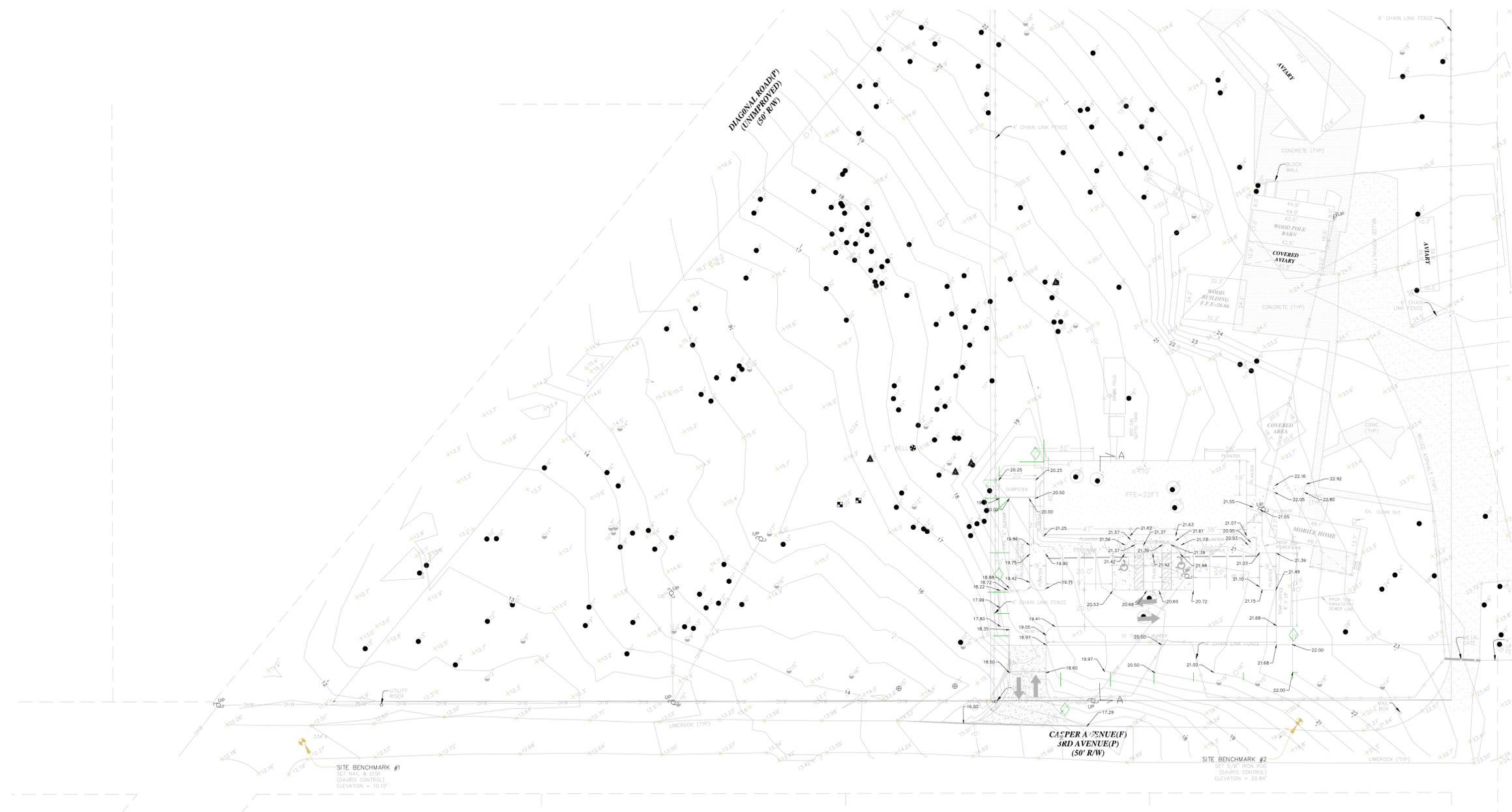
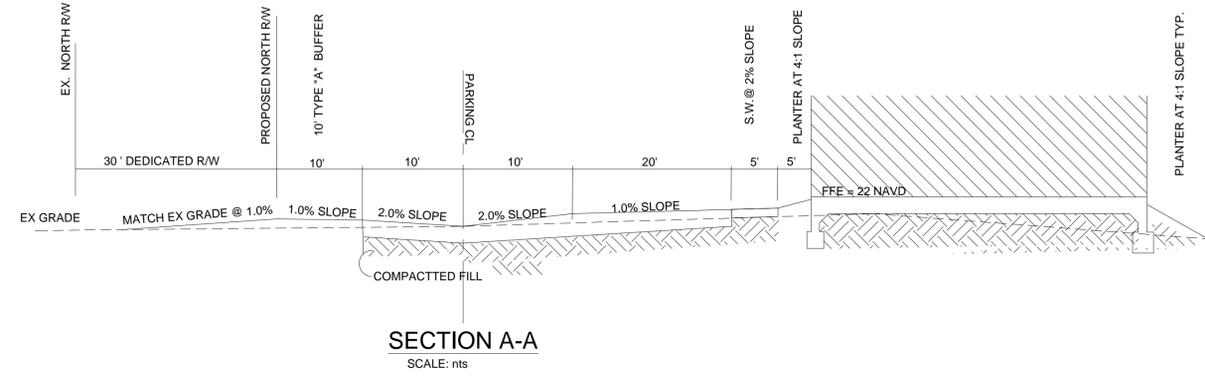


