CONSTRUCTION FOR

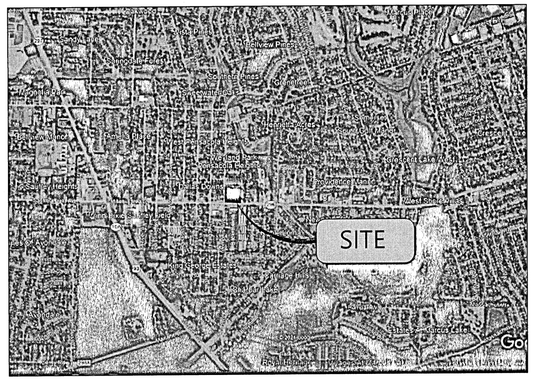
CEFCO - MICHIGAN & MEMPHIS

2840 W. MICHIGAN AVE.
PENSACOLA, ESCAMBIA COUNTY, FLORIDA 32526
TAX PARCEL: 421S303001000001

Approved
ESCAMBIA COUNTY DRC PLAN REVIEW

DRC Chairman Signature: Jennifer Thompson 2-2-22
Printed Name: Jennifer Thompson Date
Development Services Director or Designee

This document has been reviewed in accordance with the 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. A Development Order (DO) must be obtained through the Development Review Process prior to the commencement of construction. This DO approval does not constitute approval by any other agency. All additional state/federal permits shall be provided to the county prior to approval of a final plat or the issuance of state/federal permits shall be provided to the county prior to approval of a final plat or the issuance of a building permit.



VICINITY MAP
N.T.S.

ECUA ENGINEERING MANUAL REFERENCE NOTE:

A. ECUA ENGINEERING MANUAL INCORPORATED BY REFERENCE
THE ECUA ENGINEERING MANUAL, DATED DECEMBER 18, 2014, ALONG WITH UPDATE(S) ON SEPT. 1, 2016 NUMBERED 1, (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 SUPPLEMENT AND/OR 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 SPECIFICATION	DETAIL	LOCATION PLANS	PROJECT MANUAL*
ECUA Detail D-72 (Sheet C-703)	☐	☒	☒	☐
_____	☐	☐	☐	☐
_____	☐	☐	☐	☐
_____	☐	☐	☐	☐

*PROJECT MANUALS USED ONLY WITH ECUA CIP PROJECTS

C. ENGINEER OF RECORD RESPONSIBILITIES THE ENGINEERS OF RECORD (EOR's) 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.

PREPARED FOR:

COSTORDE, LLC
C/O DENISE ANDERSON, CCIM
9764 WHITHORN DR.
HOUSTON, TX. 77095
PHONE: (281) 382-7117

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.

THE LAND SHALL REMAIN VEGETATED (TREES INCLUDED, NO FILL MATERIALS PLACED ONSITE, GRADING, EXCAVATING, ETC.) UNTIL SUCH TIME AS PLAN APPROVAL &/OR PROPER PERMITTING ALLOWS FOR SUCH, PER CODE. NOTE- ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL, "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.

DIRECTIONS TO SITE:

LATITUDE: 30.4613894096511 N
LONGITUDE: -87.2897485827196 W
SECTION: 42
TOWNSHIP: 1 SOUTH
RANGE: 30 WEST
COUNTY: ESCAMBIA

PROJECT IS LOCATED AT THE NORTHEAST CORNER OF W. MICHIGAN AVE. (SR 296) AND MEMPHIS AVE., CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA.

NOTE: BASED ON GRAPHIC DETERMINATION, THIS PROPERTY DOES NOT LIE IN A F.E.M.A./F.I.R.M.SPECIAL FLOOD HAZARD AREA PER COMMUNITY PANEL NO. 12033C0360G DATED SEPT. 29, 2006.

"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 NUMBERS 12033C0360G, MAP REVISION DATED SEPTEMBER 29, 2006."

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE.
ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE, AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT.
ELEVATION=72.63

DEVELOPMENT TEAM

OWNER
COSTORDE, LLC
9764 WHITHORN DR.
HOUSTON, TX. 77095
PHONE: 281-550-6000
CONTACT: DENISE ANDERSON

CIVIL ENGINEER
ATWELL, LLC
9001 AIRPORT FRWY., SUITE 660
NORTH RICHLAND HILLS, TX. 76180
PHONE: (972) 638-8860
CELL: (214) 864-5706
CONTACT: JEFF GREEN

SURVEYOR
GUSTIN, COTHERN & TUCKER, INC.
121 HART ST.
NICEVILLE, FL. 32578
PHONE: (850) 678-5141
FAX: (850) 729-2460
CONTACT: ALLEN TUCKER, PSM

PROJECT NARRATIVE

CONSTRUCT A RIGHT TURN LANE AND 24' ACCESS DRIVE OFF OF S.R. 296 (W. MICHIGAN AVE.) INTO A PROPOSED CEFCO CONVENIENCE STORE AND GASOLINE FUELING STATION.

NOTE:

USE LATEST FDOT TECHNICAL SPECIFICATIONS AND DETAILS UNLESS OTHERWISE NOTED.

GOVERNING AGENCIES AND UTILITY CONTACTS

FLORIDA DEPT. OF TRANSPORTATION
6025 OLD BAGDAD HWY.
MILTON, FL. 32583
PHONE: (850) 981-2737
CONTACT: HEIDI TAYLOR

ESCAMBIA COUNTY
(PLANNING DEPT.)
3363 WEST PARK PLACE
PENSACOLA, FL. 32505
PHONE: (850) 595-3473
CONTACT: CALEB MACCARTEE

ECUA
(WATER&SEWER)
PO BOX 17089
PENSACOLA, FL. 32522
PHONE: (850) 969-5832
CONTACT: ROBYN EGAN, E.I.

COX BUSINESS
(TELEPHONE)
4771 BAYOU BLVD., SUITE 9
PENSACOLA, FL. 32503
PHONE: (866) 576-0546

ESCAMBIA COUNTY
(FIRE DISTRICT)
3363 WEST PARK PLACE
PENSACOLA, FL. 32505
PHONE: (850) 595-1815
CONTACT: BRIAN HATLER

ESCAMBIA COUNTY
(STORMWATER)
3363 WEST PARK PLACE
PENSACOLA, FL. 32505
PHONE: (850) 595-3411
CONTACT: ROZA SESTNOV

PENSACOLA ENERGY
(GAS)
1625 ATWOOD DR.
PENSACOLA, FL. 32514
PHONE: (850) 474-5319
CONTACT: DIANE MOORE

GULF POWER
(ELECTRIC)
75 N. PACE BLVD.
PENSACOLA, FL. 32505
PHONE: (850) 429-2615
CONTACT: JUSTIN SCHNADELBACH

SHEET INDEX OF DRAWINGS

SHEET	NAME	ORIG. PLAN DATE	REVISION	REV. PLAN DATE
C000	COVER SHEET	9-7-21		
C001	BOUNDARY SURVEY			
C100	GENERAL NOTES			
C110	DEMOLITION PLAN			
C200	SITE PLAN			
C201	SITE PLAN w AUTO TURN			
C202	ENVIRONMENTAL/WELLHEAD PROTECTION MAP			
C210	PAVING PLAN			
C300	GRADING PLAN			
C310	PRE DEVELOPED DRAINAGE AREA MAP			
C320	POST DEVELOPED DRAINAGE AREA MAP			
C330	DRAINAGE PLAN			
C400	UTILITY PLAN			
C410	WATER & SANITARY SEWER PLAN			
C500	EROSION CONTROL PLAN			
C700	DETAILS			
C701	DETAILS			
C702	DETAILS			
C703	DETAILS - ESCAMBIA COUNTY/ECUA			
C704	CONTECH DETAILS			

811 Know what's below. Call before you dig.
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTICE:
CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR; NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK, OF PERSONS ENGAGED IN THE WORK, OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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24 HOUR EMERGENCY CONTACT

ATWELL
866.850.4200 www.atwell-group.com
1800 PARKWAY PLACE, SUITE 700
MARIETTA, GA
30067
COA# PEF005804

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
COVER SHEET

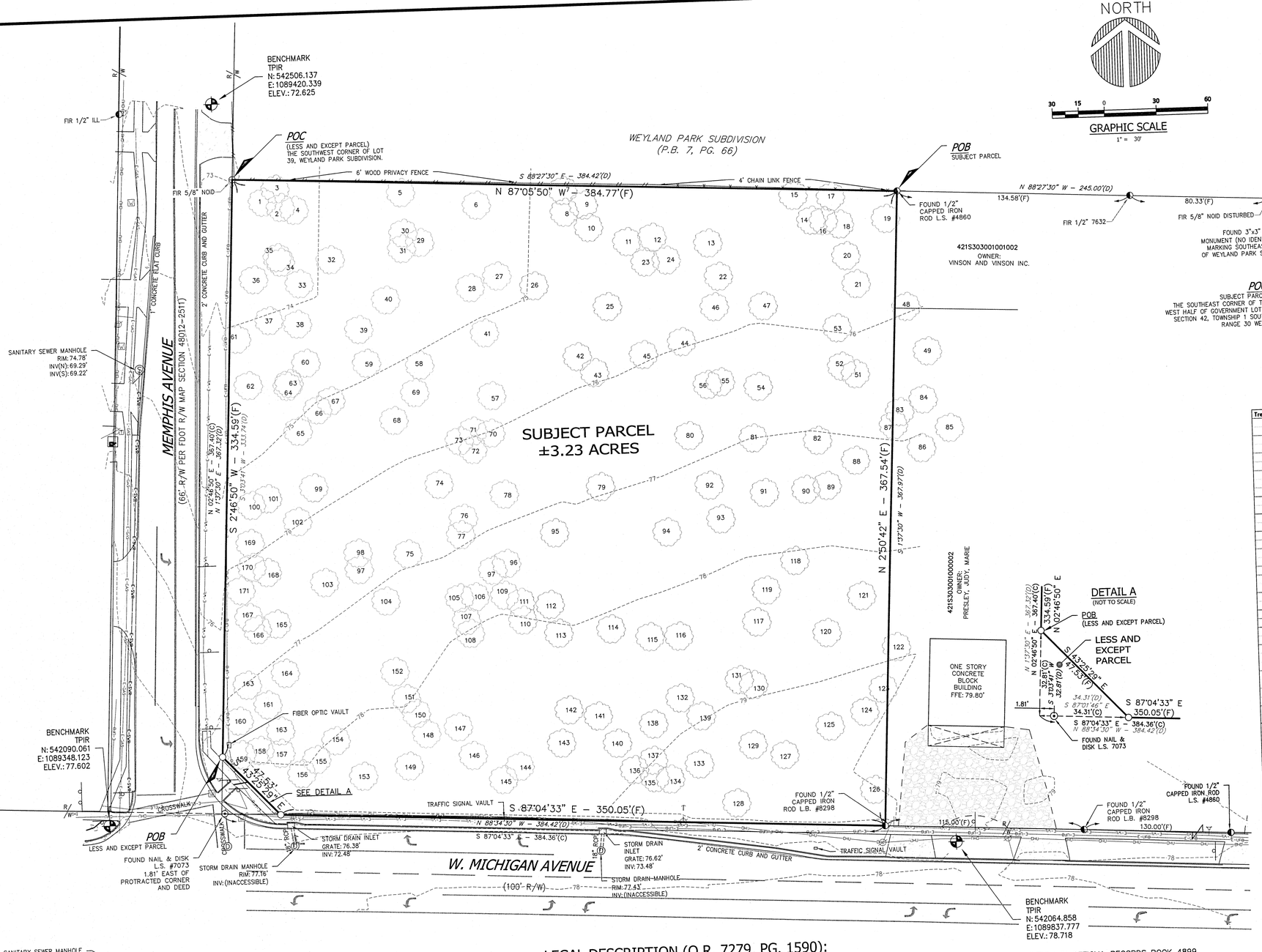
DATE 9-28-21
11-1-21
12-13-21
1-6-22
REVISIONS



CAD FILE: 21000643-C000 COVER

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C000

FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Desktop\Cefco - Michigan & Memphis Pensacola FL 21000643_New Folder\ Set up_LD\04 PRODUCTION\21000643-C000 COVER.dwg LAST SAVED BY: jgreen 1/6/2022 11:41 AM PLOTTED BY: Jeff Green 1/7/2022 8:49PM ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB



LEGEND:

No. OR #	= NUMBER	POC	= POINT OF COMMENCEMENT
—/—	= DISTANCE NOT TO SCALE	POB	= POINT OF BEGINNING
L.B.	= LICENSED BUSINESS		= TELEPHONE SERVICE BOX
L.S.	= LICENSED SURVEYOR		= SANITARY SEWER MANHOLE
P.S.M.	= PROFESSIONAL SURVEYOR AND MAPPER		= STORM DRAINAGE MANHOLE
AC.	= ACRES		= WATER VALVE
O.R.	= OFFICIAL RECORDS BOOK / PAGE		= ROAD SIGN
P.B.	= PLAT BOOK / PAGE	RCP	= REINFORCED CONCRETE PIPE
D.B.	= DEED BOOK / PAGE		= (FCM) FOUND 4"x4" CONCRETE MONUMENT, NO IDENTIFICATION
±	= MORE OR LESS		= (SIR) SET 1/2" CAPPED IRON ROD, L.B. #3501
R/W	= RIGHT OF WAY		= (FIR) FOUND 1/2" CAPPED IRON ROD, IDENTIFICATION NUMBER FURNISHED
℄	= CENTERLINE		= (FND) FOUND NAIL AND DISK, IDENTIFICATION NUMBER FURNISHED
FCM	= FOUND CONCRETE MONUMENT		= (SND) SET NAIL AND DISK L.B. #3501
FIR	= FOUND IRON ROD	—OHE—	= OVERHEAD ELECTRIC
FND	= FOUND NAIL AND DISK	—SWR—	= SANITARY SEWER PIPE
SIR	= FOUND IRON ROD	—TEL—	= TELEPHONE CABLE
SCM	= FOUND NAIL AND DISK	—UFO—	= FIBER-OPTIC CABLE
SND	= SET NAIL AND DISK	—ELE—	= ELECTRIC CABLE
TP	= TRAVERSE POINT	—GAS—	= GAS MAIN
	= WATER METER	—WL—	= WATER LINE
	= POWER POLE AND GUY ANCHOR	POS.	= PAGES
		TPIR	= TRAVERSE POINT IRON ROD
		SSO	= SANITARY SEWER STUB OUT
		SCO	= SANITARY SEWER CLEAN OUT
		E	= ELECTRIC SERVICE BOX
		NAD	= NORTH AMERICAN DATUM
		NAVD	= NORTH AMERICAN VERTICAL DATUM
		INV	= INVERT
		(F)	= FIELD MEASURED DATA
		(D)	= DEED DATA
		ID	= IDENTIFICATION
		NO ID	= NO IDENTIFICATION

LEGAL DESCRIPTION (O.R. 7279, PG. 1590):

THAT PORTION OF THE WEST HALF OF GOVERNMENT LOT 3, SECTION 42, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCING AT A RAILROAD SPIKE AT THE SOUTHEAST CORNER OF SAID WEST HALF; THENCE NORTH 01 DEGREES 37 MINUTES 10 SECONDS EAST ALONG THE EAST LINE OF SAID WEST HALF A DISTANCE OF 417.39 FEET TO A CONCRETE MONUMENT AT THE SOUTHEAST CORNER OF WEYLAND PARK SUBDIVISION. ACCORDING TO THE PLAT FILED IN PLAT BOOK 7. PAGE 66, OF THE RECORDS OF SAID COUNTY; THENCE NORTH 88 DEGREES 27 MINUTES 30 SECONDS WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION 245.0 FEET TO AN IRON ROD FOR THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREES 37 MINUTES 30 SECONDS WEST 367.97 FEET TO AN IRON ROD ON THE NORTH RIGHT OF WAY LINE OF MICHIGAN AVENUE (100 FOOT RIGHT OF WAY); THENCE NORTH 88 DEGREES 34 MINUTES 30 SECONDS WEST ALONG THE NORTH LINE OF SAID RIGHT OF WAY 384.42 FEET TO AN IRON ROD ON THE EAST RIGHT OF WAY LINE OF MEMPHIS STREET (66 FOOT RIGHT OF WAY); THENCE NORTH 01 DEGREES 37 MINUTES 30 SECONDS EAST ALONG SAID LINE 367.32 FEET TO AN IRON ROD IN THE SOUTH LINE OF SAID WEYLAND PARK SUBDIVISION; THENCE SOUTH 88 DEGREES 27 MINUTES 30 SECONDS EAST ALONG SAID SUBDIVISION 384.42
FEET TO THE POINT OF BEGINNING.

CONTAINING 3.24 ACRES MORE OR LESS.

LESS AND EXCEPT THAT PART CONVEYED IN OFFICIAL RECORDS BOOK 4899, PAGE 76, OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN SECTION 42, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT A 12 MILLIMETER IRON ROD AND CAP (NO I.D.) MARKING THE SOUTHWEST CORNER OF LOT 39, WEYLAND PARK SUBDIVISION AS PER PLAT RECORDED IN PLAT BOOK 7, PAGE 66 OF THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA; THENCE SOUTH 03°03'41" WEST 101.724 METERS (333.74 FEET) ALONG THE EXISTING EASTERLY RIGHT OF WAY LINE OF MEMPHIS AVENUE (66.00 FOOT RIGHT OF WAY), AS SHOWN ON F.D.O.T. RIGHT OF WAY MAP 48012-2511 (FP# 2186681) (SAID MAP BEING ON FILE AT F.D.O.T. DISTRICT 3 OFFICE, CHIPLEY, FLORIDA) TO POINT OF BEGINNING; THENCE CONTINUE SOUTH 03°03'41" WEST 10.000 METERS (32.81 FEET) ALONG SAID EXISTING EASTERLY RIGHT OF WAY LINE TO THE EXISTING NORTHERLY RIGHT OF WAY LINE OF STATE ROAD 296, AS SHOWN ON SAID RIGHT OF WAY MAP; THENCE SOUTH 87°01'46" EAST 10.458 METERS (34.31 FEET) ALONG SAID EXISTING NORTHERLY RIGHT OF WAY LINE; THENCE DEPARTING SAID RIGHT OF WAY LINE, RUN NORTH 43°16'07" WEST 14.458 METERS (47.43 FEET) TO POINT OF BEGINNING;

CONTAINING 52.3 SQUARE METERS (563 SQUARE FEET) (.01 ACRES), MORE OR LESS.

1. NO SEARCH OF THE PUBLIC RECORDS WAS DONE BY GUSTIN, COTHERN & TUCKER, INC. VISIBLE EVIDENCE OF EASEMENTS WILL BE SHOWN HEREON, BUT NO CERTIFICATION IS GIVEN THAT EASEMENTS, DEED OVERLAPS, UNDERGROUND IMPROVEMENTS OR APPARENT USES DO NOT EXIST.
2. THIS SURVEY DEPICTED HEREON WAS PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR PROFESSIONAL SURVEYORS AND MAPPERS AS DEFINED IN CHAPTER 5J-17.051 OF THE FLORIDA ADMINISTRATIVE CODE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO SECTION 472.027 OF THE FLORIDA STATUTES.
3. NO ENVIRONMENTAL JURISDICTIONAL LINES HAVE BEEN DETERMINED BY GUSTIN, COTHERN & TUCKER, INC.
4. APPARENT USES ARE AS SHOWN.
5. THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.
6. BEARINGS SHOWN HEREON ARE REFERENCED TO THE SOUTH LINE OF WEYLAND PARK S/D, SAID LINE BEARING N 87°05'50" W AS ESTABLISHED BY GPS STATE PLANE COORDINATES, FLORIDA NORTH ZONE, NORTH AMERICAN DATUM OF 1983.
7. THE DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET.
8. THIS PARCEL LIES IN FLOOD ZONE X (NO MINIMUM), AS DETERMINED BY SCALE FROM FEMA PANEL #12033C0360G, DATED 09/29/2006, AND FURNISHED BY ESCAMBIA COUNTY GEOGRAPHIC INFORMATION SERVICE.
9. NOTICE OF LIABILITY: THIS SURVEY IS CERTIFIED TO THOSE INDIVIDUALS SHOWN ON THE FACE THEREOF. ANY OTHER USE, BENEFIT OR RELIANCE BY ANY OTHER PARTY IS STRICTLY PROHIBITED AND RESTRICTED. SURVEYOR IS RESPONSIBLE ONLY TO THOSE CERTIFIED AND HEREBY DISCLAIMS ANY OTHER LIABILITY AND HEREBY RESTRICTS THE RIGHTS OF ANY OTHER INDIVIDUAL OR FIRM TO USE THIS SURVEY, WITHOUT EXPRESS WRITTEN CONSENT OF THE SURVEYOR.
10. ELEVATIONS SHOWN HERON ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988.
11. TREE LOCATIONS PROVIDED BY WETLAND SCIENCES INC. PROJECT NUMBER 2021-217, DATED 4-16-2021.
12. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF THE BOUNDARY SURVEY PERFORMED BY KJM LAND SURVEYING, INC., DRAWING #21-19906, DATED 04-21-2021

Tree ID #	Common name	Scientific name	DBH(inches)	Notes
1	Laurel Oak	Quercus laurifolia	19.5	
2	Live Oak	Quercus virginiana	23.0	
3	Live Oak	Quercus virginiana	20.0	
4	Live Oak	Quercus virginiana	18.5	
5	Laurel Oak	Quercus laurifolia	30.0	
6	Laurel Oak	Quercus laurifolia	37.6	Multistem
7	Live Oak	Quercus virginiana	18.5	
8	Live Oak	Quercus virginiana	17.0	
9	Laurel Oak	Quercus laurifolia	24.0	
10	Laurel Oak	Quercus laurifolia	14.5	
11	Laurel Oak	Quercus laurifolia	15.0	
12	Laurel Oak	Quercus laurifolia	24.0	
13	Laurel Oak	Quercus laurifolia	11.0	
14	Laurel Oak	Quercus laurifolia	14.0	
15	Live Oak	Quercus virginiana	13.0	
16	Live Oak	Quercus virginiana	20.0	
17	Live Oak	Quercus virginiana	13.0	
18	Laurel Oak	Quercus laurifolia	17.0	
19	Live Oak	Quercus virginiana	12.0	
20	Live Oak	Quercus virginiana	20.8	Multistem
21	Laurel Oak	Quercus laurifolia	20.6	Multistem
22	Laurel Oak	Quercus laurifolia	11.0	
23	Laurel Oak	Quercus laurifolia	13.0	
24	Laurel Oak	Quercus laurifolia	12.0	
25	Laurel Oak	Quercus laurifolia	18.5	
26	Laurel Oak	Quercus laurifolia	27.0	
27	Laurel Oak	Quercus laurifolia	20.0	
28	Laurel Oak	Quercus nigra	25.5	
29	Live Oak	Quercus virginiana	22.5	
30	Live Oak	Quercus virginiana	29.5	
31	Live Oak	Quercus virginiana	28.0	
32	Laurel Oak	Quercus laurifolia	17.0	
33	Laurel Oak	Quercus laurifolia	24.0	
34	Laurel Oak	Quercus laurifolia	17.5	
35	Laurel Oak	Quercus laurifolia	14.0	
36	Laurel Oak	Quercus laurifolia	22.0	
37	Live Oak	Quercus virginiana	9.0	
38	Live Oak	Quercus virginiana	16.0	
39	Laurel Oak	Quercus laurifolia	20.0	
40	Laurel Oak	Quercus laurifolia	17.0	
41	Live Oak	Quercus virginiana	16.5	
42	Live Oak	Quercus virginiana	14.0	
43	Live Oak	Quercus virginiana	19.0	
44	Laurel Oak	Quercus laurifolia	10.0	
45	Water Oak	Quercus nigra	11.0	
46	Laurel Oak	Quercus laurifolia	12.5	
47	Laurel Oak	Quercus laurifolia	23.5	
48	Laurel Oak	Quercus laurifolia	21.0	
49	Water Oak	Quercus nigra	13.5	
50	Laurel Oak	Quercus laurifolia	13.0	
51	Laurel Oak	Quercus laurifolia	11.5	
52	Laurel Oak	Quercus laurifolia	13.0	
53	Laurel Oak	Quercus laurifolia	14.0	
54	Laurel Oak	Quercus laurifolia	11.5	
55	Laurel Oak	Quercus laurifolia	13.0	
56	Laurel Oak	Quercus laurifolia	11.0	
57	Live Oak	Quercus virginiana	26.0	
58	Laurel Oak	Quercus laurifolia	14.0	
59	Live Oak	Quercus virginiana	14.0	
60	Laurel Oak	Quercus laurifolia	17.0	
61	Laurel Oak	Quercus laurifolia	30.7	Multistem
62	Live Oak	Quercus virginiana	19.0	
63	Live Oak	Quercus virginiana	13.0	
64	Laurel Oak	Quercus laurifolia	16.5	
65	Live Oak	Quercus virginiana	14.0	
66	Live Oak	Quercus virginiana	15.5	
67	Live Oak	Quercus virginiana	10.5	
68	Live Oak	Quercus virginiana	27.0	
69	Live Oak	Quercus virginiana	24.0	
70	Live Oak	Quercus virginiana	27.0	
71	Live Oak	Quercus virginiana	23.5	
72	Live Oak	Quercus virginiana	27.0	
73	Live Oak	Quercus virginiana	21.0	
74	Live Oak	Quercus virginiana	13.5	
75	Laurel Oak	Quercus laurifolia	13.0	
76	Live Oak	Quercus virginiana	10.0	
77	Live Oak	Quercus virginiana	24.1	Multistem
78	Live Oak	Quercus virginiana	20.5	
79	Water Oak	Quercus nigra	15.0	
80	Laurel Oak	Quercus laurifolia	15.0	
81	Laurel Oak	Quercus laurifolia	13.0	
82	Laurel Oak	Quercus laurifolia	11.5	
83	Laurel Oak	Quercus laurifolia	13.0	
84	Laurel Oak	Quercus laurifolia	11.5	
85	Laurel Oak	Quercus laurifolia	12.0	
86	Water Oak	Quercus nigra	12.0	
87	Laurel Oak	Quercus laurifolia	11.0	
88	Water Oak	Quercus nigra	13.0	
89	Laurel Oak	Quercus laurifolia	10.0	
90	Laurel Oak	Quercus laurifolia	11.0	
91	Laurel Oak	Quercus laurifolia	14.0	
92	Laurel Oak	Quercus laurifolia	11.5	
93	Laurel Oak	Quercus laurifolia	13.0	
94	Laurel Oak	Quercus laurifolia	15.5	
95	Live Oak	Quercus virginiana	14.5	
96	Laurel Oak	Quercus laurifolia	10.0	
97	Laurel Oak	Quercus laurifolia	16.0	
98	Laurel Oak	Quercus laurifolia	23.0	
99	Laurel Oak	Quercus laurifolia	18.0	
100	Live Oak	Quercus virginiana	29.0	
101	Live Oak	Quercus virginiana		
102	Laurel Oak	Quercus laurifolia	18.0	
103	Live Oak	Quercus virginiana	12.0	
104	Laurel Oak	Quercus laurifolia	19.0	
105	Live Oak	Quercus virginiana	11.0	
106	Laurel Oak	Quercus laurifolia	14.0	
107	Laurel Oak	Quercus laurifolia	10.5	
108	Laurel Oak	Quercus laurifolia	11.5	
109	Laurel Oak	Quercus laurifolia	13.0	
110	Laurel Oak	Quercus laurifolia	13.0	
111	Laurel Oak	Quercus laurifolia	13.0	
112	Laurel Oak	Quercus laurifolia	11.0	
113	Laurel Oak	Quercus laurifolia	14.5	
114	Laurel Oak	Quercus laurifolia	13.5	
115	Water Oak	Quercus nigra	13.5	
116	Laurel Oak	Quercus laurifolia	11.5	
117	Laurel Oak	Quercus laurifolia	19.0	
118	Live Oak	Quercus virginiana	12.0	
119	Laurel Oak	Quercus laurifolia	12.5	
120	Laurel Oak	Quercus laurifolia	11.0	
121	Laurel Oak	Quercus laurifolia	11.0	
122	Laurel Oak	Quercus laurifolia	13.0	
123	Laurel Oak	Quercus laurifolia	11.5	
124	Laurel Oak	Quercus laurifolia	16.5	
125	Laurel Oak	Quercus laurifolia	11.5	
126	Laurel Oak	Quercus laurifolia	14.0	
127	Laurel Oak	Quercus laurifolia	20.0	
128	Live Oak	Quercus virginiana	15.0	
129	Live Oak	Quercus virginiana	21.0	
130	Laurel Oak	Quercus laurifolia	14.5	
131	Laurel Oak	Quercus laurifolia	14.5	
132	Live Oak	Quercus virginiana	14.5	
133	Laurel Oak	Quercus laurifolia	15.0	
134	Water Oak	Quercus nigra	10.0	
135	Laurel Oak	Quercus laurifolia	14.0	
136	Laurel Oak	Quercus laurifolia	10.5	
137	Laurel Oak	Quercus laurifolia	11.0	
138	Laurel Oak	Quercus laurifolia	14.0	
139	Laurel Oak	Quercus laurifolia	14.0	
140	Laurel Oak	Quercus laurifolia	15.0	
141	Laurel Oak	Quercus laurifolia	11.0	
142	Laurel Oak	Quercus laurifolia	15.5	
143	Live Oak	Quercus virginiana	10.5	
144	Laurel Oak	Quercus laurifolia	11.5	
145	Laurel Oak	Quercus laurifolia	12.0	
146	Laurel Oak	Quercus laurifolia	16.5	
147	Laurel Oak	Quercus laurifolia	19.0	
148	Laurel Oak	Quercus laurifolia	10.5	
149	Water Oak	Quercus nigra	12.5	
150	Laurel Oak	Quercus laurifolia	15.5	
151	Laurel Oak	Quercus laurifolia	10.0	
152	Laurel Oak	Quercus laurifolia	10.0	
153	Laurel Oak	Quercus laurifolia	16.0	
154	Laurel Oak	Quercus laurifolia	13.5	
155	Live Oak	Quercus virginiana	11.0	
156	Live Oak	Quercus virginiana	10.0	
157	Laurel Oak	Quercus laurifolia	14.5	
158	Laurel Oak	Quercus laurifolia	18.5	
159	Laurel Oak	Quercus laurifolia	16.5	
160	Laurel Oak	Quercus laurifolia	17.5	
161	Laurel Oak	Quercus laurifolia	19.0	
162	Laurel Oak	Quercus laurifolia	13.0	
163	Laurel Oak	Quercus laurifolia	12.5	
164	Laurel Oak	Quercus laurifolia	11.0	
165	Live Oak	Quercus virginiana	13.0	
166	Laurel Oak	Quercus laurifolia	12.5	
167	Laurel Oak	Quercus laurifolia	25.0	
168	Live Oak	Quercus virginiana	10.5	
169	Laurel Oak	Quercus laurifolia	12.0	
170	Water Oak	Quercus nigra	10.0	
171	Live Oak	Quercus virginiana	10.0	

REV 1 5-4-2021: ADDED TREES FROM WETLAND SCIENCE
REV 2 8-26-2021: REVISED BOUNDARY
REV 3 9-3-2021: ADDED ADDITIONAL ROAD LOCATIONS
REV 4

Gustin, Cothern & Tucker, Inc.
LAND SURVEYING
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Fax: (850) 729-2460 L.B. No. 3501
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NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER
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ALLEN E. TUCKER, P.S.M. No.4584
JOSHUA P. WOOD, P.S.M. No.6960
DATE 8-26-2021

CEFCO WEST MICHIGAN AVENUE AND MEMPHIS AVENUE, PENSACOLA, FLORIDA
O.R. 7279, PAGE 1590, SECTION 42, TOWNSHIP 1 SOUTH, RANGE 30 WEST, ESCAMBIA COUNTY, FLORIDA

CLIENT: FINKES WHOLESALE
SURVEY TYPE: BOUNDARY/TOPOGRAPHIC
SURVEY DATE: 4-7-2021
F.B. NO. 20-28
DATUM: HORIZONTAL NAD 83 VERTICAL NAVD 88

SHEET 1 OF 1

210201

MAP# 210201.01c

9/3/2021 1:28 PM JASON O:\Survey-Proj\2021\210201 PENSACOLA WEST-MICHIGAN & MEMPHIS\DWG\210201.01c CEFCO Memphis BT.DWG

