THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING "RELEASED FOR CONSTRUCTION" DRAWINGS FROM REBOL-BATTLE & ASSOCIATES BEFORE BEGINNING CONSTRUCTION. REBOL-BATTLE & ASSOCIATES WILL NOT BE RESPONSIBLE FOR ANY CONSTRUCTION BASED ON PLANS THAT HAVE NOT BEEN RELEASED FOR CONSTRUCTION.

CONSTRUCTION PLANS
FOR
FALLSCHASE AT PATHSTONE
PHASE 3
AN 88 LOT SUBDIVISION
HIGHWAY 90
ESCAMBIA COUNTY, FLORIDA
October 4, 2021

RBA PROJECT NO.: 2017.103

SITE INFORMATION	
OWNER:	PATHSTONE FL 2017 LLC 29891 WOODROW LN STE 300 SPANISH FORT, AL 36527
DEVELOPER:	PATHSTONE FL 2017 LLC 29891 WOODROW LN STE 300 SPANISH FORT, AL 36527
PROPERTY REFERENCE NO:	10-1S-31-1401-001-002
PROPERTY ADDRESS:	NINE MILE ROAD
PROPERTY AREA:	25.51 ACRES
PROJECT AREA:	25.51 ACRES
PROPERTY ZONING:	COMMERCIAL
FUTURE LAND USE:	MU-U
PROPOSED ACTIVITY:	SUBDIVISION
REQUIRED BUILDING SETBACKS COMMERCAIL:	FRONT YARD – 15 FT. SIDE YARD – 10 FEET OR 10% OF LOT WIDTH AT STREET R/W WHICHEVER IS LESS BUT NOT LESS THAN 5' REAR YARD – 15 FT.

SITE ENVIRONMENTAL INFORMATION	
OVERALL SITE AREA	25.51 ACRES
ACOE/NWFWMD/ESCAMBIA COUNTY JURISDICTIONAL WETLANDS	2.40 ACRES
EXISTING WETLAND BUFFER	1.88 ACRES
WETLAND IMPACT (ROADWAY CROSSINGS)	0.43 ACRES
EXISTING WETLAND BUFFER IMPACT	1.25 ACRES
ADDITIONAL WETLAND BUFFER	1.27 ACRES
AVERAGE BUFFER WIDTH	25.4 FT
CONSERVATION EASEMENT	1.84 ACRES
MERS BUFFER	0.43 ACRES

FEMA FLOOD INSURANCE RATE MAP INFORMATION					
THE PARCEL SHOWN FOR DEVELOPMENT IS LOCATED WITHIN THE FOLLOWING FLOOD ZONE(S) AS DETAILED BY FEMA FIRM (FLOOD INSURANCE RATE MAP) INFORMATION DESCRIBED BELOW:					
FLOOD ZONE(S)	COMMUNITY No.	MAP No.	PANEL No.	SUFFIX	MAP REVISION DATE
AE, X	120080	12033C	290	G	SEPT 29, 2006

ALL PROPOSED DEVELOPMENT WITHIN THE SUBDIVISION IS LOCATED IN FLOOD ZONE 'X'

CONTACTS	
GULF POWER 5120 DOGWOOD DRIVE MILTON, FLORIDA 32570	CONTACT: CHAD SWAILS PHONE: 850.429.2446 FAX: 850.429.2432
COX CABLE 3405 McLEMORE DR. PENSACOLA, FLORIDA 32514	CONTACT: TROY YOUNG PHONE: 850.857.4510 FAX: 850.475.0621
ECUA 9255 STURDEVANT ST. PENSACOLA, FLORIDA 32514	CONTACT: JACOB KEARLEY, P.E. PHONE: 850.969.5823
ENERGY SERVICES GAS 1625 ATWOOD DRIVE PENSACOLA, FLORIDA 32504	CONTACT: DIANE MOORE PHONE: 850.474.5319 FAX: 850.474.5331
AT&T, INC. 605 W. GARDEN STREET PENSACOLA, FLORIDA 32501	CONTACT: JONATHAN BLANKINCHIP PHONE: 850.436.1489
ESCAMBIA COUNTY PUBLIC WORKS 3363 WEST PARK PLACE PENSACOLA, FLORIDA 32501	CONTACT: MRS. JOHNNY PETTIGREW PHONE: 850.595.3404
MCI	PHONE: 800.624.9675
SUNSHINE UTILITIES	PHONE: 800.432.4770

Approved J. Hampton 10-13-21
Designee Date

This document has been reviewed in accordance with requirements of applicable Escambia County Regulations and Ordinances and does not in any way relieve the submitting Architect, Engineer, Surveyor, or other signatory from responsibility of details as drawn.

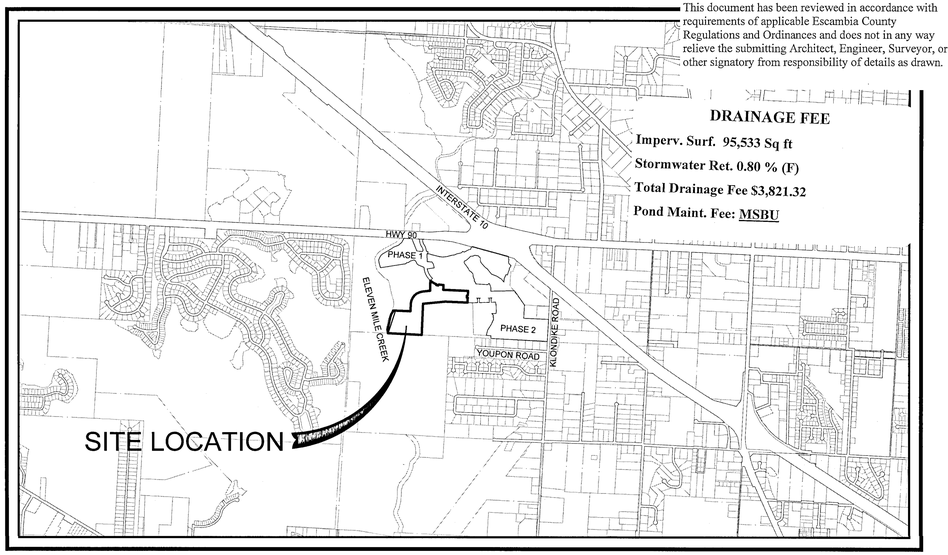
DRAINAGE FEE

Imperv. Surf. 95,533 Sq ft

Stormwater Ret. 0.80 % (F)

Total Drainage Fee $3,821.32

Pond Maint. Fee: MSBU



VICINITY MAP
SCALE: 1" = 2000'

PROFESSIONAL SURVEYOR AND MAPPER
MARK A. NORRIS P.S.M.
REBOL–BATTLE & ASSOCIATES, LLC
2301 NORTH NINTH AVE., SUITE 300
PENSACOLA, FL 32503
TELEPHONE 850.438.0400

CIVIL ENGINEER
JEREMY R. KING, P.E.
REBOL–BATTLE & ASSOCIATES, LLC
2301 NORTH NINTH AVE., SUITE 300
PENSACOLA, FL 32503
TELEPHONE 850.438.0400

RBA

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors

2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400
Fax 850.438.0448
EB 00009657 LB 7916

ECUA ENGINEERING MANUAL REFERENCE NOTE*

**NOTES SHALL BE INSERTED IN THE UPPER RIGHT CORNER OF TITLE SHEET*

**APPLICABLE ONLY TO ECUA INFRASTRUCTURE TO BE CONSTRUCTED IN PUBLIC ROW OR IN UTILITY EASEMENT; NOT TO BE APPLIED TO PRIVATE WATER/SEWER FACILITIES ON PRIVATE PROPERTY (SEE BUILDING CODE)*

A. ECUA ENGINEERING MANUAL INCORPORATED BY REFERENCE

THE ECUA ENGINEERING MANUAL, DATED DECEMBER 18, 2014, ALONG WITH UPDATE # 1 DATED SEPTEMBER 1, 2016 (HEREINAFTER "MANUAL"), LOCATED AT WWW.ECUA.FL.GOV, IS HEREBY INCORPORATED BY REFERENCE INTO THIS PROJECT'S OFFICIAL CONTRACT DOCUMENTS AS IF FULLY SET FORTH THEREIN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE KNOWLEDGEABLE OF THE MANUAL'S CONTENTS AND TO CONSTRUCT THE PROJECT IN ACCORDANCE WITH THE MANUAL. THE CONTRACTOR SHALL PROVIDE ITS EMPLOYEES ACCESS TO THE MANUAL AT ALL TIMES, VIA PROJECT SITE OR OFFICE, VIA DIGITAL OR PAPER FORMAT. IN THE EVENT OF A CONFLICT BETWEEN THE MANUAL AND PLANS, CONTRACTOR SHALL CONSULT ENGINEER OF RECORD FOR PROPER RESOLUTION.

B. ADDITIONAL DOCUMENTS (TO BE COMPLETED BY THE ENGINEER OF RECORD)

DOES THIS PROJECT HAVE ADDITIONAL TECHNICAL SPECIFICATIONS OR CONSTRUCTION DETAILS THAT SUPERSEDE THE MANUAL LISTED ABOVE?

☐YES ■NO

IF YES, CONTRACTOR SHALL CONSTRUCT PROJECT IN ACCORDANCE WITH SAID DOCUMENTS AS LISTED AND LOCATED BELOW:

DOCUMENT NAME	DOCUMENT TYPE		LOCATION	
	SPECIFICATION	DETAIL	PLANS	PROJECT MANUAL*

**PROJECT MANUALS USED ONLY WITH ECUA CIP PROJECTS*

C. ENGINEER OF RECORD RESPONSIBILITIES

THE ENGINEERS OF RECORD (EORS) THAT HAVE AFFIXED THEIR SEALS AND SIGNATURES ON THESE PLANS WARRANT THEIR PORTIONS OF THE PLANS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE MANUAL (UNLESS OTHERWISE DIRECTED BY THE ECUA PROJECT ENGINEER). THE EORS SHALL BE KNOWLEDGEABLE OF THE MANUAL'S CONTENTS AND SHALL ASSUME RESPONSIBILITY FOR ITS USE ON THIS PROJECT.

INDEX OF DRAWINGS

C1.0 ~ C1.6	EXISTING SITE, DEMOLITION AND EROSION CONTROL PLAN
C1.7	EROSION CONTROL DETAILS
C1.8	NPDES-STORMWATER POLLUTION PREVENTION PLAN
C2.0 ~ C2.7	SITE LAYOUT AND DIMENSION PLAN
C3.0 ~ C3.15	GRADING, DRAINAGE PLAN AND DETAILS
C4.0 ~ C4.3	UTILITY PLAN
C5.0 ~ C5.4	PLAN AND PROFILE
C6.0 ~ C6.9	STORMWATER PLAN AND PROFILE
C7.0 ~ C7.4	CROSS SECTIONS



LEGAL DESCRIPTION

DESCRIPTION: (AS PREPARED BY REBOL–BATTLE & ASSOCIATES)

COMMENCE AT THE NORTHEAST CORNER OF SECTION 10, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA;
THENCE PROCEED SOUTH 03°16'19" WEST ALONG THE EAST LINE OF SECTION 10 FOR A DISTANCE OF 2647.04 FEET TO THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 10;
THENCE PROCEED NORTH 87°08'55" WEST ALONG THE SOUTH LINE OF THE NORTH HALF OF SAID SECTION 10 FOR A DISTANCE OF 3375.16 FEET TO THE POINT OF BEGINNING;
THENCE CONTINUING LAST COURSE PROCEED NORTH 87°08'55" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 894.18 FEET A POINT HEREINAFTER REFERRED TO AS POINT 'A';
THENCE CONTINUING LAST COURSE PROCEED NORTH 87°08'55" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 7 FEET, MORE OR LESS, TO A POINT ON THE EAST BANK OF ELEVEN MILE CREEK;
THENCE MEANDERING NORTHERLY ALONG SAID EAST BANK FOR A DISTANCE OF 630 FEET MORE OR LESS;
THENCE, DEPARTING SAID EAST BANK, PROCEED SOUTH 87°35'54" EAST FOR A DISTANCE OF 56 FEET, MORE OR LESS, TO A POINT HEREIN AFTER KNOW AS POINT 'B'; SAID POINT 'B' BEING NORTH 1°59'42" EAST AND 629.27 FEET FROM SAID POINT 'A';
THENCE CONTINUING LAST COURSE PROCEED SOUTH 87°35'54 EAST FOR A DISTANCE OF 400.00 FEET;
THENCE PROCEED NORTH 02°24'06" EAST FOR A DISTANCE OF 150.00 FEET;
THENCE PROCEED NORTH 03°05'07" EAST FOR A DISTANCE OF 58.12 FEET;
THENCE PROCEED NORTH 12°20'57" EAST FOR A DISTANCE OF 78.73 FEET;
THENCE PROCEED NORTH 25°04'54" EAST FOR A DISTANCE OF 78.73 FEET;
THENCE PROCEED NORTH 37°48'50" EAST FOR A DISTANCE OF 78.73 FEET;
THENCE PROCEED NORTH 50°32'47" EAST FOR A DISTANCE OF 78.73 FEET;
THENCE PROCEED NORTH 63°16'44" EAST FOR A DISTANCE OF 78.73 FEET;
THENCE PROCEED NORTH 75°51'46" EAST FOR A DISTANCE OF 78.75 FEET;
THENCE PROCEED NORTH 84°20'13" EAST FOR A DISTANCE OF 204.42 FEET;
THENCE PROCEED NORTH 02°24'53" EAST FOR A DISTANCE OF 270.45 FEET TO A NON–TANGENT POINT OF CURVATURE OF A CIRCULAR CURVE CONCAVE NORTHEASTERLY, SAID CURVE HAVING A RADIUS OF 510.00 FEET;
THENCE PROCEED SOUTHEASTERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 166.18 FEET (DELTA ANGLE = 18°40'10", CHORD DISTANCE = 165.45 FEET, CHORD BEARING = SOUTH 57°39'39" EAST) TO THE POINT OF REVERSE CURVATURE OF A CIRCULAR CURVE CONCAVE SOUTHWESTERLY, SAID CURVE HAVING A RADIUS OF 25.00 FEET;
THENCE PROCEED SOUTHEASTERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 34.80 FEET (DELTA ANGLE = 79°45'49", CHORD DISTANCE = 32.06 FEET, CHORD BEARING = SOUTH 27°06'49" EAST);
THENCE PROCEED SOUTH 77°13'55" EAST FOR A DISTANCE OF 50.00 FEET TO A NON–TANGENT POINT OF CURVATURE OF A CIRCULAR CURVE CONCAVE EASTERLY, SAID CURVE HAVING A RADIUS OF 500.00 FEET;
THENCE PROCEED NORTHERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 6.85 FEET (DELTA ANGLE = 0°47'06", CHORD DISTANCE = 6.85 FEET, CHORD BEARING = NORTH 13°09'38" EAST) TO THE POINT OF COMPOUND CURVATURE OF A CIRCULAR CURVE CONCAVE SOUTHEASTERLY, SAID CURVE HAVING A RADIUS OF 25.00 FEET;
THENCE PROCEED NORTHEASTERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 38.69 FEET (DELTA ANGLE = 88°40'03", CHORD DISTANCE = 34.94 FEET, CHORD BEARING = NORTH 57°53'13" EAST) TO THE POINT OF REVERSE CURVATURE OF A CIRCULAR CURVE CONCAVE NORTHERLY, SAID CURVE HAVING A RADIUS OF 495.00 FEET;
THENCE PROCEED EASTERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 84.27 FEET (DELTA ANGLE = 9°45'14", CHORD DISTANCE = 84.17 FEET, CHORD BEARING = SOUTH 82°39'23" EAST) TO THE POINT OF TANGENCY;
THENCE PROCEED SOUTH 87°32'00" EAST FOR A DISTANCE OF 27.29 FEET;
THENCE PROCEED SOUTH 02°28'00" WEST FOR A DISTANCE OF 130.00 FEET;
THENCE PROCEED SOUTH 87°32'00" EAST FOR A DISTANCE OF 660.00 FEET;
THENCE PROCEED SOUTH 02°28'00" WEST FOR A DISTANCE OF 105.00 FEET TO THE POINT CURVATURE OF A CIRCULAR CURVE CONCAVE NORTHWESTERLY, SAID CURVE HAVING A RADIUS OF 25.00 FEET;
THENCE PROCEED SOUTHWESTERLY ALONG THE ARC OF SAID CURVE FOR AN ARC DISTANCE OF 39.27 FEET (DELTA ANGLE = 90°00'00", CHORD DISTANCE = 35.36 FEET, CHORD BEARING = SOUTH 47°28'00" WEST);
THENCE PROCEED SOUTH 02°28'00" WEST FOR A DISTANCE OF 50.00 FEET;
THENCE PROCEED SOUTH 87°32'00" EAST FOR A DISTANCE OF 23.75 FEET;
THENCE PROCEED SOUTH 02°28'00" WEST FOR A DISTANCE OF 129.81 FEET;
THENCE PROCEED NORTH 87°31'56" WEST FOR A DISTANCE OF 595.12 FEET;
THENCE PROCEED SOUTH 84°19'32" WEST FOR A DISTANCE OF 589.17 FEET;
THENCE PROCEED SOUTH 02°24'06" WEST FOR A DISTANCE OF 825.11 FEET TO THE POINT OF BEGINNING.

LYING IN AND BEING A PORTION OF SECTION 10, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, AND CONTAINING 25.51 ACRES MORE OR LESS.

M:\RBA_TITLE BLOCKS\RBA_2000 TITLE BLOCKS\MONTBA-SRC-ACM.DWG

N

W E

S

HORIZONTAL SCALE

200 0 100 200 400 800

(IN FEET)

1 INCH = 200 FT. (24"x36")

1 INCH = 400 FT. (12"x18")

EROSION CONTROL NOTES:

1. THE CONTRACTOR SHALL ESTABLISH EROSION CONTROL PRIOR TO COMMENCING ANY CONSTRUCTION OR DEMOLITION ON THE PROJECT. EROSION CONTROL BARRIER PLACEMENT AS INDICATED IS SUGGESTED ONLY AND DOES NOT RELIEVE THE CONTRACTOR FROM CONTROLLING EROSION AND SEDIMENT WITHIN THE PROJECT SITE. EROSION CONTROL MEASURES ARE TO REMAIN IN PLACE AND BE MAINTAINED DURING THE ENTIRE TIME OF CONSTRUCTION AND DEMOLITION ON THE PROJECT.

2. AN EROSION CONTROL BARRIER IS TO BE PLACED ALONG ALL BOUNDARIES OF THE PROJECT AREA AS SHOWN BEFORE CONSTRUCTION BEGINS AND REMAIN IN PLACE UNTIL CONSTRUCTION IS FINISHED AND ACCEPTED AND FINAL STABILIZATION IS COMPLETE.

3. INSPECT AND REESTABLISH EROSION CONTROL BARRIERS WEEKLY AND AFTER EVERY SIGNIFICANT STORM EVENT.

4. THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF INTENT TO USE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES (FDEP FORM 62-621.300(4)(b)) ALONG WITH THE APPROPRIATE APPLICATION FEE TO THE NPDES STORMWATER NOTICES CENTER 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.

5. RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.

6. SAG FILTERS IN CURB THROATS ARE NOT AN ALLOWABLE SEDIMENT CONTROL METHOD.

GENERAL NOTES:

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF ALL GOVERNING AUTHORITIES.

2. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE TO CONFIRM THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL OF THE PERMITTING AGENCIES.

3. THE LOCATION OF UNDERGROUND FACILITIES SHOWN ON THESE PLANS ARE BASED ON INFORMATION PROVIDED BY THE UTILITIES AND SHALL BE CONSIDERED APPROXIMATE. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO STARTING CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE.

4. THE CONTRACTOR SHALL NOTIFY THE SUPERINTENDENTS OF THE WATER, SANITARY SEWER GAS, TELEPHONE, CABLE TELEVISION, AND POWER COMPANIES 10 DAYS IN ADVANCE THAT HE INTENDS TO START WORK IN A SPECIFIED AREA. THE OWNER DISCLAIMS ANY RESPONSIBILITY FOR THE SUPPORT AND PROTECTION OF SEWERS, DRAINS, WATER PIPES, GAS PIPES, CONDUITS OF ANY KIND, UTILITIES OR OTHER STRUCTURES OWNED BY THE CITY, COUNTY, STATE OR BY PRIVATE OR PUBLIC UTILITIES LEGALLY OCCUPYING ANY STREET, ALLEY, PUBLIC PLACE OR RIGHT-OF-WAY.

5. SITE CLEARING SHALL INCLUDE THE LOCATION AND REMOVAL OF ALL UNDERGROUND STRUCTURES, WHICH ARE NOT IN SERVICE AS NECESSARY FOR THE INSTALLATION OF PROPOSED IMPROVEMENTS. THESE INCLUDE PIPES, VALVES, DRAINAGE STRUCTURES, ETC., AS INDICATED ON THE CONTRACT PLANS. CONTRACTOR SHALL NOTIFY THE PROJECT OWNER AND ENGINEER OF ALL DISCOVERED UNDERGROUND STRUCTURES WHICH ARE IN CONFLICT WITH THE INSTALLATION OF THE PROPOSED IMPROVEMENTS AND ARE NOT INDICATED ON THE CONTRACT PLANS OR LOCATED IN THE FIELD BY UTILITIES IN ACCORDANCE WITH GENERAL NOTES.

6. RELOCATION OF OBSTRUCTIONS OWNED BY PRIVATE PROPERTY OWNERS, SUCH AS MAIL BOXES, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR WHO MUST COORDINATE WITH THE PROPERTY OWNER.

7. THE CONTRACTOR SHALL PLACE AND MAINTAIN ADEQUATE BARRICADES, CONSTRUCTION SIGNS, FLASHING LIGHTS, TORCHES, RED LANTERNS AND GUARDS DURING AL PHASES OF CONSTRUCTION, IN ACCORDANCE WITH APPLICABLE FDOT INDEX.

8. ALL AREAS, NOT PAVED, DISTURBED DURING CONSTRUCTION SHALL BE CLEANED OF DEBRIS AND CONSTRUCTION MATERIAL AND RAKED SMOOTH.

9. ALL EXCESS MATERIAL SHALL BE HAULED AWAY AND DISPOSED OF APPROPRIATELY AT THE CONTRACTOR'S EXPENSE.

10. CONTRACTOR SHALL VISIT SITE TO FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS AND THE EXTENT OF CLEARING & GRUBBING REQUIRED.

11. ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.

12. CONTRACTOR TO COORDINATE WITH RESPONSIBLE UTILITY FOR PROTECTION/HOLDING OF UTILITY POLES, GUY WIRES, AND GUY ANCHORS IN AREAS OF CONSTRUCTION. CONTRACTOR SHALL INCLUDE THE COST OF PROTECTING UTILITY POLES IN THEIR OVERALL PRICE TO THE OWNER.

13. DAMAGE TO EXISTING ROADS DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR PRIOR TO FINAL "AS-BUILT" SIGN-OFF FROM THE COUNTY.

14. THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHT-OF-WAY.

15. ALL SIDEWALKS, CURB RAMPS AND DRIVEWAYS MUST BE BUILT TO THE LATEST EDITION OF THE FDOT DESIGN STANDARDS, ADA AND PROWAG.

16. CONSERVATION EASEMENTS SHALL REMAIN IN THEIR NATURAL STATE AND AS CONDITIONED WITHIN THE GUIDELINES OUTLINED WITHIN THE RECORDED EASEMENT. WETLANDS, BUFFERS AND MERS NOT PERMITTED FOR IMPACTS OR WITHIN EASEMENTS SHALL REMAIN IN THEIR NATURAL STATE. EASEMENTS MAY BE IMPACTED IN ACCORDANCE WITH THE INTENDED USE OF THE EASEMENT.

17. ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES SHALL BE INSTALLED PRIOR TO SITE DISTURBANCE AND MAINTAINED IN GOOD WORKING ORDER UNTIL PROJECT IS COMPLETE AND SITE BECOMES STABILIZED.

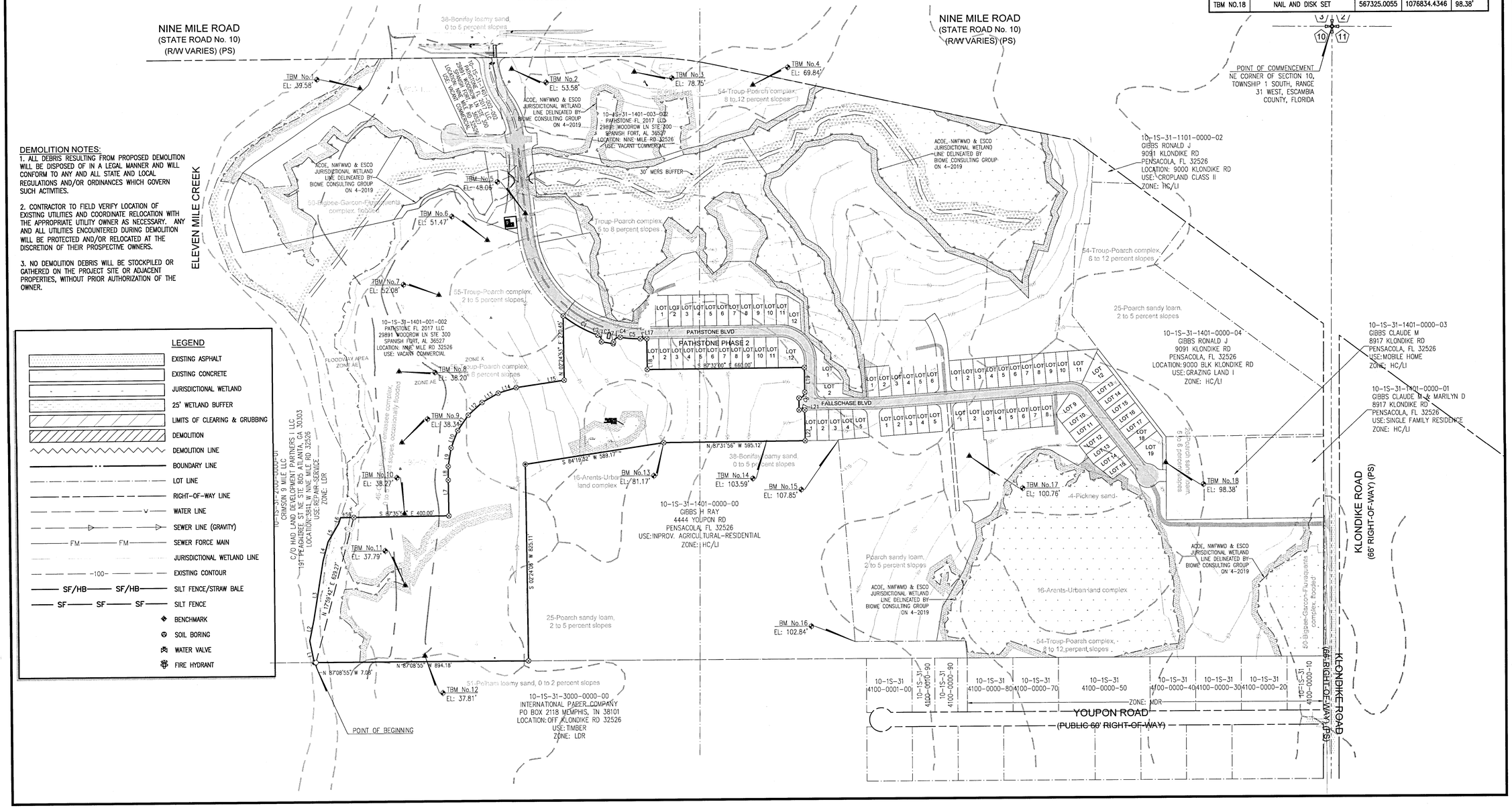
DEMOLITION NOTES:

1. ALL DEBRIS RESULTING FROM PROPOSED DEMOLITION WILL BE DISPOSED OF IN A LEGAL MANNER AND WILL CONFORM TO ANY AND ALL STATE AND LOCAL REGULATIONS AND/OR ORDINANCES WHICH GOVERN SUCH ACTIVITIES.

2. CONTRACTOR TO FIELD VERIFY LOCATION OF EXISTING UTILITIES AND COORDINATE RELOCATION WITH THE APPROPRIATE UTILITY OWNER AS NECESSARY. ANY AND ALL UTILITIES ENCOUNTERED DURING DEMOLITION WILL BE PROTECTED AND/OR RELOCATED AT THE DISCRETION OF THEIR PROSPECTIVE OWNERS.

3. NO DEMOLITION DEBRIS WILL BE STOCKPILED OR GATHERED ON THE PROJECT SITE OR ADJACENT PROPERTIES, WITHOUT PRIOR AUTHORIZATION OF THE OWNER.

POINT CHART				
POINT #	DESCRIPTION	NORTHING	EASTING	ELEVATION
BM NO.13	2" DIA ROUND CONC MONUMENT	567526.3430	1074734.0308	81.17'
BM NO.15	2" DIA ROUND CONC MONUMENT	567494.7602	1075466.8797	107.85'
BM NO.16	2" DIA ROUND CONC MONUMENT	566647.1295	1075487.3576	102.84'
TBM NO.1	NAIL AND DISK SET	569087.2640	1073545.7589	39.58'
TBM NO.2	NAIL AND DISK SET	569131.7534	1074186.1723	53.58'
TBM NO.3	NAIL AND DISK SET	569089.9764	1074699.3937	78.75'
TBM NO.4	NAIL AND DISK SET	569007.1169	1075193.4876	69.84'
TBM NO.5	NAIL AND DISK SET	568520.4502	1074210.0787	48.06'
TBM NO.6	NAIL AND DISK SET	568418.3549	1074044.2635	51.47'
TBM NO.7	NAIL AND DISK SET	568200.3382	1073827.6523	52.08'
TBM NO.8	NAIL AND DISK SET	567888.8848	1073642.0017	38.20'
TBM NO.9	NAIL AND DISK SET	567588.9969	1073635.9906	38.34'
TBM NO.10	NAIL AND DISK SET	567289.1126	1073628.4113	38.27'
TBM NO.11	NAIL AND DISK SET	566988.8665	1073613.9182	37.79'
TBM NO.12	NAIL AND DISK SET	566688.8390	1073679.3039	37.81'
TBM NO.14	NAIL AND DISK SET	567513.0250	1075167.6580	103.59'
TBM NO.17	NAIL AND DISK SET	567397.5930	1076011.5910	100.76'
TBM NO.18	NAIL AND DISK SET	567325.0055	1076834.4346	98.38'



LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- JURISDICTIONAL WETLAND
- 25' WETLAND BUFFER
- LIMITS OF CLEARING & GRUBBING
- DEMOLITION
- DEMOLITION LINE
- BOUNDARY LINE
- LOT LINE
- RIGHT-OF-WAY LINE
- WATER LINE
- SEWER LINE (GRAVITY)
- FM — FM — SEWER FORCE MAIN
- JURISDICTIONAL WETLAND LINE
- -100- EXISTING CONTOUR
- SF/HB — SF/HB — SILT FENCE/STRAW BALE
- SF — SF — SF — SILT FENCE
- BENCHMARK
- SOIL BORING
- WATER VALVE
- FIRE HYDRANT

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000697

OVERALL EXISTING SITE PLAN

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL

NOT FOR CONSTRUCTION

JEREMY R. KING P.E. No.76144 STATE OF FLORIDA PROFESSIONAL ENGINEER

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C1.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

N
W E
S

HORIZONTAL SCALE

40 0 20 40 80 160

(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- JURISDICTIONAL WETLAND
- 25' WETLAND BUFFER
- LIMITS OF CLEARING & GRUBBING
- DEMOLITION
- DEMOLITION LINE
- BOUNDARY LINE
- LOT LINE
- RIGHT-OF-WAY LINE
- W — WATER LINE
- SEWER LINE (GRAVITY)
- FM — FM — SEWER FORCE MAIN
- JURISDICTIONAL WETLAND LINE
- -100- EXISTING CONTOUR
- SF/HB — SF/HB — SILT FENCE/STRAW BALE
- SF — SF — SF — SILT FENCE
- BENCHMARK
- SOIL BORING
- WATER VALVE
- FIRE HYDRANT

10-1S-31-1401-001-002
PATHSTONE FL 2017 LLC
29891 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

TBM No.10
EL: 38.27

REMOVE PIPE TO PROPERTY LINE

4" PVC
INV=48.41

WETLANDS AND
WETLAND BUFFER
DEMOLITION/REMOVAL

INSTALL DOUBLE ROW
OF SILT FENCE
SEE DETAILS

INSTALL SILT FENCE
SEE DETAILS

CLEAR & GRUB
TO LIMITS SHOWN

INSTALL SILT FENCE
& STRAW BALES
SEE DETAILS

TBM No.11
EL: 37.79'

CLEAR & GRUB TO
LIMITS SHOWN

ACOE, NWFWMD & ESCO
JURISDICTIONAL WETLAND
LINE DELINEATED BY
BIOME CONSULTING GROUP
ON 4-2019

INSTALL DOUBLE ROW
OF SILT FENCE
SEE DETAILS

POINT OF BEGINNING

TBM No.12
EL: 37.81

10-1S-31-3000-0000-00
INTERNATIONAL PAPER COMPANY
PO BOX 2118 MEMPHIS, TN 38101
LOCATION: OFF KLONDIKE RD 32526
USE: TIMBER

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000657

EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

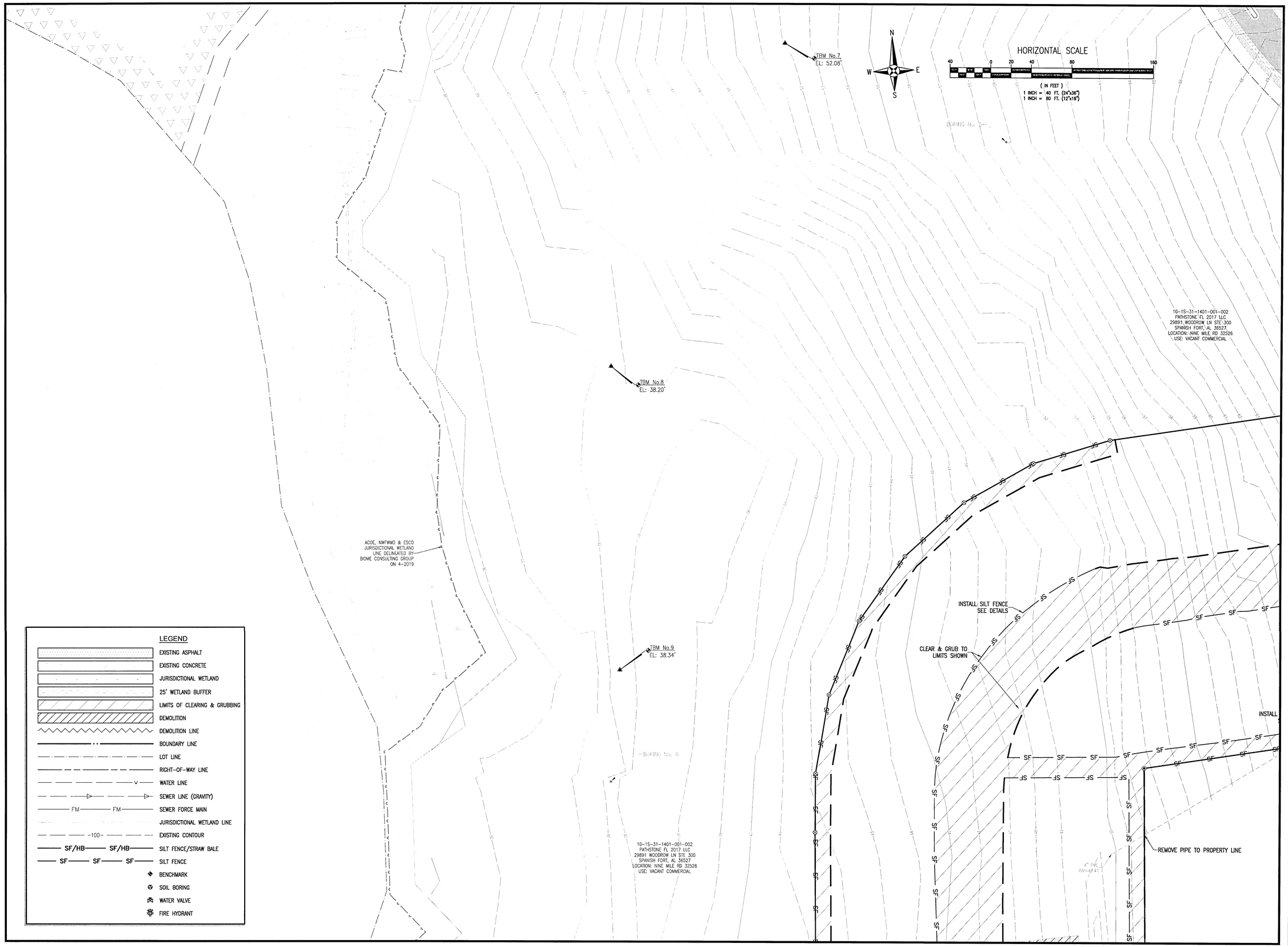
JEREMY C. KING
LICENSED
No. 73144
STATE OF
FLORIDA
9/12/21
JEREMY C. KING, P.E.
FL Lic. No. 73144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C1.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0009957

EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

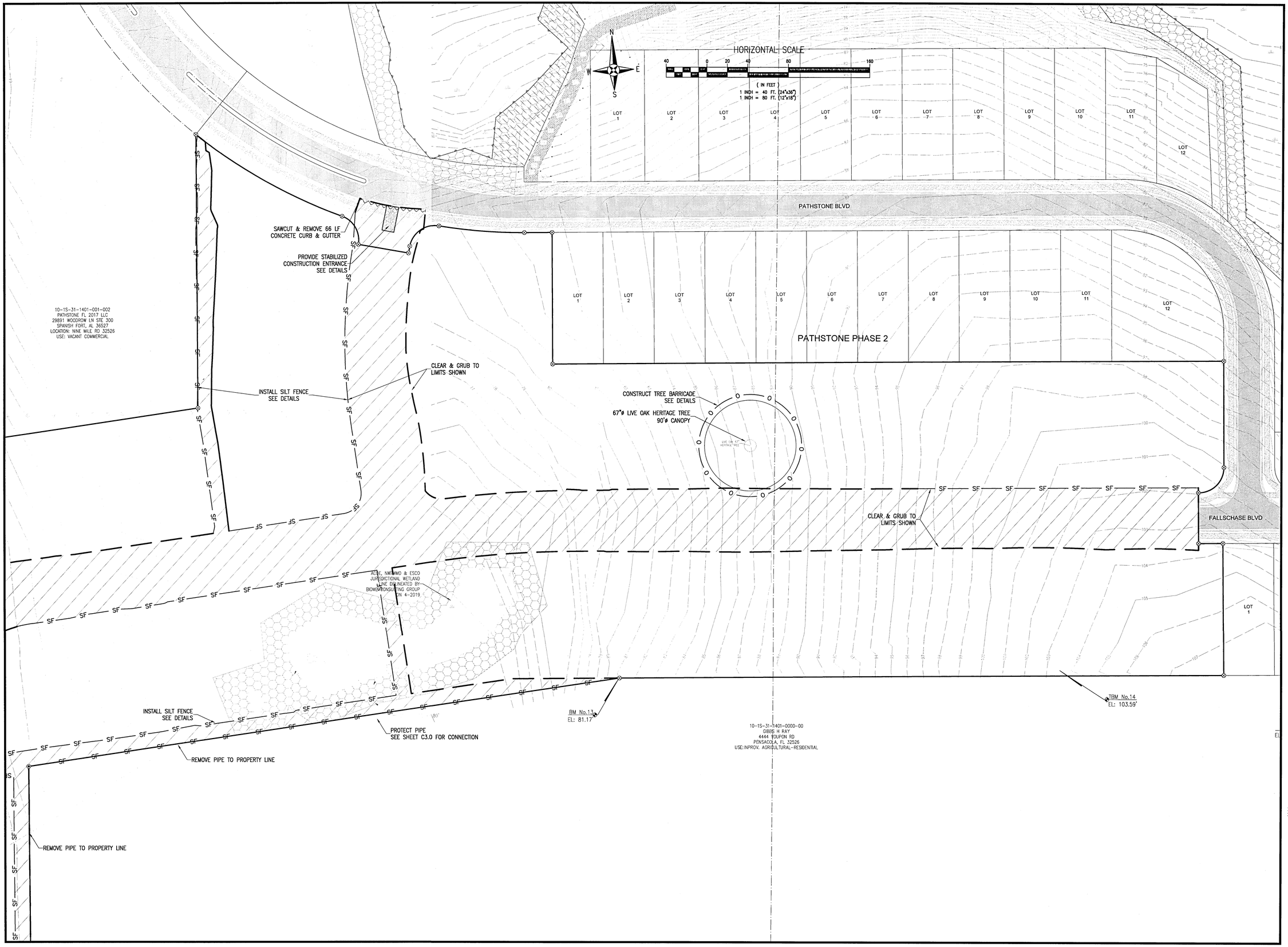
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING LICENSE No. 78144 STATE OF FLORIDA PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No. 78144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C1.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 200
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING LICENSE No. 76144 STATE OF FLORIDA
9/1/21
JEREMY R. KING, P.E.
Lic.No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C1.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

TREE CHART		
TREE #	SIZE & TYPE	PROTECT/REMOVE
T-183	LIVE OAK 67" HERITAGE TREE	PROTECT - H

TREE TABLE NOTES:
PROTECT: INDICATES TREE TO BE PROTECTED. CONTRACTOR SHALL INSTALL TREE BARRICADES PER TREE BARRICADE DETAIL ON PROTECTED TREES TO REMAIN WITHIN THE PROJECT LIMITS.

H: INDICATES HERITAGE TREE. DO NOT REMOVE.

TREE REMOVAL NOTE:
PROTECTED TREES MUST BE PRESERVED UNTIL CONSTRUCTION PLAN APPROVAL. UPON CONSTRUCTION PLAN APPROVAL, PROTECTED TREES MAY BE REMOVED FROM RIGHTS-OF-WAY, STORMWATER PARCELS AND DRAINAGE EASEMENTS. ALL RESIDENTIAL LOTS MUST REMAIN UNDISTURBED INCLUDING PLACEMENT OF FILL UNTIL EACH INDIVIDUAL BUILDING PERMIT IS ISSUED.

BOUNDARY LINE TABLE		
Line #	Length	Direction
L1	72.08	N 2°36'38" W
L2	120.84	N 87°08'42" W
L3	146.43	N 12°48'50" E
L4	172.76	N 33°58'00" E
L5	149.26	N 25°02'40" E
L6	62.80	N 3°10'25" W
L7	15.09	N 57°43'30" W
L8	108.79	N 88°37'30" E
L9	51.24	N 11°15'50" E
L10	200.00	N 1°22'30" W
L11	10.00	S 88°37'30" W
L12	50.00	N 1°22'30" W
L13	120.00	S 88°37'30" W
L14	90.58	N 1°22'30" W
L15	100.00	S 88°37'30" W
L16	90.58	S 1°22'30" E
L17	260.00	S 88°37'30" W
L18	90.67	N 1°22'30" W

BOUNDARY LINE TABLE		
Line #	Length	Direction
L19	46.76	N 87°32'00" W
L20	95.95	S 1°22'30" E
L21	130.27	S 88°37'30" W
L22	2.04	S 1°23'02" E
L23	138.40	N 87°31'56" W
L24	129.81	N 2°28'00" E
L25	23.75	N 87°32'00" W
L26	50.00	N 2°28'00" E
L27	105.00	N 2°28'00" E
L28	130.00	N 2°28'00" E
L29	27.29	N 87°32'00" W
L30	6.51	S 12°46'05" W
L31	50.00	N 77°13'55" W
L32	80.00	N 41°40'27" E
L33	187.83	N 82°17'35" E
L34	105.47	N 11°54'25" W
L35	72.36	N 35°48'43" W
L36	119.33	N 88°14'12" W

BOUNDARY LINE TABLE		
Line #	Length	Direction
L37	194.47	N 2°54'39" W
L38	37.77	N 83°41'14" E
L39	47.14	S 80°05'46" E
L40	21.57	S 61°40'19" E
L41	238.08	S 75°55'59" E
L42	24.39	N 86°34'41" E
L43	42.40	S 73°09'43" E
L44	119.47	N 84°30'36" E
L45	139.64	N 75°14'48" E
L46	82.68	N 81°09'02" E
L47	57.52	N 63°03'58" E
L48	128.63	N 78°25'38" E
L49	56.39	N 40°35'34" E
L50	42.89	S 60°40'58" E
L51	151.68	N 63°50'59" E
L52	36.62	N 87°03'59" E
L53	65.72	S 17°01'33" W
L54	30.09	N 61°56'01" E

BOUNDARY LINE TABLE		
Line #	Length	Direction
L55	20.79	S 11°42'13" E
L56	29.80	S 4°48'29" W
L57	47.57	S 22°26'54" E
L58	39.17	S 18°40'57" W
L59	53.24	S 3°54'30" E
L60	88.34	S 44°49'23" E
L61	95.03	S 31°28'00" W
L62	20.44	S 21°17'57" E
L63	58.55	S 24°10'52" W
L64	97.88	S 18°10'02" W
L65	41.81	N 76°31'28" W
L66	123.28	S 22°29'55" W
L67	86.24	S 2°30'28" W
L68	120.80	N 41°04'10" W
L69	43.59	N 67°19'52" W
L70	75.91	N 55°53'20" W
L71	161.37	N 67°19'58" W
L72	73.70	N 39°04'39" W

BOUNDARY LINE TABLE		
Line #	Length	Direction
L73	56.96	N 39°28'28" W
L74	47.08	N 40°46'45" W
L75	66.59	N 53°56'35" W
L76	173.38	N 41°16'59" W
L77	52.13	N 17°44'00" W
L78	74.76	N 1°09'37" E
L79	42.47	N 56°05'36" W
L80	33.18	N 29°36'36" W
L81	50.38	N 77°34'57" W
L82	51.48	N 88°44'50" W
L83	46.96	S 68°05'56" W
L84	69.51	S 84°24'40" W
L85	41.81	S 39°05'41" W
L86	119.62	S 48°49'48" W
L87	42.20	S 74°44'54" W
L88	38.99	S 16°47'25" W
L89	30.55	S 23°55'24" E
L90	44.57	S 37°50'31" E

BOUNDARY LINE TABLE		
Line #	Length	Direction
L91	104.15	S 36°15'17" E
L92	83.61	S 28°28'48" E
L93	66.35	S 55°51'08" E
L94	66.80	S 36°52'49" E
L95	66.44	S 3°00'39" E
L96	85.70	S 21°25'05" E
L97	40.34	S 1°20'09" E
L98	37.44	S 36°32'47" E
L99	50.07	S 23°51'17" E
L100	50.00	N 57°27'00" E
L101	48.07	S 1°22'30" E

BOUNDARY CURVE TABLE					
Curve #	Length	Radius	Central Angle	Chord	Chord Bearing
C1	85.30	60.00	81°27'29"	78.30	N 18°24'07" W
C2	15.12	15.00	57°45'22"	14.49	N 30°15'11" W
C3	39.27	25.00	90°00'00"	35.36	N 43°37'30" E
C4	39.27	25.00	89°59'59"	35.36	S 46°22'31" E
C5	39.60	25.00	90°46'04"	35.59	N 44°00'32" E
C6	52.06	970.30	3°04'26"	52.05	N 89°04'13" W
C7	37.59	25.00	86°09'30"	34.15	S 44°27'15" E
C8	39.27	25.00	90°00'00"	35.36	N 47°28'00" E
C9	84.31	495.00	9°45'32"	84.21	N 82°39'17" W
C10	39.03	25.00	89°27'26"	35.19	S 57°29'48" W
C11	34.80	25.00	79°45'49"	32.06	N 27°06'49" W
C12	166.18	510.00	18°40'10"	165.45	N 57°39'39" W
C13	293.93	430.00	39°09'54"	288.24	N 28°44'36" W
C14	11.10	25.00	25°26'10"	11.01	N 09°48'26" E
C15	163.23	300.00	31°10'30"	161.23	S 16°57'45" E

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

TABLES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
RYAN KING LICENSE No. 76144 STATE OF FLORIDA
JEREMY R. KING, P.E.
No. 76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C1.4

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL:

1. ALL EROSION AND SEDIMENT CONTROL PRACTICES TO BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE, OR IN THEIR PROPER SEQUENCE, AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED.

2. ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN 30 DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL IMMEDIATELY RECEIVE A TEMPORARY SEEDING. IF THE SEASON PREVENTS THE ESTABLISHMENT OF A TEMPORARY COVER, THE DISTURBED AREAS WILL BE MULCHED WITH STRAW, OR EQUIVALENT MATERIAL, AT A RATE OF TWO (2) TONS PER ACRE, ACCORDING TO STATE STANDARDS.

3. PERMANENT VEGETATION TO BE SEEDED OR SODDED ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER GRADING. MULCH TO BE USED AS NECESSARY FOR PROTECTION UNTIL SEEDING IS ESTABLISHED.

4. ALL WORK AND MATERIALS TO BE IN ACCORDANCE WITH THE FDOT "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", LATEST EDITION, SECTIONS 104, 570, 981, 982, 983, 985, & 987.

*5. A BITUMINOUS CONCRETE BASE COURSE WILL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING AND INSTALLATION OF IMPROVEMENTS IN ORDER TO STABILIZE STREETS, ROADS, DRIVEWAYS AND PARKING AREAS. IN AREAS WHERE NO UTILITIES ARE PRESENT, THE BITUMINOUS CONCRETE BASE SHALL BE INSTALLED WITHIN 15 DAYS OF THE PRELIMINARY GRADING.

*6. IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROUGH GRADING, ALL CRITICAL AREAS SUBJECT TO EROSION (I.E. STEEP SLOPES AND ROADWAY EMBANKMENTS) WILL RECEIVE A TEMPORARY SEEDING IN COMBINATION WITH STRAW MULCH OR A SUITABLE EQUIVALENT, AT A THICKNESS OF TWO (2) TO FOUR (4) INCHES MIXED WITH THE TOP TWO (2) INCHES OF SOIL, ACCORDING TO STATE STANDARDS.

*7. ANY STEEP SLOPES RECEIVING PIPELINE INSTALLATION WILL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION PROCEEDS (I.E. SLOPES GREATER THAN 3:1).

*8. A CRUSHED LIMEROCK, VEHICLE WHEEL-CLEANING BLANKET SHALL BE INSTALLED AT THE CONTRACTOR'S STAGING YARD AND/OR STOCKPILE AREAS TO PREVENT OFF-SITE TRACKING OF SEDIMENT BY CONSTRUCTION VEHICLES ONTO PUBLIC ROADS. BLANKET SHALL BE 15FT. X 50FT. X 6IN. (MINIMUM), CRUSHED LIMEROCK 2 1/2 INCHES IN DIAMETER. SAID BLANKET SHALL BE UNDERLAIN WITH A FDOT CLASS 3 SYNTHETIC FILTER FABRIC AND MAINTAINED IN GOOD ORDER.

9. AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATIVE STABILIZATION IS GOING TO BE ACCOMPLISHED, ANY SOIL THAT WILL NOT PROVIDE A SUITABLE ENVIRONMENT TO SUPPORT ADEQUATE VEGETATIVE GROUND COVER, SHALL BE REMOVED OR TREATED IN SUCH A WAY THAT WILL PERMANENTLY ADJUST THE SOIL CONDITIONS AND RENDER IT SUITABLE FOR VEGETATIVE GROUND COVER. IF THE REMOVAL OR TREATMENT OF THE SOIL WILL NOT PROVIDE SUITABLE CONDITIONS, NON-VEGETATIVE MEANS OF PERMANENT GROUND STABILIZATION WILL HAVE TO BE EMPLOYED.

*10. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTFALLS PRIOR TO THE DRAINAGE SYSTEM BECOMING OPERATIONAL.

11. UNFILTERED DEWATERING IS NOT PERMITTED. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS DURING ALL DEWATERING OPERATIONS TO MINIMIZE SEDIMENT TRANSFER.

12. SHOULD THE CONTROL OF DUST AT THE SITE BE NECESSARY, THE SITE WILL BE SPRINKLED UNTIL THE SURFACE IS WET. TEMPORARY VEGETATION COVER SHALL BE ESTABLISHED OR MULCH SHALL BE APPLIED IN ACCORDANCE WITH STATE STANDARDS FOR EROSION CONTROL.

13. ALL SOIL WASHED, DROPPED, SPILLED OR TRACKED OUTSIDE THE LIMIT OF DISTURBANCE OR ONTO PUBLIC RIGHTS-OF-WAY WILL BE REMOVED IMMEDIATELY.

14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY EROSION OR SEDIMENTATION THAT MAY OCCUR BELOW STORMWATER OUTFALLS OR OFFSITE AS A RESULT OF CONSTRUCTION OF THE PROJECT.

15. ALL SOIL STOCKPILES ARE TO BE TEMPORARILY STABILIZED IN ACCORDANCE WITH SOIL EROSION AND SEDIMENT CONTROL NOTE NUMBER 2 (ABOVE).

16. THE SITE SHALL AT ALL TIMES BE GRADED AND MAINTAINED SUCH THAT ALL STORM WATER RUNOFF IS DIVERTED TO SOIL EROSION AND SEDIMENT CONTROL FACILITIES.

17. ALL SEDIMENTATION STRUCTURES SHALL BE INSPECTED AND MAINTAINED REGULARLY.

18. ALL CATCH BASIN INLETS SHALL BE PROTECTED WITH HAY BALES AS SHOWN ON DETAIL.

19. THE CONTRACTOR SHALL PREPARE A PLAN FOR THE PROPER DEWATERING AND DOWNSTREAM SILTATION PROTECTION OF EACH STREAM CROSSING PRIOR TO EXCAVATING THE STREAM BED. PLAN SHALL BE FORWARDED TO THE ENGINEER FOR APPROVAL. THE ENGINEER SHALL BE NOTIFIED FOR INSPECTION PRIOR TO EACH STREAM CROSSING CONSTRUCTION.

20. ANY AREAS USED FOR THE CONTRACTOR'S STAGING, INCLUDING BUT NOT LIMITED TO, TEMPORARY STORAGE OF STOCKPILED MATERIALS (E.G. CRUSHED STONE, QUARRY PROCESS STONE, SELECT FILL, EXCAVATED MATERIALS, ETC.), SHALL BE ENTIRELY PROTECTED BY A SILT FENCE ALONG THE LOW ELEVATION SIDE TO CONTROL SEDIMENT RUNOFF.

* WHERE APPLICABLE

TEMPORARY SEEDING DETAILS:

SEED BED PREPARATION:

SOIL TO BE THOROUGHLY PULVERIZED BY DISK-HARROWING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 260 LBS/ACRE OF 16-16-16 OR EQUIVALENT, APPLY DOLOMITIC LIMESTONE AT A RATE OF 800 TO 1000 LBS./ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5, LIME & FERTILIZER TO BE WORKED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOAM TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.

SEED MIXTURE

CONSISTING OF ANNUAL RYE (LOLIUM MULTIFLORUM) AT A RATE OF 174 LBS/ACRE.

PERMANENT SEEDING DETAILS:

SEED BED PREPARATION:

SOIL TO BE THOROUGHLY PULVERIZED BY DISK-HARROWING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 260 LBS/ACRE OF 16-16-16 OR EQUIVALENT, APPLY DOLOMITIC LIMESTONE AT A RATE OF 800 TO 1000 LBS./ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5, LIME & FERTILIZER TO BE WORKED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOAM TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.

SEED MIXTURE CONSISTING OF	RATE	PURITY	GERMINATION
ARGENTINE BAHIA	260 LBS/AC.	95%	80%
PENSACOLA BAHIA	260 LBS/AC.	95%	40%(MIN.)-80%(TOTAL)

SODDING:

SOD SHALL BE WELL ROOT MATTED CENTIPEDE OR BAHIA GRASS COMMERCIALLY CUT TO A MINIMUM DIMENSION OF 12" x 24" A MAXIMUM OF 72 HOURS PRIOR TO PLACEMENT. SOD SHALL BE LIVE, FRESH AND UNINJURED, REASONABLY FREE OF WEEDS AND OTHER GRASSES, WITH A HEAVY SOIL MAT ADHERING TO THE ROOT SYSTEM. SOD SHALL BE GROWN, CUT, AND SUPPLIED BY A STATE CERTIFIED GROWER.

TRAFFIC CONTROL STANDARDS:

1. CONSTRUCTION TRAFFIC SHALL BE RESTRICTED TO ONSITE ACCESS BY MEANS SO DESIGNATED BY THE ENGINEER, POLICE/SHERIFF DEPARTMENT, ESCAMBIA COUNTY HIGHWAY DEPARTMENT, AND/OR THE FLORIDA DEPARTMENT OF TRANSPORTATION.
2. TRAFFIC DURING WET WEATHER SHALL BE MINIMIZED AND APPROPRIATE ROADWAY AND SITE CLEAN-UP SHALL BE PROVIDED BY THE CONTRACTOR AS SOON AS WEATHER CONDITIONS PERMIT.

TREE PROTECTION:

1. DAMAGED TRUNKS OR EXPOSED ROOTS WILL BE PAINTED IMMEDIATELY WITH A GOOD GRADE OF "TREE PAINT".

2. TREE LIMB REMOVAL, WHERE NECESSARY, WILL BE DONE FLUSH TO TRUNK OR MAIN BRANCH AND THAT AREA PAINTED IMMEDIATELY WITH A GOOD GRADE OF TREE PAINT.

DUST CONTROL:

1. ALL AREAS OF CLEARING AND EMBANKMENT AS WELL AS CONSTRUCTION HAUL ROADS SHALL BE TREATED AND MAINTAINED IN SUCH A MANNER AS TO MINIMIZE ANY DUST GENERATION.

2. DISTURBED AREAS SHALL BE MAINTAINED IN A ROUGH GRADED CONDITION AND TEMPORARILY SEEDED AND/OR MULCHED UNTIL PROPER WEATHER CONDITIONS EXIST FOR THE ESTABLISHMENT OF PERMANENT VEGETATION COVER.

3. IN EVENT OF EMERGENCY CONDITIONS, TILLAGE WILL BE SATISFACTORY FREE BEFORE SOIL BLOWING STARTS.

4. CALCIUM CHLORIDE MAY BE APPLIED TO UNPAVED ROADWAY AREAS, ONLY, SUBJECT TO THE ENGINEER'S APPROVAL AND CONFORMANCE WITH FDOT STANDARD SPECIFICATIONS, SECTION 104, LATEST EDITION.

PROPOSED SEQUENCE OF CONSTRUCTION:

1. THE INSTALLATION OF ALL SEDIMENT AND EROSION CONTROL DEVICES THAT CAN BE PLACED PRIOR TO ANY MAJOR SOIL DISTURBANCES.

2. CLEAR AND REMOVE ALL EXISTING VEGETATION IN THOSE AREAS WHERE NECESSARY. ALL REMAINING VEGETATION IS TO BE PROPERLY PROTECTED AND IS TO REMAIN IN ITS NATURAL STATE. TOPSOIL IN AREAS TO BE DISTURBED IS TO BE STRIPPED TO A MINIMUM DEPTH OF SIX (6) INCHES AND STOCKPILED SEPARATELY FROM FROM OTHER EXCAVATED SOIL(S)

3. THE IMMEDIATE INSTALLATION OF ALL REMAINING SEDIMENT AND EROSION CONTROL DEVICES.

4. PERFORM ALL DEMOLITION WORK.

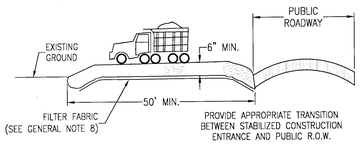
5. CONSTRUCT ALL UNDERGROUND UTILITIES AND STORM DRAIN SYSTEMS.

6. CONSTRUCT ROADS (SUBGRADE, CURB & GUTTER, BASE, PAVEMENT, SIDEWALKS AND LANDSCAPING).

7. COMPLETE STORMWATER PONDS.

8. UPON THE COMPLETION OF THE CONSTRUCTION ACTIVITIES, PROVIDE RESTORATION, FINE GRADE REMAINDER OF SITE, RESPREAD STOCKPILED TOPSOIL AND STABILIZE WITH PERMANENT VEGETATIVE COVER AND LANDSCAPING.

9. THE REMOVAL OF APPROPRIATE TEMPORARY SEDIMENT AND EROSION CONTROL DEVICES.



STABILIZED CONSTRUCTION ENTRANCE DETAIL

N.T.S.



NOTE:
ALL PROTECTED TREES AS SHOWN ON THE PLANS TO REMAIN ARE TO BE PROTECTED DURING CONSTRUCTION. THE CONTRACTOR SHALL INSTALL ORANGE CONSTRUCTION FENCING AT THE DRIP LINE OF EACH PROTECTED TREE BEFORE WORKING IN THE VICINITY OF THE TREE.

TREE BARRICADE DETAIL

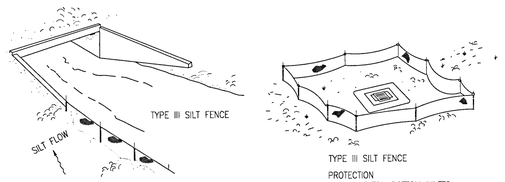
N.T.S.

DESCRIPTION:
FILTER BAGS WILL BE USED AS AN EFFECTIVE FILTER MEDIUM TO CONTAIN SAND, SILT AND FINES WHEN TRENCH DEWATERING. THE WETLAND FILTER BAG CONTAINS THESE MATERIALS WHILE ALLOWING THE WATER TO FLOW THROUGH THE FABRIC.

INSTALLATION:
WETLAND FILTER BAGS MAY REPLACE HAY BALE CORRALS DURING TRENCH DEWATERING, AT THE DISCRETION OF THE ENGINEER INSPECTOR. TO INSURE PROPER INSTALLATION, FILTER BAGS WILL BE PLACED ON RELATIVELY FLAT TERRAIN FREE OF BRUSH AND STUMPS TO AVOID RUPTURES AND PUNCTURES. PROPER INSTALLATION REQUIRES CUTTING A SMALL HOLE IN THE CORNER OF THE BAG, INSERTING THE PUMP DISCHARGE HOSE, AND THEN SECURING THE DISCHARGE HOSE TO THE BAG WITH A HOSE CLAMP. FILTER BAGS WILL BE PLACED AS FAR AWAY FROM FLOWING STREAMS AND WETLANDS AS POSSIBLE.

MAINTENANCE:
PRIOR TO REMOVING A BAG FROM THE HOSE, THE BAG WILL BE TIED OFF BELOW THE END OF THE HOSE ALLOWING THE BAG TO DRAIN. DRAINAGE WILL NOT BE ALLOWED THROUGH THE INLET HOLE. TO AVOID RUPTURE, THE BAGS WILL BE ATTENDED AND PUMPING RATES MONITORED. ONCE THE BAG IS INFLATED TO A HEIGHT OF 4 FEET, PUMPING WILL STOP TO AVOID RUPTURE. FILTER BAGS USED DURING CONSTRUCTION WILL BE BUNDLED AND REMOVED FOR PROPER DISPOSAL.

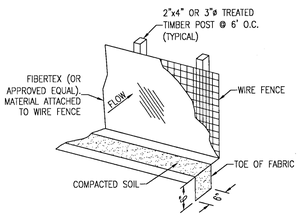
SPECIFICATION:
FILTER BAGS ARE CONSTRUCTED OF NON-WOVEN GEOTEXTILE FABRIC. A MAXIMUM OF ONE SIX INCH DISCHARGE HOSE WILL BE ALLOWED PER FILTER BAG. BAG CAPACITY WILL BE EXCEEDED BEYOND 2,000 GALLONS PER MINUTE. TYPICAL BAG DIMENSIONS ARE 15 FEET BY 13.25 FEET. TO HELP PREVENT PUNCTURES, GEOTEXTILE FABRIC WILL BE PLACED BENEATH THE FILTER BAG WHEN USED IN WOODED LOCATIONS. UNATTENDED FILTER BAGS WILL BE ENCIRCLED WITH A HAY BALE OR SILT FENCE CORRAL. HOSE CLAMPS WILL BE USED TO SECURE THE DISCHARGE HOSE, WIRE OR STRING WILL NOT BE USED.



SILT FENCE APPLICATIONS

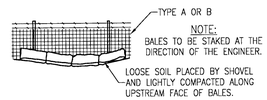
N.T.S.

DO NOT DEPLOY IN A MANNER THAT SILT FENCES WILL ACT AS A DAM ACROSS PERMANENT FLOWING WATERCOURSES. SILT FENCES ARE TO BE USED AT UPLAND LOCATIONS AND TURBIDITY BARRIERS USED AT PERMANENT BODIES OF WATER.



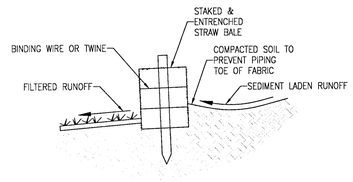
SILT FENCE DETAIL

N.T.S.



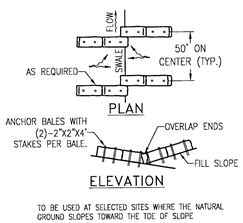
STRAW BALES BACKED BY FENCE

N.T.S.

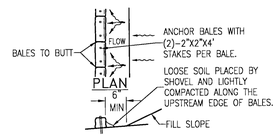


STRAW BALE DETAIL

N.T.S.



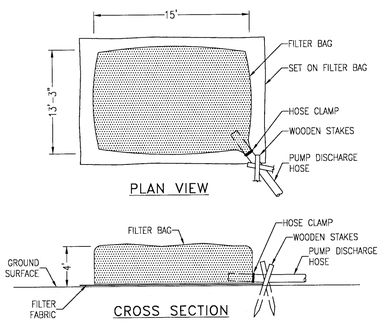
TO BE USED AT SELECTED SITES WHERE THE NATURAL GROUND SLOPES TOWARD THE TOE OF SLOPE



TO BE USED AT SELECTED SITES WHERE THE NATURAL GROUND SLOPES AWAY FROM THE TOE OF SLOPE

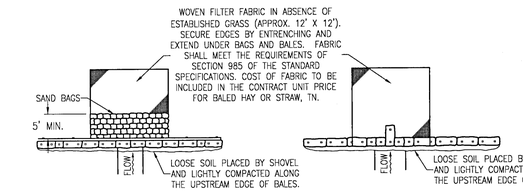
BARRIERS FOR FILL SLOPES

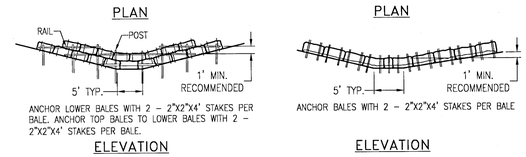
N.T.S.



FILTER BAG DETAIL FOR TRENCH DEWATERING OPERATIONS

N.T.S.



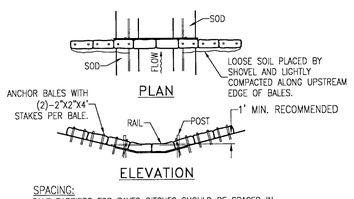


APPLICATION AND SPACING: THE USE OF TYPES I & II BALE BARRIERS SHOULD BE LIMITED TO THE CONDITIONS OUTLINED IN CHART I, SHEET 1 OF 3, INDEX NO. 102

TYPE II TYPE I

BARRIER FOR UNPAVED DITCH

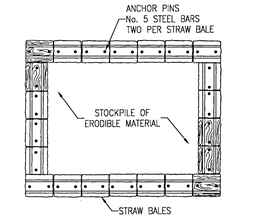
N.T.S.



SPACING:
BALE BARRIERS FOR PAVED DITCHES SHOULD BE SPACED IN ACCORDANCE WITH CHART I, SHEET 1 OF 3, INDEX NO. 102

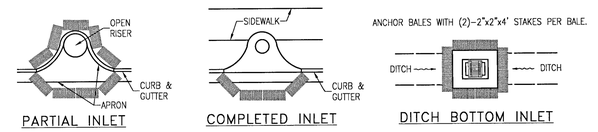
BARRIER FOR PAVED DITCH

N.T.S.



MATERIAL STOCKPILE DETAIL

N.T.S.



PROTECTION AROUND INLETS OR SIMILAR STRUCTURES

N.T.S.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000597

EROSION CONTROL DETAILS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING LICENSE No. 76144 STATE OF FLORIDA 9/2/21 PROFESSIONAL ENGINEER JEREMY R. KING, P.E. No. 76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C1.5

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

STORM WATER POLLUTION PREVENTION PLAN

1.0 BACKGROUND & REQUIREMENTS:

1.1 INTRODUCTION:

THE REFERENCED SUPPORT DOCUMENTATION FOR THIS STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IS THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY'S (EPA) STORM WATER MANAGEMENT FOR CONSTRUCTION ACTIVITIES, DEVELOPING POLLUTION PREVENTION PLANS AND BEST MANAGEMENT PRACTICES SUMMARY GUIDANCE (EPA 833-R-92-001) AND STORM WATER MANAGEMENT FOR CONSTRUCTION ACTIVITIES, DEVELOPING POLLUTION PREVENTION PLANS AND BEST MANAGEMENT PRACTICES (EPA 832-R-92-005). THIS SWPPP IS DESIGNED TO PROTECT ONSITE AND ADJACENT NATURAL RESOURCES, INCLUDING BUT NOT LIMITED TO, WETLANDS, MARSHES, BAYOUS AND BAYS, WHILE PRESERVING WILDLIFE AND ARCHEOLOGICAL RESOURCES.

AN ENVIRONMENTAL RESOURCE PERMIT APPLICATION WILL BE SUBMITTED TO THE NWFWMD NOVEMBER 2020

1.2 NOTICE OF INTENT (NOI):

RULE 62-621.300(4), FAC REQUIRES THE CONSTRUCTION OPERATOR OF A SITE THAT DISTURBS ONE OR MORE ACRES TO OBTAIN COVERAGE FROM THE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES. THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF INTENT TO USE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES (FDEP FORM 62-621.300(4)(B)) ALONG WITH THE APPROPRIATE APPLICATION FEE TO THE FOLLOWING ADDRESS 48 HOURS PRIOR TO COMMENCING CONSTRUCTION:

NPDES STORMWATER NOTICES CENTER, MS # 2510
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
2600 BLAIR STONE ROAD
TALLAHASSEE, FLORIDA 32399-2400

THIS FORM CAN BE OBTAINED FROM FDEP'S WEBSITE (WWW.DEP.STATE.FL.US) OR BY CONTACTING FDEP. PLEASE NOTE THAT THE CURRENT APPLICATION FEE IS $300; HOWEVER, THIS FEE IS SUBJECT TO CHANGE WITHOUT NOTICE. ALWAYS REFER TO THE MOST CURRENT VERSION OF RULE 62-4.050(4)(D), FAC TO CONFIRM THE AMOUNT BEFORE SUBMITTING PAYMENT. IF CONSTRUCTION ACTIVITY EXCEEDS FIVE YEARS, THE CONTRACTOR MUST RE-APPLY FOR COVERAGE.

1.3 STORMWATER POLLUTION PREVENTION PLAN (SWPPP):

THE CONTRACTOR IS REQUIRED TO CERTIFY THIS STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BELOW PRIOR TO SUBMITTING THE NOI. THIS SWPPP IS NOT REQUIRED TO BE SUBMITTED WITH THE NOI, BUT IS REQUIRED TO BE KEPT ON SITE DURING ALL PHASES OF CONSTRUCTION. BECAUSE EROSION AND SEDIMENT CONTROLS AND CONSTRUCTION METHODS VARY SIGNIFICANTLY FROM CONTRACTOR TO CONTRACTOR, THE CONTRACTOR CAN PROPOSE ALTERNATIVE METHODS TO THIS SWPPP THAT ARE EQUAL OR BETTER AT CONTROLLING EROSION AND SEDIMENTATION. AT A MINIMUM, THE CONTRACTOR MUST FOLLOW THE EROSION CONTROL PLAN SPECIFIED IN THE CONSTRUCTION PLANS AND DOCUMENTS. ANY MODIFICATIONS TO THIS SWPPP MUST BE DOCUMENTED AND KEPT WITH THE PLAN AS PART OF THE RECORDS KEEPING PROCESS TO BE IN FULL COMPLIANCE WITH THE CGP.

1.4 CONTRACTOR'S / SUBCONTRACTOR CERTIFICATION:

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 STROMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

PRINT & SIGN NAME _____ COMPANY & ADDRESS _____

_____ _____

_____ _____

NAME & TITLE (PRINT) _____

SIGNATURE _____ DATE _____

1.5 RESPONSIBLE AUTHORITY CERTIFICATION:

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

PRINT & SIGN NAME _____ COMPANY & ADDRESS _____

_____ _____

NAME & TITLE (PRINT) _____

_____

SIGNATURE _____ DATE _____

1.6 NOTICE OF TERMINATION (NOT):

THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF TERMINATION OF GENERIC PERMIT COVERAGE (FDEP FORM 62-621.300(6)) UPON CONSTRUCTION COMPLETION TO DISCONTINUE PERMIT COVERAGE. THE NOT IS TO BE SUBMITTED TO THE FOLLOWING ADDRESS:

NPDES STORMWATER NOTICES CENTER, MS # 2510
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
2600 BLAIR STONE ROAD
TALLAHASSEE, FLORIDA 32399-2400

THIS FORM CAN BE OBTAINED FROM FDEP'S WEBSITE (WWW.DEP.STATE.FL.US) OR BY CONTACTING FDEP. THE NOT CAN NOT BE SUBMITTED UNTIL ALL DISTURBED SOILS AT THE CONSTRUCTION SITE HAVE BEEN FINALLY STABILIZED AND TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN REMOVED OR WILL BE REMOVED AT AN APPROPRIATE TIME. FINAL STABILIZATION MEANS THAT ALL SOIL DISTURBING ACTIVITIES AT THE SITE HAVE BEEN COMPLETED AND THAT A UNIFORM PERENNIAL VEGETATIVE COVER WITH A DENSITY OF 70 PERCENT OF THE COVER FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES HAS BEEN ESTABLISHED, OR EQUIVALENT STABILIZATION MEASURES HAVE BEEN EMPLOYED. IF CONSTRUCTION ACTIVITY EXCEEDS FIVE YEARS, THE CONTRACTOR MUST RE-APPLY FOR COVERAGE.