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FL EXOTIC BIRD SANCTUARY, INC
PASCO COUNTY, FLORIDA
GENERAL SITE DEVELOPMENT PLAN

8933 CASPER AVENUE
HUDSON, FL.
TEL. (727) 264-8865

JOB NO.	FEBS-111715
DRAWN	
DESIGNED	
CHECKED	FK
QC	SHK
SHEET	6



Engineers: Civil, Transportation
Water Resources, Environmental
Construction Management
Survey, Planning
25218 Building Circle
Land O' Lakes, Florida 34639
Phone: 813.434.5838
FBPR Certificate of Authorization No. 10106



ORIGINAL: DECEMBER 2015

REVISIONS:	DATE	DESCRIPTION
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FL EXOTIC BIRD SANCTUARY, INC
8933 CASPER AVENUE
HUDSON, FL.
TEL. (727)264-8865

FLORIDA EXOTIC BIRD SANCTUARY
PASCO COUNTY, FLORIDA
PAVING- GRADING-DRAINAGE PLAN

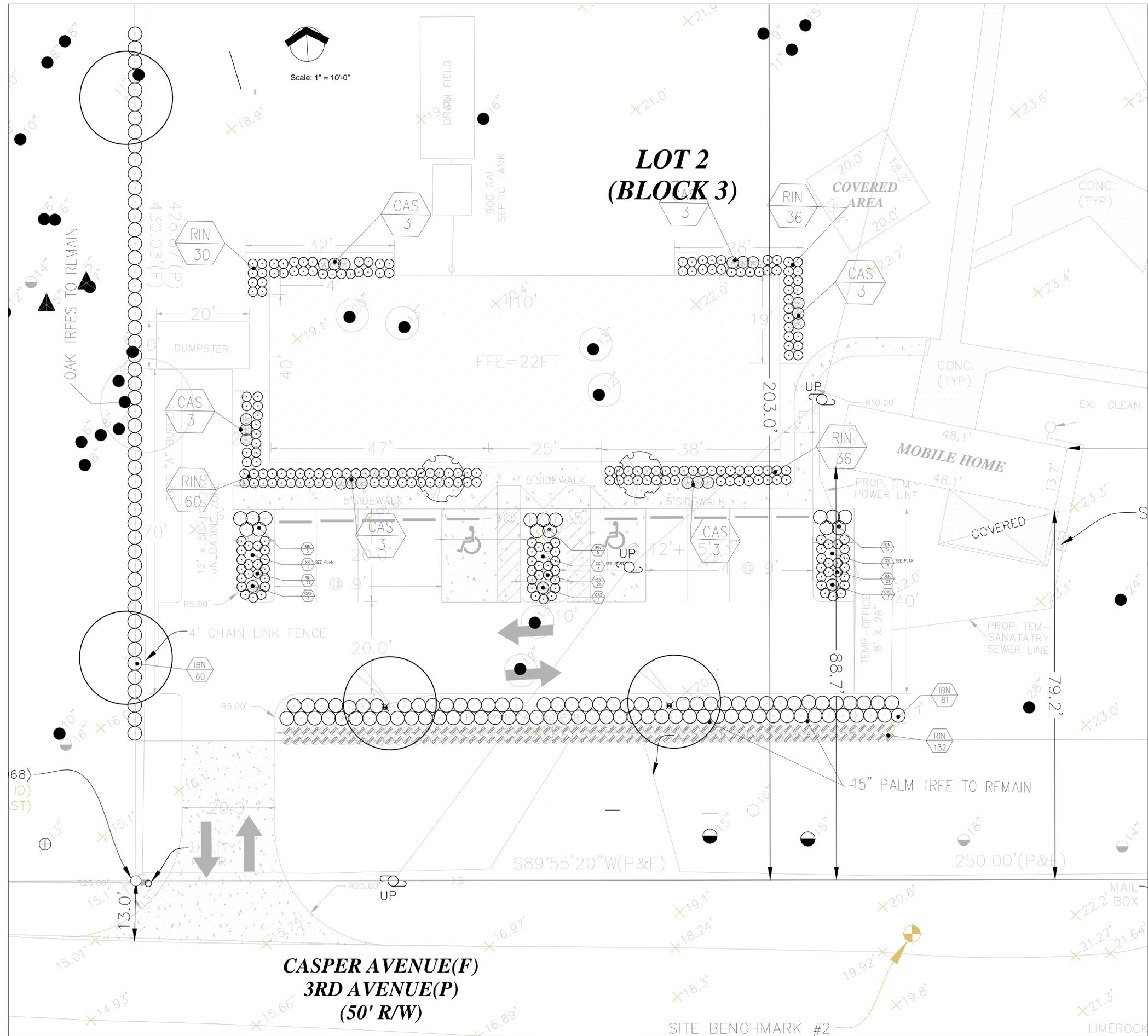
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EXIST. TREE LEGEND

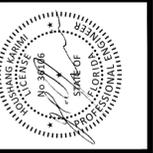
- PINE TREE (SIZE NOTED)
- OAK TREE (SIZE NOTED)
- SWEET GUM TREE (SIZE NOTED)
- CEDAR TREE (SIZE NOTED)
- CAMPHOR TREE (SIZE NOTED)
- PALM TREE (SIZE NOTED)