DEMOLITION NOTES

1. IN ORDER TO PROTECT ADJACENT PROPERTIES AND WATER RESOURCES FROM SOIL EROSION AND SEDIMENTATION, THE DEMOLITION CONTRACTOR SHALL CONSTRUCT EROSION CONTROL MEASURES PER THE INITIAL EROSION CONTROL PLAN (PHASE I) AS NECESSARY PRIOR TO AND DURING DEMOLITION OPERATIONS. ADDITIONAL MEASURES MAY BY REQUIRED AS DIRECTED BY THE ENGINEER, LOCAL INSPECTOR OR THE OWNER.
2. ANY DISCREPANCIES BETWEEN THESE PLANS AND ACTUAL FIELD CONDITIONS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE OR THE ENGINEER PRIOR TO THE COMMENCEMENT OF ANY DEMOLITION. ANY DEVIATION WITHOUT THE OWNERS' CONSENT WILL BE AT THE CONTRACTOR'S RISK.
3. THE DEMOLITION CONTRACTOR SHALL LOCATE, IDENTIFY PROPERLY, TERMINATE, AND MARK ALL EXISTING UTILITIES THAT SHALL REMAIN WITHIN THE DEMOLITION AREA TO PROTECT THEM FROM DAMAGE.
4. THE DEMOLITION CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES, ASSOCIATED GOVERNMENT DEPARTMENTS, AND THE OWNER'S REPRESENTATIVE PRIOR TO INTERRUPTION OF ANY UTILITY SERVICE. NOTIFICATION MUST BE MADE PER THE PROJECT SPECIFICATIONS. THE DEMOLITION CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION WITH AND ADHERENCE TO THE REQUIREMENTS OF EACH UTILITY COMPANY AND ANY GOVERNMENT UTILITY DEPARTMENT REGARDING SERVICE INTERRUPTION.
5. THE DEMOLITION CONTRACTOR SHALL PROTECT ALL LANDSCAPING AND OTHER FEATURES DESIGNATED TO REMAIN AND REPLACE/REPAIR ALL ITEMS THAT ARE DISTURBED DURING DEMOLITION.
6. THE CONTRACTOR SHALL CONDUCT ALL DEMOLITION OPERATIONS WITH MINIMUM INTERFERENCE TO PUBLIC AND/OR PRIVATE ACCESSES AND FACILITIES.
7. THE DEMOLITION CONTRACTOR SHALL PROTECT BENCH MARKS, PROPERTY CORNERS, AND ALL OTHER SURVEY MONUMENTS FROM DAMAGE OR DISPLACEMENT. IF A MARKER IS REMOVED OR DISTURBED, IT SHALL BE REPLACED BY A LICENSED LAND SURVEYOR AT THE CONTRACTORS EXPENSE.
8. THE DEMOLITION CONTRACTOR SHALL PROVIDE TRAFFIC CONTROL MEASURES AS REQUIRED IN ACCORDANCE WITH THE US DEPT. OF TRANSPORTATION MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES AND GOVERNING AGENCY REQUIREMENTS.
9. DEPRESSIONS AND VOID AREAS CAUSED BY DEMOLITION WORK SHALL BE FILLED TO SUB-GRADE AND PROPERLY COMPACTED. THE CONTRACTOR SHALL SLOPE ALL DISTURBED AREAS TO DRAIN IN ORDER TO AVOID PONDING.
10. THE DEMOLITION CONTRACTOR SHALL ACQUIRE ALL PERMITS AND PAY ALL ASSOCIATED FEES PERTAINING TO THE DEMOLITION AND DISPOSAL REQUIREMENTS. HE SHALL BE RESPONSIBLE FOR ADHERENCE TO ALL LOCAL, STATE, AND FEDERAL REQUIREMENTS REGARDING THIS WORK. IF THERE ARE NO LOCAL, STATE OR FEDERAL REQUIREMENTS THE DEMOLITION CONTRACTOR SHALL ACQUIRE AN ENGINEER'S CERTIFICATION THAT THE WORK HAS BEEN PERFORMED IN ACCORDANCE WITH THE APPROVED PLANS.
11. THE CONTRACTOR IS RESPONSIBLE FOR JOB SITE SAFETY AND SAFETY MANAGEMENT. THE CONTRACTOR SHALL PROCEED WITH THE DEMOLITION IN AN ORGANIZED MANNER FOLLOWING ALL APPLICABLE OSHA REQUIREMENTS IN ORDER TO ENSURE WORKER AND CIVIC SAFETY.
12. THE DEMOLITION CONTRACTOR SHALL DO THE FOLLOWING:
    - 12.1. CONFIRM THAT COPIES OF ALL PERMITS AND APPROVALS ARE KEPT ONSITE AND THAT THEY ARE AVAILABLE FOR REVIEW UPON REQUEST.
    - 12.2. INSTALL INITIAL PHASE SOIL EROSION AND SEDIMENT CONTROL MEASURES PRIOR TO SITE DISTURBANCE.
    - 12.3. REMOVE AND DISPOSE OFFSITE ALL DEBRIS NOT ACCEPTABLE TO THE OWNER.
    - 12.4. LOCATE AND CAP/PLUG ALL WET AND DRY UTILITIES TO BE REMOVED/ABANDONED WITHIN THE LIMITS OF DISTURBANCE.
    - 12.5. PROTECT AND KEEP IN OPERATION ALL ACTIVE SYSTEMS THAT ARE NOT TO BE REMOVED/ABANDONED.
    - 12.6. COORDINATE WITH APPROPRIATE UTILITY SERVICE COMPANY/PROVIDER AND PROVIDE THE OWNER WITH WRITTEN NOTIFICATION THAT THE EXISTING UTILITIES AND SERVICES HAVE BEEN TERMINATED AND ABANDONED IN ACCORDANCE WITH JURISDICTIONAL AND/OR UTILITY COMPANY REQUIREMENTS. COORDINATION WITH UTILITY COMPANIES REGARDING WORKING DURING "OFF-PEAK" HOURS OR ON WEEKENDS TO MINIMIZE THE IMPACT ON THE PUBLIC.
    - 12.7. DIRECT A LICENSED ENVIRONMENTAL TESTING COMPANY COMPLETE A CONTAMINANT AND INSPECTION AND REPORT WITH REGARD TO BUILDINGS/STRUCTURES TO BE REMOVED, AND ACCORDANCE WITH APPLICABLE LOCAL, STATE AND FEDERAL ENVIRONMENTAL REGULATIONS. CONTAMINATED/HAZARDOUS BUILDING MATERIAL AND/OR SOILS SHALL BE REMOVED AND DISPOSED OF OFFSITE BY A QUALIFIED/LICENSED CONTRACTOR FAMILIAR WITH THE APPLICABLE REGULATIONS.
13. EXPLOSIVES SHALL NOT BE USED WITHOUT PRIOR WRITTEN CONSENT OF BOTH THE OWNER AND APPLICABLE GOVERNMENTAL AUTHORITIES. IF PERMISSION IS GIVEN, ALL RELATED PERMITS AND MEASURES SHALL BE AT THE DIRECTION OF THE LOCAL ISSUING AUTHORITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL INSPECTIONS AND SEISMIC VIBRATION TESTING REQUIRED FOR PROPER MONITORING OF LOCAL STRUCTURES IN THE AREA.
14. THE CONTRACTOR SHALL PROVIDE TRAFFIC CONTROL AND GENERALLY ACCEPTED SAFE PRACTICES IN ACCORDANCE WITH "THE MANUAL ON UNIFORM TRAFFIC CONTROL", AS WELL AS FEDERAL, STATE, AND LOCAL REGULATIONS SHOULD DEMOLITION RELATED ACTIVITIES IMPACT ROADWAYS OR RIGHTS-OF-WAY. STREET CLOSURES MUST BE APPROVED BY THE APPROPRIATE GOVERNMENTAL AUTHORITY.
15. EQUIPMENT AND OPERATION OF EQUIPMENT SHALL BE CONTROLLED TO WITHIN THE LIMITS OF DISTURBED ONSITE AREA OF THE PROPERTY.

SITE NOTES

1. THE PROJECT BOUNDARY SURVEY HAS BEEN PROVIDED BY GUSTIN, COTHERN, & TUCKER, INC. (THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR THE ACCURACY OF THE SURVEY, OR FOR DESIGN ERRORS OR OMISSIONS AS A RESULT OF SURVEY INACCURACIES.)
2. THE BUILDING CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ALL BUILDINGS AND BUILDING APPURTENANCES WITHIN FIVE (5) FEET OF THE BUILDING WALL TO INCLUDE TRUCK DOCKS, SIDEWALKS, STEPS, ETC.
3. THE SITE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING ALL SITE WORK AND SITE APPURTENANCES UP TO FIVE (5) FEET OF THE BUILDING. THIS INCLUDES TRANSFORMER AND DUMPSTER PADS AS WELL AS ALL UTILITY CONDUITS.
4. CONTRACTOR SHALL OBTAIN ALL PERMITS FROM THE OWNER PRIOR TO CONSTRUCTION.
5. ALL DIMENSIONS AND RADII ARE TO THE FACE OF CURB AND TO THE END OF PARKING STRIPE UNLESS OTHERWISE NOTED. ALL DIMENSIONS SHOWN TO BUILDINGS ARE TO THE OUTSIDE FACE OF THE BUILDING.
6. ALL STRIPED OR CURBED RADII SHALL BE 3' UNLESS OTHERWISE NOTED.
7. PARKING LOT STRIPING SHALL HAVE TWO (2) COATS OF PAINT (MIN).
8. ALL HANDICAP ACCESSIBLE PARKING SIGNS AND STRIPING SHALL BE INSTALLED IN ACCORDANCE WITH THE AMERICAN WITH DISABILITY ACT (ADA) REQUIREMENTS. LOCAL CODES MAY GIVE ADDITIONAL DIRECTION WITH REGARD TO GEOMETRICS.
9. ALL CONCRETE WORK SHALL BE INSTALLED TO THE COMPRESSIVE STRENGTH ESTABLISHED IN THE PROJECT GEOTECHNICAL REPORT. THE REPORT SHALL BE FOLLOWED IF THERE IS A DISCREPANCY WITHIN THESE DRAWINGS.
10. ALL ONSITE AND OFFSITE CURB AND GUTTER SHALL BE INSTALLED PER CURB AND GUTTER DETAILS WITHIN THIS DRAWING SET. 1/2 INCH EXPANSION JOINTS OF PRE-MOLDED BITUMASTIC EXPANSION JOINT. MATERIAL SHALL BE PROVIDED AT ALL RADIUS POINTS AND AT INTERVALS NOT TO EXCEED 50 FEET IN THE REMAINDER OF THE ON-SITE CURB AND GUTTER.
11. ALL SIGNS DEPICTED ON THESE PLANS ARE SHOWN FOR INFORMATION ONLY. ALL SIGNS SHALL BE PERMITTED SEPARATELY BY OTHERS
12. ALL TRAFFIC SIGNS SHALL CONFORM TO THE UNIFORM TRAFFIC CONTROL MANUAL AND/OR TO THE STATE DEPARTMENT OF TRANSPORTATION RULES AND REGULATIONS.
13. SITE CONTRACTOR SHALL PROVIDE AS-BUILT DRAWINGS UPON THE COMPLETION OF THE PROJECT.

ACCESSIBILITY NOTES

1. ALL HANDICAP ACCESSIBLE PARKING SIGNS AND STRIPING SHALL BE INSTALLED IN ACCORDANCE WITH THE AMERICANS WITH DISABILITY ACT (ADA) REQUIREMENTS. LOCAL CODES MAY GIVE ADDITIONAL DIRECTION WITH REGARD TO GEOMETRICS.
2. ALL HANDICAPPED PARKING SPACES AND ACCESS AISLES ADJACENT TO THE HANDICAP PARKING SPACES SHALL BE CONSTRUCTED TO A MAXIMUM SLOPE OF 2% IN ALL DIRECTIONS (THIS INCLUDES RUNNING SLOPE AND CROSS SLOPE).
3. IF AN ACCESSIBLE ROUTE FROM THE PUBLIC STREET OR SIDEWALK TO THE ENTRANCE IS TO BE PROVIDED IT SHALL BE CONSTRUCTED TO A MINIMUM OF 5' WIDE. THE RUNNING SLOPE OF THE ROUTE SHALL NOT EXCEED 5% AND THE CROSS SLOPE SHALL NOT EXCEED 2%.
4. SLOPES EXCEEDING 5% BUT LESS THAN 8% WILL REQUIRE A RAMP AND MUST CONFORM TO THE REQUIREMENTS FOR RAMP DESIGN (HANDRAILS, CURB, LANDINGS). NO RAMP SHALL EXCEED AN 8% RUNNING SLOPE OR 2% CROSS SLOPE.
5. IN THE CASE THAT A NEW SIDEWALK IS TO BE CONSTRUCTED IN THE PUBLIC R/W, THE RUNNING SLOPE OF THE SIDEWALK SHALL NOT EXCEED 5% AND THE CROSS SLOPE SHALL NOT EXCEED 2%. THIS STANDARD APPLIES ALSO TO CROSS WALKS WITHIN THE DRIVEWAY. SPECIAL ATTENTION SHALL BE PAID DURING STAKING TO ENSURE A 2% CROSS SLOPE IS MET.
6. IT SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO ENSURE THAT THE HANDICAP PARKING SPACES, ACCESSIBLE ROUTES, AND SIDEWALKS/CROSSWALKS ARE CONSTRUCTED TO MEET ADA REQUIREMENTS. INSTALLATIONS THAT ARE NON-COMPLIANT SHALL BE REMOVED AND REPLACED AT THE CONTRACTORS EXPENSE.
7. ACCESSIBLE PARKING SHALL HAVE 98" VERTICAL CLEARANCE.
8. DETECTABLE WARNING STRIPS SHALL BE PLACED ON ALL RAMPS.
9. ALL ADA PARKING SPACES SHALL HAVE PROPER SIGNAGE POSTED TO DESIGNATE REGULAR SPACES AND VAN SPACES, AS WELL AS APPLICABLE LOCAL FINES FOR VIOLATIONS.

GRADING NOTES

1. THE PROJECT TOPOGRAPHIC SURVEY HAS BEEN PROVIDED BY GUSTIN, COTHERN, & TUCKER, INC. (THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR THE ACCURACY OF THE SURVEY, OR FOR DESIGN ERRORS OR OMISSIONS AS A RESULT OF SURVEY INACCURACIES.)
2. SHOULD THE CONTRACTOR NOT ACCEPT THE EXISTING TOPOGRAPHY AS SHOWN ON THE PROJECT SURVEY OR THESE DESIGN DRAWINGS, HE MAY OPT TO HAVE A NEW TOPOGRAPHIC SURVEY PREPARED AT HIS OWN EXPENSE.
3. THE CONTRACTOR SHALL ADHERE TO ALL TERMS & CONDITIONS AS OUTLINED IN THE GENERAL NPDES PERMIT FOR STORMWATER DISCHARGE ASSOCIATED WITH CONSTRUCTION ACTIVITIES.
4. INFORMATION CONCERNING SITE SOIL CONDITIONS SHALL BE PROVIDED BY THE OWNER'S GEOTECHNICAL ENGINEER. THE PROJECT GEOTECHNICAL REPORT AND RECOMMENDATIONS THEREIN ARE CONSIDERED PART OF THE AUTHORIZED CONSTRUCTION DOCUMENTS . IN CASE OF CONFLICT OR DISCREPANCY, THE GEOTECHNICAL REPORT SHALL TAKE PRECEDENCE UNLESS SPECIFICALLY NOTED OTHERWISE ON THE DRAWINGS. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING OF ANY SUCH DISCREPANCY.
5. EARTHWORK FOR ALL BUILDING FOUNDATIONS AND SLABS SHALL BE IN ACCORDANCE WITH THE GEOTECHNICAL REPORT AND ARCHITECTURAL PLANS AND SPECIFICATIONS.
6. ALL FILL USED TO INCREASE THE ELEVATION OF THE FLOOR SLAB OR ANY FILL TO BE USED AS BACKFILL, SHALL BE CLEAN, SELECT, GRANULAR MATERIAL. PRIOR TO THE USE OF ANY GRANULAR FILL, GRADATION ANALYSIS SHALL BE PERFORMED ON REPRESENTATIVE SAMPLES OF THE FILL MATERIAL TO DETERMINE WHETHER THE MATERIAL IS SUITABLE FOR FILL. COMPACTED FILL SHALL BE PLACED IN ACCORDANCE WITH THE APPROVED GEOTECHNICAL REPORT FOR THE PROJECT.
7. ALL ROCKS, STUMPS, ROOTS, AND ORGANIC MATTER SHALL BE REMOVED TO A DEPTH OF TWO FEET MINIMUM BELOW THE BOTTOM OF THE BASE SECTIONS. THE CONTRACTOR SHALL CONTACT THE GEOTECHNICAL ENGINEER FOR DIRECTION BEFORE BURYING ROCK ONSITE.
8. ALL SOIL EROSION AND SEDIMENT SHALL BE CONTROLLED AND CONTAINED ON-SITE.
9. ALL SLOPES AND DISTURBED AREAS NOT COVERED BY BUILDING OR PAVEMENT SHALL BE GRADED UNIFORMLY AND SHALL RECEIVE A MINIMUM OF 4 INCHES OF TOPSOIL. THE CONTRACTOR SHALL IMPORT TOPSOIL IF NOT READILY AVAILABLE ONSITE. OPEN AREAS SHALL BE SEEDED, MULCHED, FERTILIZED AND WATERED TO PROVIDE AN UNIFORM STAND OF GRASS.
10. CONTRACTOR SHALL INSTALL SLOPE STABILIZATION FABRIC TO ALL SLOPES 2H:1V OR STEEPER AND SHALL MAINTAIN ALL SLOPE AREAS UNTIL THERE EXISTS A HEALTHY STAND OF GRASS.
11. THE CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM THE BUILDINGS.
12. THE FLOW IN ALL EXISTING STORM SEWERS, STORM DRAINS, AND WATERWAYS SHALL BE MAINTAINED.
13. ALL SPOT ELEVATIONS SHALL BE TAKEN TO BE THE TOP OF PAVEMENT OR FINISHED GROUND UNLESS OTHERWISE NOTED.
    TC=TOP OF CURB ELEVATION
    MATCH=PROPOSED GRADE TO MATCH EXISTING GRADE
    TW=TOP OF RETAINING WALL ELEVATION;
    FG=FINISHED GRADE AT TOE OF WALL ELEVATION
14. CONTRACTOR SHALL VERIFY HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING STORM SEWER STRUCTURES, PIPES, AND ALL UTILITIES PRIOR TO CONSTRUCTION.
15. ALL PIPE LENGTHS SHOWN ON PLAN AND PROFILE VIEWS ARE BASED ON THE HORIZONTAL DISTANCE BETWEEN STRUCTURES.
16. THE CONTRACTOR SHALL COMPARE PLAN AND PROFILE STORM SEWER INFORMATION FOR DISCREPANCIES. IF ANY EXIST THE CONTRACTOR SHALL NOTIFY THE ENGINEER FOR CLARIFICATION.
17. PRECAST CONCRETE OR BRICK STRUCTURES MAY BE USED AT THE CONTRACTOR'S OPTION
18. ALL STORM PIPE CONNECTIONS AT MANHOLES SHALL BE WATER TIGHT
19. ALL STORM SEWER MANHOLE STRUCTURES IN PAVED AREAS SHALL BE INSTALLED OR ADJUSTED WITH TRAFFIC READY LIDS FLUSH WITH THE PAVEMENT. MANHOLE STRUCTURES IN UNPAVED AREAS SHALL BE INSTALLED FLUSH WITH FINISH GRADE.
20. ALL STORM STRUCTURES SHALL HAVE A SMOOTH UNIFORM POURED MORTAR INVERT FROM INVERT IN TO INVERT OUT.
21. ALL SYSTEM MANHOLES AND PIPES SHALL BE FLUSHED CLEAN PRIOR TO TURNING OVER TO THE OWNER.
22. THE CONTRACTOR SHALL LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING WORK. EXISTING UNDERGROUND UTILITIES SHOWN ON THESE DRAWINGS ARE TAKEN FROM THE BEST SOURCES AVAILABLE (FIELD SURVEYS AND UTILITY MAPS) AND MAY NOT BE FULLY ACCURATE. AS SUCH, THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION WHILE GRADING. ANY UTILITY RELOCATION DEEMED NECESSARY BUT NOT SHOWN ON THE APPROVED DRAWINGS SHALL BE BROUGHT TO THE ENGINEERS ATTENTION.
23. THE GRADING CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES, ASSOCIATED GOVERNMENT DEPARTMENTS, AND THE OWNER'S REPRESENTATIVE PRIOR TO INTERRUPTION OF ANY UTILITY SERVICE. NOTIFICATION MUST BE MADE PER THE PROJECT SPECIFICATIONS. THE GRADING CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION WITH AND ADHERENCE TO THE REQUIREMENTS OF EACH UTILITY COMPANY AND ANY GOVERNMENT UTILITY DEPARTMENT REGARDING SERVICE INTERRUPTION.

UTILITY NOTES

1. THE PROJECT UTILITY SURVEY HAVE BEEN PROVIDED BY GUSTIN, COTHERN, & TUCKER, INC.
2. THE CONTRACTOR SHALL HAVE A COPY OF THE APPROVED PLANS, A COPY OF THE DESIGN AND CONSTRUCTION STANDARDS AND SPECIFICATIONS, AND A COPY OF ALL PERMITS AND APPROVALS ON THE JOB.
3. ALL UTILITY TRENCHES ARE TO BE SLOPED OR BRACED AND SHEETED AS NECESSARY FOR THE SAFETY OF THE WORKERS AND FOR THE PROTECTION OF OTHER UTILITIES.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL PROJECT SAFETY INCLUDING, BUT NOT LIMITED TO, TRENCH EXCAVATION AND SHORINGS, TRAFFIC CONTROL AND SECURITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL SECURITY DURING CONSTRUCTION.
5. THE CONTRACTOR SHALL COMPLY WITH THE LATEST OSHA STANDARDS AND/OR DIRECTIVES WITH REGARD TO EXCAVATION AND TRENCHING PROCEDURES.
6. ALL FILL MATERIAL SHALL BE PLACED AND COMPACTED PRIOR TO UTILITY INSTALLATION.
7. THE CONTRACTOR SHALL PROVIDE RECORD DRAWINGS "AS-BUILT PLANS" AND "FINAL PLATS" (IF APPLICABLE) UPON COMPLETION OF THE PROJECT.
8. THE CONTRACTOR SHALL LOCATE ALL EXISTING UNDERGROUND UTILITIES PRIOR TO COMMENCING WORK. EXISTING UNDERGROUND UTILITIES SHOWN ON THESE DRAWINGS ARE TAKEN FROM THE BEST SOURCES AVAILABLE (FIELD SURVEYS AND UTILITY MAPS) AND MAY NOT BE FULLY ACCURATE. AS SUCH, THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION WHILE GRADING. ANY UTILITY RELOCATION DEEMED NECESSARY BUT NOT SHOWN ON THE APPROVED DRAWINGS SHALL BE BROUGHT TO THE ENGINEERS ATTENTION.
9. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY REGARDING ANY UTILITY CONFLICTS, ADDITIONAL UTILITIES ENCOUNTERED, AND/OR ANY OTHER UTILITY INFORMATION WHICH MAY REQUIRE EXAMINATION.
10. THE CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES TO DETERMINE AND IMPLEMENT THEIR SPECIFIC INSTALLATION REQUIREMENTS AND SPECIFICATIONS.
11. THE CONTRACTOR SHALL CALL 811 AT LEAST 72 HOURS PRIOR TO EXCAVATION IN ORDER THAT UTILITIES BE FIELD LOCATED.
12. THE CONTRACTOR SHALL NOTIFY THE UTILITY AUTHORITY INSPECTOR 72 HOURS BEFORE CONNECTING TO ANY EXISTING UTILITY.
13. THE SITE CONTRACTOR SHALL COORDINATE SERVICE ROUTING OF ALL GAS, TELEPHONE, AND ELECTRICAL LINES WITH THE APPROPRIATE UTILITY COMPANY. ALL UTILITY CONSTRUCTION SHALL COMPLY WITH THE RESPECTIVE UTILITY'S STANDARDS AND SPECIFICATIONS.
14. THE CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES INVOLVED WITH REGARD TO RELOCATION OF OR ADJUSTMENTS TO EXISTING UTILITIES DURING CONSTRUCTION. THIS WORK SHALL BE PERFORMED IN A TIMELY FASHION AND WITH A MINIMAL DISRUPTION OF SERVICE.
15. THE CONTRACTOR SHALL REFER TO ARCHITECTURAL PLANS AND SPECIFICATIONS FOR THE PROPOSED LOCATION OF ALL WET AND DRY UTILITY ENTRANCES INTO THE BUILDING. CONTRACTOR SHALL COORDINATE INSTALLATION OF THE VARIOUS UTILITIES TO AVOID CONFLICTS AND ENSURE THAT THE PROPER DEPTHS ARE ACHIEVED.
16. ALL DRY UTILITY LINES SHALL BE INSTALLED IN ACCORDANCE WITH THE PROPER UTILITY COMPANY STANDARDS AND SPECIFICATIONS. THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF ALL DRY UTILITIES BY OTHERS.
17. THE CONTRACTOR SHALL REPAIR ALL DAMAGE TO EXISTING UTILITIES DURING CONSTRUCTION.
18. THE CONTRACTOR SHALL COORDINATE THE INSTALLATIONS OF WATER AND SANITARY SERVICES WITH THE LOCAL WATER AND SEWER PROVIDER. THE LOCAL WATER AND SEWER AUTHORITY STANDARD SPECIFICATIONS AND DETAILS SHALL GOVERN ALL WATER AND SANITARY SEWER CONSTRUCTION.
19. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FIELD VERIFYING THE EXACT LOCATION, SIZE, AND MATERIAL OF ANY EXISTING WATER AND/OR SEWER FACILITY PROPOSED FOR CONNECTION OR USE BY THIS PROJECT. THE RELOCATION OF ALL WATER/SEWER FACILITIES SHALL BE COORDINATED WITH THE RESPECTIVE UTILITY COMPANY.
20. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL TELEVISE EXISTING SANITARY SEWER LINE FROM THE POINT OF CONNECTION THROUGH THE NEXT SUCCESSIVE DOWNSTREAM RUN OF PIPE. THE CONTRACTOR SHALL ALSO TELEVISE ALL NEWLY INSTALLED SANITARY SEWER PIPE TO ENSURE LINES AND GRADES HAVE BEEN MET.
21. THE CONTRACTOR SHALL MAINTAIN A MINIMUM OF 18" VERTICAL SEPARATION BETWEEN SANITARY, WATER, STORM, AND PRIVATE UTILITY LINES. MEASUREMENTS SHALL BE TAKEN FROM THE NEAREST EDGE OF THE UTILITIES IN QUESTION.
22. THE MINIMUM HORIZONTAL SEPARATION BETWEEN THE WATER AND SEWER SERVICES SHALL BE 8'. THE MINIMUM VERTICAL SEPARATIONS SHALL BE 18"
23. SANITARY SEWER PIPE SLOPE SHALL BE MEASURED FROM CENTER OF MANHOLE TO CENTER OF MANHOLE.
24. ALL MANHOLES REQUIRE KOR-N-SEAL OR EQUAL RUBBER BOOTS.
25. TOPS FOR SANITARY SEWER MANHOLES PLACED WITHIN PAVED AREAS SHALL BE INSTALLED WITH TRAFFIC READY FRAMES AND SHALL MATCH THE FINISHED PAVEMENT ELEVATIONS. TOPS FOR MANHOLES PLACED WITHIN GRASSED AREAS SHALL MATCH FINISHED GRADE ELEVATIONS. ALL EXISTING MANHOLES & UTILITY BOXES SHALL BE ADJUSTED AS NECESSARY TO MATCH FINISHED GRADING.
26. ALL SANITARY MANHOLES AND PIPE SHALL BE FLUSHED CLEAN OF DEBRIS PRIOR TO TURNING SYSTEM OVER TO OWNER.
27. ALL FIRE HYDRANTS SHALL CONFORM TO LOCAL REQUIREMENTS.
28. THRUST BLOCKS ARE REQUIRED WHEREVER PIPE CHANGES DIRECTION (TEES, BENDS, ETC.).
29. GRAVITY SEWER LINE MATERIAL SHALL BE PVC (SDR35) OR DIP (CLASS 350).
30. THE PRIMARY ELECTRIC SERVICE SHALL BE PROVIDED BY THE LOCAL POWER PROVIDER. THIS INCLUDES THE TRANSFORMER, PAD, TRENCHING, BACKFILL AND COMPACTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE INSTALLATION OF THE SECONDARY SERVICE. THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF BOTH SERVICES.
31. THE GAS SERVICE UP TO THE GAS METER SHALL BE PROVIDED BY THE LOCAL GAS PROVIDER. THE CONTRACTOR SHALL COORDINATE THE INSTALLATION OF THE GAS SERVICE.
32. THE GAS AND UNDERGROUND POWER LINES ARE SHOWN FOR INFORMATION PURPOSES ONLY. EXACT LOCATIONS SHALL BE FIELD DETERMINED DURING CONSTRUCTION.

EROSION NOTES

1. THE PROJECT TOPOGRAPHIC SURVEY HAS BEEN PROVIDED BY GUSTIN, COTHERN, & TUCKER, INC. (THE ENGINEER SHALL NOT BE HELD RESPONSIBLE FOR THE ACCURACY OF THE SURVEY, OR FOR DESIGN ERRORS OR OMISSIONS AS A RESULT OF SURVEY INACCURACIES.)
2. THE OWNER SHALL ALLOW AND MAINTAIN OFF-STREET PARKING FOR WORKERS ON THE SUBJECT PROPERTY THROUGHOUT CONSTRUCTION.
3. A COPY OF THE APPROVED LAND DISTURBANCE PLAN AND PERMIT SHALL BE PRESENT ONSITE WHENEVER LAND DISTURBANCE ACTIVITY IS IN PROGRESS.
4. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL CONFORM TO THE LATEST EROSION AND SEDIMENT CONTROL REGULATIONS FOR ASSOCIATED FEDERAL, REGIONAL, AND LOCAL REGULATORY AGENCIES.
5. ALL EROSION CONTROL MEASURES SHALL MEET THE REQUIREMENTS AND THE SPECIFICATIONS CONTAINED WITHIN THE CONSTRUCTION DETAILS UNLESS AN EQUAL PRODUCT HAS BEEN PRESENTED TO AND APPROVED BY THE OWNER OR THE OWNER'S REPRESENTATIVE.
6. THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES. THESE MEASURES SHALL BE MAINTAINED THROUGHOUT THE ENTIRE DURATION OF LAND DISTURBING ACTIVITIES.
7. THE CONTRACTOR SHALL PROTECT ANY BORDERING OR ADJACENT DRAINAGE COURSE AND SHALL REMOVE ANY INTRUDING CONSTRUCTION DEBRIS OR SPOIL MATERIAL IN AN EXPEDITIOUS MANNER.
8. THE LIMITS OF LAND DISTURBANCE SHALL BE CLEARLY MARKED AT THE OUTSET OF CONSTRUCTION AND SHALL REMAIN IN PLACE THROUGHOUT THE DURATION OF THE CONSTRUCTION ACTIVITY. NO LAND DISTURBANCE SHALL OCCUR OUTSIDE THE APPROVED LIMITS AS INDICATED ON THE APPROVED EROSION CONTROL DRAWINGS. IF WETLANDS EXIST ON-SITE, ALL CLEARING MUST BE PERFORMED IN ACCORDANCE WITH THE APPROVED CORPS WETLANDS PERMIT.
9. A CONSTRUCTION ENTRANCE/EXIT SHALL BE INSTALLED AT THE OUTSET OF CONSTRUCTION AND SHALL BE MAINTAINED APPROPRIATELY IN ORDER TO PREVENT TRACKING ONTO PUBLIC ROADWAYS. ALL MATERIALS SPILLED ONTO A PUBLIC ROADWAY OR INTO A PUBLIC STORM SEWER SHALL BE REMOVED IMMEDIATELY.
10. ONCE A CONSTRUCTION EXIT HAS BEEN APPROPRIATELY INSTALLED, APPROPRIATE PERIMETER EROSION CONTROL AND STORMWATER MEASURES SHALL BE INSTALLED PRIOR TO FURTHER CONSTRUCTION.
11. ALL SEDIMENT CONTROL MEASURES SHALL BE MAINTAINED UNTIL ALL DISTURBED AREAS HAVE BEEN STABILIZED WITH EITHER PERMANENT HARD SURFACE GROUND COVER VEGETATION.
12. THE CONTRACTOR SHALL REMOVE AND DISPOSE OF ACCUMULATED SILT FROM EACH RESPECTIVE EROSION CONTROL MEASURE IN ACCORDANCE WITH THE NOTES AND DETAILS ON THESE DRAWINGS.
13. ALL DISTURBED AREAS LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH TEMPORARY SEEDING.
14. ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED IF DEEMED NECESSARY BY ON-SITE INSPECTION.
15. ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED SHOULD INTERIM DRAINAGE CONDITIONS DIFFER FROM THE APPROVED FINAL CONDITIONS. THE CONTRACTOR SHALL MAKE ADJUSTMENTS ACCORDINGLY IN ORDER THAT SEDIMENT NOT LEAVE THE SITE.
16. THE CONTRACTOR SHALL KEEP AN ON-SITE DAILY LOG OF THE MAINTENANCE OF ALL EROSION CONTROL MEASURES. THE LOG SHALL BE MADE AVAILABLE FOR INSPECTION AT ALL TIMES.