1.7 APPLICATION INFORMATION:

PROJECT ADDRESS:	NINE MILE ROAD PENSACOLA, FL 32526
LATITUDE: LONGITUDE:	N 30.528941° W 87341691°
WATER MANAGEMENT DISTRICT:	NORTHWEST FLORIDA (NWFWMD)
MS4 OPERATOR NAME:	ESCAMBIA COUNTY
RECEIVING WATER NAME:	ELEVEN MILE CREEK

2.0 SITE DESCRIPTION:

2.1 NATURE OF CONSTRUCTION ACTIVITIES:

THIS PROJECT INVOLVES THE CONSTRUCTION OF A PHASED RESIDENTIAL AND COMMERCIAL SUBDIVISION. CONSTRUCTION INCLUDES ROADS, UTILITIES AND STORMWATER COLLECTION SYSTEMS.

2.2 SEQUENCE OF MAJOR SOIL DISTURBING ACTIVITIES:

THE FOLLOWING SEQUENCE OF MAJOR ACTIVITIES SHALL BE FOLLOWED UNLESS THE CONTRACTOR CAN PROPOSE AN ALTERNATIVE THAT IS EQUAL TO OR BETTER AT CONTROLLING EROSION AND SEDIMENTATION. THE DETAILED SEQUENCE FOR THE ENTIRE PROJECT CAN VARY SIGNIFICANTLY FROM CONTRACTOR TO CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR DOCUMENTING ANY CHANGES.

1. CLEAR, GRUB AND PERFORM ALL DEMOLITION WORK.
2. COMPLETE ROUGH GRADING OF THE POND AND DIRECT ALL STORMWATER RUNOFF TO THE POND(S).
3. CONSTRUCT ALL UNDERGROUND UTILITIES AND STORM DRAIN SYSTEM.
4. CONSTRUCT ROADS (SUBGRADE, CURB & GUTTER, BASE, PAVEMENT, SIDEWALKS, AND LANDSCAPING).
5. COMPLETE STORMWATER PONDS.

2.3 AREA ESTIMATES:

ONSITE AREA:	18.37 ACRES
OFFSITE AREA:	15.08 ACRES
TOTAL AREA:	33.45 ACRES
AREA TO BE DISTURBED:	9.14 ACRES

2.4 RUNOFF DATA:

RUNOFF COEFFICIENTS (C):

BEFORE:	TOTAL COMPOSITE C =	0.20
DURING:	VARIES BETWEEN =	0.20 AND 0.48
AFTER:	VARIES BETWEEN =	0.48

SOILS DATA:
THE SOILS LOCATED AT THE SITE ARE PREDOMINATELY VERY LOOSE TO LOOSE SLIGHTLY SILTY SANDS. GROUNDWATER WAS NOT ENCOUNTERED IN THE 15 FT TO 20 FT DEEP TEST BORING. FOR MORE DETAILED SOILS INFORMATION, REFER TO THE GEOTECHNICAL SERVICES REPORT PREPARED BY UNIVERSAL ENGINEERING SERVICES.

DRAINAGE AREAS FOR EACH OUTFALL:

OUTFALL LOCATION	TOTAL AREA FLOWING TO POND(S)	'C' COEFFICIENT
POND E	33.45	0.48
BYPASS DITCH	1.63	0.71

2.5 SITE MAP:

THE CONSTRUCTION PLANS ARE TO BE USED AS THE SITE MAPS. THE LOCATION OF THE REQUIRED INFORMATION IS DESCRIBED BELOW. THE SHEET NUMBERS FOR ALL THE ITEMS DISCUSSED BELOW ARE IDENTIFIED ON THE KEY SHEET OF THE CONSTRUCTION PLANS.

- DRAINAGE PATTERNS: ALL DRAINAGE PATTERNS ARE SHOWN ON THE GRADING & DRAINAGE PLANS.
- APPROXIMATE SLOPES: APPROXIMATE SLOPES ARE SHOWN ON THE GRADING & DRAINAGE POND SIDE SLOPES ARE SHOWN ON THE POND CROSS-SECTIONS.
- AREAS OF SOIL DISTURBANCE: ALL DEMOLITION IS SHOWN ON THE EXISTING SITE CONDITIONS AND DEMOLITION AND EROSION CONTROL PLAN SHEET. ALL PROPOSED CONSTRUCTION IS SHOWN ON THE REMAINING PLANS. ANY AREAS WHERE DEMOLITION WORK OR PERMANENT FEATURES ARE SHOWN ABOVE OR BELOW GROUND WILL BE DISTURBED.
- AREAS NOT TO BE DISTURBED: ANY AREAS NOT SHOWING DEMOLITION WORK OR PERMANENT FEATURES ARE ASSUMED NOT TO BE DISTURBED. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE ON THE PLANS ANY OF THESE AREAS THAT DO GET DISTURBED AS WELL AS ANY AREAS USED FOR STAGING AND MATERIALS STORAGE.
- LOCATIONS OF CONTROLS: ALL PROPOSED TEMPORARY CONTROLS AND EXISTING PERMANENT CONTROLS ARE SHOWN ON THE EXISTING SITE, DEMOLITION AND EROSION CONTROL PLAN. ALL PROPOSED PERMANENT CONTROLS ARE SHOWN ON THE REMAINING PLANS. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE THE LOCATION OF ANY OTHER CONTROLS ON THE PLANS THAT ARE USED DURING CONSTRUCTION.
- PERMANENT STABILIZATION IS SHOWN ON THE PLANS. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE THE LOCATION ON THE PLANS OF ALL TEMPORARY STABILIZATION PRACTICES USED DURING CONSTRUCTION.
- SURFACE WATERS: N/A
- DISCHARGE POINTS: ONSITE WETLANDS WITH ULTIMATE DISCHARGE TO ELEVEN MILE CREEK

2.6 RECEIVING WATERS:

EVENTUAL OUTFALL TO PERDIDO BAY

3.0 CONTROLS:

3.1 EROSION AND SEDIMENT CONTROLS:

ALL EROSION AND SEDIMENT CONTROLS SPECIFIED ON THE DEMOLITION AND EROSION CONTROL PLAN SHEETS, AND THE EROSION CONTROL DETAILS SHALL BE INSTALLED PRIOR TO ANY CONSTRUCTION OR DEMOLITION. SILT FENCING AND STAKED HAY BALES SHALL BE INSTALLED ALONG DOWN-GRADIENT LIMITS.

TEMPORARY SEEDING AND MULCHING SHALL BE APPLIED AFTER 14-DAY INTERVALS OF CEASED DISTURBANCE ACTIVITIES THAT WILL EXCEED 20-DAY PERIODS. GRADED AREAS SHALL BE STABILIZED WITH PERMANENT SEEDING, MULCHING, AND FERTILIZING, OR SODDING WITHIN FIVE DAYS OF FINAL GRADING. LANDSCAPING, INCLUDING SODDING, SHALL BE INSTALLED BY AN EXPERIENCED LANDSCAPE CONTRACTOR. PROPOSED DISTURBED AREAS WILL NOT EXCEED 8 ACRES IN ANY DRAINAGE AREA.

3.2 STORMWATER MANAGEMENT:

PROPOSED STORMWATER MANAGEMENT FACILITIES FOR THIS SITE INCLUDE: A DRY RETENTION POND FOR THE ENTIRE PROPERTY.

THE PROPOSED STORMWATER MANAGEMENT FACILITIES MEET ALL STORMWATER TREATMENT REQUIREMENTS AND ALL RATE CONTROL REQUIREMENTS SET FORTH BY THE LOCAL AND STATE REGULATORY AGENCIES.

3.3 OTHER CONTROLS:

WASTE DISPOSAL: THE CONTRACTOR IS RESPONSIBLE FOR ALL WASTE DISPOSAL FROM THE SITE. THE CONTRACTOR SHALL EMPLOY WASTE DISPOSAL PRACTICES THAT MEET ALL LOCAL, STATE, AND FEDERAL GUIDELINES AND PREVENT DISCHARGE OF SOLID MATERIALS TO WATERS OF THE UNITED STATES. THE CONTRACTOR IS RESPONSIBLE FOR DOCUMENTING THIS PORTION OF THE SWPPP.

OFFSITE VEHICLE TRACKING: IF OFF SITE TRACKING OF SEDIMENTS BY CONSTRUCTION VEHICLES OCCURS, THE CONTRACTOR IS REQUIRED TO INSTALL A SOIL TRACKING PREVENTION DEVICE (STPD) AS PER FDOT STANDARD INDEX 106 AT ALL EXITS TO THE SITE WHERE SEDIMENT TRACKING IS OCCURRING. THE CONTRACTOR IS ALSO RESPONSIBLE FOR DOCUMENTING THIS PORTION OF THE SWPPP.

HAZARDOUS MATERIALS: ALL POLLUTANTS AND HAZARDOUS MATERIALS INCLUDING BUT NOT LIMITED TO FERTILIZERS, HERBICIDES, PESTICIDES, SOLVENTS, OILS AND OIL FILTERS, PETROLEUM PRODUCTS, PAINT, AND EQUIPMENT MAINTENANCE FLUIDS, SHALL BE STORED INDOORS OR UNDER COVER IN AREAS WITH SECONDARY CONTAINMENT. SECONDARY CONTAINMENT PREVENTS A SPILL FROM SPREADING ACROSS THE SITE AND INCLUDES DIKES, BERMS, CURBING, OR OTHER CONTAINMENT METHODS. HAZARDOUS MATERIAL STORAGE AREAS SHALL BE INSPECTED WEEKLY AND AFTER STORM EVENTS. STORAGE AREAS SHALL BE KEPT CLEAN, WELL ORGANIZED, AND EQUIPPED WITH AMPLE CLEANUP SUPPLIES/SPILL KITS AS APPROPRIATE FOR THE MATERIALS BEING STORED. MATERIAL SAFETY DATA SHEETS, MATERIAL INVENTORY, AND EMERGENCY CONTACT INFORMATION SHALL BE MAINTAINED ON-SITE. ALL PERSONNEL SHALL RECEIVE INSTRUCTION REGARDING PROPER PROCEDURES FOR HAZARDOUS MATERIAL HANDLING AND DISPOSAL. HAZARDOUS MATERIALS SHALL NOT BE DISPOSED OF INTO ON-SITE DUMPSTERS, HAZARDOUS MATERIALS SHALL BE DISPOSED OF IN ACCORDANCE WITH FEDERAL, STATE, AND MUNICIPAL REGULATIONS. VEHICLES AND EQUIPMENT WILL BE MAINTAINED OFF-SITE. ALL VEHICLES AND EQUIPMENT INCLUDING SUBCONTRACTOR VEHICLES WILL BE CHECKED FOR LEAKING OIL AND FLUIDS. VEHICLES LEAKING FLUIDS WILL NOT BE ALLOWED ON-SITE. DRIP PANS SHALL BE PLACED UNDER ALL VEHICLES AND EQUIPMENT THAT ARE PARKED OVERNIGHT.

APPLICATION OF FERTILIZERS, HERBICIDES, AND PESTICIDES: FERTILIZERS, HERBICIDES, AND PESTICIDES SHALL BE DELIVERED TO THE SITE IN ORIGINAL, UNOPENED CONTAINERS BEARING MANUFACTURER'S CHEMICAL ANALYSIS, NAME, TRADE NAME, TRADEMARK, AND INDICATION OF CONFORMANCE TO STATE AND FEDERAL LAWS. FERTILIZERS, HERBICIDES, AND PESTICIDES SHALL BE IN APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S SUGGESTED RATE.

5.0 INSPECTIONS:

QUALIFIED PERSONNEL SHALL INSPECT THE FOLLOWING ITEMS, BUT NOT LIMITED TO, AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.25 INCHES OR GREATER. WHERE SITES HAVE BEEN FINALLY STABILIZED, INSPECTIONS SHALL BE CONDUCTED AT LEAST ONCE EVERY MONTH.

- POINTS OF DISCHARGE TO WATERS OF THE UNITED STATES.
- POINTS OF DISCHARGE TO MUNICIPAL SEPARATE STORM SEWER SYSTEMS.
- DISTURBED AREAS OF THE SITE THAT HAVE NOT BEEN FINALLY STABILIZED.
- AREAS USED FOR STORAGE OF MATERIALS THAT ARE EXPOSED TO PRECIPITATION.
- STRUCTURAL CONTROLS.
- STORMWATER MANAGEMENT SYSTEMS.
- LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE.

6.0 NON-STORMWATER DISCHARGES:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPORTING ANY HAZARDOUS SUBSTANCE SPILLS THAT MAY EQUAL OR EXCEED A REPORTABLE QUANTITY (RQ). REFER TO EPA'S LIST OF HAZARDOUS SUBSTANCES AND REPORTABLE QUANTITIES (EPA 40 CFR 302.4 & 117). V THIS LIST CAN BE OBTAINED FROM EPA'S WEBSITE (WWW.EPA.GO) OR BY CONTACTING EPA. IF AN RQ RELEASE DOES OCCUR THE CONTRACTOR SHALL PERFORM THE FOLLOWING PROCEDURES:

- NOTIFY THE NATIONAL RESPONSE CENTER IMMEDIATELY AT 800-424-8802.
- PROVIDE WRITTEN DESCRIPTION OF THE RELEASE WITHIN 14 DAYS PROVIDING DATES, CAUSE AND PREVENTION METHODS TO THE REGIONAL EPA OFFICE.
- MODIFY THE SWPPP AS NECESSARY TO ADDRESS ADDED PREVENTION METHODS.

7.0 IMPLEMENTATION CHECKLIST:

7.1 RECORDS:

THE CONTRACTOR SHALL MAINTAIN RECORDS OF CONSTRUCTION ACTIVITIES INCLUDING, BUT NOT LIMITED TO:

- DATES WHEN MAJOR GRADING ACTIVITIES OCCUR.
- DATES WHEN CONSTRUCTION ACTIVITIES TEMPORARILY CEASE ON A PORTION OF THE SITE.
- DATES WHEN CONSTRUCTION ACTIVITIES PERMANENTLY CEASE ON A PORTION OF THE SITE.
- DATES WHEN STABILIZATION MEASURES ARE INITIATED ON THE SITE.

7.2 INSPECTION REPORTS:

THE CONTRACTOR SHALL PREPARE INSPECTION REPORTS SUMMARIZING THE FOLLOWING, BUT NOT LIMITED TO:

- NAME OF INSPECTOR.
- QUALIFICATIONS OF INSPECTOR.
- MEASURES/AREAS INSPECTED.
- OBSERVED CONDITIONS.
- CHANGES NECESSARY TO THE SWPPP.

7.3 RELEASES OF REPORTABLE QUANTITIES OF OIL OR HAZARDOUS MATERIALS:

THE CONTRACTOR SHALL REPORT ANY RELEASES OF REPORTABLE QUANTITIES OF OIL OR HAZARDOUS MATERIALS IF THEY OCCUR AS PER THE MEASURES OUTLINED IN SECTION 6.0 OF THE SWPPP.

7.4 SWPPP MODIFICATION:

THE CONTRACTOR SHALL MODIFY THE SWPPP AS NECESSARY TO:

- COMPLY WITH MINIMUM PERMIT REQUIREMENTS WHEN NOTIFIED BY FDEP THAT THE PLAN DOES NOT COMPLY.
- ADDRESS ANY CHANGES IN DESIGN, CONSTRUCTION OPERATIONS OR MAINTENANCE, WHICH HAS AN EFFECT ON THE POTENTIAL FOR DISCHARGE OF POLLUTANTS.
- PREVENT REOCCURRENCE OF REPORTABLE QUANTITY RELEASES OF HAZARDOUS MATERIAL OR OIL.

8.0 TERMINATION CHECKLIST:

THE FOLLOWING ITEMS SHALL BE COMPLETE BEFORE SUBMITTING THE NOT:

- ALL SOIL DISTURBING ACTIVITIES ARE COMPLETE.
- TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN REMOVED OR WILL BE REMOVED AT AN APPROPRIATE TIME.
- ALL AREAS OF THE CONSTRUCTION SITE NOT OTHERWISE COVERED BY PERMANENT PAVEMENT OR STRUCTURE HAVE BEEN STABILIZED WITH UNIFORM PERENNIAL VEGETATIVE COVER WITH A DENSITY OF 70% OR EQUIVALENT MEASURES HAVE BEEN EMPLOYED.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000637

NPDES - STORMWATER POLLUTION PREVENTION PLAN

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE
STATE OF FLORIDA
9/12/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C1.6

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

BOUNDARY LINE TABLE		
Line #	Length	Direction
L1	93.36	N 8°32'38" W
L2	90.87	N 14°37'42" E
L3	249.27	N 12°18'54" E
L4	82.91	N 17°55'35" E
L5	88.18	N 33°29'08" E
L6	26.06	N 21°27'17" E
L7	150.00	N 2°24'06" E
L8	58.12	N 3°05'07" E
L9	78.73	N 12°20'57" E
L10	78.73	N 25°04'54" E
L11	78.73	N 37°48'50" E

BOUNDARY LINE TABLE		
Line #	Length	Direction
L12	78.73	N 50°32'47" E
L13	78.73	N 63°16'44" E
L14	78.75	N 75°51'46" E
L15	204.42	N 84°20'13" E
L16	50.00	S 77°13'55" E
L17	27.29	S 87°32'00" E
L18	130.00	S 2°28'00" W
L19	105.00	S 2°28'00" W
L20	50.00	S 2°28'00" W
L21	23.75	S 87°32'00" E
L22	129.81	S 2°28'00" W

BOUNDARY CURVE TABLE					
Curve #	Length	Radius	Central Angle	Chord	Chord Bearing
C1	166.18'	510.00'	18°40'10"	165.45'	S 57°39'39" E
C2	34.80'	25.00'	79°45'49"	32.06'	S 27°06'49" E
C3	6.85'	500.00'	0°47'06"	6.85'	N 13°09'38" E
C4	38.69'	25.00'	88°40'03"	34.94'	N 57°53'13" E
C5	84.27'	495.00'	9°45'14"	84.17'	S 82°39'23" E
C6	39.27'	25.00'	90°00'00"	35.36'	S 47°28'00" W

LEGEND

- EXISTING ASPHALT
- WETLAND
- MERS BUFFER
- EXISTING WETLAND BUFFER
- CONSERVATION EASEMENT
- ADDITIONAL WETLAND BUFFER
- PROPOSED GRAVEL
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- RIPRAP

N W E S

HORIZONTAL SCALE

200 0 100 200 400 800

(IN FEET)
1 INCH = 200 FT. (24"x36")
1 INCH = 400 FT. (12"x18")

NINE MILE ROAD
(STATE ROAD No. 10)
(R/W VARIES) (PS)

NINE MILE ROAD
(STATE ROAD No. 10)
(R/W VARIES) (PS)

ELEVEN MILE CREEK

10-1S-31-1401-003-002
PATHSTONE FL 2017 LLC
29991 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

ACOE, NWFWMD & ESCO JURISDICTIONAL WETLAND LINE DELINEATED BY BIOME CONSULTING GROUP ON 4-2019

WETLAND 0.35 AC

30' MERS BUFFER

10-1S-31-1401-003-002
PATHSTONE FL 2017 LLC
29991 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

10-1S-31-1101-0000-02
GIBBS RONALD J
9091 KLONDIKE RD
PENSACOLA, FL 32526
LOCATION: 9000 KLONDIKE RD
USE: CROPLAND CLASS II
ZONE: HC/LI

10-1S-31-1401-001-002
PATHSTONE FL 2017 LLC
29991 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

PARCEL A
15' DRAINAGE/
ACCESS R/W
PUBLIC
0.14 ACRES

PATHSTONE PHASE 2

PATHSTONE BLVD

BLOCK A

BLOCK B

BLOCK C

FALLSCHASE BLVD

PARCEL G
15' DRAINAGE/
ACCESS R/W
PUBLIC
0.23 ACRES

PARCEL B
15' ECUA
0.04 ACRES

PARCEL F
COMMON AREA
PRIVATE
0.24 ACRES

PARCEL C
DRAINAGE/
ACCESS R/W
PUBLIC
0.58 ACRES

10-1S-31-2100-0000-01
CRIMSON I9 MILE LLC
C/O HAD LAND DEVELOPMENT PARTNERS I LLC
191 PEACHTREE ST NE STE 805 ATLANTA, GA 30303
LOCATION: 3811 W NINE MILE RD 32526
USE: REPAIR SERVICE
ZONE: LDR

10-1S-31-1401-0000-00
GIBBS H RAY
4444 YOUPON RD
PENSACOLA, FL 32526
USE: INPROV. AGRICULTURAL-RESIDENTIAL
ZONE: HC/LI

PARCEL E
WETLANDS, WETLAND BUFFER,
UPLANDS & CONSERVATION EASEMENT
PRIVATE
4.75 ACRES

CONSERVATION
EASEMENT
1.84 ACRES

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.06 ACRES

10-1S-31-3000-0000-00
INTERNATIONAL PAPER COMPANY
PO BOX 2118 MEMPHIS, TN 38101
LOCATION: OFF KLONDIKE RD 32526
USE: TIMBER
ZONE: LDR

10-1S-31-1401-0000-04
GIBBS RONALD J
9091 KLONDIKE RD
PENSACOLA, FL 32526
LOCATION: 9000 BLK KLONDIKE RD
USE: GRAZING LAND I
ZONE: HC/LI

10-1S-31-1401-0000-03
GIBBS CLAUDE M
8917 KLONDIKE RD
PENSACOLA, FL 32526
USE: MOBILE HOME
ZONE: HC/LI

10-1S-31-1401-0000-01
GIBBS CLAUDE M & MARILYN D
8917 KLONDIKE RD
PENSACOLA, FL 32526
USE: SINGLE FAMILY RESIDENCE
ZONE: HC/LI

KLONDIKE ROAD
(66' RIGHT-OF-WAY) (PS)

ACOE, NWFWMD & ESCO JURISDICTIONAL WETLAND LINE DELINEATED BY BIOME CONSULTING GROUP ON 4-2019

10-1S-31-4100-0001-00 | 10-1S-31-4100-0010-90 | 10-1S-31-4100-0000-90 | 10-1S-31-4100-0000-80 | 10-1S-31-4100-0000-70 | 10-1S-31-4100-0000-50 | 10-1S-31-4100-0000-40 | 10-1S-31-4100-0000-30 | 10-1S-31-4100-0000-20 | 10-1S-31-4100-0000-10

ZONE: MDR

YOUPON ROAD
(PUBLIC 60' RIGHT-OF-WAY)

KLONDIKE ROAD
(66' RIGHT-OF-WAY) (PS)

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

OVERALL SITE LAYOUT

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C2.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 GSF RIVER OAKS (174 ACRES)_WORK\DWG\PATHSTONE PHASE 3\SITE LAYOUT.DWG

N
W E
S

HORIZONTAL SCALE

40 0 20 40 80 160

(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

LEGEND

- EXISTING ASPHALT
- WETLAND
- MERS BUFFER
- EXISTING WETLAND BUFFER
- CONSERVATION EASEMENT
- ADDITIONAL WETLAND BUFFER
- PROPOSED GRAVEL
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- RIPRAP

10-1S-31-1401-001-002
PATHSTONE FL 2017 LLC
29891 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

SEE SHEET C3.0 FOR DETAILS

CONSTRUCT 6' CHAIN LINK FENCE
SEE DETAILS

S 87°35'54" E 400.00'

PARCEL E
WETLANDS, WETLAND BUFFER,
UPLANDS & CONSERVATION EASEMENT
PRIVATE
4.75 ACRES

CONSERVATION
EASEMENT
1.84 ACRES

N 17°50'12" E 629.27'

ACOE, NWFWMD & ESCO
JURISDICTIONAL WETLAND
LINE DELINEATED BY
BIOME CONSULTING GROUP
ON 4-2019

CONSTRUCT 14'
DOUBLE SWING GATE
SEE DETAILS

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.06 ACRES

46.5'
52.9'
50.9'
454.9'
50.5'
124.4'
R=35.00'

LOT 18
5,750 SF
LOT 19
5,745 SF
LOT 20
5,755 SF
LOT 21
6,500 SF
LOT 22
6,500 SF
LOT 23
6,500 SF
LOT 24
6,500 SF
LOT 25
6,500 SF
BLOCK A
LOT 26
6,500 SF
LOT 27
6,500 SF
LOT 28
6,500 SF
LOT 29
6,500 SF
LOT 30
6,392 SF
LOT 31
5,385 SF

FALLSCHASE BOULEVARD
50' PUBLIC R/W
405+00
404+00
403+00
402+00
401+00

5' UTILITY
EASEMENT

LOT 26
6,500 SF
LOT 27
6,500 SF
LOT 28
6,500 SF
LOT 29
6,500 SF
LOT 30
6,500 SF
LOT 31
6,500 SF
LOT 32
6,500 SF
LOT 33
6,500 SF
LOT 34
6,500 SF
BLOCK C
LOT 35
6,500 SF
LOT 36
6,500 SF
LOT 37
6,500 SF
LOT 38
6,500 SF
LOT 39
5,834 SF
LOT 40
5,676 SF

S 02°24'05" W 825.11'

PARCEL C
DRAINAGE/
ACCESS R/W
PUBLIC
0.58 ACRES

CONSTRUCT SWALE
SEE SHEET C3.0 FOR DETAILS

CONSTRUCT ASPHALT ROAD W/ 2.5'
CONCRETE LAYBACK CURB & GUTTER
& 5' CONCRETE SIDEWALK
SEE DETAILS

CONSTRUCT CR-F
CONCRETE SIDEWALK RAMP
TYPICAL OF ALL
SEE DETAILS

CONSTRUCT 14'
DOUBLE SWING GATE
SEE DETAILS

CONSTRUCT STORMWATER POND
SEE SHEET C3.7 FOR DETAILS

CONSTRUCT 12' WIDE
GRAVEL ACCESS DRIVE.
6:1 MAX SLOPE
SEE DETAILS

CONSTRUCT CONCRETE
DRIVEWAY APRON
SEE DETAILS

N 87°08'55" W 894.18'

N 87°08'55" W 7.08'

10-1S-31-3000-0000-00
INTERNATIONAL PAPER COMPANY
PO BOX 2118 MEMPHIS, TN 38101
LOCATION: OFF KLONDIKE RD 32526
USE: TIMBER

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

SITE LAYOUT &
DIMENSION PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

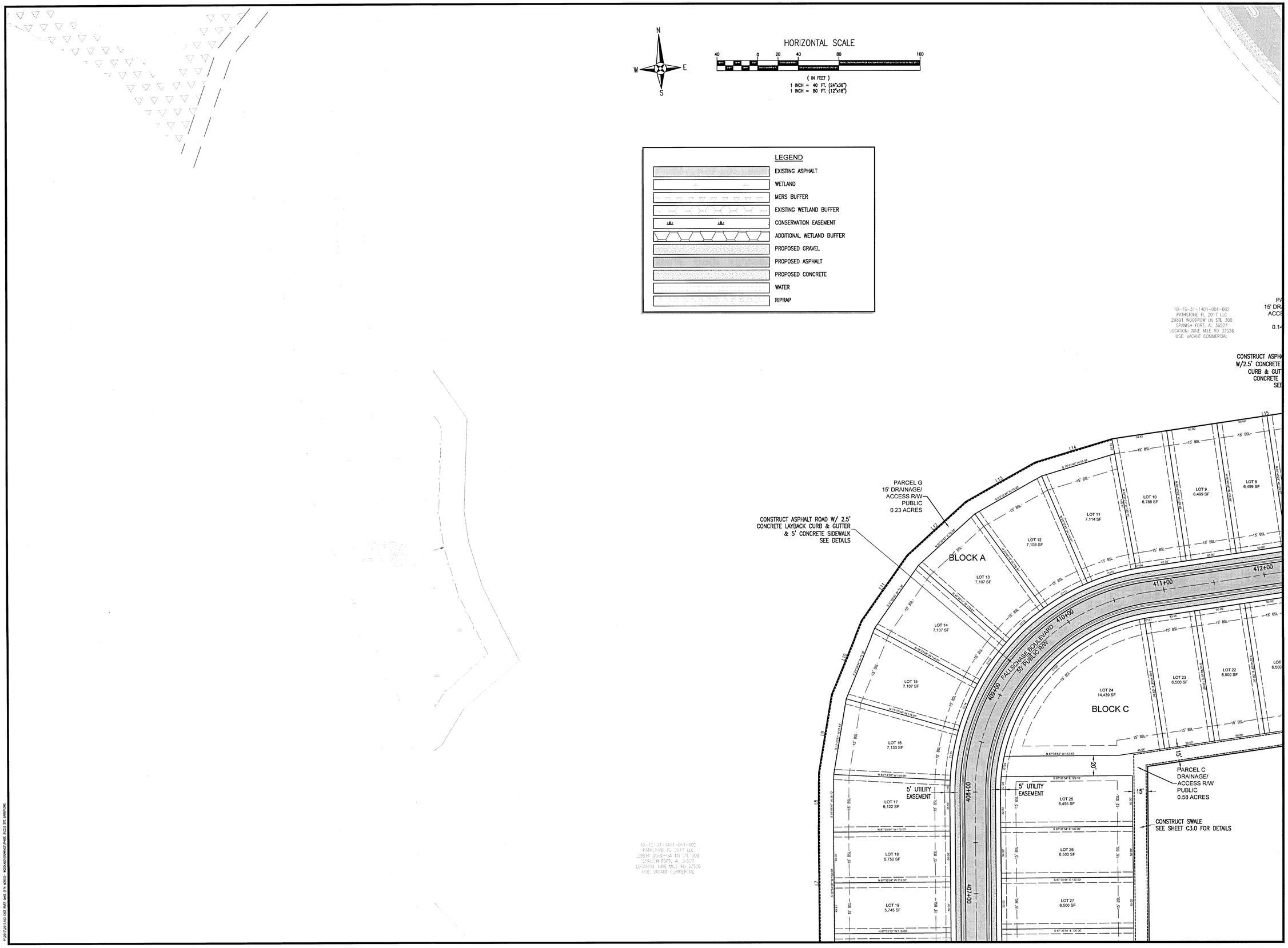
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSED
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C2.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 EXIT INFO DWG CTA #2\01- WORK\PERMITTING\PHASE 3\C2.0 SITE LAYOUT.DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

SITE LAYOUT & DIMENSION PLAN

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
9/12/21
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C2.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

CONSTRUCT CR-F CONCRETE SIDEWALK RAMP TYPICAL OF ALL SEE DETAILS

PATHSTONE BLVD

LOT 1 | LOT 2 | LOT 3 | LOT 4 | LOT 5 | LOT 6 | LOT 7 | LOT 8 | LOT 9 | LOT 10 | LOT 11 | LOT 12

INSTALL R1-1 STOP SIGN ASSEMBLY & STREET SIGN ASSEMBLY SEE DETAILS

LOT 1 10,493 SF | LOT 2 6,914 SF | LOT 3 6,773 SF | LOT 4 6,854 SF | LOT 5 6,912 SF | LOT 6 8,039 SF | LOT 7 6,498 SF | LOT 8 6,499 SF | LOT 9 6,499 SF | LOT 10 6,788 SF

BLOCK A

RIVERSTONE DRIVE 50' PUBLIC R/W

LOT 1 8,136 SF | LOT 2 7,411 SF | LOT 3 6,971 SF | LOT 4 5,832 SF | LOT 5 5,683 SF

PARCEL A 15' DRAINAGE/ ACCESS R/W PUBLIC 0.14 ACRES

CONSTRUCT ASPHALT ROAD W/2.5' CONCRETE LAYBACK CURB & GUTTER & 5' CONCRETE SIDEWALK SEE DETAILS

PATHSTONE PHASE 2

S 87°32'00" E 660.00'

PROTECT HERITAGE TREE DO NOT DISTURB

PARCEL F COMMON AREA PRIVATE 0.24 ACRES

BLOCK B

LOT 6 6,447 SF | LOT 7 6,500 SF | LOT 8 6,500 SF | LOT 9 6,500 SF | LOT 10 6,500 SF | LOT 11 6,500 SF | LOT 12 6,500 SF | LOT 13 6,500 SF | LOT 14 6,500 SF | LOT 15 6,500 SF | LOT 16 6,500 SF | LOT 17 7,666 SF

5' UTILITY EASEMENT

CONSTRUCT CR-F CONCRETE SIDEWALK RAMP TYPICAL OF ALL SEE DETAILS

INSTALL R1-1 STOP SIGN ASSEMBLY & STREET SIGN ASSEMBLY SEE DETAILS

FALLSCHASE BOULEVARD 50' PUBLIC R/W

FALLSCHASE BLVD

LOT 1 | LOT 2 | LOT 3 | LOT 4 | LOT 5 | LOT 6 | LOT 7 | LOT 8 | LOT 9 | LOT 10 | LOT 11 | LOT 12 | LOT 13 | LOT 14 | LOT 15 | LOT 16 | LOT 17 | LOT 18 | LOT 19 | LOT 20 | LOT 21 | LOT 22 | LOT 23

BLOCK C

N 87°31'56" W 595.12'

S 84°19'32" W 589.17

CONSTRUCT SWALE SEE SHEET C3.0 FOR DETAILS

CONSTRUCT ASPHALT ROAD W/ 2.5' CONCRETE LAYBACK CURB & GUTTER & 5' CONCRETE SIDEWALK SEE DETAILS

PARCEL B 15' ECUA 0.04 ACRES

PARCEL C DRAINAGE/ ACCESS R/W PUBLIC 0.58 ACRES

CONSTRUCT SWALE SEE SHEET C3.0 FOR DETAILS

10-1S-31-4181-0000-00
GOSS, H P &
4224 COUPON RD
PENSACOLA, FL 32526
USE:RIPRAP AGRI-LEURAL-RESIDENTIAL

LEGEND

- EXISTING ASPHALT
- WETLAND
- MERS BUFFER
- EXISTING WETLAND BUFFER
- CONSERVATION EASEMENT
- ADDITIONAL WETLAND BUFFER
- PROPOSED GRAVEL
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- RIPRAP

N / W / E / S

HORIZONTAL SCALE

40 0 20 40 80 160

(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

P:\2017\2017-103 DOT RIVER OAKS (174 ACRES)\...\ROCKLAND\DRAWINGS\PHASE 3\C2.3 SITE LAYOUT.DWG

RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009257

SITE LAYOUT & DIMENSION PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

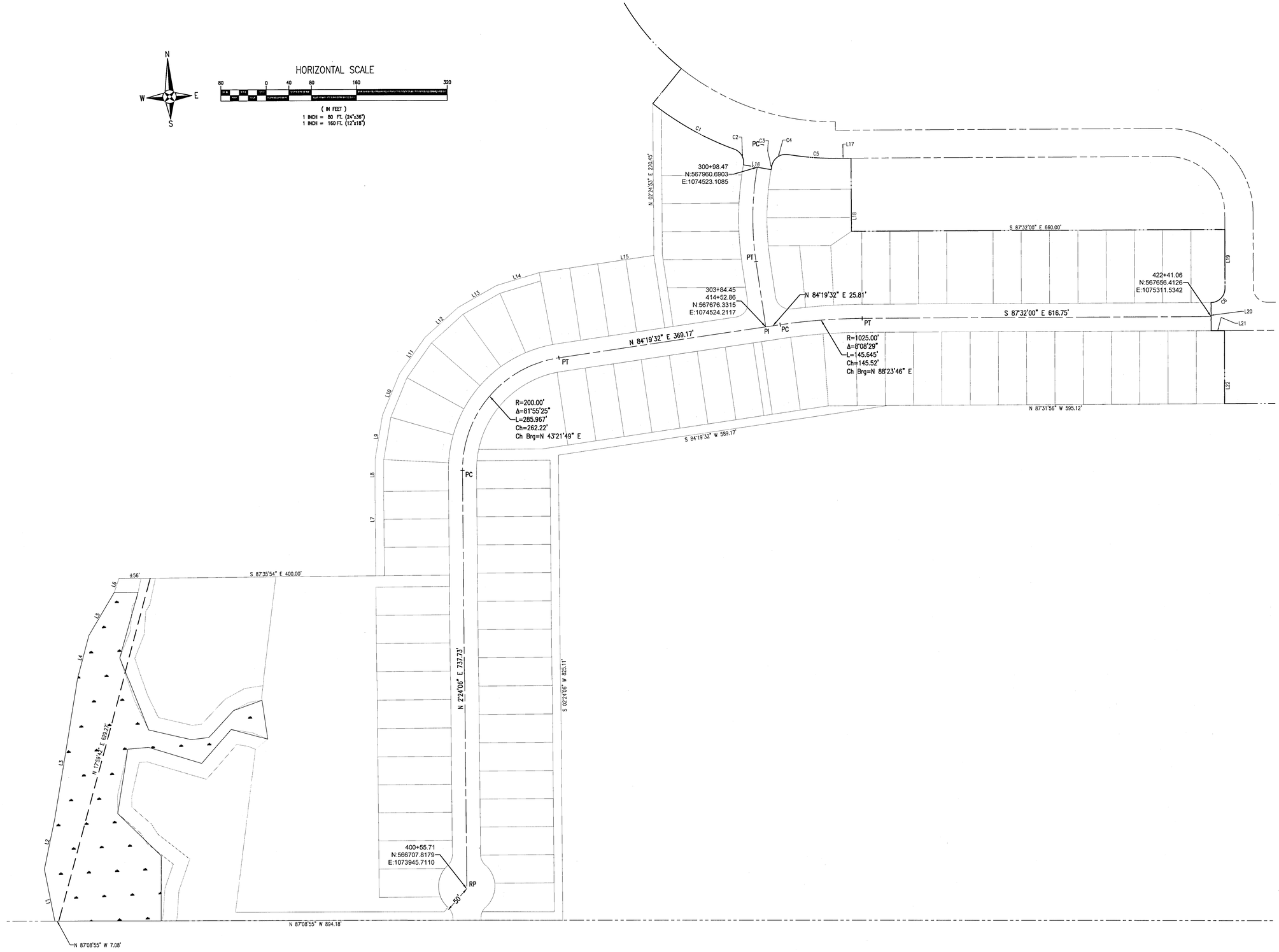
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
REGISTERED LICENSED
No. 75144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No. 75144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C2.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000937

ROADWAY CENTERLINE
GEOMETRY PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.

C2.4

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

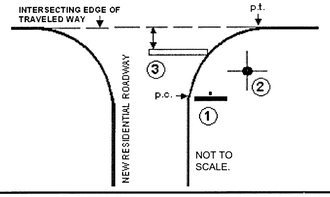
P:\2017\2017.103 Fall Ph3 Civil (11x17)\DWG - WOODARD\DRAWINGS\Final 3 Ph3 RR_LAYOUT.dwg

GENERAL NOTES

1. ALL SIGN INSTALLATIONS MUST COMPLY WITH THE LATEST *MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.)* SPECIFICATIONS.
2. ALL PAVEMENT MARKINGS MUST BE THERMOPLASTIC AND COMPLY WITH SECTION 711 OF F.D.O.T.'s *STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION*.
3. STOP BAR APPLICATION IS NOT REQUIRED AT THE INTERSECTION OF TWO RESIDENTIAL ROADWAYS AND / OR ROADWAYS LOCATED WITHIN INTERIORS OF A SUBDIVISION UNLESS SPECIFICALLY NOTED OTHERWISE.

(1) STOP SIGN

SIGN PLACEMENT: LOCATE SIGN ADJACENT TO POINT OF CURVATURE (p.c.) OF CURBING OR EDGE OF ASPHALT TURN OUT.
LATERAL CLEARANCE (W / CURB): NO PART OF SIGN ASSEMBLY SHALL BE LESS THAN 1 FOOT FROM BACK OF CURB (EXCLUDES RIBBON CURB).
LATERAL CLEARANCE WITHOUT CURB: NO PART OF SIGN ASSEMBLY SHALL BE LESS THAN 6' FROM EDGE OF ASPHALT (INCLUDES RIBBON CURB).
VERTICAL CLEARANCE: SIGN SHALL DISPLAY A MINIMUM VERTICAL CLEARANCE OF 7 FEET (MEASURED FROM BOTTOM OF SIGN BLADE TO LEVEL OF ADJACENT ROADWAY).



(2) STREET NAME SIGN

SIGN PLACEMENT: LOCATE STREET NAME SIGN AT MID-RADIUS POINT OF TURN OUT ON SAME SIDE OF STREET AS STOP SIGN.
NOTE: SEE *ESCAMBIA COUNTY STANDARD DETAILS FOR STREET NAME SIGNS* FOR FURTHER FABRICATION, LOCATION AND INSTALLATION REQUIREMENTS.

(3) 24"STOP BAR

OPTIONAL (SEE GEN. NOTE # 3).

PLACEMENT: LEADING EDGE OF STOP BAR CANNOT BE LESS THAN 4 FEET IN ADVANCE OF INTERSECTING EDGE OF TRAVELED WAY OR MARKED / UNMARKED CROSSWALK. STOP BAR MUST BE LOCATED AS TO PROVIDE ADEQUATE INTERSECTION SIGHT DISTANCE PER F.D.O.T.'s *DESIGN STANDARDS INDEX # 546*.

INSTALLATION DETAILS
TRAFFIC CONTROL SIGNS & MARKINGS FOR NEW RESIDENTIAL INTERSECTIONS
ACCEPTABLE PER CURRENT ESCAMBIA COUNTY INSPECTION PRACTICES

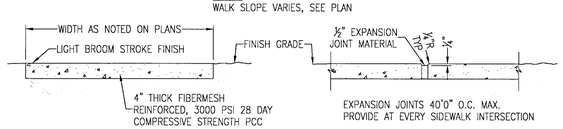


R4-7
KEEP RIGHT SIGN
N.T.S.



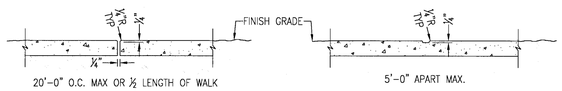
FDOT STANDARD
R1-1
2'-0" x 2'-0"
N.T.S.

NOTE:
WALK SLOPE VARIES, SEE PLAN



WALK SECTION

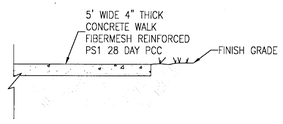
EXPANSION JOINT



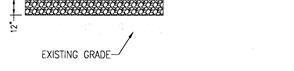
CONSTRUCTION JOINT

DUMMY GROOVE

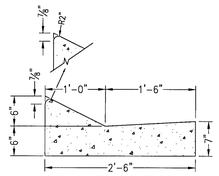
SIDEWALK DETAILS
N.T.S.



SIDEWALK DETAIL
N.T.S.

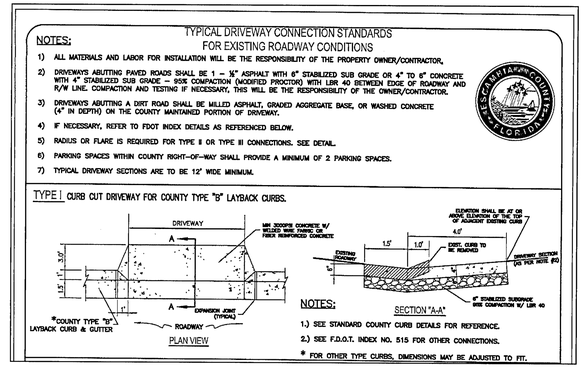


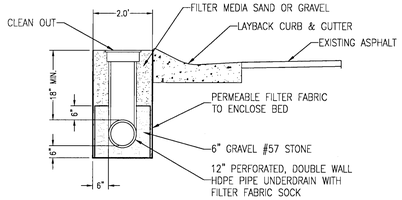
FIRE DEPARTMENT ROAD SECTION
N.T.S.



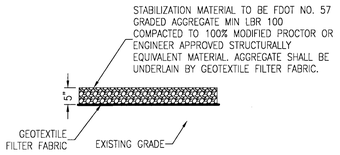
NOTES:
1. ALL CURB TO HAVE DUMMY JOINT AT 10' ON CENTER. MIN. DEPTH OF JOINT TO BE 2".
2. EXPANSION JOINTS ARE TO BE 30' ON CENTER. TYPICAL FOR ALL CURB.
3. ALL CONCRETE SHALL BE 3000 psi AT 28 DAYS.

LAYBACK CURB & GUTTER
N.T.S.

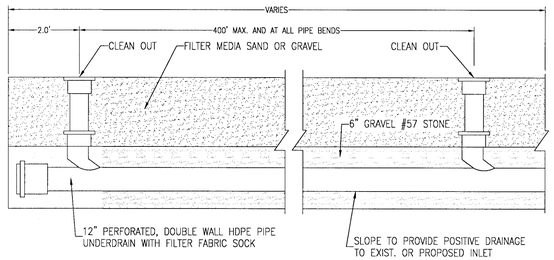




SECTION VIEW



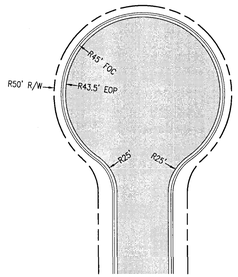
STABILIZED GRAVEL
DRIVE SECTION
N.T.S.



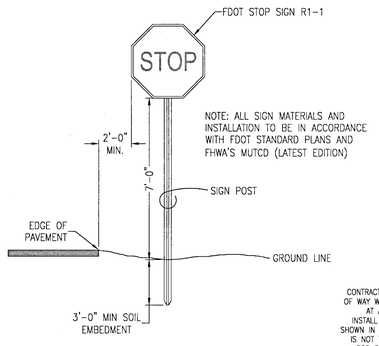
PROFILE VIEW

NOTE:
FILTER MEDIA SHALL MEET THE FOLLOWING CRITERIA GRAIN SIZE: BETWEEN 0.2 AND .55mm UNIFORMITY COEFFICIENT 1.5 AND 4.0 PERMEABILITY RATE BETWEEN 2.36 AND 5 FT./HR.

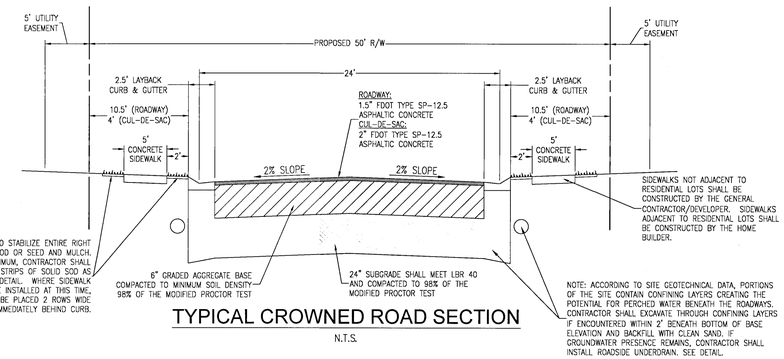
ROADSIDE UNDERDRAIN
NOT TO SCALE



TYPICAL ESCAMBIA COUNTY
CUL-DE-SAC DETAIL
N.T.S.

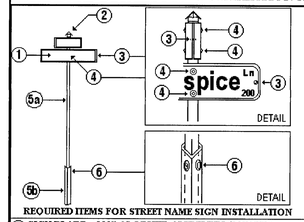


SIGN MOUNTING DETAIL
N.T.S.

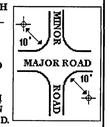


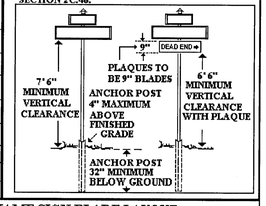
TYPICAL CROWNED ROAD SECTION
N.T.S.

STANDARD DETAILS FOR INSTALLATION AND LOCATION OF STREET NAME SIGNS



- INSTALL STREET NAME SIGNS ON CORNERS OF INTERSECTION SO THAT THEY WILL BE ON THE FAR RIGHT SIDE OF THE INTERSECTION FOR TRAFFIC ON THE MAJOR STREET IN ACCORDANCE WITH M.U.T.C.D. SECTION 2D.38
- INSTALL STREET NAME SIGN POST AT MID RADIUS, 10' OFF EDGE OF ROAD.
- "DEAD END" (W14-1P) OR "NO OUTLET" (W14-2P) PLAQUES MAY BE CO-MOUNTED TO STREET NAME SIGNS BENEATH STREET NAME SIGN BLADES IN ACCORDANCE WITH M.U.T.C.D. SECTION 2C.46.

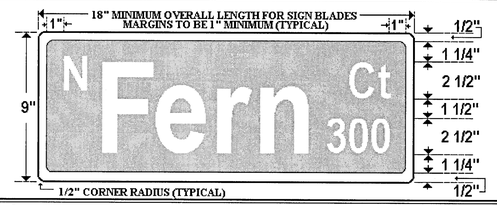




REQUIRED ITEMS FOR STREET NAME SIGN INSTALLATION
(1) SIGN BLADE - .080" ALODIZED ALUMINUM CORNERS ROUNDED (1/2" RADIUS) FREE OF SHARP EDGES
(2) ALUMINUM PYRAMID RAINCAP (ARC 175 OR EQUIVALENT)
(3) 3/16"X3/8" BLIND RIVETS (ENDS OF SIGN BLADES WILL BE RIVETED TOGETHER) (4 REQUIRED PER INSTALLATION)
(4) 3/8" STEEL DRIVE RIVETS ("SOUTHCO" 3878 OR EQUIVALENT) (8 REQUIRED PER INSTALLATION)
(5) TELSPAR SIGN POST SYSTEM (GALVANIZED) OR EQUIVALENT (COMPRISED OF PARTS 5a AND 5b)
(5a) 1 3/4"X 1 3/4"X 10' - 14 GAUGE TELESCOPING TOP POST
(5b) 2"X 2"X 36" - 12 GAUGE SQUARE FIT ANCHOR POST
(6) 5/16"X 2 1/4" CORNER BOLT

STANDARD DETAILS FOR STREET NAME SIGN BLADE LAYOUT

- F.D.O.T. TYPE III-A REFLECTIVE SHEETING TO BE USED ON ALL STREET NAME SIGN BLADES.
- STREET NAME SIGN BLADES TO HAVE WHITE LEGENDS, 1/2" WHITE BORDERS AND GREEN BACKGROUND.
- PRIMARY LETTERING TO SERIES B, 6" UPPER CASE AND 4 1/2" LOWER CASE.
- PREFIX AND SUFFIX LETTERING TO BE SERIES C, 2 1/2" UPPER CASE AND 1 3/4" LOWER CASE.



ESCAMBIA COUNTY STANDARD DETAILS
FOR STREET NAME SIGNS
DEPARTMENT OF ENGINEERING - TRAFFIC ENGINEERING DIVISION
Suite 1, 1190 West Leonard Street, Pensacola, Florida 32501-1116
BY: Alan Thedford, Engineering Technician III Revised 6-2002 * NOT TO SCALE *

RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

DETAILS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
REGISTERED ENGINEER LICENSE No. 76144 STATE OF FLORIDA JEREMY R. KING, P.E. No. 76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C2.5

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

GENERAL NOTES

1. Cross Slopes and Grades:

   A. Sidewalk, ramp, and landing slopes (i.e. 0.02, 0.05, and 1:12) shown in this Index are maximums. With approval of the Engineer, provide the minimum feasible slope where the requirements cannot be met.

   B. Landings must have cross-slopes less than or equal to 0.02 in any direction.

   C. Install ramp slopes along a single linear plane (i.e. no warps or varying slope). Ramp slopes are not required to exceed 15 feet in length.

   D. Joints permitted at the location of Slope Breaks. Otherwise locate joints in accordance with Index 522-001. No joints are permitted within the ramp portion of the Curb Ramp.

2. Grade Breaks:

   Grade breaks at the top and bottom of ramps must be parallel to each other and perpendicular to the direction of the ramp slope.

3. Curb, Curb and Gutter and/or Sidewalk:

   A. Refer to Index 522-001 for concrete thickness and sidewalk details.

   B. Remove any existing curb or curb and gutter to the nearest joint beyond the curb transition or to the extent that no remaining section of curb or curb and gutter is less than 5 feet long. Remove any existing sidewalk to the nearest joint beyond the transition slope or to the extent that no remaining section of sidewalk is less than 5 feet long.

4. Curb Ramp Alpha-Identification:

   A. Sidewalk curb ramp alpha-identifications (e.g. CR-A) are provided for reference purposes in the Plans.

   B. Alpha-identifications CR-I and CR-J are intentionally omitted.

5. Detectable Warnings:

   A. Install detectable warnings in accordance with Specification 527.

   B. Place detectable warnings across the full width of the ramp or landing, to a minimum depth of 2 feet measured perpendicular to the curb line and no greater than 5 feet from the back of the curb or edge of pavement.

   C. If detectable warnings are shown in the Plans on slopes greater than 5%, align the truncated domes with the centerline of the ramp; otherwise, the truncated domes are not required to be aligned.

6. Detectable Warnings - Acceptance Criteria:

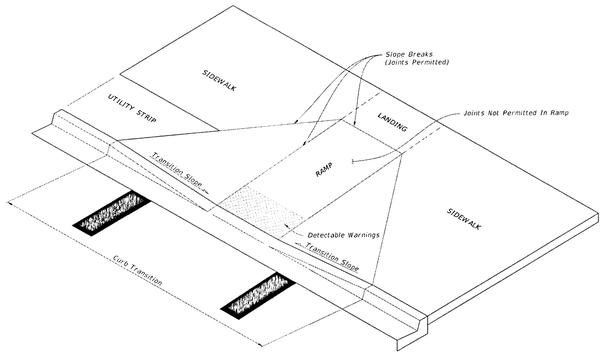
   A. Color and texture shall be complete and uniform.

   B. 90% of individual truncated domes shall be in accordance with the Americans with Disabilities Act Standards for Transportation Facilities, Section 705.

   C. There shall be no more than 4 non-compliant domes in any one square foot.

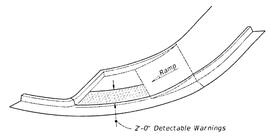
   D. Non-compliant domes shall not be adjacent to other non-compliant domes.

   E. Surfaces shall not deviate more than 0.10" from a true plane.

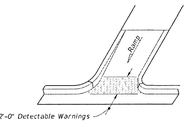


CURB RAMP NOMENCLATURE

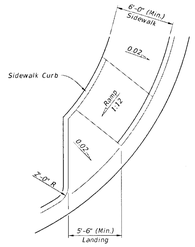
LAST REVISION 11/01/17	REVISION	DESCRIPTION:	FDOT FY 2018-19 STANDARD PLANS	DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS	INDEX 522-002	SHEET 1 of 8



ISOMETRIC VIEW

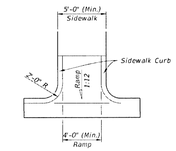


ISOMETRIC VIEW



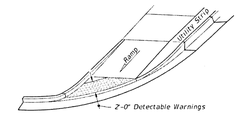
PLAN VIEW

CR-D

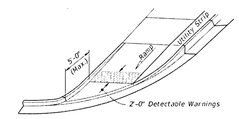


PLAN VIEW

CR-E

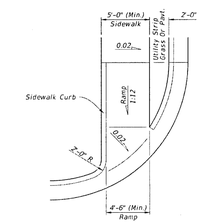


OPTION A



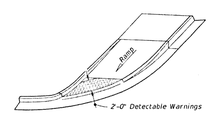
OPTION B

ISOMETRIC VIEW

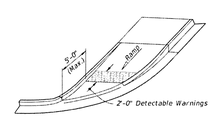


PLAN VIEW

CR-F

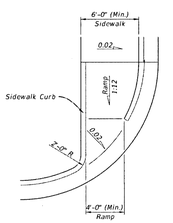


OPTION A



OPTION B

ISOMETRIC VIEW



PLAN VIEW

CR-G

SIDEWALK CURB RAMPS CR-D, CR-E, CR-F & CR-G

LAST REVISION 11/01/17	REVISION	DESCRIPTION:	FDOT FY 2018-19 STANDARD PLANS	DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS	INDEX 522-002	SHEET 4 of 8

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00029657

DETAILS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION



Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C2.6

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

10/22/2017 1:23:51 PM
P:\2017\2017.103 EAST RIVER OAKS (114 ACRES) - WOODLAND\DRAWINGS\PHASE 3\C2.6 SITE LAYOUT.DWG

GRADING & DRAINAGE NOTES:

1. THE CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION(S).

2. NOTIFY SUNSHINE 811 A MINIMUM OF 72 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN RIGHT-OF-WAY. (CALL – 811)

3. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION.

4. ALL DISTURBED AREAS WHICH ARE NOT SODDED OR PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER, AND MULCH AND/OR HYDROSEED. SEEDED AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE CONTINUED GROWTH AFTER WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105

5. DEVELOPER/CONTRACTOR/HOME OWNER'S ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2-YEAR WARRANTY PERIOD.

6. ON SITES > 1 ACRE, IF > CONTIGUOUS ACRE IS CLEARED, A GROUND COVER SUFFICIENT TO PREVENT EROSION SHOULD BE PLANTED OR OTHERWISE STABILIZED WITHIN 10 WORKING DAYS ON THAT PORTION OF THE SITE UPON WHICH FURTHER ACTIVE CONSTRUCTION WILL NOT BE UNDERTAKEN WITHIN 90 DAYS.

7. TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH ½" RAINFALL OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS; INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP/NWFWMD.

8. A HEALTHY GROWTH OF GRASS WITHIN DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL/ACCEPTANCE (RIGHT-OF-WAY TO REMAIN PRIVATE). IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED WILL BE ACCEPTABLE.

9. ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.

10. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND THE ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.

11. THE CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING, ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO COUNTY ACCEPTANCE OF IMPROVEMENTS.

12. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.

13. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS (595-3434). AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.

14. THE PROJECT ENGINEER SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION AND CERTIFICATE OF OCCUPANCY, OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER

15. THE OWNER/CONTRACTOR SHALL COORDINATE ANY ANTICIPATED COMMENCEMENT OF CONSTRUCTION WITH THE ENGINEER OF RECORD. AT LEAST 48 HOURS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING THE CONSTRUCTION COMMENCEMENT NOTICE FORM 62-330.350(1).

16. UPON SUBSTANTIAL COMPLETION, THE OWNER/CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD. THE ENGINEER OF RECORD IS RESPONSIBLE FOR INSPECTION OF THE PERMITTED FACILITY FOR COMPLIANCE WITH THE APPROVED PERMIT. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR SUBMITTING THE 'AS BUILT CERTIFICATION AND REQUEST FOR CONVERSION TO OPERATIONAL PHASE FOR 62-330.310(1) WITHIN 30 DAYS AFTER WORK IS DEEMED COMPLETE.

17. THE OPERATION AND MAINTENANCE OF THE FACILITY WILL BE THE RESPONSIBILITY OF THE OWNER, AS IN ACCORDANCE WITH THE APPROVED PERMIT.

18. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

19. MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES.

20. RIGHT-OF-WAY SHOULDER STABILIZATION SHALL BE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.

21. CONTRACTOR SHALL NOTIFY EOR OF ANY PERCHED GROUNDWATER ENCOUNTERED ON SITE. THE PRESENCE OF PERCHED GROUNDWATER MAY NECESSITATE THE INSTALLATION OF ROADSIDE UNDERDRAINS.

22. CONTRACTOR SHALL INSTALL UNDERDRAINS TO INTERCEPT PERCHED GROUNDWATER ENTERING PONDS THROUGH THE SIDE SLOPES. IN THE EVENT A STABILIZED PERMANENT GROUNDWATER TABLE IS ENCOUNTERED DURING POND EXCAVATION, THE CONTRACTOR SHALL NOTIFY EOR AND A MODIFICATION TO POND DESIGN SHALL BE SUBMITTED TO THE NWFWMD.

23. RETAINING WALLS SHOWN ARE TO BE DESIGNED BY OTHERS. THE CONTRACTOR SHALL OBTAIN BUILDING INSPECTION DEPARTMENT'S PERMIT(S) FOR ANY RETAINING WALL HIGHER THAN 2 FEET.

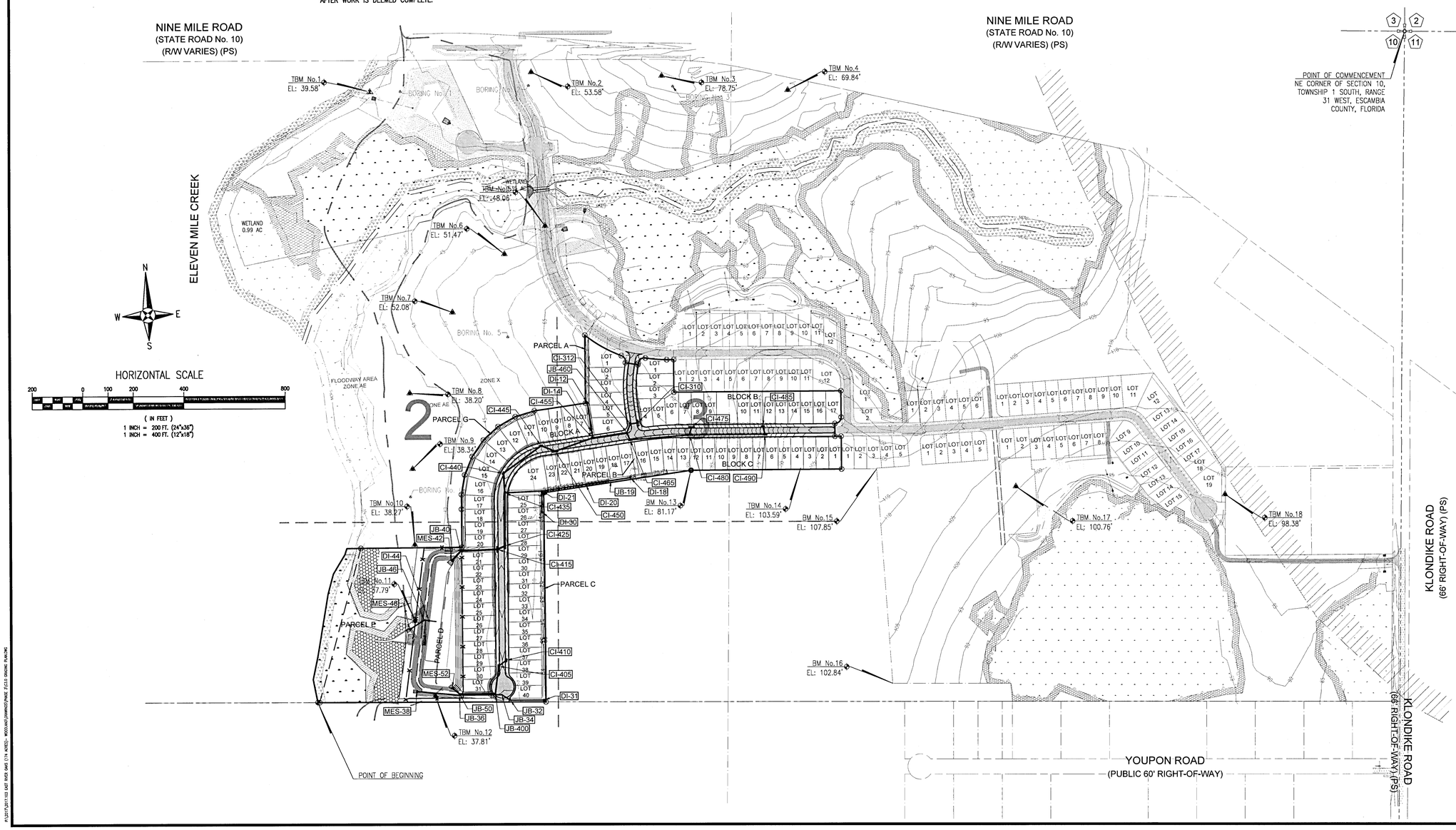
24. WORK PROPOSED NEXT TO THE R/W WITH EXISTING SWALE SYSTEMS MAY REQUIRE ADDITIONAL PROVISIONS TO REPAIR/RESTORE EXISTING DRAINAGE SWALES AS NEEDED TO ENSURE ADEQUATE DRAINAGE. R/W SHOULDER STABILIZATION SHOULD BE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.