- RAIN TREE (SIZE NOTED)
- MAGNOLIA (SIZE NOTED)

TREE SYMBOL KEY

- | | | | |
|--|--|--|--|
| | Quercus Virginiana
Live Oak | | Lagerstroemia indica
Crepe Myrtle |
| | Magnolia Grandiflora
Magnolia "Main Street" | | Juniperus Virginiana
Eastern Red Cedar |
| | Quercus Laurifolia
Laurel Oak | | Taxodium Distichum
Bald Cypress |
| | Sabal Palmetto
Sabal Palm (Cabbage Palm) | | Ilex 'Nellie R. Stevens'
Nellie R. Stevens' Holly |



• Engineers • Civil • Transportation
 • Water Resources • Environmental
 • Construction Management
 • Survey • Planning
 25218 Bunting Circle
 Land O Lakes, Florida 34639
 Phone: 813.434.5838
 P.E. Certificate of Authorization No. 36166



ORIGINAL: DECEMBER 2015

REVISIONS	1	2	3	4	5	6

FL EXOTIC BIRD SANCTUARY, INC	FLORIDA EXOTIC BIRD SANCTUARY
8933 CASPER AVENUE	PASCO COUNTY, FLORIDA
HUDSON, FL.	LAND SCAPING PLAN
TEL. (727)264-8865	

JOB NO.	FEBS-111715
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DESIGNED	SHK
CHECKED	FK
QC	SHK
SHEET	9

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