DEMOLITION NOTES:

1. PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXIST. UTILITIES AND GRAVITY STORM AND SANITARY SEWER LINES TO DETERMINE THE ACCURACY OF SURVEY INFORMATION REFLECTED ON THESE DRAWINGS. ADDITIONALLY, THE CONTRACTOR SHALL VERIFY THE ELEVATIONS OF ALL CONNECTIONS RELATIVE TO THOSE SHOWN ON THESE DRAWINGS. IF DISCREPANCIES ARE DETERMINED CONTACT THE ENGINEER.
2. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND, WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF THE UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXIST. UTILITIES WHICH CONFLICT WITH THE PROPOSED UTILITIES SHOWN ON THE PLANS.

811 Know what's below. Call before you dig.

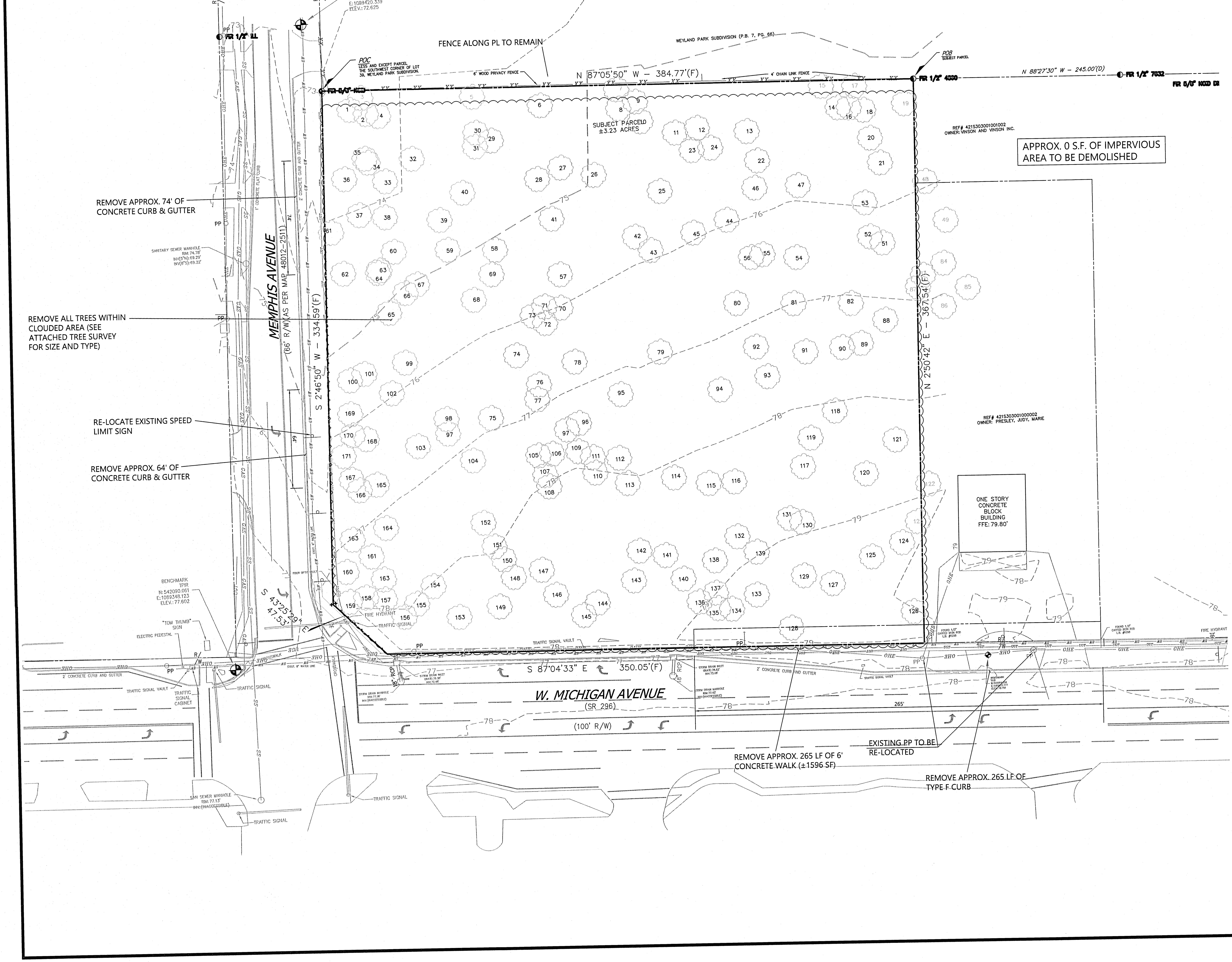
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTICE:
CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR;

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.

THE LAND SHALL REMAIN VEGETATED (TREES INCLUDED, NO FILL MATERIALS PLACED ONSITE, GRADING, EXCAVATING, ETC.) UNTIL SUCH TIME AS PLAN APPROVAL &/OR PROPER PERMITTING ALLOWS FOR SUCH, PER CODE. NOTE- ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL, "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.



DEMOLITION NOTES

1. ATWELL, LLC IS NOT RESPONSIBLE FOR JOB SITE SAFETY OR SUPERVISION. CONTRACTOR IS TO PROCEED WITH THE DEMOLITION IN A SYSTEMATIC AND SAFE MANNER, FOLLOWING ALL THE OSHA REQUIREMENTS, TO ENSURE PUBLIC AND CONTRACTOR SAFETY.
2. ALL DEMOLITION ACTIVITIES ARE TO BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AS WELL AS ALL FEDERAL, STATE, AND LOCAL REGULATIONS. ANY DISCREPANCIES OR DEVIATIONS SHALL BE IDENTIFIED BY THE CONTRACTOR TO ATWELL, LLC IN WRITING FOR RESOLUTION PRIOR TO INITIATION OF SITE ACTIVITY.
3. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL EXISTING SITE IMPROVEMENTS AND UTILITIES. ALL DISCREPANCIES SHALL BE IDENTIFIED TO THE ENGINEER IN WRITING.
4. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING LOCATIONS OF ALL UTILITIES AND PIPING WHICH MIGHT INTERFERE WITH DEMOLITION. ANY DAMAGES TO UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT NO ADDITIONAL COST TO THE OWNER
5. THE CONTRACTOR IS RESPONSIBLE FOR NOTIFYING ALL UTILITIES BEFORE CONSTRUCTION AND VERIFYING LOCATION OF ALL UTILITIES SHOWN OR NOT SHOW.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION AND COST OF THE RELOCATION OF ALL UTILITIES ALONG THE RIGHT OF WAY AND ON THE SITE ASSOCIATED WITH THE CONSTRUCTION OF THIS PROJECT, SUCH AS, BUT NOT LIMITED TO SIGNAL POLES, SIGNAL CONTROLS, DRAINAGE STRUCTURES, TRAFFIC SIGNS, UTILITY POLES, GUY WIRES, ETC.
7. ALL EXISTING UTILITIES BEING REMOVED SHALL BE DONE SO BY THE CONTRACTOR IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS
8. PRIOR TO STARTING ANY DEMOLITION CONTRACTOR IS RESPONSIBLE FOR/TO:
   A. REMOVAL OF ALL DEBRIS NOT ACCEPTABLE TO THE OWNER AND ENGINEER.
   B. ENSURING THAT COPIES OF ALL PERMITS AND APPROVALS MUST BE MAINTAINED ON SITE AND AVAILABLE FOR REVIEW.
   C. INSTALLING THE REQUIRED SOIL EROSION AND SEDIMENT CONTROL MEASURES PRIOR TO SITE DISTURBANCE.
   D. LOCATE/CAP ALL UTILITIES AND SERVICES, INCLUDING BUT NOT LIMITED TO GAS, WATER, ELECTRIC, SANITARY AND STORM SEWER, TELEPHONE, CABLE, FIBER OPTIC CABLE, ETC, WITHIN THE LIMITS OF DISTURBANCE.
   E. PROTECTING AND MAINTAINING IN OPERATION, ALL ACTIVE SYSTEMS THAT ARE NOT BEING REMOVED DURING ALL DEMOLITION ACTIVITIES.
   F. FAMILIARIZE THEMSELVES WITH THE APPLICABLE UTILITY SERVICE PROVIDER AND BE RESPONSIBLE FOR ALL COORDINATION REGARDING UTILITY DEMOLITION REQUIRED FOR THE PROJECT. THE CONTRACTOR SHALL PROVIDE THE OWNER WRITTEN NOTIFICATION THAT THE EXISTING UTILITIES AND SERVICES HAVE BEEN TERMINATED AND ABANDONED IN ACCORDANCE WITH JURISDICTION AND UTILITY COMPANY REQUIREMENTS.
   G. COORDINATION WITH UTILITY COMPANIES REGARDING WORKING "OFF-PEAK" HOURS OR ON WEEKENDS AS MAY BE REQUIRED TO MINIMIZE THE IMPACT ON THE AFFECTED PARTIES.
   H. A COMPLETE INSPECTION OF CONTAMINANTS BY A LICENSED ENVIRONMENTAL TESTING AGENCY, OF ALL BUILDINGS AND/OR STRUCTURES TO BE REMOVED. SAME SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL ENVIRONMENTAL REGULATIONS. ANY/ALL CONTAMINANTS SHALL BE REMOVED AND DISPOSED OF BY A FEDERALLY LICENSED CONTRACTOR IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL REGULATIONS. ALL ENVIRONMENTAL WORK INCLUDING HAZARDOUS MATERIAL, SOILS, ASBESTOS, OR OTHER REFERENCED OR IMPLIED HEREIN IS THE SOLE RESPONSIBILITY OF THE OWNER'S ENVIRONMENTAL CONSULTANT.
9. THE CONTRACTOR SHALL PROVIDE ALL THE "MEANS AND METHODS" NECESSARY TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF EXISTING STRUCTURES, AND ANY OTHER IMPROVEMENTS THAT ARE REMAINING ON OR OFF SITE. THE DEMOLITION CONTRACTOR IS RESPONSIBLE FOR ALL REPAIRS OF DAMAGE TO ALL ITEMS THAT ARE TO REMAIN AS A RESULT OF HIS ACTIVITIES. ALL REPAIRS SHALL USE NEW MATERIAL. THE REPAIRS SHALL RESTORE THE ITEM TO THE PRE-DEMOLITION CONDITION.
10. IN THE ABSENCE OF SPECIFICATIONS, THE CONTRACTOR SHALL PERFORM EARTH MOVEMENT ACTIVITIES, DEMOLITION AND REMOVAL OF ALL FOUNDATION WALLS, FOOTINGS, AND OTHER MATERIALS WITHIN THE LIMITS OF DISTURBANCE IN ACCORDANCE WITH DIRECTION BY OWNER'S STRUCTURAL OR GEOTECHNICAL ENGINEER.
11. EXPLOSIVES SHALL NOT BE USED WITHOUT PRIOR WRITTEN CONSENT OF BOTH THE OWNER AND APPLICABLE GOVERNMENTAL AUTHORITIES. ALL THE REQUIRED PERMITS AND EXPLOSIVE CONTROL MEASURES THAT ARE REQUIRED BY THE FEDERAL, STATE, AND LOCAL GOVERNMENTS SHALL BE IN PLACE PRIOR TO STARTING AN EXPLOSIVE PROGRAM. THE CONTRACTOR IS ALSO RESPONSIBLE FOR ALL INSPECTION AND SEISMIC VIBRATION TESTING THAT IS REQUIRED TO MONITOR THE EFFECTS ON ALL LOCAL STRUCTURES.
12. THE CONTRACTOR SHALL PROVIDE TRAFFIC CONTROL AND GENERALLY ACCEPTED SAFE PRACTICES IN CONFORMANCE WITH: "THE MANUAL ON UNIFORM TRAFFIC CONTROL", AS WELL AS FEDERAL, STATE, AND LOCAL REGULATIONS WHEN DEMOLITION RELATED ACTIVITIES IMPACT ROADWAYS OR ROADWAY RIGHTS-OF-WAY.
13. THE CONTRACTOR SHALL CONDUCT DEMOLITION ACTIVITIES IN SUCH A MANNER AS TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, SIDEWALKS, WALKWAYS, AND OTHER ADJACENT FACILITIES. STREET CLOSURE PERMITS MUST BE RECEIVED FROM THE APPROPRIATE GOVERNMENTAL AUTHORITY.
14. DEMOLITION ACTIVITIES AND EQUIPMENT SHALL NOT USE AREAS OUTSIDE THE DEFINED PROPERTY LINE WITHOUT WRITTEN PERMISSION OF THE OWNER, AND/OR APPROPRIATE GOVERNMENT AGENCY.
15. USE DUST CONTROL MEASURES TO LIMIT AIRBORNE DUST AND DIRT RISING AND SCATTERING IN THE AIR IN ACCORDANCE WITH FEDERAL, STATE, AND/OR LOCAL STANDARDS. AFTER THE DEMOLITION IS COMPLETE, ADJACENT STRUCTURES AND IMPROVEMENTS SHALL BE CLEANED OF ALL DUST AND DEBRIS CAUSED BY THE DEMOLITION OPERATIONS. THE CONTRACTOR IS RESPONSIBLE FOR RETURNING ALL ADJACENT AREAS TO THEIR "PRE-DEMOLITION" CONDITION.
16. THE CONTRACTOR IS RESPONSIBLE TO SAFEGUARD THE SITE AS NECESSARY AND PERFORM THE DEMOLITION IN SUCH A MANNER AS TO PREVENT THE ENTRY OF UNAUTHORIZED PERSONS AT ANY TIME.
17. THIS DEMOLITION PLAN IS INTENDED TO IDENTIFY THOSE EXISTING ITEMS/CONDITIONS WHICH ARE TO BE REMOVED. IT IS NOT INTENDED TO PROVIDE DIRECTION OTHER THAN THAT ALL METHODS AND MEANS ARE TO BE IN ACCORDANCE WITH STATE, FEDERAL, LOCAL, AND JURISDICTIONAL REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL OSHA AND OTHER SAFETY PRECAUTIONS NECESSARY TO PROVIDE A SAFE WORK SITE.
18. PRIOR TO THE REMOVAL OF ANY MATERIALS THE AREA MUST BE SAW CUT TO PREVENT ANY DAMAGE OF THE ROADWAY
19. SUB-GRADE SHALL BE COMPACTED TO 98% MAXIMUM DENSITY AND TEST RESULTS SHALL BE PROVIDED BEFORE INSTALLATION OF NEW STRUCTURES.
20. ALL NEW FINISH ELEVATIONS SHALL MATCH EXISTING ADJACENT CONCRETE AND ASPHALT ELEVATIONS.
21. TREE(S) TO BE DEMOLISHED SHALL BE CLEARED AND GRUBBED. NO BURNING SHALL BE ALLOWED ON OWNER'S PROPERTY.
22. THE CONTRACTOR SHALL ERECT AN ORANGE CONSTRUCTION FENCE AROUND THE CONSTRUCTION AREA. ALL WORK, INCLUDING MATERIAL STORAGE, SHALL BE KEPT WITHIN THIS AREA. CONTRACTOR SHALL RESTORE THE CONSTRUCTION AREA TO A CONDITION ACCEPTABLE TO OWNER

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE.
   ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE. AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT.
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NOTICE:
CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR; NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK, OF PERSONS ENGAGED IN THE WORK, OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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24 HOUR EMERGENCY CONTACT

ATWELL
866.850.4200 www.atwell-group.com
1800 PARKWAY PLACE, SUITE 700
MARIETTA, GA
770.423.0807
COA# PEF005804

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
DEMOLITION PLAN

DATE	
	9-28-21
	11-1-21

REVISIONS

No. 53398 STATE OF FLORIDA PROFESSIONAL ENGINEER

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: JKG
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C110

CAD FILE: 21000643-C110 DEMO

FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Desktop\Cefco - Michigan n Memphis Pensacola FL 21000643_New folder Set up_LD\04 PRODUCTION\21000643-C110 DEMO.dwg LAST SAVED BY: jgreen 9/28/2021 4:22 PM PLOTTED BY: Jeff Green 11/4/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB

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.

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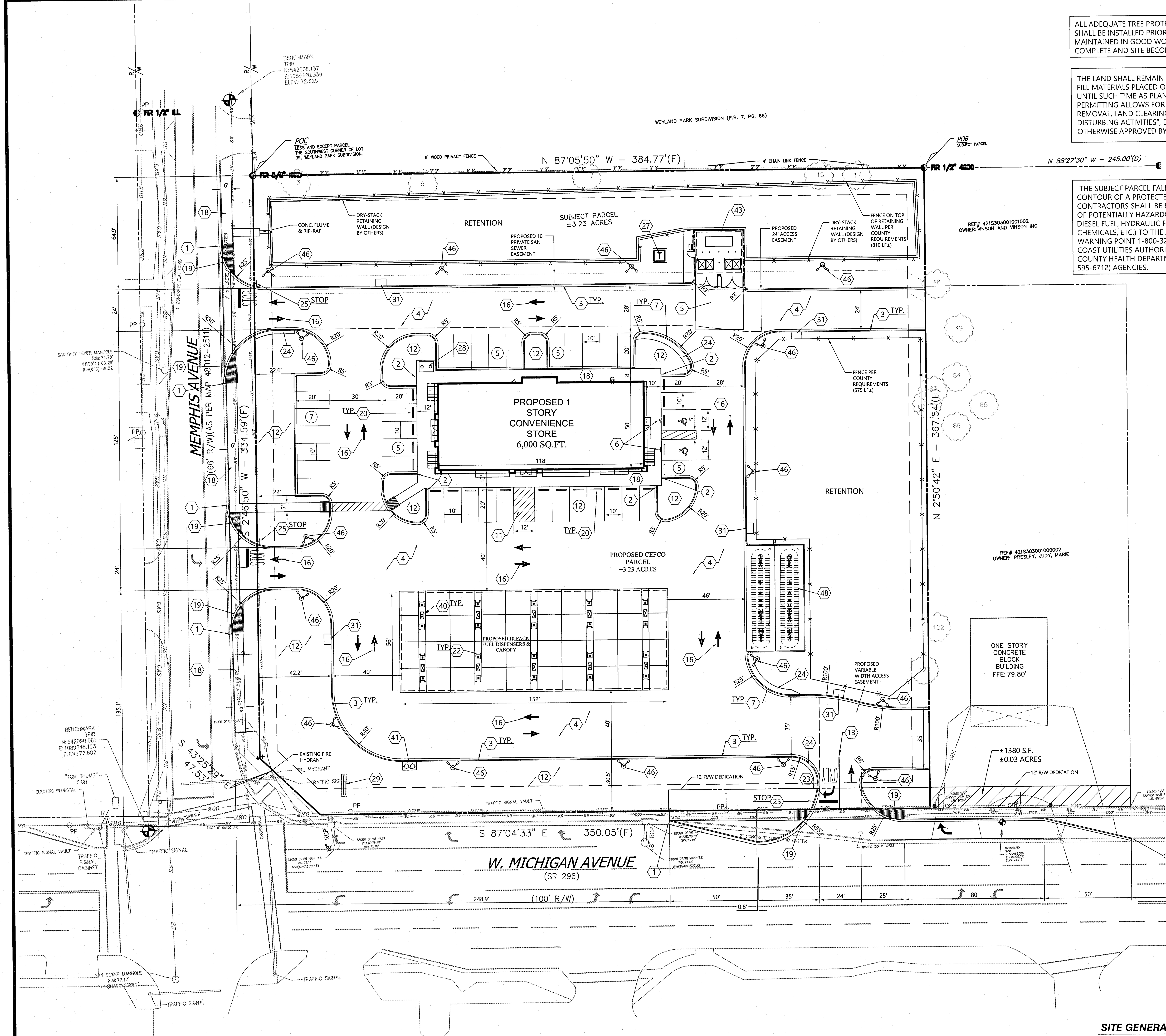

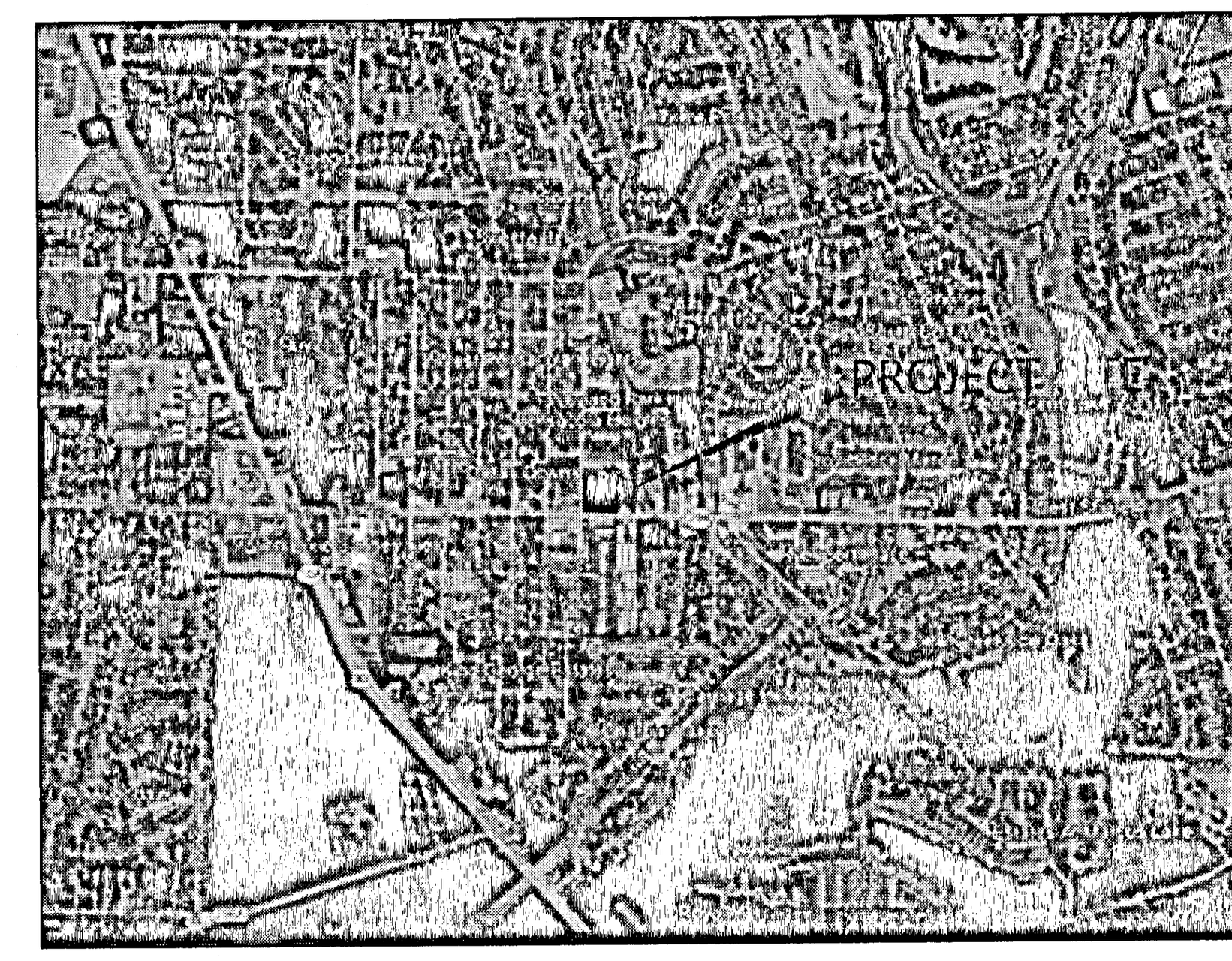

VICINITY MAP
N.T.S.

ALL PROPOSED SIGNAGE WILL REQUIRE A VALID ESCAMBIA COUNTY SIGN PERMIT PRIOR TO CONSTRUCTION

SITE LEGEND (PROPOSED):

(line)	PROPERTY LINE
(16)	PROPOSED PARKING STALLS
(symbol)	BUILDING CORNER
NO PARKING – FIRELANE	NEW FIRE LANE (PER LOCAL CODES)
T	ELECTRIC TRANFORMER PAD (PER LOCAL CODES)
(symbol)	SIGNAGE
(arrows)	PAINTED SOLID TRAFFIC FLOW ARROWS
(line)	NEW CURB AND GUTTER
STOP	STOP BAR

SITE AREA

TOTAL PROPERTY AREA:	3.23± AC (140,699± S.F.)
DISTURBED AREA:	3.00± AC (130,680± S.F.)
IMPERVIOUS AREA:	2.01± AC (87,659± S.F.)
PERVIOUS AREA:	1.22± AC (53,040± S.F.)

ZONING CLASSIFICATION

JURISDICTION:	ESCAMBIA COUNTY
ZONING:	COM (COMMERCIAL DISTRICT)
ADJACENT ZONING:	COM - EAST, WEST & SOUTH MDR (MEDIUM DENSITY RESIDENTIAL)-NORTH

BUILDING SETBACKS

FRONT	15'
SIDE	10'
REAR	15'

BUILDING SUMMARY

PROPOSED BUILDING AREA:	6,000 SF
FUEL CANOPY:	XX SF
BUILDING AREA LIMIT:	N/A
BUILDING HEIGHT LIMIT:	150'

PARKING SUMMARY

PARKING REQUIREMENTS:	3.0 SPACES/1000 SF OF BUILDING
TOTAL PARKING REQUIRED:	18 SPACES
PARKING PROVIDED:	39 SPACES, 2 ADA SPACES

SITE NOTES AND DETAILS:

NOTE NUMBER		COORESPONDING DETAIL NUMBER (SEE DETAIL SHEETS)
1	TIE IN NEW CURB TO MATCH EXISTING CURB	N/A
2	TRANSITION CURB FROM 6" TO 0" OVER 2' HORIZONTALLY	N/A
3	NEW CONCRETE CURB AND GUTTER - SEE DETAILS SHEET FOR DETAILS	C-700
4	NEW CONCRETE PAVING - SEE PAVING PLAN FOR DETAILS	C-702
5	NEW HEAVY DUTY CONCRETE PAVING - SEE PAVING PLAN FOR DETAILS	C-702
6	HANDICAP PARKING SIGN "$250 MAX. PENALTY" PER ADA REQ.	
7	CONCRETE ROLL-OVER CURB AND GUTTER - SEE DETAILS	
11	4" WIDE PAINTED STRIPING @ 2' O.C. AND 45°	N/A
12	LANDSCAPE AREA - SEE LANDSCAPE PLAN L-1.0	
13	4" WIDE THERMOPLASTIC WHITE TRAFFIC STRIPE	PER FDOT STDS.
16	TRAFFIC FLOW ARROWS - WHITE REFLECTIVE THERMOPLASTIC	PER FDOT STDS.
18	SIDEWALK (SEE WIDTH THIS SHEET)	C-700
19	BARRIER FREE RAMP -PER FDOT STDS	
20	WHEEL-STOPS	
22	CONCRETE BOLLARD	N/A
23	THERMOPLASTIC STOP BAR	PER FDOT STDS.
24	3' WIDE RADIUS PROTECTION	C-700
25	TRAFFIC CONTROL SIGN - SEE TYPE THIS SHEET	
27	PROPOSED TRANSFORMER - SEE UTILITY PLAN	
28	PROPOSED GREASE INTECEPTOR	SEE MEP PLANS
29	PROPOSED CEFCO SIGN LOCATION	
31	CURB INLET - SEE STORM SEWER PLAN	C-702
40	FUEL DISPENSER (TYPICAL) - SEE ARCH PLANS FOR DETAILS	
41	AIR - SEE ARCH PLANS FOR DETAILS	
43	DUMPSTER ENCLOSURE - SEE ARCH PLANS FOR DETAILS	N/A
46	SITE LIGHTING - SEE ARCH PLANS FOR DETAILS	
47	DRAINAGE STRUCTURE - SEE STORM SEWER PLAN	C-702
48	UNDERGROUND FUEL STORAGE TANKS	SEE MEP PLANS

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE. ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE. AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT. ELEVATION=72.63

SEE ARCHITECTURAL PLANS FOR EXACT BUILDING DIMENSIONS. ANY DIFFERENCES SHALL BE REPORTED TO CIVIL ENGINEER PRIOR TO BUILDING LAYOUT.

SITE GENERAL NOTES:

1. DIMENSIONS SHOWN ARE TO THE FACE OF CURB, UNLESS OTHERWISE INDICATED.
2. USE 3' RADII, UNLESS SHOWN OTHERWISE.
3. THE INFORMATION PERTAINING TO EXISTING CONDITIONS WAS TAKEN FROM A SURVEY PROVIDED BY: GUSTIN, COTHERN & TUCKER, INC.
4. THE LOCATION OF ALL EXISTING UTILITIES WERE OBTAINED FROM AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY EXACT LOCATION AND DEPTH OF UTILITY PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
5. ALL ACCESSIBLE PARKING SPACES AND TRAVEL ROUTES SHALL BE CONSTRUCTED IN ACCORDANCE WITH A.D.A. AND/OR STATE REQUIREMENTS (I.E. PROJECTS IN FLORIDA SHALL BE APPROVED BY A STATE SPECIALIST).
6. ANY DISCREPANCIES IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER AND ENGINEER PRIOR TO THE START OF CONSTRUCTION.
7. PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION SHALL BEGIN UNTIL ALL PERMITS HAVE BEEN RECEIVED.
8. CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE. CONTRACTOR SHALL REPAIR ANY DAMAGE DONE TO PRIVATE OR PUBLIC PROPERTY.
9. ACCESS TO UTILITIES, FIRE HYDRANTS, ETC. SHALL REMAIN UNDISTURBED AT ALL TIMES, UNLESS COORDINATED OTHERWISE.
10. THE GENERAL CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT.
11. ALL SUBGRADE PREPARATION, PAVING, AND UTILITY TRENCHING MUST BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE SOILS INVESTIGATION. IF THERE IS A CONFLICT BETWEEN THE SOILS REPORT AND THE PLANS, THE MORE PROHIBITIVE OF THE TWO SHALL TAKE PRECEDENCE.
12. CONTRACTOR TO ENSURE COMPLIANCE WITH ANY AND ALL LAND DISTURBANCE NOTIFICATIONS REQUIREMENTS, AND THAT ALL REQUIRED EROSION CONTROL MEASURES ARE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE STATE, LOCAL, OR FEDERAL REQUIREMENTS.
13. FOR WORK IN, OR ADJACENT TO, HIGHWAY RIGHT OF WAYS, CONTRACTOR SHALL ENSURE APPROPRIATE PERMITS ARE OBTAINED PRIOR TO CONSTRUCTION. CONTRACTOR TO ERECT AND MAINTAIN TRAFFIC CONTROL SIGNS AND DEVICES IN CONFORMANCE WITH FLORIDA DEPARTMENT OF TRANSPORTATION TRAFFIC CONTROL DEVICES, LATEST EDITION, ALONG WITH THE REQUIREMENTS OF THE LOCAL FDOT AREA OFFICE.