POINT CHART

POINT #	DESCRIPTION	NORTHING	EASTING	ELEVATION
BM NO.13	2" DIA ROUND CONC MONUMENT	567526.3430	1074734.0308	81.17'
BM NO.15	2" DIA ROUND CONC MONUMENT	567494.7602	1075466.8797	107.85'
BM NO.16	2" DIA ROUND CONC MONUMENT	566647.1295	1075487.3576	102.84'
TBM NO.1	NAIL AND DISK SET	569087.2640	1073545.7589	39.58'
TBM NO.2	NAIL AND DISK SET	569131.7534	1074186.1723	53.58'
TBM NO.3	NAIL AND DISK SET	569089.9764	1074699.3937	78.75'
TBM NO.4	NAIL AND DISK SET	569007.1169	1075193.4876	69.84'
TBM NO.5	NAIL AND DISK SET	568520.4502	1074210.0787	48.06'
TBM NO.6	NAIL AND DISK SET	568418.3549	1074044.2635	51.47'
TBM NO.7	NAIL AND DISK SET	568200.3382	1073827.6523	52.08'
TBM NO.8	NAIL AND DISK SET	567888.8848	1073642.0017	38.20'
TBM NO.9	NAIL AND DISK SET	567588.9969	1073635.9906	38.34'
TBM NO.10	NAIL AND DISK SET	567289.1126	1073628.4113	38.27'
TBM NO.11	NAIL AND DISK SET	566988.8665	1073613.9182	37.79'
TBM NO.12	NAIL AND DISK SET	566688.8390	1073679.3039	37.81'
TBM NO.14	NAIL AND DISK SET	567513.0250	1075167.6580	103.59'
TBM NO.17	NAIL AND DISK SET	567397.5930	1076011.5910	100.76'
TBM NO.18	NAIL AND DISK SET	567325.0055	1076834.4346	98.38'

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- EXISTING DIRT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- WETLAND
- 25' WETLAND BUFFER
- ADDITIONAL WETLAND BUFFER
- 30' MERS BUFFER
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- BENCHMARK
- FLOW ARROW
- 100.00 PROPOSED SPOT ELEVATION



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

OVERALL GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C3.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

N
W E
S

HORIZONTAL SCALE

40 0 20 40 80 160

(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- EXISTING DIRT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- WETLAND
- 25' WETLAND BUFFER
- ADDITIONAL WETLAND BUFFER
- 30' MERS BUFFER
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- BENCHMARK
- FLOW ARROW
- 100.00 PROPOSED SPOT ELEVATION

10-1S-31-1401-001-002
PATHSTONE FL 2017, LLC
29891 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

CONSTRUCT 650 LF OF TYPE 3 DITCH
SEE SHEET C3.4 FOR DETAILS

CONSTRUCT 68 LF (114 SY) OF CONCRETE DITCH
SEE SHEET C3.4 FOR DETAILS

INSTALL RIPRAP
SEE SHEET C3.6 FOR DETAILS

JB-40 PD-42 PD-40 MES-42 CI-415

3:1 SLOPE

A1 A2

PARCEL E
WETLANDS, WETLAND BUFFER,
UPLANDS & CONSERVATION EASEMENT
PRIVATE
4.75 ACRES

PD-44 JB-46 PD-48

CONSTRUCT TYPE 2 DITCH
SEE DETAILS

MES-48 DI-44

INSTALL RIPRAP
SEE DETAILS

CONSTRUCT 24' DOUBLE SWING GATE
SEE DETAILS

ACOE, NWFWMD & ESCO
JURISDICTIONAL WETLAND
LINE DELINEATED BY:
BROME CONSULTING GROUP
ON 4-2019

CONSERVATION
EASEMENT
1.84 ACRES

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.06 ACRES

CONSTRUCT CONCRETE
EMERGENCY OVERFLOW WEIR
W/ SKIMMER
SEE DETAILS

INSTALL RIPRAP
SEE DETAILS

3:1 SLOPE MES-52 PD-52 PD-50 JB-50 PD-36 MES-38 JB-36

INSTALL RIPRAP
SEE DETAILS

CONSTRUCT 6'
CHAIN LINK FENCE
SEE DETAILS

CONSTRUCT 14'
DOUBLE SWING GATE
SEE DETAILS

10-1S-31-3000-0000-00
INTERNATIONAL PAPER COMPANY
PO BOX 2118 MEMPHIS, TN 38101
LOCATION: OFF KLONDIKE RD 32526
USE: TIMBER

LOT 18 FFE=49.50' A
LOT 19 FFE=49.50' A
LOT 20 FFE=49.00' A
LOT 21 FFE=49.00' B
LOT 22 FFE=49.50' B
LOT 23 FFE=50.00' B
LOT 24 FFE=49.75' B
LOT 25 FFE=49.50' B
LOT 26 FFE=49.25' B
LOT 27 FFE=49.00' B
LOT 28 FFE=48.50' B
LOT 29 FFE=48.50' B
LOT 30 FFE=48.50' B
LOT 31 FFE=48.50' B

5' PRIVATE DRAINAGE EASEMENT TYPICAL

5' UTILITY EASEMENT

BLOCK A

FALLSCHASE BOULEVARD
50' PUBLIC R/W

CI-405 CI-410 PD-405 PD-400 JB-400 JB-34 PD-34 PD-32 JB-32 PD-31

LOT 26 FFE=51.00' A
LOT 27 FFE=51.00' A
LOT 28 FFE=50.50' A
LOT 29 FFE=50.50' A
LOT 30 FFE=51.00' A
LOT 31 FFE=51.50' A
LOT 32 FFE=52.50' A
LOT 33 FFE=53.50' A
LOT 34 FFE=54.00' A
LOT 35 FFE=54.50' A
LOT 36 FFE=55.50' A
LOT 37 FFE=54.50' A
LOT 38 FFE=54.50' A
LOT 39 FFE=54.50' A
LOT 40 FFE=53.50' A

BLOCK C

10' UTILITY EASEMENT

DI-30 PD-425 CI-425 PD-415

4" PVC INV=58.41

PARCEL C
DRAINAGE/
ACCESS R/W
PUBLIC
0.58 ACRES

CONSTRUCT 825 LF OF TYPE 1 DITCH
SEE SHEET C3.6 FOR DETAILS

DI-31

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

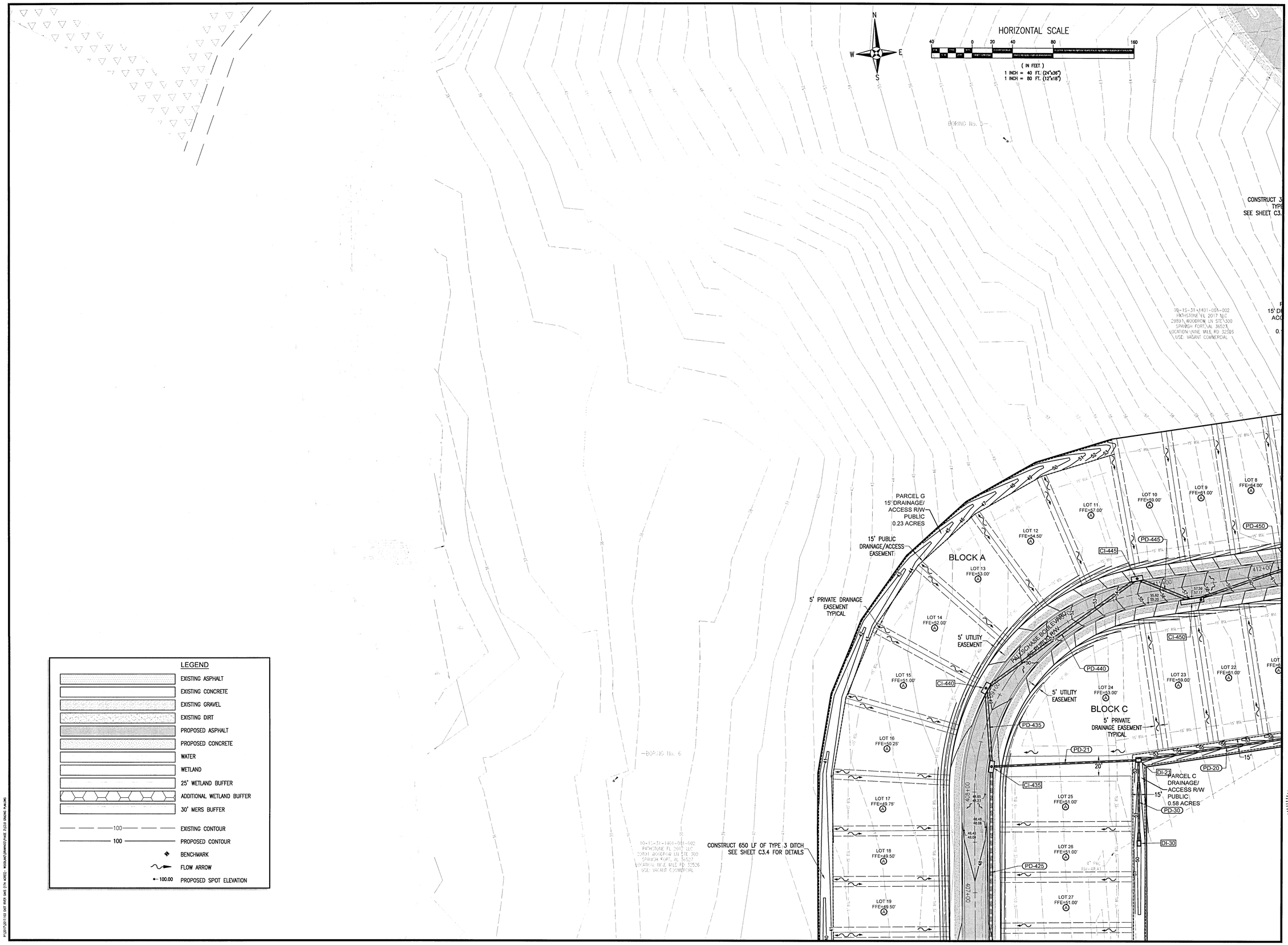
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No.76144
10/7/21

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C3.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DAT RKB DWG (17A ACSD)_ MOD\ARCH\PRODUCTION\2017.103 ENGINE PLAN.DWG



LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- EXISTING DIRT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- WETLAND
- 25' WETLAND BUFFER
- ADDITIONAL WETLAND BUFFER
- 30' MERS BUFFER
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- BENCHMARK
- FLOW ARROW
- 100.00 PROPOSED SPOT ELEVATION

R:\2017\2017.103 DWT (PATHSTONE)\DWG\PHASE 3\C3.0 GRADING PLAN.DWG

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.439.0400 Fax 850.439.0448
EB 00009657

GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

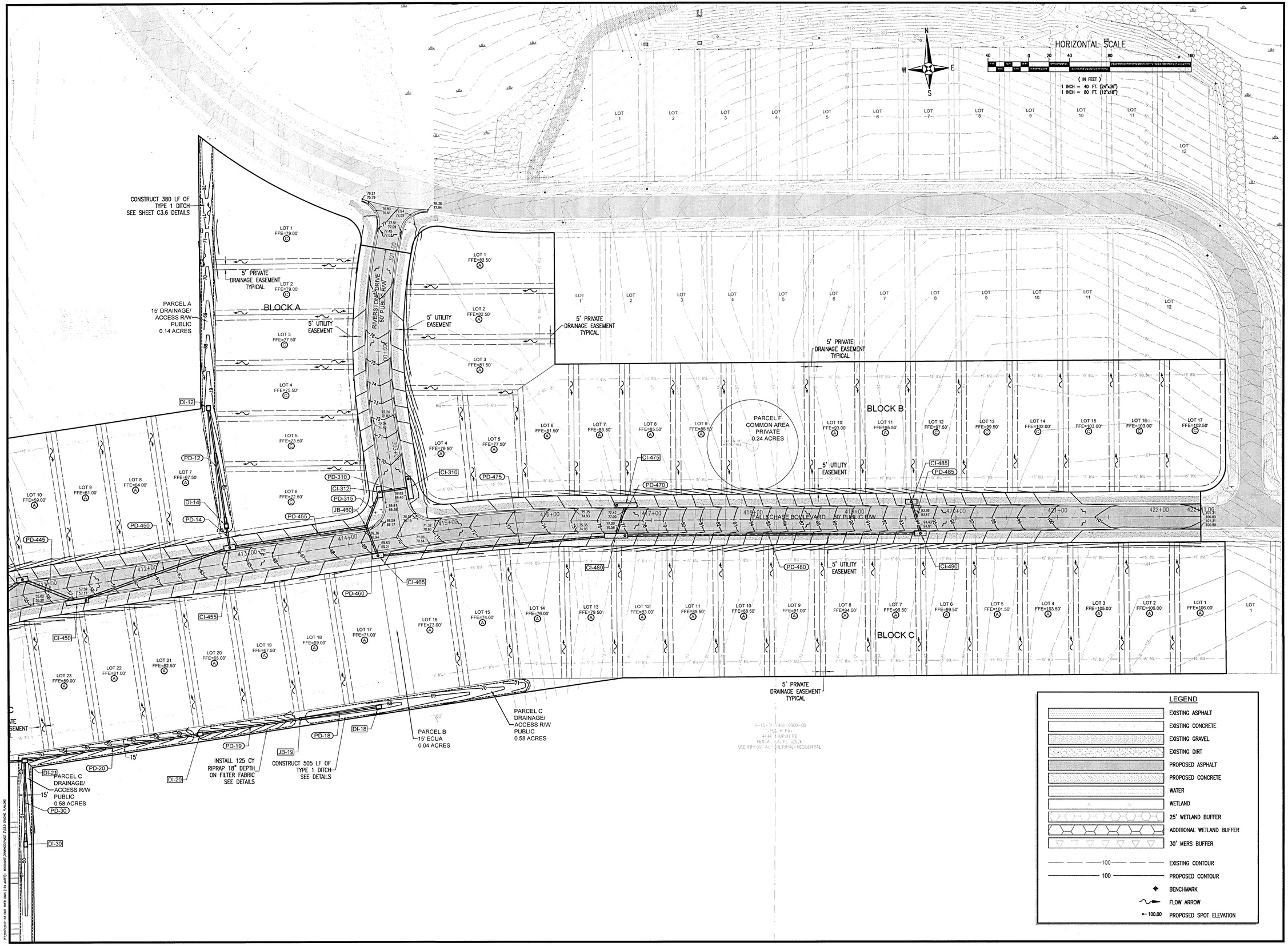
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSED PROFESSIONAL ENGINEER
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No. 76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C3.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009537

GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C3.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

CURB INLET		
NAME & DESCRIPTION	ELEVATIONS	INVERTS
CI-310 TYPE DOUBLE 'A' INLET	TOP=69.83 EOP=69.46 THROAT=69.00	INV=61.00 (PD-310)
CI-312 TYPE 'A' INLET	TOP=69.83 EOP=69.46 THROAT=69.00	INV=60.70 (PD-310) INV=60.70 (PD-315)
CI-405 TYPE 'A' INLET	TOP=47.26 EOP=46.88 THROAT=46.43	INV=41.12 (PD-405) INV=41.12 (PD-400)
CI-410 TYPE 'A' INLET	TOP=47.22 EOP=46.84 THROAT=46.39	INV=41.50 (PD-405)
CI-415 TYPE DOUBLE 'A' INLET	TOP=47.78 EOP=47.40 THROAT=46.95	INV=40.01 (PD-415) INV=40.01 (PD-40)
CI-425 TYPE DOUBLE 'A' INLET	TOP=47.77 EOP=47.40 THROAT=46.94	INV=40.34 (PD-425) INV=40.34 (PD-415)
CI-435 TYPE 'A' INLET	TOP=48.80 EOP=48.42 THROAT=47.97	INV=42.44 (PD-435) INV=42.44 (PD-425) INV=42.44 (PD-21)
CI-440 TYPE 'A' INLET	TOP=49.44 EOP=49.06 THROAT=48.61	INV=43.21 (PD-440) INV=43.21 (PD-435)
CI-445 TYPE 'A' INLET	TOP=55.31 EOP=54.94 THROAT=54.48	INV=49.00 (PD-445) INV=49.00 (PD-440)
CI-450 TYPE DOUBLE 'A' INLET	TOP=57.59 EOP=57.22 THROAT=56.76	INV=51.56 (PD-450) INV=51.56 (PD-445)
CI-455 TYPE 'A' INLET	TOP=64.66 EOP=64.28 THROAT=63.83	INV=57.50 (PD-455) INV=57.50 (PD-450) INV=57.50 (PD-14)
CI-465 TYPE 'A' INLET	TOP=69.63 EOP=69.26 THROAT=68.80	INV=62.03 (PD-460) INV=62.03 (PD-475)
CI-475 TYPE DOUBLE 'A' INLET	TOP=77.42 EOP=77.04 THROAT=76.59	INV=70.13 (PD-470)
CI-480 TYPE DOUBLE 'A' INLET	TOP=77.00 EOP=76.62 THROAT=76.17	INV=69.97 (PD-475) INV=69.97 (PD-480) INV=69.97 (PD-470)
CI-485 TYPE 'A' INLET	TOP=93.89 EOP=93.52 THROAT=93.06	INV=89.06 (PD-485)
CI-490 TYPE 'A' INLET	TOP=94.43 EOP=94.06 THROAT=93.60	INV=88.89 (PD-485) INV=88.89 (PD-480)

DROP INLETS		
NAME	TOP ELEVATION	INVERTS
DI-12 TYPE 'D' INLET W/ SLOT (N)	66.64	INV=62.10 (PD-12)
DI-14 TYPE 'D' INLET W/ SLOT (N)	64.36	INV=59.34 (PD-14) INV=60.34 (PD-12)
DI-18 TYPE 'E' INLET W/ SLOT (E&W)	68.18	INV=64.90 (PD-18)
DI-20 TYPE 'E' INLET W/ SLOT (E)	59.82	INV=56.22 (PD-19) INV=54.00 (PD-20)
DI-21 TYPE 'E' INLET W/ SLOT (E & S)	51.94	INV=45.94 (PD-21) INV=45.94 (PD-30) INV=47.34 (PD-20)
DI-30 TYPE 'E' INLET W/ SLOT (N)	50.54	INV=46.36 (PD-30)
DI-31 TYPE 'E' INLET	53.51	INV=49.31 (PD-31)
DI-44 TYPE 'D' OUTFALL STRUCTURE W/12"Wx25"H ORIFICE INV=39.50'	43.60	INV=35.34 (PD-44)

STORMWATER JUNCTION BOX		
NAME	TOP ELEVATION	INVERTS
JB-19 JUNCTION BOX	68.00	INV=64.51 (PD-18) INV=63.50 (PD-19)
JB-32 JUNCTION BOX	48.26	INV=40.14 (PD-32) INV=43.62 (PD-31)
JB-34 JUNCTION BOX	48.09	INV=39.74 (PD-32) INV=39.68 (PD-34)
JB-36 JUNCTION BOX	43.58	INV=38.62 (PD-34) INV=38.63 (PD-36)
JB-40 JUNCTION BOX	43.75	INV=38.60 (PD-40) INV=38.60 (PD-42)
JB-46 JUNCTION BOX	43.75	INV=34.94 (PD-44) INV=34.94 (PD-48)
JB-50 JUNCTION BOX	43.57	INV=39.23 (PD-50) INV=39.23 (PD-52)
JB-400 JUNCTION BOX	47.92	INV=40.25 (PD-50) INV=40.25 (PD-400)
JB-460 JUNCTION BOX	69.43	INV=60.25 (PD-315) INV=60.83 (PD-460) INV=60.25 (PD-455)

MITERED END SECTIONS	
NAME	INVERT
MES-38	INV=37.38' (PD-36)
MES-42	INV=38.00' (PD-42)
MES-48	INV=34.00' (PD-48)
MES-52	INV=39.00' (PD-52)

PIPE TABLE			
Pipe Name	Size	Length	Slope
PD-12	18" RCP	118.47	1.48%
PD-14	18" RCP	21.08	8.73%
PD-18	18" RCP	78.14	0.50%
PD-19	18" RCP	100.00	7.28%
PD-20	18" RCP	175.60	3.80%
PD-21	18" RCP	145.68	2.40%
PD-30	18" RCP	82.49	0.50%
PD-31	18" RCP	132.24	4.30%
PD-32	18" RCP	40.63	1.00%
PD-34	18" RCP	166.51	0.64%
PD-36	18" RCP	170.67	0.73%
PD-40	42" RCP	145.17	0.97%
PD-42	42" RCP	52.90	1.13%
PD-44	18" RCP	18.50	2.17%
PD-48	18" RCP	69.09	1.36%
PD-50	24" RCP	141.74	0.72%
PD-52	24" RCP	38.09	0.60%
PD-310	18" RCP	29.83	1.01%
PD-315	18" RCP	36.49	1.23%
PD-400	24" RCP	108.37	0.81%

PIPE TABLE			
Pipe Name	Size	Length	Slope
PD-405	18" RCP	37.74	1.00%
PD-415	42" RCP	32.59	1.01%
PD-425	36" RCP	210.01	1.00%
PD-435	30" RCP	77.33	1.00%
PD-440	30" RCP	184.81	3.13%
PD-445	30" RCP	58.52	4.38%
PD-450	24" RCP	159.54	3.72%
PD-455	24" RCP	136.21	2.02%
PD-460	18" RCP	30.91	3.88%
PD-470	18" RCP	31.32	0.50%
PD-475	18" RCP	235.52	3.37%
PD-480	18" RCP	300.00	6.31%
PD-485	18" RCP	32.61	0.52%

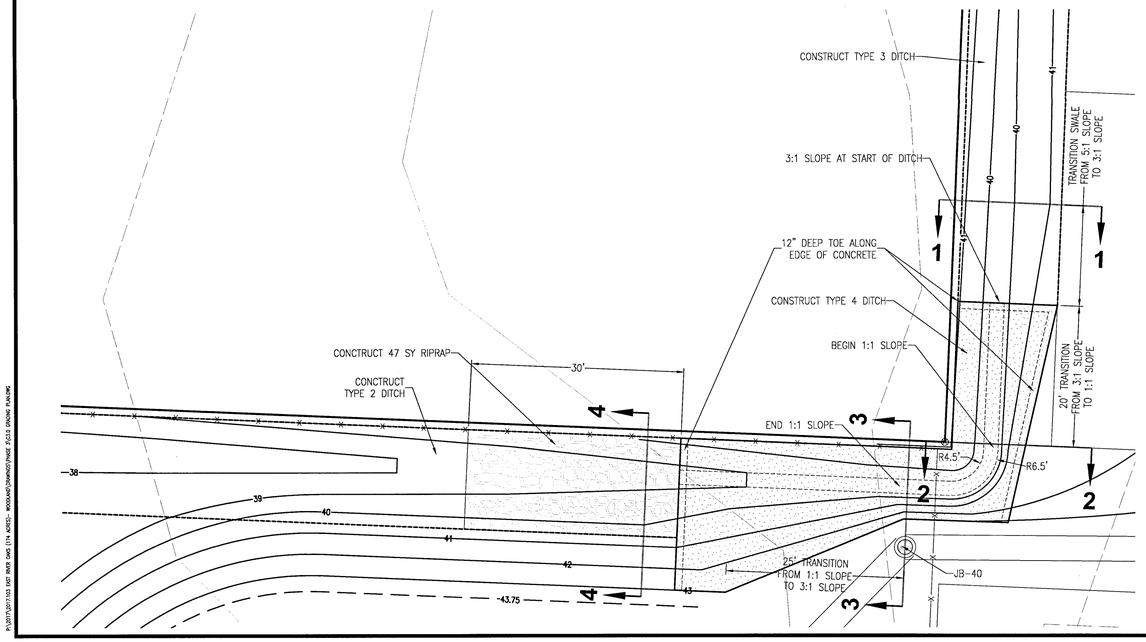
SUMMARY OF PHASE 3 STORMWATER INFRASTRUCTURE

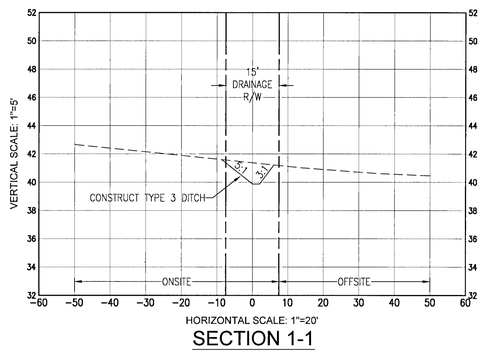
PIPES:

18" RCP	2034'
24" RCP	584'
30" RCP	321'
36" RCP	210
42" RCP	231'

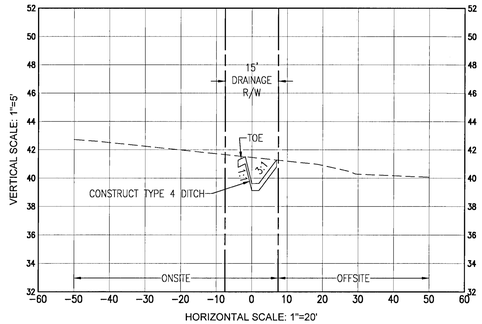
STRUCTURES:

TYPE 'A' CURB INLET	10
TYPE DOUBLE 'A' INLET	6
TYPE 'D' INLET	3
TYPE 'E' INLET	5
JUNCTION BOX	9
MES	4

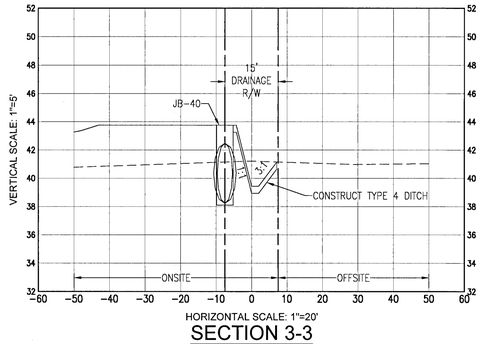




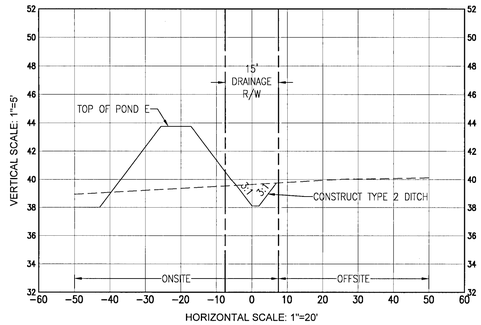
SECTION 1-1



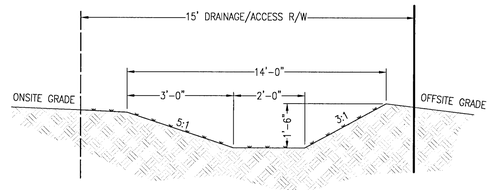
SECTION 2-2



SECTION 3-3

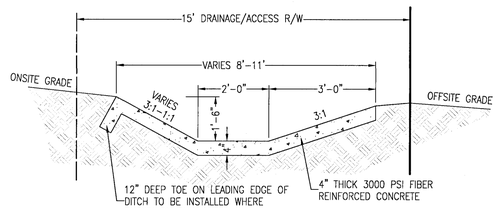


SECTION 4-4



TYPE 3 DITCH DETAIL

N.T.S.



TYPE 4 DITCH DETAIL

N.T.S.

STABILIZATION NOTE:

ENTIRE EASEMENT/RIGHT-OF-WAY FOR ALL GRASSED DITCHES SHALL BE STABILIZED. SOLID SOD SHALL BE USED FOR SIDE SLOPES AND BOTTOM. SOD SHALL BE PINNED ON SIDE SLOPES STEEPER THAN 3:1. SOD SHALL BE PINNED ALONG THE BOTTOM OF THE DITCH. AT A MINIMUM, ALL SOD NOTED TO BE PINNED SHALL HAVE AT LEAST ONE PIN PER PIECE. IF SOD ROLLS ARE USED, PINNING SHALL BE ADEQUATE TO KEEP ROLLS IN PLACE. THE LEADING EDGE OF THE SOD SHALL BE INSTALLED IN A MANNER TO PREVENT WATER FROM FLOWWING BENEATH.

RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00008657

GRADING AND DRAINAGE DETAILS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL

NOT FOR CONSTRUCTION

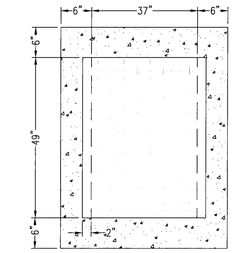
JEREMY R. KING, P.E.
No.76144

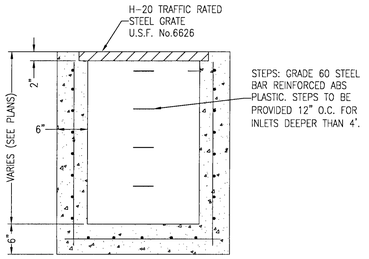
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.

C3.4

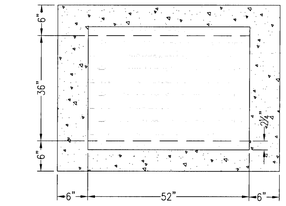
This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

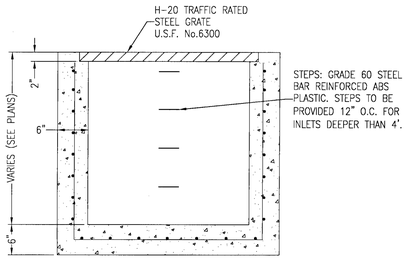




FDOT TYPE 'D' INLET

N.T.S.



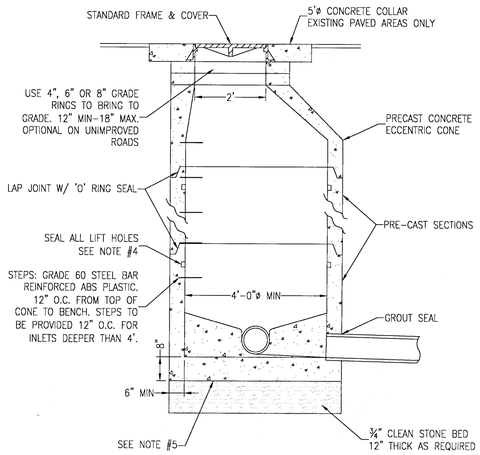


FDOT TYPE 'E' INLET

N.T.S.

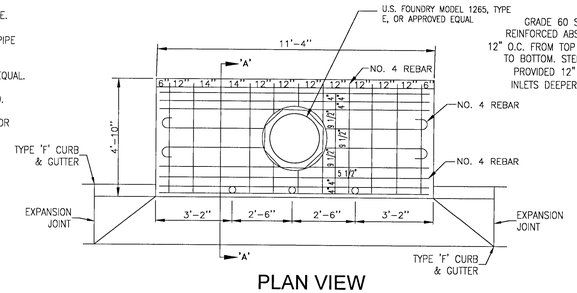
NOTES:

1. MANHOLE SHALL CONFORM TO A.S.T.M. C 478 SPECIFICATIONS WITH 4000 PSI CONCRETE.
2. DIAMETER OF OPENING FOR PIPE SHALL BE 1" LARGER DIAMETER THAN BELL OF THE PIPE BEING USED.
3. JOINTING COMPOUND SHALL BE RAM NECK, TYPE 1, ROPE FORM PLASTIC GASKET OR EQUAL.
4. ALL PATCHING TO BE DONE WITH HYDRAULIC CEMENT. NO MORTAR REPAIRS PERMITTED.
5. CONCRETE TO BE 2500 P.S.I., REINFORCING STEEL TO BE A.S.T.M. A 615 GRADE 60 OR PROVIDE PRE-CAST MANHOLE BASE SECTION IN CONFORMANCE WITH ASTMA C-478.
6. CAST IN PLACE MANHOLE MAY BE ALLOWED IN PRE-APPROVED LOCATIONS.



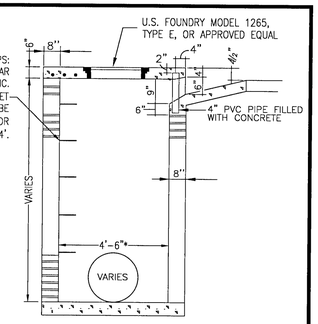
STORMWATER MANHOLE DETAIL

N.T.S.



PLAN VIEW
TYPE "A" CURB INLET DETAIL

N.T.S



SECTION A-A
TYPE "A" CURB INLET DETAIL

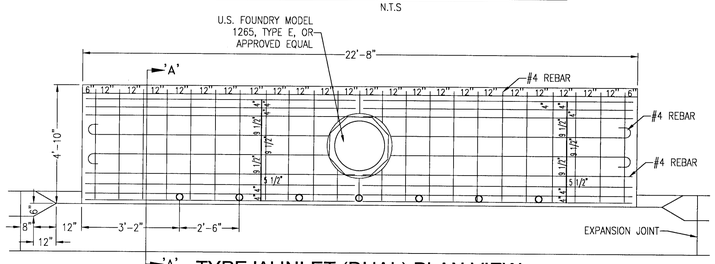
N.T.S



TYPE "A" INLET THROAT ELEVATION

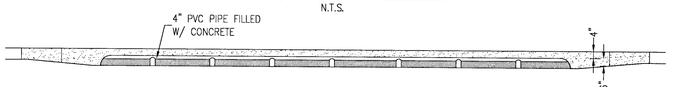
N.T.S

NOTE: WHEN INLETS ARE TO BE CONSTRUCTED ON A CURVE, REFER TO PLANS TO DETERMINE RADIUS & WHERE NECESSARY, MODIFY INLET DETAILS ACCORDINGLY. BEND STEEL WHEN NECESSARY TO MAINTAIN MINIMUM COVER.



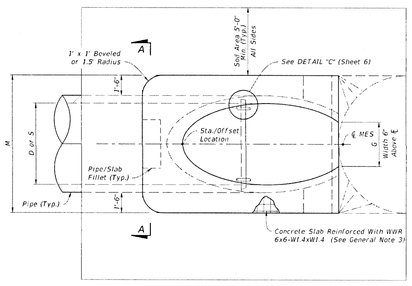
TYPE 'A' INLET (DUAL) PLAN VIEW

N.T.S.

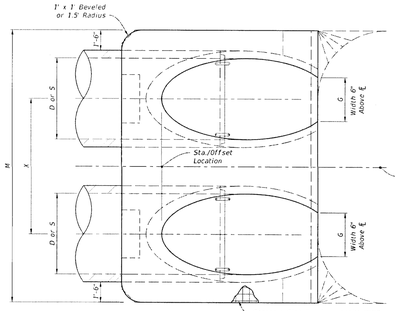


TYPE 'A' INLET (DUAL) THROAT ELEVATION

N.T.S.

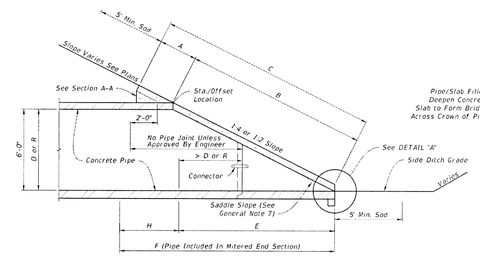


PLAN - SINGLE PIPE

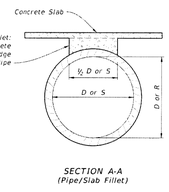


PLAN - MULTIPLE PIPE

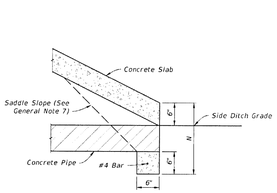
NOTE: MES SHALL NOT BE CONSTRUCTED OF PVC (AKA A2000) OR HDPE (AKA ADS PIPE). USE ONLY CONCRETE PIPE FOR MES.



ELEVATION



SECTION A-A
(Pipe/Slab Fillet)



DETAIL "A"

ROUND CONCRETE PIPE
(Elliptical Pipe Similar)

NOTE: See Table 1 on Sheet 3 for Dimensions and Quantities.

TABLE 1

SINGLE AND MULTIPLE CONCRETE PIPE DIMENSIONS AND QUANTITIES

	Dia. D	Rise R	Span S	X	A	B	C	E	F	G	H	M Single Pipe	M Double Pipe	M Triple Pipe	M Quad. Pipe	N	5½" CONC. SLAB (CY) (See General Note 3) Single Pipe	5½" CONC. SLAB (CY) Double Pipe	5½" CONC. SLAB (CY) Triple Pipe	5½" CONC. SLAB (CY) Quad. Pipe	3" CONC. SLAB (CY) (See General Note 3) Single Pipe	3" CONC. SLAB (CY) Double Pipe	3" CONC. SLAB (CY) Triple Pipe	3" CONC. SLAB (CY) Quad. Pipe	SODDING (SY) Single Pipe	SODDING (SY) Double Pipe	SODDING (SY) Triple Pipe	SODDING (SY) Quad. Pipe
Round Concrete Pipe 1:2 Slope	15"	—	—	2'-7"	1.92'	2.18'	4.10'	2.06'	5'	1.22'	2.9'	4.62'	7.21'	9.79'	12.37'	119'	0.38	0.58	0.77	0.96	0.27	0.41	0.54	0.67	21	24	27	30
	18"	—	—	2'-10"	1.97'	2.74'	4.71'	2.56'	6'	1.41'	3.4'	4.92'	7.75'	10.58'	13.42'	121'	0.44	0.65	0.87	1.09	0.31	0.45	0.60	0.75	22	25	28	31
	24"	—	—	3'-5"	2.06'	3.85'	5.91'	3.56'	7'	1.72'	3.4'	5.50'	8.92'	12.33'	15.75'	123'	0.54	0.83	1.12	1.42	0.39	0.59	0.79	1.00	24	28	32	35
	30"	—	—	4'-3"	2.15'	4.95'	7.10'	4.50'	8'	2.00'	3.4'	6.08'	10.33'	14.58'	18.83'	129'	0.66	1.09	1.50	1.91	0.46	0.76	1.04	1.32	26	31	35	40
	36"	—	—	5'-1"	2.25'	6.08'	8.33'	5.56'	9'	2.24'	3.4'	6.67'	11.75'	16.83'	21.92'	133'	0.81	1.38	1.95	2.51	0.55	0.94	1.33	1.71	28	34	39	45
	42"	—	—	6'-0"	2.34'	7.21'	9.55'	6.50'	10'	2.45'	3.4'	7.25'	13.25'	19.25'	25.25'	138'	0.97	1.70	2.45	3.19	0.66	1.15	1.66	2.15	30	37	43	50
	48"	—	—	6'-9"	2.43'	8.33'	10.76'	7.56'	11'	2.65'	3.4'	7.83'	14.58'	21.33'	28.08'	142'	1.13	2.04	2.93	3.84	0.76	1.37	1.96	2.57	32	39	47	54
	54"	—	—	7'-8"	2.52'	9.44'	11.96'	8.56'	12'	2.84'	3.4'	8.42'	16.08'	23.75'	31.42'	146'	1.31	2.44	3.58	4.72	0.87	1.62	2.38	3.14	34	42	51	59
	60"	—	—	8'-6"	2.62'	10.56'	13.18'	9.56'	14'	3.00'	4.4'	9.00'	17.50'	26.00'	34.50'	150'	1.51	2.89	4.28	5.68	0.99	1.90	2.81	3.73	36	45	55	64
	66"	—	—	9'-2"	2.71'	11.68'	14.39'	10.50'	15'	3.18'	4.4'	9.58'	18.75'	27.92'	37.08'	154'	1.68	3.25	4.84	6.43	1.11	2.15	3.21	4.27	38	48	58	68
	72"	—	—	10'-0"	2.80'	12.80'	15.60'	11.50'	16'	3.30'	4.4'	10.16'	20.16'	30.16'	40.16'	158'	1.89	3.74	5.59	7.45	1.24	2.46	3.68	4.90	40	51	62	73
Round Concrete Pipe 1:4 Slope	15"	—	—	2'-7"	2.27'	4.09'	5.36'	4.03'	8'	1.22'	4.0'	4.62'	7.21'	9.79'	12.37'	119'	0.57	0.87	1.15	1.44	0.40	0.61	0.80	1.00	23	26	29	32
	18"	—	—	2'-10"	2.36'	5.12'	7.48'	5.03'	9'	1.41'	4.0'	4.92'	7.75'	10.58'	13.42'	121'	0.66	0.99	1.31	1.65	0.47	0.69	0.91	1.14	25	28	31	35
	24"	—	—	3'-5"	2.53'	7.18'	9.71'	7.03'	11'	1.73'	4.0'	5.50'	8.92'	12.33'	15.75'	125'	0.85	1.30	1.75	2.20	0.60	0.90	1.21	1.52	28	32	36	40
	30"	—	—	4'-3"	2.70'	9.25'	11.95'	9.03'	13'	2.00'	4.0'	6.08'	10.33'	14.58'	18.83'	129'	1.10	1.74	2.39	3.05	0.76	1.19	1.63	2.07	31	36	41	46
	36"	—	—	5'-1"	2.87'	11.31'	14.18'	11.03'	15'	2.24'	4.0'	6.67'	11.75'	16.83'	21.92'	133'	1.32	2.21	3.08	3.96	0.89	1.48	2.05	2.63	34	40	46	52
	42"	—	—	6'-0"	3.05'	13.37'	16.42'	13.03'	17'	2.45'	4.0'	7.25'	13.25'	19.25'	25.25'	138'	1.58	2.76	3.91	5.09	1.05	1.82	2.57	3.34	38	44	51	58
	48"	—	—	6'-9"	3.22'	15.47'	18.65'	15.03'	19'	2.65'	4.0'	7.83'	14.58'	21.33'	28.08'	142'	1.85	3.30	4.73	6.17	1.21	2.15	3.07	4.00	41	48	56	63
	54"	—	—	7'-8"	3.39'	17.49'	20.88'	17.03'	21'	2.83'	4.0'	8.42'	16.08'	23.75'	31.42'	146'	2.14	3.95	5.77	7.58	1.39	2.55	3.72	4.88	44	52	61	69
	60"	—	—	8'-6"	3.56'	19.55'	23.11'	19.03'	23'	3.00'	4.0'	9.00'	17.50'	26.00'	34.50'	150'	2.45	4.66	6.87	9.07	1.59	3.02	4.44	5.86	47	56	66	75
	66"	—	—	9'-2"	3.73'	21.62'	25.35'	21.03'	25'	3.18'	4.0'	9.58'	18.75'	27.92'	37.08'	154'	2.88	5.54	8.18	10.84	1.91	3.66	5.40	7.15	49	59	69	80
	72"	—	—	10'-0"	3.91'	23.68'	27.59'	23.03'	27'	3.30'	4.0'	10.16'	20.16'	30.16'	40.16'	158'	3.54	6.61	9.87	13.13	2.12	4.18	6.24	8.30	52	63	74	85
Elliptical Concrete Pipe 1:2 Slope	—	12"	18"	2'-10"	1.97"	1.62"	3.59"	1.56"	4"	1.50"	2.4"	4.92"	7.75"	10.58"	13.42"	121'	0.30	0.49	0.67	0.85	0.19	0.33	0.45	0.57	23	24	27	30
	—	14"	23"	3'-4"	2.01"	1.99"	4.00"	1.89"	5"	1.90"	3.1"	5.38"	8.71"	12.04"	15.38"	123'	0.37	0.59	0.81	1.02	0.25	0.40	0.55	0.69	22	26	29	33
	—	19"	30"	4'-0"	2.11"	2.92"	5.07"	2.73"	6"	2.37"	3.3"	6.04'	10.04'	14.04'	18.04'	127'	0.50	0.80	1.09	1.39	0.34	0.55	0.75	0.95	24	28	33	37
	—	24"	38"	5'-0"	2.20"	3.85"	6.05"	3.56"	7"	2.85"	3.4"	6.79'	11.79'	16.79'	21.79'	131'	0.62	1.03	1.45	1.86	0.43	0.71	1.00	1.28	26	31	37	42
	—	29"	45"	5'-11"	2.34"	4.79"	7.13"	4.39"	8"	3.19"	3.6"	7.50'	13.42'	19.33'	25.25'	138'	0.75	1.30	1.84	2.39	0.52	0.90	1.27	1.65	28	34	41	47
	—	34"	53"	7'-0"	2.43"	5.72"	8.15"	5.23"	9"	3.57"	3.8"	8.25'	15.25'	22.25'	29.25'	142'	0.90	1.61	2.32	3.03	0.62	1.11	1.60	2.09	30	37	45	53
	—	38"	60"	7'-10"	2.52"	6.46'	8.98"	5.89"	9"	3.95"	3.1"	8.92'	16.75'	24.58'	32.42'	146'	1.03	1.89	2.74	3.60	0.70	1.29	1.87	2.46	31	40	49	57
	—	43"	68"	8'-11"	2.62"	7.39"	10.01"	6.73"	10"	4.28"	3.3"	9.67'	18.59'	27.50'	36.42'	150'	1.19	2.26	3.33	4.40	0.81	1.54	2.26	2.99	33	43	51	63
	—	48"	76"	9'-11"	2.71"	8.33"	11.04"	7.56"	11"	4.59"	3.4"	10.42'	20.33'	30.25'	40.17'	154'	1.38	2.65	3.93	5.21	0.93	1.79	2.66	3.53	35	46	57	68
	—	53"	83"	10'-8"	2.80"	9.26'	12.08'	8.39"	12"	4.77"	3.6"	11.08'	21.75'	32.42'	43.08'	158'	1.55	3.03	4.50	5.96	1.04	2.04	3.03	4.02	37	49	61	73
	—	58"	91"	11'-8"	2.90"	10.19'	13.09'	9.23"	13"	5.01'	3.8"	11.83'	23.50'	35.17'	46.83'	163'	1.75	3.47	5.20	6.93	1.17	2.33	3.49	4.66	39	52	65	78
Elliptical Concrete Pipe 1:4 Slope	—	12"	18"	2'-10"	2.36"	3.06"	5.42"	3.03"	5"	1.50"	2.0"	4.92'	7.75'	10.58'	13.42'	121'	0.45	0.68	0.92	1.14	0.30	0.45	0.61	0.76	23	26	29	32
	—	14"	23"	3'-4"	2.44"	3.75"	6.19"	3.70"	6"	1.90"	2.3"	5.38'	8.71'	12.04'	15.38'	123'	0.53	0.83	1.13	1.42	0.36	0.56	0.76	0.95	24	28	32	35
	—	19"	30"	4'-0"	2.62"	5.47"	8.09"	5.36"	8"	2.37"	2.6"	6.04'	10.04'	14.04'	18.04'	127'	0.74	1.15	1.57	1.98	0.51	0.79	1.08	1.36	27	32	36	40
	—	24"	38"	5'-0"	2.79"	7.18"	9.97"	7.03"	10"	2.85"	3.0"	6.79'	11.79'	16.79'	21.79'	131'	0.97	1.57	2.19	2.81	0.68	1.10	1.53	1.96	30	36	41	47
	—	29"	45"	5'-11"	3.09"	8.90"	11.95"	8.70"	12"	3.19"	3.3"	7.50'	13.42'	19.33'	25.25'	138'	1.22	2.07	2.92	3.77	0.86	1.45	2.04	2.63	33	40	46	53
	—	34"	53"	7'-0"	3.22"	10.62'	13.84'	10.36'	13'	3.57"	3.6"	8.25'	15.25'	22.25'	29.25'	142'	1.48	2.62	3.77	4.92	1.02	1.81	2.60	3.39	36	44	52	59
	—	38"	60"	7'-10"	3.39"	11.99"	15.38"	11.70"	15"	3.95"	3.3"	8.92'	16.75'	24.58'	32.42'	146'	1.72	3.12	4.53	5.92	1.18	2.14	3.10	4.05	38	47	56	65
	—	43"	68"	8'-11"	3.56"	13.71"	17.27"	13.36"	17"	4.28"	3.6"	9.67'	18.58'	27.50'	36.42'	150'	2.02	3.78	5.56	7.32	1.38	2.58	3.79	4.99	41	51	61	71
	—	48"	76"	9'-11"	3.73"	15.43"	19.16"	15.03"	19"	4.59"	4.0"	10.42'	20.33'	30.25'	40.17'	154'	2.34	4.49	6.64	8.79	1.59	3.05	4.51	5.97	44	55	66	77
	—	53"	83"	10'-8"	3.92"	17.15'	21.06'	16.70'	20"	4.77"	3.3"	11.08'	21.75'	32.42'	43.08'	158'	2.66	5.17	7.66	10.16	1.80	3.50	5.19	6.88	47	59	71	83
	—	58"	91"	11'-8"	4.08"	18.87'	22.95'	18.36'	22"	5.01'	3.6"	11.83'	23.50'	35.17'	46.83'	163'	3.02	5.98	8.95	11.90	2.04	4.04	6.05	8.05	50	63	76	89

B: △ 6.42' △ 6.25' Dimensions permitted to allow use of 8' standard pipe lengths.

E: ◇ 10.40' ◇ 10.10' Dimensions permitted to allow use of 12' standard pipe lengths.

CONCRETE PIPE DIMENSIONS AND QUANTITIES

LAST REVISION 11/01/19	REVISION	DESCRIPTION:	FDOT	FY 2020-21 STANDARD PLANS	CROSS DRAIN MITERED END SECTION	INDEX 430-021	SHEET 2 of 6

SINGLE AND MULTIPLE CONCRETE PIPE

LAST REVISION 11/01/19	REVISION	DESCRIPTION:	FDOT	FY 2020-21 STANDARD PLANS	CROSS DRAIN MITERED END SECTION	INDEX 430-021	SHEET 3 of 6

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
230 W. Main Avenue, Suite 200
Pensacola, Florida 32502
Telephone 850.438.6400 Fax 850.438.6448
EB 00009557

GRADING AND DRAINAGE DETAILS

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

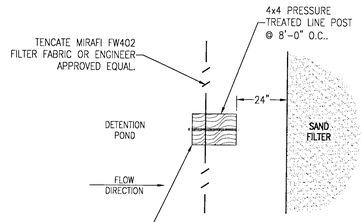
SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
11/12/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

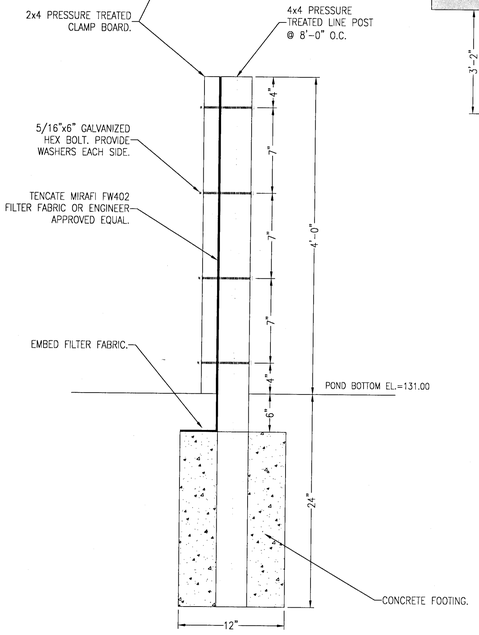
DRAWING No.
C3.5

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DET RWDF DWG [T4 ACAD]~ MODULAR\DRAINAGE\PAVE_FLDS DRAINAGE PLANS.DWG
11/12/2019 10:21:48 AM
11/29/2019 8:46:57 AM

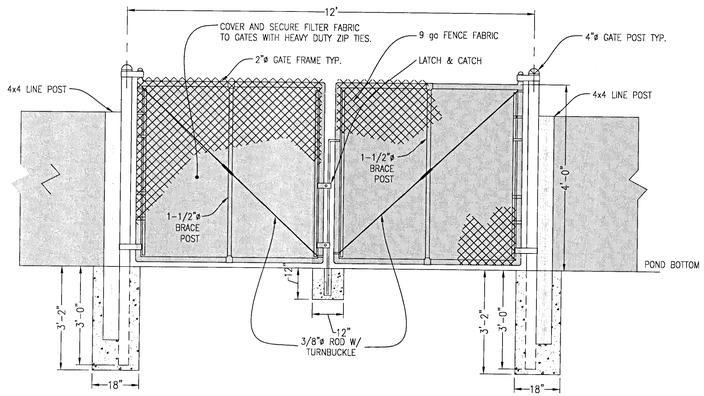


PLAN VIEW



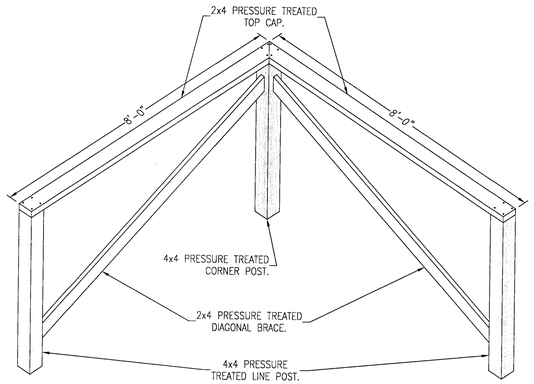
FILTER FABRIC FENCE DETAIL

N.T.S.



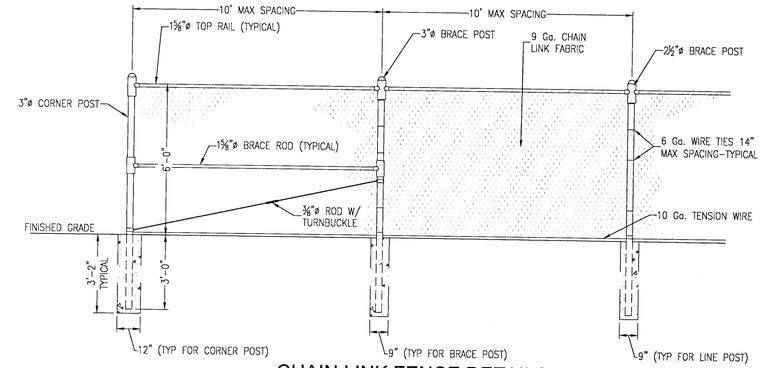
12' SWING GATE DETAIL AT POND SAND FILTER

N.T.S.



FILTER FABRIC FENCE CORNER DETAIL

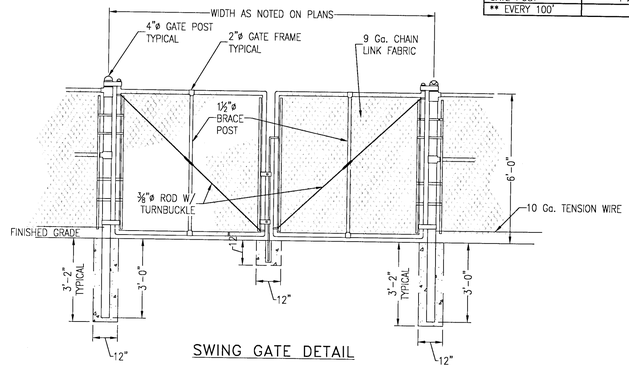
SCALE: NTS



CHAIN LINK FENCE DETAILS

N.T.S.

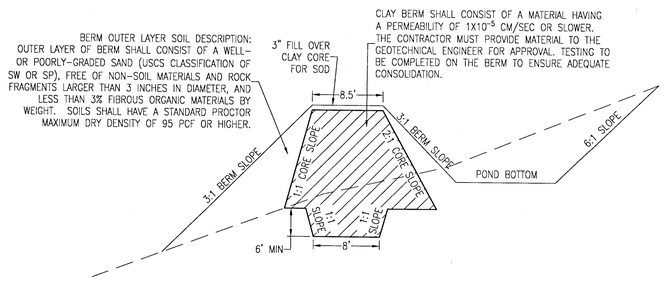
FENCE POST SCHEDULE	
TYPE	SIZE
LINE POST	2½"ø
BRACE POST**	3"ø
CORNER POST	3"ø
GATE POST	4"ø
** EVERY 100'	



SWING GATE DETAIL

CHAIN LINK FENCE DETAILS

N.T.S.

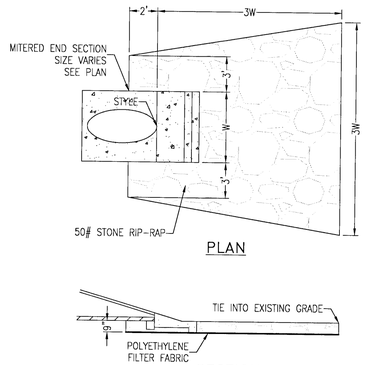


BERM CORE DETAIL

SCALE: NTS

BERM NOTES:

1. CLAY CORE TO BE INSTALLED IN ALL POND BERMS. THE TOP OF THE CORE SHALL EXTEND TO THE TOP ELEVATION INDICATED ON THE SECTIONS.
2. PRIOR TO FILL PLACEMENT AGAINST EXISTING SLOPES, LOOSE SURFICIAL MATERIALS SHOULD BE REMOVED, AND THE SLOPE SHOULD BE BENCHED OR STEPPED TO PROVIDE HORIZONTAL BENCHES FOR COMPACTION, AND TO REDUCE THE POSSIBLE MOVEMENT OF SOIL ALONG THE SLOPE INTERFACE.
3. AFTER COMPLETION OF SUBGRADE PREPARATION AS DESCRIBED IN #2, STRUCTURAL FILL CAN BE PLACED TO BRING THE SITE TO FINAL GRADE. STRUCTURAL FILL SHOULD BE PLACED IN LAYERS NOT EXCEEDING 8 INCHES IN THICKNESS WHEN LOOSE AND SHOULD BE COMPACTED TO A MINIMUM SOIL DENSITY OF AT LEAST 95 PERCENT OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-698). WHERE PORTABLE HAND EQUIPMENT IS REQUIRED, MAXIMUM LIFT THICKNESS SHOULD BE 4 INCHES LOOSE MEASURE. SOIL MOISTURE CONTENT SHOULD BE MAINTAINED WITHIN -2 TO +3 PERCENT OF THE OPTIMUM MOISTURE CONTENT. SCARIFICATION AND BENCHING OF FILL MATERIALS COULD BE REQUIRED TO ADEQUATELY BOND THE FILL MATERIALS TO THE EXISTING SOILS.
4. PRIOR TO PROCEEDING WITH CONSTRUCTION OPERATIONS, THE ENTIRE DAM FOOTPRINT SHOULD BE STRIPPED OF SURFACE AND NEAR SURFACE DEBRIS. IT IS RECOMMENDED THAT CLEARING AND STRIPPING OPERATIONS EXTEND BEYOND THE DOWNSLOPE TOE OF THE NEW DAM SECTION, IF ADJACENT WETLANDS DO NOT LIMIT CONSTRUCTION. THIS OPERATION SHOULD CONSIST OF COMPLETE REMOVAL AND WASTING OF TREES, TOPSOIL, ROOT SYSTEMS, LOOSE SEDIMENT DEPOSITS, AND OTHER NON-SOIL MATERIALS.
5. COORDINATION OF THE SITE AND SUBGRADE PREPARATION WITH THE GEOTECHNICAL ENGINEER DURING BERM CONSTRUCTION IS REQUIRED. THE GEOTECHNICAL ENGINEER WILL MAKE FIELD DECISIONS SHOULD PROBLEMS ARISE IN SPECIFIC AREAS CONCERNING UNDERCUTTING, GROUNDWATER CONTROL, SUBGRADE STABILIZATION AND OTHER REMEDIAL TECHNIQUES. ALL SUBGRADE AREAS SHOULD BE APPROVED BY THE GEOTECHNICAL ENGINEER PRIOR TO FILL PLACEMENT.

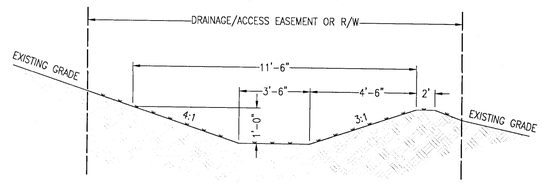


PLAN

SECTION

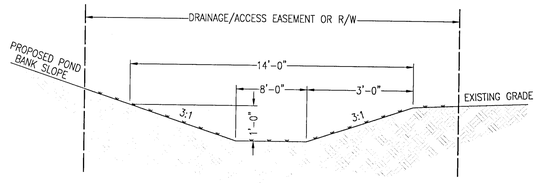
RIP-RAP DETAIL

N.T.S.



TYPE 1 DITCH DETAIL

N.T.S.



TYPE 2 DITCH DETAIL

N.T.S.

STABILIZATION NOTE:

ENTIRE EASEMENT/RIGHT-OF-WAY FOR ALL GRASSED DITCHES SHALL BE STABILIZED. SOLID SOD SHALL BE USED FOR SIDE SLOPES AND BOTTOM. SOD SHALL BE PINNED ON SIDE SLOPES STEEPER THAN 3:1. SOD SHALL BE PINNED ALONG THE BOTTOM OF THE DITCH. AT A MINIMUM, ALL SOD NOTED TO BE PINNED SHALL HAVE AT LEAST ONE PIN PER PIECE. IF SOD ROLLS ARE USED, PINNING SHALL BE ADEQUATE TO KEEP ROLLS IN PLACE. THE LEADING EDGE OF THE SOD SHALL BE INSTALLED IN A MANNER TO PREVENT WATER FROM FLOWING BENEATH.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 200
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

GRADING AND DRAINAGE DETAILS

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY K. KING LICENSE
No. 76144
STATE OF FLORIDA
JEREMY K. KING, P.E.
No. 76144

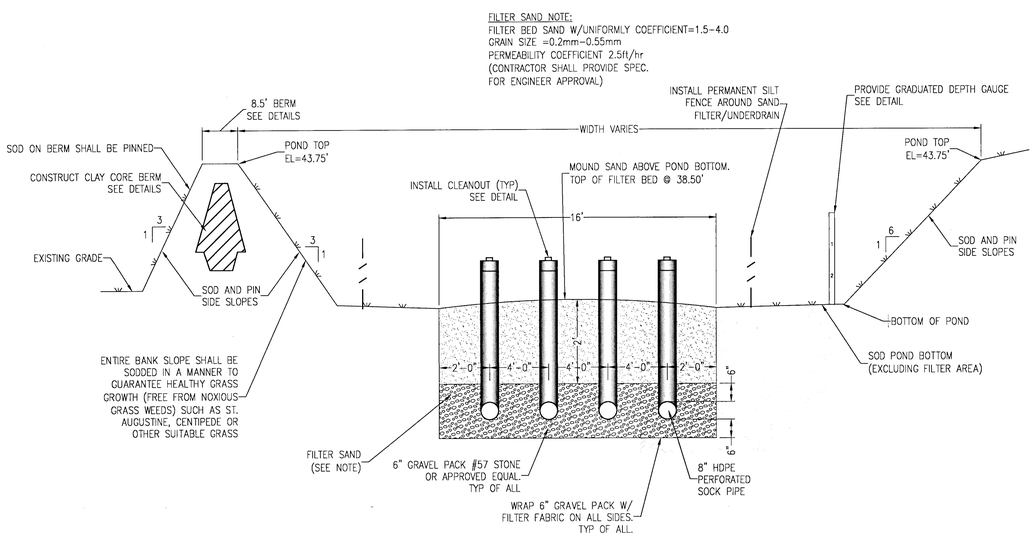
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C3.6

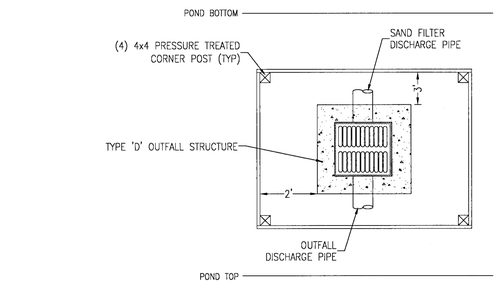
This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DGE RIDER OAKS (174 ACRES) - WOODLAND\DRAWINGS\PHASE 3\C3.6 GRADING PLAN.DWG

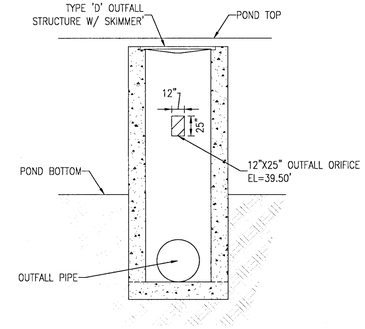


DETENTION POND SECTION A1-A1

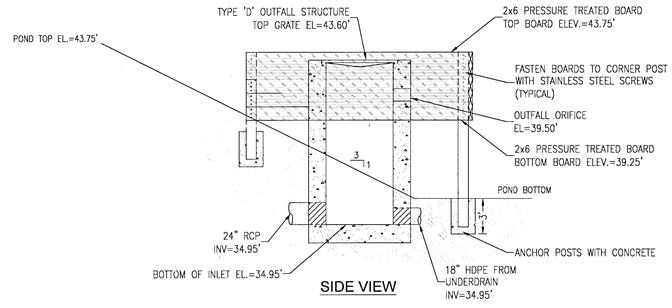
N.T.S



PLAN VIEW



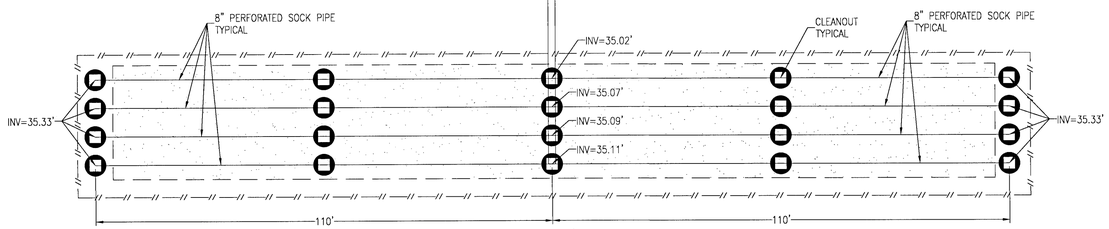
FRONT VIEW



SIDE VIEW

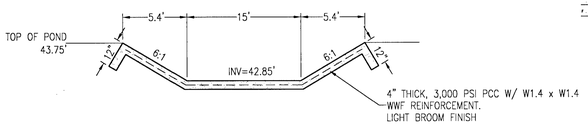
TYPE 'D' OUTFALL STRUCTURE DETAIL

N.T.S.



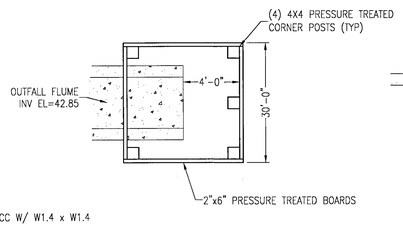
SAND FILTER PLAN VIEW

N.T.S.

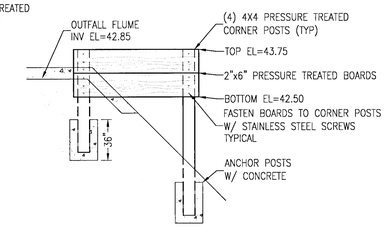


OVERFLOW WEIR DETAIL

SCALE: NTS



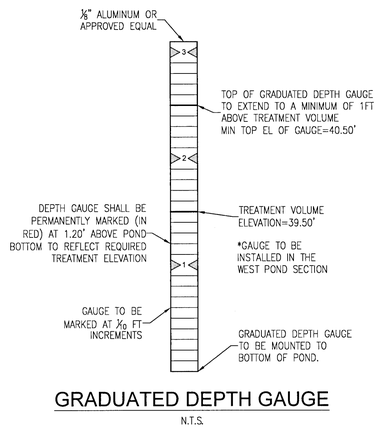
PLAN VIEW



SIDE VIEW

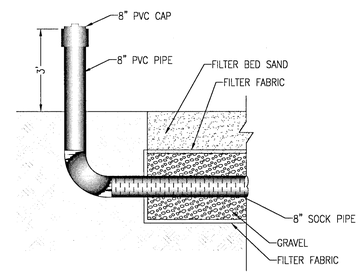
OUTFALL / SKIMMER DETAIL

N.T.S.



GRADUATED DEPTH GAUGE

N.T.S.



SAND FILTER CLEANOUT DETAIL

N.T.S.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

POND 'D' DETAILS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSE
No. 78144
STATE OF
FLORIDA
JEREMY R. KING P.E.
No.78144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C3.7

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

GRADING & DRAINAGE NOTES:

1. THE CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION(S).

2. NOTIFY SUNSHINE 811 A MINIMUM OF 72 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN RIGHT-OF-WAY. (CALL – 811)

3. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION.

4. ALL DISTURBED AREAS WHICH ARE NOT SODDED OR PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER, AND MULCH AND/OR HYDROSEED. SEEDED AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE CONTINUED GROWTH AFTER WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105

5. DEVELOPER/CONTRACTOR/HOME OWNER'S ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2-YEAR WARRANTY PERIOD.

6. ON SITES > 1 ACRE, IF > CONTIGUOUS ACRE IS CLEARED, A GROUND COVER SUFFICIENT TO PREVENT EROSION SHOULD BE PLANTED OR OTHERWISE STABILIZED WITHIN 10 WORKING DAYS ON THAT PORTION OF THE SITE UPON WHICH FURTHER ACTIVE CONSTRUCTION WILL NOT BE UNDERTAKEN WITHIN 90 DAYS.

7. TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH ½" RAINFALL OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS; INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP/NWFWMD.

8. A HEALTHY GROWTH OF GRASS WITHIN DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL/ACCEPTANCE (RIGHT-OF-WAY TO REMAIN PRIVATE). IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED WILL BE ACCEPTABLE.

9. ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.

10. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND THE ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.

11. THE CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING, ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO COUNTY ACCEPTANCE OF IMPROVEMENTS.

12. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.

13. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS (595-3434). AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.

14. THE PROJECT ENGINEER SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION AND CERTIFICATE OF OCCUPANCY, OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER

15. THE OWNER/CONTRACTOR SHALL COORDINATE ANY ANTICIPATED COMMENCEMENT OF CONSTRUCTION WITH THE ENGINEER OF RECORD. AT LEAST 48 HOURS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING THE CONSTRUCTION COMMENCEMENT NOTICE FORM 62-330.350(1).

16. UPON SUBSTANTIAL COMPLETION, THE OWNER/CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD. THE ENGINEER OF RECORD IS RESPONSIBLE FOR INSPECTION OF THE PERMITTED FACILITY FOR COMPLIANCE WITH THE APPROVED PERMIT. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR SUBMITTING THE 'AS BUILT CERTIFICATION AND REQUEST FOR CONVERSION TO OPERATIONAL PHASE FOR 62-330.310(1) WITHIN 30 DAYS AFTER WORK IS DEEMED COMPLETE.

17. THE OPERATION AND MAINTENANCE OF THE FACILITY WILL BE THE RESPONSIBILITY OF THE OWNER, AS IN ACCORDANCE WITH THE APPROVED PERMIT.

18. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

19. MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES.

20. RIGHT-OF-WAY SHOULDER STABILIZATION SHALL BE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION.

21. CONTRACTOR SHALL NOTIFY EOR OF ANY PERCHED GROUNDWATER ENCOUNTERED ON SITE. THE PRESENCE OF PERCHED GROUNDWATER MAY NECESSITATE THE INSTALLATION OF ROADSIDE UNDERDRAINS.

22. CONTRACTOR SHALL INSTALL UNDERDRAINS TO INTERCEPT PERCHED GROUNDWATER ENTERING PONDS THROUGH THE SIDE SLOPES. IN THE EVENT A STABILIZED PERMANENT GROUNDWATER TABLE IS ENCOUNTERED DURING POND EXCAVATION, THE CONTRACTOR SHALL NOTIFY EOR AND A MODIFICATION TO POND DESIGN SHALL BE SUBMITTED TO THE NWFWMD.

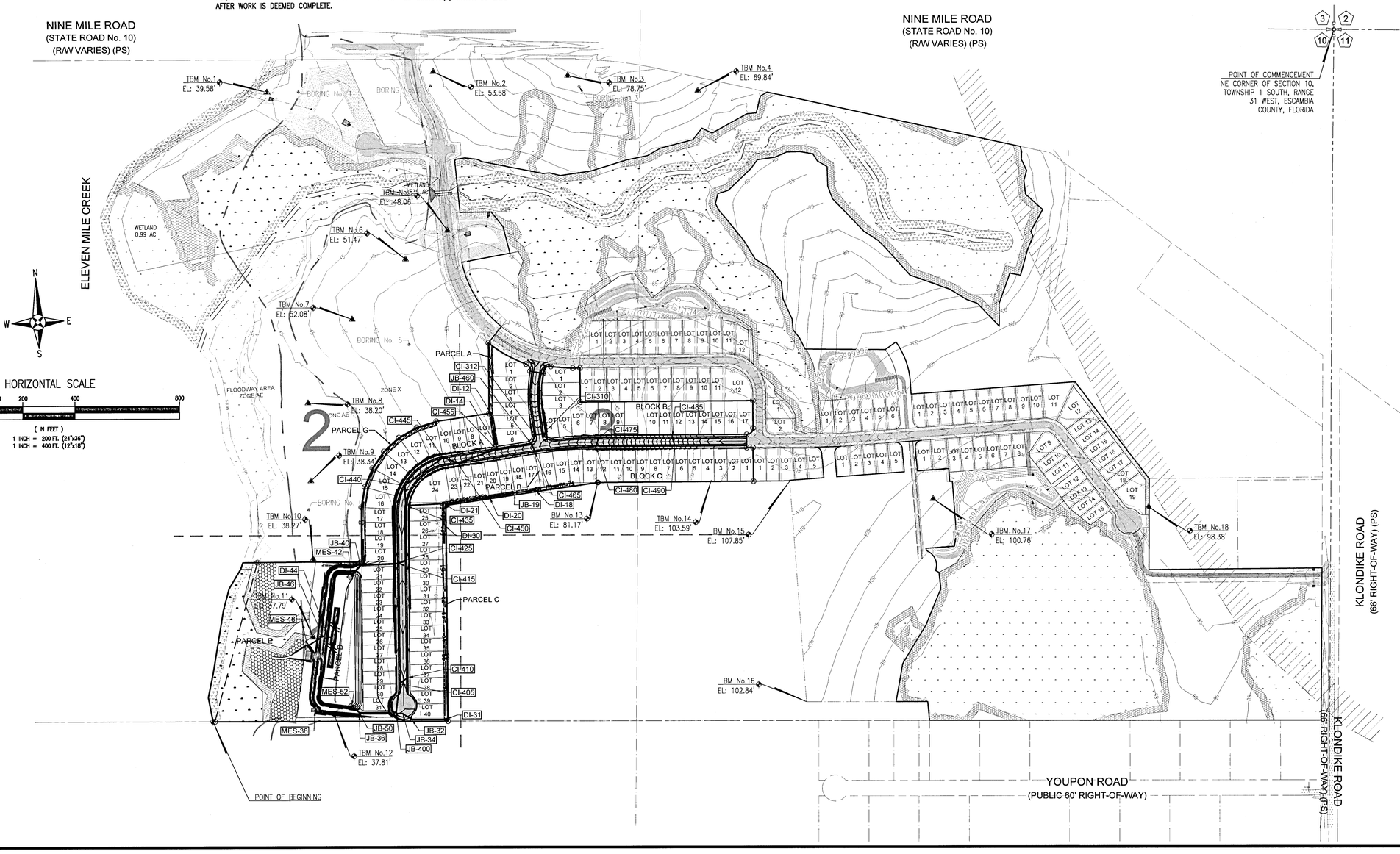
23. FOUNDATIONS OTHER THAN SLAB ON GRADE OR RETAINING WALLS BY HOME BUILDER MAY BE REQUIRED.

POINT CHART

POINT #	DESCRIPTION	NORTHING	EASTING	ELEVATION
BM NO.13	2" DIA ROUND CONC MONUMENT	567526.3430	1074734.0308	81.17'
BM NO.15	2" DIA ROUND CONC MONUMENT	567494.7602	1075466.8797	107.85'
BM NO.16	2" DIA ROUND CONC MONUMENT	566647.1295	1075487.3576	102.84'
TBM NO.1	NAIL AND DISK SET	569087.2640	1073545.7589	39.58'
TBM NO.2	NAIL AND DISK SET	569131.7534	1074186.1723	53.58'
TBM NO.3	NAIL AND DISK SET	569089.9764	1074699.3937	78.75'
TBM NO.4	NAIL AND DISK SET	569007.1169	1075193.4876	69.84'
TBM NO.5	NAIL AND DISK SET	568520.4502	1074210.0787	48.06'
TBM NO.6	NAIL AND DISK SET	568418.3549	1074044.2635	51.47'
TBM NO.7	NAIL AND DISK SET	568200.3382	1073827.6523	52.08'
TBM NO.8	NAIL AND DISK SET	567888.8848	1073642.0017	38.20'
TBM NO.9	NAIL AND DISK SET	567588.9969	1073635.9906	38.34'
TBM NO.10	NAIL AND DISK SET	567289.1126	1073628.4113	38.27'
TBM NO.11	NAIL AND DISK SET	566988.8665	1073613.9182	37.79'
TBM NO.12	NAIL AND DISK SET	566688.8390	1073679.3039	37.81'
TBM NO.14	NAIL AND DISK SET	567513.0250	1075167.6580	103.59'
TBM NO.17	NAIL AND DISK SET	567397.5930	1076011.5910	100.76'
TBM NO.18	NAIL AND DISK SET	567325.0055	1076834.4346	98.38'

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- EXISTING DIRT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- WETLAND
- 25' WETLAND BUFFER
- ADDITIONAL WETLAND BUFFER
- 30' MERS BUFFER
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- BENCHMARK
- FLOW ARROW
- 100.00 PROPOSED SPOT ELEVATION



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

OVERALL NEIGHBORHOOD
GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

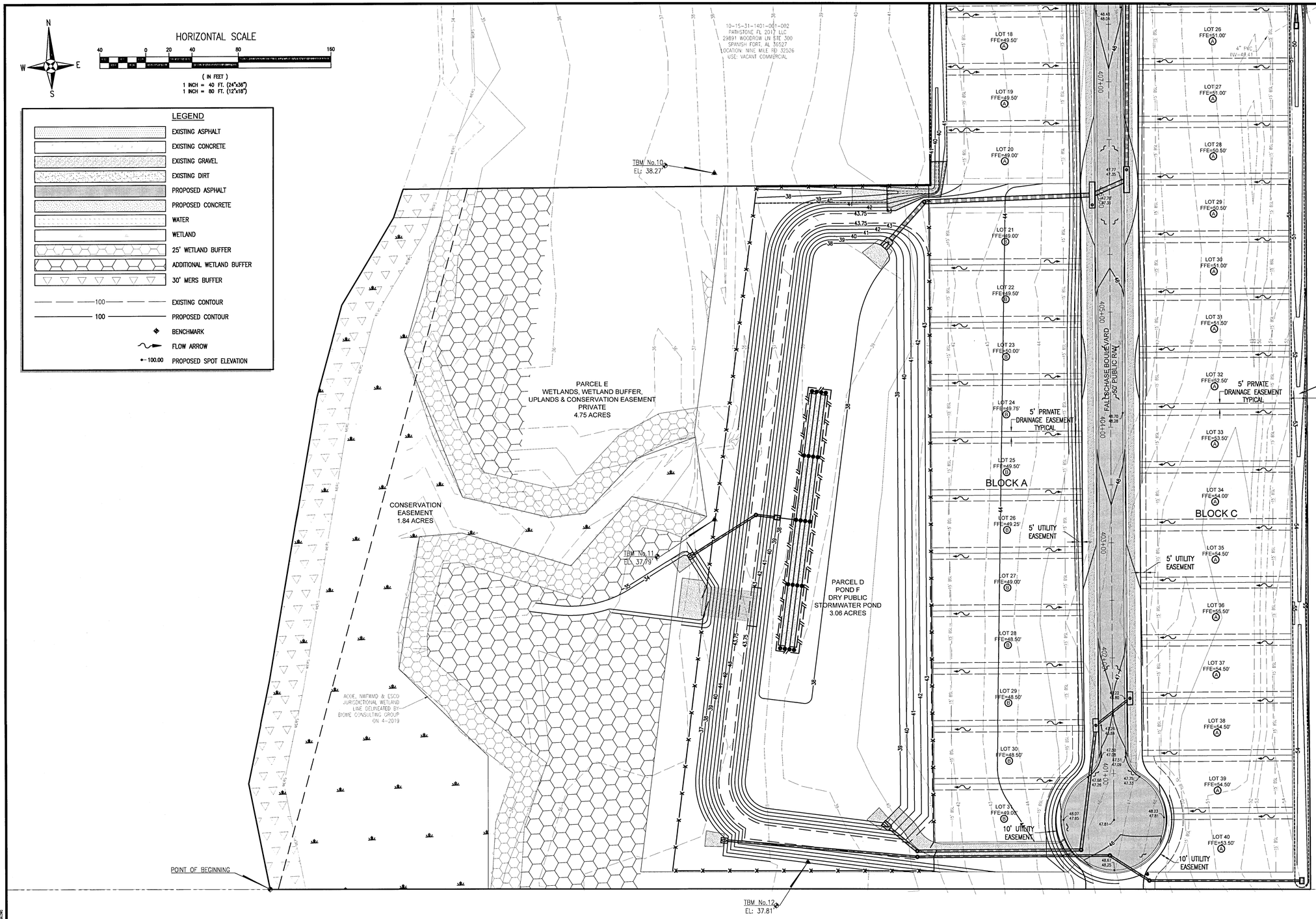
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING LICENSE No. 76144 STATE OF FLORIDA
10/7/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C3.8

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 200
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

NEIGHBORHOOD GRADING
& DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING LICENSE No. 76144 STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C3.9

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 SAT IMGS (11x17)\C3.9 - #DRAWINGNAME# 2:23:2 DRAWN BY: #AUTHOR#



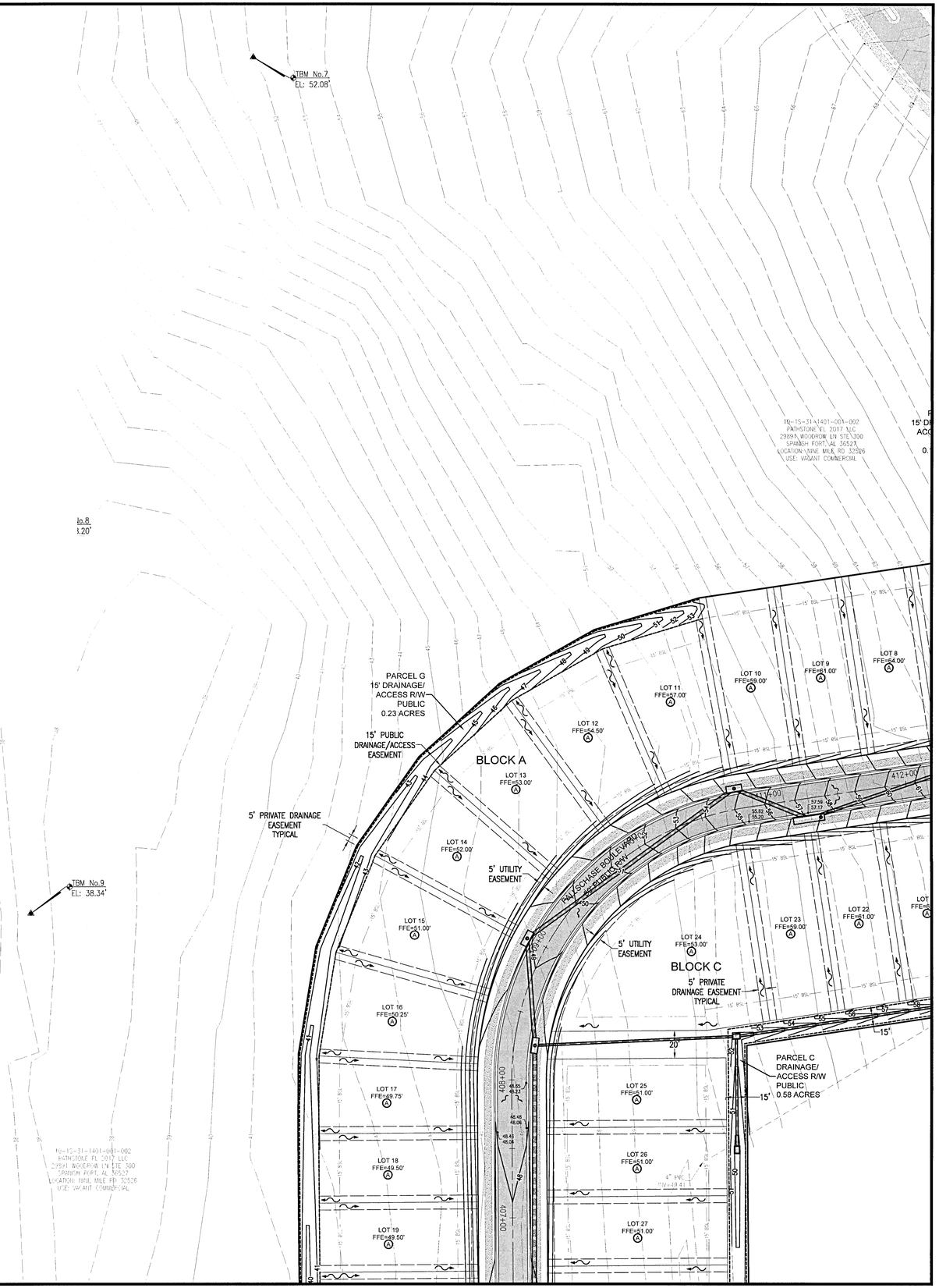
HORIZONTAL SCALE

40 0 20 40 80 160

(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- EXISTING DIRT
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- WATER
- WETLAND
- 25' WETLAND BUFFER
- ADDITIONAL WETLAND BUFFER
- 30' MERS BUFFER
- 100 EXISTING CONTOUR
- 100 PROPOSED CONTOUR
- BENCHMARK
- FLOW ARROW
- 100.00 PROPOSED SPOT ELEVATION



RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 200
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0009657

NEIGHBORHOOD GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSED
No. 76144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING P.E.
No.76144

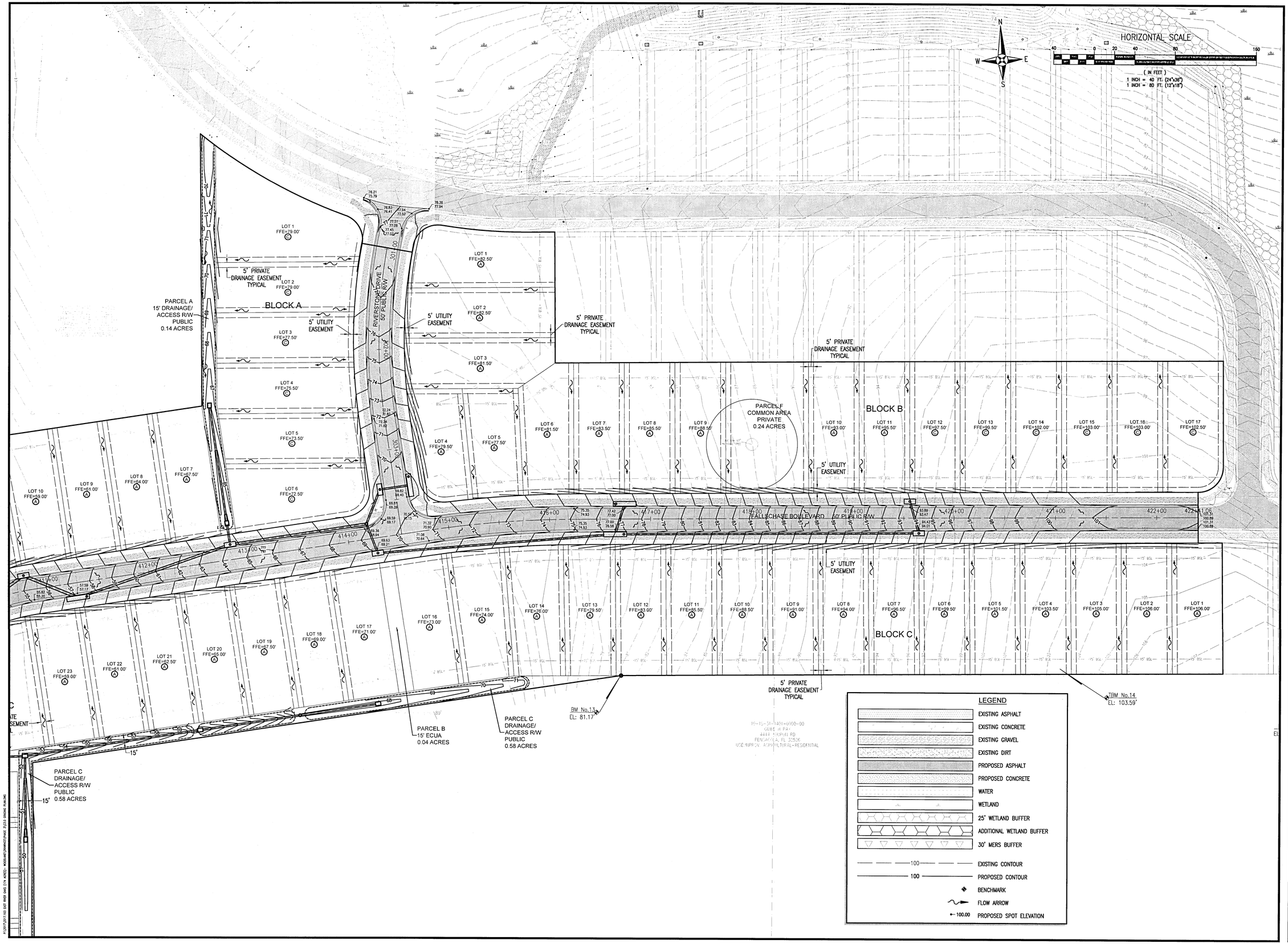
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C3.10

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

PLOTTED BY: CBD 8:57:39 AM
PLOT DATE: 8/11/2021 8:57:23 AM
FILE NAME: P:\2017\2017.103 - 9 MILE ROAD, 88 LOTS (174 ACRES)\ENGINEERING\PHASE 3\C3.10 GRADING PLAN.DWG



RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00006557

NEIGHBORHOOD GRADING & DRAINAGE PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.78144
9/12/21

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C3.11

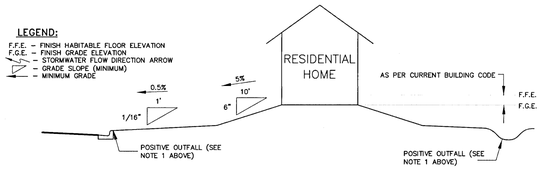
This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

MINIMUM STANDARDS FOR TYPICAL RESIDENTIAL GRADING CONTROL PLAN

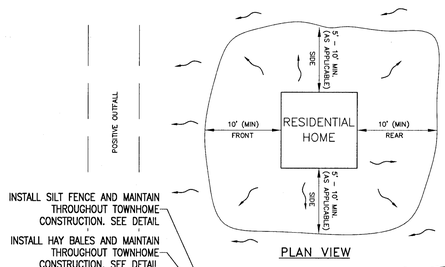
NOTES:

1. A POSITIVE DRAINAGE OUTFALL IS A CONVEYANCE SYSTEM (DRAINAGE EASEMENT, ROADWAY WITH A DRAINAGE SYSTEM ~ CURB & GUTTER, OR DITCH) WHICH CONTAINS, CONTROLS, AND TRANSMITS STORMWATER RUNOFF TO A CREEK, STREAM, RIVER, BAY, GULF, OCEAN, OR OTHER WATERS OF THE STATE, OR WATERS OF THE UNITED STATES, OR TO ANY FUNCTIONING ESCAMBIA COUNTY OR STATE DRAINAGE SYSTEM.
2. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
3. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
4. DISTURBED LOT AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
5. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONSITE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
6. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
7. ALL NEW RUNOFF, DOWNSPOUTS, AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
8. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
9. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCING AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS AS NECESSARY).

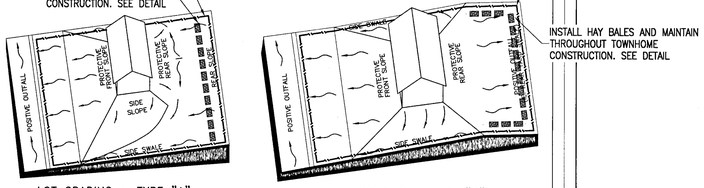
LEGEND:
F.F.E. – FINISH HABITABLE FLOOR ELEVATION
F.G.E. – FINISH GRADE ELEVATION
– STORMWATER FLOW DIRECTION ARROW
– GRADE SLOPE (MINIMUM)
– MINIMUM GRADE



ELEVATION VIEW



PLAN VIEW



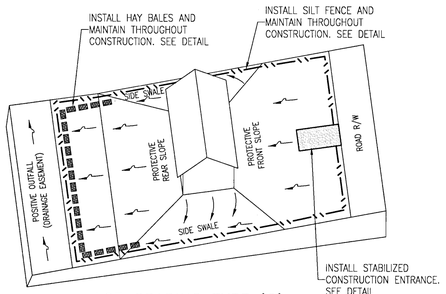
LOT GRADING ~ TYPE "A"
ALL DRAINAGE TO STREET

LOT GRADING ~ TYPE "B"
DRAINAGE TO STREET & TO REAR LOT LINE

REVISED SEPT. 15, 2009

NOTE: VARIATIONS IN GRADING ARE ACCEPTABLE IF GRADING DRAINS TO A POSITIVE OUTFALL.

L:\Design\...land\ENGINEERING DETAILS\DETAILS SHEETS\DRIVEWAY_LOT_GRADING_DETAILS_SEPT. 09.dwg



LOT GRADING TYPE 'C'

THE MAJORITY OF THE LOT SHALL SLOPE TO THE DRAINAGE EASEMENT AT THE REAR OF THE LOT INSTEAD OF THE STREET

NOTE: VARIATIONS IN GRADING ARE ACCEPTABLE IF GRADING DRAINS TO A POSITIVE OUTFALL.

NOTES:

1) ALL MATERIALS AND LABOR FOR INSTALLATION WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER/CONTRACTOR.
2) DRIVEWAYS ABUTTING PAVED ROADS SHALL BE 1 – ½" ASPHALT WITH 6" STABILIZED SUB GRADE OR 4" TO 6" CONCRETE WITH 4" STABILIZED SUB GRADE – 95% COMPACTION (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE. COMPACTION AND TESTING IF NECESSARY, THIS WILL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR.
3) DRIVEWAYS ABUTTING A DIRT ROAD SHALL BE MILLED ASPHALT, GRADED AGGREGATE BASE, OR WASHED CONCRETE (4" IN DEPTH) ON THE COUNTY MAINTAINED PORTION OF DRIVEWAY.
4) IF NECESSARY, REFER TO FDOT INDEX DETAILS AS REFERENCED BELOW.
5) RADIUS OR FLARE IS REQUIRED FOR TYPE II OR TYPE III CONNECTIONS. SEE DETAIL.
6) PARKING SPACES WITHIN COUNTY RIGHT-OF-WAY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.
7) TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.

MAXIMUM LOT SURFACE COVERAGE

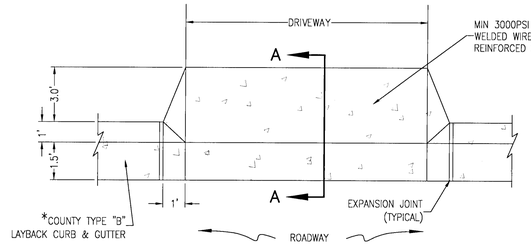
ALL RESIDENTIAL LOTS	3,500 SF (HOUSE & DRIVEWAY) 88 LOTS X 3,500 SF = 308,000 SF

TOTAL IMPERVIOUS SURFACE

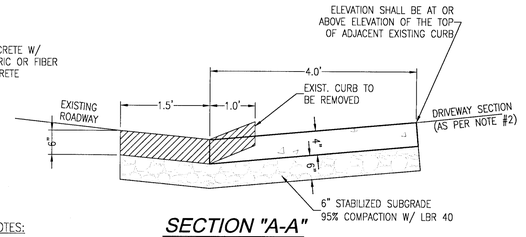
TOTAL NEW INFRASTRUCTURE	95,533 SF (ROADWAY, SIDEWALK, CURB)
TOTAL IMPERVIOUS AREA FOR POST DEVELOPMENT CONDITIONS	421,133 SF (NEW INFRASTRUCTURE, LOTS)

TYPE I

CURB CUT DRIVEWAY FOR COUNTY TYPE "B" LAYBACK CURBS.



PLAN VIEW



SECTION "A-A"

NOTES:

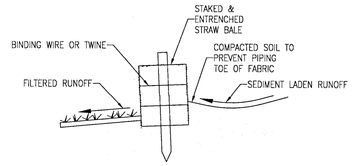
1.) SEE STANDARD COUNTY CURB DETAILS FOR REFERENCE.

2.) SEE F.D.O.T. INDEX NO. 515 FOR OTHER CONNECTIONS.

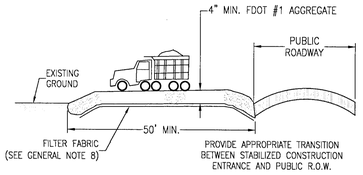
* FOR OTHER TYPE CURBS, DIMENSIONS MAY BE ADJUSTED TO FIT.

TYPICAL DRIVEWAY CONNECTION STANDARDS FOR EXISTING ROADWAY CONDITIONS

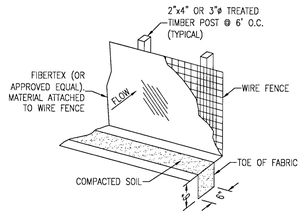
NOT TO SCALE



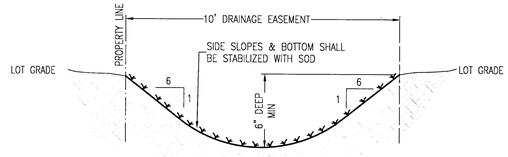
STRAW BALE DETAIL
N.T.S.



12' WIDE STABILIZED CONSTRUCTION ENTRANCE DETAIL
N.T.S.



SILT FENCE DETAIL
N.T.S.



NOTES:
1. SIDE YARD SWALES SHALL BE BUILT BY THE HOMEBUILDER

2. HOME EQUIPMENT (I.E. AC UNITS) SHALL NOT HINDER THE PROPER INSTALLATION AND/OR FUNCTION OF THE SIDE YARD SWALES

3. ALL NEW ROOF RUNOFF, DOWNSPOUTS, AND GUTTERS, SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND

TYPICAL PRIVATE 10' DRAINAGE EASEMENT SWALE
N.T.S

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009697

NEIGHBORHOOD GRADING & DRAINAGE PLAN

Fallschase at Pathstone Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
No. 78144
STATE OF FLORIDA
9/12/21
JEREMY R. KING, P.E.
No. 78144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C3.12

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DAT RVR DWG CTA ACAD\2- WOOD ANT\DRAWINGS\PAGE 3\C3.0 GRADING PLAN.DWG

UTILITY NOTES:

1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT LOCATION AND DEPTH OF EXISTING UTILITIES AND TO DETERMINE IF OTHER UTILITIES WILL BE ENCOUNTERED DURING THE COURSE OF THE WORK AND TAKE WHATEVER STEPS NECESSARY TO PROVIDE FOR THEIR PROTECTION.

2. THE CONTRACTOR SHALL COORDINATE WITH ECUA, GULF POWER, OR ANY OTHER UTILITY COMPANIES HAVING JURISDICTION FOR REMOVAL/RELOCATION AND/OR PROTECTION OF EXISTING UTILITY POLES, AERIAL LINES, FIRE HYDRANTS, AND OTHER UTILITIES AS NECESSARY TO COMPLETE CONSTRUCTION.

3. ADEQUATE PROVISIONS SHALL BE MADE FOR THE FLOW OF SEWERS, DRAINS AND WATER COURSES ENCOUNTERED DURING CONSTRUCTION.

4. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANIES 72 HOURS (3 BUSINESS DAYS) PRIOR TO BEGINNING CONSTRUCTION.

5. ALL NEW WATER AND SEWER SERVICE LINES SHALL HAVE A MINIMUM COVER OF 30 INCHES (MAXIMUM 36"), UNLESS OTHERWISE NOTED.

6. THE CONTRACTOR IS TO RESTORE ALL DISTURBED RIGHTS-OF-WAY IN ACCORDANCE WITH ESCAMBIA COUNTY AND THE ECUA GUIDELINES.

7. THE CONTRACTOR SHALL COORDINATE WITH THE PLUMBING CONTRACTOR FOR BUILDING UTILITY CONNECTIONS.

8. ALL CONNECTIONS TO THE ECUA SEWER SYSTEM SHALL BE MADE WITH ECUA PERSONNEL PRESENT.

9. ANY REMOVAL OR RELOCATION OF ECUA WATER/SEWER UTILITIES MUST BE APPROVED IN WRITING PRIOR TO THE WORK BEING DONE.

10. A MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES

11. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

12. ALL CROSSINGS UNDER EXISTING COUNTY ROADS SHALL BE DONE BY JACK AND BORE METHOD. OPEN CUTTING OF COUNTY ROADS THAT ARE NOT UNDER 2 YEAR WARRANTY IS PROHIBITED.

13. ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT PROPER DEPTHS. THE MINIMUM COVER DIMENSION SHALL BE MEASURED FROM THE PROPOSED GRADE IF ROAD IS IN FILL AND MEASURED FROM TOP OF CURB IF FUTURE ROAD IS IN CUT.

14. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD AT LEAST TWO WEEKS PRIOR TO PLACEMENT OF BASE MATERIAL TO ASSIST IN THE COORDINATION OF ALL OTHER UNDERGROUND UTILITIES.

15. FORCE MAIN LOCATED IN RIGHT-OF-WAY & UTILITY EASEMENTS SHALL BE MAINTAINED BY ECUA.

16. ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN CUT OR JACK AND BORED. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY.

UTILITY DETAIL REFERENCE NOTE:
REFER TO ECUA ENGINEERING MANUAL (9-1-2016) DIVISION 4 FOR ALL ECUA STANDARD DETAILS.

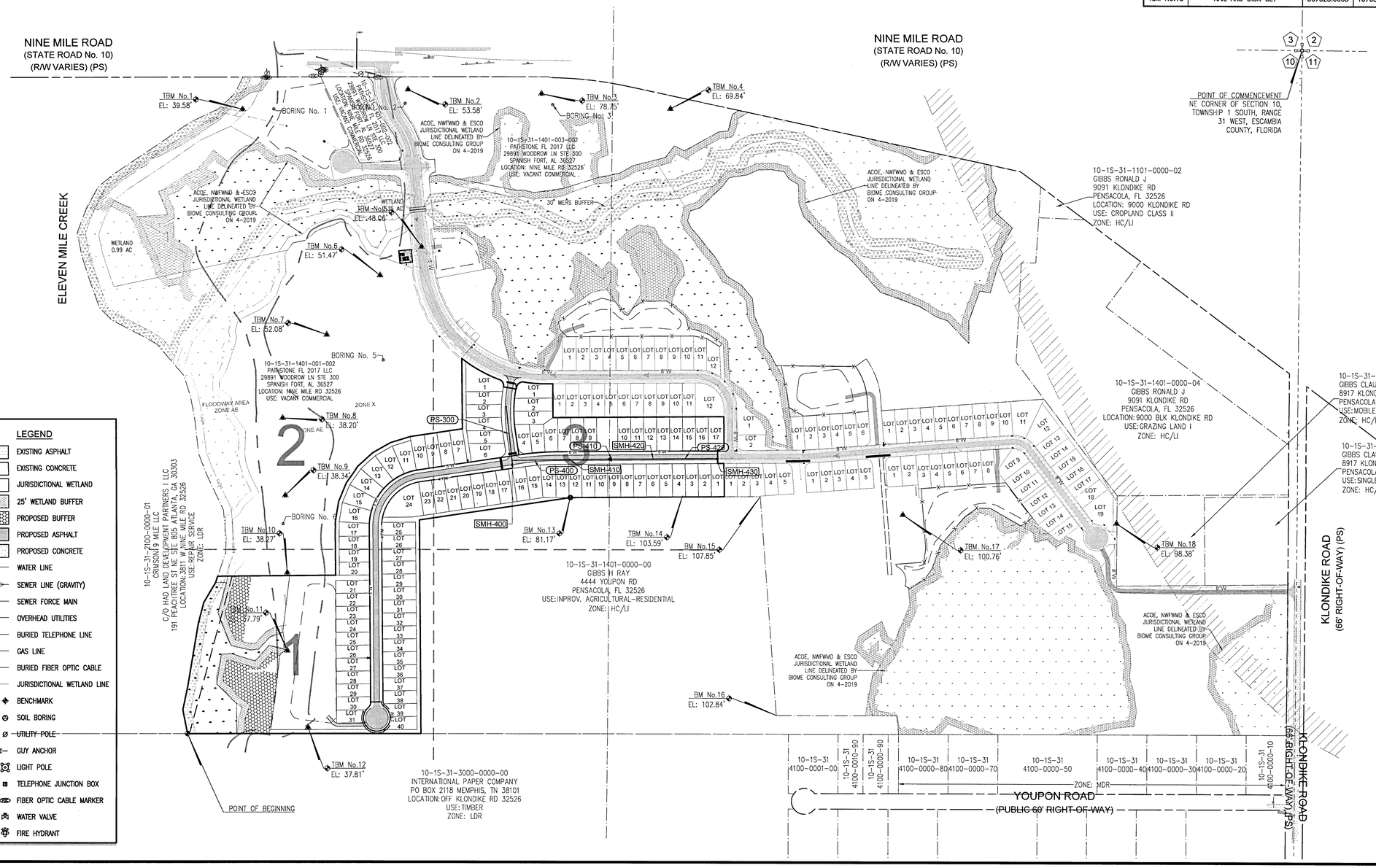
ALL WORK THAT WILL BECOME ECUA OWNED SHALL BE DESIGNED, CONSTRUCTED, AND TESTED IN ACCORDANCE WITH THE ECUA STAMPED APPROVED PLANS AND ECUA'S ENGINEERING MANUAL IN EFFECT AT TIME OF ECUA PLAN APPROVAL

NOTE:
ALL WATER SYSTEM FACILITIES TO BE OWNED & MAINTAINED BY ECUA

N W E S

HORIZONTAL SCALE
200 0 100 200 400 800
(IN FEET)
1 INCH = 200 FT. (24"x36")
1 INCH = 400 FT. (12"x18")

POINT CHART				
POINT #	DESCRIPTION	NORTHING	EASTING	ELEVATION
BM NO.13	2" DIA ROUND CONC MONUMENT	567526.3430	1074734.0308	81.17'
BM NO.15	2" DIA ROUND CONC MONUMENT	567494.7602	1075466.8797	107.85'
BM NO.16	2" DIA ROUND CONC MONUMENT	566647.1295	1075487.3576	102.84'
TBM NO.1	NAIL AND DISK SET	569087.2640	1073545.7589	39.58'
TBM NO.2	NAIL AND DISK SET	569131.7534	1074186.1723	53.58'
TBM NO.3	NAIL AND DISK SET	569089.9764	1074699.3937	78.75'
TBM NO.4	NAIL AND DISK SET	569007.1169	1075193.4876	69.84'
TBM NO.5	NAIL AND DISK SET	568520.4502	1074210.0787	48.06'
TBM NO.6	NAIL AND DISK SET	568418.3549	1074044.2635	51.47'
TBM NO.7	NAIL AND DISK SET	568200.3382	1073827.6523	52.08'
TBM NO.8	NAIL AND DISK SET	567888.8848	1073642.0017	38.20'
TBM NO.9	NAIL AND DISK SET	567588.9969	1073635.9906	38.34'
TBM NO.10	NAIL AND DISK SET	567289.1126	1073628.4113	38.27'
TBM NO.11	NAIL AND DISK SET	566988.8665	1073613.9182	37.79'
TBM NO.12	NAIL AND DISK SET	566688.8390	1073679.3039	37.81'
TBM NO.14	NAIL AND DISK SET	567513.0250	1075167.6580	103.59'
TBM NO.17	NAIL AND DISK SET	567397.5930	1076011.5910	100.76'
TBM NO.18	NAIL AND DISK SET	567325.0055	1076834.4346	98.38'



LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- JURISDICTIONAL WETLAND
- 25' WETLAND BUFFER
- PROPOSED BUFFER
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- W — WATER LINE
- SEWER LINE (GRAVITY)
- FM — FM — SEWER FORCE MAIN
- OHU — OVERHEAD UTILITIES
- BT — BURIED TELEPHONE LINE
- G — GAS LINE
- FDC — BURIED FIBER OPTIC CABLE
- JURISDICTIONAL WETLAND LINE
- BENCHMARK
- SOIL BORING
- UTILITY POLE
- GUY ANCHOR
- LIGHT POLE
- TELEPHONE JUNCTION BOX
- FIBER OPTIC CABLE MARKER
- WATER VALVE
- FIRE HYDRANT

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009527

UTILITY PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

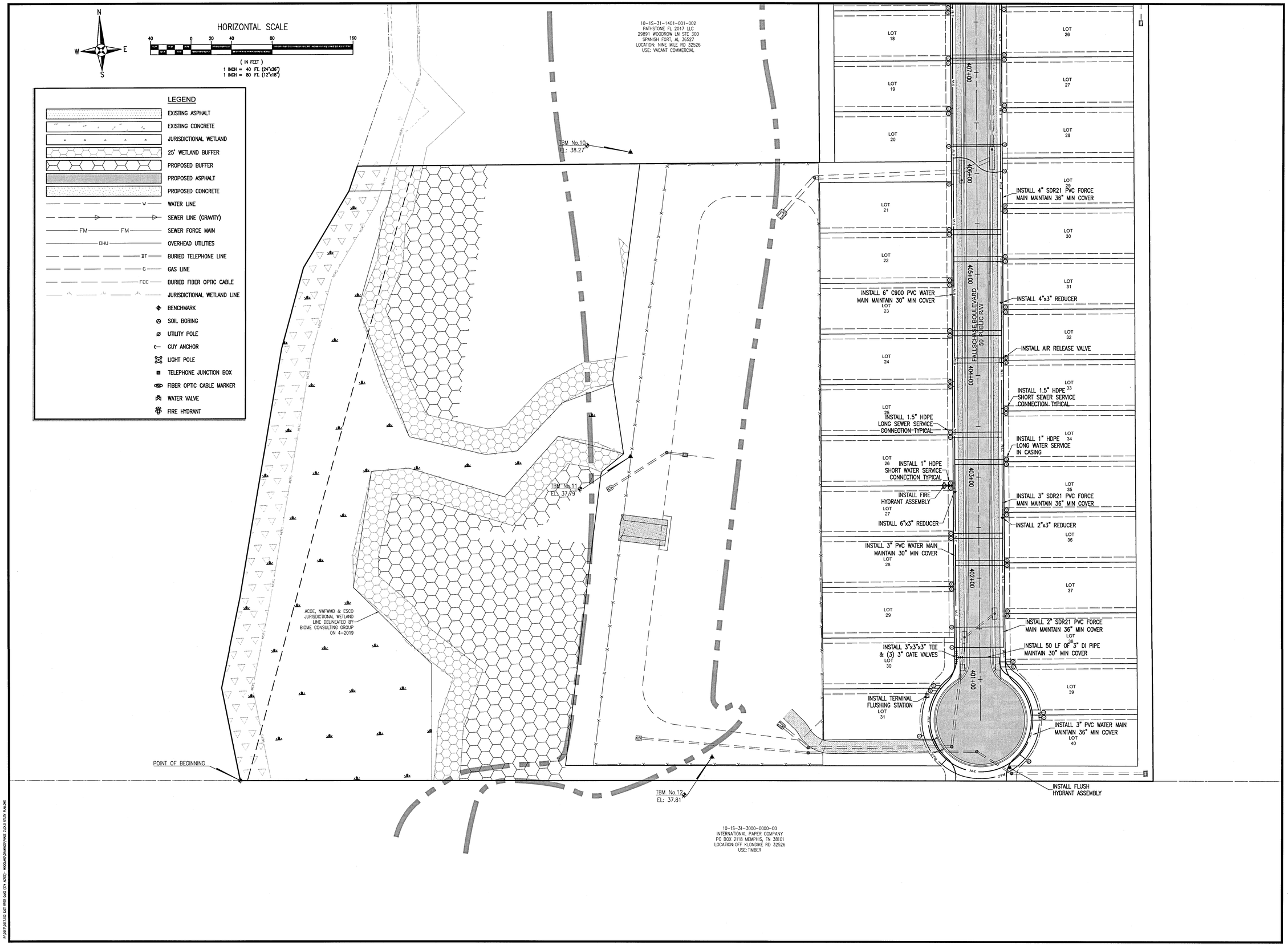
SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C4.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017103 DOT WAR DWG (11X 24SEC)\ - WOODMC\DRAWING\PAGE_FCAS (SLOT PLAN).DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

UTILITY PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

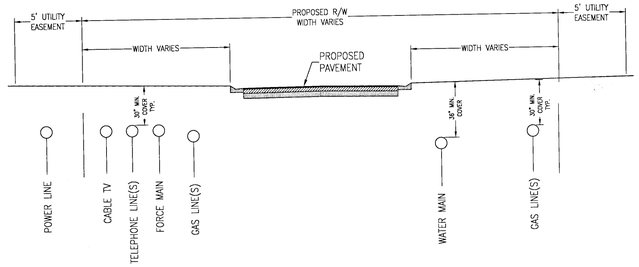
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C4.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

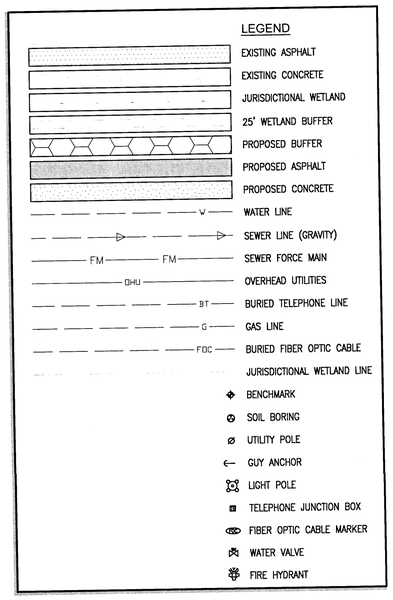


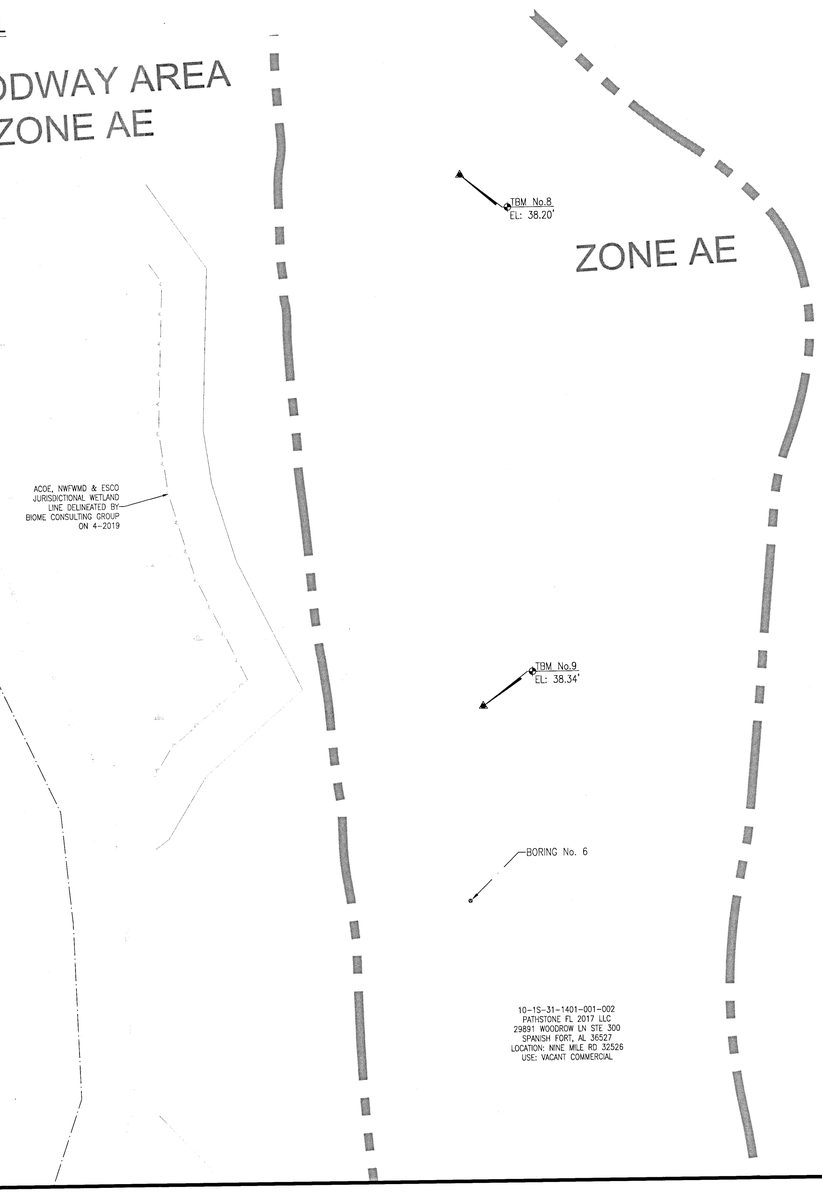
COMMON TRENCH DETAIL

N.T.S.

NOTES:

1. NO STREETS OR ROADS WILL BE ALLOWED TO BE OPEN-CUT, OR JACK AND BORED. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND THE UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT INSTALLED. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY.
2. CONTRACTOR SHALL INSTALL EACH UTILITY SERVICE IN THE LOCATION AS SHOWN. DEVIATIONS MUST BE APPROVED BY ESCAMBIA COUNTY.
3. CONTRACTOR SHALL INSTALL POWER LINE ON OPPOSITE SIDE OF ROAD AS DOMESTIC WATER LINE.
4. ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W'S OR UTILITY CONDUITS FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING.





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.9041 FAX 850.438.0448
EB 0000657

UTILITY PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
9/2/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C4.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

J:\2017\2017.03 GEO INDS SWG (TA #2883) - ROSS\ACAD\DRAWINGS\PHASE 3\SHEETS\C4.2.DWG

HORIZONTAL SCALE
(IN FEET)
1 INCH = 40 FT. (24"x36")
1 INCH = 80 FT. (12"x18")

PATHSTONE BOULEVARD
50' PUBLIC R/W

EXISTING FIRE HYDRANT (PHASE 2)

LOT 1 FFE=85.25' (B)
LOT 2 FFE=86.50' (B)
LOT 3 FFE=88.00' (B)
LOT 4 FFE=89.25' (B)
LOT 5 FFE=90.50' (B)
LOT 6 FFE=91.50' (B)
LOT 7 FFE=91.75' (B)
LOT 8 FFE=91.90' (B)
LOT 9 FFE=91.50' (B)
LOT 10 FFE=90.75' (B)
LOT 11 FFE=90.25' (B)
LOT 12 FFE=89.50' (B)

LOT 1 FFE=84.50' (A)
LOT 2 FFE=85.75' (A)
LOT 3 FFE=87.00' (A)
LOT 4 FFE=88.25' (A)
LOT 5 FFE=89.50' (A)
LOT 6 FFE=91.001 (A)
LOT 7 FFE=91.50' (A)
LOT 8 FFE=92.00' (A)
LOT 9 FFE=92.00' (A)
LOT 10 FFE=91.75' (A)
LOT 11 FFE=91.25' (A)
LOT 12 FFE=94.50' (A)

INSTALL (5) 2" CONDUITS & (1) 4" CONDUIT

SMH-145
Sta:301+71.58; 6.00R
INSTALL SEWER MANHOLE
MANHOLE TO BE LINED
(TO BE CONSTRUCTED IN PHASE 2)
TOP EL=76.36
INV IN=62.15 (PS-300)
INV OUT=62.05 (SS-320)

SS-320
CONSTRUCTED IN PHASE 2

RIVERSTONE DRIVE
50' PUBLIC R/W

10-1S-31-1401-001-002
PATHSTONE FL 2017 LLC
29891 WOODROW LN STE 300
SPANISH FORT, AL 36527
LOCATION: NINE MILE RD 32526
USE: VACANT COMMERCIAL

PS-300
INSTALL 208LF OF 8" @ 1.21%

INSTALL 50 LF OF 6" DI PIPE
MAINTAIN 30" MIN COVER

INSTALL (5) 2" CONDUITS & (1) 4" CONDUIT

INSTALL FIRE HYDRANT ASSEMBLY

PARCEL F
COMMON AREA
PRIVATE
0.24 ACRES

PS-400
INSTALL 223 LF OF 8" PVC @ 1.84%

INSTALL 1" HDPE SHORT WATER SERVICE CONNECTION TYPICAL

INSTALL 6" C900 PVC WATER MAIN MAINTAIN 30" MIN COVER

INSTALL 4" PVC SEWER LATERAL

EXISTING FIRE HYDRANT (PHASE 2)

FALLSCHASE BOULEVARD
50' PUBLIC R/W

INSTALL 4" PVC SEWER LATERAL

SMH-410
Sta:416+70.03; 6.34R
INSTALL SEWER MANHOLE
TOP EL=76.89
INV IN=58.97 (PS-410)
INV OUT=58.87 (PS-400)

PS-410
INSTALL 322LF OF 8" PVC @ 6.14%

INSTALL 1" HDPE LONG WATER SERVICE IN CASING

SMH-420
Sta:419+91.96; 6.03R
INSTALL SEWER MANHOLE
TOP EL=95.71
INV IN=88.82 (PS-420)
INV OUT=88.72 (PS-410)

PS-420
INSTALL 244LF OF 8" PVC @ 0.81%

SMH-430
Sta:422+36.06; 6.00R
INSTALL SEWER MANHOLE
TOP EL=101.03
INV OUT=90.80 (PS-420)

LOT 1 FFE=102.50' (A)

CONNECT PROPOSED 4" PVC FORCE MAIN TO SEWER MANHOLE @ ELEV=66.86

INSTALL 4" SDR21 PVC FORCE MAIN MAINTAIN 36" MIN COVER

SMH-400
Sta:303+78.45; 6.00R
INSTALL SEWER MANHOLE
MANHOLE TO BE LINED
TOP EL=69.86
INV IN=64.76 (PS-400)
INV OUT=64.66 (PS-300)

BM No.13
EL: 81.17'

TBM No.14
EL: 103.59'

10-1S-31-1401-0000-00
GIBBS H RAY
4444 YOUPON RD
PENSACOLA, FL 32526
USE:INPROV. AGRICULTURAL-RESIDENTIAL

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000657

UTILITY PLAN

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

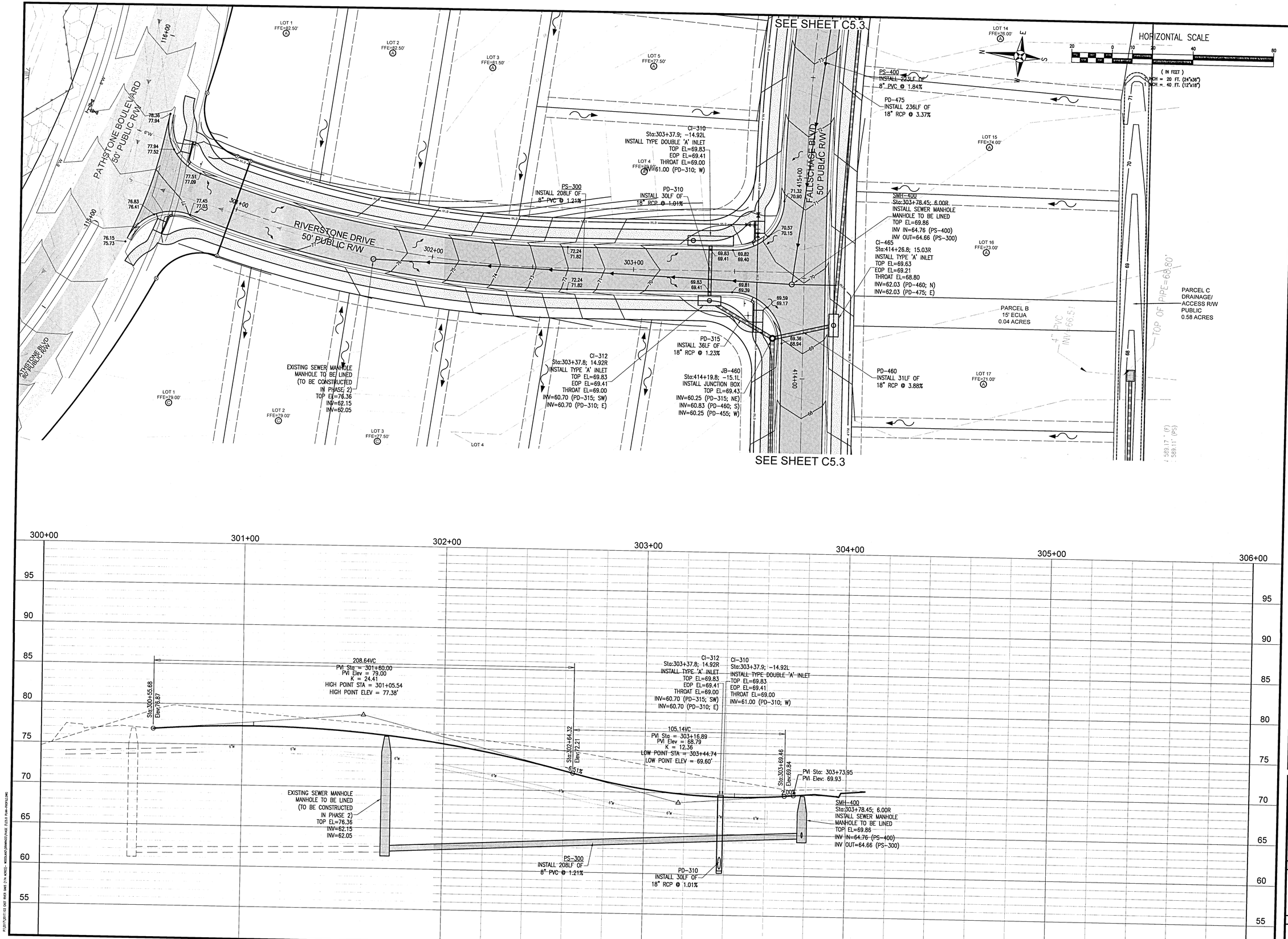
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
JEREMY R. KING, P.E.
No. 76144
9/2/21

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C4.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2501 W. Jackson Avenue, Suite 300
Pensacola, Florida 32505
Telephone 850.438.0400 Fax 850.438.0448
EB 00026857

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C5.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DWG FILES_DWG FILES_CIVIL_ACAD\2017.103 - PLAN AND PROFILE.DWG

PARCEL E
WETLANDS, WETLAND BUFFER,
UPLANDS & CONSERVATION EASEMENT
PRIVATE
4.75 ACRES

PD-34
INSTALL 167LF OF
18" RCP @ 0.64%

HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")

JB-400
Sta:400+34.3; -28.65L
INSTALL JUNCTION BOX
TOP EL=47.92
EOP EL=47.50
THROAT EL=47.09
INV=40.25 (PD-50; W)
INV=40.25 (PD-400; N)

JB-34
Sta:400+29.3; -3.9L
INSTALL JUNCTION BOX
TOP EL=48.09
INV=39.74 (PD-32; SE)
INV=39.68 (PD-34; W)

PD-32
INSTALL 41LF OF
18" RCP @ 1.00%

JB-32
Sta:39+63.9; 0.0
INSTALL JUNCTION BOX
TOP EL=48.26
INV=43.62 (PD-31; E)
INV=40.14 (PD-32; NW)

PARCEL C
DRAINAGE/
ACCESS R/W
PUBLIC
0.58 ACRES

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.06 ACRES

PD-400
INSTALL 108LF OF
24" RCP @ 0.81%

CI-405
Sta:401+41.8; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=47.26
EOP EL=46.84
THROAT EL=46.43
INV=41.12 (PD-400; S)
INV=41.12 (PD-405; NE)

PD-405
INSTALL 38LF OF
18" RCP @ 1.00%

CI-410
Sta:401+64.9; 14.92R
INSTALL TYPE 'A' INLET
TOP EL=47.22
EOP EL=46.80
THROAT EL=46.39
INV=41.50 (PD-405; SW)

FALLSCHASE BOULEVARD
50' PUBLIC R/W

MATCHLINE STA 405+00

INSTALL AIR
RELEASE VALVE

LOT 40 FFE=53.50' (A)
LOT 39 FFE=54.50' (A)
LOT 38 FFE=54.50' (A)
LOT 37 FFE=54.50' (A)
LOT 36 FFE=55.50' (A)
LOT 35 FFE=54.50' (A)
LOT 34 FFE=54.00' (A)
LOT 33 FFE=53.50' (A)
LOT 32 FFE=52.50' (A)
LOT 31 FFE=51.50' (A)
LOT 31 FFE=49.00' (B)
LOT 30 FFE=48.50' (B)
LOT 29 FFE=48.50' (B)
LOT 28 FFE=48.50' (B)
LOT 27 FFE=49.00' (B)
LOT 26 FFE=49.25' (B)
LOT 25 FFE=49.50' (B)
LOT 24 FFE=49.75' (B)
LOT 23 FFE=50.00' (B)

399+00 400+00 401+00 402+00 403+00 404+00 405+00

JB-400
Sta:400+34.3; -28.65L
INSTALL JUNCTION BOX
TOP EL=47.92
EOP EL=47.50
THROAT EL=47.09
INV=40.25 (PD-50; W)
INV=40.25 (PD-400; N)

JB-34
Sta:400+29.3; -3.9L
INSTALL JUNCTION BOX
TOP EL=48.09
INV=39.74 (PD-32; SE)
INV=39.68 (PD-34; W)

PVI Sta: 400+60
PVI Elev: 47.81

-0.97%

50.00VC
PVI Sta = 401+53.34
PVI Elev = 46.91
K = 31.69
LOW POINT STA = 401+59.01
LOW POINT ELEV = 47.00'

Sta:401+28.34
Elev:47.15

Sta:401+78.34
Elev:47.06

0.61%

100.00VC
PVI Sta = 404+69.19
PVI Elev = 48.83
K = 55.02
HIGH POINT STA = 404+52.75
HIGH POINT ELEV = 48.63'

Sta:404+19.19
Elev:46.53

PD-32
INSTALL 41LF OF
18" RCP @ 1.00%

PD-400
INSTALL 108LF OF
24" RCP @ 0.81%

CI-405
Sta:401+41.8; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=47.26
EOP EL=46.84
THROAT EL=46.43
INV=41.12 (PD-400; S)
INV=41.12 (PD-405; NE)

CI-410
Sta:401+64.9; 14.92R
INSTALL TYPE 'A' INLET
TOP EL=47.22
EOP EL=46.80
THROAT EL=46.39
INV=41.50 (PD-405; SW)

PD-405
INSTALL 38LF OF
18" RCP @ 1.00%

60 55 50 45 40 35 30 25 20

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000627

FALLSCHASE BOULEVARD
PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSED
No. 76144
STATE OF
FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C5.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.03 DET WDS GMS (STA #2853) - WOODLANDS\DRAWINGS\PHASE 3\C5.0 PLAN-PROFILE.DWG

HORIZONTAL SCALE
20 0 10 20 40 80
(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")

CI-415
Sta:406+01.8; -14.92L
INSTALL TYPE DOUBLE 'A' INLET
TOP EL=47.78
EOP EL=47.36
THROAT EL=46.95
INV=40.01 (PD-40; W)
INV=40.01 (PD-415; E)

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.19 ACRES

MATCHLINE STA 405+00

FALLSCHASE BOULEVARD
50' PUBLIC R/W

PD-415
INSTALL 33LF OF
42" RCP @ 1.01%

CI-425
Sta:406+14.9; 14.92R
INSTALL TYPE DOUBLE 'A' INLET
TOP EL=47.77
EOP EL=47.35
THROAT EL=46.94
INV=40.34 (PD-415; W)
INV=40.34 (PD-425; N)

PD-425
INSTALL 210LF OF
36" RCP @ 1.00%

CI-435
Sta:408+27.2; 14.92R
INSTALL TYPE 'A' INLET
TOP EL=48.80
EOP EL=48.38
THROAT EL=47.97
INV=42.44 (PD-425; S)
INV=42.44 (PD-435; N)
INV=42.44 (PD-21; E)

PD-21
INSTALL 146LF OF
18" RCP @ 2.40%

PD-435
INSTALL 77LF OF
30" RCP @ 1.00%

PD-440
INSTALL 185LF OF
30" RCP @ 3.13%

CI-440
Sta:408+99.1; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=49.44
EOP EL=49.02
THROAT EL=48.61
INV=43.21 (PD-435; S)
INV=43.21 (PD-440; NE)

CI-445
Sta:410+76.9; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=55.31
EOP EL=54.89
THROAT EL=54.48
INV=49.00 (PD-440; SW)
INV=49.00 (PD-445; SE)

PARCEL G
15' DRAINAGE/
ACCESS R/W
PUBLIC
0.23 ACRES

PARCEL C
DRAINAGE/
ACCESS R/W
PUBLIC
0.58 ACRES

DI-30
Sta:30+90; 0.0
INSTALL TYPE 'E' INLET
W/ SLOT (W)
TOP EL=50.54
INV=46.36 (PD-30; N)

DI-21
Sta:25+43.2; 0.0
INSTALL TYPE 'E' INLET
W/ SLOT (E & S)
TOP EL=51.94
INV=45.94 (PD-30; S)
INV=47.34 (PD-20; E)
INV=45.94 (PD-21; W)

PD-30
INSTALL 82LF OF
18" RCP @ 0.50%

LOT 31 FFE=51.50' | LOT 30 FFE=51.00' | LOT 29 FFE=50.50' | LOT 28 FFE=50.50' | LOT 27 FFE=51.00' | LOT 26 FFE=51.00' | LOT 25 FFE=51.00' | LOT 24 FFE=53.00' | LOT 14 FFE=52.00' | LOT 13 FFE=53.00' | LOT 12 FFE=54.50' | LOT 11 FFE=57.00' | LOT 10 FFE=59.00'

MATCHLINE STA 405+00

405+00 406+00 407+00 408+00 409+00 410+00 411+00

CI-425
Sta:406+14.9; 14.92R
INSTALL TYPE DOUBLE 'A' INLET
TOP EL=47.77
EOP EL=47.35
THROAT EL=46.94
INV=40.34 (PD-415; W)
INV=40.34 (PD-425; N)

100.00VC
PVI Sta = 405+89.36
PVI Elev = 47.38
K = 58.35
LOW POINT STA = 406+09.82
LOW POINT ELEV = 47.56'

Sta:405+19.19 Elev:48.23
Sta:405+39.36 Elev:47.99
Sta:406+39.36 Elev:47.64

-1.21%
0.51%

CI-435
Sta:408+27.2; 14.92R
INSTALL TYPE 'A' INLET
TOP EL=48.80
EOP EL=48.38
THROAT EL=47.97
INV=42.44 (PD-425; S)
INV=42.44 (PD-435; N)
INV=42.44 (PD-21; E)

Sta:408+46.84 Elev:48.69

200.00VC
PVI Sta = 409+46.84
PVI Elev = 49.19
K = 49.49
LOW POINT STA = 408+46.84
LOW POINT ELEV = 48.69'

Sta:410+46.84 Elev:53.74
4.55%

PD-435
INSTALL 77LF OF
30" RCP @ 1.00%

PD-425
INSTALL 210LF OF
36" RCP @ 1.00%

CI-440
Sta:408+99.1; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=49.44
EOP EL=49.02
THROAT EL=48.61
INV=43.21 (PD-435; S)
INV=43.21 (PD-440; NE)

PD-440
INSTALL 185LF OF
30" RCP @ 3.13%

CI-445
Sta:410+76.9; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=55.31
EOP EL=54.89
THROAT EL=54.48
INV=49.00 (PD-440; SW)
INV=49.00 (PD-445; SE)

CI-415
Sta:406+01.8; -14.92L
INSTALL TYPE DOUBLE 'A' INLET
TOP EL=47.78
EOP EL=47.36
THROAT EL=46.95
INV=40.01 (PD-40; W)
INV=40.01 (PD-415; E)

PD-415
INSTALL 33LF OF
42" RCP @ 1.01%

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000657

FALLSCHASE BOULEVARD
PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

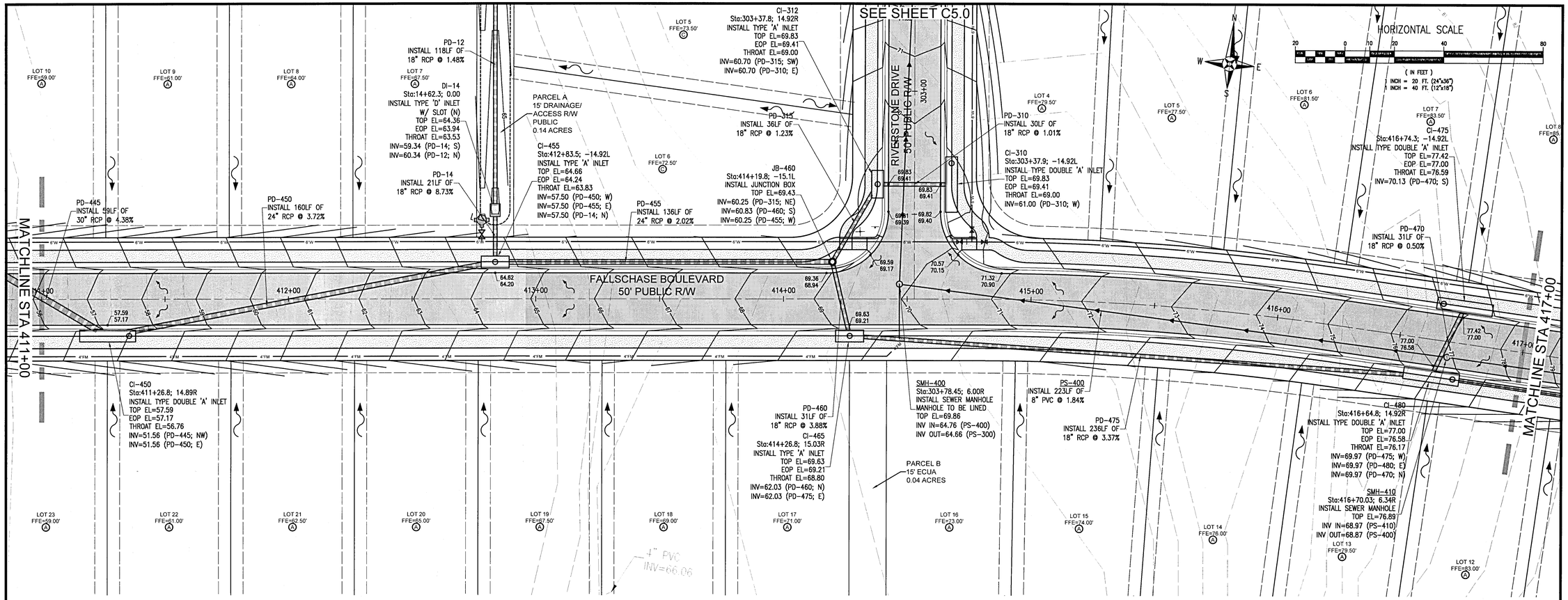
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING LICENSE
No. 76144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

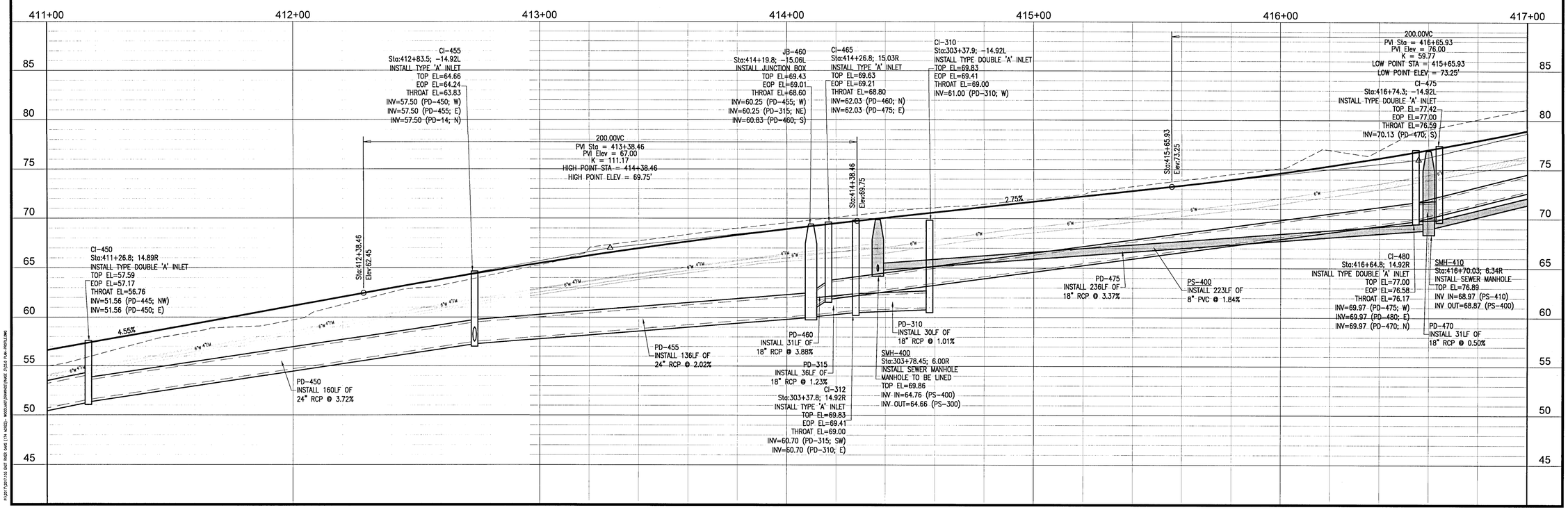
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C5.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DAT RKR DWG [17X 40X30] - WOODLAND\DRAWINGS\PHASE 3\C5.3 PLAN-PROFILE.DWG





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000657

FALLSCHASE BOULEVARD
PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

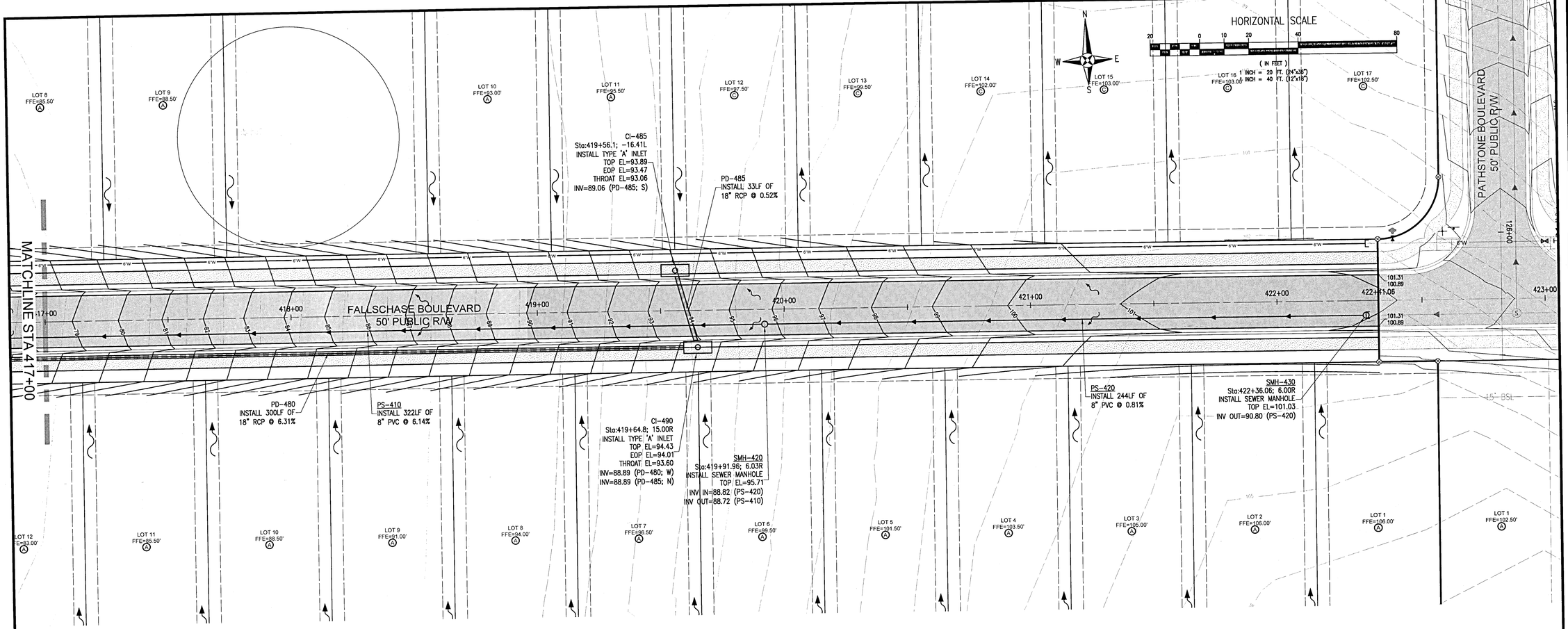
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
No. 76144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C5.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017-103 DEC RIVER OAKS (17A_ACES)\... WOOD\ARC\DRAWINGS\PHASE 3\C5.3 PLAN PROFILE.DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0041 Fax 850.438.0448
EB 0000657

FALLSCHASE BOULEVARD
PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

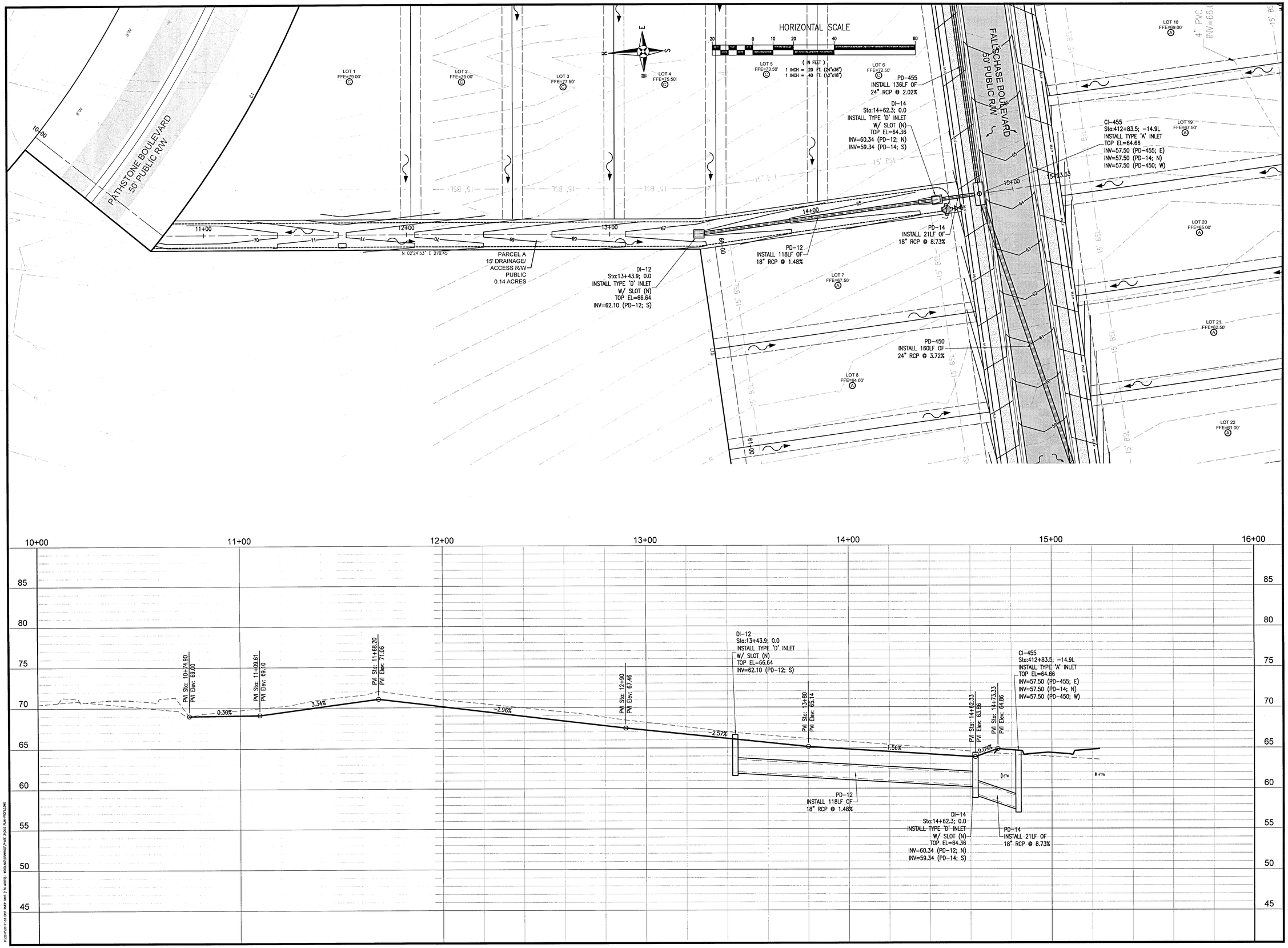
SEAL
NOT FOR CONSTRUCTION
LICENSED
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C5.4

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DEP RAI\5 DWG (24 x36)\5- WOODLAND\DRAWING\PAVE_FDS1 PLAN PROFILE.DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

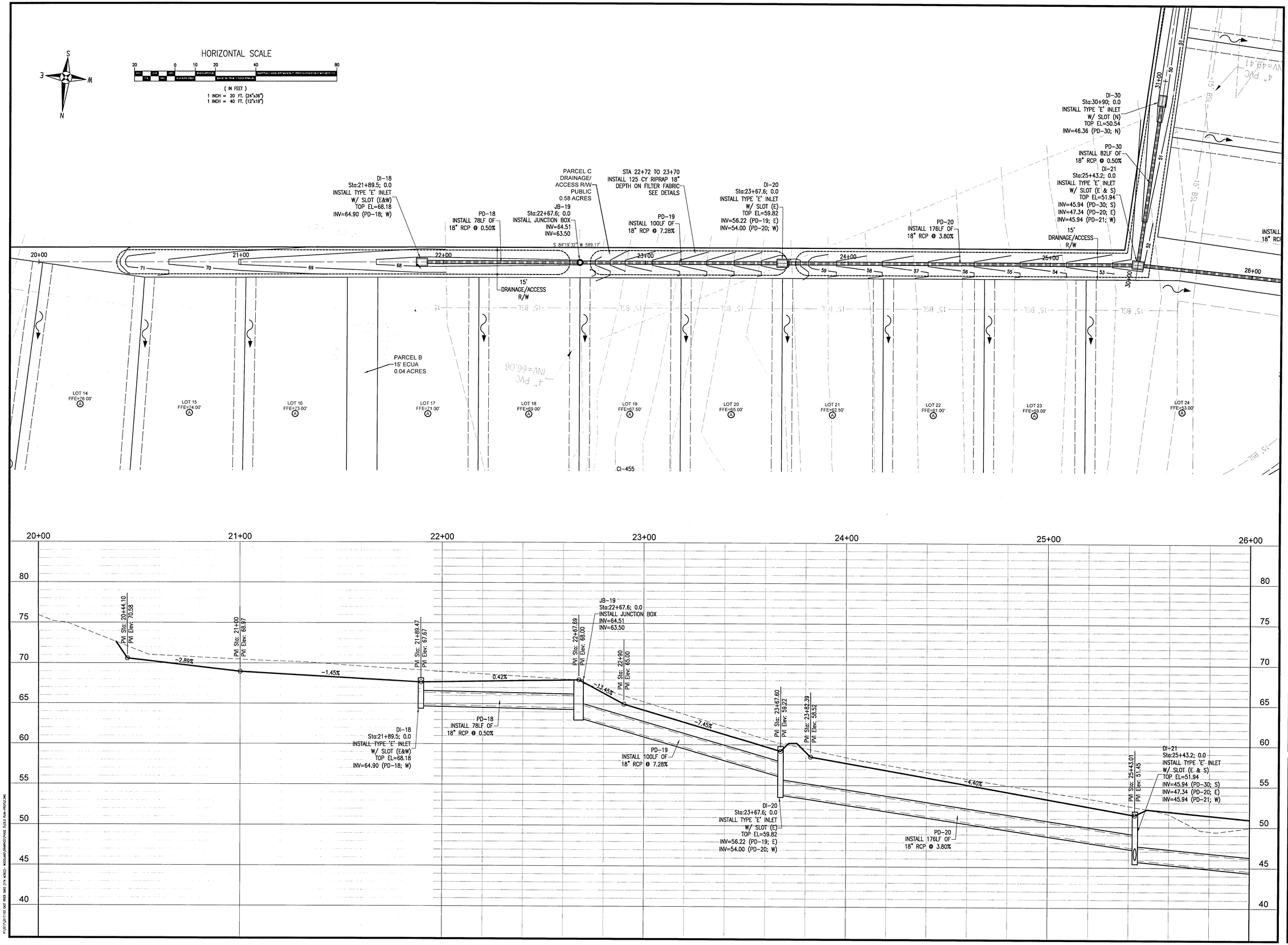
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C6.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

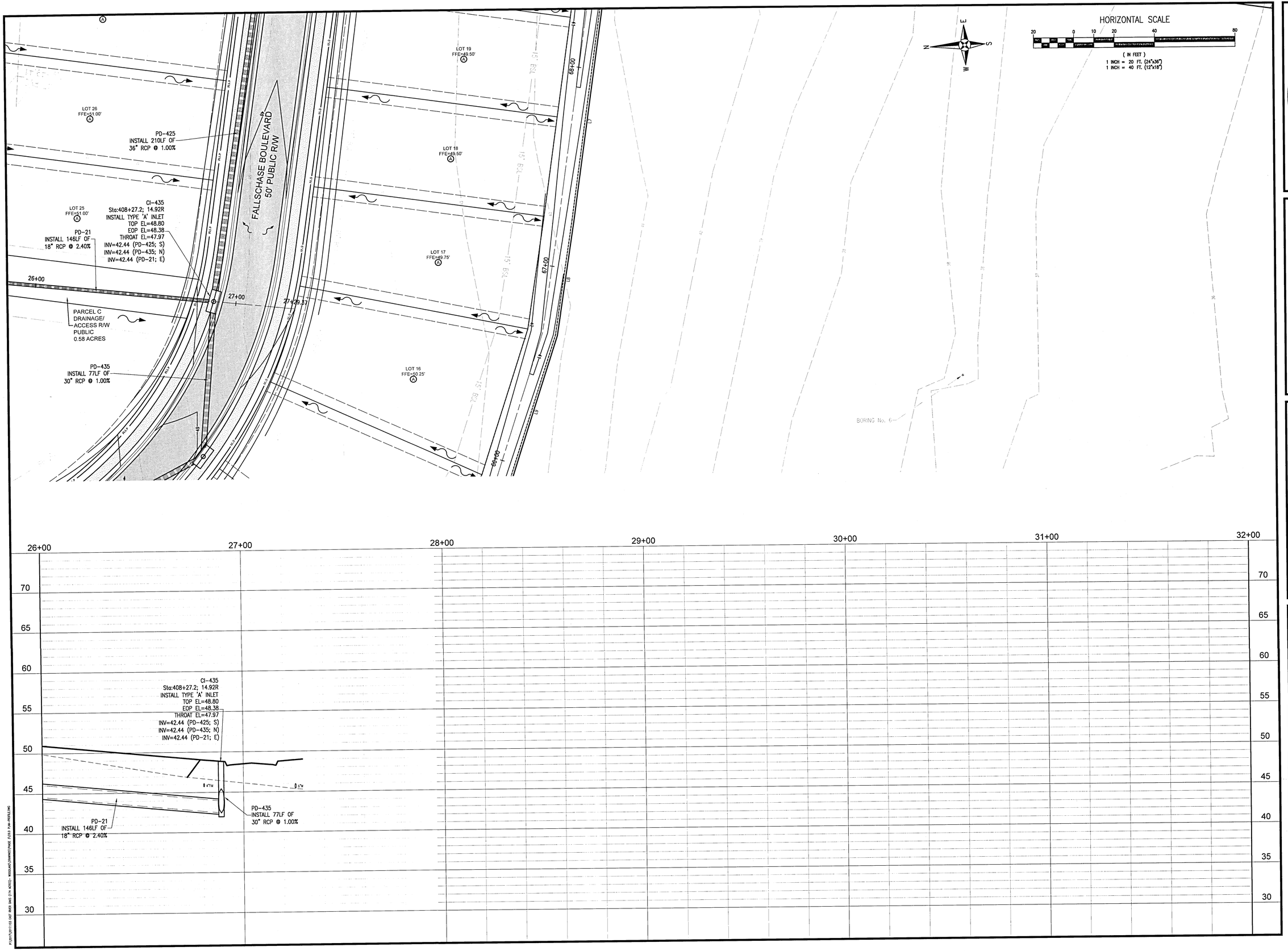
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
4/12/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C6.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

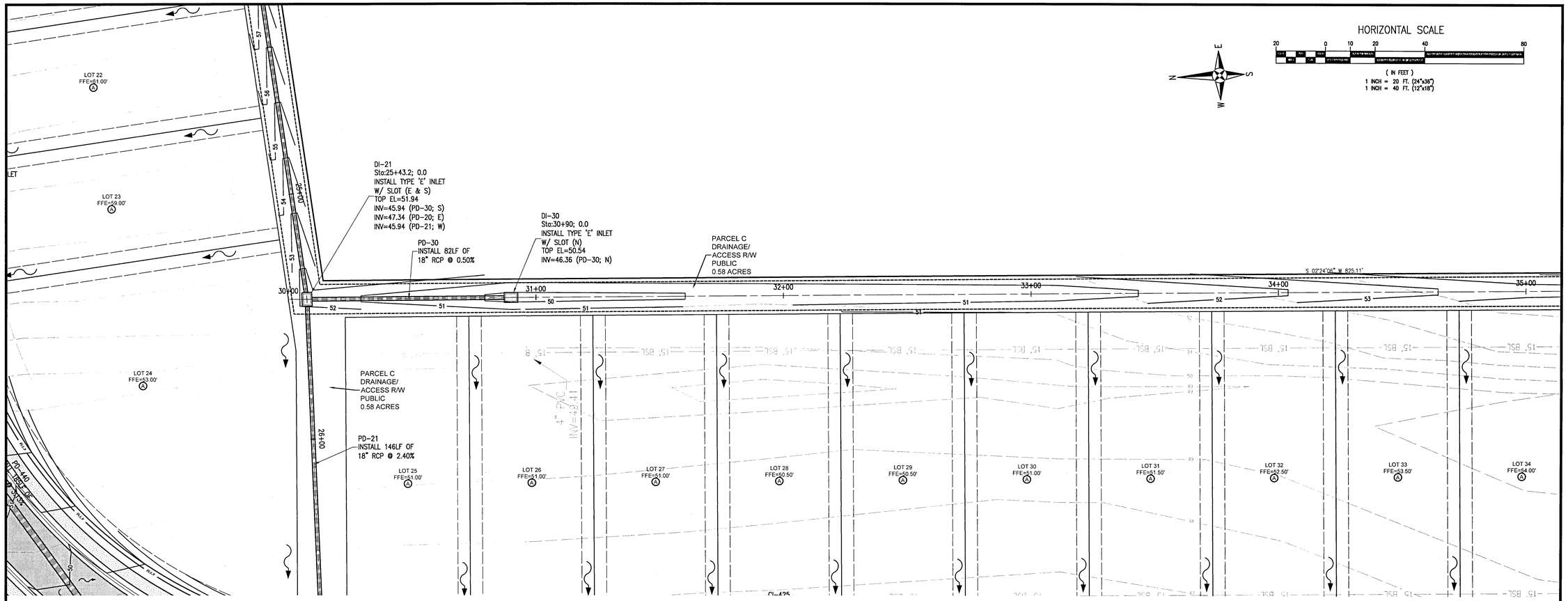
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
9/2/21
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C6.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000637

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
4/12/21
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

C6.3

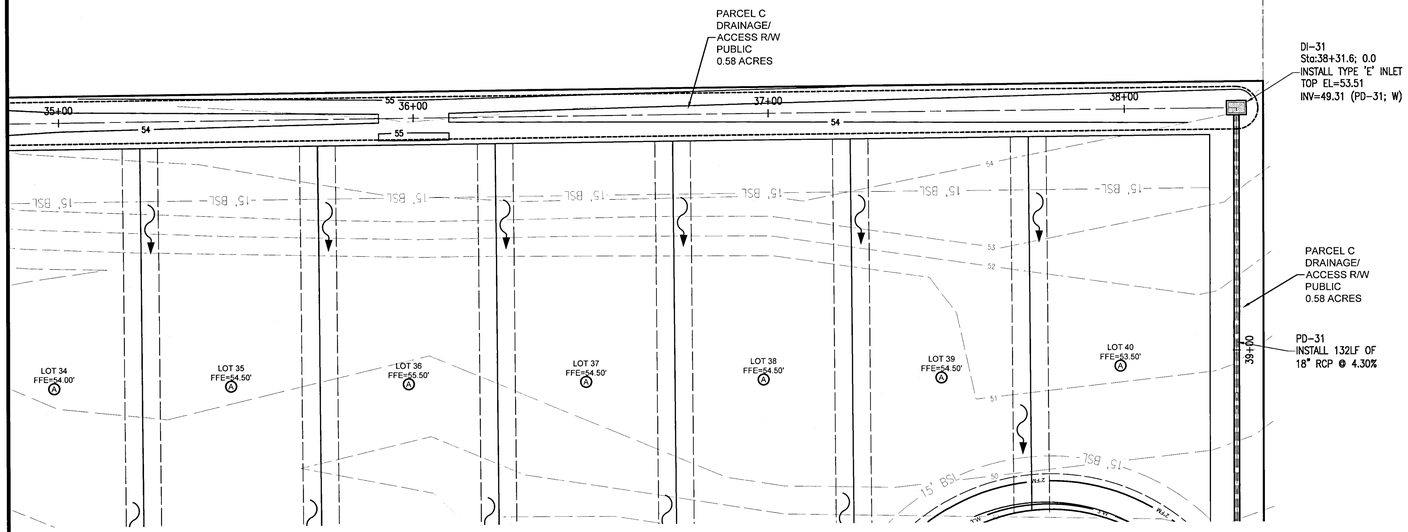
This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

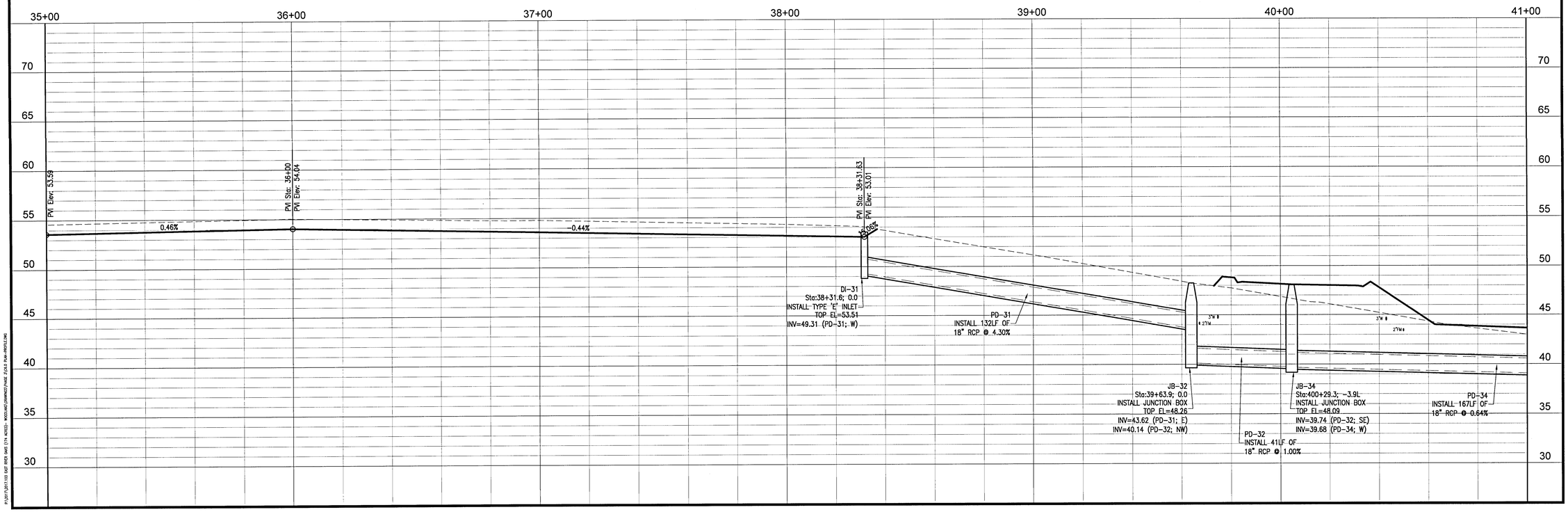
P:\2017\2017.103 DAT RIVER (SHL (17A_ACRES)- WOOD,KIRK\DRAWINGS\PHASE 3\C6.3 PLAN PROFILE.DWG

HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000957

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

LICENSED PROFESSIONAL ENGINEER
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

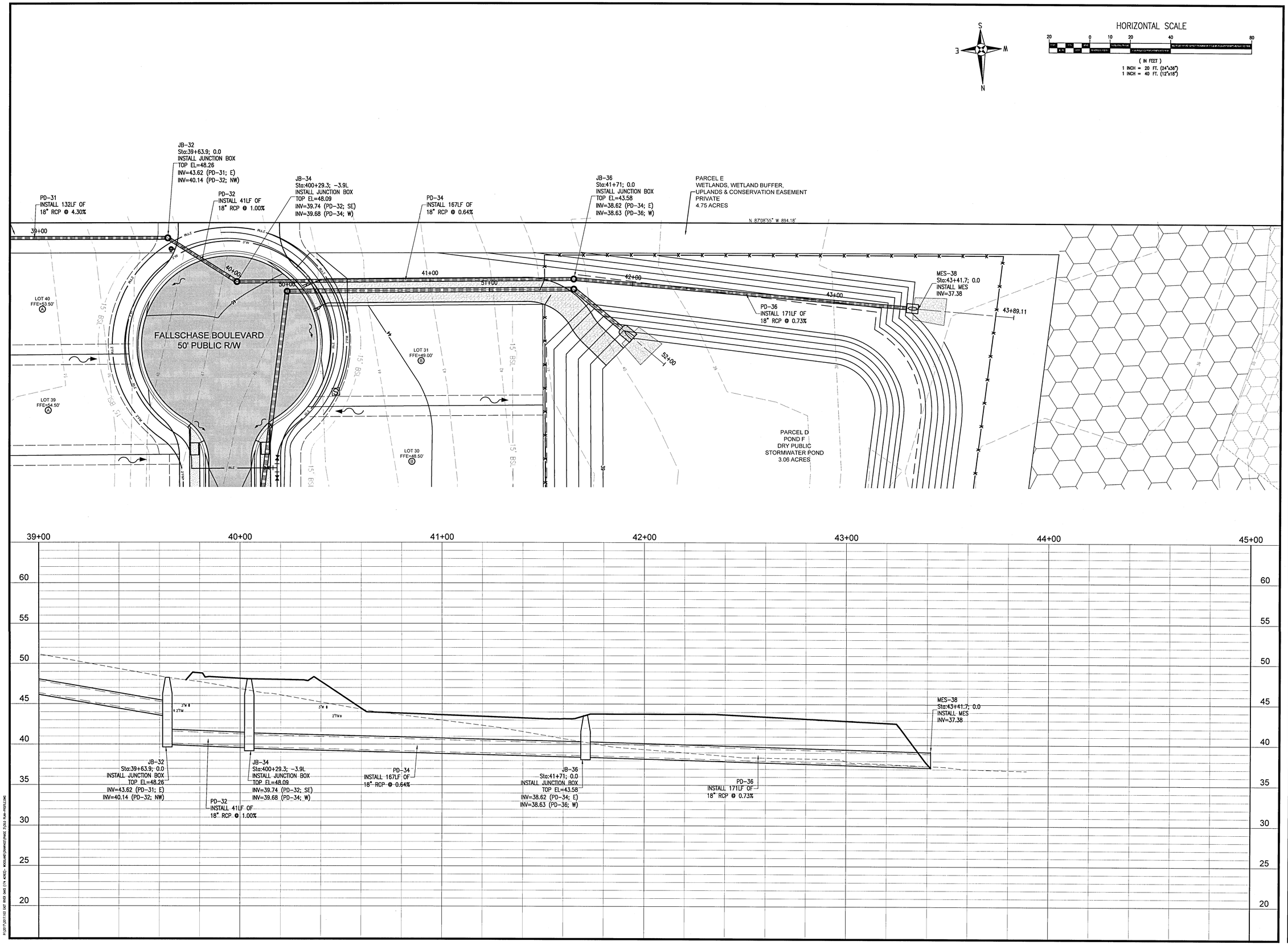
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.