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2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
SITE PLAN

DATE	
	9-28-21
	11-1-21
	12-13-21
REVISIONS	

JOHN HAMID NOURZAD, P.E. LICENSE No. 53398 STATE OF FLORIDA PROFESSIONAL ENGINEER

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C200

CAD FILE: 21000643-C200 SITE PLAN

FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Desktop\Cefco - Michigan n Memphis Pensacola FL 21000643_New folder Set up_LD\04 PRODUCTION\21000643-C200 SITE PLAN.dwg LAST SAVED BY: jgreen 12/15/2021 11:38 AM PLOTTED BY: Jeff Green 12/15/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB

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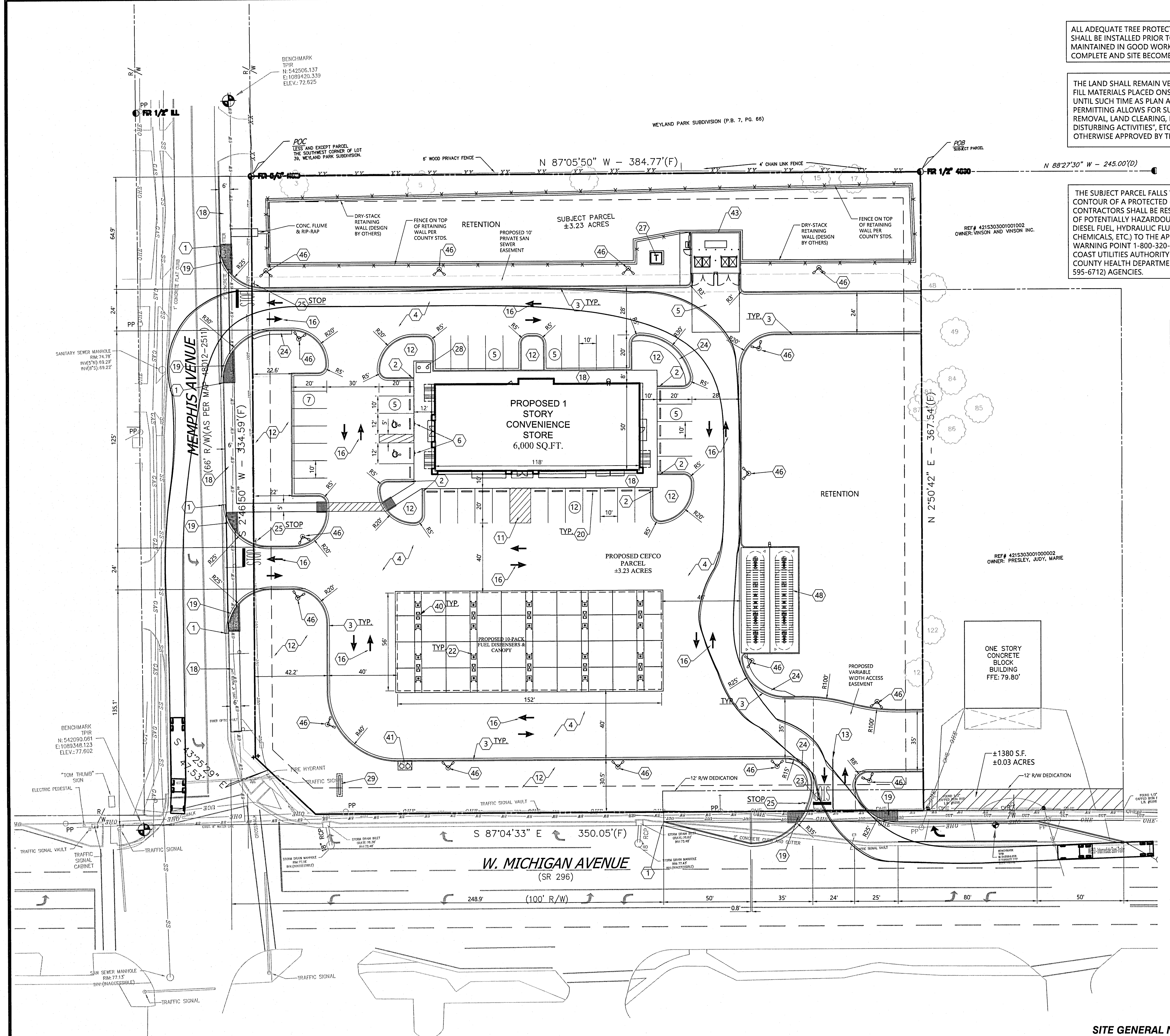

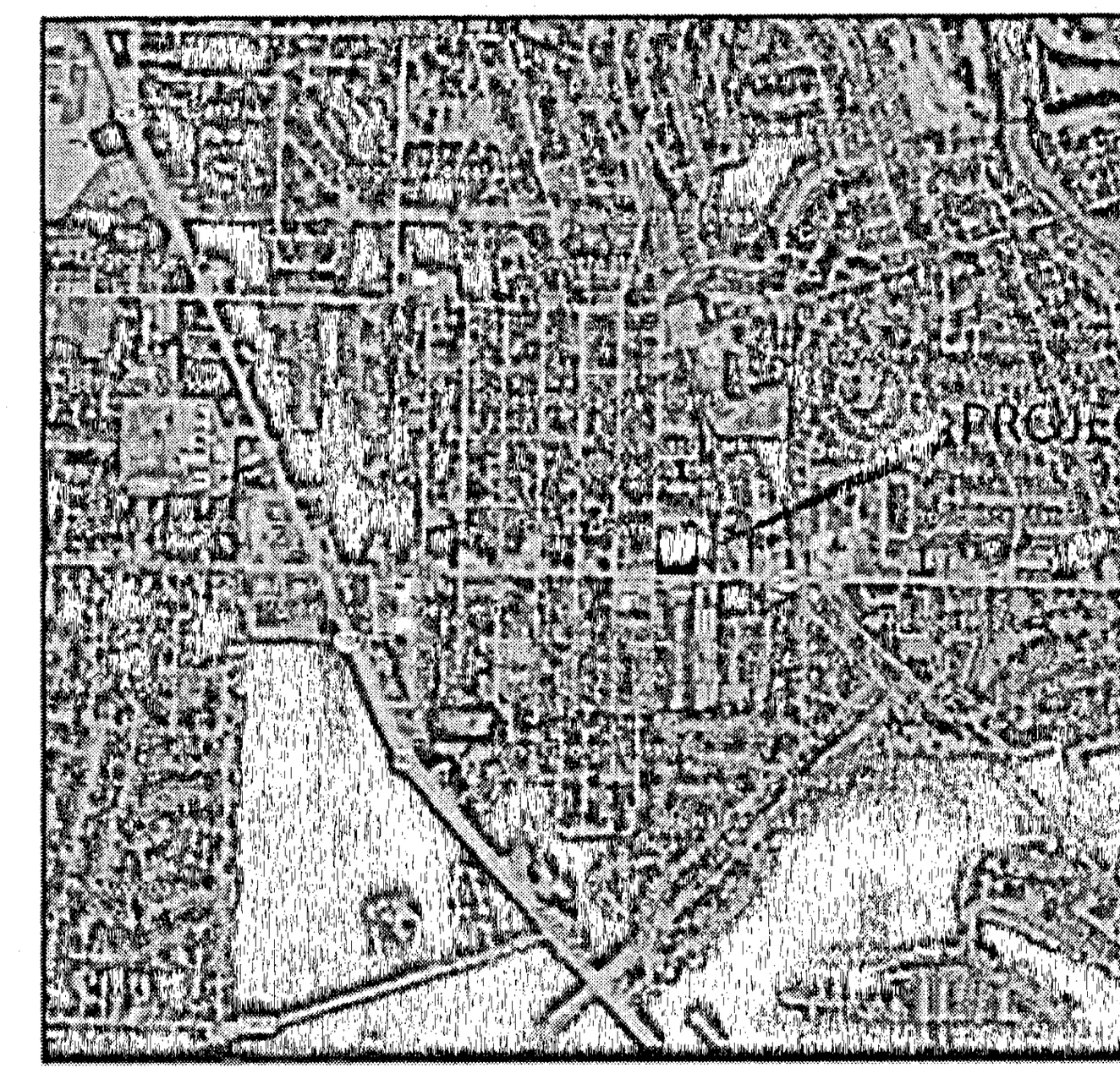

VICINITY MAP
N.T.S.

ALL PROPOSED SIGNAGE WILL REQUIRE A VALID ESCAMBIA COUNTY SIGN PERMIT PRIOR TO CONSTRUCTION

SITE LEGEND (PROPOSED):

Symbol	Description
———	PROPERTY LINE
(16)	PROPOSED PARKING STALLS
◕	BUILDING CORNER
NO PARKING – FIRELANE	NEW FIRE LANE (PER LOCAL CODES)
[T]	ELECTRIC TRANFORMER PAD (PER LOCAL CODES)
	SIGNAGE
	PAINTED SOLID TRAFFIC FLOW ARROWS
———	NEW CURB AND GUTTER
STOP	STOP BAR

SITE AREA

TOTAL PROPERTY AREA:	3.23± AC (140,699± S.F.)
DISTURBED AREA:	3.00± AC (130,680± S.F.)
IMPERVIOUS AREA:	2.01± AC (87,659± S.F.)
PERVIOUS AREA:	1.22± AC (53,040± S.F.)

ZONING CLASSIFICATION

JURISDICTION:	ESCAMBIA COUNTY
ZONING:	COM (COMMERCIAL DISTRICT)
ADJACENT ZONING:	COM - EAST, WEST & SOUTH MDR (MEDIUM DENSITY RESIDENTIAL)-NORTH

BUILDING SETBACKS

FRONT	15'
SIDE	10'
REAR	15'

BUILDING SUMMARY

PROPOSED BUILDING AREA:	6,000 SF
FUEL CANOPY:	XX SF
BUILDING AREA LIMIT:	N/A
BUILDING HEIGHT LIMIT:	150'

PARKING SUMMARY

PARKING REQUIREMENTS:	3.0 SPACES/1000 SF OF BUILDING
TOTAL PARKING REQUIRED:	18 SPACES
PARKING PROVIDED:	39 SPACES, 2 ADA SPACES

SITE NOTES AND DETAILS:

NOTE NUMBER		COORESPONDING DETAIL NUMBER (SEE DETAIL SHEETS)
1	TIE IN NEW CURB TO MATCH EXISTING CURB	N/A
2	TRANSITION CURB FROM 6" TO 0" OVER 2' HORIZONTALLY	N/A
3	NEW CONCRETE CURB AND GUTTER - SEE DETAILS SHEET FOR DETAILS	C-700
4	NEW CONCRETE PAVING - SEE PAVING PLAN FOR DETAILS	C-702
5	NEW HEAVY DUTY CONCRETE PAVING - SEE PAVING PLAN FOR DETAILS	C-702
6	HANDICAP PARKING SIGN "$250 MAX. PENALTY" PER ADA REQ.	
11	4" WIDE PAINTED STRIPING @ 2' O.C. AND 45°	N/A
12	LANDSCAPE AREA - SEE LANDSCAPE PLAN L-1.0	
13	4" WIDE THERMOPLASTIC WHITE TRAFFIC STRIPE	PER FDOT STDS.
16	TRAFFIC FLOW ARROWS - WHITE REFLECTIVE THERMOPLASTIC	PER FDOT STDS.
18	SIDEWALK (SEE WIDTH THIS SHEET)	C-700
19	BARRIER FREE RAMP -PER FDOT STDS	
20	WHEEL-STOPS	
22	CONCRETE BOLLARD	N/A
23	THERMOPLASTIC STOP BAR	PER FDOT STDS.
24	3' WIDE RADIUS PROTECTION	C-700
25	TRAFFIC CONTROL SIGN - SEE TYPE THIS SHEET	
27	PROPOSED TRANSFORMER - SEE UTILITY PLAN	
28	PROPOSED GREASE INTECEPTOR	SEE MEP PLANS
29	PROPOSED CEFCO SIGN LOCATION	
31	CURB INLET - SEE STORM SEWER PLAN	C-702
40	FUEL DISPENSER (TYPICAL) - SEE ARCH PLANS FOR DETAILS	
41	AIR - SEE ARCH PLANS FOR DETAILS	
43	DUMPSTER ENCLOSURE - SEE ARCH PLANS FOR DETAILS	N/A
46	SITE LIGHTING - SEE ARCH PLANS FOR DETAILS	
47	DRAINAGE STRUCTURE - SEE STORM SEWER PLAN	C-702
48	UNDERGROUND FUEL STORAGE TANKS	SEE MEP PLANS

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE.
ELEVATION=77.60
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ELEVATION=72.63

SEE ARCHITECTURAL PLANS FOR EXACT BUILDING DIMENSIONS. ANY DIFFERENCES SHALL BE REPORTED TO CIVIL ENGINEER PRIOR TO BUILDING LAYOUT.

SITE GENERAL NOTES:

1. DIMENSIONS SHOWN ARE TO THE FACE OF CURB, UNLESS OTHERWISE INDICATED.
2. USE 3' RADII, UNLESS SHOWN OTHERWISE.
3. THE INFORMATION PERTAINING TO EXISTING CONDITIONS WAS TAKEN FROM A SURVEY PROVIDED BY: GUSTIN, COTHERN & TUCKER, INC.
4. THE LOCATION OF ALL EXISTING UTILITIES WERE OBTAINED FROM AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY EXACT LOCATION AND DEPTH OF UTILITY PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
5. ALL ACCESSIBLE PARKING SPACES AND TRAVEL ROUTES SHALL BE CONSTRUCTED IN ACCORDANCE WITH A.D.A. AND/OR STATE REQUIREMENTS (I.E. PROJECTS IN FLORIDA SHALL BE APPROVED BY A STATE SPECIALIST).
6. ANY DISCREPANCIES IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER AND ENGINEER PRIOR TO THE START OF CONSTRUCTION.
7. PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION SHALL BEGIN UNTIL ALL PERMITS HAVE BEEN RECEIVED.
8. CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE. CONTRACTOR SHALL REPAIR ANY DAMAGE DONE TO PRIVATE OR PUBLIC PROPERTY.
9. ACCESS TO UTILITIES, FIRE HYDRANTS, ETC. SHALL REMAIN UNDISTURBED AT ALL TIMES, UNLESS COORDINATED OTHERWISE.
10. THE GENERAL CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT.
11. ALL SUBGRADE PREPARATION, PAVING, AND UTILITY TRENCHING MUST BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE SOILS INVESTIGATION. IF THERE IS A CONFLICT BETWEEN THE SOILS REPORT AND THE PLANS, THE MORE PROHIBITIVE OF THE TWO SHALL TAKE PRECEDENCE.
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2840 W. MICHIGAN AVE.
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ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
SITE PLAN

DATE	
	9-28-21
	11-1-21
REVISIONS	

No. 53398 STATE OF FLORIDA PROFESSIONAL ENGINEER

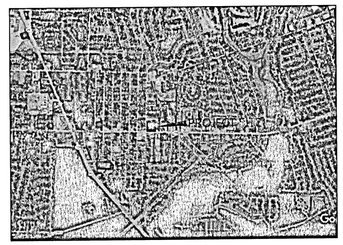
0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG	
CHECKED BY: JKG	
PROJECT MANAGER: JKG	
JOB #: 21000643	
FILE CODE: ----	
SHEET NO.	C201

CAD FILE: 21000643-C200 SITE PLAN

FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Desktop\Cefco - Michigan n Memphis Pensacola FL 21000643_New folder Set up_LD\04 PRODUCTION\21000643-C200 SITE PLAN.dwg LAST SAVED BY: jgreen 11/4/2021 9:18 PM PLOTTED BY: Jeff Green 11/4/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB





VICINITY MAP
N.T.S.

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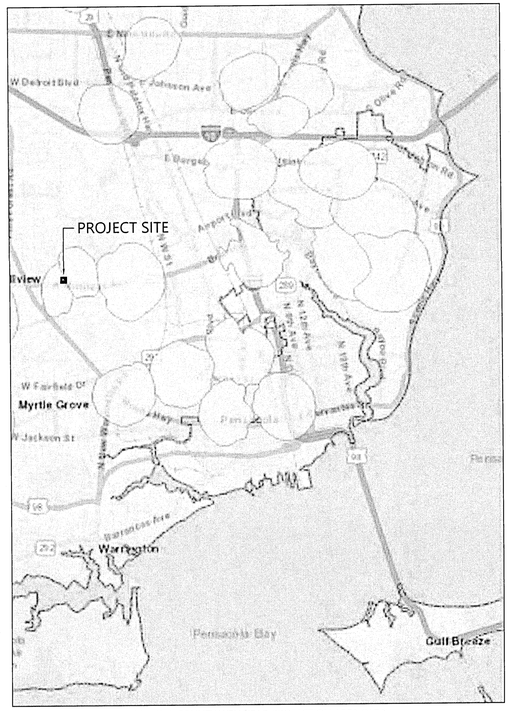

ESCAMBIA COUNTY WELLHEAD PROTECTION AREA (N.T.S.)

811
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CEFCO - MICHIGAN & MEMPHIS
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CONSTRUCTION
ENVIRONMENTAL/WELLHEAD PROTECTION

DATE 9-28-21
11-1-21

REVISIONS

JOHN HAND NOURZAD
LICENSE
No. 53398
STATE OF FLORIDA
PROFESSIONAL ENGINEER

0 100' 200'
SCALE: 1"=200'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
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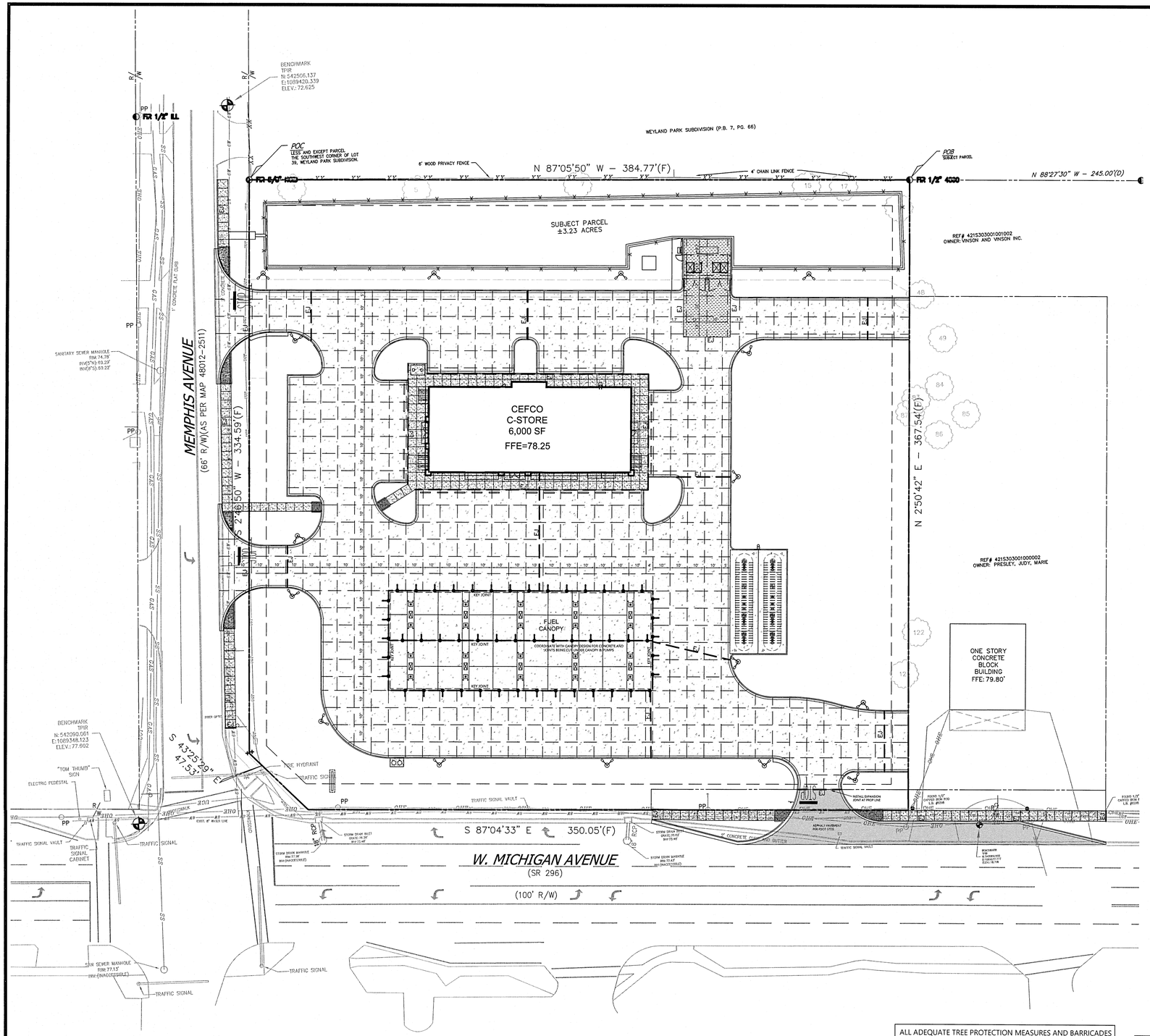
CAD FILE: 21000643-C202 SITE PLAN - ENVIRO WELLHEAD





VICINITY MAP
N.T.S.

CONCRETE PAVEMENT JOINTING SPECIFICATIONS

1. CONTROL JOINTS TO BE IN ACCORDANCE WITH ACI 330R, AND SHOULD BE SPACED NO GREATER THAN 10' APART FOR MEDIUM DUTY PVMT DRIVE AISLES AND PARKING AREAS (12' FOR HEAVY DUTY PVMT). CONTROL JOINTS SHOULD BE CUT WITHIN 6 HOURS OF CONCRETE PLACEMENT. SAWCUT JOINT DEPTHS SHOULD BE AT LEAST 1/4 OF THE SLAB THICKNESS AND SIKA 2–C SEALANT APPLIED.
2. PROVIDE TRANSVERSE JOINTS IN PAVEMENT AS FOLLOWS:
   A. 3/4" EXPANSION JOINTS WHERE PAVEMENT ABUTS CURBS, BUILDING, OR OTHER FIXED OBJECTS.
   B. CONTROL JOINTS EQUALLY SPACED AT A MAXIMUM OF 10' O.C.,
3. PROVIDE LONGITUDINAL JOINTS IN PAVEMENT AS FOLLOWS:
   A. 3/4" EXPANSION JOINTS WHERE PAVEMENT ABUTS CURBS, BUILDING, OR OTHER FIXED OBJECTS.
   B. CONTROL JOINTS EQUALLY SPACED AT A MAXIMUM OF 10' O.C.
4. ALL SIDEWALKS SHALL HAVE CONTROL JOINTS SPACED AT A MAXIMUM OF 5' WITH EXPANSION JOINTS SPACED AT A MAXIMUM OF 20'. SEE DETAIL SHEET 700 FOR SIDEWALK DETAILS.
5. SIDEWALKS ADJACENT TO THE BUILDING SHALL HAVE THE FOLLOWING JOINT SPACING: CONTROL JOINTS – MAX OF 5'; EXPANSION JOINTS – MAX OF 20'
6. ALL SITE WORK AND PAVING MUST BE IN ACCORDANCE WITH OR SURPASS RECOMMENDATIONS OF SOILS REPORT PROVIDED BY NOVA FEB. 3–2021. IF SOILS REPORT CONFLICTS WITH DRAWINGS, THE MORE PROHIBITIVE OF THE TWO SHALL TAKE PRECEDENCE AND BE CONSIDERED TO BE THE INTENT OF THE BID DOCUMENTS.
7. DOWELS AT EXPANSION JOINTS TO BE 3/4 INCH SMOOTH BARS, 18 INCHES IN LENGTH, WITH ONE END TREATED TO SLIP, SPACED AT 12 INCHES ON CENTERS AT EACH JOINT.
8. SEE C–702 FOR TYPICAL JOINT DETAILS.
9. EXPANSION JOINTS FOR SIDEWALK ALONG FDOT ROADWAYS ARE TO BE INSTALLED PER FDOT STDS. – EXPANSION JOINTS TO BE SPACED EVERY 100' AND WHERE IT TOUCHES CURB OR COLD JOINTS.

PAVING LEGEND :

REFER TO DETAIL SHEETS FOR ALL PAVING SECTIONS

- SIDEWALK/LIGHT DUTY RADIUS PROTECTION, PILOT CHANNEL (SHT C-700) SEE ARCH PLANS FOR SIDEWALK AROUND BLDG (6517± S.F.)
- 5-1/2" REGULAR DUTY PAVING (4000 PSI MIN., SHT C-700) (65,858± S.F.)
- 8" HEAVY DUTY PAVING (4000 PSI MIN., SHT C-700) (1563± S.F.)
- 3" OF SP 12.5 AND 1" OF FC 9.5 ASPHALT PER FDOT STDS. (2725± S.F.)
- CONTROL JOINT - DETAIL SHT 702
- EXPANSION JOINT - DETAIL SHT 702
- KEY JOINT - DETAIL SHT C-702

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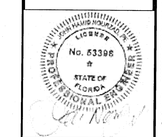

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CAD FILE: 21000643-C210 PAVING PLAN

FILE NAME: C:\Users\jgreen.GreenCrew - Atwell LLC Desktop\Cefco - Michigan & Memphis Pensacola FL 21000643_New Folder Set up\...\21-01 PRODUCTION\21000643-C210 PAVING PLAN.dwg LAST SAVED BY: jgreen 11/4/2021 9:09 PM PLOTTED BY: Jeff Green 11/4/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) SERVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB

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THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.

GRADING LEGEND

- EXISTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY
- EXISTING SETBACK LINE
- PROPOSED RIGHT-OF-WAY
- PROPOSED SETBACK LINE
- 100 YEAR FLOOD PLAIN
- 123 EXISTING MINOR CONTOURS
- 123 EXISTING MAJOR CONTOURS
- 123 PROPOSED MINOR CONTOUR
- 123 PROPOSED MAJOR CONTOUR
- PROPOSED BREAK LINE
- EXISTING STORM LINE
- PROPOSED STORM LINE
- PROPOSED RETAINING WALL
- ×123.4 PROPOSED SPOT ELEV
- 2% SLOPE ARROW
- GRATE INLET
- STORM MANHOLE
- DOUBLE WING CATCH BASIN
- SINGLE WING CATCH BASIN
- AREA INLET
- OUTLET CONTROL STRUCTURE
- HEADWALL
- SANITARY SEWER MANHOLE

GRADING NOTES:

1. GRADES SHOWN ARE PROPOSED FINISHED GRADES AT FACE OF CURB OR TOP OF PAVEMENT UNLESS OTHERWISE NOTED.
2. THE INFORMATION PERTAINING TO EXISTING CONDITIONS WAS TAKEN FROM A SURVEY PROVIDED BY GUSTIN, COTHERN, & TUCKER, INC.,
3. THE LOCATION OF ALL EXISTING UTILITIES WERE OBTAINED FROM AVAILABLE INFORMATION. THE CONTRACTOR SHALL VERIFY EXACT LOCATION AND DEPTH OF UTILITY PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
4. ANY DISCREPANCIES IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE OWNER AND ENGINEER PRIOR TO THE START OF CONSTRUCTION.
5. PRIOR TO STARTING CONSTRUCTION, THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION SHALL BEGIN UNTIL ALL PERMITS HAVE BEEN RECEIVED.
6. CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE. CONTRACTOR SHALL REPAIR ANY DAMAGE DONE TO PRIVATE OR PUBLIC PROPERTY.
7. ACCESS TO UTILITIES, FIRE HYDRANTS, ETC. SHALL REMAIN UNDISTURBED AT ALL TIMES, UNLESS COORDINATED OTHERWISE.
8. THE GENERAL CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT.
9. ALL SUBGRADE PREPARATION, PAVING, AND UTILITY TRENCHING MUST BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE SOILS INVESTIGATION. IF THERE IS A CONFLICT BETWEEN THE SOILS REPORT AND THE PLANS, THE MORE PROHIBITIVE OF THE TWO SHALL TAKE PRECEDENCE.
10. CONTRACTOR TO ENSURE COMPLIANCE WITH ANY AND ALL LAND DISTURBANCE NOTIFICATIONS REQUIREMENTS, AND THAT ALL REQUIRED EROSION CONTROL MEASURES ARE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE STATE, LOCAL, OR FEDERAL REQUIREMENTS.
11. REMOVE EXISTING TOPSOIL IN ACCORDANCE WITH THE GEOTECHNICAL REPORT, PRIOR TO PLACEMENT OF ANY FILL MATERIAL.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRENCH SAFETY REQUIREMENTS IN ACCORDANCE WITH COUNTY STANDARDS, FLORIDA STATE LAW, AND O.S.H.A. STANDARDS FOR ALL EXCAVATION IN EXCESS OF FIVE FEET IN DEPTH.
13. DRAINAGE SHOULD BE MAINTAINED AWAY FROM THE FOUNDATIONS, BOTH DURING AND AFTER CONSTRUCTION.