C6.4

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017-103 SGT RIDE GMS (CTY ACRES) - WOO\ARCD\MAPS\PHASE 2\C6.5 XSH-PROFILE.DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

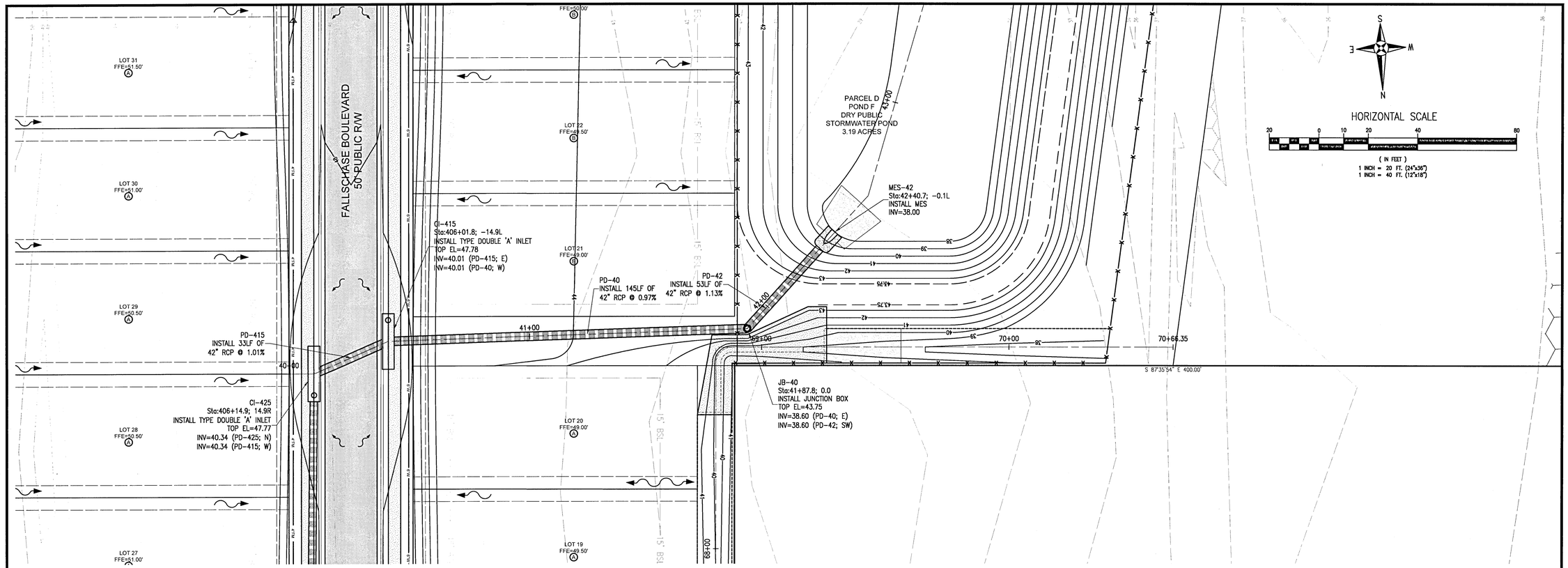
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No.76144
STATE OF FLORIDA
10/4/21

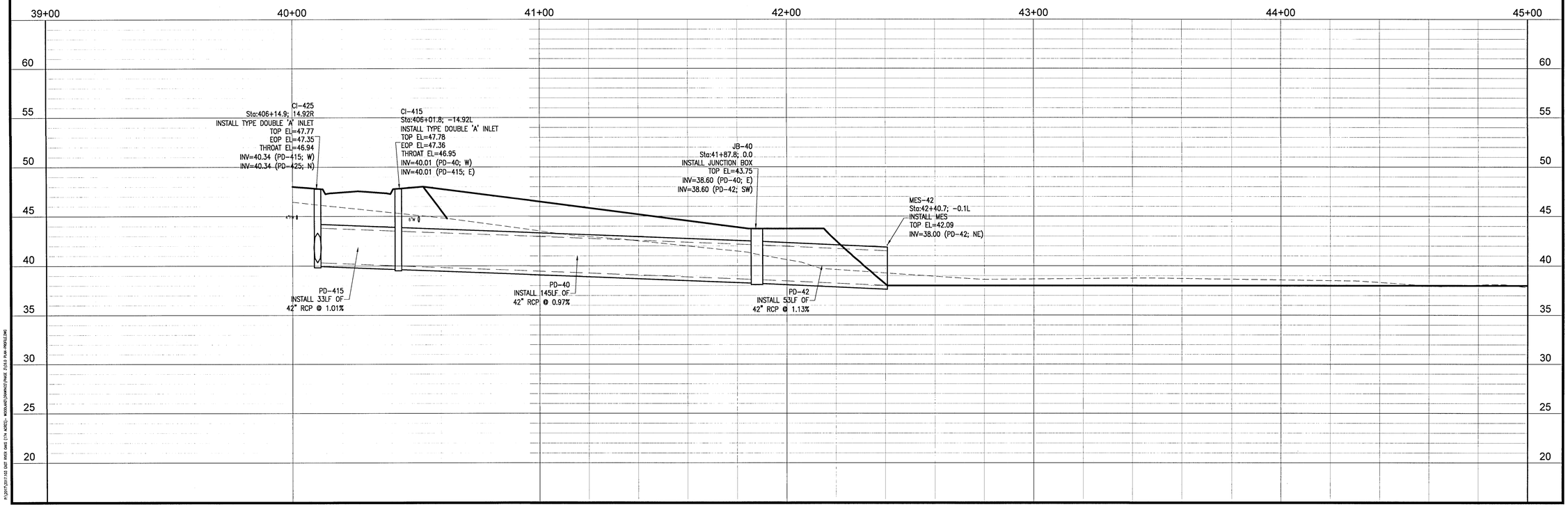
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C6.5

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DEF RWB DWG [11x17_ACAD21- WOOD\WB\DRAWING\PHASE 3\C6.5 PLAN-PROFILE.DWG





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009637

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA JEREMY R. KING No. 78144 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE OF 8/12/21
JEREMY R. KING, P.E.
No.78144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C6.6

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

JB-32
Sta:39+63.9; 0.0
INSTALL JUNCTION BOX
TOP EL=48.26
INV=43.62 (PD-31; E)
INV=40.14 (PD-32; NW)

JB-400
Sta:400+34.3; -28.65L
INSTALL JUNCTION BOX
TOP EL=47.92
EOP EL=47.50
THROAT EL=47.09
INV=40.25 (PD-50; W)
INV=40.25 (PD-400; N)

PARCEL E
WETLANDS, WETLAND BUFFER,
UPLANDS & CONSERVATION EASEMENT
PRIVATE
4.75 ACRES

N 87°08'55" W 894.18'

HORIZONTAL SCALE
20 0 10 20 40 80
(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")

FALLSCHASE BOULEVARD
50' PUBLIC R/W

40+00 41+00 42+00 43+00 43+89.11
50+00 51+00 52+00

PD-50
INSTALL 142LF OF
24" RCP @ 0.72%

JB-50
Sta:51+41.7; 0.0
INSTALL JUNCTION BOX
TOP EL=43.57
INV=39.23 (PD-50; E)
INV=39.23 (PD-52; NW)

LOT 31
FFE=49.00'
B

PD-400
INSTALL 108LF OF
24" RCP @ 0.81%

PD-52
INSTALL 38LF OF
24" RCP @ 0.60%

MES-52
Sta:51+79.8; 0.0
INSTALL MES
INV=39.00

LOT 30
FFE=48.50'
B

PD-405
INSTALL 38LF OF
18" RCP @ 1.00%

CI-410
Sta:401+64.9; 14.92R
INSTALL TYPE 'A' INLET
TOP EL=47.22
EOP EL=46.80
THROAT EL=46.39
INV=41.50 (PD-405; SW)

CI-405
Sta:401+41.8; -14.92L
INSTALL TYPE 'A' INLET
TOP EL=47.26
EOP EL=46.84
THROAT EL=46.43
INV=41.12 (PD-400; S)
INV=41.12 (PD-405; NE)

LOT 29
FFE=48.50'
B

PARCEL D
POND F
DRY PUBLIC
STORMWATER POND
3.06 ACRES

15' BSL

49+00 50+00 51+00 52+00 53+00 54+00 55+00

60 55 50 45 40 35 30 25 20

JB-400
Sta:400+34.3; -28.6L
INSTALL JUNCTION BOX
TOP EL=47.92
INV=40.25 (PD-400; N)
INV=40.25 (PD-50; W)

JB-50
Sta:51+41.7; 0.0
INSTALL JUNCTION BOX
TOP EL=43.57
INV=39.23 (PD-50; E)
INV=39.23 (PD-52; NW)

MES-52
Sta:51+79.8; 0.0
INSTALL MES
INV=39.00

PD-50
INSTALL 142LF OF
24" RCP @ 0.72%

PD-52
INSTALL 38LF OF
24" RCP @ 0.60%

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Palafox Street, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA
JEREMY R. KING
No. 76144
REGISTERED
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

DRAWING No.
C6.7

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 DEC BVD_9MC (17+ ACRES)\~ WOOD-MD\DRAWINGS\PHASE 3\C6.0 PLAN-PROFILE.DWG

LOT 15
FFE=51.00'
A

LOT 14
FFE=52.00'
A

LOT 13
FFE=53.00'
A

LOT 12
FFE=54.50'
A

LOT 11
FFE=57.00'
A

LOT 10
FFE=59.00'
A

LOT 9
FFE=61.00'
A

LOT 8
FFE=64.00'
A

LOT 7
FFE=67.50'
A

5' PRIVATE
DRAINAGE EASEMENT
TYPICAL OF ALL

CONSTRUCT 650 LF OF TYPE 3 DITCH
SEE SHEET C3.4 FOR DETAILS

PARCEL G
15' DRAINAGE/
ACCESS R/W
PUBLIC
0.23 ACRES

DI-12
Sta:13+43.9; 0.0
INSTALL TYPE 'D' INLET
W/ SLOT (N)
TOP EL=66.64
INV=62.10 (PD-12; S)

HORIZONTAL SCALE
20 0 10 20 40 80
(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")

60+00 61+00 62+00 63+00 64+00 65+00 66+00

70 65 60 55 50 45 40 35 30

PVI Sta: 62+08.02
PVI Elev: 52.55
-6.29%
PVI Sta: 62+50
PVI Elev: 49.91
-3.53%
PVI Sta: 63+00
PVI Elev: 48.14
-3.93%
PVI Sta: 63+50
PVI Elev: 46.17
-3.79%
PVI Sta: 64+00
PVI Elev: 44.28
-2.72%
PVI Sta: 64+50
PVI Elev: 42.92
-1.49%
PVI Sta: 65+00
PVI Elev: 42.17
-1.01%
PVI Sta: 65+50
PVI Elev: 41.67
-0.93%
PVI Sta: 66+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0009657

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

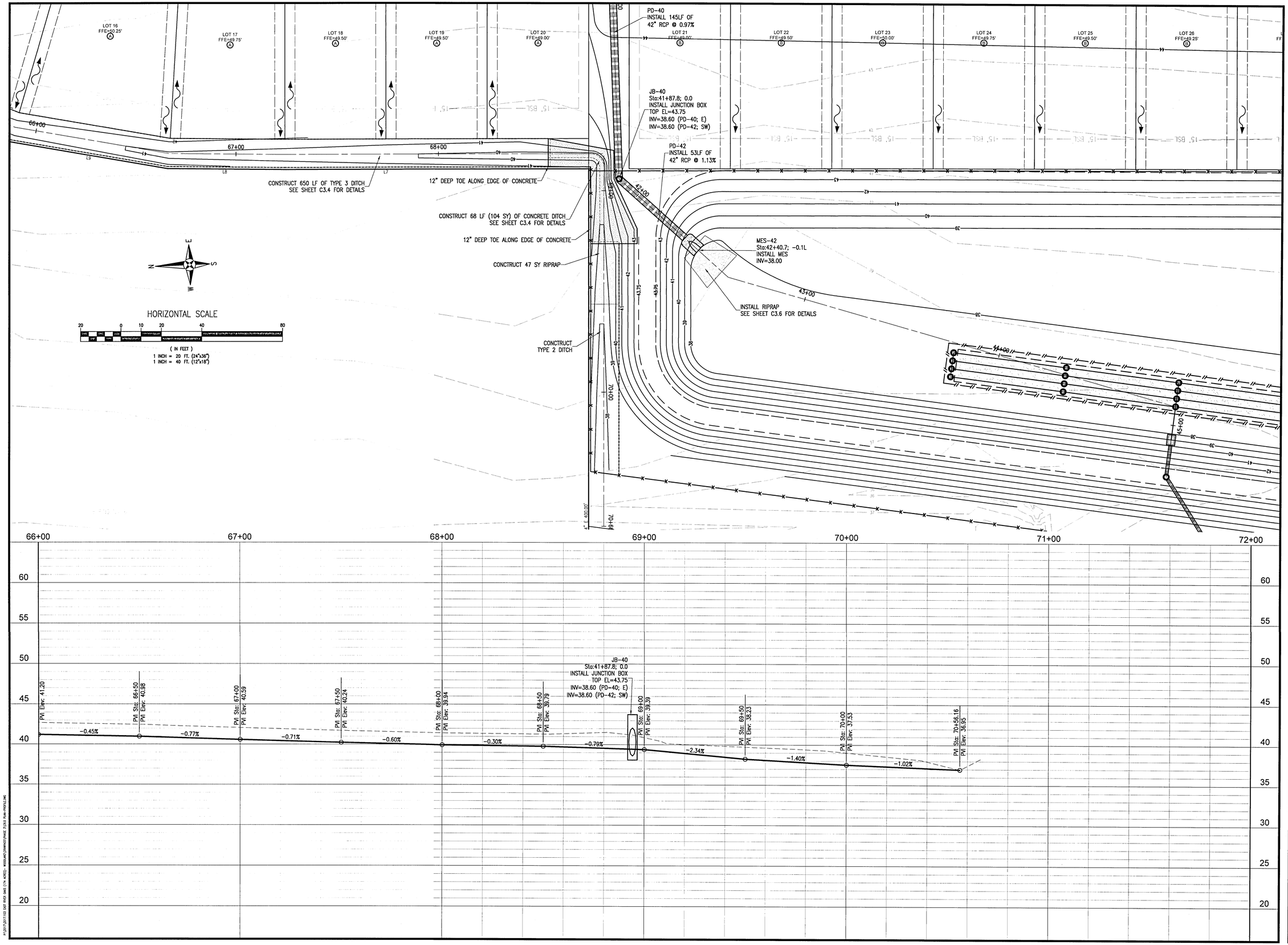
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSE
No. 78144
STATE OF
FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No. 78144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.
C6.8

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 GAT RBA JWE (TA KING) - MAIN\LWD\DRAWINGS\PHASE 3\PLAN PROFILE.DWG



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009957

PLAN & PROFILES

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

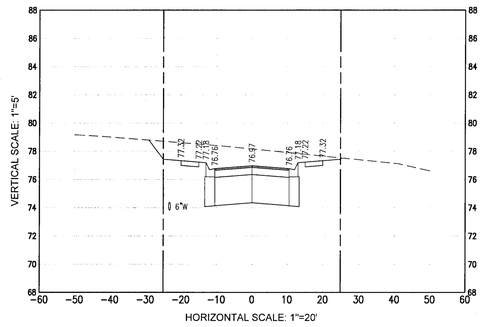
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSED
No. 74144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING
8/11/21

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

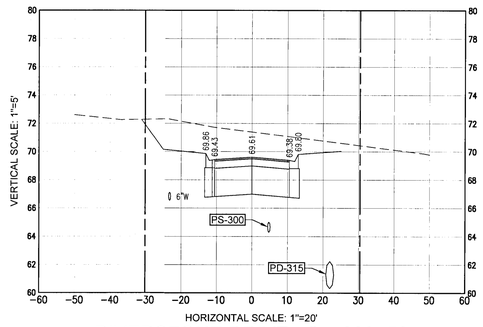
DRAWING No.
C6.9

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

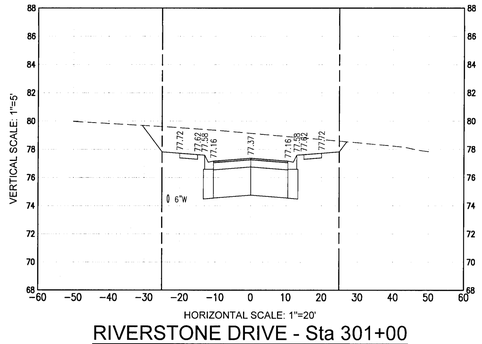
P:\2017\2017.103 DAT BWR SWC (11 ACRES)- WOOD\MC\DWG\PAVE_ELIAS PVM-PROFILE.MC



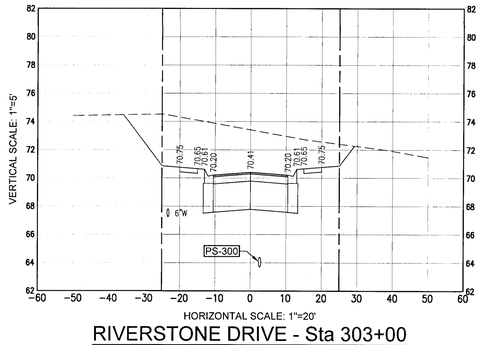
RIVERSTONE DRIVE - Sta 301+50



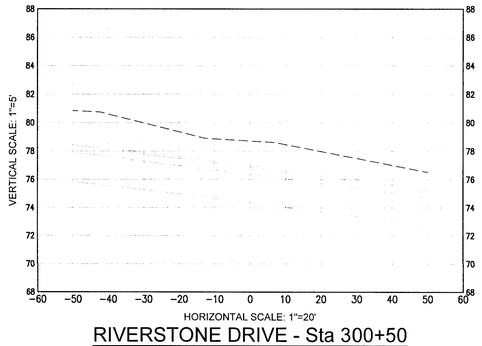
RIVERSTONE DRIVE - Sta 303+50



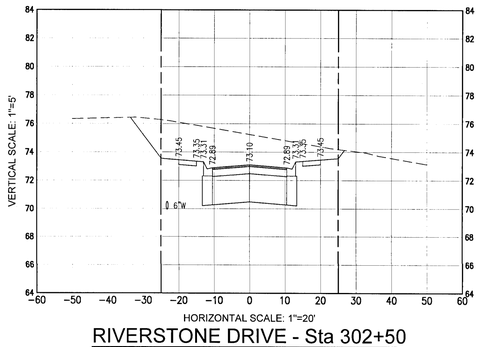
RIVERSTONE DRIVE - Sta 301+00



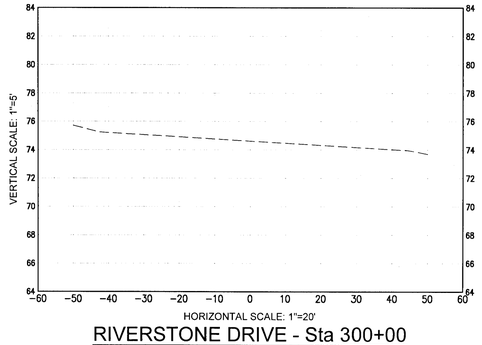
RIVERSTONE DRIVE - Sta 303+00



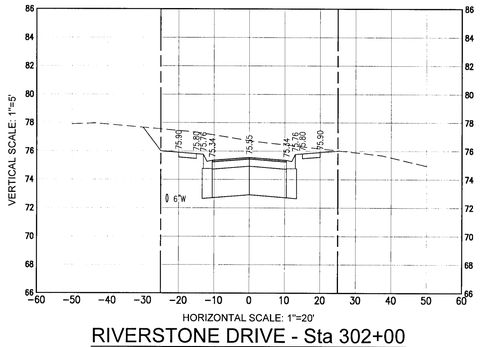
RIVERSTONE DRIVE - Sta 300+50



RIVERSTONE DRIVE - Sta 302+50



RIVERSTONE DRIVE - Sta 300+00



RIVERSTONE DRIVE - Sta 302+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

RIVERSTONE DRIVE
CROSS SECTIONS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY RYAN KING
LICENSE
No. 76144
STATE OF FLORIDA
PROFESSIONAL ENGINEER
JEREMY R. KING, P.E.
No. 76144

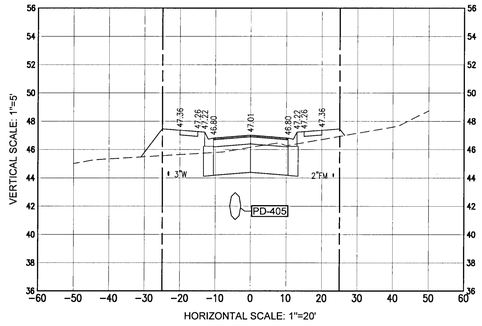
Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

DRAWING No.

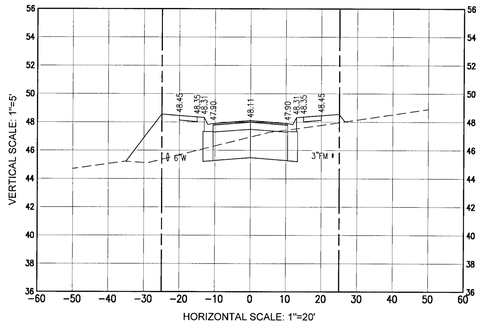
C7.0

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

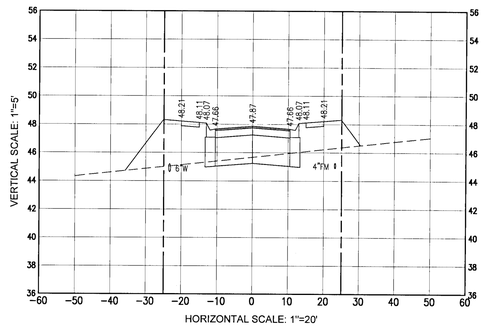
P:\2017\2017.103 (NEW 9MR SWS (TA #2870) - ROCKLAND\SHEETS\CIVIL\PHASE 3\C7.0 CROSS SECTIONS.DWG



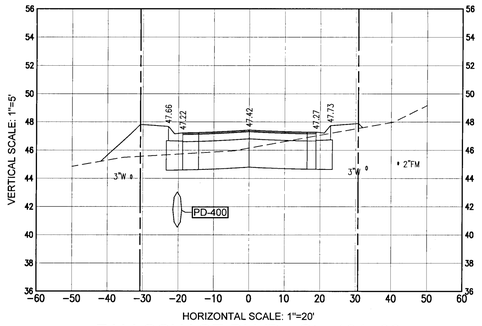
FALLSCHASE BLVD - Sta 401+50



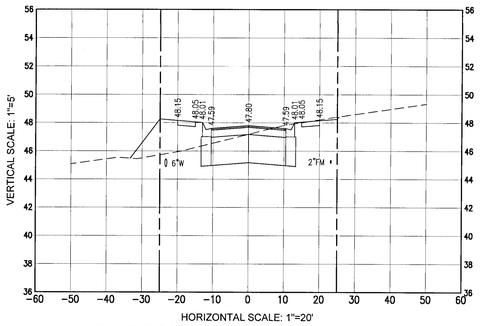
FALLSCHASE BLVD - Sta 403+50



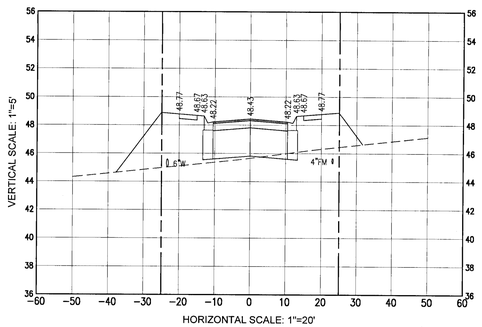
FALLSCHASE BLVD - Sta 405+50



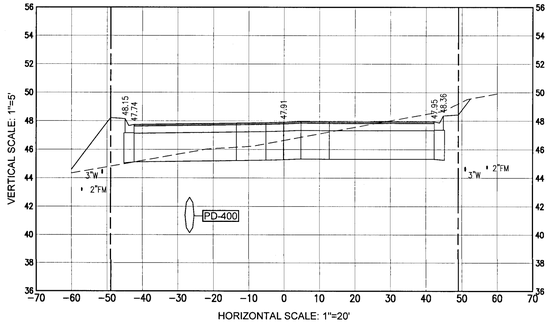
FALLSCHASE BLVD - Sta 401+00



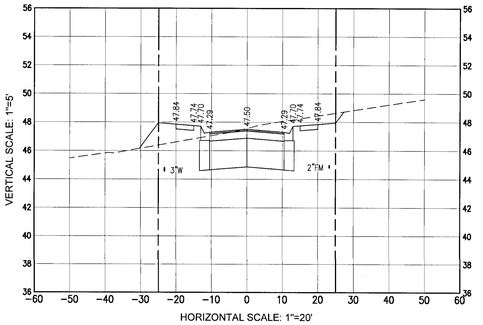
FALLSCHASE BLVD - Sta 403+00



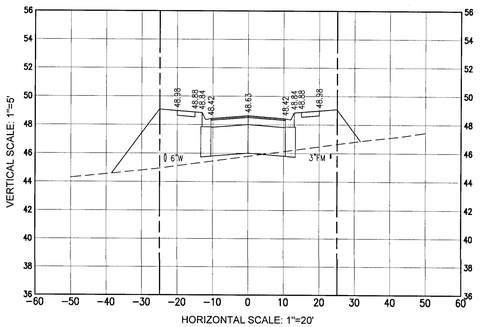
FALLSCHASE BLVD - Sta 405+00



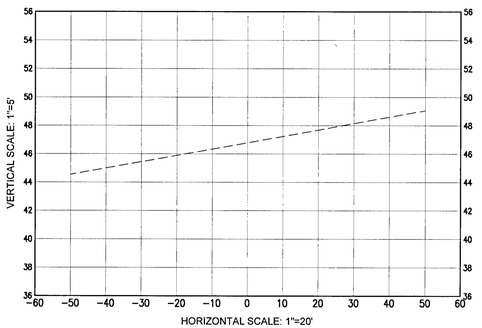
FALLSCHASE BLVD - Sta 400+50



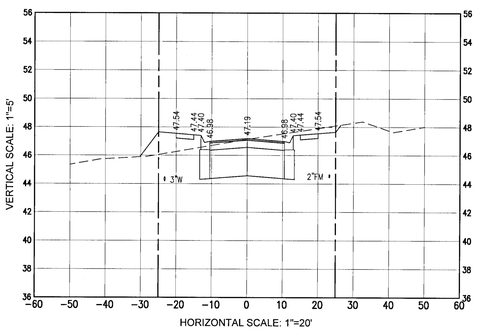
FALLSCHASE BLVD - Sta 402+50



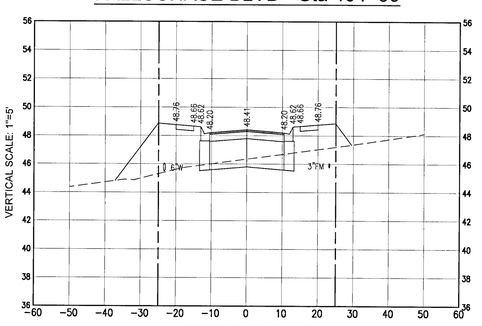
FALLSCHASE BLVD - Sta 404+50



FALLSCHASE BLVD - Sta 400+00



FALLSCHASE BLVD - Sta 402+00



FALLSCHASE BLVD - Sta 404+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 W. Nine Mile Road, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

FALLSCHASE BLVD
CROSS SECTIONS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

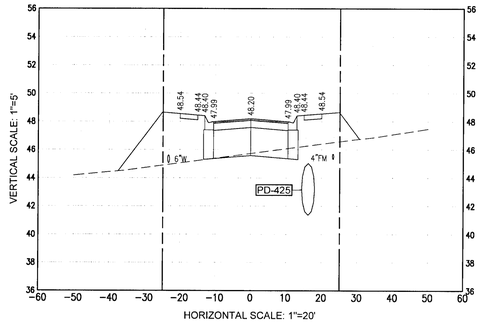
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING, P.E.
No:76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 10/4/2021

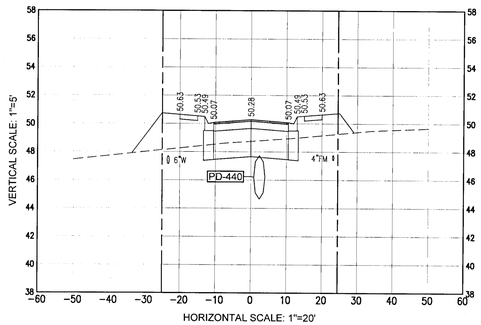
DRAWING No.
C7.1

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

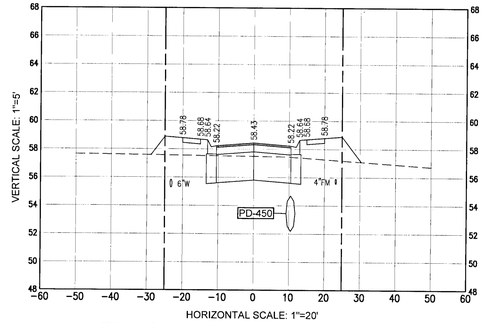
P:\2017\2017.103 EAST BASE GMS [1H: ACRES]- W:\COGO\DRAWING\Phase 3\C7.1 CSS SECTIONS.DWG



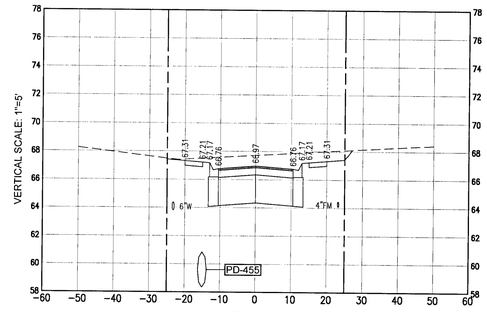
FALLSCHASE BLVD - Sta 407+50



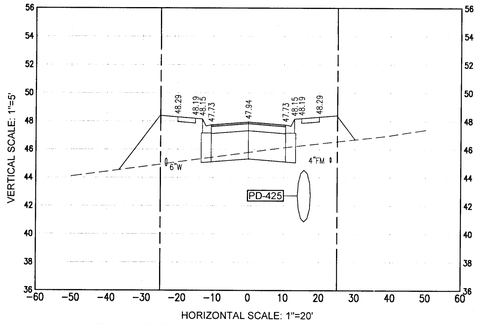
FALLSCHASE BLVD - Sta 409+50



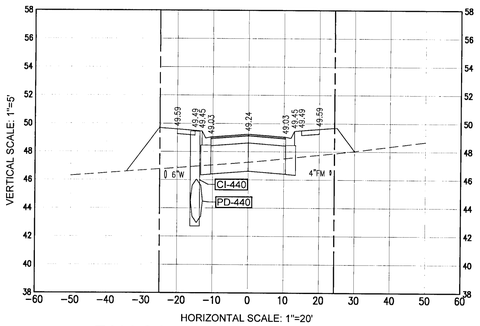
FALLSCHASE BLVD - Sta 411+50



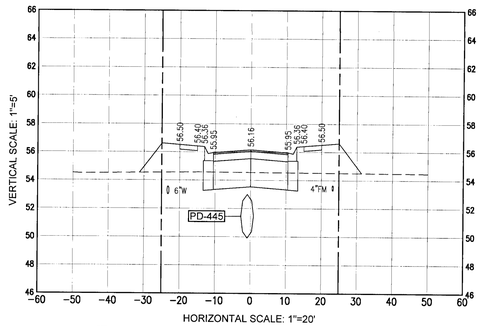
FALLSCHASE BLVD - Sta 413+50



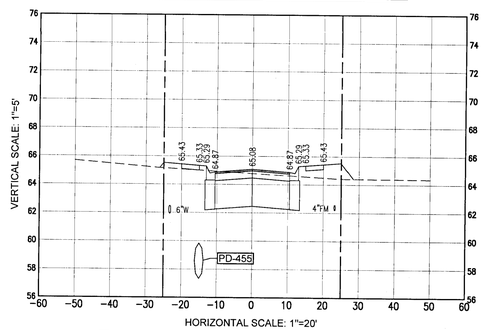
FALLSCHASE BLVD - Sta 407+00



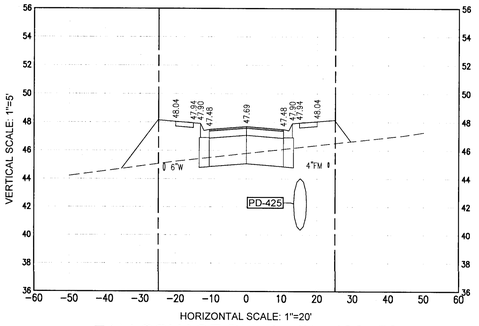
FALLSCHASE BLVD - Sta 409+00



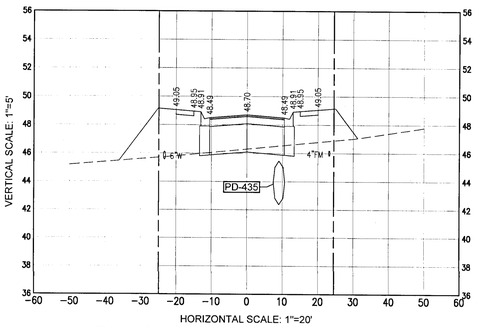
FALLSCHASE BLVD - Sta 411+00



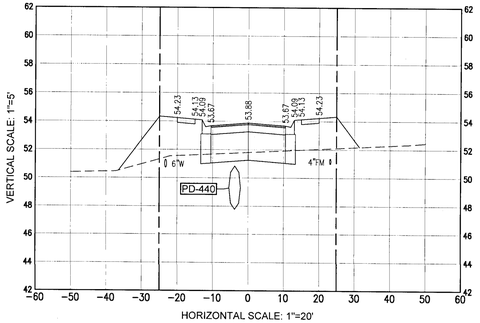
FALLSCHASE BLVD - Sta 413+00



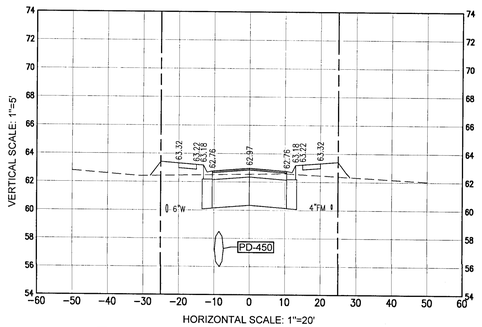
FALLSCHASE BLVD - Sta 406+50



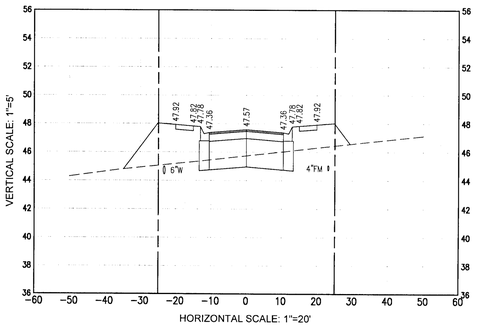
FALLSCHASE BLVD - Sta 408+50



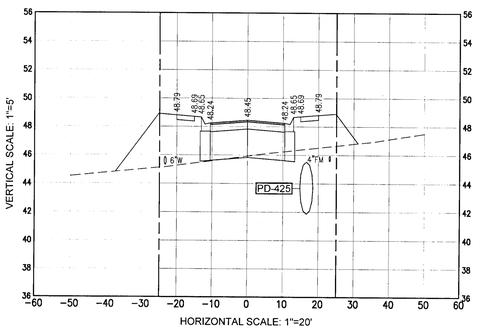
FALLSCHASE BLVD - Sta 410+50



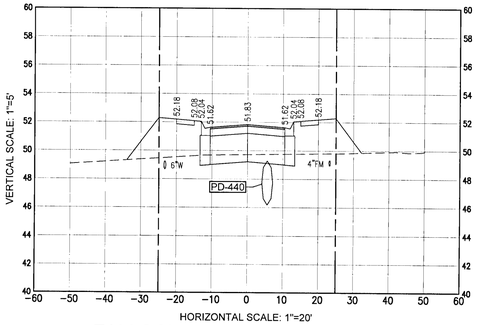
FALLSCHASE BLVD - Sta 412+50



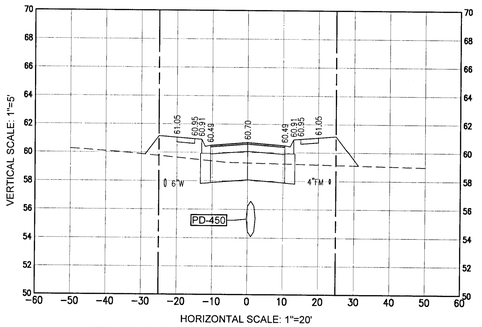
FALLSCHASE BLVD - Sta 406+00



FALLSCHASE BLVD - Sta 408+00



FALLSCHASE BLVD - Sta 410+00



FALLSCHASE BLVD - Sta 412+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

FALLSCHASE BLVD CROSS SECTIONS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

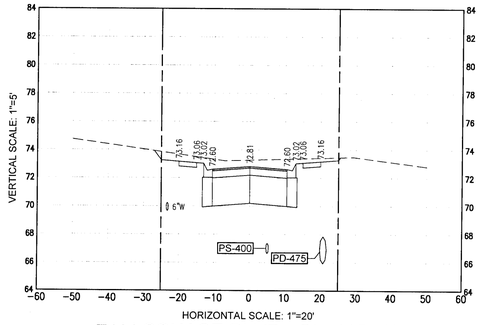
SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
LICENSE
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No. 76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

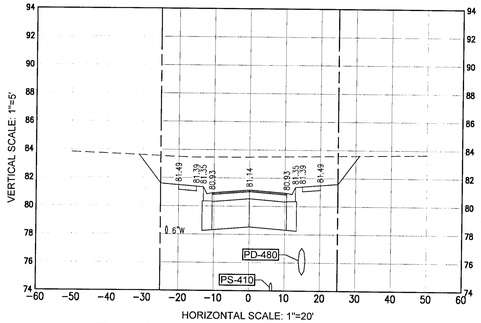
DRAWING No.
C7.2

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

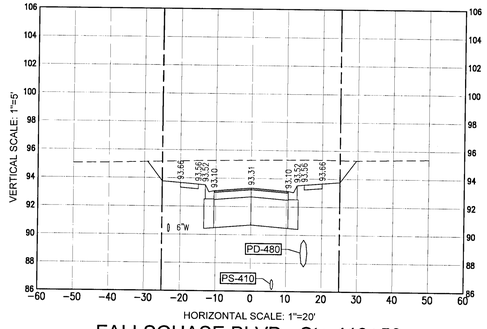
P:\2017\2017.103 SAT BNAT SAVE (1Yr ADED)- WCOUNTDRAWINGS\Plots\ 7\C7.0 CROSS SECTIONS.DWG



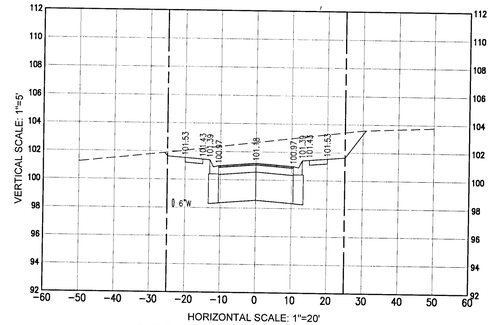
FALLSCHASE BLVD - Sta 415+50



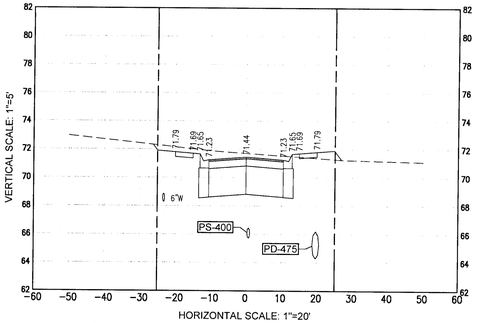
FALLSCHASE BLVD - Sta 417+50



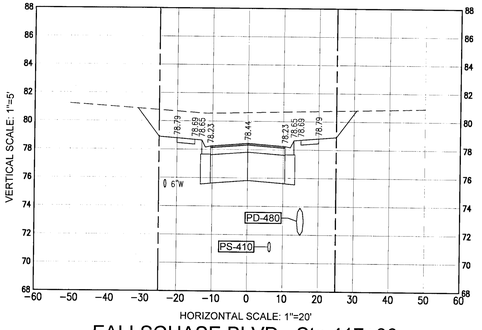
FALLSCHASE BLVD - Sta 419+50



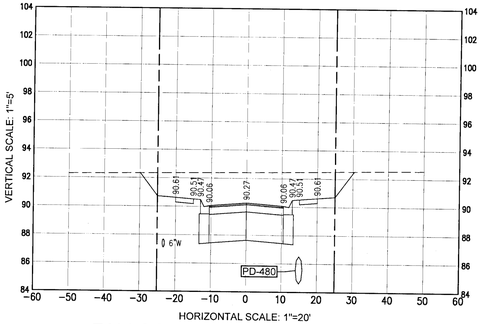
FALLSCHASE BLVD - Sta 421+50



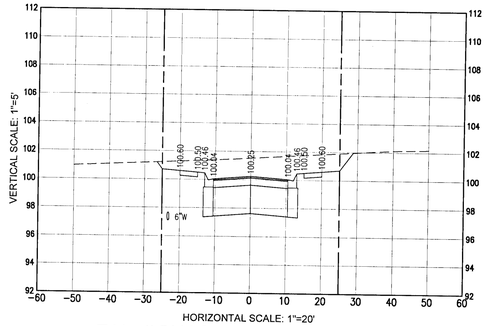
FALLSCHASE BLVD - Sta 415+00



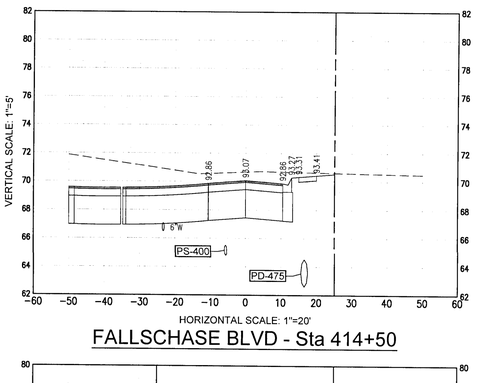
FALLSCHASE BLVD - Sta 417+00



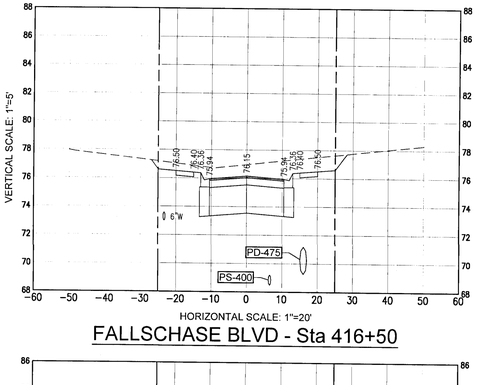
FALLSCHASE BLVD - Sta 419+00



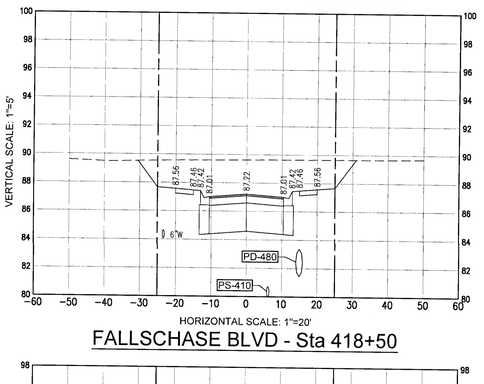
FALLSCHASE BLVD - Sta 421+00



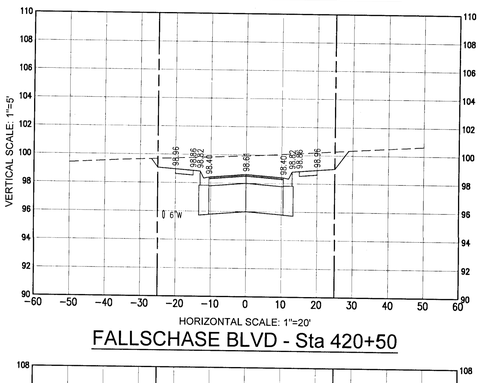
FALLSCHASE BLVD - Sta 414+50



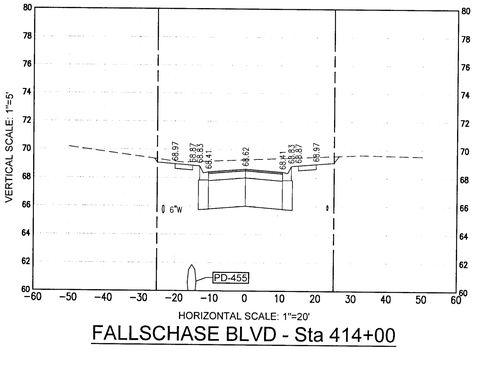
FALLSCHASE BLVD - Sta 416+50



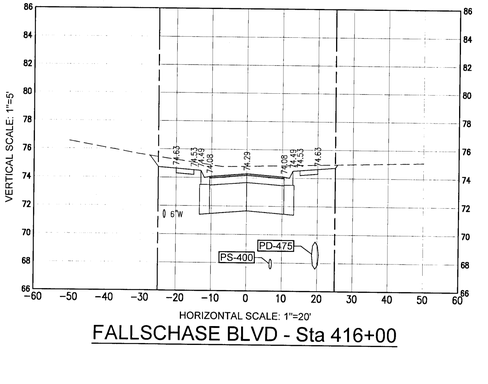
FALLSCHASE BLVD - Sta 418+50



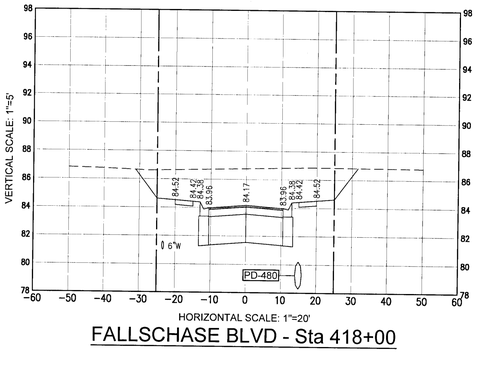
FALLSCHASE BLVD - Sta 420+50



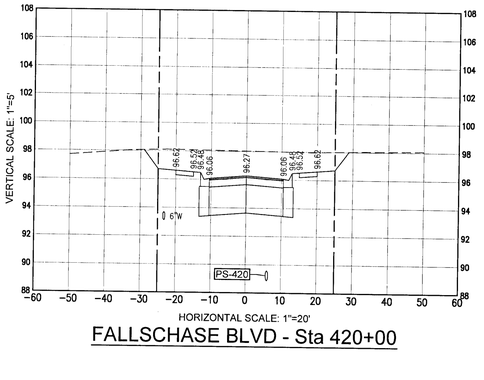
FALLSCHASE BLVD - Sta 414+00



FALLSCHASE BLVD - Sta 416+00



FALLSCHASE BLVD - Sta 418+00



FALLSCHASE BLVD - Sta 420+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009057

FALLSCHASE BLVD CROSS SECTIONS

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
JEREMY R. KING
No. 76144
STATE OF FLORIDA
JEREMY R. KING, P.E.
No.76144

Dr. By: CBD
Ck By: JRK
Job No.: 2017.103
Date: 8/11/2021

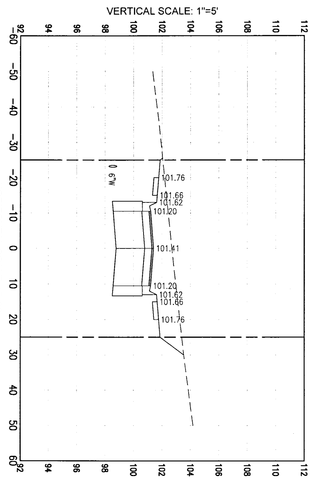
DRAWING No.

C7.3

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

P:\2017\2017.103 EAST RIVER OAKS (174 ACRES)_WOODLAND\DRAWINGS\PHASE 3\C7.0 CROSS SECTIONS.DWG

P:\2017\2017.103 EAST RIVER OAKS (17+ ACRES)- WOODLAND\DRAWINGS\PHASE 3\C7.0 CROSS SECTIONS.DWG



C7.4	Dr. By: CBD Ck By: JRK Job No.: 2017.103 Date: 8/11/2021	SEAL NOT FOR CONSTRUCTION STATE OF FLORIDA JEREMY R. KING, P.E. No. 76194
DRAWING No.		

No.	DATE	REVISION

Fallschase at Pathstone
Phase 3
An 88 Lot Subdivision
9 Mile Road
ESCAMBIA COUNTY, FLORIDA

FALLSCHASE BLVD
CROSS SECTIONS

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

This drawing is the property of Rebol-Battle & Associates, and may not be reproduced without written permission.

DRAINAGE FEE

Imperv. Surf. 70,382 Sq ft

Stormwater Ret. 0.78 % (F)

Total Drainage Fee $2,744.90

Pond Maint. Fee: PRIVATE

Approved J. Hampton 10-13-21
Designee Date

This document has been reviewed in accordance with requirements of applicable Escambia County Regulations and Ordinances and does not in any way relieve the submitting Architect, Engineer, Surveyor, or other signatory from responsibility of details as drawn.

SITE CONSTRUCTION PLANS
FOR
LEDGESTONE SUBDIVISION
A 36 LOT SUBDIVISION
8600 BLK BEULAH ROAD ESCAMBIA COUNTY
April 21, 2021

ECUA ENGINEERING MANUAL REFERENCE NOTE*
*NOTES SHALL BE INSERTED IN THE UPPER RIGHT CORNER OF TITLE SHEET
APPLICABLE ONLY TO ECUA INFRASTRUCTURE TO BE CONSTRUCTED IN PUBLIC ROW OR IN UTILITY EASEMENT; NOT TO BE APPLIED TO PRIVATE WATER/SEWER FACILITIES ON PRIVATE PROPERTY (SEE BUILDING CODE)

A. ECUA ENGINEERING MANUAL INCORPORATED BY REFERENCE

THE ECUA ENGINEERING MANUAL, DATED DECEMBER 18, 2014, ALONG WITH UPDATE # 1 DATED SEPTEMBER 1, 2016 (HEREINAFTER "MANUAL"), LOCATED AT WWW.ECUA.FL.GOV, IS HEREBY INCORPORATED BY REFERENCE INTO THIS PROJECT'S OFFICIAL CONTRACT DOCUMENTS AS IF FULLY SET FORTH THEREIN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE KNOWLEDGEABLE OF THE MANUAL'S CONTENTS AND TO CONSTRUCT THE PROJECT IN ACCORDANCE WITH THE MANUAL. THE CONTRACTOR SHALL PROVIDE ITS EMPLOYEES ACCESS TO THE MANUAL AT ALL TIMES, VIA PROJECT SITE OR OFFICE, VIA DIGITAL OR PAPER FORMAT. IN THE EVENT OF A CONFLICT BETWEEN THE MANUAL AND PLANS, CONTRACTOR SHALL CONSULT ENGINEER OF RECORD FOR PROPER RESOLUTION.

B. ADDITIONAL DOCUMENTS (TO BE COMPLETED BY THE ENGINEER OF RECORD)

DOES THIS PROJECT HAVE ADDITIONAL TECHNICAL SPECIFICATIONS OR CONSTRUCTION DETAILS THAT SUPERSEDE THE MANUAL LISTED ABOVE?

■YES □NO

IF YES, CONTRACTOR SHALL CONSTRUCT PROJECT IN ACCORDANCE WITH SAID DOCUMENTS AS LISTED AND LOCATED BELOW:

DOCUMENT NAME	DOCUMENT TYPE		LOCATION	
	SPECIFICATION	DETAIL	PLANS	PROJECT MANUAL*
LPFM DETAIL		X	X	

PROJECT MANUALS USED ONLY WITH ECUA CIP PROJECTS

C. ENGINEER OF RECORD RESPONSIBILITIES

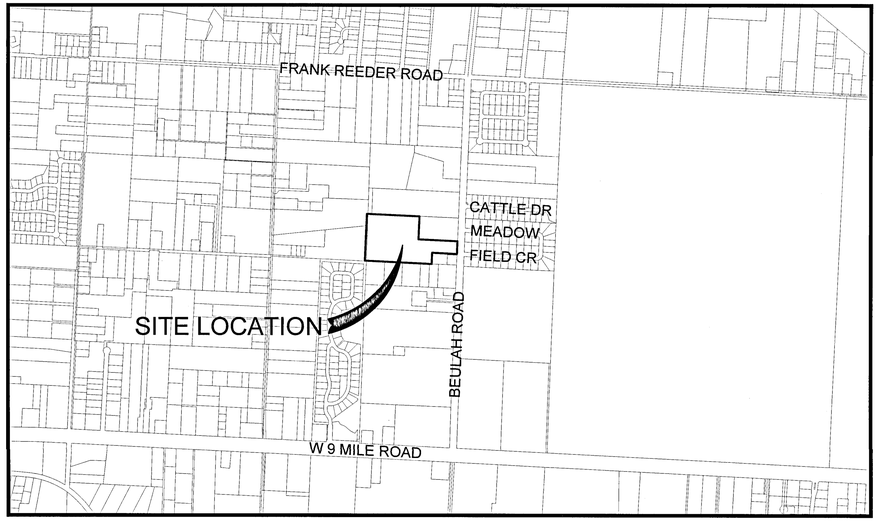
THE ENGINEERS OF RECORD (EORS) THAT HAVE AFFIXED THEIR SEALS AND SIGNATURES ON THESE PLANS WARRANT THEIR PORTIONS OF THE PLANS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE MANUAL (UNLESS OTHERWISE DIRECTED BY THE ECUA PROJECT ENGINEER). THE EORS SHALL BE KNOWLEDGEABLE OF THE MANUAL'S CONTENTS AND SHALL ASSUME RESPONSIBILITY FOR ITS USE ON THIS PROJECT.

RBA PROJECT NO.: 2018.158

SITE INFORMATION	
OWNER:	LEDGESTONE DEVELOPERS LLC 8608 EIGHT MILE CREEK RD PENSACOLA, FL 32526 850.000.0000
DEVELOPER:	LEDGESTONE DEVELOPERS LLC 8608 EIGHT MILE CREEK RD PENSACOLA, FL 32526 850.000.0000
PROPERTY REFERENCE NO:	06-1S-31-1401-002-002
PROPERTY ADDRESS:	8600 BLK BEULAH ROAD
PROPERTY AREA:	14.37 ACRES
PROJECT AREA:	14.37 ACRES
PROPERTY ZONING:	LDR
FUTURE LAND USE:	MU-S
PROPOSED ACTIVITY:	SINGLE FAMILY DETACHED SUBDIVISION
REQUIRED BUILDING SETBACKS LDR:	FRONT YARD – 25 FT. SIDE YARD – 5 FT. OR 10% REAR YARD – 25 FT.

FEMA FLOOD INSURANCE RATE MAP INFORMATION					
THE PARCEL SHOWN FOR DEVELOPMENT IS LOCATED WITHIN THE FOLLOWING FLOOD ZONE(S) AS DETAILED BY FEMA FIRM (FLOOD INSURANCE RATE MAP) INFORMATION DESCRIBED BELOW:					
FLOOD ZONE(S)	COMMUNITY No.	MAP No.	PANEL No.	SUFFIX	MAP REVISION DATE
X	120080	12033C	0270	G	SEPT 29, 2006

CONTACTS	
REBOL-BATTLE & ASSOCIATES CIVIL ENGINEERS AND SURVEYORS 2301 N. NINTH AVENUE SUITE 300 PENSACOLA, FLORIDA 32503	CONTACT: PAUL A. BATTLE, P.E. CONTACT: MARK. A. NORRIS, P.S.M. PHONE: 850.438.0400 FAX: 850.438.0448
GULF POWER 500 BAYFRONT PARKWAY PENSACOLA, FLORIDA 32520	CONTACT: DON SCHOFIELD PHONE: 850.444.6555 FAX: 850.444.6432
COX CABLE 2205 LaVISTA AVE. PENSACOLA, FLORIDA 32504	CONTACT: RICHARD EMMONS PHONE: 850.477.2695 FAX: 850.479.3912
ECUA P.O. BOX 15311 PENSACOLA, FLORIDA 32514	CONTACT: PERRY WHITE PHONE: 850.969.3312
ENERGY SERVICES GAS 1625 ATWOOD DRIVE PENSACOLA, FLORIDA 32504	CONTACT: JOHN DeMARS PHONE: 850.474.5322 FAX: 850.474.5330
AT&T, INC. 605 W. GARDEN STREET PENSACOLA, FLORIDA 32501	CONTACT: JONATHAN BLANKINCHIP PHONE: 850.436.1489
ESCAMBIA COUNTY ENGINEER 1190 W. LEONARD STREET PENSACOLA, FLORIDA 32501	CONTACT: JOY BLACKMON PHONE: 850.595.3434
FARM HILL UTILITY, INC 120 MADRID RD CANTONMENT, FL 32533	CONTACT: SHAUN CONDON PHONE: 850.968.2573
GULF SOUTH PIPELINE 480 VAN PELT LANE PENSACOLA, FL 32505	CONTACT: CHUCK CHAPMAN PHONE: 850.324.6337
MCI	PHONE: 800.624.9675
SUNSHINE UTILITIES	PHONE: 800.432.4770



VICINITY MAP
SCALE: 1"=1000'

INDEX OF DRAWINGS

C1.0	EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN
C1.1	EROSION CONTROL DETAILS
C1.2	NPDES-STORMWATER POLLUTION PREVENTION PLAN
C2.0	SITE LAYOUT AND DIMENSION PLAN
C2.1	SITE DETAILS
C3.0	GRADING AND DRAINAGE PLAN
C3.1-C3.3	GRADING AND DRAINAGE DETAILS
C3.4	NEIGHBORHOOD LOT GRADING PLAN
C3.5	NEIGHBORHOOD LOT GRADING DETAILS
C4.0	UTILITY PLAN
C4.1	FDOT UTILITY PLAN AND DETAILS
C5.0-C5.9	PLAN & PROFILES
C6.0-C6.3	ROAD CROSS SECTION
~~C7.0~~	~~FDOT 660 SURVEY~~
~~C7.1-C7.3~~	~~FDOT 660 SURVEY DETAILS~~

RBA

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400
Fax 850.438.0448
EB 00009657 LB7916

DESCRIPTION: (AS PREPARED BY REBOL-BATTLE & ASSOCIATES)

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

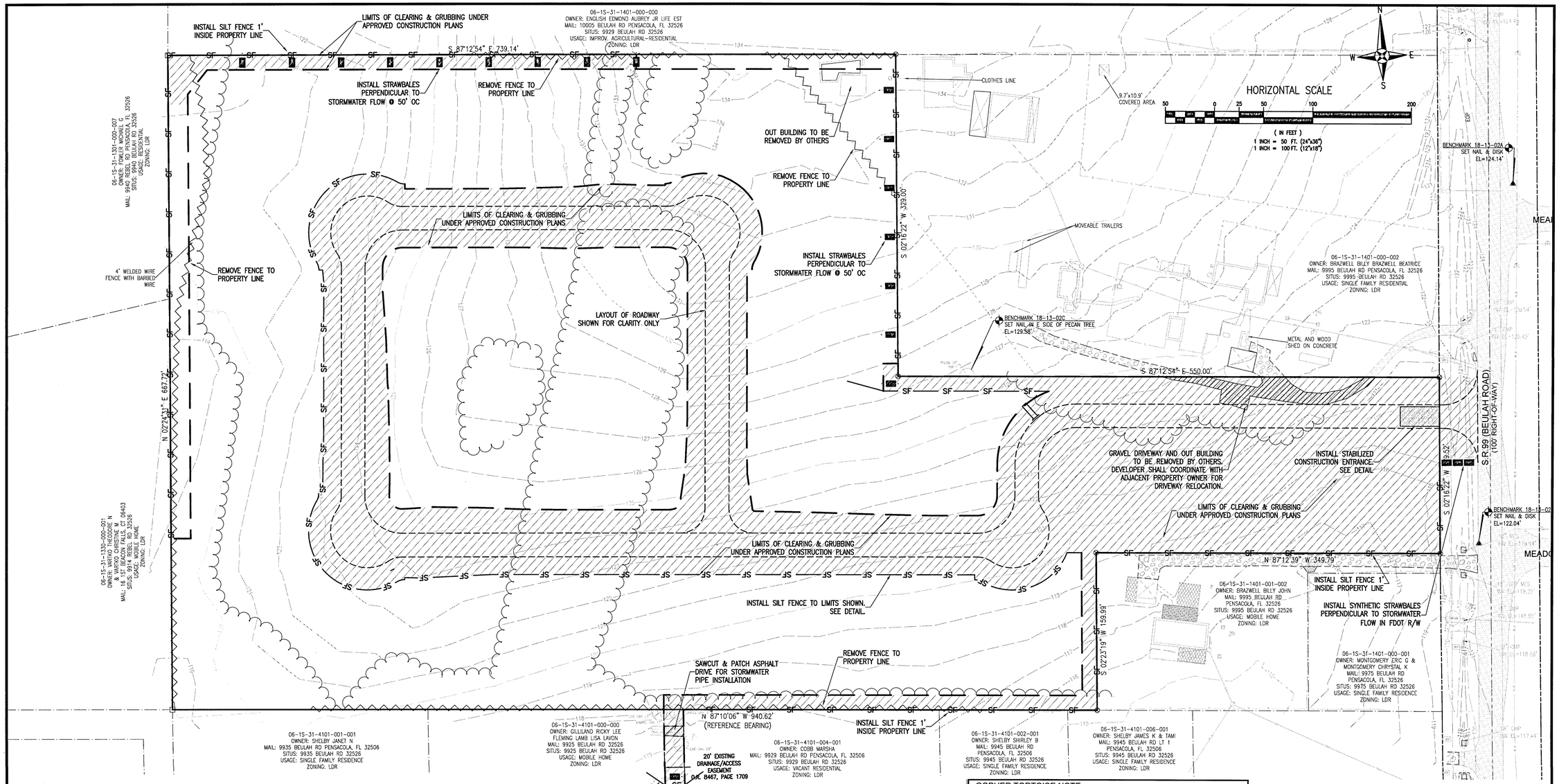
COMMENCING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF SECTION 6; THENCE PROCEED NORTH 87°10'06" WEST ALONG THE SOUTH LINE OF SAID NORTHEAST QUARTER OF SECTION 6 FOR A DISTANCE OF 401.50 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE LAST COURSE PROCEED NORTH 87°10'06" WEST ALONG SAID SOUTH LINE FOR A DISTANCE OF 940.62 FEET TO AN EXISTING CONCRETE MONUMENT BEING THE SOUTHWEST CORNER OF EAST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 6; THENCE DEPARTING SAID SOUTH LINE, PROCEED NORTH 02°24'31" EAST ALONG THE WEST LINE OF SAID EAST HALF OF THE NORTHEAST QUARTER FOR A DISTANCE OF 667.72 FEET TO AN EXISTING CONCRETE MONUMENT; THENCE DEPARTING SAID WEST LINE PROCEED SOUTH 87°12'54" EAST FOR A DISTANCE OF 739.14 FEET; THENCE PROCEED SOUTH 02°16'22" WEST FOR A DISTANCE OF 329.00 FEET; THENCE PROCEED SOUTH 87°12'54" EAST FOR A DISTANCE OF 550.00 FEET TO THE WESTERLY RIGHT OF WAY LINE OF BEULAH ROAD (100' RIGHT OF WAY); THENCE PROCEED SOUTH 02°16'22" WEST ALONG SAID WESTERLY RIGHT OF WAY LINE FOR A DISTANCE OF 179.52 FEET; THENCE DEPARTING SAID WESTERLY RIGHT OF WAY LINE PROCEED NORTH 87°12'39" WEST FOR A DISTANCE OF 349.79 FEET; THENCE PROCEED SOUTH 02°23'19" WEST FOR A DISTANCE OF 159.99 FEET TO THE AFORESAID SOUTH LINE OF THE NORTHEAST QUARTER AND THE POINT OF BEGINNING.

LYING IN AND BEING A PORTION OF SECTION 6, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA AND CONTAINING 14.34 ACRES MORE OR LESS.



THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING "RELEASED FOR CONSTRUCTION" DRAWINGS FROM REBOL-BATTLE & ASSOCIATES BEFORE BEGINNING CONSTRUCTION. REBOL-BATTLE & ASSOCIATES WILL NOT BE RESPONSIBLE FOR ANY CONSTRUCTION BASED ON PLANS THAT HAVE NOT BEEN RELEASED FOR CONSTRUCTION.

W:\08k TILE BLOCKS\08k 2000\TILE BLOCKS\2A\08k-SHT-2A.DWG



EROSION CONTROL NOTES:

1. THE CONTRACTOR SHALL ESTABLISH EROSION CONTROL PRIOR TO COMMENCING ANY CONSTRUCTION OR DEMOLITION ON THE PROJECT. EROSION CONTROL BARRIER PLACEMENT AS INDICATED IS SUGGESTED ONLY AND DOES NOT RELIEVE THE CONTRACTOR FROM CONTROLLING EROSION AND SEDIMENT WITHIN THE PROJECT SITE. EROSION CONTROL MEASURES ARE TO REMAIN IN PLACE AND BE MAINTAINED DURING THE ENTIRE TIME OF CONSTRUCTION AND DEMOLITION ON THE PROJECT.

2. AN EROSION CONTROL BARRIER IS TO BE PLACED ALONG ALL BOUNDARIES OF THE PROJECT AREA AS SHOWN BEFORE CONSTRUCTION BEGINS AND REMAIN IN PLACE UNTIL CONSTRUCTION IS FINISHED AND ACCEPTED AND FINAL STABILIZATION IS COMPLETE.

3. INSPECT AND REESTABLISH EROSION CONTROL BARRIERS WEEKLY AND AFTER EVERY SIGNIFICANT STORM EVENT.

4. THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF INTENT TO USE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES (FDEP FORM 62-621.300(4)(b)) ALONG WITH THE APPROPRIATE APPLICATION FEE TO THE NPDES STORMWATER NOTICES CENTER 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.

5. RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.

6. SAG FILTERS IN CURB THROATS IS NOT AN ALLOWABLE SEDIMENT CONTROL METHOD.

DEMOLITION NOTES:

1. ALL DEBRIS RESULTING FROM PROPOSED DEMOLITION WILL BE DISPOSED OF IN A LEGAL MANNER AND WILL CONFORM TO ANY AND ALL STATE AND LOCAL REGULATIONS AND/OR ORDINANCES WHICH GOVERN SUCH ACTIVITIES.

2. CONTRACTOR TO FIELD VERIFY LOCATION OF EXISTING UTILITIES AND COORDINATE RELOCATION WITH THE APPROPRIATE UTILITY OWNER AS NECESSARY. ANY AND ALL UTILITIES ENCOUNTERED DURING DEMOLITION WILL BE PROTECTED AND/OR RELOCATED AT THE DISCRETION OF THEIR PROSPECTIVE OWNERS.

3. NO DEMOLITION DEBRIS WILL BE STOCKPILED OR GATHERED ON THE PROJECT SITE OR ADJACENT PROPERTIES, WITHOUT PRIOR AUTHORIZATION OF THE OWNER.

TREE PROTECTION NOTE:

THERE ARE NO HERITAGE TREES LOCATED ON THE PROJECT SITE OR ARE SCHEDULED FOR REMOVAL.

GOPHER TORTOISE NOTE:

AN UPDATED AND COMPLETE GOPHER TORTOISE SURVEY SHALL BE SUFFICIENTLY CONDUCTED BY A QUALIFIED ENVIRONMENTAL CONSULTANT/ PROFESSIONAL ON ALL LAND AREAS PROPOSED FOR FUTURE DEVELOPMENT. SUCH 100% SITE-SURVEY SHALL BE CONDUCTED IN AN APPROPRIATE TIME FRAME AS REQUIRED BY JURISDICTIONAL AGENCY(S) PRIOR TO ANY PROJECTED LAND DISTURBANCE ACTIVITIES WHICH MAY ADVERSELY AFFECT THEM. ALL PROPOSED IMPACTS, RELOCATIONS, OR EXCLUSIONS OF GOPHER TORTOISES FROM THE SITE OVERALL SHALL BE PROPERLY PERMITTED (OR OTHERWISE AUTHORIZED IN WRITING) BY THE JURISDICTIONAL AGENCIES AND ADEQUATELY PERFORMED PRIOR TO INITIATION OF ANY SITE WORK ACTIVITIES.

FLOOD ZONE NOTE:

THE SUBJECT PROPERTY AS SHOWN HEREON IS LOCATED IN FLOOD ZONE X, (MINIMAL RISK AREAS OUTSIDE THE 1-PERCENT AND .2-PERCENT-ANNUAL-CHANCE FLOODPLAINS. NO BFES OR BASE FLOOD DEPTHS ARE SHOWN WITHIN THESE ZONES), AS DETERMINED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBIA COUNTY, FLORIDA, COMMUNITY 120080, FIRM MAP PANEL NUMBER 12033C0270G, MAP REVISION DATED SEPTEMBER 29, 2006

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- EXISTING GRAVEL
- LIMITS OF CLEARING & GRUBBINBG
- DEMOLITION
- DEMOLITION LINE
- EXISTING CHAIN LINK FENCE
- EXISTING WOODEN FENCE
- BOUNDARY LINE
- EASEMENT LINE
- LOT LINE
- RIGHT-OF-WAY LINE
- WATER LINE
- SEWER LINE (GRAVITY)
- FORCE MAIN
- OHU — OVERHEAD UTILITIES
- BT — BURIED TELEPHONE LINE
- G — GAS LINE
- FOC — BURIED FIBER OPTIC CABLE
- 100 — EXISTING CONTOUR
- STRAW BALE
- SF — SILT FENCE
- BENCHMARK
- FIRE HYDRANT
- WATER METER
- WATER VALVE
- CLEANOUT
- S — SEWER MANHOLE
- D — STORMWATER MANHOLE
- GUY ANCHOR
- UTILITY POLE
- LIGHT POLE
- TELEPHONE BOX
- GAS VALVE
- MAILBOX
- POST
- STREET SIGN
- SIGN

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00026857

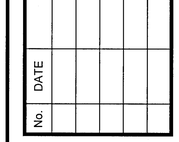
EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION



Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C1.0
SHEET 2 OF 32

GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL:

1. ALL EROSION AND SEDIMENT CONTROL PRACTICES TO BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE, OR IN THEIR PROPER SEQUENCE, AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED.

2. ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN 30 DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL IMMEDIATELY RECEIVE A TEMPORARY SEEDING. IF THE SEASON PREVENTS THE ESTABLISHMENT OF A TEMPORARY COVER, THE DISTURBED AREAS WILL BE MULCHED WITH STRAW, OR EQUIVALENT MATERIAL, AT A RATE OF TWO (2) TONS PER ACRE, ACCORDING TO STATE STANDARDS.

3. PERMANENT VEGETATION TO BE SEEDED OR SODDED ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER GRADING. MULCH TO BE USED AS NECESSARY FOR PROTECTION UNTIL SEEDING IS ESTABLISHED.

4. ALL WORK AND MATERIALS TO BE IN ACCORDANCE WITH THE FDOT "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", LATEST EDITION, SECTIONS 104, 570, 981, 982, 983, 985, & 987.

*5. A BITUMINOUS CONCRETE BASE COURSE WILL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING AND INSTALLATION OF IMPROVEMENTS IN ORDER TO STABILIZE STREETS, ROADS, DRIVEWAYS AND PARKING AREAS. IN AREAS WHERE NO UTILITIES ARE PRESENT, THE BITUMINOUS CONCRETE BASE SHALL BE INSTALLED WITHIN 15 DAYS OF THE PRELIMINARY GRADING.

*6. IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROUGH GRADING, ALL CRITICAL AREAS SUBJECT TO EROSION (I.E. STEEP SLOPES AND ROADWAY EMBANKMENTS) WILL RECEIVE A TEMPORARY SEEDING IN COMBINATION WITH STRAW MULCH OR A SUITABLE EQUIVALENT, AT A THICKNESS OF TWO (2) TO FOUR (4) INCHES MIXED WITH THE TOP TWO (2) INCHES OF SOIL, ACCORDING TO STATE STANDARDS.

*7. ANY STEEP SLOPES RECEIVING PIPELINE INSTALLATION WILL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION PROCEEDS (I.E. SLOPES GREATER THAN 3:1).

*8. A CRUSHED LIMEROCK, VEHICLE WHEEL-CLEANING BLANKET SHALL BE INSTALLED AT THE CONTRACTOR'S STAGING YARD AND/OR STOCKPILE AREAS TO PREVENT OFF-SITE TRACKING OF SEDIMENT BY CONSTRUCTION VEHICLES ONTO PUBLIC ROADS. BLANKET SHALL BE 15FT. X 50FT. X 6IN. (MINIMUM), CRUSHED LIMEROCK 2 1/2 INCHES IN DIAMETER. SAID BLANKET SHALL BE UNDERLAIN WITH A FDOT CLASS 3 SYNTHETIC FILTER FABRIC AND MAINTAINED IN GOOD ORDER.

9. AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATIVE STABILIZATION IS GOING TO BE ACCOMPLISHED, ANY SOIL THAT WILL NOT PROVIDE A SUITABLE ENVIRONMENT TO SUPPORT ADEQUATE VEGETATIVE GROUND COVER, SHALL BE REMOVED OR TREATED IN SUCH A WAY THAT WILL PERMANENTLY ADJUST THE SOIL CONDITIONS AND RENDER IT SUITABLE FOR VEGETATIVE GROUND COVER. IF THE REMOVAL OR TREATMENT OF THE SOIL WILL NOT PROVIDE SUITABLE CONDITIONS, NON-VEGETATIVE MEANS OF PERMANENT GROUND STABILIZATION WILL HAVE TO BE EMPLOYED.

*10. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTFALLS PRIOR TO THE DRAINAGE SYSTEM BECOMING OPERATIONAL.

11. UNFILTERED DEWATERING IS NOT PERMITTED. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS DURING ALL DEWATERING OPERATIONS TO MINIMIZE SEDIMENT TRANSFER.

12. SHOULD THE CONTROL OF DUST AT THE SITE BE NECESSARY, THE SITE WILL BE SPRINKLED UNTIL THE SURFACE IS WET, TEMPORARY VEGETATION COVER SHALL BE ESTABLISHED OR MULCH SHALL BE APPLIED IN ACCORDANCE WITH STATE STANDARDS FOR EROSION CONTROL.

13. ALL SOIL WASHED, DROPPED, SPILLED OR TRACKED OUTSIDE THE LIMIT OF DISTURBANCE OR ONTO PUBLIC RIGHTS-OF-WAY WILL BE REMOVED IMMEDIATELY.

14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY EROSION OR SEDIMENTATION THAT MAY OCCUR BELOW STORMWATER OUTFALLS OR OFFSITE AS A RESULT OF CONSTRUCTION OF THE PROJECT.

15. ALL SOIL STOCKPILES ARE TO BE TEMPORARILY STABILIZED IN ACCORDANCE WITH SOIL EROSION AND SEDIMENT CONTROL NOTE NUMBER 2 (ABOVE).

16. THE SITE SHALL AT ALL TIMES BE GRADED AND MAINTAINED SUCH THAT ALL STORM WATER RUNOFF IS DIVERTED TO SOIL EROSION AND SEDIMENT CONTROL FACILITIES.

17. ALL SEDIMENTATION STRUCTURES SHALL BE INSPECTED AND MAINTAINED REGULARLY.

18. ALL CATCH BASIN INLETS SHALL BE PROTECTED WITH HAY BALES AS SHOWN ON DETAIL.

19. THE CONTRACTOR SHALL PREPARE A PLAN FOR THE PROPER DEWATERING AND DOWNSTREAM SILTATION PROTECTION OF EACH STREAM CROSSING PRIOR TO EXCAVATING THE STREAM BED. PLAN SHALL BE FORWARDED TO THE ENGINEER FOR APPROVAL. THE ENGINEER SHALL BE NOTIFIED FOR INSPECTION PRIOR TO EACH STREAM CROSSING CONSTRUCTION.

20. ANY AREAS USED FOR THE CONTRACTOR'S STAGING, INCLUDING BUT NOT LIMITED TO, TEMPORARY STORAGE OF STOCKPILED MATERIALS (E.G. CRUSHED STONE, QUARRY PROCESS STONE, SELECT FILL, EXCAVATED MATERIALS, ETC.), SHALL BE ENTIRELY PROTECTED BY A SILT FENCE ALONG THE LOW ELEVATION SIDE TO CONTROL SEDIMENT RUNOFF.

* WHERE APPLICABLE

TEMPORARY SEEDING DETAILS:

SEED BED PREPARATION:

SOIL TO BE THOROUGHLY PULVERIZED BY DISK-HARROWING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 260 LBS/ACRE OF 16-16-16 OR EQUIVALENT, APPLY DOLOMITIC LIMESTONE AT A RATE OF 800 TO 1000 LBS./ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5, LIME & FERTILIZER TO BE WORKED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOAM TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.

SEED MIXTURE

CONSISTING OF ANNUAL RYE (LOLIUM MULTIFLORUM) AT A RATE OF 174 LBS/ACRE.

PERMANENT SEEDING DETAILS:

SEED BED PREPARATION:

SOIL TO BE THOROUGHLY PULVERIZED BY DISK-HARROWING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 260 LBS/ACRE OF 16-16-16 OR EQUIVALENT, APPLY DOLOMITIC LIMESTONE AT A RATE OF 800 TO 1000 LBS./ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5, LIME & FERTILIZER TO BE WORKED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOAM TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.

SEED MIXTURE CONSISTING OF	RATE	PURITY	GERMINATION
ARGENTINE BAHIA	260 LBS/AC.	95%	80%
PENSACOLA BAHIA	260 LBS/AC.	95%	40%(MIN.)-80%(TOTAL)

SODDING:

SOD SHALL BE WELL ROOT MATTED CENTIPEDE OR BAHIA GRASS COMMERCIALLY CUT TO A MINIMUM DIMENSION OF 12" x 24" A MAXIMUM OF 72 HOURS PRIOR TO PLACEMENT. SOD SHALL BE LIVE, FRESH AND UNINJURED, REASONABLY FREE OF WEEDS AND OTHER GRASSES, WITH A HEAVY SOIL MAT ADHERING TO THE ROOT SYSTEM. SOD SHALL BE GROWN, CUT, AND SUPPLIED BY A STATE CERTIFIED GROWER.

TRAFFIC CONTROL STANDARDS:

1. CONSTRUCTION TRAFFIC SHALL BE RESTRICTED TO ONSITE ACCESS BY MEANS SO DESIGNATED BY THE ENGINEER, POLICE/SHERIFF DEPARTMENT, ESCAMBIA COUNTY HIGHWAY DEPARTMENT, AND/OR THE FLORIDA DEPARTMENT OF TRANSPORTATION.
2. TRAFFIC DURING WET WEATHER SHALL BE MINIMIZED AND APPROPRIATE ROADWAY AND SITE CLEAN-UP SHALL BE PROVIDED BY THE CONTRACTOR AS SOON AS WEATHER CONDITIONS PERMIT.

TREE PROTECTION:

1. DAMAGED TRUNKS OR EXPOSED ROOTS WILL BE PAINTED IMMEDIATELY WITH A GOOD GRADE OF "TREE PAINT".

2. TREE LIMB REMOVAL, WHERE NECESSARY, WILL BE DONE FLUSH TO TRUNK OR MAIN BRANCH AND THAT AREA PAINTED IMMEDIATELY WITH A GOOD GRADE OF TREE PAINT.

DUST CONTROL:

1. ALL AREAS OF CLEARING AND EMBANKMENT AS WELL AS CONSTRUCTION HAUL ROADS SHALL BE TREATED AND MAINTAINED IN SUCH A MANNER AS TO MINIMIZE ANY DUST GENERATION.

2. DISTURBED AREAS SHALL BE MAINTAINED IN A ROUGH GRADED CONDITION AND TEMPORARILY SEEDED AND/OR MULCHED UNTIL PROPER WEATHER CONDITIONS EXIST FOR THE ESTABLISHMENT OF PERMANENT VEGETATION COVER.

3. IN EVENT OF EMERGENCY CONDITIONS, TILLAGE WILL BE SATISFACTORY FREE BEFORE SOIL BLOWING STARTS.

4. CALCIUM CHLORIDE MAY BE APPLIED TO UNPAVED ROADWAY AREAS, ONLY, SUBJECT TO THE ENGINEER'S APPROVAL AND CONFORMANCE WITH FDOT STANDARD SPECIFICATIONS, SECTION 102-5, LATEST EDITION.

PROPOSED SEQUENCE OF CONSTRUCTION:

1. THE INSTALLATION OF ALL SEDIMENT AND EROSION CONTROL DEVICES THAT CAN BE PLACED PRIOR TO ANY MAJOR SOIL DISTURBANCES.

2. CLEAR AND REMOVE ALL EXISTING VEGETATION IN THOSE AREAS WHERE NECESSARY. ALL REMAINING VEGETATION IS TO BE PROPERLY PROTECTED AND IS TO REMAIN IN ITS NATURAL STATE. TOPSOIL IN AREAS TO BE DISTURBED IS TO BE STRIPPED TO A MINIMUM DEPTH OF SIX (6) INCHES AND STOCKPILED SEPARATELY FROM FROM OTHER EXCAVATED SOIL(S)

3. THE IMMEDIATE INSTALLATION OF ALL REMAINING SEDIMENT AND EROSION CONTROL DEVICES.

4. PERFORM ALL DEMOLITION WORK.

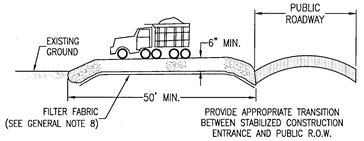
5. CONSTRUCT ALL UNDERGROUND UTILITIES AND STORM DRAIN SYSTEMS.

6. CONSTRUCT ROADS (SUBGRADE, CURB & GUTTER, BASE, PAVEMENT, SIDEWALKS AND LANDSCAPING).

7. COMPLETE STORMWATER PONDS.

8. UPON THE COMPLETION OF THE CONSTRUCTION ACTIVITIES, PROVIDE RESTORATION, FINE GRADE REMAINDER OF SITE, RESPREAD STOCKPILED TOPSOIL AND STABILIZE WITH PERMANENT VEGETATIVE COVER AND LANDSCAPING.

9. THE REMOVAL OF APPROPRIATE TEMPORARY SEDIMENT AND EROSION CONTROL DEVICES.



STABILIZED CONSTRUCTION ENTRANCE DETAIL

N.T.S.



NOTE:
ALL PROTECTED TREES AS SHOWN ON THE PLANS TO REMAIN ARE TO BE PROTECTED DURING CONSTRUCTION. THE CONTRACTOR SHALL INSTALL ORANGE CONSTRUCTION FENCING AT THE DRIP LINE OF EACH PROTECTED TREE BEFORE WORKING IN THE VICINITY OF THE TREE.

TREE BARRICADE DETAIL

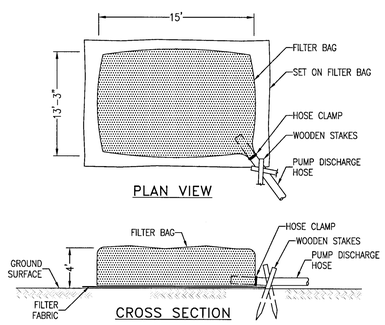
N.T.S.

DESCRIPTION:
FILTER BAGS WILL BE USED AS AN EFFECTIVE FILTER MEDIUM TO CONTAIN SAND, SILT AND FINES WHEN TRENCH DEWATERING. THE WETLAND FILTER BAG CONTAINS THESE MATERIALS WHILE ALLOWING THE WATER TO FLOW THROUGH THE FABRIC.

INSTALLATION:
WETLAND FILTER BAGS MAY REPLACE HAY BALE CORRALS DURING TRENCH DEWATERING, AT THE DISCRETION OF THE ENGINEER INSPECTOR. TO INSURE PROPER INSTALLATION, FILTER BAGS WILL BE PLACED ON RELATIVELY FLAT TERRAIN FREE OF BRUSH AND STUMPS TO AVOID RUPTURES AND PUNCTURES. PROPER INSTALLATION REQUIRES CUTTING A SMALL HOLE IN THE CORNER OF THE BAG, INSERTING THE PUMP DISCHARGE HOSE, AND THEN SECURING THE DISCHARGE HOSE TO THE BAG WITH A HOSE CLAMP. FILTER BAGS WILL BE PLACED AS FAR AWAY FROM FLOWING STREAMS AND WETLANDS AS POSSIBLE.

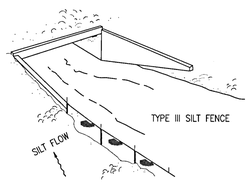
MAINTENANCE:
PRIOR TO REMOVING A BAG FROM THE HOSE, THE BAG WILL BE TIED OFF BELOW THE END OF THE HOSE ALLOWING THE BAG TO DRAIN. DRAINAGE WILL NOT BE ALLOWED THROUGH THE INLET HOLE. TO AVOID RUPTURE, THE BAGS WILL BE ATTENDED AND PUMPING RATES MONITORED. ONCE THE BAG IS INFLATED TO A HEIGHT OF 4 FEET, PUMPING WILL STOP TO AVOID RUPTURE. FILTER BAGS USED DURING CONSTRUCTION WILL BE BUNDLED AND REMOVED FOR PROPER DISPOSAL.

SPECIFICATION:
FILTER BAGS ARE CONSTRUCTED OF NON-WOVEN GEOTEXTILE FABRIC. A MAXIMUM OF ONE SIX INCH DISCHARGE HOSE WILL BE ALLOWED PER FILTER BAG. BAG CAPACITY WILL BE EXCEEDED BEYOND 2,000 GALLONS PER MINUTE. TYPICAL BAG DIMENSIONS ARE 15 FEET BY 13.25 FEET. TO HELP PREVENT PUNCTURES, GEOTEXTILE FABRIC WILL BE PLACED BENEATH THE FILTER BAG WHEN USED IN WOODED LOCATIONS. UNATTENDED FILTER BAGS WILL BE ENCIRCLED WITH A HAY BALE OR SILT FENCE CORRAL. HOSE CLAMPS WILL BE USED TO SECURE THE DISCHARGE HOSE, WIRE OR STRING WILL NOT BE USED.

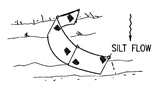


FILTER BAG DETAIL FOR TRENCH DEWATERING OPERATIONS

N.T.S.



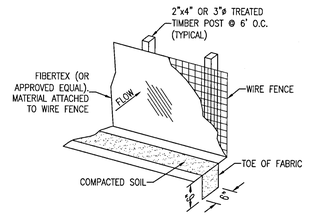




SILT FENCE APPLICATIONS

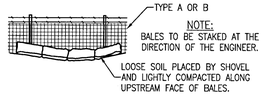
N.T.S.

DO NOT DEPLOY IN A MANNER THAT SILT FENCES WILL ACT AS A DAM ACROSS PERMANENT FLOWING WATERCOURSES. SILT FENCES ARE TO BE USED AT UPLAND LOCATIONS AND TURBIDITY BARRIERS USED AT PERMANENT BODIES OF WATER.



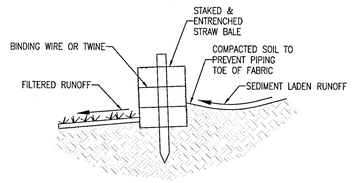
SILT FENCE DETAIL

N.T.S.



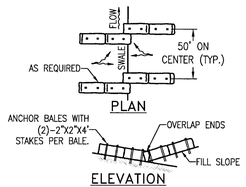
STRAW BALES BACKED BY FENCE

N.T.S.

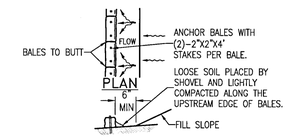


STRAW BALE DETAIL

N.T.S.



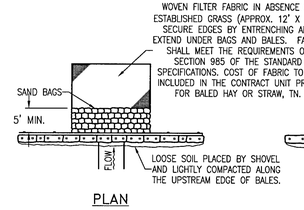
TO BE USED AT SELECTED SITES WHERE THE NATURAL GROUND SLOPES TOWARD THE TOE OF SLOPE



TO BE USED AT SELECTED SITES WHERE THE NATURAL GROUND SLOPES AWAY FROM THE TOE OF SLOPE

BARRIERS FOR FILL SLOPES

N.T.S.

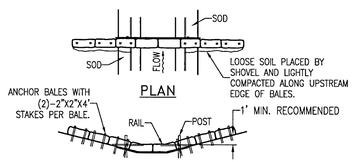


APPLICATION AND SPACING: THE USE OF TYPES I & II BALE BARRIERS SHOULD BE LIMITED TO THE CONDITIONS OUTLINED IN CHART I, SHEET 1 OF 3, INDEX NO. 102

TYPE II TYPE I

BARRIER FOR UNPAVED DITCH

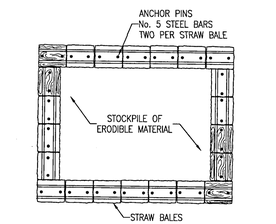
N.T.S.



SPACING:
BALE BARRIERS FOR PAVED DITCHES SHOULD BE SPACED IN ACCORDANCE WITH CHART I, SHEET 1 OF 3, INDEX NO. 102

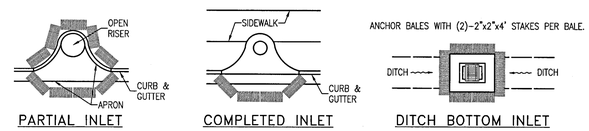
BARRIER FOR PAVED DITCH

N.T.S.



MATERIAL STOCKPILE DETAIL

N.T.S.



PROTECTION AROUND INLETS OR SIMILAR STRUCTURES

N.T.S.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, FL 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009857

EROSION CONTROL DETAILS

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No. 53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C1.1
SHEET 3 OF 32

STORM WATER POLLUTION PREVENTION PLAN

1.0 BACKGROUND & REQUIREMENTS:

1.1 INTRODUCTION:

THE REFERENCED SUPPORT DOCUMENTATION FOR THIS STORM WATER POLLUTION PREVENTION PLAN (SWPPP) IS THE UNITED STATES ENVIRONMENTAL PROTECTION AGENCY'S (EPA) STORM WATER MANAGEMENT FOR CONSTRUCTION ACTIVITIES, DEVELOPING POLLUTION PREVENTION PLANS AND BEST MANAGEMENT PRACTICES SUMMARY GUIDANCE (EPA 833-R-92-001) AND STORM WATER MANAGEMENT FOR CONSTRUCTION ACTIVITIES, DEVELOPING POLLUTION PREVENTION PLANS AND BEST MANAGEMENT PRACTICES (EPA 832-R-92-005). THIS SWPPP IS DESIGNED TO PROTECT ONSITE AND ADJACENT NATURAL RESOURCES, INCLUDING BUT NOT LIMITED TO, WETLANDS, MARSHES, BAYOUS AND BAYS, WHILE PRESERVING WILDLIFE AND ARCHEOLOGICAL RESOURCES.

AN ENVIRONMENTAL RESOURCE PERMIT APPLICATION HAS BEEN SUBMITTED TO THE
NWFWMD MARCH 2019

1.2 NOTICE OF INTENT (NOI):

RULE 62-621.300(4), FAC REQUIRES THE CONSTRUCTION OPERATOR OF A SITE THAT DISTURBS ONE OR MORE ACRES TO OBTAIN COVERAGE FROM THE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES. THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF INTENT TO USE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES (FDEP FORM 62-621.300(4)(B)) ALONG WITH THE APPROPRIATE APPLICATION FEE TO THE FOLLOWING ADDRESS 48 HOURS PRIOR TO COMMENCING CONSTRUCTION:

NPDES STORMWATER NOTICES CENTER, MS # 2510
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
2600 BLAIR STONE ROAD
TALLAHASSEE, FLORIDA 32399-2400

THIS FORM CAN BE OBTAINED FROM FDEP'S WEBSITE (WWW.DEP.STATE.FL.US) OR BY CONTACTING FDEP. PLEASE NOTE THAT THE CURRENT APPLICATION FEE IS $300; HOWEVER, THIS FEE IS SUBJECT TO CHANGE WITHOUT NOTICE. ALWAYS REFER TO THE MOST CURRENT VERSION OF RULE 62-4.050(4)(D), FAC TO CONFIRM THE AMOUNT BEFORE SUBMITTING PAYMENT. IF CONSTRUCTION ACTIVITY EXCEEDS FIVE YEARS, THE CONTRACTOR MUST RE-APPLY FOR COVERAGE.

1.3 STORMWATER POLLUTION PREVENTION PLAN (SWPPP):

THE CONTRACTOR IS REQUIRED TO CERTIFY THIS STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BELOW PRIOR TO SUBMITTING THE NOI. THIS SWPPP IS NOT REQUIRED TO BE SUBMITTED WITH THE NOI, BUT IS REQUIRED TO BE KEPT ON SITE DURING ALL PHASES OF CONSTRUCTION. BECAUSE EROSION AND SEDIMENT CONTROLS AND CONSTRUCTION METHODS VARY SIGNIFICANTLY FROM CONTRACTOR TO CONTRACTOR, THE CONTRACTOR CAN PROPOSE ALTERNATIVE METHODS TO THIS SWPPP THAT ARE EQUAL OR BETTER AT CONTROLLING EROSION AND SEDIMENTATION. AT A MINIMUM, THE CONTRACTOR MUST FOLLOW THE EROSION CONTROL PLAN SPECIFIED IN THE CONSTRUCTION PLANS AND DOCUMENTS. ANY MODIFICATIONS TO THIS SWPPP MUST BE DOCUMENTED AND KEPT WITH THE PLAN AS PART OF THE RECORDS KEEPING PROCESS TO BE IN FULL COMPLIANCE WITH THE CGP.

1.4 CONTRACTOR'S / SUBCONTRACTOR CERTIFICATION:

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 STROMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

PRINT & SIGN NAME	COMPANY & ADDRESS
_____	_____
_____	_____
	_____

NAME & TITLE (PRINT)

_____
SIGNATURE DATE

1.5 RESPONSIBLE AUTHORITY CERTIFICATION:

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

PRINT & SIGN NAME	COMPANY & ADDRESS
_____	_____
_____	_____
NAME & TITLE (PRINT)	_____

_____
SIGNATURE DATE

1.6 NOTICE OF TERMINATION (NOT):

THE CONTRACTOR IS REQUIRED TO SUBMIT A NOTICE OF TERMINATION OF GENERIC PERMIT COVERAGE (FDEP FORM 62-621.300(6)) UPON CONSTRUCTION COMPLETION TO DISCONTINUE PERMIT COVERAGE. THE NOT IS TO BE SUBMITTED TO THE FOLLOWING ADDRESS:

NPDES STORMWATER NOTICES CENTER, MS # 2510
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
2600 BLAIR STONE ROAD
TALLAHASSEE, FLORIDA 32399-2400

THIS FORM CAN BE OBTAINED FROM FDEP'S WEBSITE (WWW.DEP.STATE.FL.US) OR BY CONTACTING FDEP. THE NOT CAN NOT BE SUBMITTED UNTIL ALL DISTURBED SOILS AT THE CONSTRUCTION SITE HAVE BEEN FINALLY STABILIZED AND TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN REMOVED OR WILL BE REMOVED AT AN APPROPRIATE TIME. FINAL STABILIZATION MEANS THAT ALL SOIL DISTURBING ACTIVITIES AT THE SITE HAVE BEEN COMPLETED AND THAT A UNIFORM PERENNIAL VEGETATIVE COVER WITH A DENSITY OF 70 PERCENT OF THE COVER FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES HAS BEEN ESTABLISHED, OR EQUIVALENT STABILIZATION MEASURES HAVE BEEN EMPLOYED. IF CONSTRUCTION ACTIVITY EXCEEDS FIVE YEARS, THE CONTRACTOR MUST RE-APPLY FOR COVERAGE.

1.7 APPLICATION INFORMATION:

PROJECT ADDRESS:	8600 BLK BELUAH ROAD PENSACOLA, FL 32526
LATITUDE:	N 30°32'37.09"
LONGITUDE:	W 87°22'57.40"
WATER MANAGEMENT DISTRICT:	NORTHWEST FLORIDA (NWFWMD)
MS4 OPERATOR NAME:	ESCAMBIA COUNTY
RECEIVING WATER NAME:	EVENTUAL OUTFALL TO ELEVEN MILE CREEK

2.0 SITE DESCRIPTION:

2.1 NATURE OF CONSTRUCTION ACTIVITIES:

THIS PROJECT INVOLVES THE CONSTRUCTION OF A 36 LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION, UTILITIES AND STORMWATER COLLECTION SYSTEM.

2.2 SEQUENCE OF MAJOR SOIL DISTURBING ACTIVITIES:

THE FOLLOWING SEQUENCE OF MAJOR ACTIVITIES SHALL BE FOLLOWED UNLESS THE CONTRACTOR CAN PROPOSE AN ALTERNATIVE THAT IS EQUAL TO OR BETTER AT CONTROLLING EROSION AND SEDIMENTATION. THE DETAILED SEQUENCE FOR THE ENTIRE PROJECT CAN VARY SIGNIFICANTLY FROM CONTRACTOR TO CONTRACTOR. THE CONTRACTOR IS RESPONSIBLE FOR DOCUMENTING ANY CHANGES.

1. CLEAR, GRUB AND PERFORM ALL DEMOLITION WORK.
2. COMPLETE ROUGH GRADING OF THE POND AND DIRECT ALL STORMWATER RUNOFF TO THE POND(S).
3. CONSTRUCT ALL UNDERGROUND UTILITIES AND STORM DRAIN SYSTEM.
4. CONSTRUCT ROADS (SUBGRADE, CURB & GUTTER, BASE, PAVEMENT, SIDEWALKS, AND LANDSCAPING).
5. COMPLETE STORMWATER PONDS.

2.3 AREA ESTIMATES:

ONSITE AREA:	14.37 ACRES
OFFSITE AREA:	0.00 ACRES
TOTAL AREA:	14.37 ACRES
AREA TO BE DISTURBED:	14.37 ACRES

2.4 RUNOFF DATA:

RUNOFF COEFFICIENTS (C):

BEFORE:	TOTAL COMPOSITE C =	0.20 AND 0.95
DURING:	VARIES BETWEEN =	0.20 AND 0.95
AFTER:	VARIES BETWEEN =	0.20 AND 0.95
TOTAL COMPOSITE C =		0.60

SOILS DATA:
THE SOILS LOCATED AT THE SITE ARE PREDOMINATELY VERY LOOSE TO LOOSE SLIGHTLY SILTY SANDS. GROUNDWATER WAS NOT ENCOUNTERED IN THE 15 FT TO 20 FT DEEP TEST BORING. FOR MORE DETAILED SOILS INFORMATION, REFER TO THE GEOTECHNICAL SERVICES REPORT PREPARED BY UNIVERSAL ENGINEERING SERVICES.

DRAINAGE AREAS FOR EACH OUTFALL:

OUTFALL LOCATION	TOTAL AREA FLOWING TO POND	'C' COEFFICIENT
EXISTING CONVEYANCE PIPED TO NEIGHBORING POND VIA DRAINAGE EASEMENT	14.37	0.60

2.5 SITE MAP:

THE CONSTRUCTION PLANS ARE TO BE USED AS THE SITE MAPS. THE LOCATION OF THE REQUIRED INFORMATION IS DESCRIBED BELOW. THE SHEET NUMBERS FOR ALL THE ITEMS DISCUSSED BELOW ARE IDENTIFIED ON THE KEY SHEET OF THE CONSTRUCTION PLANS.

- DRAINAGE PATTERNS: ALL DRAINAGE PATTERNS ARE SHOWN ON THE GRADING & DRAINAGE PLANS.
- APPROXIMATE SLOPES: APPROXIMATE SLOPES ARE SHOWN ON THE GRADING & DRAINAGE POND SIDE SLOPES ARE SHOWN ON THE POND CROSS-SECTIONS.
- AREAS OF SOIL DISTURBANCE: ALL DEMOLITION IS SHOWN ON THE EXISTING SITE CONDITIONS AND DEMOLITION AND EROSION CONTROL PLAN SHEET. ALL PROPOSED CONSTRUCTION IS SHOWN ON THE REMAINING PLANS. ANY AREAS WHERE DEMOLITION WORK OR PERMANENT FEATURES ARE SHOWN ABOVE OR BELOW GROUND WILL BE DISTURBED.
- AREAS NOT TO BE DISTURBED: ANY AREAS NOT SHOWING DEMOLITION WORK OR PERMANENT FEATURES ARE ASSUMED NOT TO BE DISTURBED. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE ON THE PLANS ANY OF THESE AREAS THAT DO GET DISTURBED AS WELL AS ANY AREAS USED FOR STAGING AND MATERIALS STORAGE.
- LOCATIONS OF CONTROLS: ALL PROPOSED TEMPORARY CONTROLS AND EXISTING PERMANENT CONTROLS ARE SHOWN ON THE EXISTING SITE, DEMOLITION AND EROSION CONTROL PLAN. ALL PROPOSED PERMANENT CONTROLS ARE SHOWN ON THE REMAINING PLANS. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE THE LOCATION OF ANY OTHER CONTROLS ON THE PLANS THAT ARE USED DURING CONSTRUCTION.
- PERMANENT STABILIZATION IS SHOWN ON THE PLANS. IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO INDICATE THE LOCATION ON THE PLANS OF ALL TEMPORARY STABILIZATION PRACTICES USED DURING CONSTRUCTION.
- SURFACE WATERS: N/A
- DISCHARGE POINTS: ESCAMBIA COUNTY STORMWATER SYSTEM

2.6 RECEIVING WATERS:

EVENTUAL OUTFALL TO ELEVEN MILE CREEK

3.0 CONTROLS:

3.1 EROSION AND SEDIMENT CONTROLS:

ALL EROSION AND SEDIMENT CONTROLS SPECIFIED ON THE DEMOLITION AND EROSION CONTROL PLAN SHEETS, AND THE EROSION CONTROL DETAILS SHALL BE INSTALLED PRIOR TO ANY CONSTRUCTION OR DEMOLITION. SILT FENCING AND STAKED HAY BALES SHALL BE INSTALLED ALONG DOWN-GRADIENT LIMITS.

TEMPORARY SEEDING AND MULCHING SHALL BE APPLIED AFTER 14-DAY INTERVALS OF CEASED DISTURBANCE ACTIVITIES THAT WILL EXCEED 20-DAY PERIODS. GRADED AREAS SHALL BE STABILIZED WITH PERMANENT SEEDING, MULCHING, AND FERTILIZING, OR SODDING WITHIN FIVE DAYS OF FINAL GRADING. LANDSCAPING, INCLUDING SODDING, SHALL BE INSTALLED BY AN EXPERIENCED LANDSCAPE CONTRACTOR. PROPOSED DISTURBED AREAS WILL NOT EXCEED 8 ACRES IN ANY DRAINAGE AREA.

3.2 STORMWATER MANAGEMENT:

PROPOSED STORMWATER MANAGEMENT FACILITIES FOR THIS SITE INCLUDE: A DRY RETENTION POND FOR THE ENTIRE PROPERTY.

THE PROPOSED STORMWATER MANAGEMENT FACILITIES MEET ALL STORMWATER TREATMENT REQUIREMENTS AND ALL RATE CONTROL REQUIREMENTS SET FORTH BY THE LOCAL AND STATE REGULATORY AGENCIES.

3.3 OTHER CONTROLS:

WASTE DISPOSAL: THE CONTRACTOR IS RESPONSIBLE FOR ALL WASTE DISPOSAL FROM THE SITE. THE CONTRACTOR SHALL EMPLOY WASTE DISPOSAL PRACTICES THAT MEET ALL LOCAL, STATE, AND FEDERAL GUIDELINES AND PREVENT DISCHARGE OF SOLID MATERIALS TO WATERS OF THE UNITED STATES. THE CONTRACTOR IS RESPONSIBLE FOR DOCUMENTING THIS PORTION OF THE SWPPP.

OFFSITE VEHICLE TRACKING: IF OFF SITE TRACKING OF SEDIMENTS BY CONSTRUCTION VEHICLES OCCURS, THE CONTRACTOR IS REQUIRED TO INSTALL A SOIL TRACKING PREVENTION DEVICE (STPD) AS PER FDOT STANDARD INDEX 106 AT ALL EXITS TO THE SITE WHERE SEDIMENT TRACKING IS OCCURRING. THE CONTRACTOR IS ALSO RESPONSIBLE FOR DOCUMENTING THIS PORTION OF THE SWPPP.

HAZARDOUS MATERIALS: ALL POLLUTANTS AND HAZARDOUS MATERIALS INCLUDING BUT NOT LIMITED TO FERTILIZERS, HERBICIDES, PESTICIDES, SOLVENTS, OILS AND OIL FILTERS, PETROLEUM PRODUCTS, PAINT, AND EQUIPMENT MAINTENANCE FLUIDS, SHALL BE STORED INDOORS OR UNDER COVER IN AREAS WITH SECONDARY CONTAINMENT. SECONDARY CONTAINMENT PREVENTS A SPILL FROM SPREADING ACROSS THE SITE AND INCLUDES DIKES, BERMS, CURBING, OR OTHER CONTAINMENT METHODS. HAZARDOUS MATERIAL STORAGE AREAS SHALL BE INSPECTED WEEKLY AND AFTER STORM EVENTS. STORAGE AREAS SHALL BE KEPT CLEAN, WELL ORGANIZED, AND EQUIPPED WITH AMPLE CLEANUP SUPPLIES/SPILL KITS AS APPROPRIATE FOR THE MATERIALS BEING STORED. MATERIAL SAFETY DATA SHEETS, MATERIAL INVENTORY, AND EMERGENCY CONTACT INFORMATION SHALL BE MAINTAINED ON-SITE. ALL PERSONNEL SHALL RECEIVE INSTRUCTION REGARDING PROPER PROCEDURES FOR HAZARDOUS MATERIAL HANDLING AND DISPOSAL. HAZARDOUS MATERIALS SHALL NOT BE DISPOSED OF INTO ON-SITE DUMPSTERS; HAZARDOUS MATERIALS SHALL BE DISPOSED OF IN ACCORDANCE WITH FEDERAL, STATE, AND MUNICIPAL REGULATIONS. VEHICLES AND EQUIPMENT WILL BE MAINTAINED OFF-SITE. ALL VEHICLES AND EQUIPMENT INCLUDING SUBCONTRACTOR VEHICLES WILL BE CHECKED FOR LEAKING OIL AND FLUIDS. VEHICLES LEAKING FLUIDS WILL NOT BE ALLOWED ON-SITE. DRIP PANS SHALL BE PLACED UNDER ALL VEHICLES AND EQUIPMENT THAT ARE PARKED OVERNIGHT.

APPLICATION OF FERTILIZERS, HERBICIDES, AND PESTICIDES: FERTILIZERS, HERBICIDES, AND PESTICIDES SHALL BE DELIVERED TO THE SITE IN ORIGINAL, UNOPENED CONTAINERS BEARING MANUFACTURER'S CHEMICAL ANALYSIS, NAME, TRADE NAME, TRADEMARK, AND INDICATION OF CONFORMANCE TO STATE AND FEDERAL LAWS. FERTILIZERS, HERBICIDES, AND PESTICIDES SHALL BE IN APPLIED IN ACCORDANCE WITH THE MANUFACTURER'S SUGGESTED RATE.

5.0 INSPECTIONS:

QUALIFIED PERSONNEL SHALL INSPECT THE FOLLOWING ITEMS, BUT NOT LIMITED TO, AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.25 INCHES OR GREATER. WHERE SITES HAVE BEEN FINALLY STABILIZED, INSPECTIONS SHALL BE CONDUCTED AT LEAST ONCE EVERY MONTH.

- POINTS OF DISCHARGE TO WATERS OF THE UNITED STATES.
- POINTS OF DISCHARGE TO MUNICIPAL SEPARATE STORM SEWER SYSTEMS.
- DISTURBED AREAS OF THE SITE THAT HAVE NOT BEEN FINALLY STABILIZED.
- AREAS USED FOR STORAGE OF MATERIALS THAT ARE EXPOSED TO PRECIPITATION.
- STRUCTURAL CONTROLS.
- STORMWATER MANAGEMENT SYSTEMS.
- LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE.

6.0 NON-STORMWATER DISCHARGES:

THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPORTING ANY HAZARDOUS SUBSTANCE SPILLS THAT MAY EQUAL OR EXCEED A REPORTABLE QUANTITY (RQ). REFER TO EPA'S LIST OF HAZARDOUS SUBSTANCES AND REPORTABLE QUANTITIES (EPA 40 CFR 302.4 & 117). V THIS LIST CAN BE OBTAINED FROM EPA'S WEBSITE (WWW.EPA.GO) OR BY CONTACTING EPA. IF AN RQ RELEASE DOES OCCUR THE CONTRACTOR SHALL PERFORM THE FOLLOWING PROCEDURES:

- NOTIFY THE NATIONAL RESPONSE CENTER IMMEDIATELY AT 800-424-8802.
- PROVIDE WRITTEN DESCRIPTION OF THE RELEASE WITHIN 14 DAYS PROVIDING DATES, CAUSE AND PREVENTION METHODS TO THE REGIONAL EPA OFFICE.
- MODIFY THE SWPPP AS NECESSARY TO ADDRESS ADDED PREVENTION METHODS.

7.0 IMPLEMENTATION CHECKLIST:

7.1 RECORDS:

THE CONTRACTOR SHALL MAINTAIN RECORDS OF CONSTRUCTION ACTIVITIES INCLUDING, BUT NOT LIMITED TO:

- DATES WHEN MAJOR GRADING ACTIVITIES OCCUR.
- DATES WHEN CONSTRUCTION ACTIVITIES TEMPORARILY CEASE ON A PORTION OF THE SITE.
- DATES WHEN CONSTRUCTION ACTIVITIES PERMANENTLY CEASE ON A PORTION OF THE SITE.
- DATES WHEN STABILIZATION MEASURES ARE INITIATED ON THE SITE.

7.2 INSPECTION REPORTS:

THE CONTRACTOR SHALL PREPARE INSPECTION REPORTS SUMMARIZING THE FOLLOWING, BUT NOT LIMITED TO:

- NAME OF INSPECTOR.
- QUALIFICATIONS OF INSPECTOR.
- MEASURES/AREAS INSPECTED.
- OBSERVED CONDITIONS.
- CHANGES NECESSARY TO THE SWPPP.

7.3 RELEASES OF REPORTABLE QUANTITIES OF OIL OR HAZARDOUS MATERIALS:

THE CONTRACTOR SHALL REPORT ANY RELEASES OF REPORTABLE QUANTITIES OF OIL OR HAZARDOUS MATERIALS IF THEY OCCUR AS PER THE MEASURES OUTLINED IN SECTION 6.0 OF THE SWPPP.

7.4 SWPPP MODIFICATION:

THE CONTRACTOR SHALL MODIFY THE SWPPP AS NECESSARY TO:

- COMPLY WITH MINIMUM PERMIT REQUIREMENTS WHEN NOTIFIED BY FDEP THAT THE PLAN DOES NOT COMPLY.
- ADDRESS ANY CHANGES IN DESIGN, CONSTRUCTION OPERATIONS OR MAINTENANCE, WHICH HAS AN EFFECT ON THE POTENTIAL FOR DISCHARGE OF POLLUTANTS.
- PREVENT REOCCURRENCE OF REPORTABLE QUANTITY RELEASES OF HAZARDOUS MATERIAL OR OIL.

8.0 TERMINATION CHECKLIST:

THE FOLLOWING ITEMS SHALL BE COMPLETE BEFORE SUBMITTING THE NOT:

- ALL SOIL DISTURBING ACTIVITIES ARE COMPLETE.
- TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN REMOVED OR WILL BE REMOVED AT AN APPROPRIATE TIME.
- ALL AREAS OF THE CONSTRUCTION SITE NOT OTHERWISE COVERED BY PERMANENT PAVEMENT OR STRUCTURE HAVE BEEN STABILIZED WITH UNIFORM PERENNIAL VEGETATIVE COVER WITH A DENSITY OF 70% OR EQUIVALENT MEASURES HAVE BEEN EMPLOYED.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

NPDES - STORMWATER
POLLUTION PREVENTION PLAN

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
REGISTERED LICENSE No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C1.2
SHEET 4 OF 32

HORIZONTAL SCALE

50 0 25 50 100 200

(IN FEET)
1 INCH = 50 FT. (24"x36")
1 INCH = 100 FT. (12"x18")

N W E S

LEGEND

- EXISTING ASPHALT
- EXISTING CONCRETE
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- BOUNDARY LINE
- EASEMENT LINE
- LOT LINE
- RIGHT-OF-WAY LINE

DRIVEWAY NOTE:
EXISTING DRIVEWAY SHALL BE RESTORED TO ORIGINAL OR BETTER CONDITION

GOPHER TORTOISE NOTE:
AN UPDATED AND COMPLETE GOPHER TORTOISE SURVEY SHALL BE SUFFICIENTLY CONDUCTED BY A QUALIFIED ENVIRONMENTAL CONSULTANT/ PROFESSIONAL ON ALL LAND AREAS PROPOSED FOR FUTURE DEVELOPMENT. SUCH 100% SITE-SURVEY SHALL BE CONDUCTED IN AN APPROPRIATE TIME FRAME AS REQUIRED BY JURISDICTIONAL AGENCY(S) PRIOR TO ANY PROJECTED LAND DISTURBANCE ACTIVITIES WHICH MAY ADVERSELY AFFECT THEM. ALL PROPOSED IMPACTS, RELOCATIONS, OR EXCLUSIONS OF GOPHER TORTOISES FROM THE SITE OVERALL SHALL BE PROPERLY PERMITTED (OR OTHERWISE AUTHORIZED IN WRITING) BY THE JURISDICTIONAL AGENCIES AND ADEQUATELY PERFORMED PRIOR TO INITIATION OF ANY SITE WORK ACTIVITIES.

SUBDIVISION SIGN NOTE:
PER SECTION 5-8.7 OF THE ESCAMBIA COUNTY LAND DEVELOPMENT CODE: TWO IDENTIFICATION SIGNS PER RESIDENTIAL SUBDIVISION OR DEVELOPMENT ENTRANCE.
AREA MAXIMUM = 32 SQUARE FEET
HEIGHT MAXIMUM = 6 FEET FROM GRADE
SETBACK MINIMUM = 10 FEET

ALIGNMENT CURVE TABLE					
Curve #	Radius	Length	Chord Direction	Chord	Delta
C100	50.00	78.48	S 47°49'18" W	70.67	89°55'37"
C101	50.00	39.24	S 25°20'23" W	38.24	44°57'48"
C102	50.00	39.24	S 70°18'12" W	38.24	44°57'48"
C103	50.00	39.27	N 64°42'54" W	38.27	45°00'00"
C104	50.00	39.27	N 19°42'54" W	38.27	45°00'00"
C105	50.00	39.27	N 25°17'06" E	38.27	45°00'00"
C106	50.00	39.27	N 70°17'06" E	38.27	45°00'00"
C107	50.00	39.27	S 64°42'54" E	38.27	45°00'00"
C108	50.00	39.27	S 19°42'54" E	38.27	45°00'00"

PARCEL CURVE TABLE					
Curve #	Length	Radius	Central Angle	Chord	Chord Bearing
C1	39.24	25.00	89°55'37"	35.33	S 47°49'18" W
C2	13.34	25.00	30°35'02"	13.19	S 12°21'01" E
C3	131.71	50.00	150°55'38"	96.80	S 47°49'18" W
C4	60.81	50.00	69°41'05"	57.13	N 63°51'24" E
C5	21.46	50.00	24°35'10"	21.29	S 69°00'28" E
C6	13.26	25.00	30°23'11"	13.10	S 71°54'28" E
C7	13.29	25.00	30°27'58"	13.14	N 77°33'07" E
C8	16.16	50.00	18°30'48"	16.09	N 71°34'32" E
C9	42.79	50.00	49°01'50"	41.49	S 74°39'09" E
C10	38.51	50.00	44°07'39"	37.56	S 28°04'24" E
C11	34.26	50.00	39°15'39"	33.60	S 13°37'15" W
C12	13.29	25.00	30°27'58"	13.14	S 18°01'05" W
C13	13.29	25.00	30°27'58"	13.14	S 12°26'53" E
C14	34.26	50.00	39°15'39"	33.60	S 08°03'03" E
C15	41.93	50.00	48°02'53"	40.71	S 35°36'13" W
C16	39.37	50.00	45°06'37"	38.36	S 82°10'58" W

CONSTRUCT STORMWATER SPREADER SEE SHEET C3.0 FOR DETAILS

15' PRIVATE DRAINAGE EASEMENT

S 87°12'54" E 739.14'

06-1S-31-1401-000-000
OWNER: ENGLISH EDMOND AUBREY JR LIFE EST
MAIL: 10005 BEULAH RD PENSACOLA, FL 32526
SITUS: 9929 BEULAH RD 32526
USAGE: IMPROV. AGRICULTURAL-RESIDENTIAL
ZONING: LDR

06-1S-31-1301-000-007
OWNER: FOWLER MICHAEL G
MAIL: 9940 REBEL RD PENSACOLA, FL 32526
SITUS: 9940 REBEL RD 32526
USAGE: RESIDENTIAL
ZONING: LDR

06-1S-31-1130-000-001
OWNER: WARNO THEODORE N & WARNO CHRISTINE M
MAIL: 9914 REBEL RD PENSACOLA, FL 32526
SITUS: 9914 REBEL RD 32526
USAGE: MOBILE HOME
ZONING: LDR

LOT 12 17,310 SF
LOT 11 11,243 SF
LOT 10 11,360 SF
LOT 9 11,360 SF
LOT 8 11,243 SF
LOT 7 16,715 SF
LOT 13 17,682 SF
LOT 6 16,482 SF
LOT 14 12,651 SF
LOT 5 12,275 SF
LOT 15 12,907 SF
LOT 4 12,677 SF
LOT 16 12,865 SF
LOT 17 12,525 SF
LOT 18 17,035 SF
LOT 19 17,348 SF
LOT 5 11,226 SF
LOT 6 11,360 SF
LOT 7 11,360 SF
LOT 8 11,226 SF
LOT 4 11,226 SF
LOT 3 11,360 SF
LOT 2 11,360 SF
LOT 1 11,226 SF
LOT 3 13,020 SF
LOT 2 12,887 SF
LOT 1 12,766 SF
LOT 20 11,236 SF
LOT 21 11,358 SF
LOT 22 11,363 SF
LOT 23 11,368 SF
LOT 24 11,373 SF
LOT 25 11,379 SF
LOT 26 11,384 SF
LOT 27 11,221 SF
LOT 28 13,547 SF

BLOCK 'A'
BLOCK 'B'
BLOCK A
BLOCK B

5' PRIVATE DRAINAGE EASEMENT TYP OF ALL

10' UTILITY EASEMENT
5' UTILITY EASEMENT

LEDGESTONE COURT
(50' PRIVATE RIGHT-OF-WAY/UTILITY EASEMENT)

S 87°12'54" E 270.00'
N 87°12'54" W 320.00'
N 87°12'54" W 264.82'
N 87°12'54" W 369.31'

N 02°24'31" E 667.72'
N 24°06'00" E 234.00'
S 02°16'22" W 329.00'
S 02°16'22" W 179.52'
S 02°23'19" W 159.39'
N 87°12'39" W 349.79'
378.2'

20' PRIVATE DRAINAGE EASEMENT

INSTALL 16LF OF 24" WHITE THERMOPLASTIC STOP BAR & STOP SIGN ASSEMBLY SEE DETAILS

CONSTRUCT VALLEY GUTTER SEE DETAILS

CONSTRUCT 24' WIDE ASPHALT ROAD W/2.5' CONCRETE LAYBACK CURB & GUTTER SEE DETAILS

CONSTRUCT 24' WIDE ASPHALT ROAD W/2.5' CONCRETE LAYBACK CURB & GUTTER SEE DETAILS

FUTURE CONNECTION POINT FOR ADJOINING PROPERTY DEVELOPMENT.

PARCEL AA
MAIL KIOSK/COMMON AREA
DRAINAGE R/W-
PRIVATE
0.18 ACRES

CONSTRUCT MAIL KIOSK. SEE DETAIL C2.1

PARCEL CC
DRY STORMWATER POND
PRIVATE
1.03 ACRES

CONSTRUCT 12' COUNTY STANDARD CONCRETE DRIVEWAY CONNECTION. SEE DETAIL C2.1

CONSTRUCT 12' WIDE STABILIZED GRAVEL DRIVE. SLOPE NOT TO EXCEED 6:1. SEE DETAIL C2.1

CONSTRUCT STORMWATER POND SEE SHEET C3.0 FOR DETAILS

INSTALL 4' CURB TRANSITION SEE DETAILS

INSTALL STREET SIGN ASSEMBLY SEE DETAILS

INSTALL 16LF OF 24" WHITE THERMOPLASTIC STOP BAR & 50-LF DOUBLE YELLOW THERMOPLASTIC STRIPING & STOP SIGN ASSEMBLY SEE DETAILS

INSTALL FENCE GATE

CONSTRUCT 6' WOODEN PRIVACY FENCE

15' PRIVATE DRAINAGE/ACCESS EASEMENT

20' EXISTING DRAINAGE/ACCESS EASEMENT O.R. 8467, PAGE 1709

N 87°10'06" W 940.62' (REFERENCE BEARING)

PATCH EXISTING ASPHALT DRIVE. SEE DRIVEWAY NOTE.

15' PRIVATE DRAINAGE EASEMENT

BEULAH ROAD (100' R/W)

MEADOW

MEADOW F

06-1S-31-1401-000-002
OWNER: BRAZWELL BILLY BRAZWELL BEATRICE
MAIL: 9995 BEULAH RD PENSACOLA, FL 32526
SITUS: 9995 BEULAH RD 32526
USAGE: SINGLE FAMILY RESIDENTIAL
ZONING: LDR

06-1S-31-1401-001-002
OWNER: BRAZWELL BILLY JOHN
MAIL: 9995 BEULAH RD
PENSACOLA, FL 32526
SITUS: 9995 BEULAH RD 32526
USAGE: MOBILE HOME
ZONING: LDR

06-1S-31-1401-000-001
OWNER: MONTGOMERY ERIC G & MONTGOMERY CHRYSTAL K
MAIL: 9975 BEULAH RD
PENSACOLA, FL 32526
SITUS: 9975 BEULAH RD 32526
USAGE: SINGLE FAMILY RESIDENCE
ZONING: LDR

06-1S-31-4101-001-001
OWNER: SHELBY JANET N
MAIL: 9935 BEULAH RD PENSACOLA, FL 32506
SITUS: 9935 BEULAH RD 32526
USAGE: SINGLE FAMILY RESIDENCE
ZONING: LDR

06-1S-31-4101-000-000
OWNER: GILLILAND RICKY LEE
FLEMING LAMB LISA LAVON
MAIL: 9925 BEULAH RD 32526
SITUS: 9925 BEULAH RD 32526
USAGE: MOBILE HOME
ZONING: LDR

06-1S-31-4101-004-001
OWNER: COBB MARSHA
MAIL: 9929 BEULAH RD PENSACOLA, FL 32506
SITUS: 9929 BEULAH RD 32526
USAGE: VACANT RESIDENTIAL
ZONING: LDR

06-1S-31-4101-002-001
OWNER: SHELBY SHIRLEY B
MAIL: 9945 BEULAH RD
PENSACOLA, FL 32506
SITUS: 9945 BEULAH RD 32526
USAGE: SINGLE FAMILY RESIDENCE
ZONING: LDR

06-1S-31-4101-006-001
OWNER: SHELBY JAMES K & TAMI
MAIL: 9945 BEULAH RD LT 1
PENSACOLA, FL 32506
SITUS: 9945 BEULAH RD 32526
USAGE: SINGLE FAMILY RESIDENCE
ZONING: LDR

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 W Nine Mile Road, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009527

SITE LAYOUT & DIMENSION PLAN

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE
No. 53126
STATE OF
FLORIDA
4/21/21
PAUL A. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

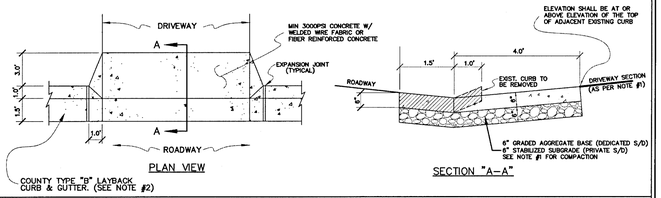
DRAWING No.
C2.0
SHEET 5 OF 32

TYPICAL DRIVEWAY CONNECTION STANDARDS FOR NEW SUBDIVISION (CURB & GUTTER) ROADWAY CONDITIONS

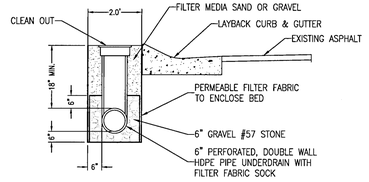
NOTES:

1. DRIVEWAY SECTIONS ABUTTING CURB OR CURB CUT SHALL BE 6" CONCRETE WITH 6" STABILIZED SUBGRADE AND 4" TO 6" CONCRETE DRIVEWAY WITH 4" STABILIZED SUBGRADE ~ 95% COMPACTION (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE.
2. FOR OTHER TYPE CURBS, DIMENSIONS MAY BE ADJUSTED TO FIT. IF NECESSARY, REFER TO F.D.O.T. INDEX DETAILS.
3. DRIVEWAYS WITHIN PROPERTY BOUNDARY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.
4. TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.

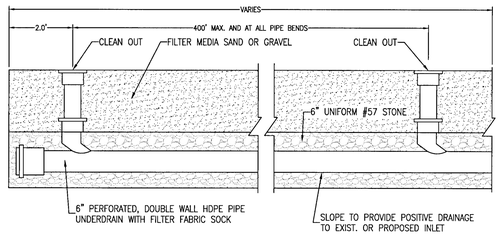
TYPE I CURB CUT DRIVEWAY FOR COUNTY TYPE "B" LAYBACK CURBS.



REVISED SEPT. 15, 2009



SECTION VIEW



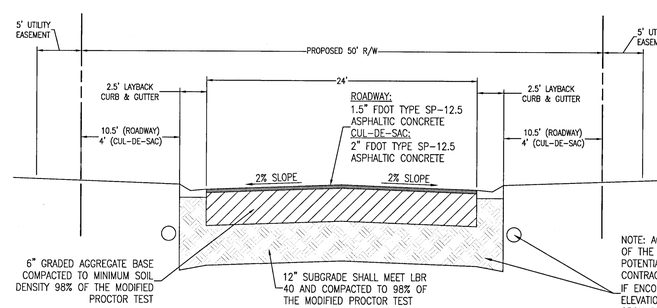
PROFILE VIEW

NOTE:
FILTER MEDIA SHALL MEET THE FOLLOWING CRITERIA GRAIN SIZE: BETWEEN 0.2 AND .55mm UNIFORMITY COEFFICIENT 1.5 AND 4.0 PERMEABILITY RATE BETWEEN 2.36 AND 5 FT./HR.

ROADSIDE UNDERDRAIN *

NOT TO SCALE

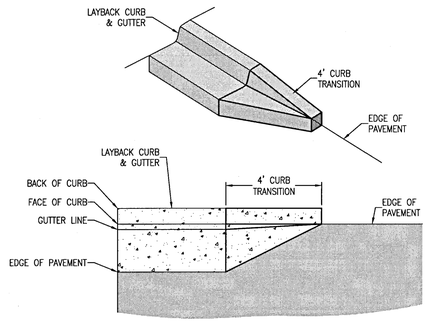
* AS-NEEDED,APPROVAL BY EOR REQUIRED



TYPICAL CROWNED ROAD SECTION

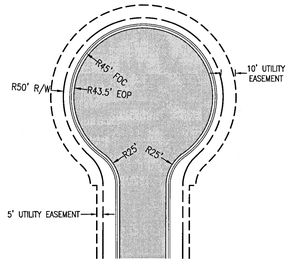
N.T.S.

NOTE: ACCORDING TO SITE GEOTECHNICAL DATA, PORTIONS OF THE SITE CONTAIN CONFINING LAYERS CREATING THE POTENTIAL FOR PERCHED WATER BENEATH THE ROADWAYS. CONTRACTOR SHALL EXCAVATE THROUGH CONFINING LAYERS IF ENCOUNTERED WITHIN 2' BENEATH BOTTOM OF BASE ELEVATION AND BACKFILL WITH CLEAN SAND. IF GROUNDWATER PRESENCE REMAINS, CONTRACTOR SHALL INSTALL ROADSIDE UNDERDRAIN. SEE DETAIL. NO UNDERDRAIN INSTALLATION SHALL OCCUR WITHOUT DIRECTION FROM THE EOR.



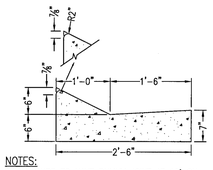
CURB TRANSITION LAYBACK TO ASPHALT

N.T.S.



TYPICAL ESCAMBIA COUNTY CUL-DE-SAC DETAIL

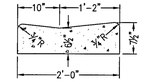
N.T.S.



NOTES:
1. ALL CURB TO HAVE DUMMY JOINT AT 10' ON CENTER. MIN. DEPTH OF JOINT TO BE 2".
2. EXPANSION JOINTS ARE TO BE 30' ON CENTER. TYPICAL FOR ALL CURB.
3. ALL CONCRETE SHALL BE 3000 psi AT 28 DAYS.

LAYBACK CURB & GUTTER

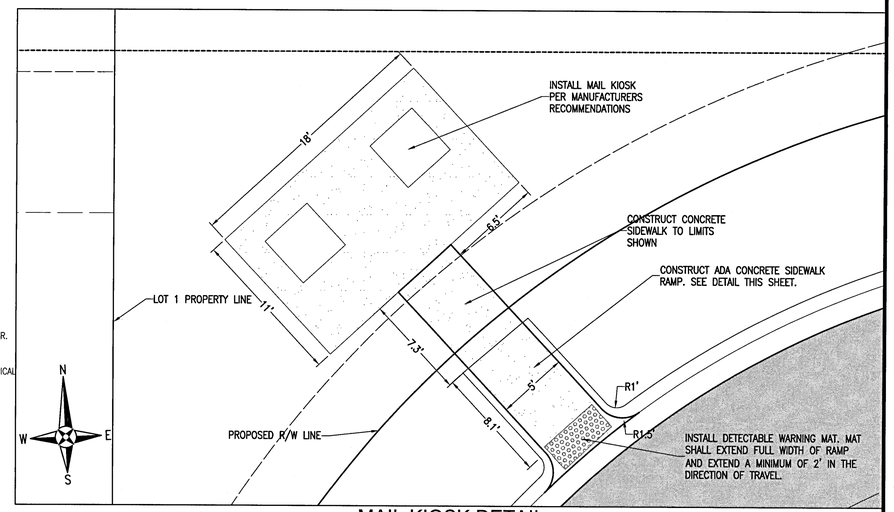
N.T.S.



NOTE:
1. ALL CURB TO HAVE DUMMY JOINT AT 10' ON CENTER. MIN. DEPTH OF JOINT TO BE 2".
2. EXPANSION JOINTS ARE TO BE 30' ON CENTER. TYPICAL FOR ALL CURB.

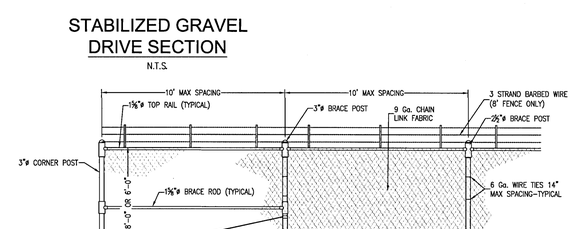
VALLEY GUTTER

N.T.S.



MAIL KIOSK DETAIL

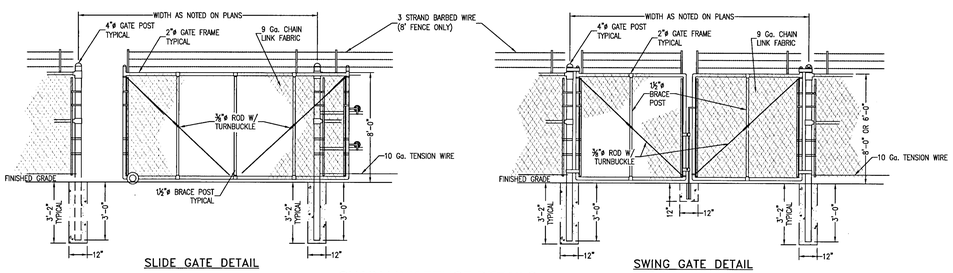
1"=5'



STABILIZED GRAVEL DRIVE SECTION

N.T.S.

FENCE POST SCHEDULE	
TYPE	SIZE
LINE POST	2⅜"ø
BRACE POST**	3"ø
CORNER POST	3"ø
GATE POST	4"ø
** EVERY 100'	

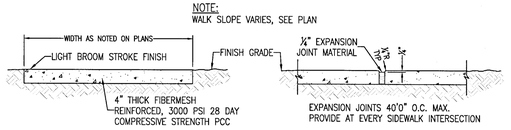


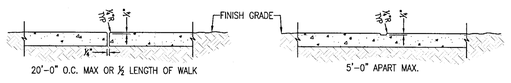
CHAIN LINK FENCE DETAILS

N.T.S.

FDOT STANDARD R1-1 2'-0" x 2'-0"

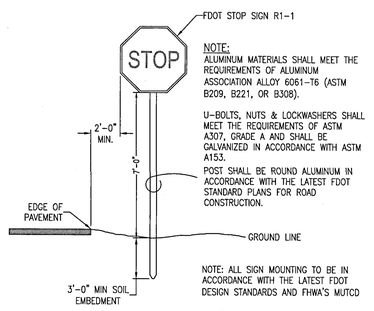
N.T.S.





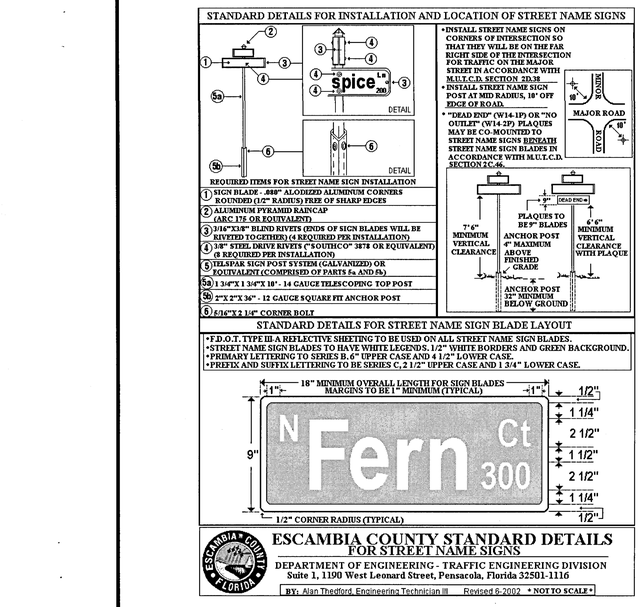
SIDEWALK DETAILS

N.T.S.



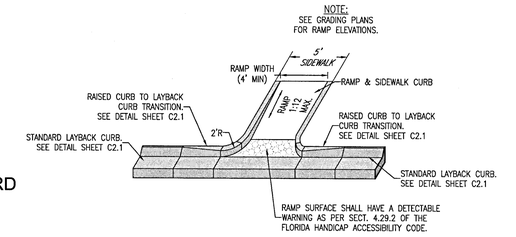
SIGN MOUNTING DETAIL

N.T.S.