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE. ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE. AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT. ELEVATION=72.63

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866.850.4200 www.atwell-group.com
1800 PARKWAY PLACE, SUITE 700
MARIETTA, GA 30067
COA# PEF0005804

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION GRADING PLAN
2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

DATE
9-28-21
11-1-21
12-16-21

REVISIONS

PROFESSIONAL ENGINEER No. 53368 STATE OF FLORIDA

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C300

CAD FILE: 21000643-C300 GRADING PLAN

FILE NAME: C:\Users\jgreen\Desktop\Cefco - Atwell LLC\Desktop\Cefco - Michigan + Memphis, Pensacola FL_21000643_New Folder Set up_LDI Lisa PRODUCTION\21000643-C300 GRADING PLAN.dwg LAST SAVED BY: jgreen 12/16/2021 3:52 PM PLOTTED BY: Jeff Green 12/16/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB

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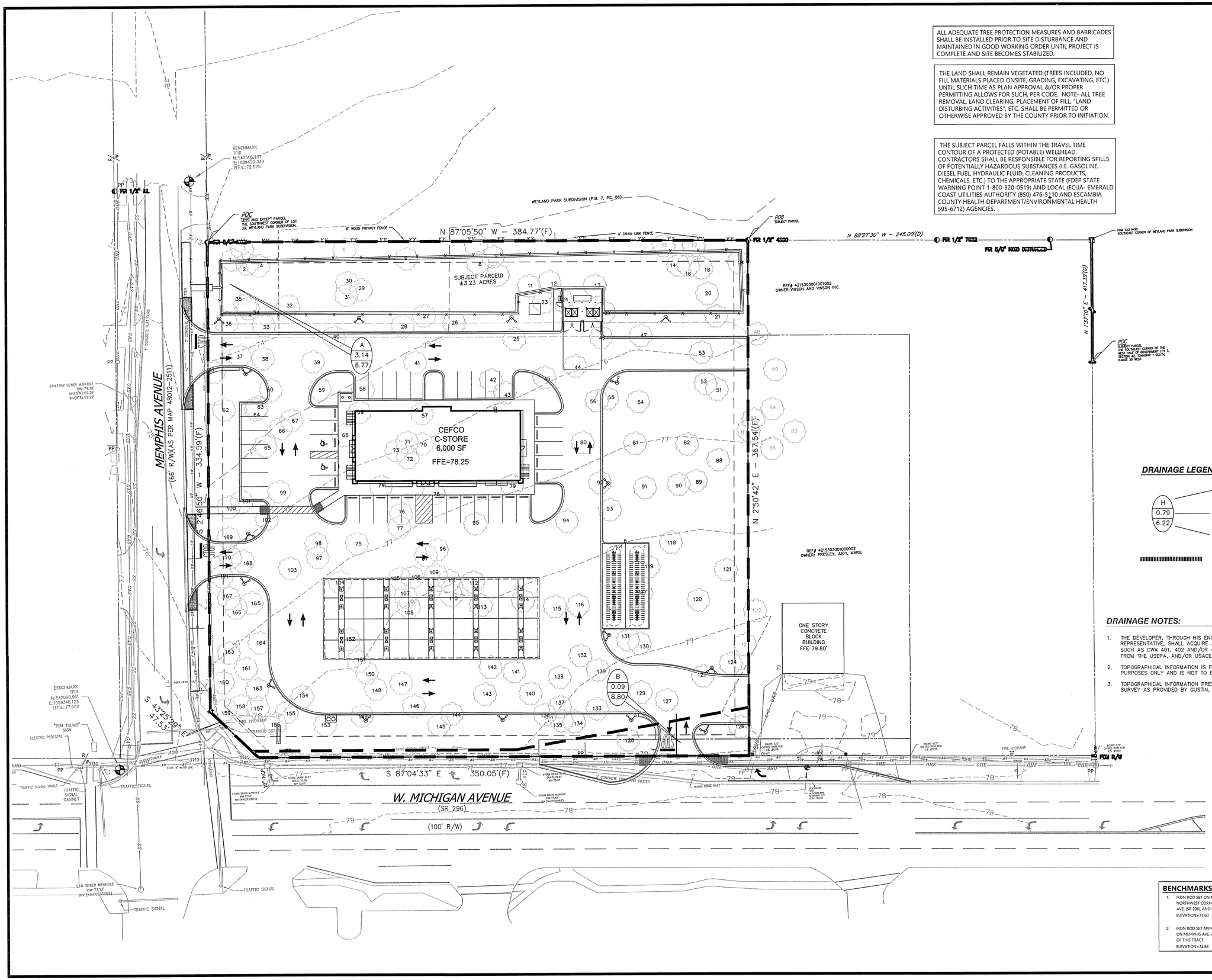
POC
LESS AND EXCEPT PARCEL
THE SOUTHWEST CORNER OF LOT
38, WEYLAND PARK SUBDIVISION.
POB
SUBJECT PARCEL
WEYLAND PARK SUBDIVISION (P.B. 7, PG. 66)
6' WOOD PRIVACY FENCE
4' CHAIN LINK FENCE
N 87°05'50" W - 384.77'(F)
FR 1/2" 4000
N 88°27'30" W - 245.00'(D)
FR 1/2" 7032
FR 0/0" NOD DISTURBED
FOM 3X3 NOD
SOUTHEAST CORNER OF WEYLAND PARK SUBDIVISION
N 1°37'10" E - 417.39'(D)
POC
SUBJECT PARCEL
THE SOUTHEAST CORNER OF THE
SOUTHWEST QUARTER OF GOVERNMENT LOT 3,
WEST HALF OF SECTION 36,
SECTION 2S, TOWNSHIP 1 SOUTH,
RANGE 30 WEST.
SUBJECT PARCEL±3.23 ACRES
REF# 421S303001001002
OWNER: VINSON AND VINSON INC.
REF# 421S303001000002
OWNER: PRESLEY, JUDY, MARIE
MEMPHIS AVENUE
(66' R/W)(AS PER MAP 48012-2511)
S 2°50'42" W - 334.59'(F)
N 2°50'42" E - 367.54'(F)
CEFCO
C-STORE
6,000 SF
FFE=78.25
ONE STORY
CONCRETE
BLOCK
BUILDING
FFE: 79.80'
A
3.14
6.77
B
0.09
8.80
BENCHMARK
TPIR
N:542506.137
E:1089470.339
ELEV.: 72.635
BENCHMARK
TPIR
N:542099.661
E:1089348.123
ELEV.: 77.602
SANITARY SEWER MANHOLE
RIM:74.75'
INV(S70):69.23'
INV(S5):69.23'
S 43°25'29" E
47.53'
S 87°04'33" E 350.05'(F)
W. MICHIGAN AVENUE
(SR 296)
(100' R/W)
SAN SEWER MANHOLE
RIM:77.33'
INV:(INACCESSIBLE)
TRAFFIC SIGNAL
TRAFFIC SIGNAL VAULT
TRAFFIC SIGNAL CABINET
ELECTRIC PEDESTAL
"TOM THUMB" SIGN
FIRE HYDRANT
FOUND 1/2" CAPPED IRON ROD L.S. #5299
FOUND 1/2" CAPPED IRON ROD L.S. #6299
FOUND 1/2" CAPPED IRON ROD L.S. #5299
FOM R/W
4" CONCRETE FLAT SLAB
1' CONCRETE FLAT SLAB
6" CONCRETE CURB AND GUTTER
STORM DRAIN MANHOLE
RIM:77.67'
INV:(24)25.59'(S)
STORM DRAIN INLET
GRATE:76.79'
INV:75.49'
STORM DRAIN MANHOLE
RIM:77.44'
INV:(24)72.09'(E)
STORM DRAIN MANHOLE
RIM:77.01'
INV:(24)69.55'(S

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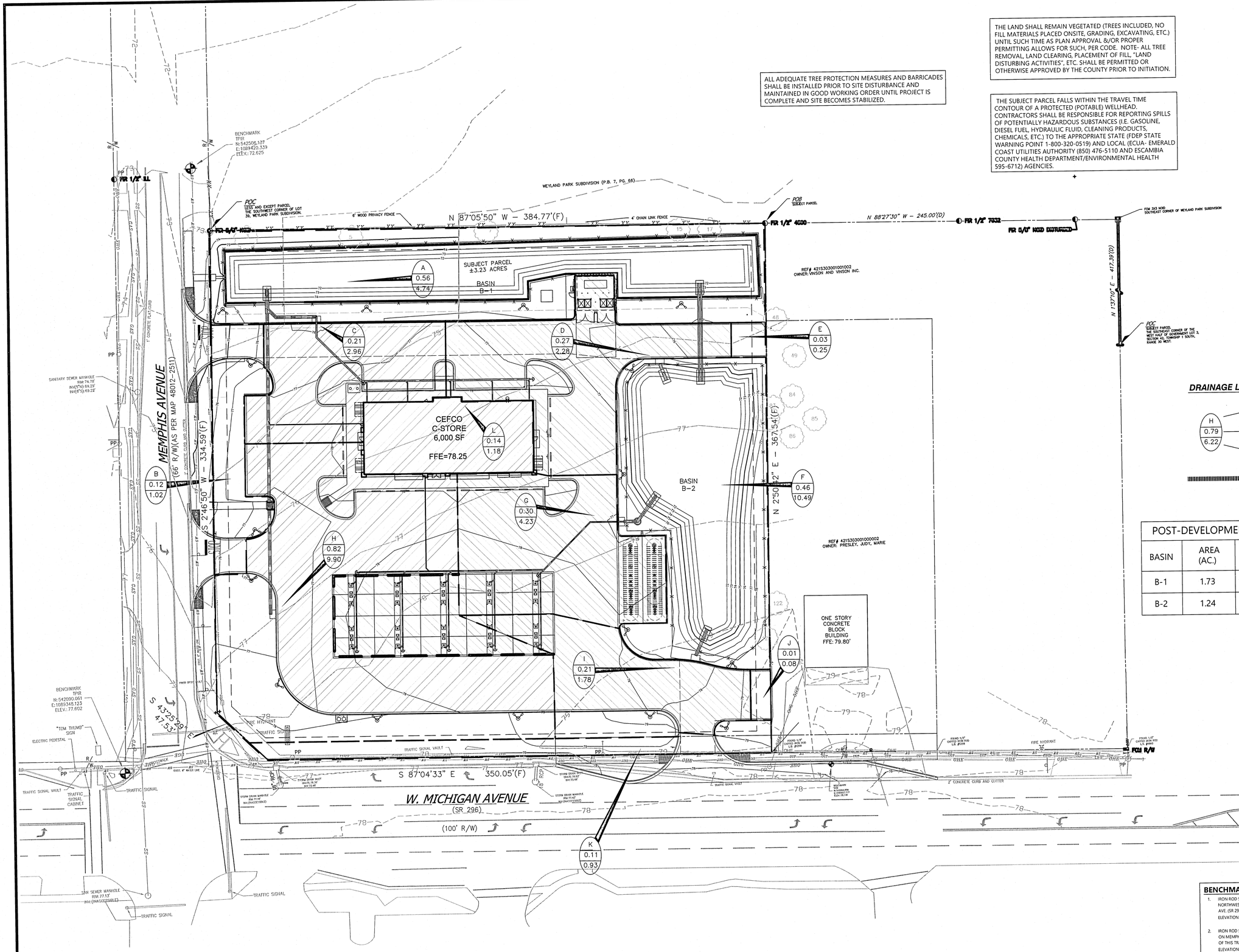

DRAINAGE LEGEND:

H — SUBAREA
0.79 — AREA – ACRES
6.22 — FLOW – Q 100 (CFS)
DRAINAGE AREA LINE

POST-DEVELOPMENT BASIN SUMMARY TABLE

BASIN	AREA (AC.)	IMPERVIOUS AREA (AC.)	IMPERVIOUS RATIO (%)
B-1	1.73	0.84	48.55
B-2	1.24	0.88	70.97

BENCHMARKS:

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MARIETTA, GA
30067
COA# PEF005804

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
POST-DEV DRAINAGE AREA MAP

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

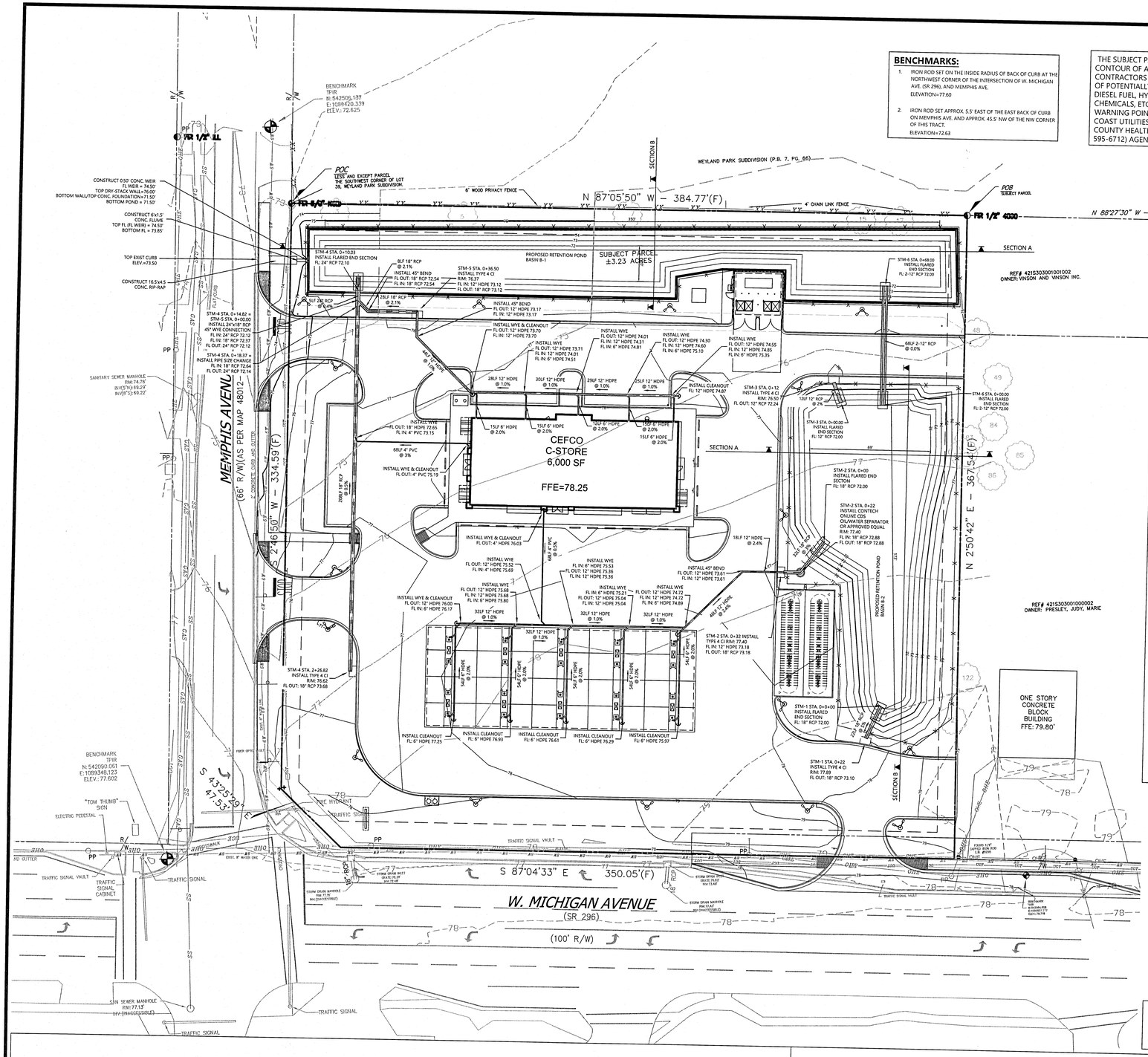
DATE 9-28-21
11-1-21
12-15-21
REVISIONS

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C320

CAD FILE: 21000643-C330 POST-DEV DRAINAGE AREA MAP

FILE NAME: C:\Users\jgreen.OneDrive - Atwell LLC\Desktop\Cefco - Michigan & Memphis Pensacola FL 21000643_New Folder Set up_LDP DA PRODUCTION\21000643-C330 POST-DEV DRAINAGE AREA MAP.dwg LAST SAVED BY: jgreen 11/4/2021 9:12 AM PLOTTED BY: Jeff Green 12/15/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB


BENCHMARK
TPIR
N: 542505.137
E: 1089420.339
ELEV.: 72.625
FIR 1/2" LL
POC
LESS AND EXCEPT PARCEL
THE SOUTHWEST CORNER OF LOT
39, WEYLAND PARK SUBDIVISION
FIR 5/8" W/CAP
N 87°05'50" W - 384.77'(F)
WEYLAND PARK SUBDIVISION (P.B. 7, PG. 66)
POB
SUBJECT PARCEL
FIR 1/2" 4000
N 88°27'30" W - 2
6' WOOD PRIVACY FENCE
4' CHAIN LINK FENCE
SECTION B
SECTION A
PROPOSED RETENTION POND BASIN B-1
SUBJECT PARCEL
±3.23 ACRES
CONSTRUCT 0.50' CONC. WEIR
FL WEIR = 74.50'
TOP DRY-STACK WALL=76.00'
BOTTOM WALL/TOP CONC. FOUNDATION=71.50'
BOTTOM POND = 71.50'
CONSTRUCT 6'x1.5'
CONC. FLUME
TOP FL (FL WEIR) = 74.50'
BOTTOM FL = 73.85'
TOP EXIST CURB
ELEV.=73.50
CONSTRUCT 16.5'x4.5'
CONC. RIP-RAP
SANITARY SEWER MANHOLE
RIM=74.75'
INV(S"N)=69.25'
INV(8"S)=69.22'
MEMPHIS AVENUE
(66' R/W)(AS PER MAP 48012)
S 2°46'50" W - 334.59'(F)
CEFCO
C-STORE
6,000 SF
FFE=78.25
ONE STORY
CONCRETE
BLOCK
BUILDING
FFE: 79.80'
N 2°50'42" E - 367.51'(F)
REF# 4215303001001002
OWNER: VINSON AND VINSON INC.
REF# 4215303001000002
OWNER: PRESLEY, JUDY, MARIE
BENCHMARK
TPIR
N: 542090.061
E: 1089348.123
ELEV.: 77.602
S 43°25'29" E
47.53'
"TOM THUMB"
SIGN
ELECTRIC PEDESTAL
FIRE HYDRANT
TRAFFIC SIGNAL VAULT
TRAFFIC
SIGNAL
CABINET
TRAFFIC SIGNAL
SAN SEWER MANHOLE
RIM=77.13'
INV.(INACCESSIBLE)
S 87°04'33" E 350.05'(F)
W. MICHIGAN AVENUE
(SR 296)
(100' R/W)
STM-4 STA. 0+10.03
INSTALL FLARED END SECTION
FL: 24" RCP 72.10
STM-4 STA. 0+14.82 =
STM-5 STA. 0+00.00
INSTALL 24"x18" RCP
45° WYE CONNECTION
FL IN: 24" RCP 72.12
FL IN: 18" RCP 72.37
FL OUT: 24" RCP 72.12
STM-4 STA. 0+18.37 =
INSTALL PIPE SIZE CHANGE
FL IN: 18" RCP 72.64
FL OUT: 24" RCP 72.14
STM-4 STA. 2+26.82
INSTALL TYPE 4 CI
RIM: 76.62
FL OUT: 18" RCP 73.68
STM-5 STA. 0+36.50
INSTALL TYPE 4 CI
RIM: 76.34
FL IN: 12" HDPE 73.12
FL OUT: 18" RCP 73.12
STM-6 STA. 0+83.00
INSTALL FLARED
END SECTION
FL: 2-12" RCP 72.00
STM-3 STA. 0+12
INSTALL TYPE 4 CI
RIM: 76.50
FL OUT: 12" RCP 72.24
STM-2 STA. 0+00
INSTALL FLARED END
SECTON
FL: 18" RCP 72.00
STM-2 STA. 0+22
INSTALL CONTECH
ONLINE CDS
OILWATER SEPARATOR
OR APPROVED EQUAL
RIM: 77.40
FL IN: 18" RCP 72.88
FL OUT: 18" RCP 72.88
STM-2 STA. 0+32 INSTALL
TYPE 4 CI RIM: 77.40
FL IN: 12" HDPE 73.18
FL OUT: 18" RCP 73.18
STM-1 STA. 0+00
INSTALL FLARED
END SECTION
FL: 18" RCP 72.00
STM-1 STA. 0+22
INSTALL TYPE 4 CI
RIM: 77.89
FL OUT: 18" RCP 73.10
STM-4 STA. 0+00.00
INSTALL FLARED
END SECTION
FL: 2-12" RCP 72.00
STM-3 STA. 0+00.00
INSTALL FLARED
END SECTION
FL: 12" RCP 72.00
68LF 2-12" RCP
@ 0.0%
28LF 18" RCP
@ 2.1%
30LF 12" HDPE
@ 1.0%
29LF 12" HDPE
@ 1.0%
25LF 12" HDPE
@ 1.0%
12LF 12" RCP
@ 2%
15LF 6" HDPE
@ 2.0%
68LF 4" PVC
@ 3%
20LF 8" PVC
@ 0.5%
18LF 12" HDPE
@ 2.4%
32LF 12" HDPE
@ 1.0%
54LF 8" HDPE
@ 3.2%
48LF 12" RCP
@ 2.4%
INSTALL WYE & CLEANOUT
FL OUT: 4" PVC 75.19
INSTALL WYE & CLEANOUT
FL OUT: 4" HDPE 76.03
INSTALL WYE & CLEANOUT
FL OUT: 12" HDPE 76.00
FL IN: 6" HDPE 76.17
INSTALL WYE & CLEANOUT
FL OUT: 18" HDPE 72.65
FL IN: 4" PVC 73.15
INSTALL WYE
FL OUT: 12" HDPE 75.52
FL IN: 4" HDPE 75.69
INSTALL WYE
FL OUT: 12" HDPE 75.68
FL IN: 6" HDPE 75.85
INSTALL WYE
FL IN: 6" HDPE 75.53
FL OUT: 12" HDPE 75.36
FL IN: 12" HDPE 75.36
INSTALL WYE
FL IN: 6" HDPE 75.21
FL OUT: 12" HDPE 75.04
FL IN: 12" HDPE 75.04
INSTALL WYE
FL OUT: 12" HDPE 74.72
FL IN: 6" HDPE 74.89
INSTALL WYE
FL OUT: 12" HDPE 74.30
FL IN: 6" HDPE 75.10
INSTALL WYE
FL OUT: 12" HDPE 74.01
FL IN: 6" HDPE 74.81
INSTALL WYE
FL OUT: 12" HDPE 74.31
FL IN: 12" HDPE 74.46
INSTALL WYE
FL OUT: 12" HDPE 74.55
FL IN: 12" HDPE 74.85
FL IN: 6" HDPE 75.35
INSTALL WYE & CLEANOUT
FL OUT: 12" HDPE 73.70
FL IN: 12" HDPE 73.70
INSTALL WYE
FL OUT: 12" HDPE 73.71
FL IN: 12" HDPE 74.01
FL IN: 6" HDPE 74.51
INSTALL 45° BEND
FL OUT: 12" HDPE 73.17
FL IN: 12" HDPE 73.17
INSTALL 45° BEND
FL OUT: 18" HDPE 72.54
FL IN: 18" RCP 72.54
INSTALL 45° BEND
FL OUT: 12" HDPE 73.61
FL IN: 12" HDPE 73.61
INSTALL CLEANOUT
FL: 6" HDPE 77.25
INSTALL CLEANOUT
FL: 6" HDPE 76.93
INSTALL CLEANOUT
FL: 6" HDPE 76.61
INSTALL CLEANOUT
FL: 6" HDPE 76.29
INSTALL CLEANOUT
FL: 6" HDPE 75.97
INSTALL CLEANOUT
FL: 6" HDPE 74.67
INSTALL CLEANOUT
FL: 6" HDPE 74.35
INSTALL CLEANOUT
FL: 6" HDPE 74.03
INSTALL CLEANOUT
FL: 6" HDPE 73.71
INSTALL CLEANOUT
FL: 6" HDPE 73.39
INSTALL CLEANOUT
FL: 6" HDPE 73.07
INSTALL CLEANOUT
FL: 6" HDPE 72.75
INSTALL CLEANOUT
FL: 6" HDPE 72.43
INSTALL CLEANOUT
FL: 6" HDPE 72.11
INSTALL CLEANOUT
FL: 6" HDPE 71.79
INSTALL CLEANOUT
FL: 6" HDPE 71.47
INSTALL CLEANOUT
FL: 6" HDPE 71.15
INSTALL CLEANOUT
FL: 6" HDPE 70.83
INSTALL CLEANOUT
FL: 6" HDPE 70.51
INSTALL CLEANOUT
FL: 6" HDPE 70.19
INSTALL CLEANOUT
FL: 6" HDPE 69.87
INSTALL CLEANOUT
FL: 6" HDPE 69.55
INSTALL CLEANOUT
FL: 6" HDPE 69.23
INSTALL CLEANOUT
FL: 6" HDPE 68.91
INSTALL CLEANOUT
FL: 6" HDPE 68.59
INSTALL CLEANOUT
FL: 6" HDPE 68.27
INSTALL CLEANOUT
FL: 6" HDPE 67.95
INSTALL CLEANOUT
FL: 6" HDPE 67.63
INSTALL CLEANOUT
FL: 6" HDPE 67.31
INSTALL CLEANOUT
FL: 6" HDPE 66.99
INSTALL CLEANOUT
FL: 6" HDPE 66.67
INSTALL CLEANOUT
FL: 6" HDPE 66.35
INSTALL CLEANOUT
FL: 6" HDPE 66.03
INSTALL CLEANOUT
FL: 6" HDPE 65.71
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FL: 6" HDPE 65.07
INSTALL CLEANOUT
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FL: 6" HDPE 63.15
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FL: 6" HDPE 62.83
INSTALL CLEANOUT
FL: 6" HDPE 62.51
INSTALL CLEANOUT
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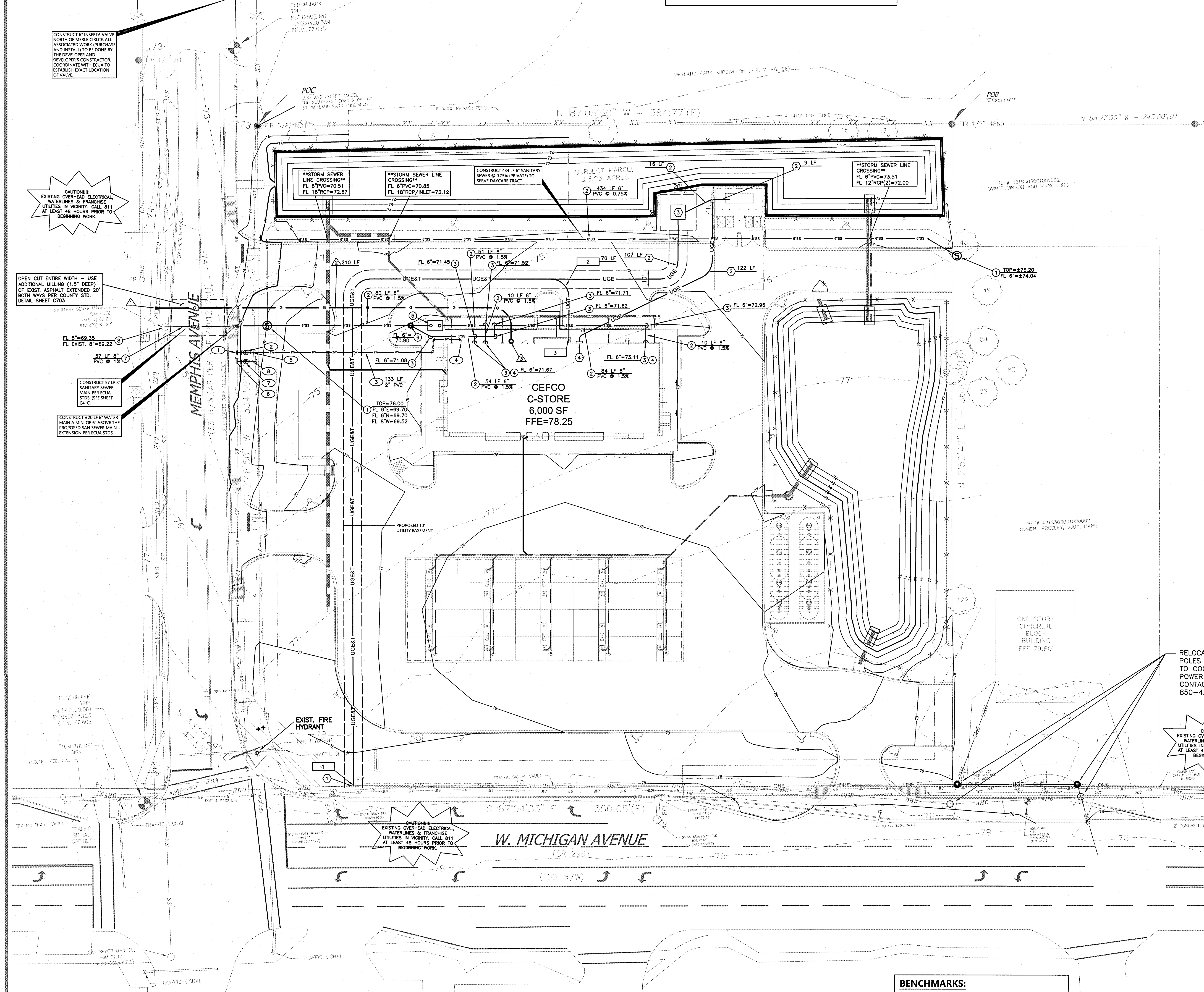
ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES SHALL BE INSTALLED PRIOR TO SITE DISTURBANCE AND MAINTAINED IN GOOD WORKING ORDER UNTIL PROJECT IS COMPLETE AND SITE BECOMES STABILIZED.

THE LAND SHALL REMAIN VEGETATED (TREES INCLUDED, NO FILL MATERIALS PLACED ONSITE, GRADING, EXCAVATING, ETC.) UNTIL SUCH TIME AS PLAN APPROVAL &/OR PROPER PERMITTING ALLOWS FOR SUCH, PER CODE. NOTE- ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL, "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.

ALL WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE MOST RECENT ADDITION OF ECUA'S ENGINEERING MANUAL.



UTILITY PLAN NOTES

1. CONTRACTOR TO HAVE ALL FILL MATERIAL IN PLACE AND COMPACTED BEFORE INSTALLATION OF PROPOSED UTILITIES.
2. CONTRACTOR IS RESPONSIBLE FOR COMPLYING TO THE SPECIFICATIONS OF THE LOCAL AUTHORITIES WITH REGARDS TO MATERIALS AND INSTALLATION OF THE WATER AND SEWER LINES.
3. CONTRACTOR SHALL NOTIFY UTILITY AUTHORITIES INSPECTORS 72 HOURS BEFORE CONNECTING TO ANY EXISTING LINE.
4. SANITARY SEWER PIPE SHALL BE AS FOLLOWS:
   6" PVC SCHEDULE 40
   8" AND 10" PVC SDR26
5. WATER LINE SHALL BE AS FOLLOWS:
   A. PIPE SIZES LESS THAN 3-INCHES THAT ARE INSTALLED BELOW GRADE AND OUTSIDE THE BUILDING SHALL COMPLY WITH THE FOLLOWING:
      1. ENDOPURE - ASTM D2737, 200 PSI - PE 4710/PE 3408
   B. PIPE SIZES 3-INCHES OR GREATER THAT ARE INSTALLED BELOW GRADE AND OUTSIDE THE BUILDING SHALL COMPLY WITH THE FOLLOWING:
      1. POLYVINYL CHLORIDE (PVC) WATER PIPE: PIPE, AWWA C900, RATED DR 18 (CLASS 150), CONTINUALLY MARKED AS REQUIRED.
         a. ELASTOMERIC GASKETS AND LUBRICANT: ASTM - F477 FOR SMALLER PIPES
         b. PIPE JOINTS: INTEGRALLY MOLDED BELL ENDS, ASTM D 3139
6. MINIMUM TRENCH WIDTH SHALL BE 2 FEET.
7. ALL WATER JOINTS ARE TO BE MECHANICAL JOINTS WITH THRUST BLOCKING AS CALLED OUT IN SPECIFICATIONS FOR WATER MAINS.
8. WATER AND SANITARY SEWER SHOULD BE KEPT TEN (10') APART (PARALLEL) OR 18" APART WHEN CROSSING (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE)
9. CONTRACTOR SHALL MAINTAIN 3'-0" COVER ON ALL WATERLINES.
10. ALL UTILITIES SHALL BE KEPT TEN (10') APART (PARALLEL) OR 18" APART WHEN CROSSING (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE)
11. LINES UNDERGROUND SHALL BE INSTALLED, INSPECTED, AND APPROVED PRIOR TO BACKFILLING.
12. TOPS OF EXISTING MANHOLES SHALL BE RAISED AS NECESSARY TO BE FLUSH WITH PROPOSED ELEVATIONS, AND TO BE ONE FOOT ABOVE FINISHED GROUND ELEVATIONS WITH WATER TIGHT LIDS (WHEN PLACED IN GRASS AREA).
13. DRAWINGS DON'T PURPORT TO SHOW ALL EXISTING UTILITIES.
14. EXISTING UTILITIES SHALL BE VERIFIED IN THE FIELD PRIOR TO INSTALLATION OF ANY NEW LINES.
15. REFER TO INTERIOR PLUMBING FOR TIE-IN ON ALL UTILITIES.
16. CONTRACTOR SHALL COORDINATE WITH ALL UTILITY COMPANIES FOR INSTALLATION REQUIREMENTS AND SPECIFICATIONS.
17. CONTRACTOR TO PROVIDE TRENCHING, CONDUIT, PULL WIRE, AND BACKFILL FOR TELEPHONE AND ELECTRIC LINES UNLESS OTHERWISE NOTED.
18. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING THE EXACT LOCATION, SIZE, AND MATERIAL OF ANY EXISTING WATER OR SEWER FACILITY FOR CONNECTION OR USE BY THIS PROJECT. THE RELOCATION OF ANY WATER/SEWER FACILITY REQUIRED TO AVOID ANY PART OF THIS DEVELOPMENT IS THE RESPONSIBILTY OF THE DEVELOPER.
19. REFER TO ARCHITECTURAL PLANS FOR SITE LIGHTING AND ELECTRICAL PLANS.
20. ALL WATER SERVICE AND FIRE LINES AFTER THE WATER METER LOCATED IN THE VAULT WILL BE PRIVATE LINE AND THE RESPONSIBILITY OF THE OWNER.
21. NO UTILITIES/STORM/SANITARY LINES ARE ALLOWED TO CROSS PETROLEUM PIPING.
22. ALL PUBLIC WATER MAINS MUST BE LOCATED IN RECORDED EASEMENTS.
23. ALL CONSTRUCTION TO CONFORM TO APPLICABLE CITY/COUNTY SPECIFICATIONS AND IN ACCORDANCE WITH CITY/ COUNTY ORDINANCES.
24. GENERAL CONTRACTOR TO PROVIDE ALTERNATE BID FOR OVERHEAD ELECTRIC AND TELEPHONE SERVICE LINES TO BE MINIMUM 16' CLEAR ABOVE FINISHED GRADE.

UTILITY LEGEND:

- PROPERTY LINE
- SANITARY SEWER CLEANOUT
- SANITARY SEWER MANHOLE
- WATERLINE FITTINGS
- GATE VALVE
- WATERLINE CAP
- TAPPING SADDLE OR SLEEVE
- BACKFLOW PREVENTION DEVICE PER CITY STANDARDS
- FIRE HYDRANT
- PROPOSED WATER METER (SEE SIZE THIS SHEET
- LOCATION OF GAS METER
- POWER POLE

WATER SERVICE NOTES

CONTACT: ECUA (EMERALD COAST UTILITIES AUTHORITY)
PO BOX 17089
PENSACOLA, FL. 32522
PHONE: (850) 969-5832
CONTACT: ROBYN EGAN, E.I.