ESCAMBIA COUNTY STANDARD DETAILS FOR STREET NAME SIGNS

DEPARTMENT OF ENGINEERING - TRAFFIC ENGINEERING DIVISION
Suite 1, 1190 West Leonard Street, Pensacola, Florida 32501-1116
BY: Alan Thedford, Engineering Technician III Revised 6-2002 * NOT TO SCALE *



PEDESTRIAN SIDEWALK RAMP

N.T.S.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009857

SITE DETAILS

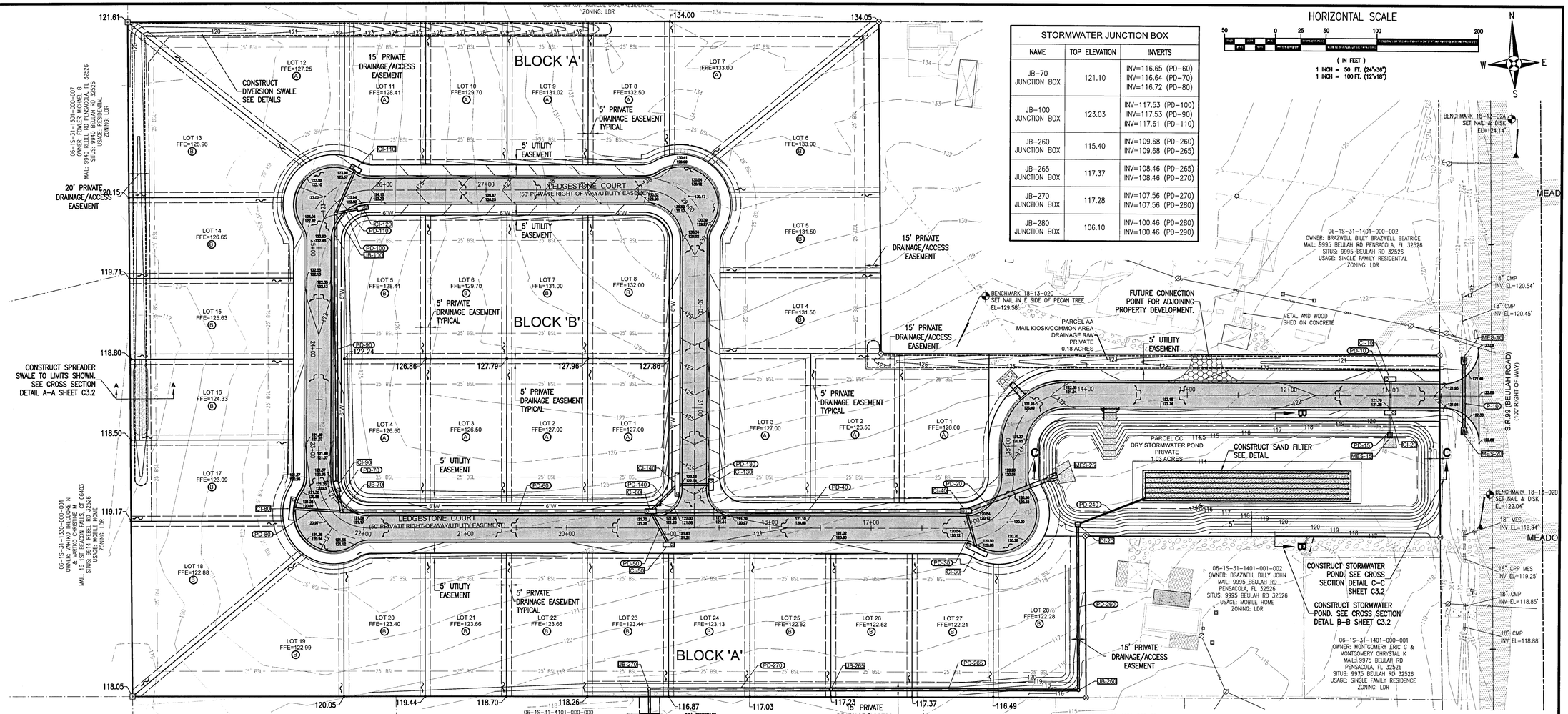
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA LICENSED No. 53126
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C2.1
SHEET 6 OF 32


HORIZONTAL SCALE
50 0 25 50 100 200
(IN FEET)
1 INCH = 50 FT. (24"x36")
1 INCH = 100 FT. (12"x18")
N
W E
S
BLOCK 'A'
BLOCK 'B'
LEDGESTONE COURT
(50' PRIVATE RIGHT-OF-WAY/UTILITY EASEMENT)
S.R.99 (BEULAH ROAD)
(100' RIGHT-OF-WAY)
CONSTRUCT DIVERSION SWALE SEE DETAILS
CONSTRUCT SPREADER SWALE TO LIMITS SHOWN. SEE CROSS SECTION DETAIL A-A SHEET C3.2
CONSTRUCT SAND FILTER SEE DETAIL
CONSTRUCT STORMWATER POND. SEE CROSS SECTION DETAIL C-C SHEET C3.2
CONSTRUCT STORMWATER POND. SEE CROSS SECTION DETAIL B-B SHEET C3.2
FUTURE CONNECTION POINT FOR ADJOINING PROPERTY DEVELOPMENT.
PARCEL AA MAIL KIOSK/COMMON AREA DRAINAGE R/W PRIVATE 0.18 ACRES
PARCEL CC DRY STORMWATER POND PRIVATE 1.03 ACRES
METAL AND WOOD SHED ON CONCRETE
CONSTRUCT CONCRETE FLUME WITH ENERGY DISSIPATERS TO WATERS EDGE. SEE DETAIL
POND BANK TO BE RE-GRADED TO FACILITATE INSTALLATION OF CONCRETE FLUME
15' PRIVATE DRAINAGE/ACCESS EASEMENT
20' PRIVATE DRAINAGE/ACCESS EASEMENT
5' PRIVATE DRAINAGE EASEMENT TYPICAL
5' UTILITY EASEMENT
6'W
BENCHMARK 18-13-02A SET NAIL & DISK EL=124.14'
BENCHMARK 18-13-02C SET NAIL IN E SIDE OF PECAN TREE EL=129.58'
BENCHMARK 18-13-02B SET NAIL & DISK EL=122.04'
06-1S-31-1401-000-002 OWNER: BRAZWELL BILLY BRAZWELL BEATRICE MAIL: 9995 BEULAH RD PENSACOLA, FL 32526 SITUS: 9995 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENTIAL ZONING: LDR
06-1S-31-1401-001-002 OWNER: BRAZWELL BILLY JOHN MAIL: 9995 BEULAH RD PENSACOLA, FL 32526 SITUS: 9995 BEULAH RD 32526 USAGE: MOBILE HOME ZONING: LDR
06-1S-31-1401-000-001 OWNER: MONTGOMERY ERIC G & MONTGOMERY CHRYSTAL K MAIL: 9975 BEULAH RD PENSACOLA, FL 32526 SITUS: 9975 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENCE ZONING: LDR
06-1S-31-1401-002-001 OWNER: SHELBY SHIRLEY B MAIL: 9945 BEULAH RD PENSACOLA, FL 32506 SITUS: 9945 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENCE ZONING: LDR
06-1S-31-1401-006-001 OWNER: SHELBY JAMES K & TAMI MAIL: 9945 BEULAH RD LT 1 PENSACOLA, FL 32506 SITUS: 9945 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENCE ZONING: LDR
06-1S-31-1401-001-001 OWNER: SHELBY JANET N MAIL: 9935 BEULAH RD PENSACOLA, FL 32506 SITUS: 9935 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENCE
06-1S-31-1401-000-000 OWNER: GILLILAND RICKY LEE FLEMING LAMB LISA LAVON MAIL: 9925 BEULAH RD 32526 SITUS: 9925 BEULAH RD 32526 USAGE: MOBILE HOME ZONING: LDR
06-1S-31-1401-004-001 OWNER: COBB MARSHA MAIL: 9929 BEULAH RD PENSACOLA, FL 32506 SITUS: 9929 BEULAH RD 32526 USAGE: VACANT RESIDENTIAL ZONING: LDR
06-1S-31-1330-000-001 OWNER: MORRIS JOHN A & MARTHO CHRISTINE M MAIL: 16 1ST BEACON FALLS, CT 06403 SITUS: 9945 BEULAH RD 32526 USAGE: MOBILE HOME ZONING: LDR
06-1S-31-1401-000-007 OWNER: HARRELL PAMELA MAIL: 9940 REBEL RD PENSACOLA, FL 32526 SITUS: 9940 BEULAH RD 32526 USAGE: SINGLE FAMILY RESIDENTIAL ZONING: LDR
ZONING: LDR
USAGE: SINGLE FAMILY RESIDENTIAL
LOT 1 FFE=126.00 A
LOT 2 FFE=126.50 A
LOT 3 FFE=127.00 A
LOT 4 FFE=131.50 B
LOT 5 FFE=131.50 B
LOT 6 FFE=133.00 B
LOT 7 FFE=133.00 A
LOT 8 FFE=132.50 A
LOT 9 FFE=131.02 A
LOT 10 FFE=129.70 A
LOT 11 FFE=128.41 A
LOT 12 FFE=127.25 A
LOT 13 FFE=126.96 B
LOT 14 FFE=126.65 B
LOT 15 FFE=125.63 B
LOT 16 FFE=124.33 B
LOT 17 FFE=123.09 B
LOT 18 FFE=122.88 B
LOT 19 FFE=122.99 B
LOT 20 FFE=123.40 B
LOT 21 FFE=123.66 B
LOT 22 FFE=123.66 B
LOT 23 FFE=123.44 B
LOT 24 FFE=123.13 B
LOT 25 FFE=122.82 B
LOT 26 FFE=122.52 B
LOT 27 FFE=122.21 B
LOT 28 FFE=122.28 B
LOT 1 FFE=127.00 A
LOT 2 FFE=127.00 A
LOT 3 FFE=126.50 A
LOT 4 FFE=126.50 A
LOT 5 FFE=128.41 B
LOT 6 FFE=129.70 B
LOT 7 FFE=131.00 B
LOT 8 FFE=132.00 B
121.61
119.71
118.80
118.50
119.17
118.05
120.15
134.00
134.05
120.05
119.44
118.70
118.26
116.87
117.03
117.23
117.37
116.49
122.24
126.86
127.79
127.96
127.86
20+00
21+00
22+00
23+00
24+00
25+00
26+00
27+00
28+00
29+00
30+00
31+00
32+00
33+00
34+00
35+00
36+00
37+00
38+00
39+00
40+00
41+00
42+00
43+00
44+00
45+00
46+00
47+00
48+00
49+00
50+00
51+00
52+00
53+00
54+00
55+00
56+00
57+00
58+00
59+00

NOTES:
1. MANHOLE SHALL CONFORM TO A.S.T.M. C 478 SPECIFICATIONS WITH 4000 PSI CONCRETE.

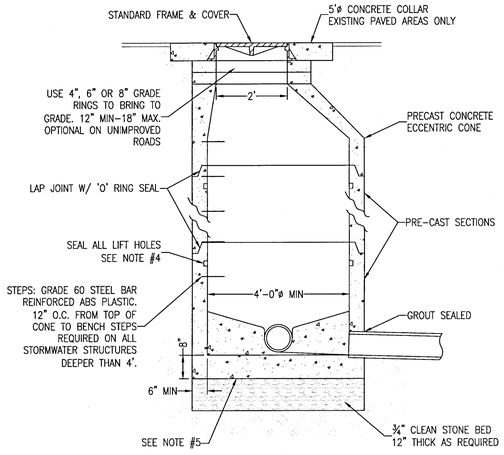
2. DIAMETER OF OPENING FOR PIPE SHALL BE 1" LARGER DIAMETER THAN BELL OF THE PIPE BEING USED.

3. JOINTING COMPOUND SHALL BE RAM NECK, TYPE 1, ROPE FORM PLASTIC GASKET OR EQUAL.

4. ALL PATCHING TO BE DONE WITH HYDRAULIC CEMENT. NO MORTAR REPAIRS PERMITTED.

5. CONCRETE TO BE 2500 P.S.I., REINFORCING STEEL TO BE A.S.T.M. A 615 GRADE 60 OR PROVIDE PRE-CAST MANHOLE BASE SECTION IN CONFORMANCE WITH ASTMA C-478.

6. CAST IN PLACE MANHOLE MAY BE ALLOWED IN PRE-APPROVED LOCATIONS.

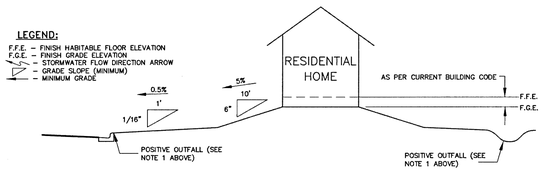


STORMWATER MANHOLE DETAIL
N.T.S.

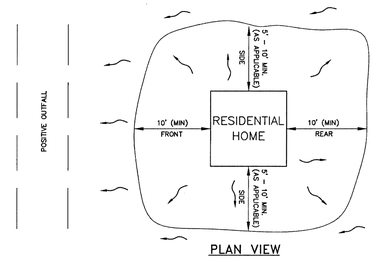
MINIMUM STANDARDS FOR TYPICAL RESIDENTIAL GRADING CONTROL PLAN

NOTES:
1. A POSITIVE DRAINAGE OUTFALL IS A CONVEYANCE SYSTEM (DRAINAGE EASEMENT, ROADWAY WITH A DRAINAGE SYSTEM ~ CURB & GUTTER, OR DITCH) WHICH CONTAINS, CONTROLS, AND TRANSMITS STORMWATER RUNOFF TO A CREEK, STREAM, RIVER, BAY, GULF, OCEAN, OR OTHER WATERS OF THE STATE, OR WATERS OF THE UNITED STATES, OR TO ANY FUNCTIONING ESCAMBIA COUNTY OR STATE DRAINAGE SYSTEM.
2. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
3. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
4. DISTURBED LOT AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
5. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONSITE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
6. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
7. ALL NEW RUNOFF, DOWNSPOUTS, AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
8. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
9. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCING AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS AS NECESSARY).

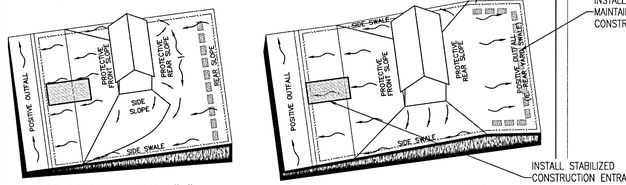
LEGEND:
F.F.E. – FINISH HABITABLE FLOOR ELEVATION
F.G.E. – FINISH GRADE ELEVATION
– STORMWATER FLOW DIRECTION ARROW
– GRADE SLOPE (MINIMUM)
– MINIMUM GRADE



ELEVATION VIEW



PLAN VIEW



LOT GRADING ~ TYPE "A"
ALL DRAINAGE TO STREET

LOT GRADING ~ TYPE "B"
DRAINAGE TO STREET & TO REAR LOT LINE

NOTE: VARIATIONS IN GRADING ARE ACCEPTABLE IF GRADING DRAINS TO A POSITIVE OUTFALL.

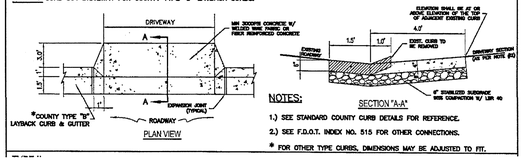
REVISED SEPT. 15, 2009

L:\Design_Land\ENGINEERING DETAILS\DETAILS SHEETS\DRIVEWAY_LOT_GRADING_DETAILS_SEPT. 09.dwg

TYPICAL DRIVEWAY CONNECTION STANDARDS FOR EXISTING ROADWAY CONDITIONS

NOTES:
1) ALL MATERIALS AND LABOR FOR INSTALLATION WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER/CONTRACTOR.
2) DRIVEWAYS ABUTTING PAVED ROADS SHALL BE 1 – ½" ASPHALT WITH 6" STABILIZED SUB GRADE OR 4" TO 6" CONCRETE WITH 4" STABILIZED SUB GRADE – 95% COMPACTION (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE. COMPACTION AND TESTING IF NECESSARY, THIS WILL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR.
3) DRIVEWAYS ABUTTING A DIRT ROAD SHALL BE MILLED ASPHALT, GRADED AGGREGATE BASE, OR WASHED CONCRETE (4" IN DEPTH) ON THE COUNTY MAINTAINED PORTION OF DRIVEWAY.
4) IF NECESSARY, REFER TO FDOT INDEX DETAILS AS REFERENCED BELOW.
5) RADIUS OR FLARE IS REQUIRED FOR TYPE II OR TYPE III CONNECTIONS. SEE DETAIL.
6) PARKING SPACES WITHIN COUNTY RIGHT-OF-WAY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.
7) TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.

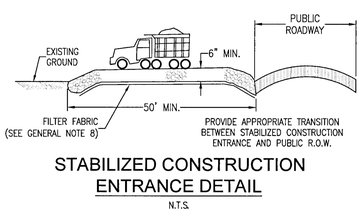
TYPE I CURB CUT DRIVEWAY FOR COUNTY TYPE "B" LAYBACK CURBS.



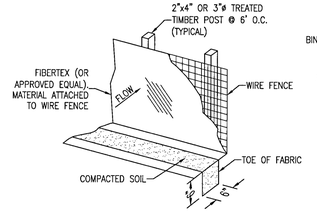
NOTES:
1.) SEE STANDARD COUNTY CURB DETAILS FOR REFERENCE.
2.) SEE F.D.O.T. INDEX NO. 515 FOR OTHER CONNECTIONS.
* FOR OTHER TYPE CURBS, DIMENSIONS MAY BE ADJUSTED TO FIT.

ADDITIONAL RESPONSIBILITIES OF THE HOMEBUILDER NOTES:

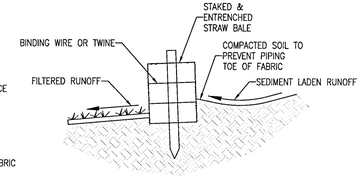
1. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
2. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
3. DISTURBED AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
4. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONLINE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
5. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
6. ALL NEW RUNOFF, DOWNSPOUTS AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
7. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
8. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCE AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS ARE NECESSARY).
9. SIDE YARD SWALES SHALL BE BUILT BY HOMEBUILDER. THE CONVEYANCE SWALES SHALL BE BUILT BY THE CONTRACTOR.
10. HOME EQUIPMENT (I.E. AC UNITS) SHALL NOT HINDER THE PROPER INSTALLATION AND/OR FUNCTION OF SIDE YARD SWALES.
11. STEM WALL FOUNDATIONS OR RETAINING WALLS MAY BE REQUIRED TO COMPLY WITH LOT GRADING PLAN. ANY RETAINING WALL TALLER THAN 2-FT SHALL BE PERMITTED THROUGH THE BUILDING INSPECTION DEPARTMENT PRIOR TO CONSTRUCTION.
12. DISTURBED RIGHT-OF-WAY AREAS SHALL BE STABILIZED WITH A HEALTHY GROWTH OF GRASS PRIOR TO RECEIVING COUNTY ACCEPTANCE.
13. BUILDING SETBACKS (LDR):
FRONT = 25'; REAR = 25'; SIDE = 5' OR 10% OF LOT WIDTH AT STREET RIGHT-OF WAY, WHICHEVER IS GREATER, BUT NOT TO EXCEED 15 FEET



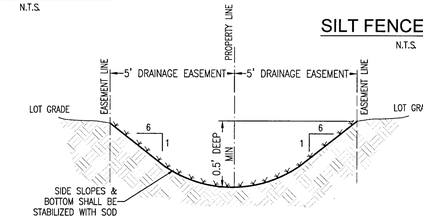
STABILIZED CONSTRUCTION ENTRANCE DETAIL
N.T.S.



SILT FENCE DETAIL
N.T.S.

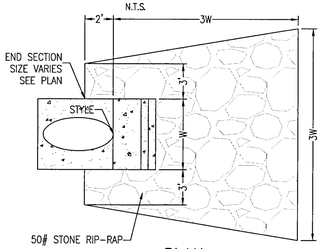


STRAW BALE DETAIL
N.T.S.

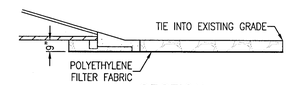


TYPICAL PRIVATE 5' DRAINAGE EASEMENT SWALE
N.T.S

STORM DRAINAGE MATERIALS SUMMARY		
ITEM	UNIT	AMOUNT
18" HDPE	LF	881
18" RCP	LF	309
24" RCP	LF	295
30" RCP	LF	305
36" RCP	LF	96
14"x23" ERCP	LF	77
12" HDPE	EA.	71
TYPE 'A' INLET	EA.	10
DUAL TYPE 'A' INLET	EA.	2
JUNCTION BOX	EA.	6
MITER END SECTION STRUCTURE	EA.	4
TYPE 'D' OUTFALL STRUCTURE	EA.	1
TYPE 'D' BUBBLE-UP STRUCTURE	EA.	1

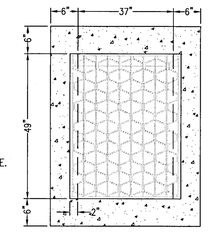


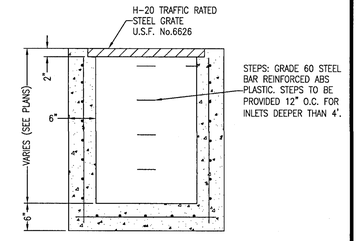
PLAN



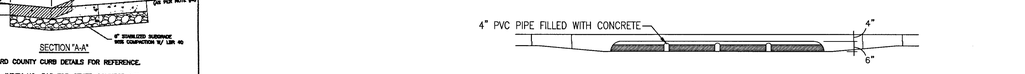
SECTION

RIP-RAP DETAIL
N.T.S.



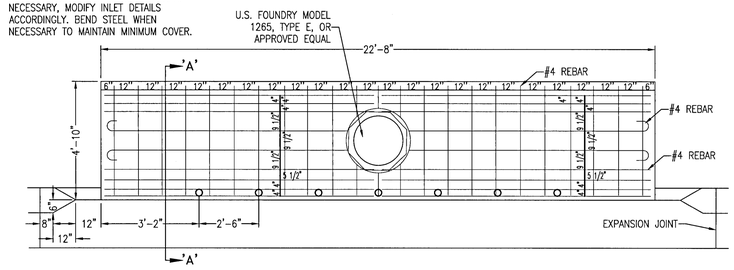


FDOT TYPE 'D' INLET
N.T.S.



TYPE "A" & "A-1" INLET THROAT ELEVATION
N.T.S

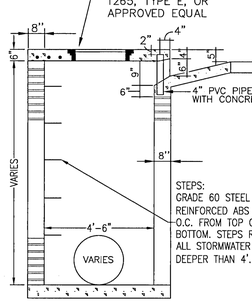
NOTE: WHEN INLETS ARE TO BE CONSTRUCTED ON A CURVE, REFER TO PLANS TO DETERMINE RADIUS & WHERE NECESSARY, MODIFY INLET DETAILS ACCORDINGLY. BEND STEEL WHEN NECESSARY TO MAINTAIN MINIMUM COVER.



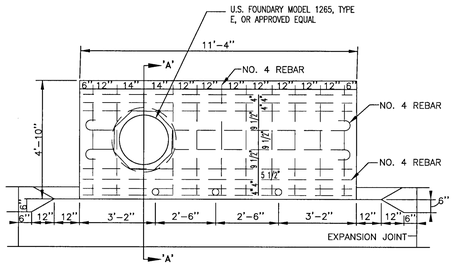
TYPE 'A' INLET (DUAL) PLAN VIEW
N.T.S.



TYPE 'A' INLET (DUAL) THROAT ELEVATION
N.T.S.



SECTION 'A'-'A' TYPE "A" & "A-1" INLET
N.T.S



PLAN VIEW TYPE "A" CURB INLET DETAIL
N.T.S

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

GRADING & DRAINAGE DETAILS

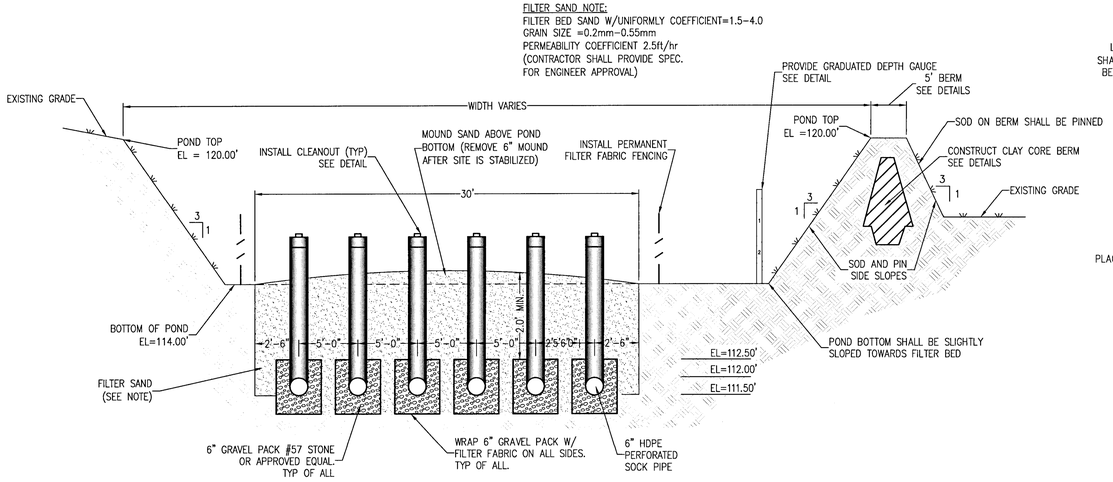
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

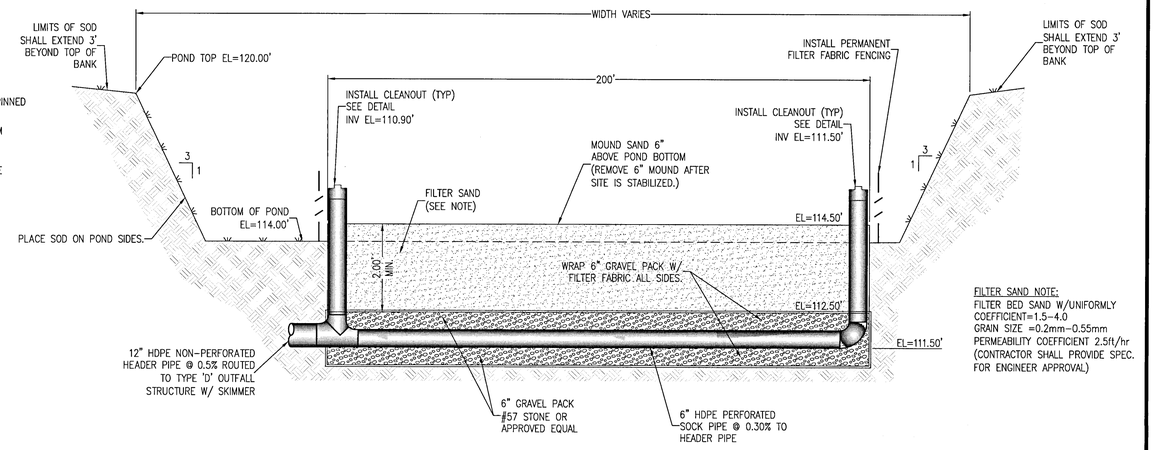
SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA LICENSE No. 53126
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C3.1
SHEET 8 OF 32

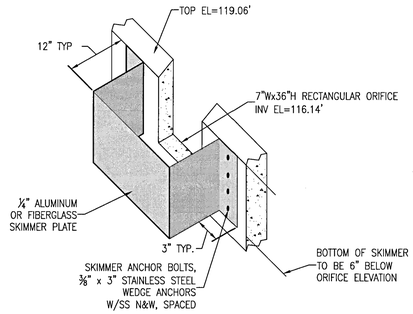


DETENTION POND SECTION B-B
N.T.S

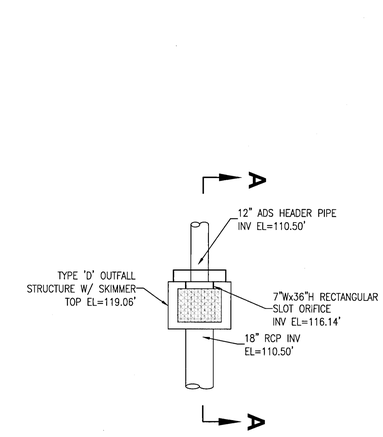


FILTER SAND NOTE:
FILTER BED SAND W/UNIFORMLY COEFFICIENT=1.5-4.0
GRAIN SIZE =0.2mm-0.55mm
PERMEABILITY COEFFICIENT 2.5ft/hr
(CONTRACTOR SHALL PROVIDE SPEC. FOR ENGINEER APPROVAL)

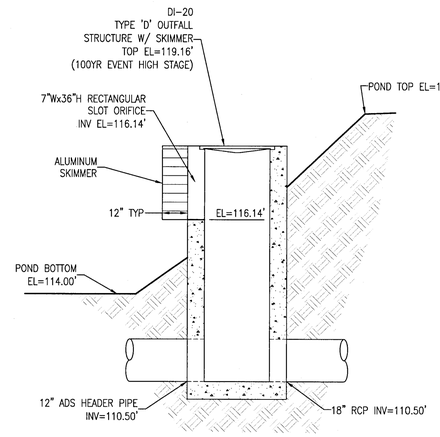
DETENTION POND SECTION C-C
N.T.S



OUTFALL SKIMMER DETAIL

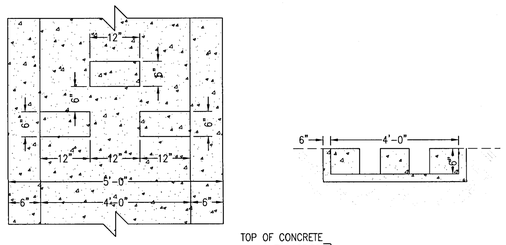


PLAN VIEW

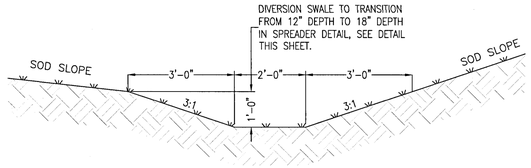


SIDE VIEW SECTION A-A

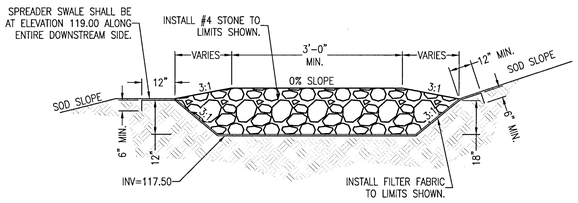
DETENTION POND - TYPE 'D' OUTFALL STRUCTURE W/ SKIMMER DETAIL
N.T.S.



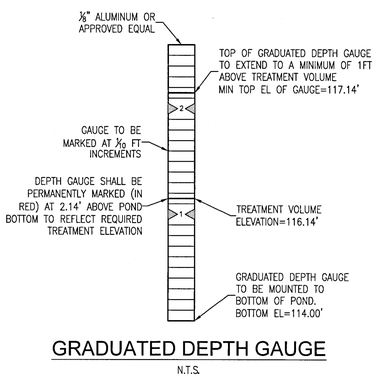
DISCHARGE INTO EXISTING POND DETAIL
N.T.S.



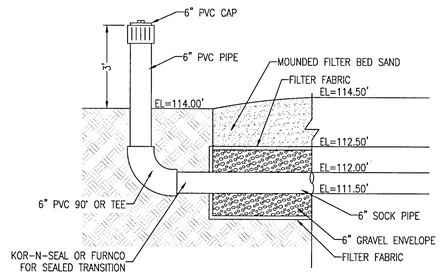
DIVERSION SWALE DETAIL
(FOR DIVERSION OF OFF-SITE RUNOFF)
SCALE: NTS



SPREADER SWALE DETAIL SECTION A-A
N.T.S.



GRADUATED DEPTH GAUGE
N.T.S.



SAND FILTER CLEANOUT DETAIL
N.T.S.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.9400 Fax 850.438.0448
EB 00009657

GRADING & DRAINAGE DETAILS

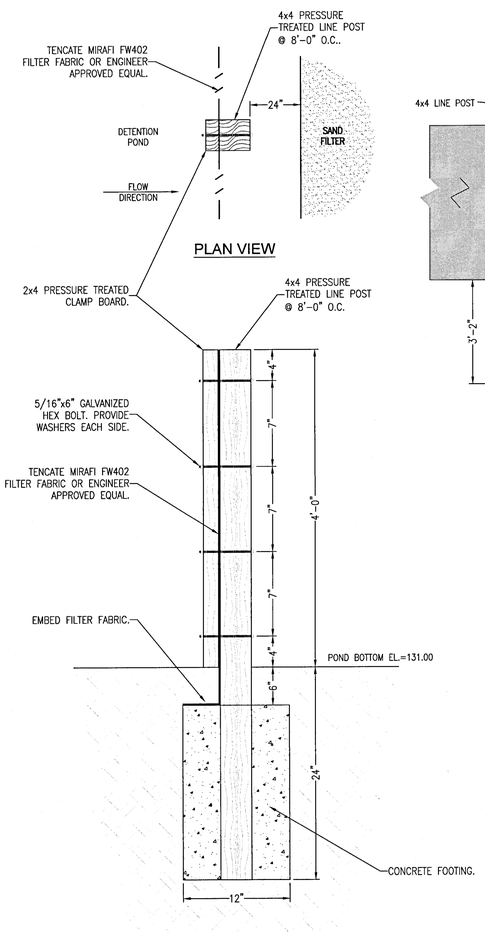
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

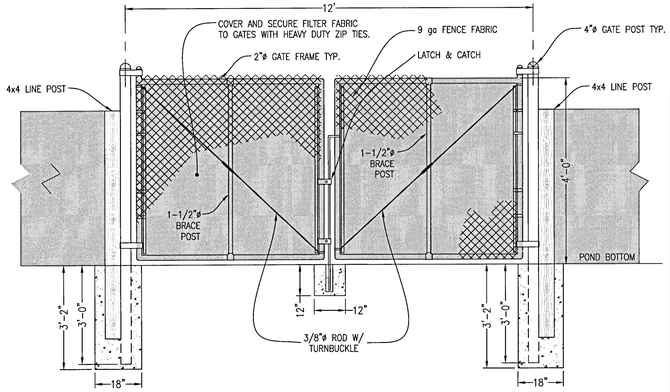
SEAL
NOT FOR CONSTRUCTION
LICENSED No. 53128 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53128

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

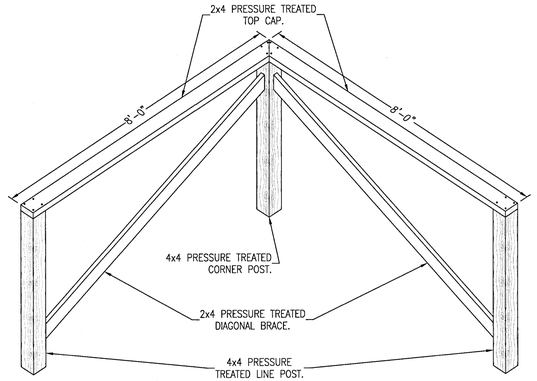
DRAWING No.
C3.2
SHEET 9 OF 32



FILTER FABRIC FENCE DETAIL
N.T.S.



12' SWING GATE DETAIL AT POND SAND FILTER
N.T.S.



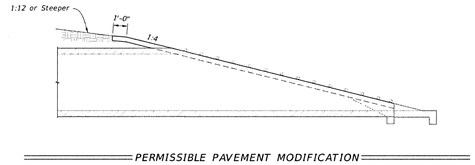
FILTER FABRIC FENCE CORNER DETAIL
SCALE: NTS

10/29/2019 8:16:39 AM

SINGLE AND MULTIPLE CONCRETE PIPE DIMENSIONS AND QUANTITIES

Pipe	Dia. D	Rise R	Span S	X	A	B	C	E	F	G	H	M: Single Pipe	M: Double Pipe	M: Triple Pipe	M: Quad. Pipe	N	GRATE SIZES: STANDARD WEIGHT PIPE	GRATE SIZES: EXTRA STRONG PIPE	3" CONC. SLAB (CY): Single Pipe	3" CONC. SLAB (CY): Double Pipe	3" CONC. SLAB (CY): Triple Pipe	3" CONC. SLAB (CY): Quad. Pipe	SODDING (SY): Single Pipe	SODDING (SY): Double Pipe	SODDING (SY): Triple Pipe	SODDING (SY): Quad. Pipe
Round Concrete	15"	—	—	2'-7"	2.27'	4.09'	6.36'	4.03'	8'	1.22'	4.0'	4.62'	7.31'	9.79'	12.37'	1.19'			0.76	1.16	1.54	1.94	8	10	11	12
	18"	—	—	2'-10"	2.36'	5.12'	7.48'	5.03'	9'	1.41'	4.0'	4.92'	7.75'	10.58'	13.42'	1.21'			0.85	1.28	1.71	2.17	9	10	12	13
	24"	—	—	3'-5"	2.53'	7.18'△	9.71'	7.03'△	11'	1.73'	4.0'	5.50'	8.92'	12.33'	15.75'	1.29'			1.02	1.58	2.15	2.75	10	12	13	15
	30"	—	—	4'-3"	2.70'	9.25'	11.95'	9.03'	13'	2.00'	4.0'	6.08'	10.33'	14.58'	18.83'	1.29'	2½"	3"	1.23	1.98	2.74	3.50	12	14	15	17
	36"	—	—	5'-1"	2.87'	11.31'◇	14.18'	11.02'◇	15'	2.24'	4.0'	6.67'	11.75'	16.83'	21.92'	1.33'	2½"	3"	1.40	2.38	3.33	4.24	13	15	17	20
	42"	—	—	6'-0"	3.05'	13.37'	16.42'	13.03'	17'	2.45'	4.0'	7.25'	13.25'	19.25'	25.25'	1.38'	2½"	3½"	1.60	2.83	4.04	5.26	14	17	19	22
	48"	—	—	6'-9"	3.22'	15.43'	18.65'	15.03'	19'	2.65'	4.0'	7.83'	14.58'	21.33'	28.08'	1.42'	2½"	3½"	1.81	3.26	4.70	6.14	15	18	21	24
	54"	—	—	7'-8"	3.39'	17.49'	20.88'	17.03'	21'	2.83'	4.0'	8.42'	16.08'	23.75'	31.42'	1.46'	3"	4"	2.03	3.78	5.54	7.28	17	20	23	27
	60"	—	—	8'-6"	3.56'	19.55'	23.11'	19.03'	23'	3.01'	4.0'	9.00'	17.50'	26.00'	34.50'	1.50'	3"	4"	2.28	4.36	6.43	8.50	18	22	25	29
Elliptical Concrete	—	12"	18"	2'-10"	2.36'	3.06'	5.42'	3.03'	5'	1.50'	2.0'	4.92'	7.75'	10.58'	13.42'	1.21'			0.68	1.04	1.41	1.77	8	9	11	12
	—	14"	23"	3'-4"	2.44'	3.75'	6.19'	3.70'	6'	1.90'	2.3'	5.38'	8.71'	12.04'	15.38'	1.23'			0.76	1.19	1.63	2.05	9	10	12	13
	—	19"	30"	4'-0"	2.62'	5.47'	8.03'	5.36'	8'	2.37'	2.6'	6.04'	10.04'	14.04'	18.04'	1.27'	2½"	3"	0.95	1.52	2.09	2.65	10	12	13	15
	—	24"	38"	5'-0"	2.79'	7.18'	9.97'	7.03'	10'	2.85'	3.0'	6.79'	11.79'	16.79'	21.79'	1.31'	2½"	3"	1.18	1.95	2.74	3.53	11	13	15	18
	—	29"	45"	5'-11"	3.05'	8.90'	11.95'	8.70'	12'	3.19'	3.3'	7.50'	13.42'	19.33'	25.25'	1.38'	2½"	3½"	1.41	2.42	3.44	4.45	12	15	18	20
	—	34"	53"	7'-0"	3.22'	10.62'	13.84'	10.36'	13'	3.57'	2.6'	8.25'	15.25'	22.25'	29.25'	1.42'	3"	3½"	1.63	2.92	4.22	5.52	13	17	20	23
	—	38"	60"	7'-10"	3.39'	11.99'	15.38'	11.70'	15'	3.95'	3.3'	8.92'	16.75'	24.58'	32.42'	1.46'	3"	4"	1.83	3.36	4.89	6.41	14	18	21	25
	—	43"	68"	8'-11"	3.56'	13.71'	17.27'	13.36'	17'	4.28'	3.6'	9.67'	18.58'	27.50'	36.42'	1.50'	3"	4"	2.09	3.95	5.80	7.65	16	20	23	27
	—	48"	76"	9'-11"	3.73'	15.43'	19.16'	15.03'	19'	4.59'	4.0'	10.42'	20.33'	30.25'	40.17'	1.54'	3"	HSS 5"x5/16"	2.37'	4.54	6.73	8.92	17	21	26	30
	—	53"	83"	10'-8"	3.91'	17.15'	21.06'	16.70'	20'	4.77'	3.3'	11.08'	21.75'	32.42'	43.08'	1.58'	3"	HSS 5"x5/16"	2.61	5.09	7.56	10.03	18	23	27	32
	—	58"	91"	11'-8"	4.08'	18.87'	22.99'	18.36'	22'	5.01'	3.6'	11.83'	23.50'	35.17'	46.83'	1.63'	3½"	HSS 5"x3/16"	2.91	5.77	8.64	11.50	19	24	29	35

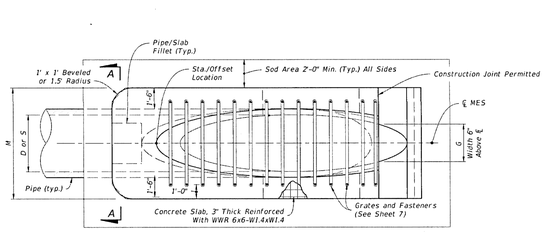
△6.42' ◇10.40' — △6.25' ◇10.10' Dimensions permitted to allow use of 8' standard pipe lengths. Dimensions permitted to allow use of 12' standard pipe lengths.

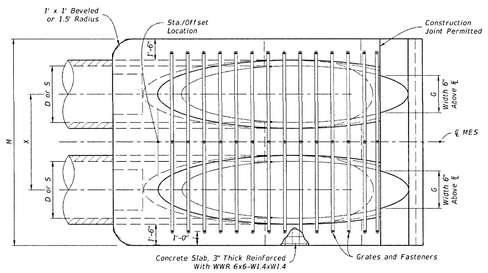


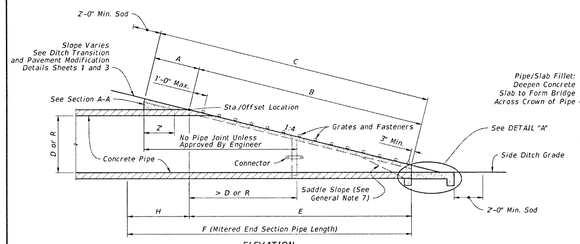
PERMISSIBLE PAVEMENT MODIFICATION

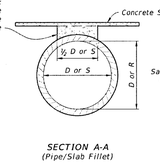
CONCRETE PIPE DIMENSIONS AND QUANTITIES AND PERMISSIBLE PAVEMENT MODIFICATION

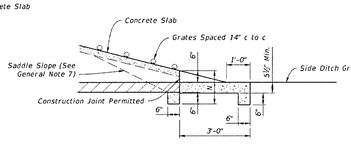
LAST REVISION 11/01/19	DESCRIPTION:	FDOT FY 2020-21 STANDARD PLANS	SIDE DRAIN MITERED END SECTION	INDEX 430-022	SHEET 3 of 7











ROUND CONCRETE PIPE
(Elliptical Pipe Similar)

SINGLE AND MULTIPLE CONCRETE PIPE

LAST REVISION 11/01/19	DESCRIPTION:	FDOT FY 2020-21 STANDARD PLANS	SIDE DRAIN MITERED END SECTION	INDEX 430-022	SHEET 2 of 7

10/29/2019 8:16:29 AM

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2367 North Palafox Street, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00006657

GRADING & DRAINAGE DETAILS

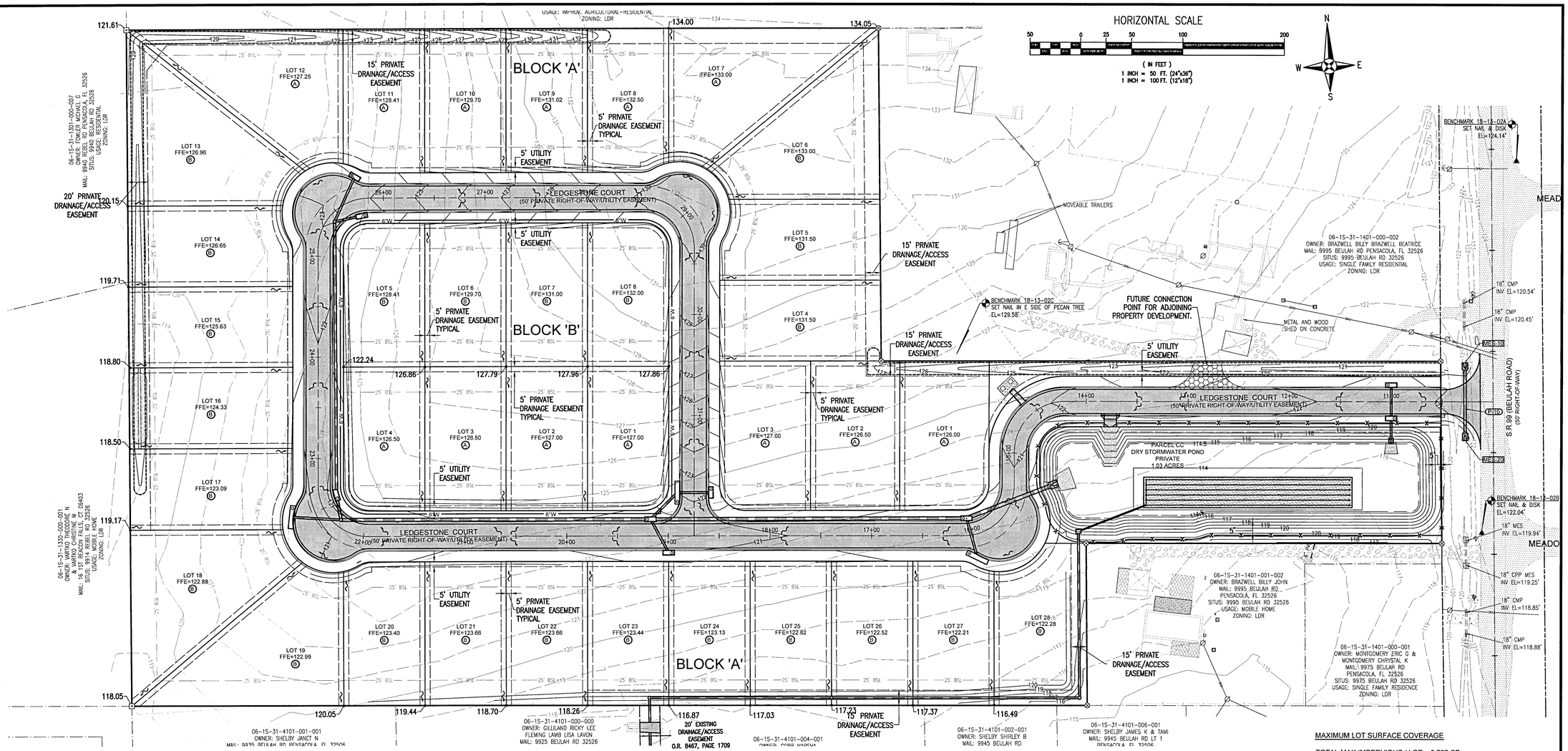
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSED
No. 53126
STATE OF
FLORIDA
PAUL A. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C3.3
SHEET 10 OF 32



GRADING & DRAINAGE NOTES:

1. THE CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION(S).

2. NOTIFY SUNSHINE 811 A MINIMUM OF 72 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN RIGHT-OF-WAY. (CALL – 811)

3. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION.

4. ALL DISTURBED AREAS WHICH ARE NOT SODDED OR PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER, AND MULCH AND/OR HYDROSEED. SEEDED AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE CONTINUED GROWTH AFTER WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105

5. DEVELOPER/CONTRACTOR/HOME OWNER'S ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2-YEAR WARRANTY PERIOD.

6. ON SITES > 1 ACRE, IF > CONTIGUOUS ACRE IS CLEARED, A GROUND COVER SUFFICIENT TO PREVENT EROSION SHOULD BE PLANTED OR OTHERWISE STABILIZED WITHIN 10 WORKING DAYS ON THAT PORTION OF THE SITE UPON WHICH FURTHER ACTIVE CONSTRUCTION WILL NOT BE UNDERTAKEN WITHIN 90 DAYS.

7. TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH ½" RAINFALL OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS; INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP/NWFWMD.

8. A HEALTHY GROWTH OF GRASS WITHIN DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL/ACCEPTANCE. IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED WILL BE ACCEPTABLE.

9. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND THE ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.

10. THE CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING, ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO COUNTY ACCEPTANCE OF IMPROVEMENTS.

11. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.

12. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS (595-3434). AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.

13. THE PROJECT ENGINEER SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION AND CERTIFICATE OF OCCUPANCY, OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER

14. THE OWNER/CONTRACTOR SHALL COORDINATE ANY ANTICIPATED COMMENCEMENT OF CONSTRUCTION WITH THE ENGINEER OF RECORD. AT LEAST 48 HOURS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING THE CONSTRUCTION COMMENCEMENT NOTICE FORM 62-330.350(1).

15. UPON SUBSTANTIAL COMPLETION, THE OWNER/CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD. THE ENGINEER OF RECORD IS RESPONSIBLE FOR INSPECTION OF THE PERMITTED FACILITY FOR COMPLIANCE WITH THE APPROVED PERMIT. THE ENGINEER OF RECORD SHALL BE RESPONSIBLE FOR SUBMITTING THE "AS BUILT CERTIFICATION AND REQUEST FOR CONVERSION TO OPERATIONAL PHASE FOR 62-330.310(1) WITHIN 30 DAYS AFTER WORK IS DEEMED COMPLETE.

16. THE OPERATION AND MAINTENANCE OF THE FACILITY WILL BE THE RESPONSIBILITY OF THE OWNER, AS IN ACCORDANCE WITH THE APPROVED PERMIT.

17. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

18. MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES.

19. ALL R/W SHOULDER STABILIZATION AT THE END OF CONSTRUCTION SHALL BE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION SECTION 160, LATEST EDITION

20. ALL STORMWATER RUNOFF GENERATED FROM IMPERVIOUS AREAS ON EACH INDIVIDUAL LOT MUST BE DIRECTED TO THE STREET. FOR LOTS 13-28 BLOCK 'A' ALL IMPERVIOUS AREAS FROM LOTS MUST BE DIRECTED TO THE STREET WITH PERVIOUS AREAS AT THE REAR ALLOWED TO DISCHARGE TOWARDS THE BACK OF THE PROPERTY.

ADDITIONAL RESPONSIBILITIES OF THE HOMEBUILDER NOTES:

1. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
2. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
3. DISTURBED AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
4. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONLINE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
5. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
6. ALL NEW RUNOFF, DOWNSPOUTS AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
7. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
8. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCE AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS ARE NECESSARY).
9. FENCES SHALL NOT IMPEDE STORMWATER FLOWS.
10. SIDE YARD SWALES SHALL BE BUILT BY HOMEBUILDER. THE CONVEYANCE SWALES SHALL BE BUILT BY THE CONTRACTOR.
11. HOME EQUIPMENT (I.E. AC UNITS) SHALL NOT HINDER THE PROPER INSTALLATION AND/OR FUNCTION OF SIDE YARD SWALES.
12. STEM WALL FOUNDATIONS OR RETAINING WALLS MAY BE REQUIRED TO COMPLY WITH LOT GRADING PLAN. ANY RETAINING WALL TALLER THAN 2-FT SHALL BE PERMITTED THROUGH THE BUILDING INSPECTION DEPARTMENT PRIOR TO CONSTRUCTION.
13. DISTURBED RIGHT-OF-WAY AREAS SHALL BE STABILIZED WITH A HEALTHY GROWTH OF GRASS PRIOR TO RECEIVING COUNTY ACCEPTANCE.
14. BUILDING SETBACKS (LDR):
    FRONT = 25'; REAR = 25'; SIDE = 5' OR 10% OF LOT WIDTH AT STREET RIGHT-OF WAY, WHICHEVER IS GREATER, BUT NOT TO EXCEED 15 FEET

MAXIMUM LOT SURFACE COVERAGE

TOTAL MAX IMPERVIOUS / LOT = 6,767-SF

TOTAL IMPERVIOUS SURFACE

IMPERVIOUS SURFACE AREA / LOT (MAXIMUM) = 6,767-SF
NUMBER OF LOTS = 36, TOTAL LOT IMPERVIOUS = 243,612-SF

TOTAL NEW INFRASTRUCTURE:
PAVEMENT w/ CURB AND GUTTER =70,382-SF

TOTAL PROPOSED IMPERVIOUS SURFACE = 313,994-SF

GOPHER TORTOISE NOTE:
AN UPDATED AND COMPLETE GOPHER TORTOISE SURVEY SHALL BE SUFFICIENTLY CONDUCTED BY A QUALIFIED ENVIRONMENTAL CONSULTANT/ PROFESSIONAL ON ALL LAND AREAS PROPOSED FOR FUTURE DEVELOPMENT. SUCH 100% SITE-SURVEY SHALL BE CONDUCTED IN AN APPROPRIATE TIME FRAME AS REQUIRED BY JURISDICTIONAL AGENCY(S) PRIOR TO ANY PROJECTED LAND DISTURBANCE ACTIVITIES WHICH MAY ADVERSELY AFFECT THEM. ALL PROPOSED IMPACTS, RELOCATIONS, OR EXCLUSIONS OF GOPHER TORTOISES FROM THE SITE OVERALL SHALL BE PROPERLY PERMITTED (OR OTHERWISE AUTHORIZED IN WRITING) BY THE JURISDICTIONAL AGENCIES AND ADEQUATELY PERFORMED PRIOR TO INITIATION OF ANY SITE WORK ACTIVITIES.

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009557

NEIGHBORHOOD LOT GRADING PLAN

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
PAUL A. BATTLE, P.E.
LICENSE No. 53126
STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C3.4
SHEET 11 OF 32

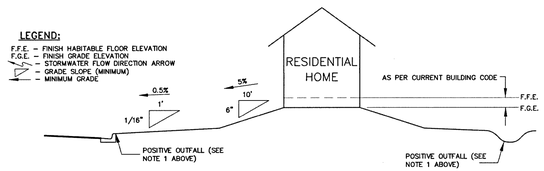
MINIMUM STANDARDS FOR TYPICAL RESIDENTIAL GRADING CONTROL PLAN

NOTES:

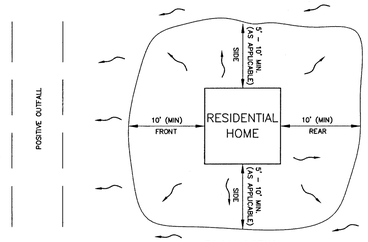
1. A POSITIVE DRAINAGE OUTFALL IS A CONVEYANCE SYSTEM (DRAINAGE EASEMENT, ROADWAY WITH A DRAINAGE SYSTEM – CURB & GUTTER, OR DITCH) WHICH CONTAINS, CONTROLS, AND TRANSMITS STORMWATER RUNOFF TO A CREEK, STREAM, RIVER, BAY, GULF, OCEAN, OR OTHER WATERS OF THE STATE, OR WATERS OF THE UNITED STATES, OR TO ANY FUNCTIONING ESCAMBIA COUNTY OR STATE DRAINAGE SYSTEM.
2. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
3. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
4. DISTURBED LOT AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
5. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONSITE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
6. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
7. ALL NEW RUNOFF, DOWNSPOUTS, AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
8. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
9. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCING AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS AS NECESSARY).

LEGEND:

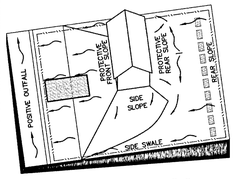
F.F.E. – FINISH HABITABLE FLOOR ELEVATION
F.G.E. – FINISH GRADE ELEVATION
– STORMWATER FLOW DIRECTION ARROW
– GRADE SLOPE (MINIMUM)
– MINIMUM GRADE



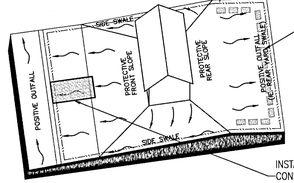
ELEVATION VIEW



PLAN VIEW



LOT GRADING ~ TYPE "A"
ALL DRAINAGE TO STREET



LOT GRADING ~ TYPE "B"
DRAINAGE TO STREET & TO REAR LOT LINE

NOTE: VARIATIONS IN GRADING ARE ACCEPTABLE IF GRADING DRAINS TO A POSITIVE OUTFALL.

REVISED SEPT. 15, 2009

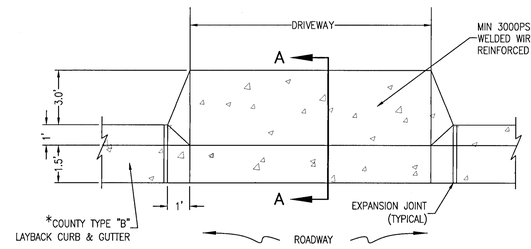
L:\Design_Land\ENGINEERING DETAILS\DETAILS SHEETS\DRIVEWAY_LOT_GRADING_DETAILS_SEPT. 09.dwg

NOTES:

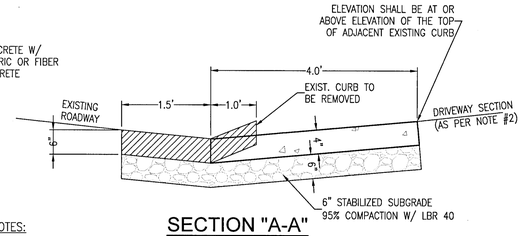
1) ALL MATERIALS AND LABOR FOR INSTALLATION WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER/CONTRACTOR.
2) DRIVEWAYS ABUTTING PAVED ROADS SHALL BE 1 – ½" ASPHALT WITH 6" STABILIZED SUB GRADE OR 4" TO 6" CONCRETE WITH 4" STABILIZED SUB GRADE – 95% COMPACTION (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE. COMPACTION AND TESTING IF NECESSARY, THIS WILL BE THE RESPONSIBILITY OF THE OWNER/CONTRACTOR.
3) DRIVEWAYS ABUTTING A DIRT ROAD SHALL BE MILLED ASPHALT, GRADED AGGREGATE BASE, OR WASHED CONCRETE (4" IN DEPTH) ON THE COUNTY MAINTAINED PORTION OF DRIVEWAY.
4) IF NECESSARY, REFER TO FDOT INDEX DETAILS AS REFERENCED BELOW.
5) RADIUS OR FLARE IS REQUIRED FOR TYPE II OR TYPE III CONNECTIONS. SEE DETAIL.
6) PARKING SPACES WITHIN COUNTY RIGHT-OF-WAY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.
7) TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.

TYPE I

CURB CUT DRIVEWAY FOR COUNTY TYPE "B" LAYBACK CURBS.



PLAN VIEW



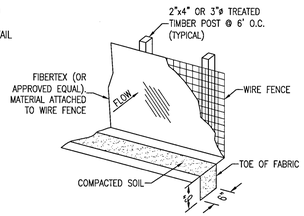
SECTION "A-A"

NOTES:

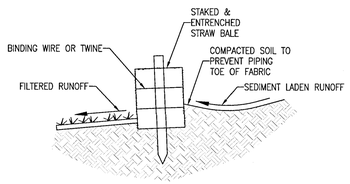
1.) SEE STANDARD COUNTY CURB DETAILS FOR REFERENCE.
2.) SEE F.D.O.T. INDEX NO. 515 FOR OTHER CONNECTIONS.
* FOR OTHER TYPE CURBS, DIMENSIONS MAY BE ADJUSTED TO FIT.

TYPICAL DRIVEWAY CONNECTION STANDARDS FOR EXISTING ROADWAY CONDITIONS

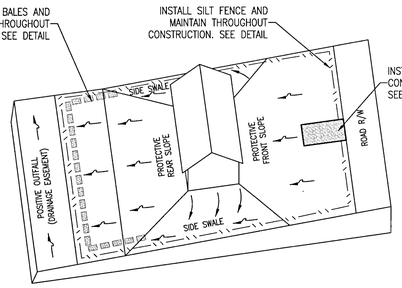
NOT TO SCALE



SILT FENCE DETAIL
N.T.S.

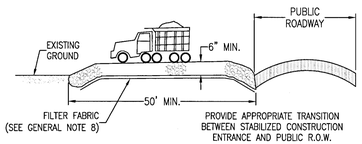


STRAW BALE DETAIL
N.T.S.

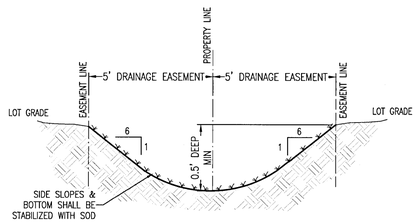


LOT GRADING TYPE 'C'
THE MAJORITY OF THE LOT SHALL SLOPE TO THE DRAINAGE EASEMENT AT THE REAR OF THE LOT INSTEAD OF THE STREET

NOTE: VARIATIONS IN GRADING ARE ACCEPTABLE IF GRADING DRAINS TO A POSITIVE OUTFALL.



STABILIZED CONSTRUCTION ENTRANCE DETAIL
N.T.S.



TYPICAL PRIVATE 5' DRAINAGE EASEMENT SWALE
N.T.S

MAXIMUM LOT SURFACE COVERAGE

TOTAL MAX IMPERVIOUS / LOT = 6,767-SF

TOTAL IMPERVIOUS SURFACE

IMPERVIOUS SURFACE AREA / LOT (MAXIMUM) = 6,767-SF
NUMBER OF LOTS = 36, TOTAL LOT IMPERVIOUS = 243,612-SF

TOTAL NEW INFRASTRUCTURE:
PAVEMENT w/ CURB AND GUTTER =70,382-SF

TOTAL PROPOSED IMPERVIOUS SURFACE = 313,994-SF

ADDITIONAL RESPONSIBILITIES OF THE HOMEBUILDER NOTES:

1. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
2. THESE ARE MINIMAL REQUIREMENTS AND DO NOT RELIEVE THE BUILDER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO A POSITIVE OUTFALL DRAINAGE SYSTEM AND ELIMINATE NEGATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
3. DISTURBED AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD AND/OR SEED AND MULCH THE REMAINDER OF THE LOT.
4. THE HOMEBUILDER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES, SPECIFICALLY THE NPDES PERMITS WHICH REQUIRES A DETAILED STORMWATER POLLUTION PREVENTION PLAN (SWPPP) BEING AVAILABLE ONLINE FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
5. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
6. ALL NEW RUNOFF, DOWNSPOUTS AND GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETENTION POND OR APPROVED DRAINAGE SYSTEM.
7. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
8. WETLANDS SHALL BE PROTECTED WITH FABRIC SILT FENCE AND BURIED HAYBALE SYSTEMS (DOUBLE ROWS ARE NECESSARY).
9. SIDE YARD SWALES SHALL BE BUILT BY HOMEBUILDER. THE CONVEYANCE SWALES SHALL BE BUILT BY THE CONTRACTOR.
10. HOME EQUIPMENT (I.E. AC UNITS) SHALL NOT HINDER THE PROPER INSTALLATION AND/OR FUNCTION OF SIDE YARD SWALES.
11. STEM WALL FOUNDATIONS OR RETAINING WALLS MAY BE REQUIRED TO COMPLY WITH LOT GRADING PLAN. ANY RETAINING WALL TALLER THAN 2-FT SHALL BE PERMITTED THROUGH THE BUILDING INSPECTION DEPARTMENT PRIOR TO CONSTRUCTION.
12. DISTURBED RIGHT-OF-WAY AREAS SHALL BE STABILIZED WITH A HEALTHY GROWTH OF GRASS PRIOR TO RECEIVING COUNTY ACCEPTANCE.
13. BUILDING SETBACKS (LDR):
FRONT = 25'; REAR = 25'; SIDE = 5' OR 10% OF LOT WIDTH AT STREET RIGHT-OF-WAY, WHICHEVER IS GREATER, BUT NOT TO EXCEED 15 FEET

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2507 North Palafox Street, Suite 300
Pensacola, Florida 32501
Telephone 850.438.0400 Fax 850.438.0448
EB 00009857

NEIGHBORHOOD LOT GRADING DETAILS

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C3.5
SHEET 12 OF 32

UTILITY NOTES:

1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT LOCATION AND DEPTH OF EXISTING UTILITIES AND TO DETERMINE IF OTHER UTILITIES WILL BE ENCOUNTERED DURING THE COURSE OF THE WORK AND TAKE WHATEVER STEPS NECESSARY TO PROVIDE FOR THEIR PROTECTION.

2. THE CONTRACTOR SHALL COORDINATE WITH ECUA, GULF POWER, OR ANY OTHER UTILITY COMPANIES HAVING JURISDICTION FOR REMOVAL/RELOCATION AND/OR PROTECTION OF EXISTING UTILITY POLES, AERIAL LINES, FIRE HYDRANTS, AND OTHER UTILITIES AS NECESSARY TO COMPLETE CONSTRUCTION.

3. ALL NEW WATER LINES SHALL BE CLEANED, DISINFECTED, PRESSURE TESTED, AND BACTERIOLOGICALLY CLEANED FOR SERVICE IN ACCORDANCE WITH THE LATEST AWWA STANDARDS AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION RULES AND REGULATIONS.

4. ALL WATER MAINS SHALL BE NSF APPROVED FOR POTABLE WATER USE.

5. MAINTAIN 18 INCH MINIMUM VERTICAL SEPARATION BETWEEN ALL POTABLE WATER MAINS AND SANITARY SEWER GRAVITY LINES. (WATER ABOVE SEWER).

6. THE TOP OF ALL CLEANOUTS SHALL BE FLUSH WITH THE PAVEMENT OR, WHEN NOT IN THE PAVEMENT, FLUSH WITH THE FINISH GRADE. CONNECTION POINTS FOR UTILITIES SHALL BE CLEARLY MARKED FOR FUTURE BUILDING CONNECTION. COORDINATE WITH THE PLUMBING CONTRACTOR.

7. ALL SEWER WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE ECUA ENGINEERING MANUAL.

8. ADEQUATE PROVISIONS SHALL BE MADE FOR THE FLOW OF SEWERS, DRAINS AND WATER COURSES ENCOUNTERED DURING CONSTRUCTION.

9. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANIES 72 HOURS (3 BUSINESS DAYS) PRIOR TO BEGINNING CONSTRUCTION.

10. ALL NEW WATER AND SEWER SERVICE LINES SHALL HAVE A MINIMUM COVER OF 30 INCHES (MAXIMUM 36"), UNLESS OTHERWISE NOTED.

11. THE CONTRACTOR IS TO RESTORE ALL DISTURBED RIGHTS-OF-WAY IN ACCORDANCE WITH ESCAMBIA COUNTY AND THE ECUA GUIDELINES.

12. THE CONTRACTOR SHALL COORDINATE WITH THE PLUMBING CONTRACTOR FOR BUILDING UTILITY CONNECTIONS.

13. ALL CONNECTIONS TO THE ECUA SEWER SYSTEM SHALL BE MADE WITH ECUA PERSONNEL PRESENT. ALL CONNECTIONS TO THE FARM HILL WATER SYSTEM SHALL BE MADE WITH FARM HILL UTILITIES PERSONNEL PRESENT.

14. ANY REMOVAL OR RELOCATION OF ECUA WATER/SEWER UTILITIES MUST BE APPROVED IN WRITING PRIOR TO THE WORK BEING DONE.

15. A MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES

16. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

17. ALL CROSSINGS UNDER EXISTING COUNTY ROADS SHALL BE DONE BY JACK AND BORE METHOD. OPEN CUTTING OF COUNTY ROADS IS PROHIBITED.

18. ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT PROPER DEPTHS. THE MINIMUM COVER DIMENSION SHALL BE MEASURED FROM THE PROPOSED GRADE IF ROAD IS IN FILL AND MEASURED FROM TOP OF CURB IF FUTURE ROAD IS IN CUT.

19. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD AT LEAST TWO WEEKS PRIOR TO PLACEMENT OF BASE MATERIAL TO ASSIST IN THE COORDINATION OF ALL OTHER UNDERGROUND UTILITIES.

20. FORCE MAIN LOCATED IN RIGHT-OF-WAY & UTILITY EASEMENTS SHALL BE MAINTAINED BY ECUA.

21. ALL LONG SERVICES SHALL BE ENCASED.

22. ALL WATER SERVICE CURB STOPS & CORP STOPS MUST BE FORD. CURB STOPS MUST UTILIZE GRIP JOINT NUTS. (NO PACK JOINT NUTS)

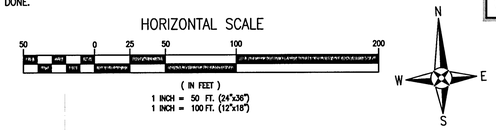
23. ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN CUT OR JACK AND BORED UNLESS SPECIFICALLY APPROVED BY THE COUNTY ENGINEER. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY.

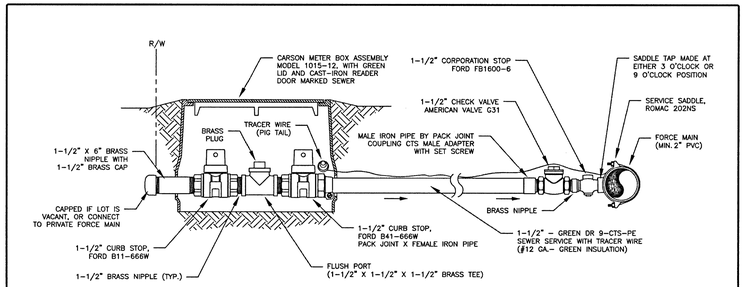
UTILITY DETAIL REFERENCE NOTE:
REFER TO ECUA ENGINEERING MANUAL (09-01-2016) DIVISION 4 FOR ALL ECUA STANDARD DETAILS.

ALL WORK THAT WILL BECOME ECUA OWNED SHALL BE DESIGNED, CONSTRUCTED, AND TESTED IN ACCORDANCE WITH THE ECUA STAMPED APPROVED PLANS AND ECUA'S ENGINEERING MANUAL IN EFFACT AT TIME OF ECUA PLAN APPROVAL.

LOW PRESSURE SEWER NOTE:
ALL LOTS TO HAVE SANITARY SEWER SERVICE VIA A LOW PRESSURE FORCE MAIN.

GOPHER TORTOISE NOTE:
AN UPDATED AND COMPLETE GOPHER TORTOISE SURVEY SHALL BE SUFFICIENTLY CONDUCTED BY A QUALIFIED ENVIRONMENTAL CONSULTANT/ PROFESSIONAL ON ALL LAND AREAS PROPOSED FOR FUTURE DEVELOPMENT. SUCH 100% SITE-SURVEY SHALL BE CONDUCTED IN AN APPROPRIATE TIME FRAME AS REQUIRED BY JURISDICTIONAL AGENCY(S) PRIOR TO ANY PROJECTED LAND DISTURBANCE ACTIVITIES WHICH MAY ADVERSELY AFFECT THEM. ALL PROPOSED IMPACTS, RELOCATIONS, OR EXCLUSIONS OF GOPHER TORTOISES FROM THE SITE OVERALL SHALL BE PROPERLY PERMITTED (OR OTHERWISE AUTHORIZED IN WRITING) BY THE JURISDICTIONAL AGENCIES AND ADEQUATELY PERFORMED PRIOR TO INITIATION OF ANY SITE WORK ACTIVITIES.





NOTES:

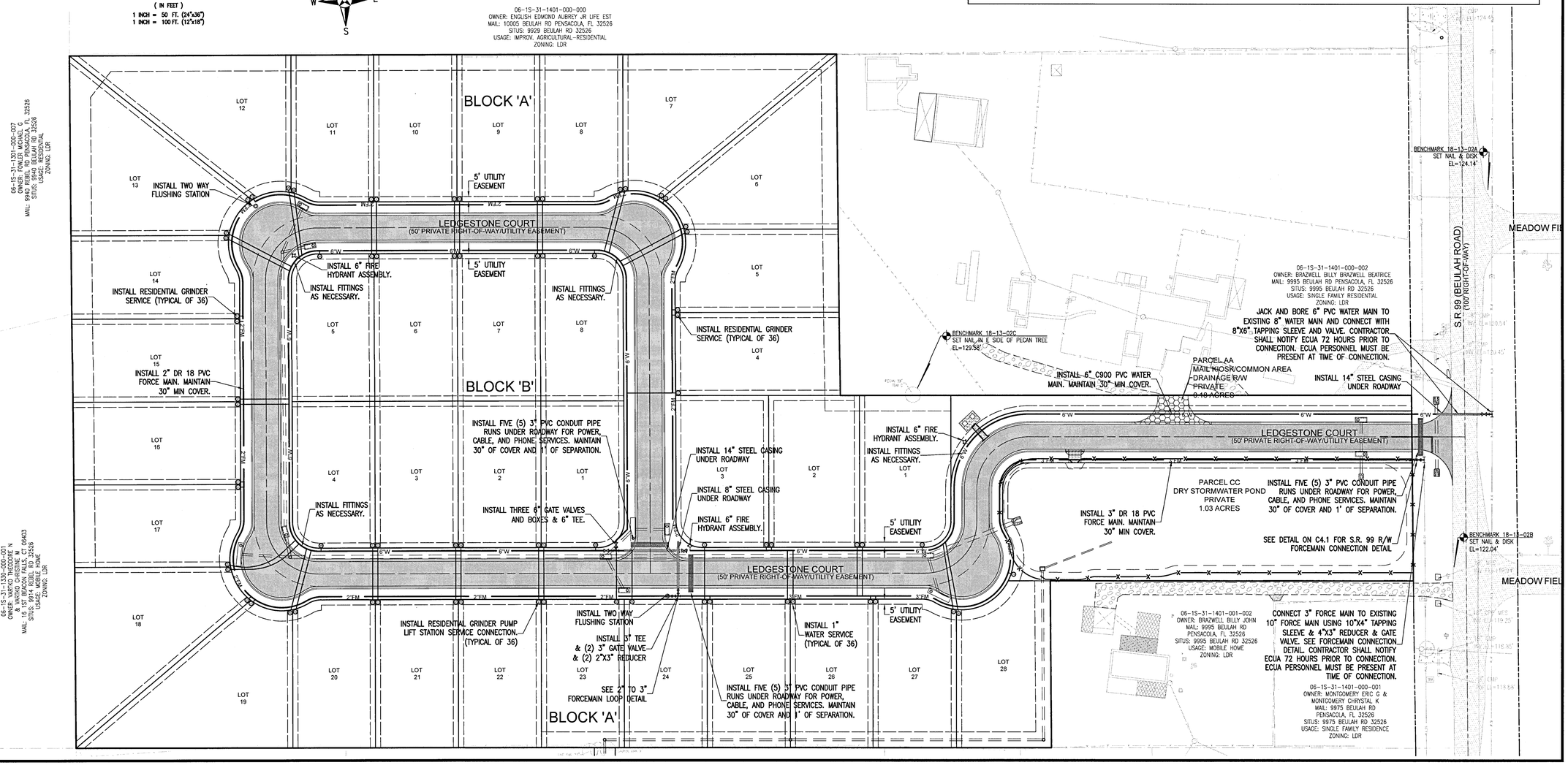
1. THIS DETAIL APPLIES TO ALL 1-1/2" LOW PRESSURE SEWER SERVICES, RESIDENTIAL AND COMMERCIAL.
2. EACH CUSTOMER SHALL HAVE A SEPARATE SERVICE. SERVICES SHALL BE LOCATED ON OPPOSITE LOT LINE FROM WATER METERS PER APPROVED PLANS. CONSULT WITH ECUA INSPECTOR IF UNCLEAR.
3. GRINDER STATION SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER.
4. EACH GRINDER PUMP SHALL BE CAPABLE OF DELIVERING 12 GPM AT A MINIMUM HEAD CONDITION OF 115' (50 PSI) OR MORE, UNLESS OTHERWISE APPROVED BY ECUA ENGINEERING. PUMP SHALL BE SIZED AND SPECIFIED BY THE ENGINEER OF RECORD WITH SELECTION SHOWN ON ECUA APPROVED PLANS, AND PLUMBERS/SUPPLIERS SHALL SUPPLY PUMP THAT MEETS OR EXCEEDS SAID SELECTION BASED ON SITE CONDITIONS. A CHECK VALVE AND BALL VALVE SHALL BE SUPPLIED AT THE GRINDER STATION.
5. IF SERVICE IS INSTALLED UNDER ROAD, THEN A 3" HDPE SDR 17 GREEN, OR 3" HDPE SDR 17 GREEN-STRIPED CASING SHALL BE INSTALLED.