1. LOCATION OF TAPPING SADDLE CONNECTION TO EXISTING ECUA 6" WATER MAIN (6"x2")(2" PE TUBING TO 1-1/2" METER) (DOMESTIC SERVICE LINE PER ECUA DETAIL D-40)
2. 1-1/2" DOMESTIC METER (PER ECUA DETAIL D-40)
3. 2" DOMESTIC SERVICE LINE (POLYPIPE)
4. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF UTILITY ENTRANCE INTO THE BUILDING.
5. 2" R.P.Z.A BACKFLOW DEVICE (DOM)
6. LOCATION OF CONNECTION TO EXISTING ECUA 6" WATER MAIN (6"x1")(1" PE TUBING TO 1"METER) (IRRG PER ECUA DETAIL D-40)
7. 1" IRRIGATION METER (PER ECUA DETAIL D-40)
8. 1" DOUBLE CHECK ASSEMBLY BACK FLOW DEVICE (IRRG)

SANITARY SEWER SERVICE NOTES

CONTACT: ECUA (EMERALD COAST UTILITIES AUTHORITY)
PO BOX 17089
PENSACOLA, FL. 32522
PHONE: (850) 969-5832
CONTACT: ROBYN EGAN, E.I.

1. CONSTRUCT SSMH PER ECUA DETAIL D-10. CONTRACTOR TO EXPOSE THE EXISTING SANITARY SEWER LINE, VERIFY INVERT ELEVATION PRIOR TO CONSTRUCTION OF ANY OF THE UTILITIES (SEE SHT. C410).
2. 6" SANITARY SEWER SERVICE LINE (TYP.)
3. SANITARY SEWER CLEAN OUT PER LOCAL CODES
4. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF UTILITY ENTRANCE INTO THE BUILDING.
5. GREASE TRAP - REF MEP PLANS FOR DETAILS & SPECS
6. SAMPLE WELL - REF MEP PLANS FOR DETAILS & SPECS
7. CONTRACTOR TO INSTALL 8" PVC SANITARY SEWER MAIN LINE PER ECUA DETAIL D-61.
8. CONTRACTOR TO CONNECT 8" SANITARY SEWER SERVICE LINE TO EXISTING MANHOLE

GAS SERVICE NOTES

PENSACOLA ENERGY
1625 ATWOOD DR.
PENSACOLA, FL. 32514
PHONE: 850-474-5319
CONTACT: DIANE MOORE

1. LOCATION OF CONNECTION FOR NEW SERVICE
2. CONTRACTOR IS RESPONSIBLE FOR INSTALLING 1-3" CONDUITS WITH NO 90° BENDS. ALL BENDS TO BE SWOOPS.
3. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF GAS ENTRANCE INTO THE BUILDING.

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE.
   ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE. AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT.
   ELEVATION=72.63

TELEPHONE SERVICE NOTES

COX BUSINESS
4771 BAYOU BLVD., SUITE 9
PENSACOLA, FL. 32503
PHONE: (850) 232-5044
CONTACT: TROY YOUNG

1. LOCATION OF CONNECTION FOR NEW SERVICE
2. CONTRACTOR IS RESPONSIBLE FOR INSTALLING 1-3" CONDUITS WITH NO 90° BENDS. ALL BENDS TO BE SWOOPS. TURN CONDUIT UP AT THE ENDS WITH PULL STRINGS
3. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF TELEPHONE AND DATA ENTRANCE INTO THE BUILDING. CONTRACTOR TO PROVIDE 4X4 BACKBOARD WITH NO. 6 GROUNDING WIRE.

ELECTRIC SERVICE NOTES

GULF POWER
75 N. PACE BLVD.
PENSACOLA, FL. 32505
PHONE: (850) 429-2615
CONTACT: JUSTIN SCHNADELBACH

1. LOCATION OF CONNECTION FOR NEW SERVICE
2. CONTRACTOR IS RESPONSIBLE FOR INSTALLING 2-4" CONDUITS WITH NO 90° BENDS. ALL BENDS TO BE SWOOPS. PROVIDE PULL STRINGS
3. PAD MOUNTED TRANSFORMER
4. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF UTILITY ENTRANCE INTO THE BUILDING.
5. CONTRACTOR TO COORDINATE WITH LOCAL ELECTRIC COMPANY TO INSTALL NEW UNDERGROUND PRIMARY WIRE TO PAD MOUNTED TRANSFORMER. CONTRACTOR TO INSURE MIN. 1' SEPARATION FROM PRIVATE UGE.

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770.423.0807
COA# PEF005804

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
UTILITY PLAN

DATE
9-28-21
11-1-21
12-17-21

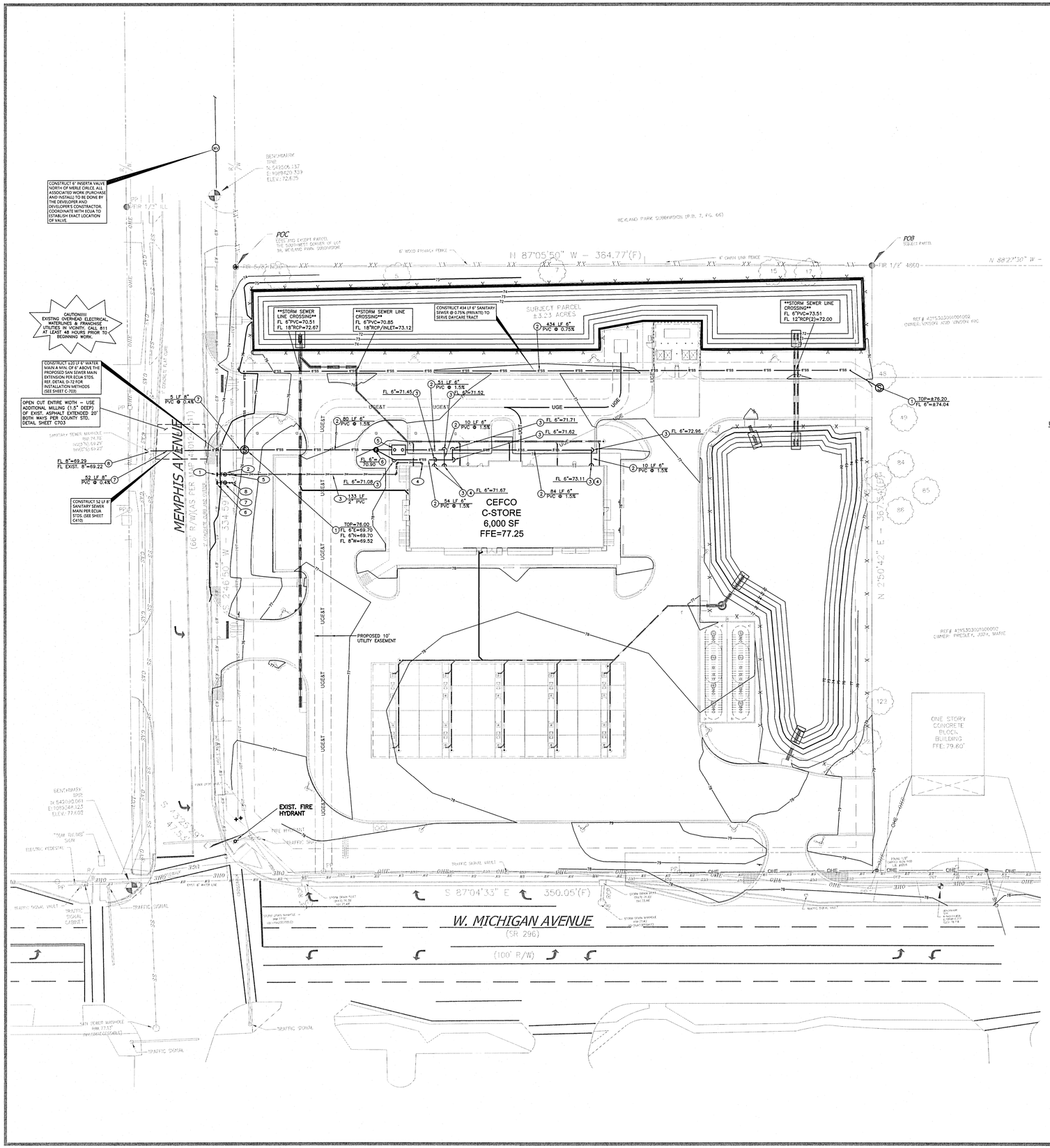
REVISIONS

No. 53398 STATE OF FLORIDA PROFESSIONAL ENGINEER

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C400

CAD FILE: 21000643-C400 UTILITY PLAN



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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.

THE LAND SHALL REMAIN VEGETATED (TREES INCLUDED, NO FILL MATERIALS PLACED ONSITE, GRADING, EXCAVATING, ETC.) UNTIL SUCH TIME AS PLAN APPROVAL &/OR PROPER PERMITTING ALLOWS FOR SUCH, PER CODE. NOTE- ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL, "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.

UTILITY LEGEND:

- PROPERTY LINE
- SANITARY SEWER CLEANOUT
- SANITARY SEWER MANHOLE
- WATERLINE FITTINGS
- GATE VALVE
- WATERLINE CAP
- TAPPING SADDLE OR SLEEVE
- BACKFLOW PREVENTION DEVICE PER CITY STANDARDS
- FIRE HYDRANT
- PROPOSED WATER METER (SEE SIZE THIS SHEET
- LOCATION OF GAS METER
- POWER POLE

UTILITY PLAN NOTES

1. CONTRACTOR TO HAVE ALL FILL MATERIAL IN PLACE AND COMPACTED BEFORE INSTALLATION OF PROPOSED UTILITIES.
2. CONTRACTOR IS RESPONSIBLE FOR COMPLYING TO THE SPECIFICATIONS OF THE LOCAL AUTHORITIES WITH REGARDS TO MATERIALS AND INSTALLATION OF THE WATER AND SEWER LINES.
3. CONTRACTOR SHALL NOTIFY UTILITY AUTHORITIES INSPECTORS 72 HOURS BEFORE CONNECTING TO ANY EXISTING LINE.
4. SANITARY SEWER PIPE SHALL BE AS FOLLOWS:
   6" PVC SCHEDULE 40
   8" AND 10" PVC SDR26
5. WATER LINE SHALL BE AS FOLLOWS:
   A. PIPE SIZES LESS THAN 3-INCHES THAT ARE INSTALLED BELOW GRADE AND OUTSIDE THE BUILDING SHALL COMPLY WITH THE FOLLOWING:
      1. ENDOPURE - ASTM D2737, 200 PSI - PE 4710/PE 3408
   B. PIPE SIZES 3-INCHES OR GREATER THAT ARE INSTALLED BELOW GRADE AND OUTSIDE THE BUILDING SHALL COMPLY WITH THE FOLLOWING:
      1. POLYVINYL CHLORIDE (PVC) WATER PIPE: PIPE, AWWA C900, RATED DR 18 (CLASS 150), CONTINUALLY MARKED AS REQUIRED.
         a. ELASTOMERIC GASKETS AND LUBRICANT: ASTM - F477 FOR SMALLER PIPES
         b. PIPE JOINTS: INTEGRALLY MOLDED BELL ENDS, ASTM D 3139
6. MINIMUM TRENCH WIDTH SHALL BE 2 FEET.
7. ALL WATER JOINTS ARE TO BE MECHANICAL JOINTS WITH THRUST BLOCKING AS CALLED OUT IN SPECIFICATIONS FOR WATER MAINS.
8. WATER AND SANITARY SEWER SHOULD BE KEPT TEN (10') APART (PARALLEL) OR 18" APART WHEN CROSSING (6" WILL BE ALLOWED ON ECUA MAIN LINE CROSSING IN MEMPHIS AVE., AND ANY STORM SEWER LINE CROSSING AS NECESSARY) (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE)
9. CONTRACTOR SHALL MAINTAIN 3'-0" COVER ON ALL WATERLINES.
10. ALL UTILITIES SHALL BE KEPT TEN (10') APART (PARALLEL) OR 18" APART WHEN CROSSING (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE)
11. LINES UNDERGROUND SHALL BE INSTALLED, INSPECTED, AND APPROVED PRIOR TO BACKFILLING.
12. TOPS OF EXISTING MANHOLES SHALL BE RAISED AS NECESSARY TO BE FLUSH WITH PROPOSED ELEVATIONS, AND TO BE ONE FOOT ABOVE FINISHED GROUND ELEVATIONS WITH WATER TIGHT LIDS (WHEN PLACED IN GRASS AREA).
13. DRAWINGS DON'T PURPORT TO SHOW ALL EXISTING UTILITIES.
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19. REFER TO ARCHITECTURAL PLANS FOR SITE LIGHTING AND ELECTRICAL PLANS.
20. ALL WATER SERVICE AND FIRE LINES AFTER THE WATER METER LOCATED IN THE VAULT WILL BE PRIVATE LINE AND THE RESPONSIBILITY OF THE OWNER.
21. NO UTILITIES/STORM/SANITARY LINES ARE ALLOWED TO CROSS PETROLEUM PIPING.
22. ALL PUBLIC WATER MAINS MUST BE LOCATED IN RECORDED EASEMENTS.
23. ALL CONSTRUCTION TO CONFORM TO APPLICABLE CITY/COUNTY SPECIFICATIONS AND IN ACCORDANCE WITH CITY/ COUNTY ORDINANCES.
24. GENERAL CONTRACTOR TO PROVIDE ALTERNATE BID FOR OVERHEAD ELECTRIC AND TELEPHONE SERVICE LINES TO BE MINIMUM 16' CLEAR ABOVE FINISHED GRADE.
25. GENERAL CONTRACTOR WILL BE REQUIRED TO PROVIDE TESTING OF THE NEW WATER MAIN LINE. THE INSPECTOR ASSIGNED TO THE PROJECT WILL HELP COORDINATE / OVERSEE THE TESTING, BUT THE LINE WILL NEED TO BE PRESSURE TESTED AND HAVE BACTERIOLOGICAL SAMPLING DONE PRIOR TO ECUA ACCEPTING OWNERSHIP OF THE NEW LINE. THE PRESSURE TESTING WOULD BE COMPLETED BY THE CONTRACTOR, AND ECUA LAB PERSONNEL WILL GO TO THE SITE AND COLLECT SAMPLES TO PERFORM THE BACTERIA TESTING IN THEIR LAB. ECUA WILL REQUIRE BACT SAMPLES TO BE TAKEN OVER THE COURSE OF TWO DAYS, AND THE TESTS CAN BE DONE NO EARLIER THAN 60 DAYS PRIOR TO FINAL ACCEPTANCE OF THE PROJECT, OTHERWISE THEY WILL BE CONSIDERED EXPIRED.

WATER SERVICE NOTES

CONTACT: ECUA (EMERALD COAST UTILITIES AUTHORITY)
PO BOX 17089
PENSACOLA, FL 32522
PHONE: (850) 969-5832
CONTACT: ROBYN EGAN, E.I.

1. LOCATION OF TAPPING SADDLE CONNECTION TO EXISTING ECUA 6" WATER MAIN (6"x2")(2" PE TUBING TO 1-1/2" METER) (DOMESTIC SERVICE LINE PER ECUA DETAIL D-40)
2. 1-1/2" DOMESTIC METER (PER ECUA DETAIL D-40)
3. 2" DOMESTIC SERVICE LINE (POLYPIPE)
4. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF UTILITY ENTRANCE INTO THE BUILDING.
5. 2" R.P.Z.A BACKFLOW DEVICE (DOM)
6. LOCATION OF CONNECTION TO EXISTING ECUA 6" WATER MAIN (6"x1")(1" PE TUBING TO 1"METER) (IRRG PER ECUA DETAIL D-40)
7. 1" IRRIGATION METER (PER ECUA DETAIL D-40)
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SANITARY SEWER SERVICE NOTES

CONTACT: ECUA (EMERALD COAST UTILITIES AUTHORITY)
PO BOX 17089
PENSACOLA, FL 32522
PHONE: (850) 969-5832
CONTACT: ROBYN EGAN, E.I.

1. CONSTRUCT SSMH PER ECUA DETAIL D-10. CONTRACTOR TO EXPOSE THE EXISTING SANITARY SEWER LINE, VERIFY INVERT ELEVATION PRIOR TO CONSTRUCTION OF ANY OF THE UTILITIES (SEE SHT. C410).
2. 6" SANITARY SEWER SERVICE LINE (TYP.)
3. SANITARY SEWER CLEAN OUT PER LOCAL CODES
4. SEE ARCHITECTURAL PLANS FOR EXACT LOCATION OF UTILITY ENTRANCE INTO THE BUILDING.
5. GREASE TRAP - REF MEP PLANS FOR DETAILS & SPECS
6. SAMPLE WELL - REF MEP PLANS FOR DETAILS & SPECS
7. CONTRACTOR TO INSTALL 8" PVC SANITARY SEWER MAIN LINE PER ECUA DETAIL D-61.
8. CONTRACTOR TO CONNECT 8" SANITARY SEWER SERVICE LINE TO EXISTING MANHOLE

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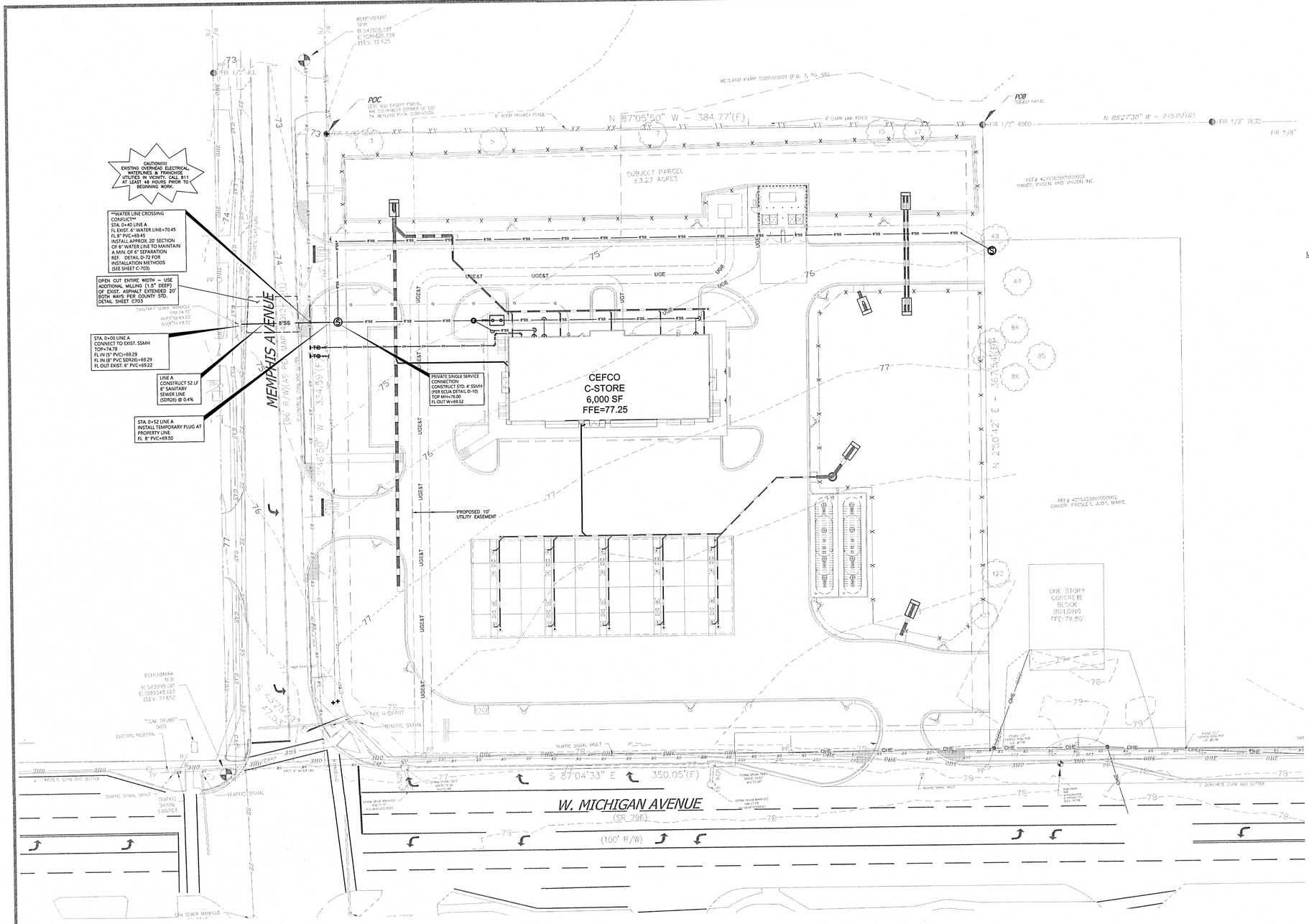

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UTILITY PLAN NOTES

1. CONTRACTOR TO HAVE ALL FILL MATERIAL IN PLACE AND COMPACTED BEFORE INSTALLATION OF PROPOSED UTILITIES.
2. CONTRACTOR IS RESPONSIBLE FOR COMPLYING TO THE SPECIFICATIONS OF THE LOCAL AUTHORITIES WITH REGARDS TO MATERIALS AND INSTALLATION OF THE WATER AND SEWER LINES.
3. CONTRACTOR SHALL NOTIFY UTILITY AUTHORITIES INSPECTORS 72 HOURS BEFORE CONNECTING TO ANY EXISTING LINE.
4. SANITARY SEWER PIPE SHALL BE AS FOLLOWS:
   8" PVC SDR26.
5. WATER LINE SHALL MEET ECUA REQUIREMENTS.
6. MINIMUM TRENCH WIDTH SHALL BE 2 FEET.
7. ALL WATER JOINTS ARE TO BE MECHANICAL JOINTS WITH THRUST BLOCKING AS CALLED OUT IN SPECIFICATIONS FOR WATER MAINS.
8. WATER AND SANITARY SEWER SHOULD BE KEPT TEN (10') APART (PARALLEL) OR 18" APART WHEN CROSSING (6" WILL BE ALLOWED ON ECUA MAIN LINE CROSSING IN MEMPHIS AVE., AND ANY STORM SEWER LINE CROSSING AS NECESSARY) (OUTSIDE EDGE OF PIPE TO OUTSIDE EDGE OF PIPE)
9. CONTRACTOR SHALL MAINTAIN 3'-0" COVER ON ALL WATERLINES.
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19. ALL CONSTRUCTION TO CONFORM TO APPLICABLE CITY/COUNTY SPECIFICATIONS AND IN ACCORDANCE WITH CITY/ COUNTY ORDINANCES.

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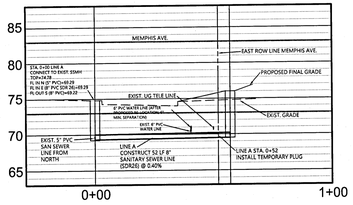

SANITARY SEWER PLAN & PROFILE

ECUA
(WATER&SEWER)
PO BOX 17089
PENSACOLA, FL. 32522
PHONE: (850) 969-5832
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ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
SANITARY SEWER PLAN & PROFILE

DATE
9-28-21
11-1-21
12-18-21
1-6-22
REVISIONS

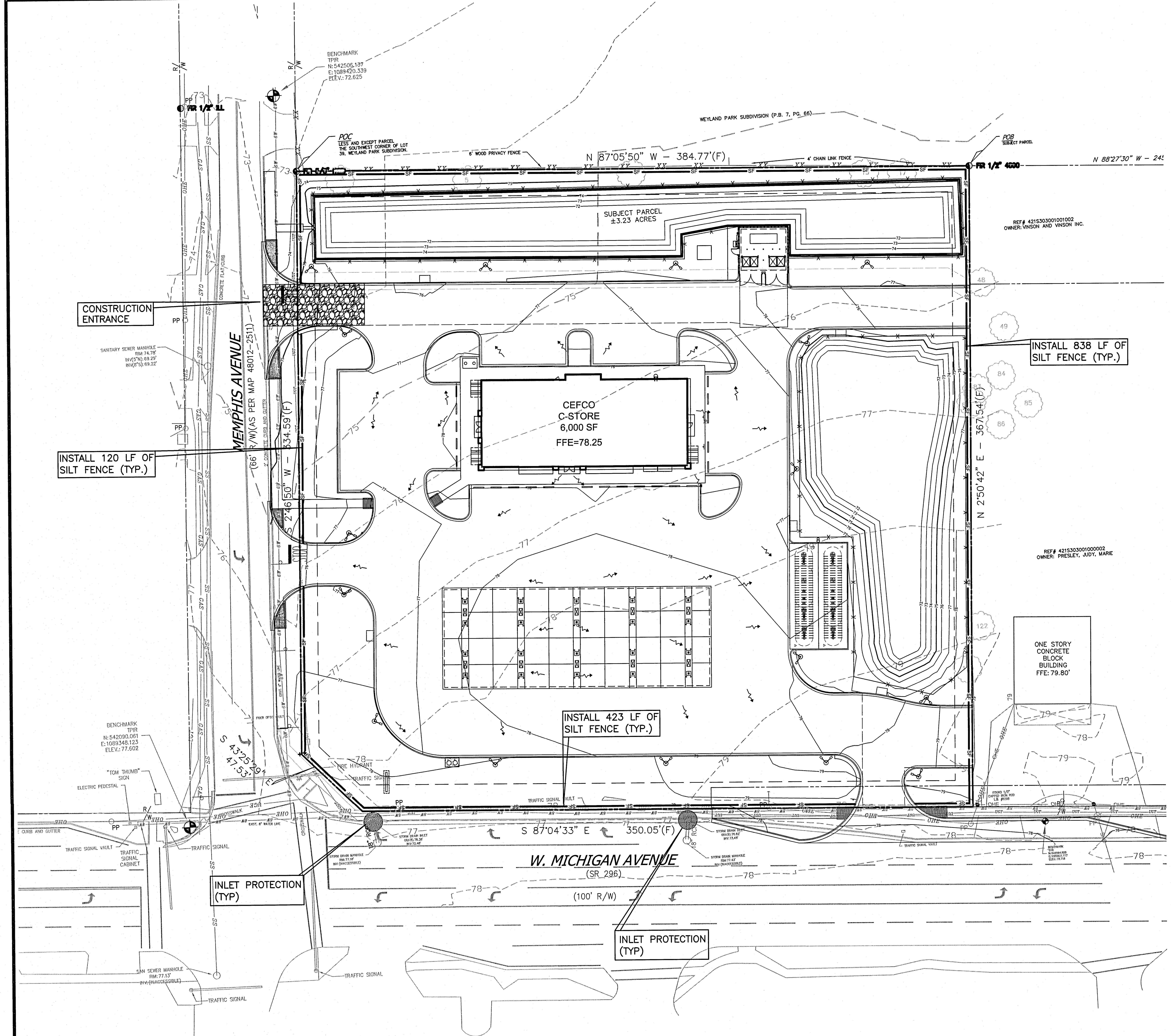
LICENSED PROFESSIONAL ENGINEER No. 63398 STATE OF FLORIDA

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C410

CAD FILE: 21000643-C410 SAN SWR EXT ECUA PLAN N PROFILE

FILE NAME: C:\Users\jgreen.CivilPros - Atwell LLC\Desktop\Cefco - Michigan & Memphis, Pensacola FL 21000643_New Folder Set up_LD\C4 PRODUCTION\21000643-C410 SAN SWR EXT ECUA PLAN N PROFILE.dwg LAST SAVED BY: jgreen 1/7/2022 11:32 AM PLOTTED BY: jgreen 1/7/2022 11:32 AM PLOTTED ON: ARCH FULL BLEED D (24.00 x 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB



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.

THE LAND SHALL REMAIN VEGETATED (TREES INCLUDED, NO FILL MATERIALS PLACED ONSITE, GRADING, EXCAVATING, ETC.) UNTIL SUCH TIME AS PLAN APPROVAL &/OR PROPER PERMITTING ALLOWS FOR SUCH, PER CODE. NOTE- ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL, "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.

THE SUBJECT PARCEL FALLS WITHIN THE TRAVEL TIME CONTOUR OF A PROTECTED (POTABLE) WELLHEAD. CONTRACTORS SHALL BE RESPONSIBLE FOR REPORTING SPILLS OF POTENTIALLY HAZARDOUS SUBSTANCES (I.E. GASOLINE, DIESEL FUEL, HYDRAULIC FLUID, CLEANING PRODUCTS, CHEMICALS, ETC.) TO THE APPROPRIATE STATE (FDEP STATE WARNING POINT 1-800-320-0519) AND LOCAL (ECUA- EMERALD COAST UTILITIES AUTHORITY (850) 476-5110 AND ESCAMBIA COUNTY HEALTH DEPARTMENT/ENVIRONMENTAL HEALTH 595-6712) AGENCIES.