ECUA EMERALD COAST UTILITIES AUTHORITY

SCALE: N.T.S.
DATE: 6/10/2020

1-1/2" LOW PRESSURE SEWER SERVICE

DETAIL D-20



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

UTILITY PLAN

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSED No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

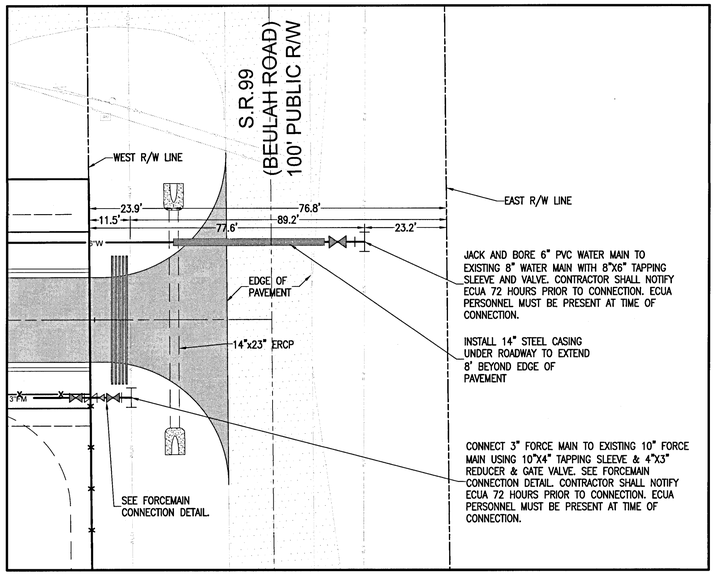
DRAWING No.
C4.0
SHEET 13 OF 32

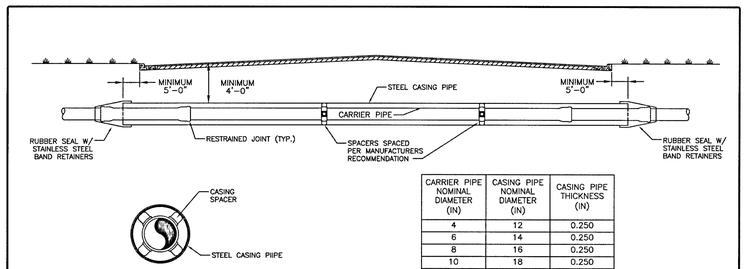
HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT. (24"x36")
1 INCH = 40 FT. (12"x18")

N
W E
S





CARRIER PIPE NOMINAL DIAMETER (IN)	CASING PIPE NOMINAL DIAMETER (IN)	CASING PIPE THICKNESS (IN)
4	12	0.250
6	14	0.250
8	16	0.250
10	18	0.250
12	20	0.250
14	24	0.250
16	24	0.250

NOTES:

1. JOINTS INSIDE CASING PIPE SHALL BE RESTRAINED.
2. ENDS OF CASING PIPE SHALL BE SEALED WITH RUBBER END SEALS.
3. ALL COUNTY ROAD CROSSINGS SHALL BE INSTALLED IN ACCORDANCE WITH APPLICABLE STATE AND LOCAL STANDARDS.
4. ALL STATE HIGHWAY CROSSINGS SHALL BE INSTALLED IN ACCORDANCE WITH APPLICABLE STATE AND LOCAL STANDARDS.
5. ALL RAILROAD CROSSING SHALL BE INSTALLED IN ACCORDANCE WITH THE GOVERNING AGENCY'S REGULATIONS AND IN ACCORDANCE WITH PERMIT REQUIREMENTS.
6. CASING SPACERS TO BE INSTALLED IN ACCORDANCE WITH ECUA SPECIFICATIONS.

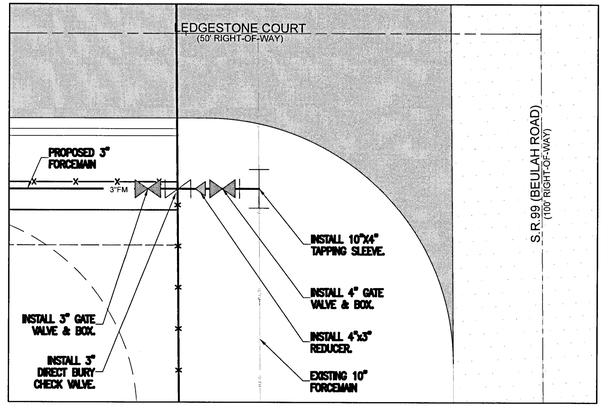
EMERALD COAST UTILITIES AUTHORITY

PROPOSED

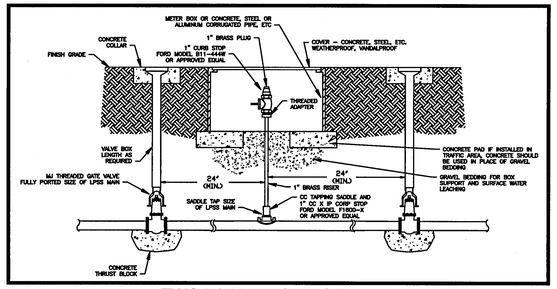
SCALE: N.T.S.
DATE: 12/18/14

TYPICAL JACK AND BORE

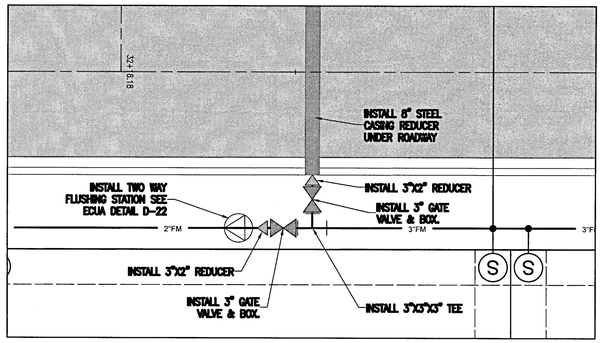
DETAIL D-65



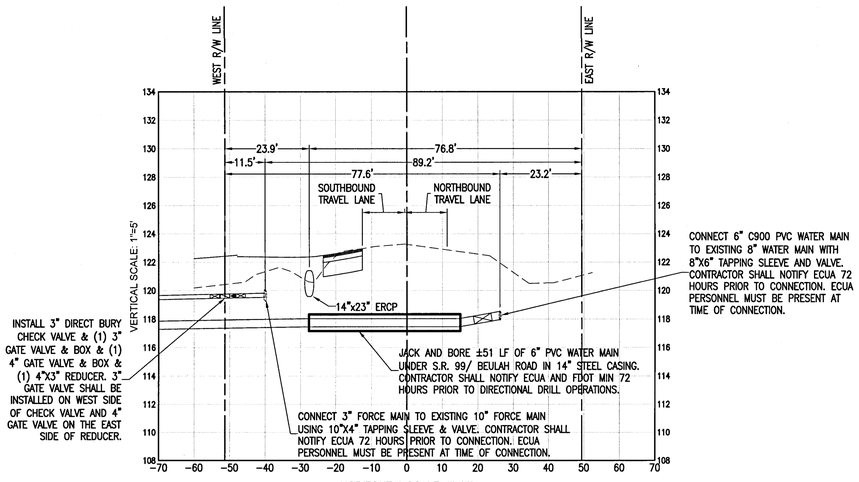
S.R.99 R/W FORCEMAIN CONNECTION DETAIL
SCALE: NTS



TWO WAY FLUSHING DETAIL
SCALE: NTS



2" TO 3" FORCEMAIN LOOP DETAIL
SCALE: NTS



Beulah Road - Sta 10+50

UTILITY NOTES:

1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT LOCATION AND DEPTH OF EXISTING UTILITIES AND TO DETERMINE IF OTHER UTILITIES WILL BE ENCOUNTERED DURING THE COURSE OF THE WORK AND TAKE WHATEVER STEPS NECESSARY TO PROVIDE FOR THEIR PROTECTION.

2. THE CONTRACTOR SHALL COORDINATE WITH ECUA, GULF POWER, OR ANY OTHER UTILITY COMPANIES HAVING JURISDICTION FOR REMOVAL/RELOCATION AND/OR PROTECTION OF EXISTING UTILITY POLES, AERIAL LINES, FIRE HYDRANTS, AND OTHER UTILITIES AS NECESSARY TO COMPLETE CONSTRUCTION.

3. ALL NEW WATER LINES SHALL BE CLEANED, DISINFECTED, PRESSURE TESTED, AND BACTERIOLOGICALLY CLEANED FOR SERVICE IN ACCORDANCE WITH THE LATEST AWWA STANDARDS AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION RULES AND REGULATIONS.

4. ALL WATER MAINS SHALL BE NSF APPROVED FOR POTABLE WATER USE.

5. MAINTAIN 18 INCH MINIMUM VERTICAL SEPARATION BETWEEN ALL POTABLE WATER MAINS AND SANITARY SEWER GRAVITY LINES. (WATER ABOVE SEWER).

6. THE TOP OF ALL CLEANOUTS SHALL BE FLUSH WITH THE PAVEMENT OR, WHEN NOT IN THE PAVEMENT, FLUSH WITH THE FINISH GRADE. CONNECTION POINTS FOR UTILITIES SHALL BE CLEARLY MARKED FOR FUTURE BUILDING CONNECTION. COORDINATE WITH THE PLUMBING CONTRACTOR.

7. ALL SEWER WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE ECUA ENGINEERING MANUAL.

8. ADEQUATE PROVISIONS SHALL BE MADE FOR THE FLOW OF SEWERS, DRAINS AND WATER COURSES ENCOUNTERED DURING CONSTRUCTION.

9. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY COMPANIES 72 HOURS (3 BUSINESS DAYS) PRIOR TO BEGINNING CONSTRUCTION.

10. ALL NEW WATER AND SEWER SERVICE LINES SHALL HAVE A MINIMUM COVER OF 30 INCHES (MAXIMUM 36"), UNLESS OTHERWISE NOTED.

11. THE CONTRACTOR IS TO RESTORE ALL DISTURBED RIGHTS-OF-WAY IN ACCORDANCE WITH ESCAMBIA COUNTY AND THE ECUA GUIDELINES.

12. THE CONTRACTOR SHALL COORDINATE WITH THE PLUMBING CONTRACTOR FOR BUILDING UTILITY CONNECTIONS.

13. ALL CONNECTIONS TO THE ECUA SEWER SYSTEM SHALL BE MADE WITH ECUA PERSONNEL PRESENT. ALL CONNECTIONS TO THE FARM HILL WATER SYSTEM SHALL BE MADE WITH FARM HILL UTILITIES PERSONNEL PRESENT.

14. ANY REMOVAL OR RELOCATION OF ECUA WATER/SEWER UTILITIES MUST BE APPROVED IN WRITING PRIOR TO THE WORK BEING DONE.

15. A MINIMUM ONE (1) FOOT GROUND COVER IS REQUIRED FOR ALL UNDERGROUND PIPES

16. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

17. ALL CROSSINGS UNDER EXISTING COUNTY ROADS SHALL BE DONE BY JACK AND BORE METHOD. OPEN CUTTING OF COUNTY ROADS IS PROHIBITED.

18. ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT PROPER DEPTHS. THE MINIMUM COVER DIMENSION SHALL BE MEASURED FROM THE PROPOSED GRADE IF ROAD IS IN FILL AND MEASURED FROM TOP OF CURB IF FUTURE ROAD IS IN CUT.

19. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD AT LEAST TWO WEEKS PRIOR TO PLACEMENT OF BASE MATERIAL TO ASSIST IN THE COORDINATION OF ALL OTHER UNDERGROUND UTILITIES.

20. FORCE MAIN LOCATED IN RIGHT-OF-WAY & UTILITY EASEMENTS SHALL BE MAINTAINED BY ECUA.

21. ALL LONG SERVICES SHALL BE ENCASED.

22. ALL WATER SERVICE CURB STOPS & CORP STOPS MUST BE FORD. CURB STOPS MUST UTILIZE GRIP JOINT NUTS. (NO PACK JOINT NUTS)

23. ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN CUT OR JACK AND BORED UNLESS SPECIFICALLY APPROVED BY THE COUNTY ENGINEER. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY.

UTILITY DETAIL REFERENCE NOTE:
REFER TO ECUA ENGINEERING MANUAL (09-01-2016) DIVISION 4 FOR ALL ECUA STANDARD DETAILS.

ALL WORK THAT WILL BECOME ECUA OWNED SHALL BE DESIGNED, CONSTRUCTED, AND TESTED IN ACCORDANCE WITH THE ECUA STAMPED APPROVED PLANS AND ECUA'S ENGINEERING MANUAL IN EFFACT AT TIME OF ECUA PLAN APPROVAL.

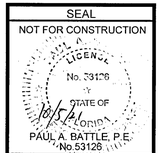
RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.9400 Fax 850.438.0448
EB 00009657

FDOT UTILITY PLAN

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

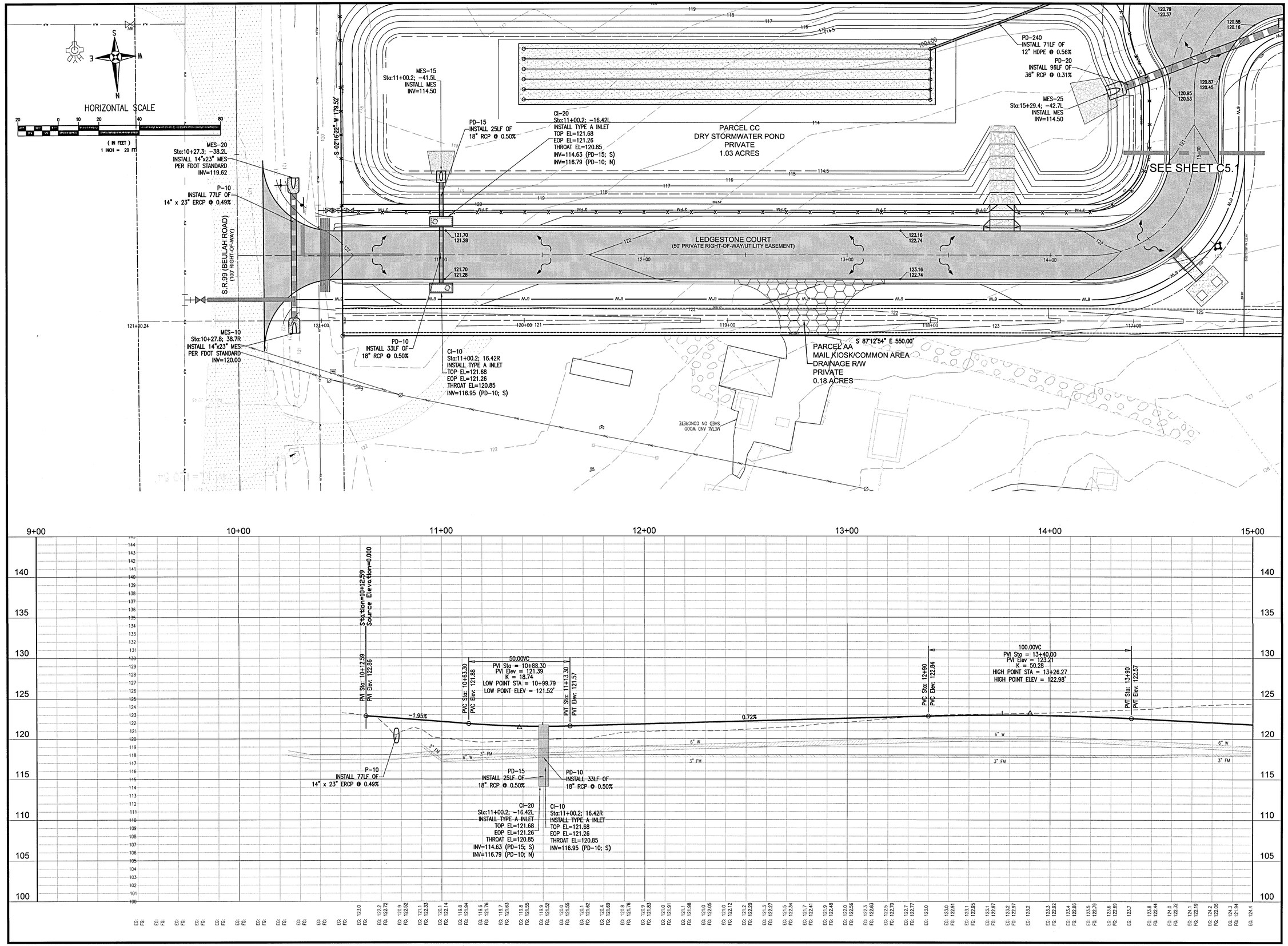
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION



Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C4.1
SHEET 14 OF 32



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

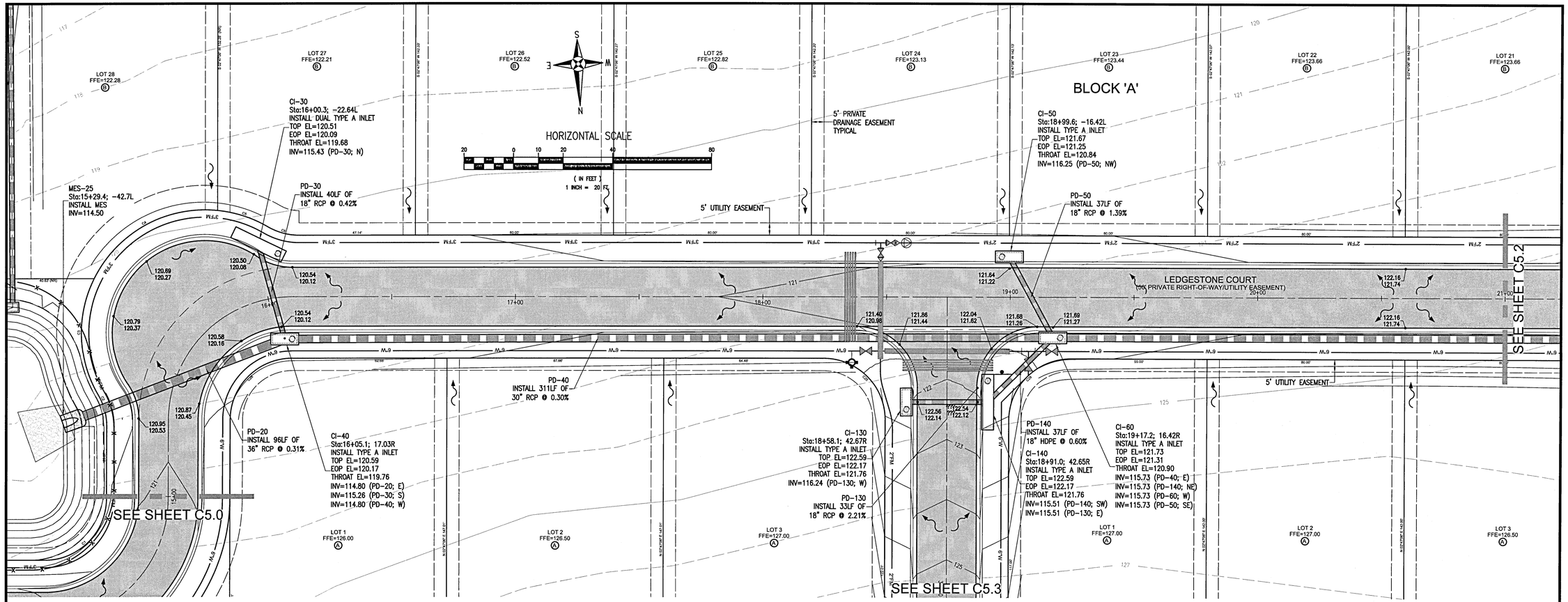
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

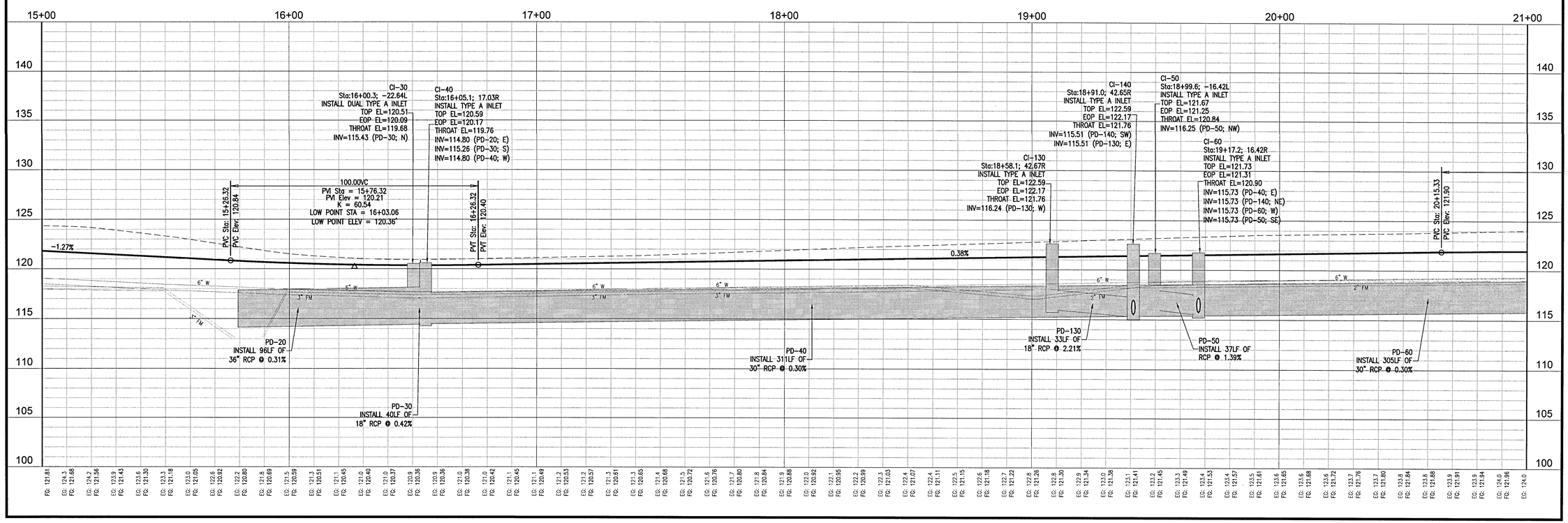
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
PAUL A. BATTLE, P.E.
No.53128

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.0
SHEET 15 OF 32





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
STATE OF FLORIDA LICENSE No. 53126 10/5/21 PROFESSIONAL ENGINEER
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.1
SHEET 16 OF 32

HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)

1 INCH = 20 FT.

CI-80
Sta:22+53.9; -32.04L
INSTALL DUAL TYPE A INLET
TOP EL=121.26
EOP EL=120.84
THROAT EL=120.43
INV=117.71 (PD-80; E)

PD-80
INSTALL 49LF OF
18" RCP @ 2.03%

LOT 19
FFE=122.99
B

LOT 20
FFE=123.40
B

LOT 21
FFE=123.66
B

LOT 4
FFE=126.50
A

LOT 5
FFE=128.41
B

LOT 3
FFE=126.50
A

LOT 6
FFE=129.70
B

LOT 12
FFE=127.25
A

LOT 11
FFE=128.41
A

LOT 10
FFE=129.70
A

121.23
120.81

121.36
120.94

121.39
120.97

121.35
120.93

121.39
120.97

121.54
121.12

121.59
121.17

121.59
121.17

122.90
122.48

122.90
122.48

123.26
122.84

123.64
123.22

123.49
123.07

123.97
123.55

124.15
123.75

PD-110
INSTALL 49LF OF
18" RCP @ 0.80%

CI-110
Sta:25+76.1; -22.59L
INSTALL TYPE A INLET
TOP EL=124.03
EOP EL=123.61
THROAT EL=123.20
INV=118.00 (PD-110; SW)

CI-90
Sta:22+59.3; 16.84R
INSTALL TYPE A INLET
TOP EL=121.40
EOP EL=120.98
THROAT EL=120.57
INV=116.72 (PD-70; S)
INV=116.72 (PD-90; N)

PD-70
INSTALL 25LF OF
24" RCP @ 0.30%

JB-70
Sta:22+28.8; 6.6R
INSTALL JUNCTION BOX
TOP EL=121.10
INV=116.64 (PD-70; N)
INV=116.72 (PD-80; W)
INV=116.65 (PD-60; E)

PD-60
INSTALL 305LF OF
30" RCP @ 0.30%

PD-90
INSTALL 270LF OF
24" RCP @ 0.30%

JB-100
Sta:25+40.9; 7.0R
INSTALL JUNCTION BOX
TOP EL=123.03
INV=117.53 (PD-100; E)
INV=117.61 (PD-110; NE)
INV=117.53 (PD-90; S)

PD-100
INSTALL 27LF OF
18" RCP @ 0.30%

CI-120
Sta:25+75.2; 16.79R
INSTALL TYPE A INLET
TOP EL=123.99
EOP EL=123.57
THROAT EL=123.16
INV=117.61 (PD-100; W)

5' PRIVATE
DRAINAGE EASEMENT
TYPICAL

5' UTILITY EASEMENT

MATCHLINE STA 21+00

MATCHLINE STA 27+00

21+00 22+00 23+00 24+00 25+00 26+00 27+00

PVI Sta: 21+24.72
PVI Elev: 121.80

-0.56%

JB-70
Sta:22+28.8; 6.6R
INSTALL JUNCTION BOX
TOP EL=121.10
INV=116.64 (PD-70; N)
INV=116.72 (PD-80; W)
INV=116.65 (PD-60; E)

PVC Sta: 22+12.96
PVC Elev: 121.30

100.00VC
PVI Sta = 22+62.96
PVI Elev = 121.02
K = 82.62
LOW POINT STA = 22+59.33
LOW POINT ELEV = 121.17'

PVT Sta: 23+12.96
PVT Elev: 121.35

PD-80
INSTALL 49LF OF
18" RCP @ 2.03%

PD-70
INSTALL 25LF OF
24" RCP @ 0.30%

CI-80
Sta:22+53.9; -32.04L
INSTALL DUAL TYPE A INLET
TOP EL=121.26
EOP EL=120.84
THROAT EL=120.43
INV=117.71 (PD-80; E)

CI-90
Sta:22+59.3; 16.84R
INSTALL TYPE A INLET
TOP EL=121.40
EOP EL=120.98
THROAT EL=120.57
INV=116.72 (PD-70; S)
INV=116.72 (PD-90; N)

0.65%

PVC Sta: 24+63.52
PVC Elev: 122.33

PD-90
INSTALL 270LF OF
24" RCP @ 0.30%

150.00VC
PVI Sta = 25+38.52
PVI Elev = 122.81
K = 87.66
LOW POINT STA = 24+63.52
LOW POINT ELEV = 122.33'

PVT Sta: 26+13.52
PVT Elev: 124.58

JB-100
Sta:25+40.9; 7.0R
INSTALL JUNCTION BOX
TOP EL=123.03
INV=117.53 (PD-100; E)
INV=117.61 (PD-110; NE)
INV=117.53 (PD-90; S)

CI-120
Sta:25+75.2; 16.79R
INSTALL TYPE A INLET
TOP EL=123.99
EOP EL=123.57
THROAT EL=123.16
INV=117.61 (PD-100; W)

CI-110
Sta:25+76.1; -22.59L
INSTALL TYPE A INLET
TOP EL=124.03
EOP EL=123.61
THROAT EL=123.20
INV=118.00 (PD-110; SW)

PD-100
INSTALL 27LF OF
18" RCP @ 0.30%

PD-110
INSTALL 49LF OF
18" RCP @ 0.80%

6" W
2" FM

FG: 121.91 EG: 124.4 FG: 121.87 EG: 124.5 FG: 121.83 EG: 124.6 FG: 121.77 EG: 124.6 FG: 121.71 EG: 124.7 FG: 121.66 EG: 124.7 FG: 121.60 EG: 124.7 FG: 121.55 EG: 124.5 FG: 121.49 EG: 124.3 FG: 121.43 EG: 124.2 FG: 121.38 EG: 124.1 FG: 121.32 EG: 124.0 FG: 121.27 EG: 123.9 FG: 121.23 EG: 123.8 FG: 121.20 EG: 123.7 FG: 121.18 EG: 123.7 FG: 121.17 EG: 123.8 FG: 121.18 EG: 123.8 FG: 121.20 EG: 123.8 FG: 121.23 EG: 123.8 FG: 121.27 EG: 123.9 FG: 121.33 EG: 123.9 FG: 121.39 EG: 123.9 FG: 121.46 EG: 123.8 FG: 121.52 EG: 123.8 FG: 121.59 EG: 123.8 FG: 121.65 EG: 123.8 FG: 121.72 EG: 123.7 FG: 121.78 EG: 123.5 FG: 121.85 EG: 123.4 FG: 121.91 EG: 123.4 FG: 121.98 EG: 123.4 FG: 122.04 EG: 123.4 FG: 122.11 EG: 123.3 FG: 122.17 EG: 123.2 FG: 122.24 EG: 123.1 FG: 122.30 EG: 123.1 FG: 122.37 EG: 123.0 FG: 122.45 EG: 122.9 FG: 122.54 EG: 122.8 FG: 122.64 EG: 122.6 FG: 122.75 EG: 122.5 FG: 122.87 EG: 122.7 FG: 123.01 EG: 122.8 FG: 123.16 EG: 123.1 FG: 123.31 EG: 123.3 FG: 123.48 EG: 123.5 FG: 123.66 EG: 123.8 FG: 123.85 EG: 124.2 FG: 124.06 EG: 124.6 FG: 124.27 EG: 125.0 FG: 124.50 EG: 125.4 FG: 124.74 EG: 125.8 FG: 124.97 EG: 126.2 FG: 125.21 EG: 126.6 FG: 125.44 EG: 127.0 FG: 125.68 EG: 127.4 FG: 125.92 EG: 127.7 FG: 126.15 EG: 128.0 FG: 126.39 EG: 128.3

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

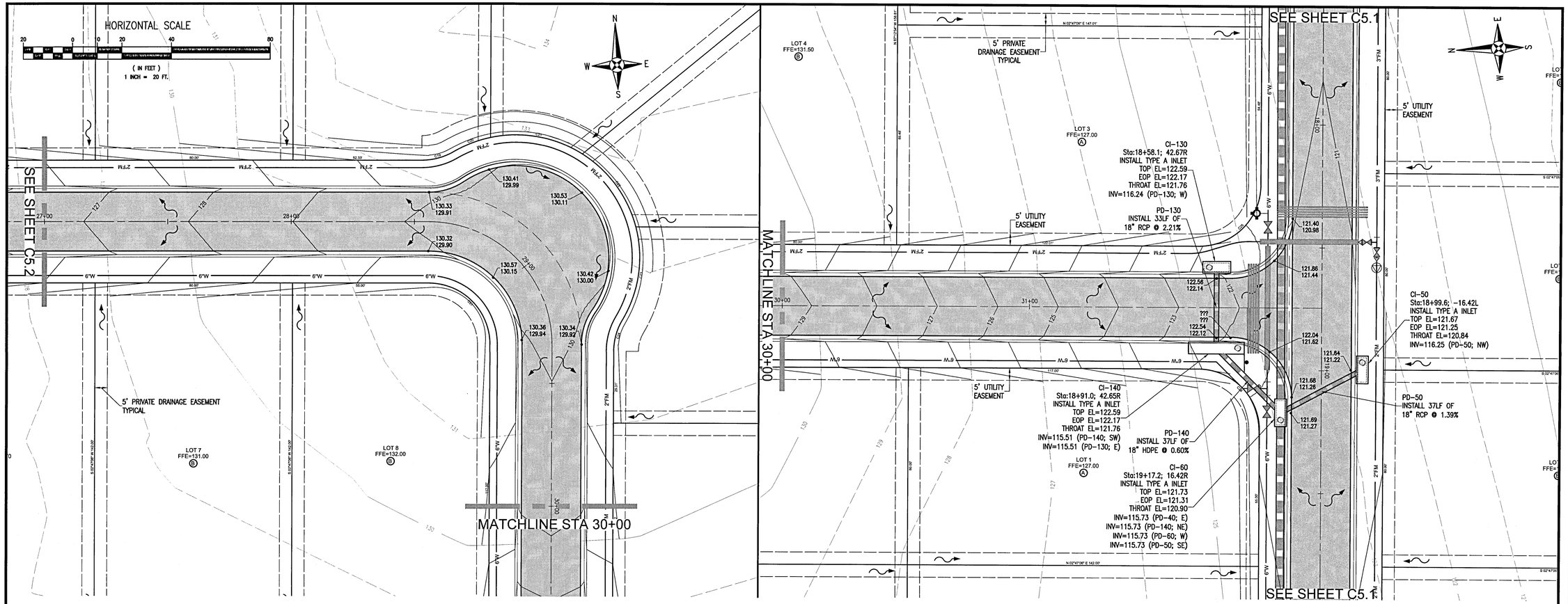
No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

PAUL A. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.2
SHEET 17 OF 32



RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

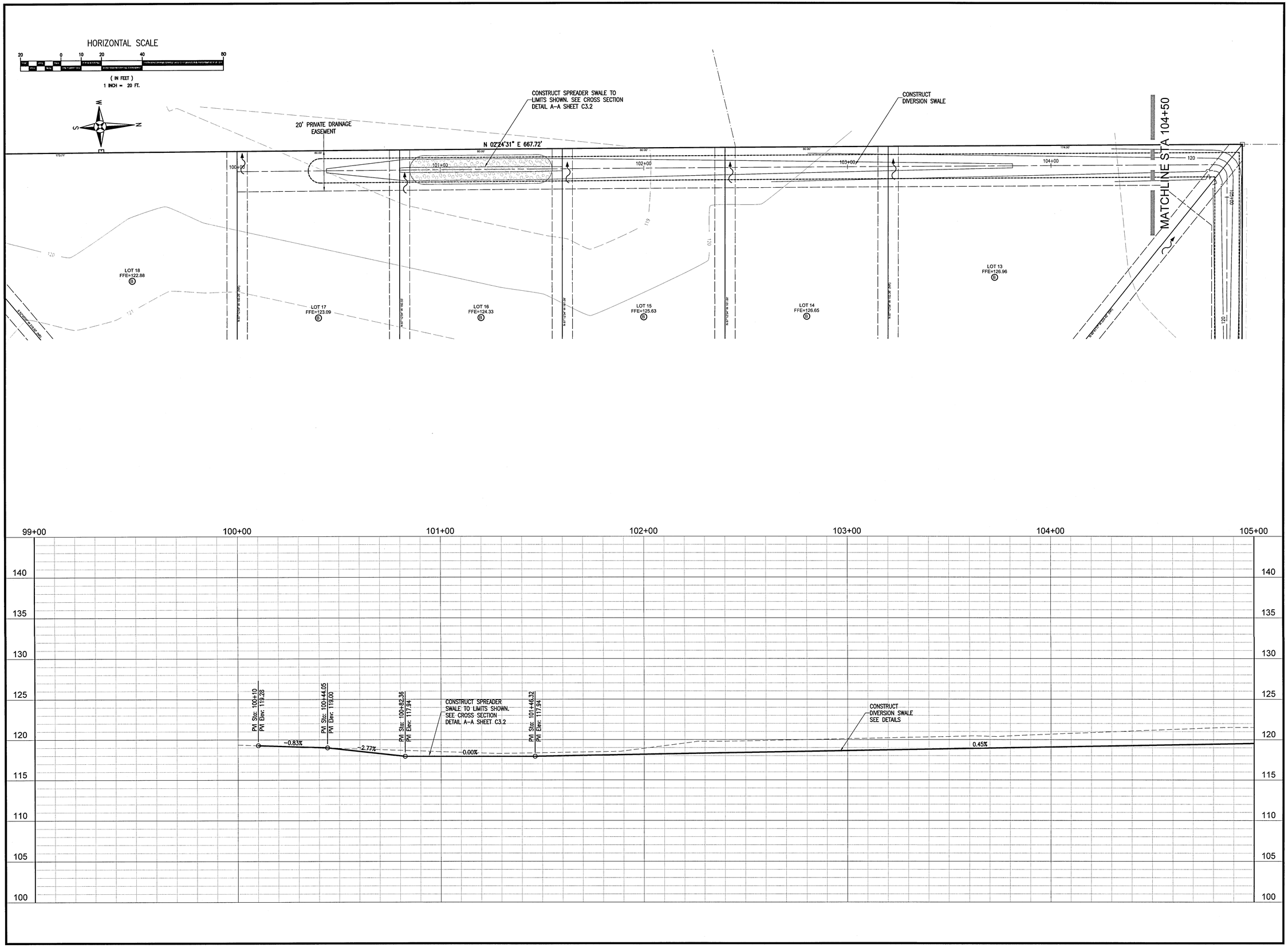
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSED No. 53123 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53123

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.3
SHEET 18 OF 32



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

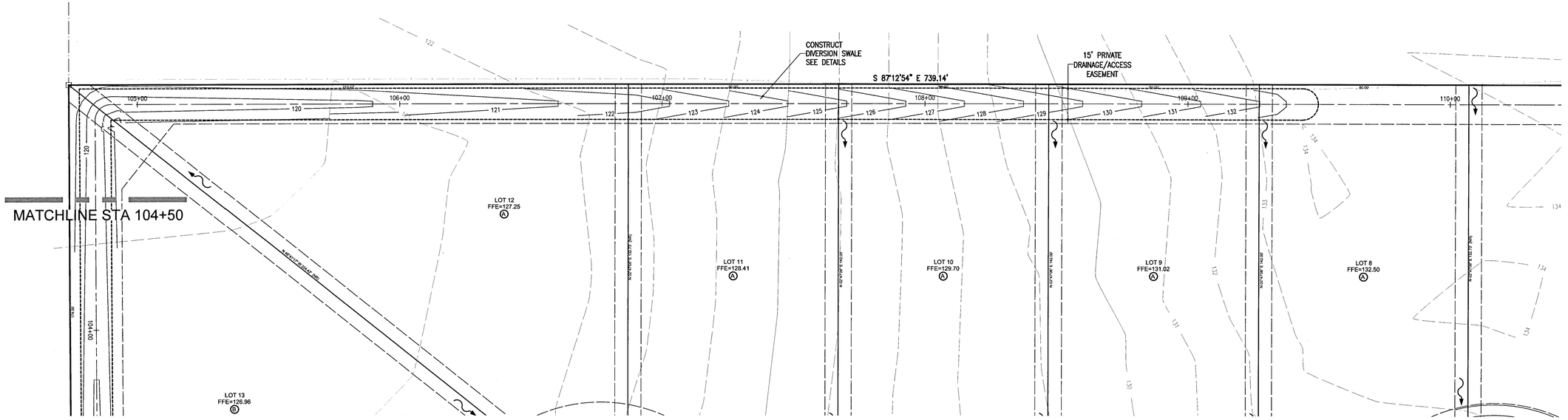
DRAWING No.
C5.4
SHEET 19 OF 32

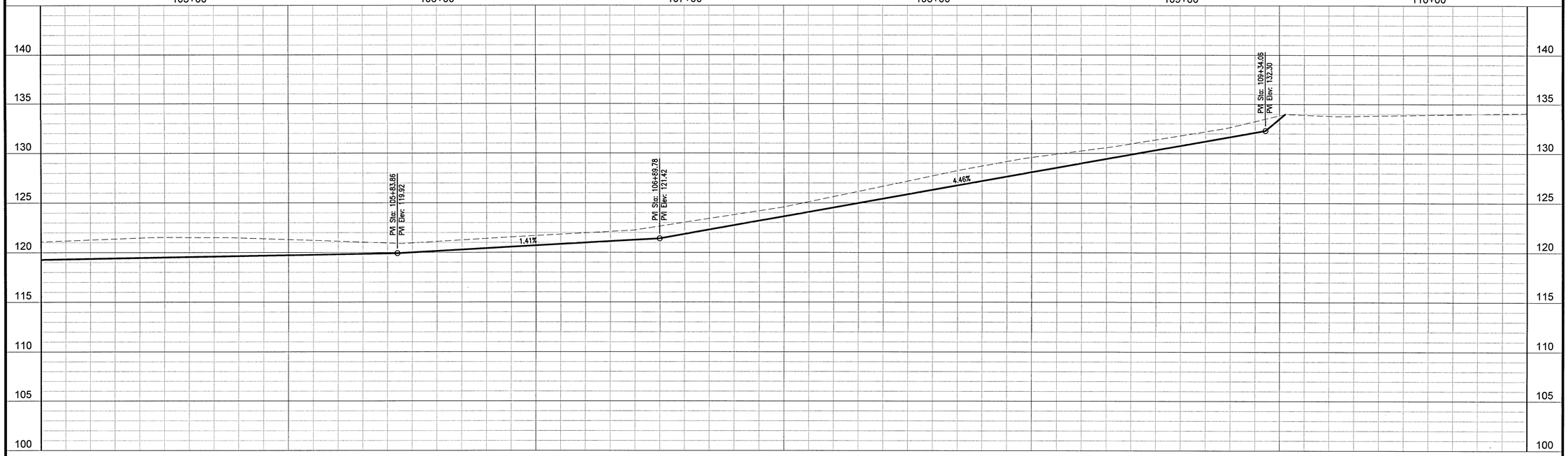
HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT.

N
W E
S





REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53123 STATE OF FLORIDA
PAULA BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.5
SHEET 20 OF 32

HORIZONTAL SCALE

20 0 10 20 40

(IN FEET)
1 INCH = 20 FT.

N
W E
S

15' PRIVATE DRAINAGE/ACCESS EASEMENT

CONSTRUCT DIVERSION SWALE SEE DETAILS

PARCEL AA
MAIL KIOSK/COMMON AREA
DRAINAGE R/W
PRIVATE
0.18 ACRES

S 87°12'54" E 550.00'

METAL AND WOOD SHED ON CONCRETE

LOT 2
FFE=126.50

LOT 1
FFE=126.00

123.16
122.74

121.70
121.28

PVI Sta: 115+26.36
PVI Elev: 127.60

PVI Sta: 115+39.94
PVI Elev: 126.24

-10.00%

CONSTRUCT DIVERSION SWALE SEE DETAILS

-1.32%

PVI Sta: 119+57.38
PVI Elev: 120.73

114+00 115+00 116+00 117+00 118+00 119+00 120+00

140 135 130 125 120 115 110 105 100

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2351 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00006957

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

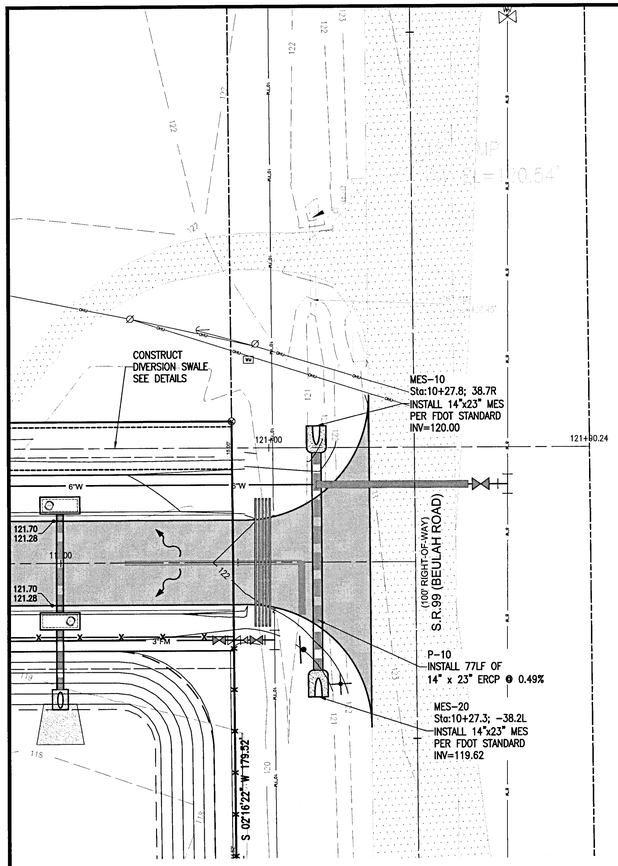
STATE OF FLORIDA
LICENSED
No. 53126
PROFESSIONAL ENGINEER
PAULA. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.

C5.6

SHEET 21 OF 32

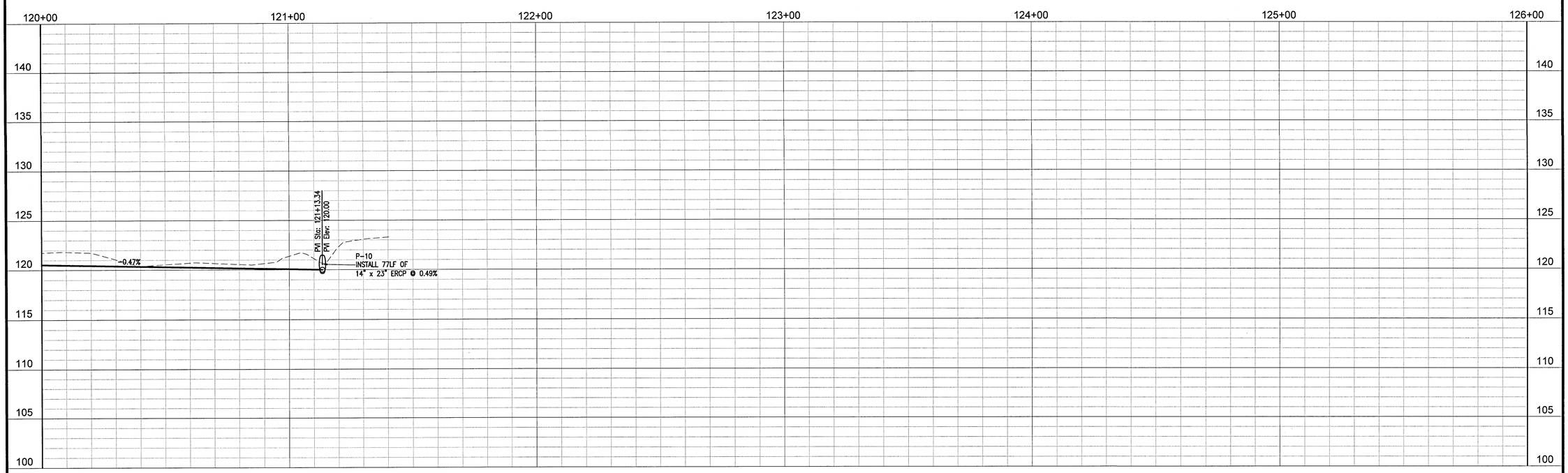




HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT.



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Navy Lane, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

LICENSE No. 53126 STATE OF FLORIDA
10/5/21
PAUL A. BATTLE, P.E.
No.53126

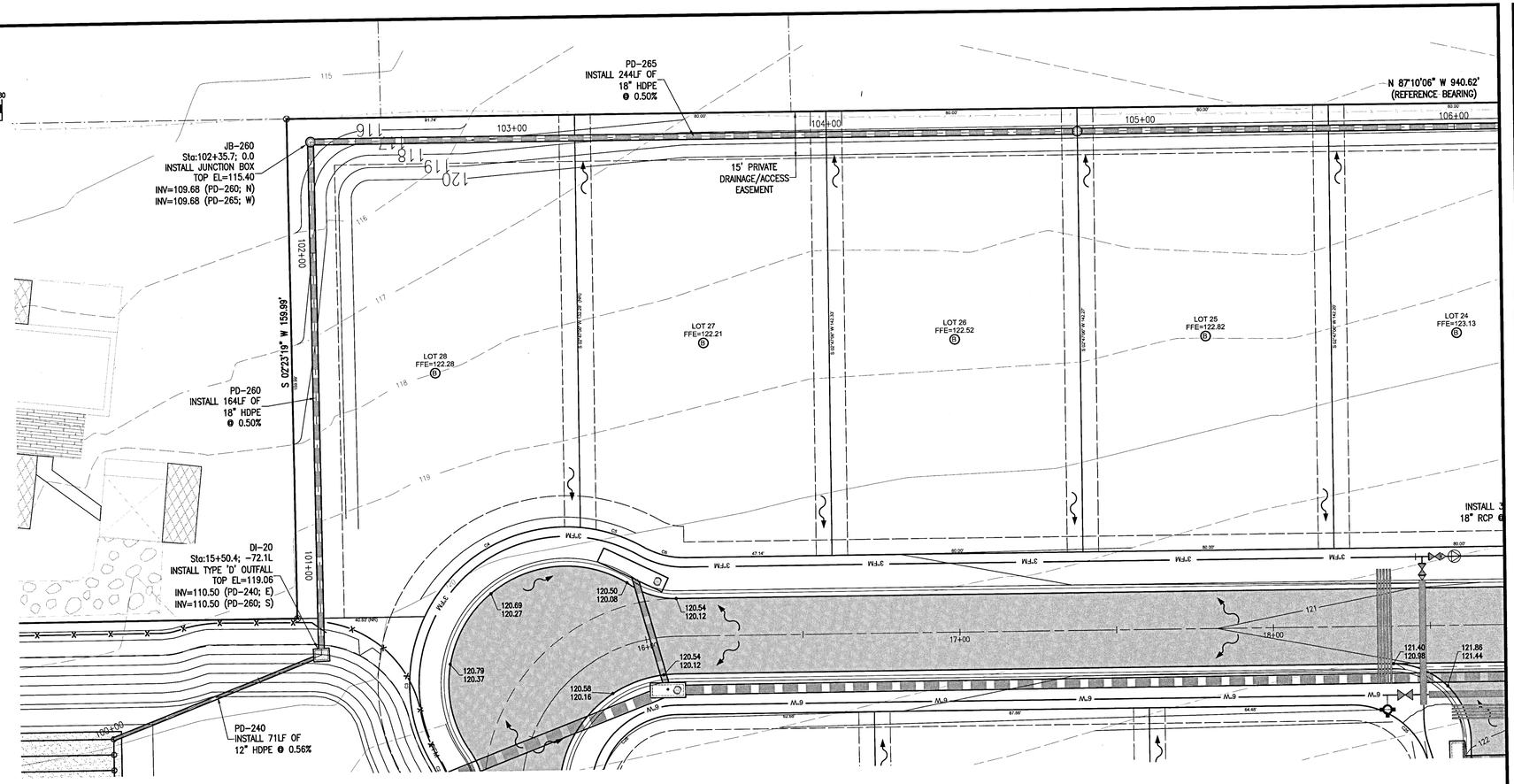
Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

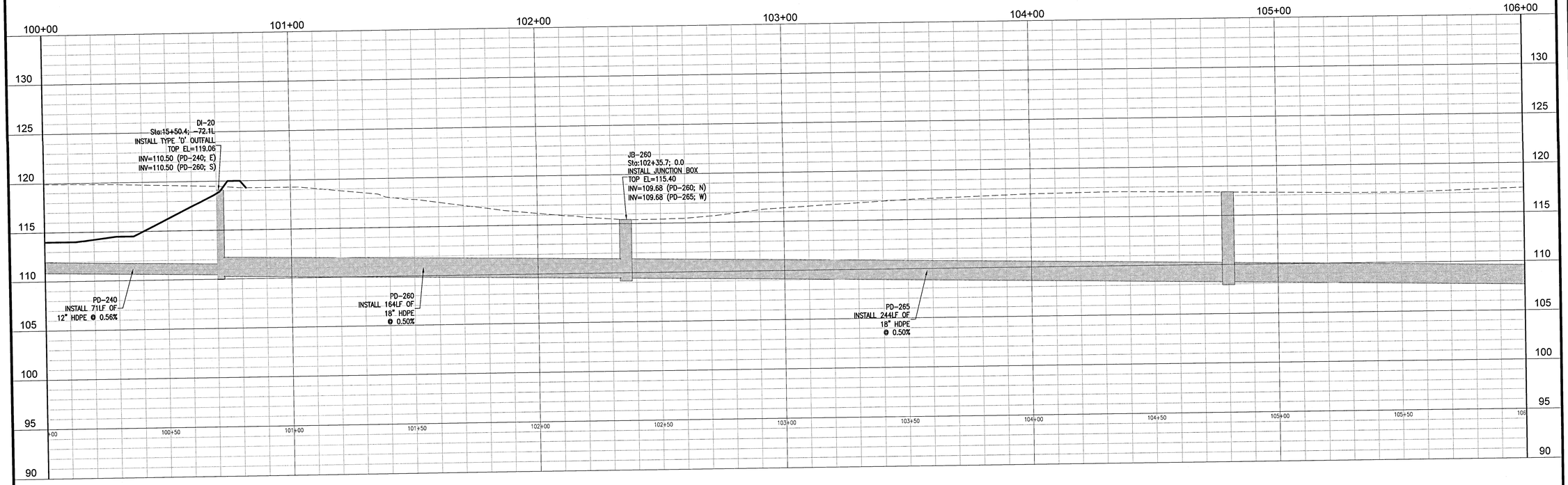
DRAWING No.
C5.7
SHEET 22 OF 32

HORIZONTAL SCALE

20 0 10 20 40 80

(IN FEET)
1 INCH = 20 FT.





RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0446 Fax 850.438.0448
EB 0000967

PLAN AND PROFILES

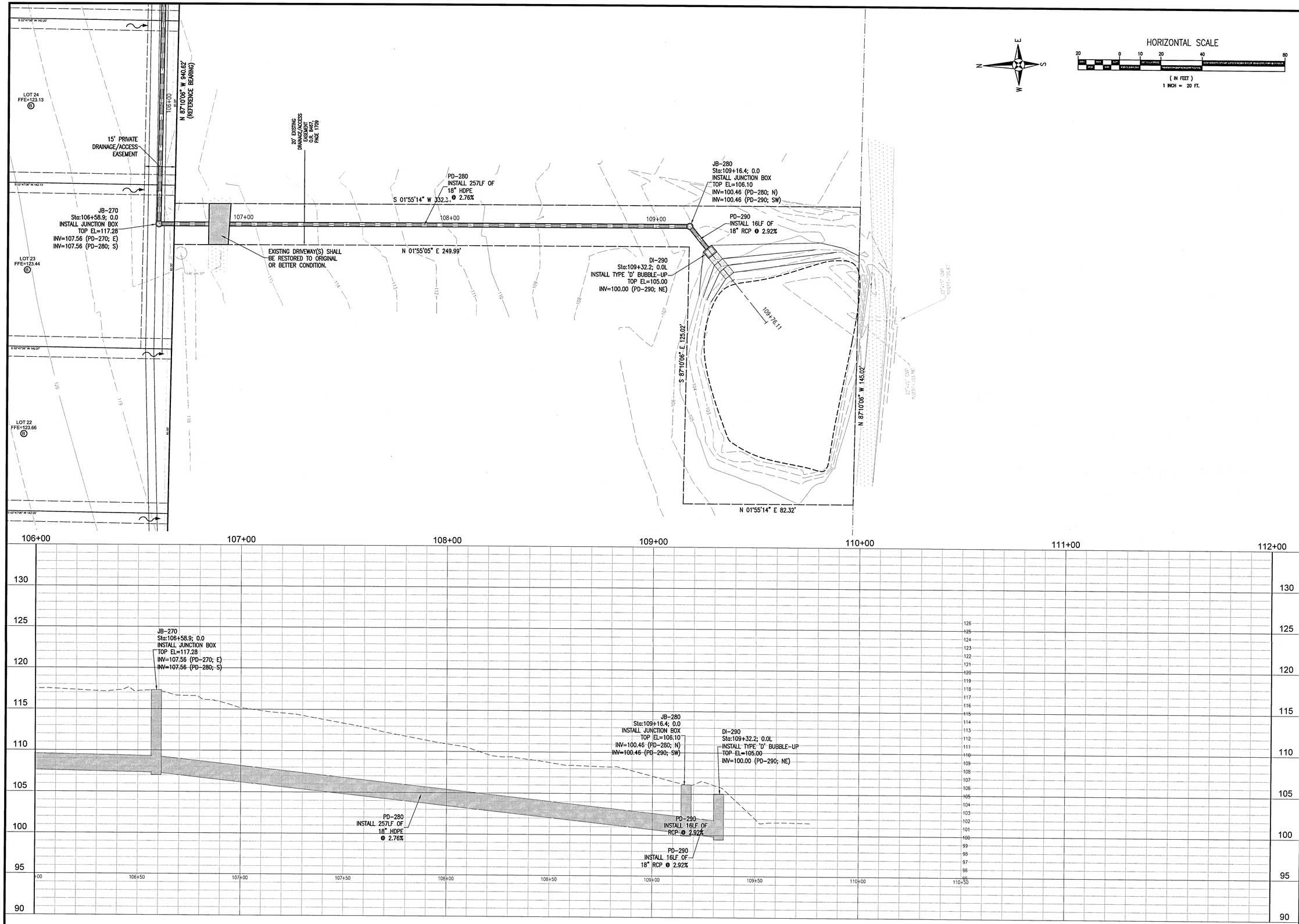
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
PAUL A. BATTLE
LICENSE
No. 53126
STATE OF
FLORIDA
10/5/21
PAUL A. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.8
SHEET 23 OF 32



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
PAUL A. BATTLE, P.E.
No. 53126
STATE OF FLORIDA

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.
C5.9
SHEET 24 OF 32

LEDGESTONE COURT - Sta 11+00

LEDGESTONE COURT - Sta 12+50

LEDGESTONE COURT - Sta 14+00

LEDGESTONE COURT - Sta 15+50

LEDGESTONE COURT - Sta 10+50

LEDGESTONE COURT - Sta 12+00

LEDGESTONE COURT - Sta 13+50

LEDGESTONE COURT - Sta 15+00

LEDGESTONE COURT - Sta 10+01

LEDGESTONE COURT - Sta 11+50

LEDGESTONE COURT - Sta 13+00

LEDGESTONE COURT - Sta 14+50

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2381 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 0000967

PLAN AND PROFILES

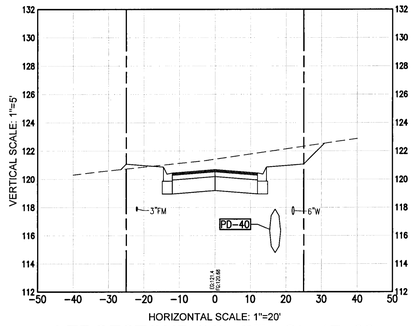
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

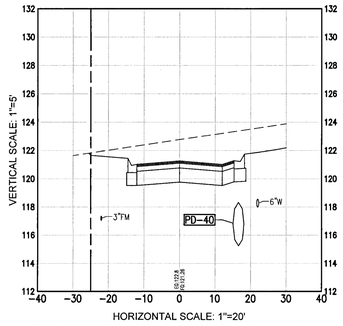
SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53126 STATE OF FLORIDA
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

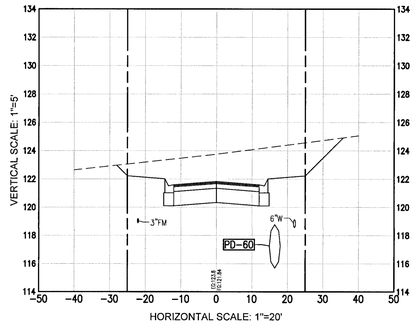
DRAWING No.
C6.0
SHEET 25 OF 32



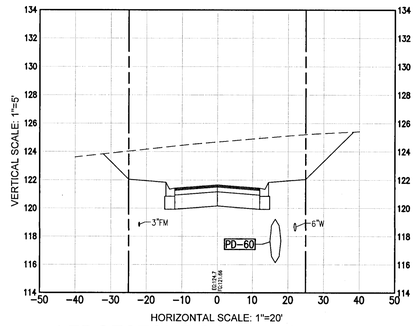
LEDGESTONE COURT - Sta 17+00



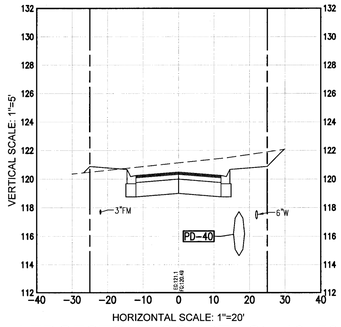
LEDGESTONE COURT - Sta 18+50



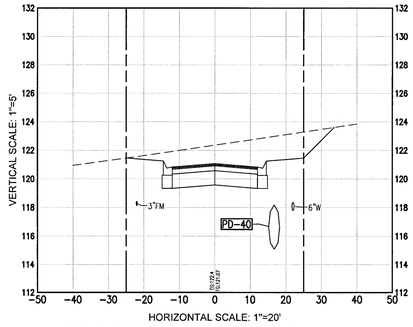
LEDGESTONE COURT - Sta 20+00



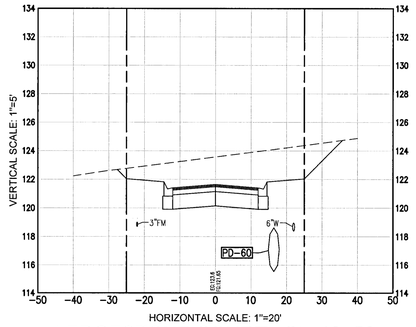
LEDGESTONE COURT - Sta 21+50



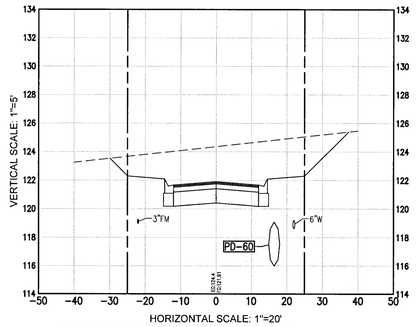
LEDGESTONE COURT - Sta 16+50



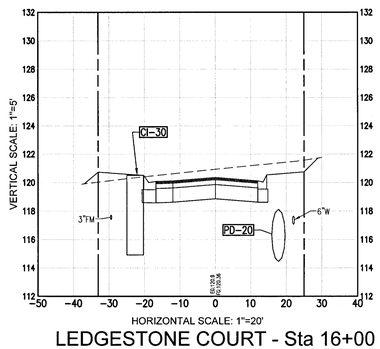
LEDGESTONE COURT - Sta 18+00



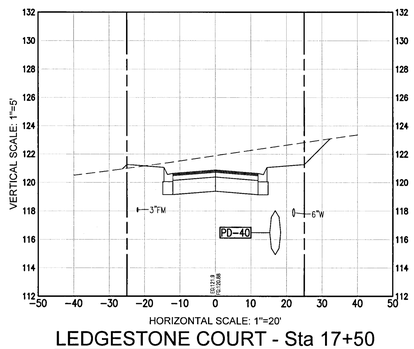
LEDGESTONE COURT - Sta 19+50



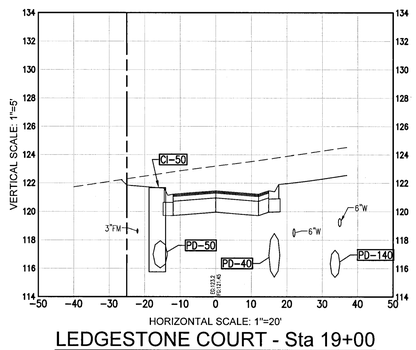
LEDGESTONE COURT - Sta 21+00



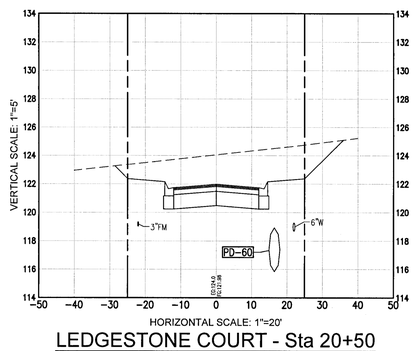
LEDGESTONE COURT - Sta 16+00



LEDGESTONE COURT - Sta 17+50



LEDGESTONE COURT - Sta 19+00



LEDGESTONE COURT - Sta 20+50

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2507 N. Davis Highway, Suite 330
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00008657

PLAN AND PROFILES

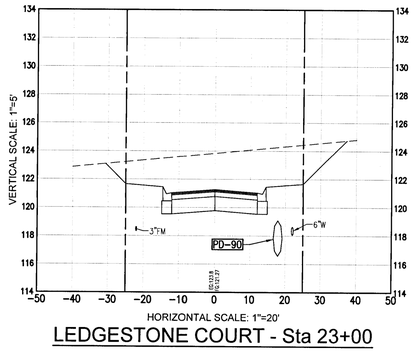
Ledgestone Subdivision
A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

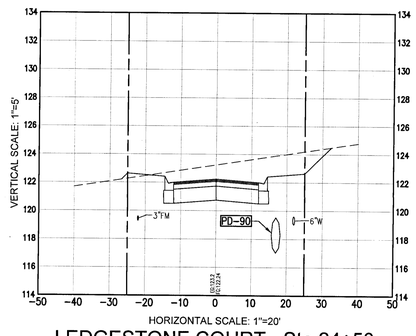
SEAL
NOT FOR CONSTRUCTION
LICENSED No. 53126 STATE OF FLORIDA
12/5/21
PAUL A. BATTLE, P.E. No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

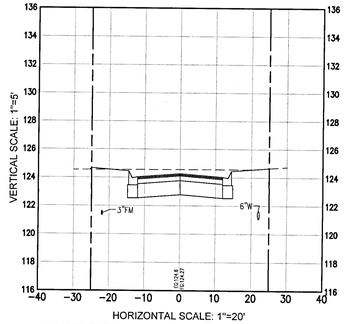
DRAWING No.
C6.1
SHEET 26 OF 32



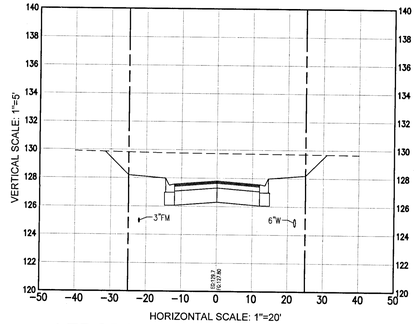
LEDGESTONE COURT - Sta 23+00



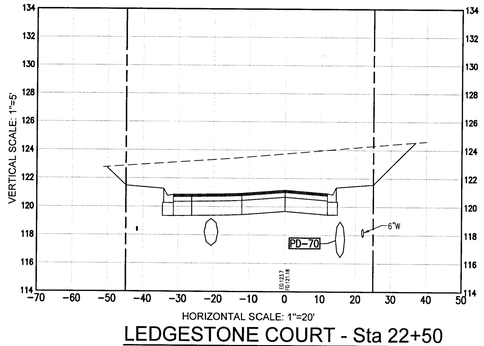
LEDGESTONE COURT - Sta 24+50



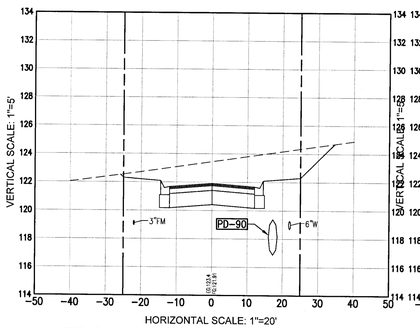
LEDGESTONE COURT - Sta 26+00



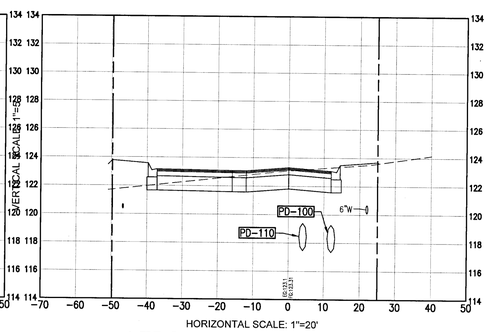
LEDGESTONE COURT - Sta 27+50



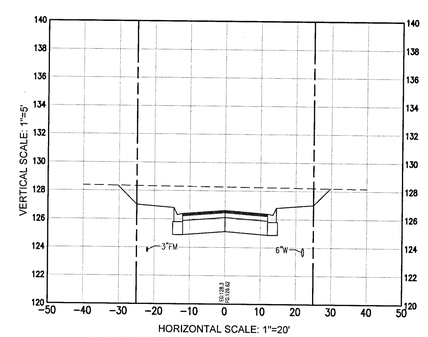
LEDGESTONE COURT - Sta 22+50



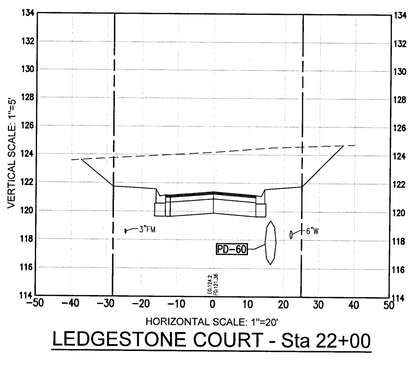
LEDGESTONE COURT - Sta 24+00



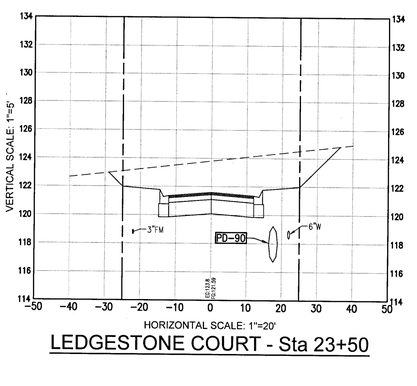
LEDGESTONE COURT - Sta 25+50



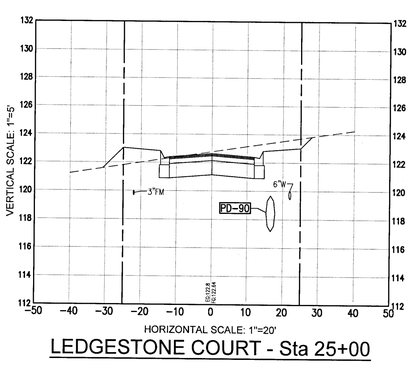
LEDGESTONE COURT - Sta 27+00



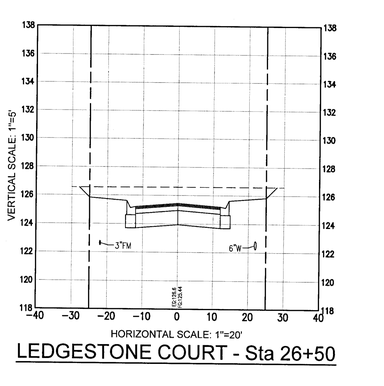
LEDGESTONE COURT - Sta 22+00



LEDGESTONE COURT - Sta 23+50



LEDGESTONE COURT - Sta 25+00



LEDGESTONE COURT - Sta 26+50

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009657

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION

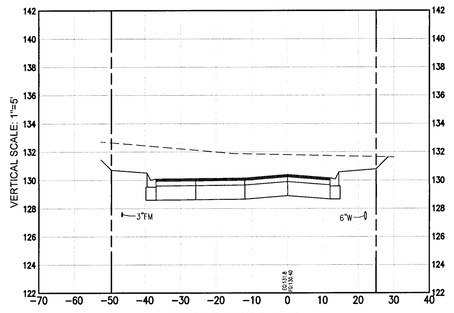
LICENSE No. 53126 STATE OF FLORIDA
10/5/21
PAUL A. BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

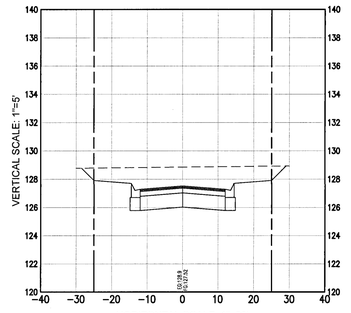
DRAWING No.

C6.2

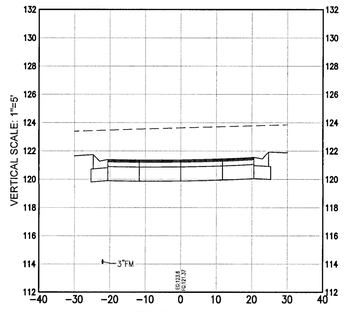
SHEET 27 OF 32



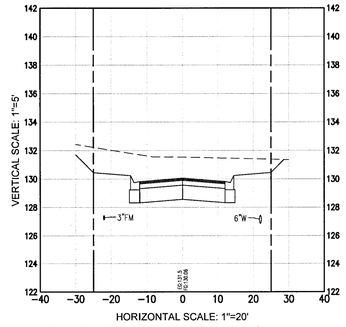
LEDGESTONE COURT - Sta 29+00



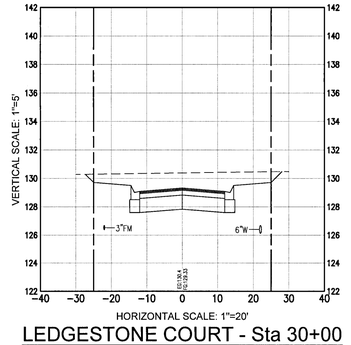
LEDGESTONE COURT - Sta 30+50



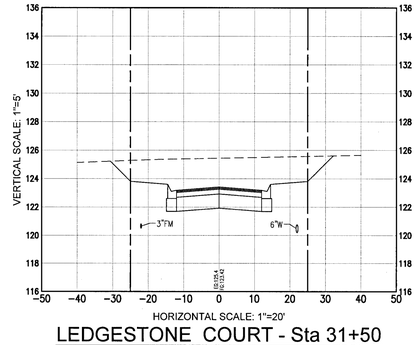
LEDGESTONE COURT - Sta 32+00



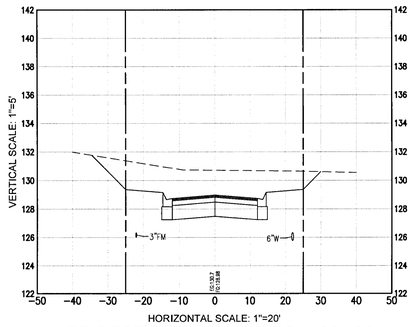
LEDGESTONE COURT - Sta 28+50



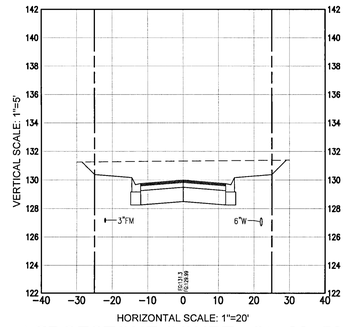
LEDGESTONE COURT - Sta 30+00



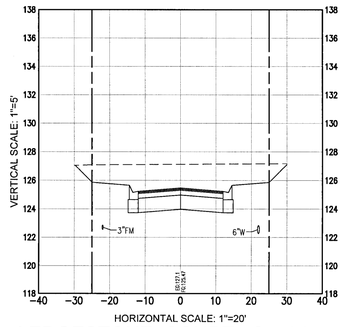
LEDGESTONE COURT - Sta 31+50



LEDGESTONE COURT - Sta 28+00



LEDGESTONE COURT - Sta 29+50



LEDGESTONE COURT - Sta 31+00

REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 330
Pensacola, Florida 32503
Telephone 850.438.0400 Fax 850.438.0448
EB 00009537

PLAN AND PROFILES

Ledgestone Subdivision

A 36 LOT RESIDENTIAL SUBDIVISION
BEULAH ROAD
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION

SEAL
NOT FOR CONSTRUCTION
LICENSE No. 53126 STATE OF FLORIDA
PAULA BATTLE, P.E.
No.53126

Dr. By: CBD
Ck By: PAB
Job No.: 2018.158
Date: 4/21/2021

DRAWING No.

C6.3

SHEET 28 OF 32