BENCHMARKS:

1. IRON ROD SET ON THE INSIDE RADIUS OF BACK OF CURB AT THE NORTHWEST CORNER OF THE INTERSECTION OF W. MICHIGAN AVE. (SR 296), AND MEMPHIS AVE.
   ELEVATION=77.60
2. IRON ROD SET APPROX. 5.5' EAST OF THE EAST BACK OF CURB ON MEMPHIS AVE. AND APPROX. 45.5' NW OF THE NW CORNER OF THIS TRACT.
   ELEVATION=72.63

EROSION CONTROL DATA (PHASE 1)

TOTAL PROPERTY AREA	3.23 AC
DISTURBED AREA	3.0 AC
SEDIMENT STORAGE REQUIRED (67 CY PER ACRE)	201 CY
SEDIMENT STORAGE PROVIDED	201 CY

1. ALL EROSION AND SEDIMENTATION CONTROL DEVICES SHALL CONFORM TO THE LATEST EROSION AND SEDIMENT CONTROL REGULATIONS FOR THE STATE, COUNTY, AND/OR CITY.
2. THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES, AND MAINTAINED DURING SUCH ACTIVITIES.
3. WHEN ANY CONSTRUCTION BORDERS A DRAINAGE COURSE, THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ANY BUILDING OR OTHER EXCAVATION SPOILED DIRT, CONSTRUCTION TRASH OR DEBRIS, ETC. FROM THE DRAINAGE AREAS SHOWN HEREON IN AN EXPEDITIOUS MANNER AS CONSTRUCTION PROGRESSES.
4. EROSION CONTROL MEASURES ARE TO BE PLACED AT DOWNSTREAM TOE OF ALL CUT AND FILL SLOPES. WIRE REINFORCED BACKING (TYPE C) SILT FENCE TO BE USED UNLESS OTHERWISE INDICATED.
5. SILT FENCE MUST MEET REQUIREMENTS OF THE SPECIFICATIONS CONTAINED IN THE CONSTRUCTION DETAILS OR AN EQUIVALENT PRODUCT APPROVED BY THE OWNER'S REPRESENTATIVE.
6. PRIOR TO ANY OTHER CONSTRUCTION A STABILIZED CONSTRUCTION ENTRANCE/EXIT SHALL BE BUILT. THE CONSTRUCTION ENTRANCE/EXIT SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH STONE. ALL MATERIALS SPILLED, DROPPED, WASHED OR TRACKED FROM VEHICLE OR SITE ONTO PUBLIC ROADWAY OR INTO STORM DRAIN MUST BE REMOVED IMMEDIATELY.
7. PRIOR TO COMMENCING LAND DISTURBANCE ACTIVITY, THE LIMITS OF LAND DISTURBANCE SHALL BE CLEARLY AND ACCURATELY DEMARCATED WITH STAKES, RIBBONS OR OTHER APPROPRIATE MEANS. THE LOCATION AND EXTENT OF ALL AUTHORIZED LAND DISTURBANCE ACTIVITY SHALL BE DEMARCATED FOR THE DURATION OF THE CONSTRUCTION ACTIVITY. NO LAND DISTURBANCE SHALL OCCUR OUTSIDE THE APPROVED LIMITS INDICATED ON THE APPROVED PLANS. IF WETLANDS EXIST ON-SITE, ANY CLEARING MUST BE IN ACCORDANCE WITH THE WETLANDS PERMIT.
8. IMMEDIATELY AFTER THE ESTABLISHMENT OF CONSTRUCTION ENTRANCES/EXITS, ALL PERIMETER EROSION DEVICES AND STORMWATER MANAGEMENT DEVICES SHALL BE INSTALLED PRIOR TO ANY OTHER CONSTRUCTION.
9. OWNER AGREES TO PROVIDE AND MAINTAIN OFF-STREET PARKING ON THE SUBJECT PROPERTY DURING THE ENTIRE CONSTRUCTION PERIOD.
10. THE CONSTRUCTION OF THE SITE WILL COMMENCE WITH THE INSTALLATION OF EROSION CONTROL MEASURES SUFFICIENT TO CONTROL SEDIMENT DEPOSITS AND EROSION. ALL SEDIMENT CONTROL WILL BE MAINTAINED UNTIL ALL UPSTREAM GROUND WITHIN THE CONSTRUCTION AREA HAS BEEN COMPLETELY STABILIZED WITH PERMANENT VEGETATION AND ALL ROADS/DRIVEWAYS HAVE BEEN PAVED.
11. EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO GROUND DISTURBANCE. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM THAT SHOWN ON THE APPROVED PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FORM THE FINAL PROPOSED DRAINAGE PATTERNS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.
12. CONTRACTOR SHALL MAINTAIN ALL EROSION CONTROL MEASURES UNTIL PERMANENT VEGETATION HAS BEEN ESTABLISHED.
13. THE CONTRACTOR SHALL REMOVE ACCUMULATED SILT WHEN THE SILT IS WITHIN 12" OF THE TOP OF THE SILT FENCE UTILIZED FOR EROSION CONTROL. IN THE SEDIMENTATION POND, SEDIMENT REMOVAL IS REQUIRED WHEN SEDIMENT REACHES THE ELEVATION CORRESPONDING TO CLEANOUT BASIN.
14. FAILURE TO INSTALL, OPERATE OR MAINTAIN ALL EROSION CONTROL MEASURES WILL RESULT IN ALL CONSTRUCTION BEING STOPPED ON THE JOB UNTIL SUCH MEASURES ARE CORRECTED.
15. A COPY OF THE APPROVED LAND DISTURBANCE PLAN AND PERMIT SHALL BE PRESENT ON THE SITE WHENEVER LAND DISTURBANCE ACTIVITY IS IN PROGRESS.
16. ALL OPEN SWALES MUST BE GRASSED AND/OR RIP-RAP PLACED AS REQUIRED TO CONTROL EROSION. A MINIMUM OF 4.5 SQUARE YARDS OF 50-LB STONES SHALL BE PLACED AT ALL DOWNSTREAM HEADWALLS. THE PLACEMENT OF RIP-RAP AT THE DOWNSTREAM HEADWALLS SHALL BE PLACED IMMEDIATELY UPON THE INSTALLATION OF PIPES AND DRAINAGE DITCHES.
17. ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH TEMPORARY SEEDING.
18. ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES WILL BE INSTALLED IF DEEMED NECESSARY BY ON-SITE INSPECTION.
19. EROSION AND SEDIMENT CONTROL SHALL BE THE CONTRACTOR'S RESPONSIBILITY FOR COMPLIANCE, INSTALLATION, MAINTENANCE AND REMOVAL AS REQUIRED BY THE REGULATIONS OF THE STATE AND/OR GOVERNING AGENCY. THE INSTALLATION OF THE REQUIRED EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AS A FIRST STEP IN CONSTRUCTION.
20. CONTRACTOR TO MAINTAIN ON-SITE DAILY LOG OF ALL MAINTENANCE OF EROSION AND SEDIMENT CONTROL MEASURES. LOG SHALL BE MADE AVAILABLE FOR INSPECTION AT ALL TIMES. THE CONTRACTOR IS RESPONSIBLE TO SUBMIT THE NPDES NOTICE OF INTENT AND NOTICE OF TERMINATION TO THE APPROPRIATE STATE AGENCY.
21. THE CONTRACTOR IS RESPONSIBLE FOR UPHOLDING THE EROSION CONTROL STANDARDS FOR ESCAMBIA COUNTY REGARDLESS OF WHAT SEDIMENT CONTROL MEASURES WERE INDICATED WITHIN THE PLAN SET.
22. FOR CALCULATIONS OF ANY BMPs SHOWN TO BE USED, SEE DETAIL SHEETS FOR THOSE NOT SHOWN ON THE PLAN.

EROSION CONTROL LEGEND:

PROPERTY LINE
557 PROPOSED CONTOUR ELEVATION
543 EXISTING CONTOUR ELEVATION
PROPOSED CONSTRUCTION ENTRANCE SEE DETAIL NO 33A, SHEET C-7.1
PROPOSED SILT FENCE SEE DETAIL NO. 31A, SHEET C-7.1
PROPOSED CURB INLET PROTECTION SEE DETAIL NO. 33E, SHEET C-7.1

CONSTRUCTION PHASING:

PHASE 1 - SITE DEMO AND GRADING
PHASE 2 - UTILITY INSTALLATION
PHASE 3 - PAVING OF SITE
PHASE 4 - LANDSCAPING / SOIL STABILIZATION

TOTAL SITE = 1.84 ACRES
TOTAL AREA DISTURBED = 2.0 ACRES

TPDES GENERAL NOTES:
1. CONTRACTOR MUST DEVELOP AND IMPLEMENT A STORM WATER POLLUTION PREVENTION PLAN (SWPPP) AND SUBMIT TO CITY PRIOR TO CONSTRUCTION.
2. CONTRACTOR MUST POST A SIGNED COPY OF THE CONSTRUCTION SITE NOTICE AT THE SITE AT ALL TIMES DURING CONSTRUCTION.
3. CONTRACTOR MUST PROVIDE A COPY OF THE SIGNED CONSTRUCTION SITE NOTICE TO THE COUNTY AT LEAST 2 DAYS PRIOR TO BEGINNING CONSTRUCTION.

Know what's below. Call before you dig.
THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES.

NOTICE:
CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR; NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK, OF PERSONS ENGAGED IN THE WORK, OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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24 HOUR EMERGENCY CONTACT

ATWELL
866.850.4200 www.atwell-group.com
9001 AIRPORT FREEWAY, SUITE 660
NORTH RICHLAND HILLS, TX
972.638.8860

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
EROSION CONTROL PLAN

DATE 9-28-21
11-1-21
12-15-21

REVISIONS

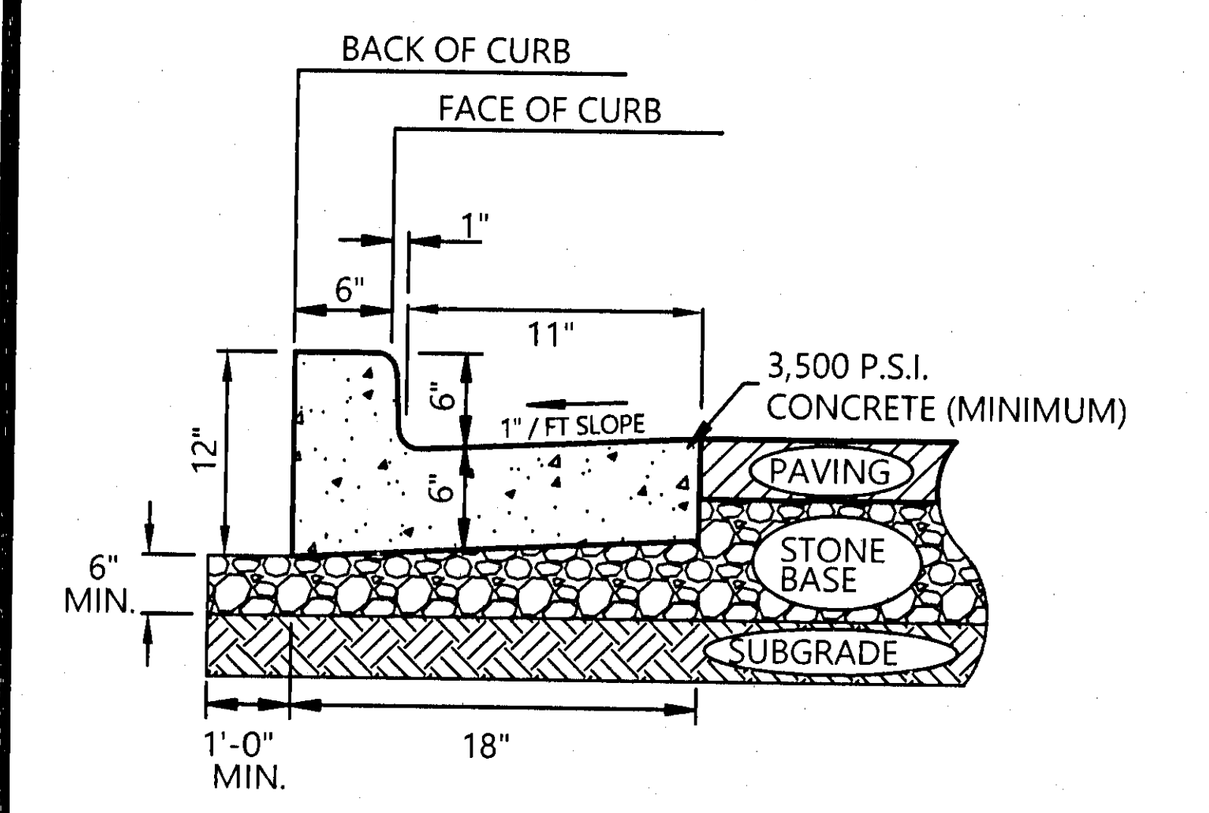
No. 53398 STATE OF FLORIDA PROFESSIONAL ENGINEER

0 15' 30'
SCALE: 1"=30'

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C500

CAD FILE: 21000643-C500 EROSION PHASE 1

FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Desktop\Cefco - Michigan n Memphis Pensacola FL 21000643_New folder Set up_LD\04 PRODUCTION\21000643-C500 EROSION PHASE 1.dwg LAST SAVED BY: jgreen 11/5/2021 1:33 PM PLOTTED BY: Jeff Green 12/15/2021 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB

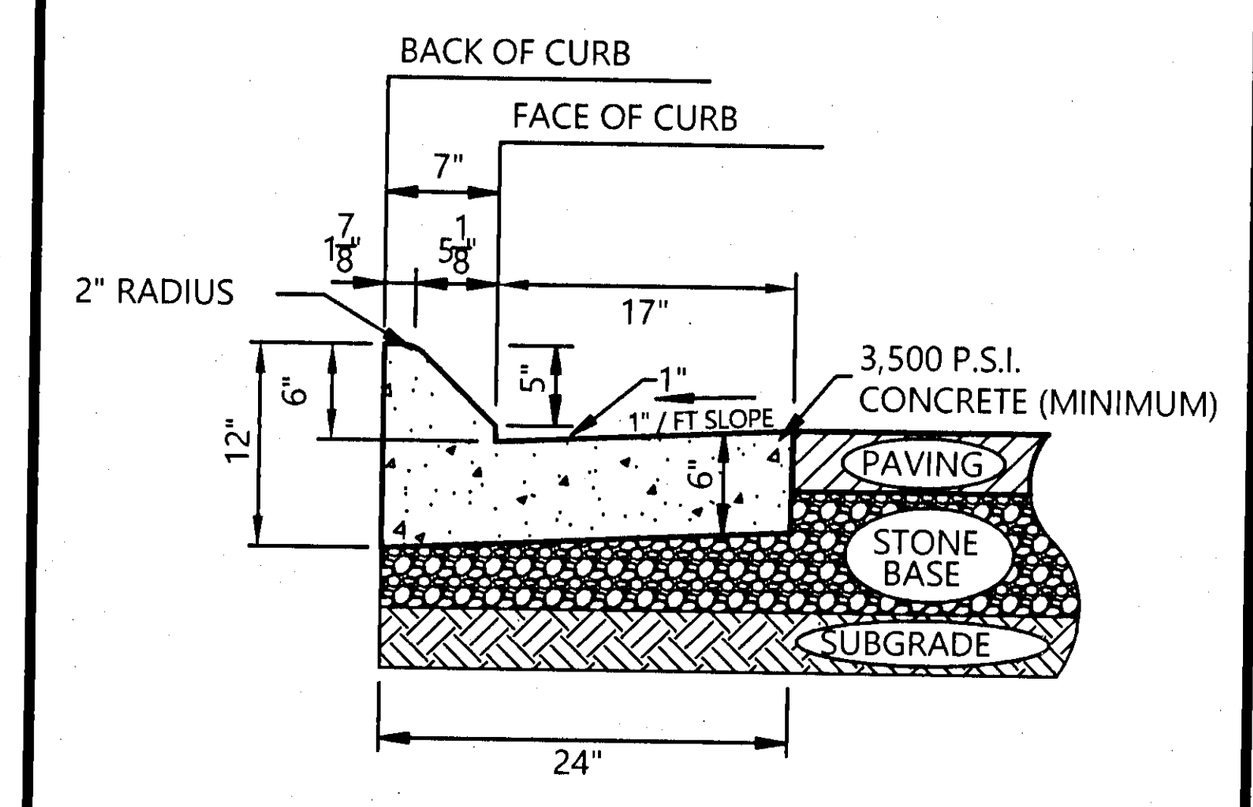


NOTES

1. EXPANSION JOINTS REQUIRED AT ALL STRUCTURES AND CURB RETURNS. 25 FOOT MAXIMUM DISTANCE BETWEEN EXPANSION JOINTS.
2. 3,500 P.S.I. CONCRETE WITH SMOOTH FINISH.
3. COMPACT SUBGRADE TO 95% STANDARD PROCTOR.
4. SEE GEOTECHNICAL REPORT FOR ADDITIONAL INFORMATION.

STANDARD 18" CONCRETE CURB AND GUTTER "A"

N.T.S.



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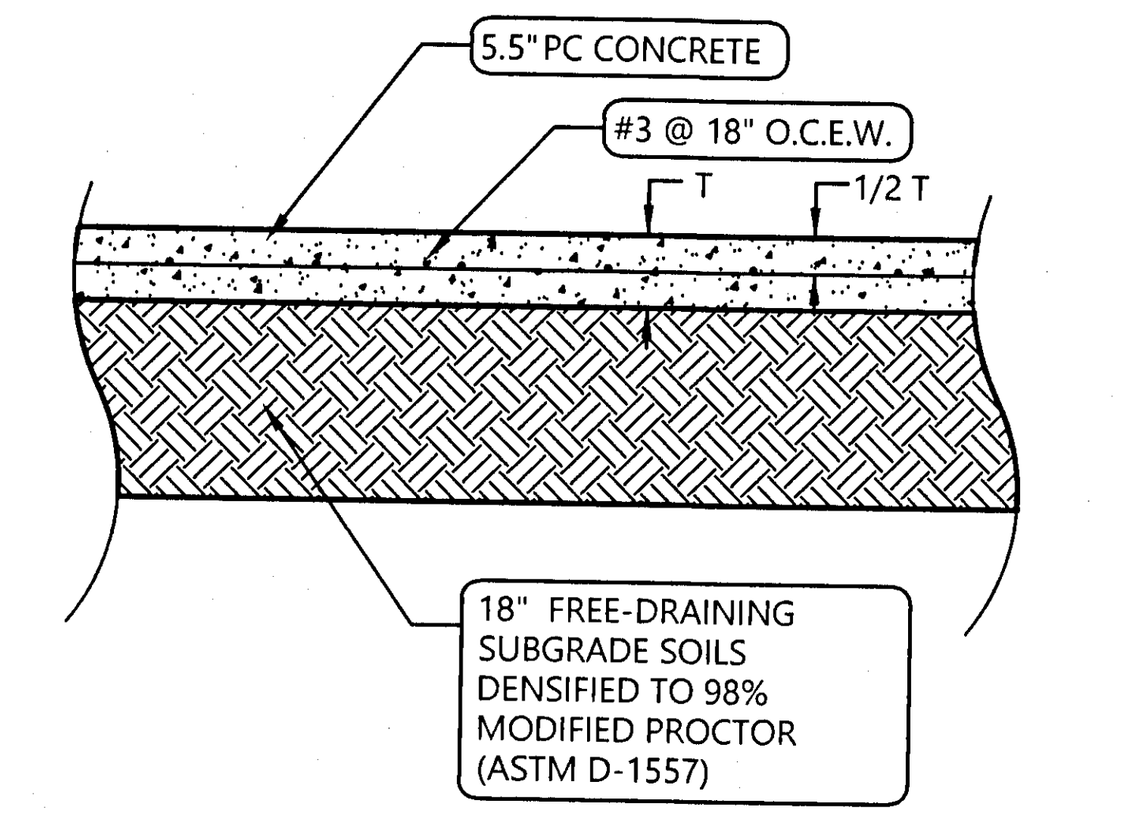
1. EXPANSION JOINTS REQUIRED AT ALL STRUCTURES AND CURB RETURNS. 25 FOOT MAXIMUM DISTANCE BETWEEN EXPANSION JOINTS.
2. 3,500 P.S.I. CONCRETE WITH SMOOTH FINISH.
3. COMPACT SUBGRADE TO 95% STANDARD PROCTOR.
4. SEE GEOTECHNICAL REPORT FOR ADDITIONAL INFORMATION.

MOUNTABLE CONCRETE CURB AND GUTTER "A"

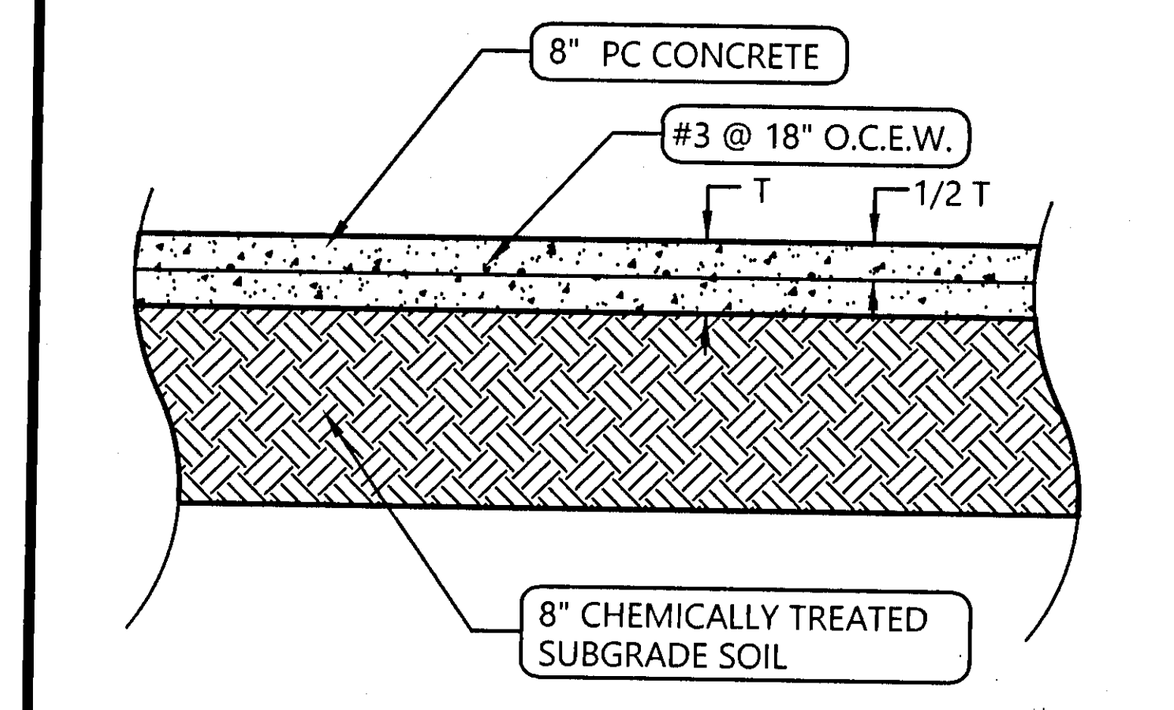
N.T.S.



THIS PAVEMENT DETAIL IS BASED ON THE GEOTECHNICAL REPORT FOR FIKE'S WHOLESALE, INC, BY NOVA, DATED FEBRUARY 3, 2021. THE CONTRACTOR SHOULD CLARIFY ANY DISCREPANCY BETWEEN THE GEOTECHNICAL REPORT AND THIS DETAIL PRIOR TO BIDDING OR CONSTRUCTING.

MEDIUM DUTY PAVING

N.T.S.



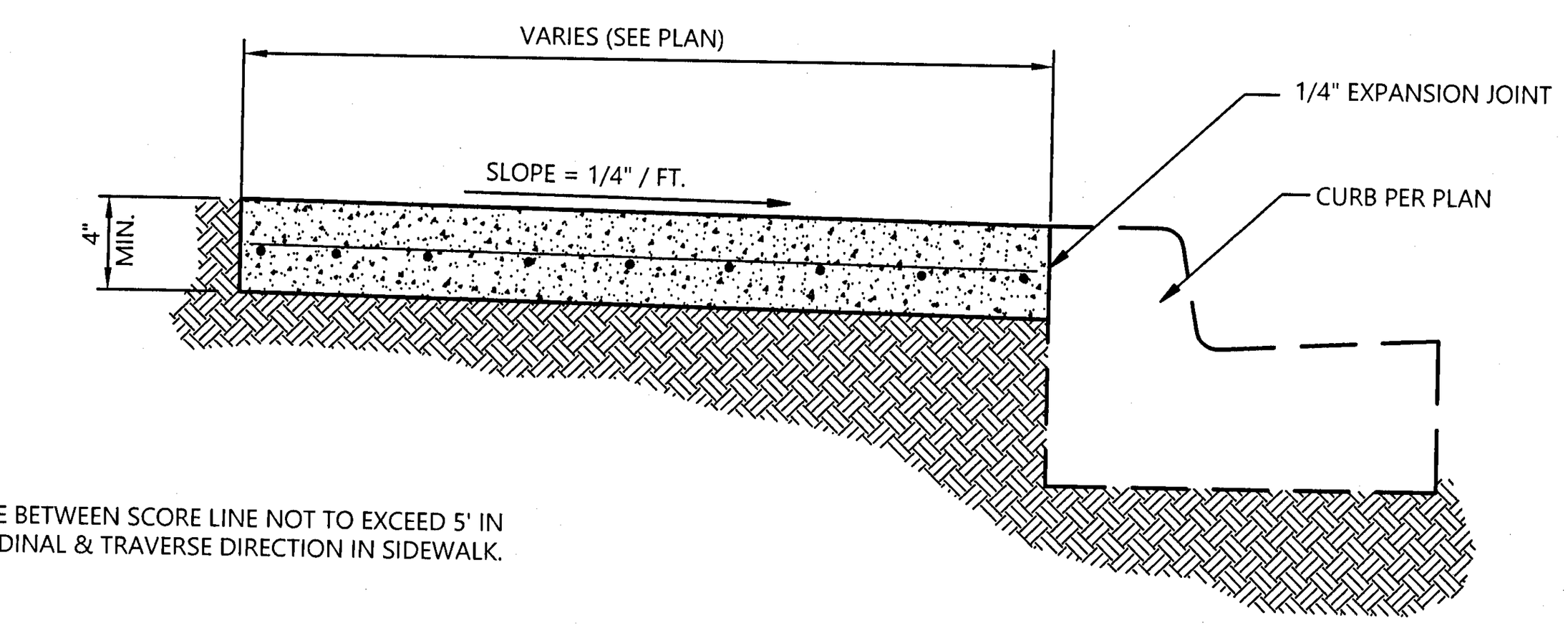
THIS PAVEMENT DETAIL IS BASED ON THE GEOTECHNICAL REPORT FOR FIKE'S WHOLESALE, INC, BY NOVA, DATED FEBRUARY 3, 2021. THE CONTRACTOR SHOULD CLARIFY ANY DISCREPANCY BETWEEN THE GEOTECHNICAL REPORT AND THIS DETAIL PRIOR TO BIDDING OR CONSTRUCTING.

HEAVY DUTY PAVING

N.T.S.

NOTES

1. ACCESSIBLE RAMPS, PER D.O.T. SPECIFICATIONS, TO BE PROVIDED AT ALL LOCATIONS SHOWN ON PLANS.
2. REINFORCING SHALL BE No. 3 BARS AT 18" ON CENTER EACH WAY (MAXIMUM SPACING), OR 6x6 - W2.9xW2.9 WWF.
3. 4" AGGREGATE BASE COURSE COMPACTED TO 98% STANDARD PROCTOR TYPICAL IN AREAS WITH UNSUITABLE SUBGRADE.
4. REFER TO SITEWORK SPECIFICATIONS FOR MORE INFORMATION.

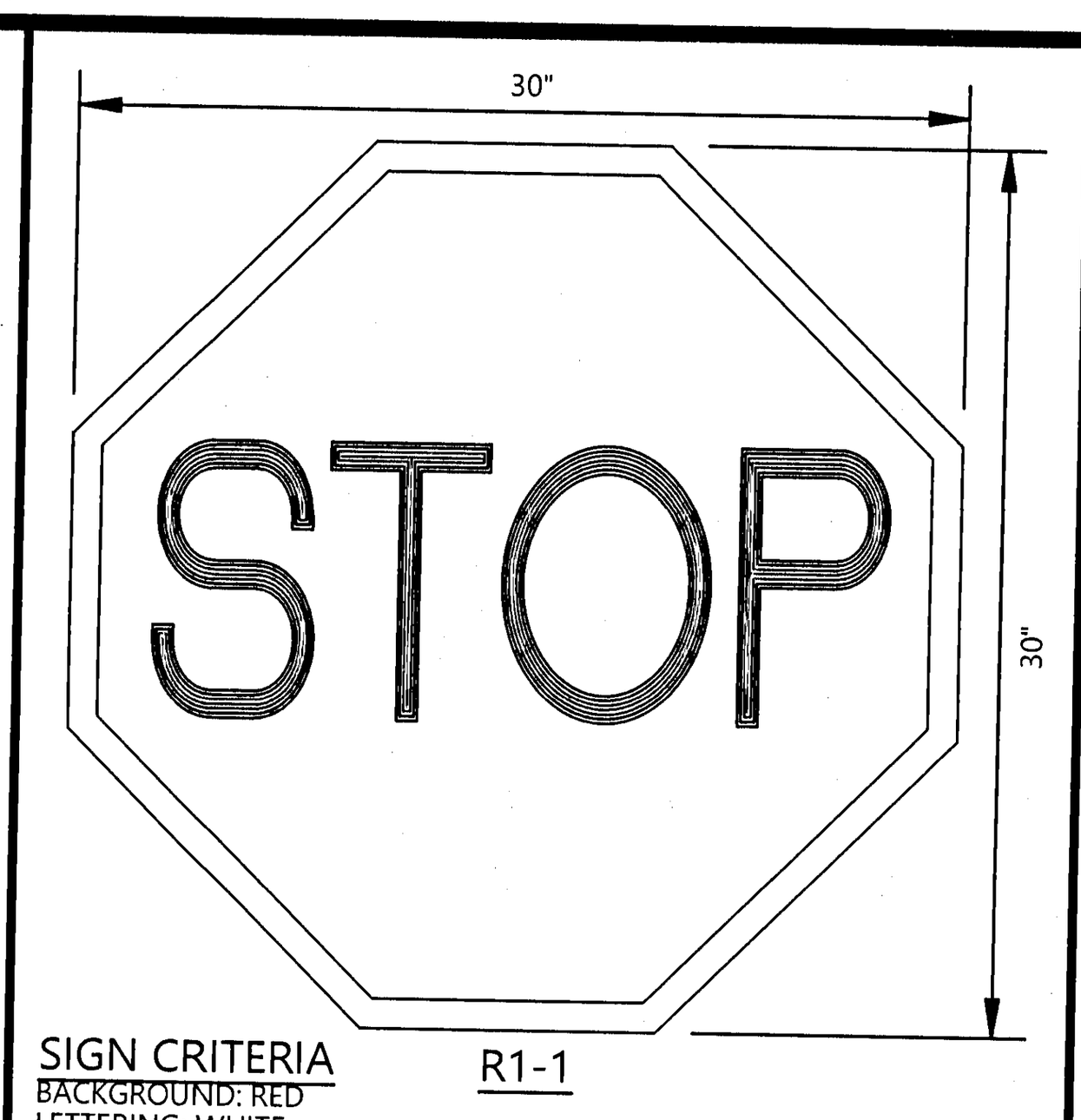


NOTE

DISTANCE BETWEEN SCORE LINE NOT TO EXCEED 5' IN LONGITUDINAL & TRAVERSE DIRECTION IN SIDEWALK.

CONCRETE SIDEWALK

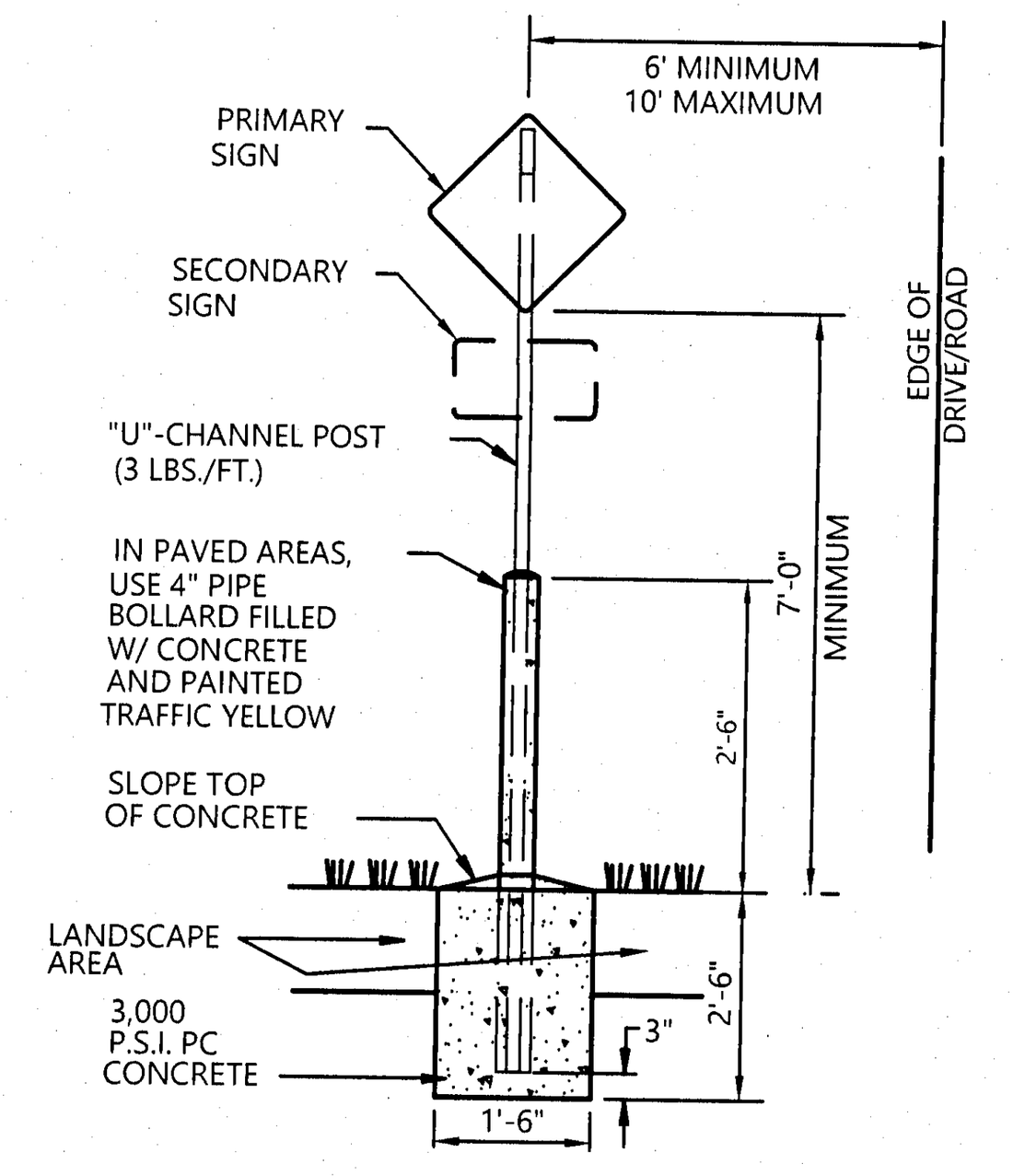
N.T.S.



SIGN CRITERIA
BACKGROUND: RED
LETTERING: WHITE
BORDER: WHITE
REFERENCE: MUTCD

"STOP" SIGN

N.T.S.

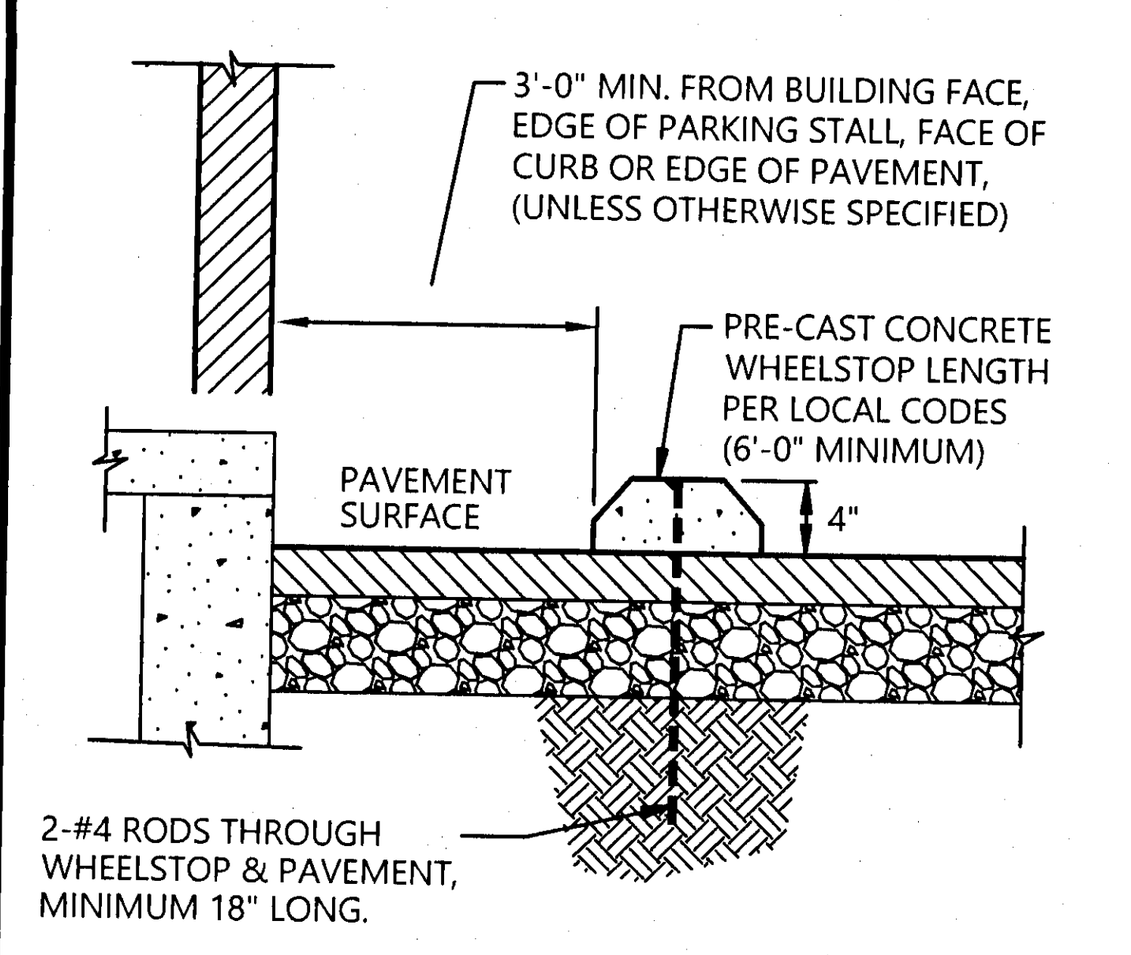


NOTES:

1. SIGN SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER RECOMMENDATIONS AND ALL FEDERAL, STATE, AND LOCAL CODES.
2. CONCRETE BOLLARD AROUND POST IS NECESSARY WHERE SIGN IS TO BE WITHIN 2' OF TRAVEL LANE OR PARKING SPACE.

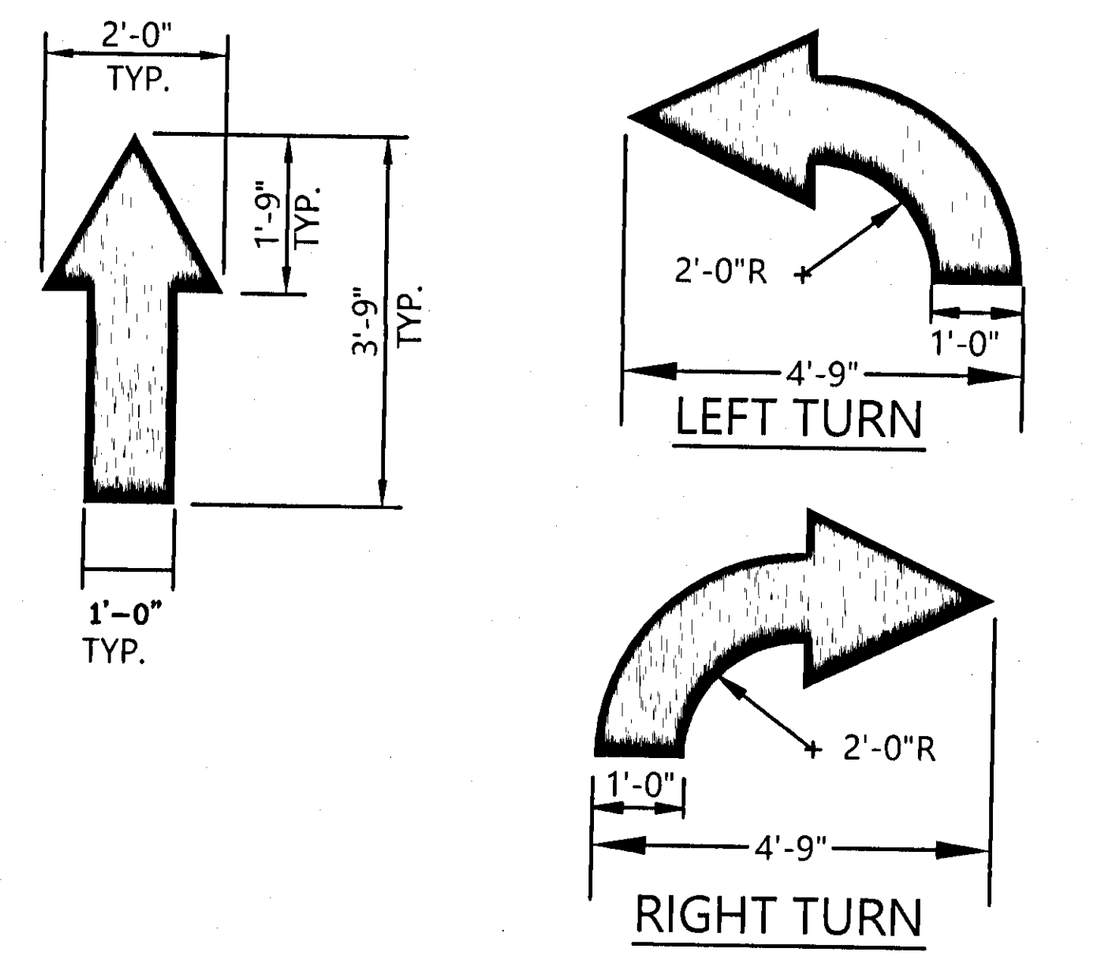
SIGN BASE IN LANDSCAPE AREA

N.T.S.



PRE-CAST CONCRETE WHEELSTOP

N.T.S.

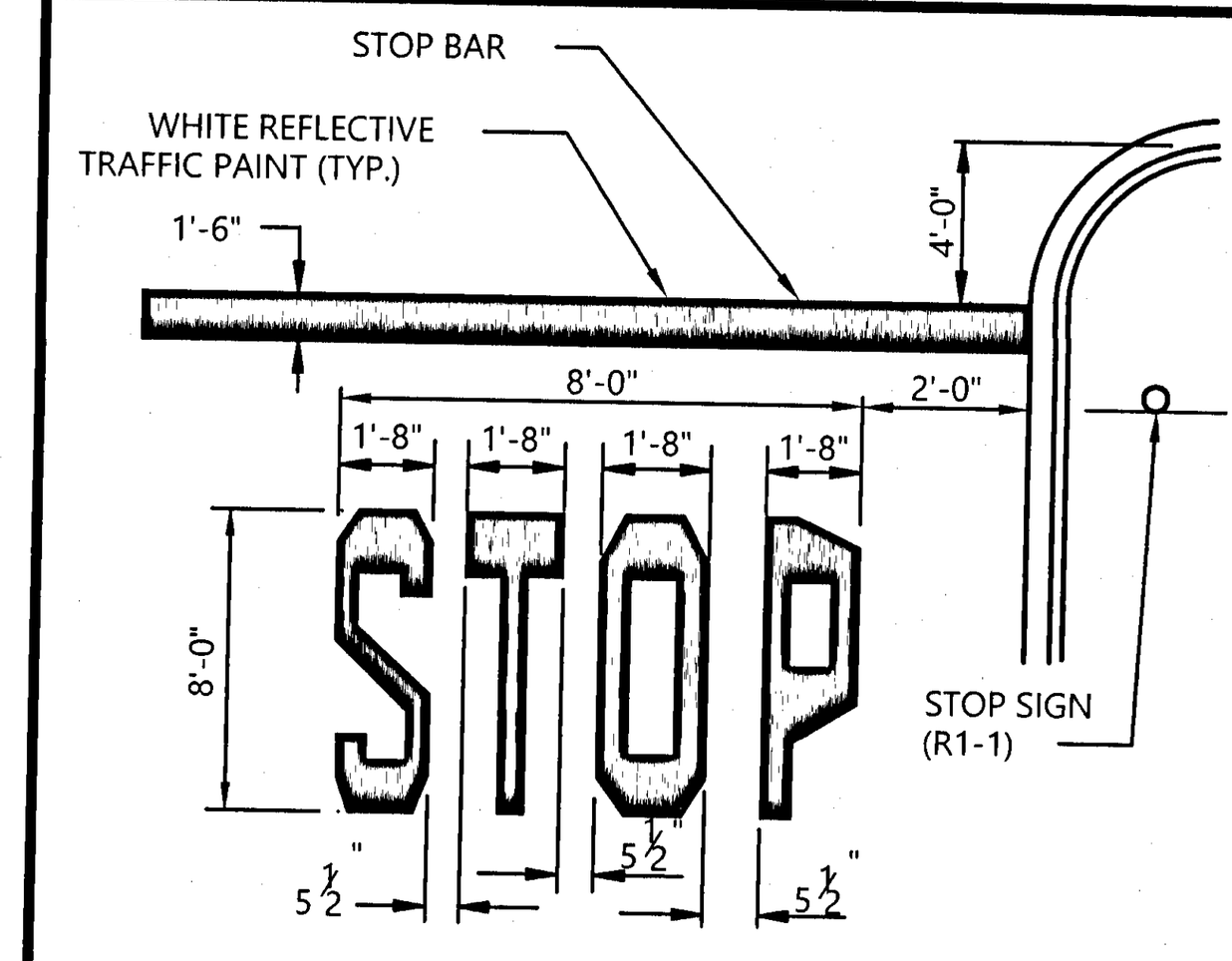


NOTES:

1. WORDS AND ARROWS FOR DRIVEWAYS SHALL BE APPLIED ACCORDING TO REQUIREMENTS AS OUTLINED IN SECTION 3B-20 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS.
2. ALL TRAFFIC FLOW ARROWS TO BE SOLID WHITE REFLECTIVE TRAFFIC PAINT OR MEET LOCAL REQUIREMENTS.

PARKING LOT FLOW ARROW

N.T.S.

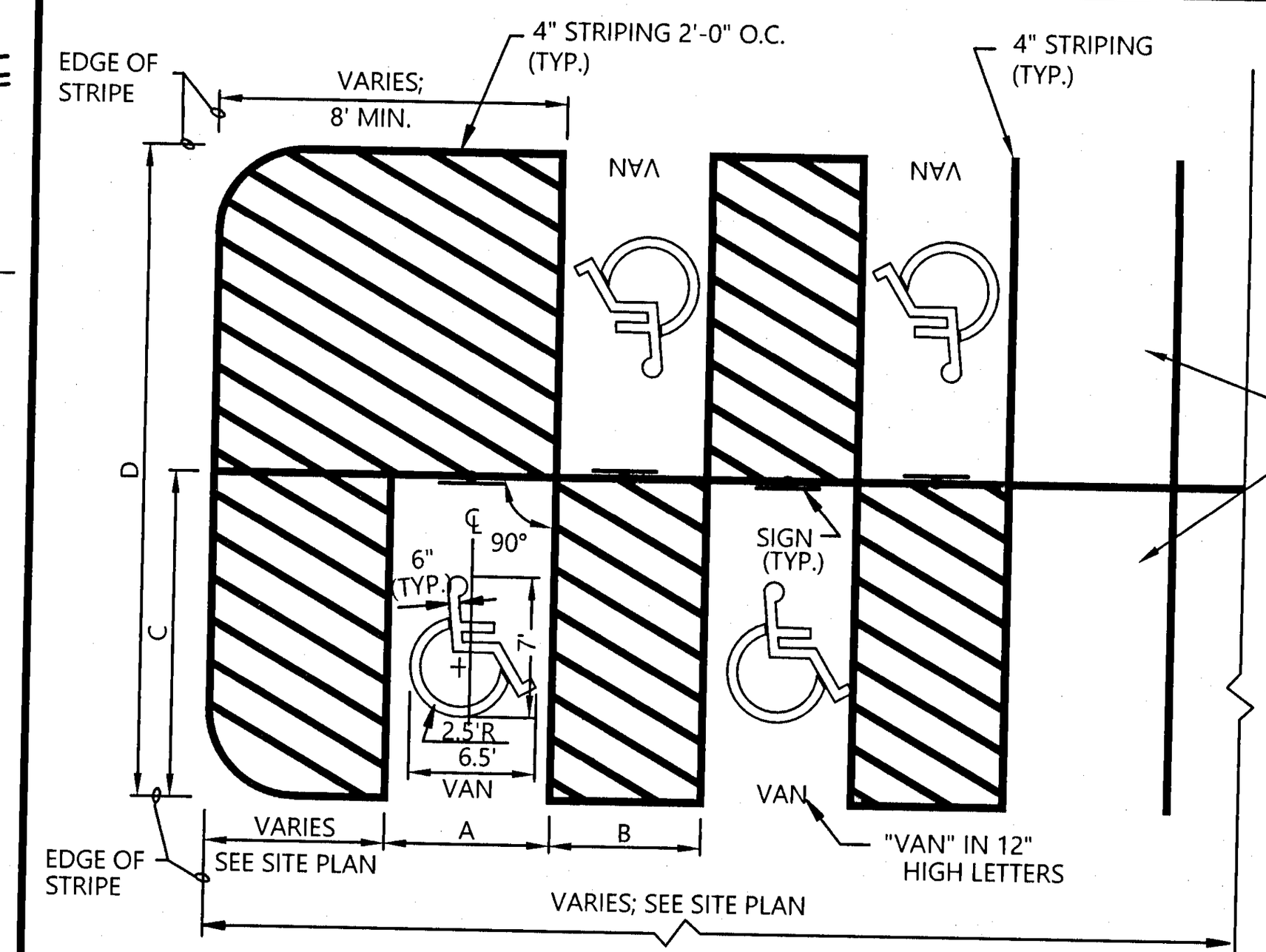


NOTES:

WORDS AND ARROWS FOR DRIVEWAYS SHALL BE APPLIED ACCORDING TO REQUIREMENTS AS OUTLINED IN SECTION 3B-20 OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS.

STOP BAR

N.T.S.



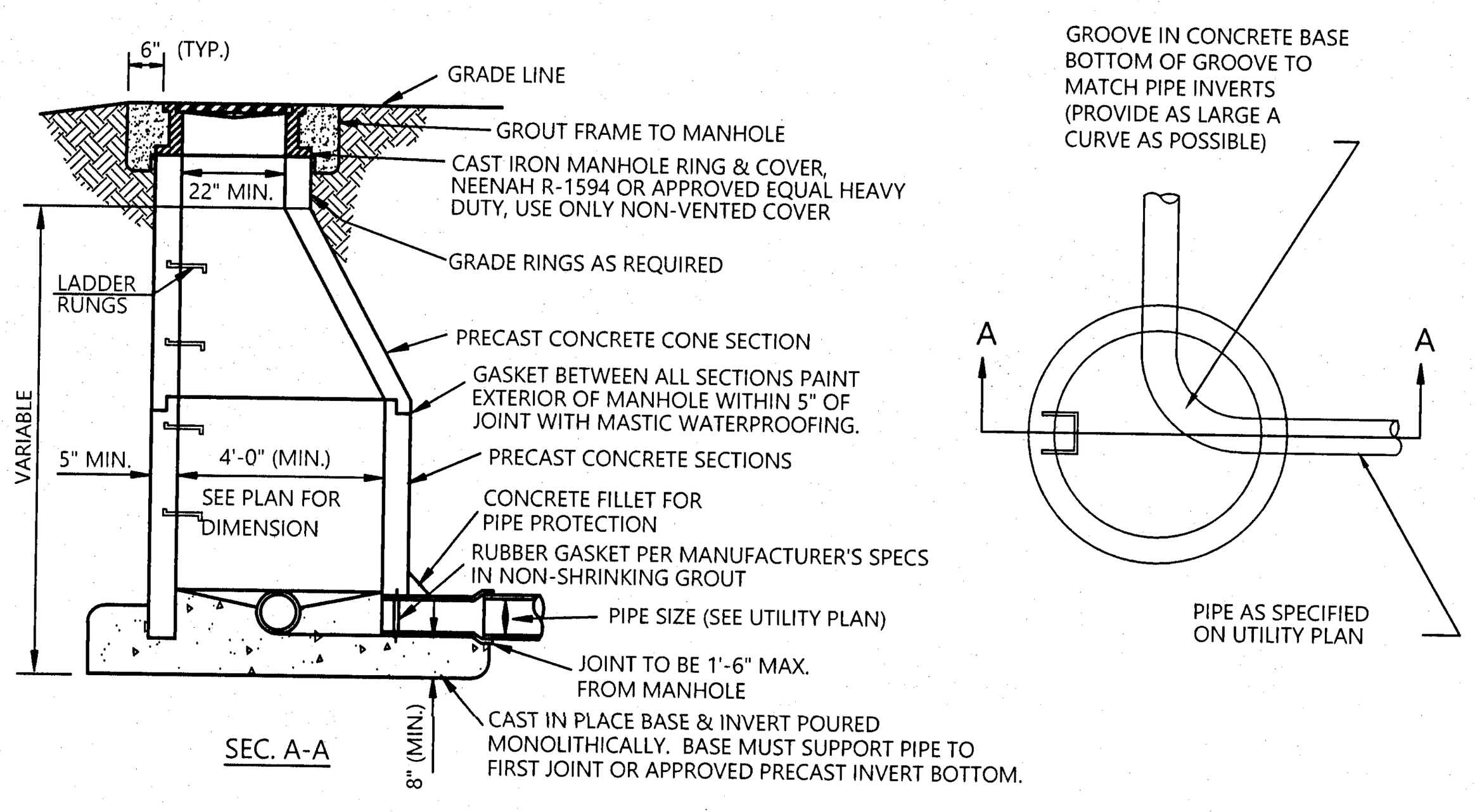
ACCESS AISLES SHOULD BE PLACED ON THE PASSENGER SIDE OF A VAN SPACE

NOTES:

1. SEE SITE PLAN FOR LAYOUT AND LOCATION.
2. THESE DETAILS ARE FOR REFERENCE AND DIMENSION CONTROL ONLY.
3. ALL DIMENSIONS ARE TO ℄ OF STRIPE UNLESS OTHERWISE INDICATED.
4. 2% MAXIMUM SLOPE IN ALL DIRECTIONS WITHIN THE ACCESSIBLE SPACE.

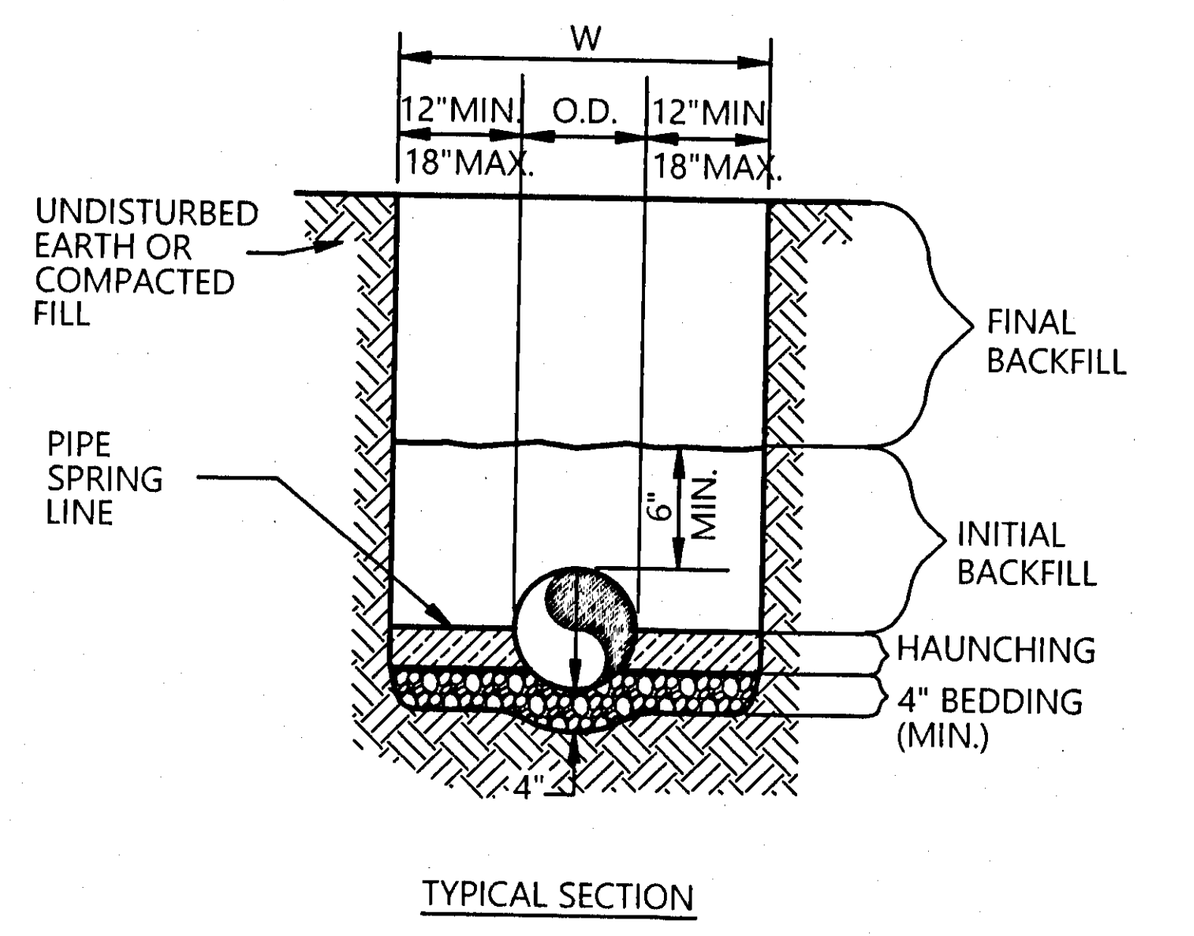
90° VAN ACCESSIBLE PARKING SPACE STRIPING

N.T.S.



PRE-CAST SANITARY SEWER MANHOLE

N.T.S.

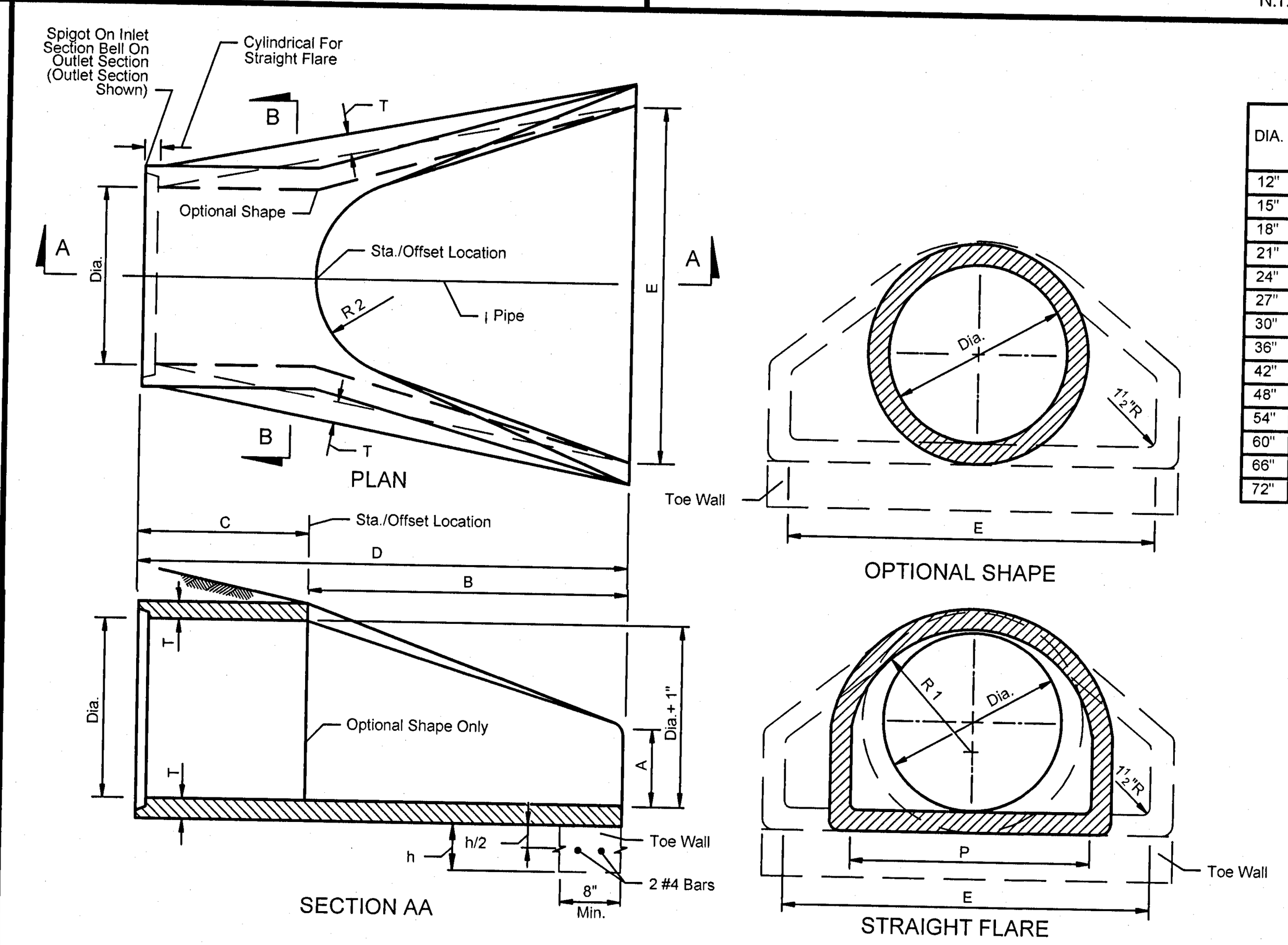


GENERAL NOTES

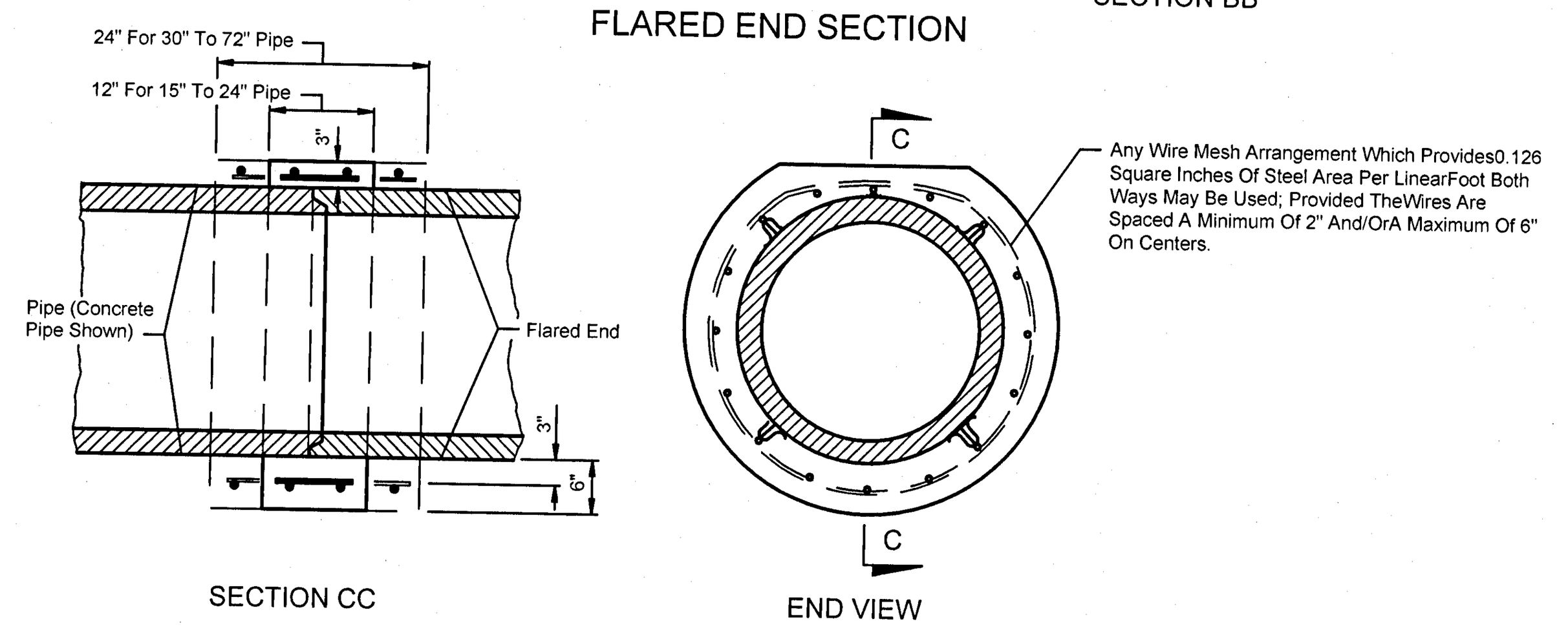
1. BEDDING SHALL BE CLASS I-A WORKED BY HAND. IF GROUNDWATER IS ANTICIPATED, THEN BEDDING SHALL BE CLASS I-B COMPACTED TO 85% STANDARD PROCTOR. (SEE SPECIFICATIONS FOR GRADATION)
2. HAUNCHING SHALL BE WORKED AROUND THE PIPE BY HAND TO ELIMINATE VOIDS AND SHALL BE CLASS I-A OR CLASS I-B OR CLASS II COMPACTED TO 85% PROCTOR.
3. INITIAL BACKFILL SHALL BE CLASS I-A WORKED BY HAND, OR CLASS I-B OR CLASS II COMPACTED TO 85% STANDARD PROCTOR.
4. INITIAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS III COMPACTED TO 90% STANDARD PROCTOR.
5. FINAL BACKFILL SHALL BE CLASS I, II, OR III COMPACTED AS NOTED IN NOTES 3. AND 4.
6. FINAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS IV-A COMPACTED TO 95% STANDARD PROCTOR.
7. ALL MATERIALS ARE CLASSIFIED IN ACCORDANCE WITH ASTM D 2321-89.
8. ALL MATERIALS SHALL BE INSTALLED IN MAXIMUM 8" LOOSE LIFTS IN ACCORDANCE WITH ASTM D 698. CLASS III AND IV-A MATERIALS SHALL BE COMPACTED NEAR OPTIMUM MOISTURE CONTENT.
9. FILL SALVAGED FROM EXCAVATION SHALL BE FREE OF DEBRIS, ORGANICS AND ROCKS LARGER THAN 3".
10. ALL TRENCH EXCAVATIONS SHALL BE SLOPED, SHORED, SHEETED, BRACED, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)

SANITARY SEWER AND WATER LINE TRENCH AND BEDDING

N.T.S.



FLARED END SECTION



REINFORCED CONCRETE JACKET DETAIL

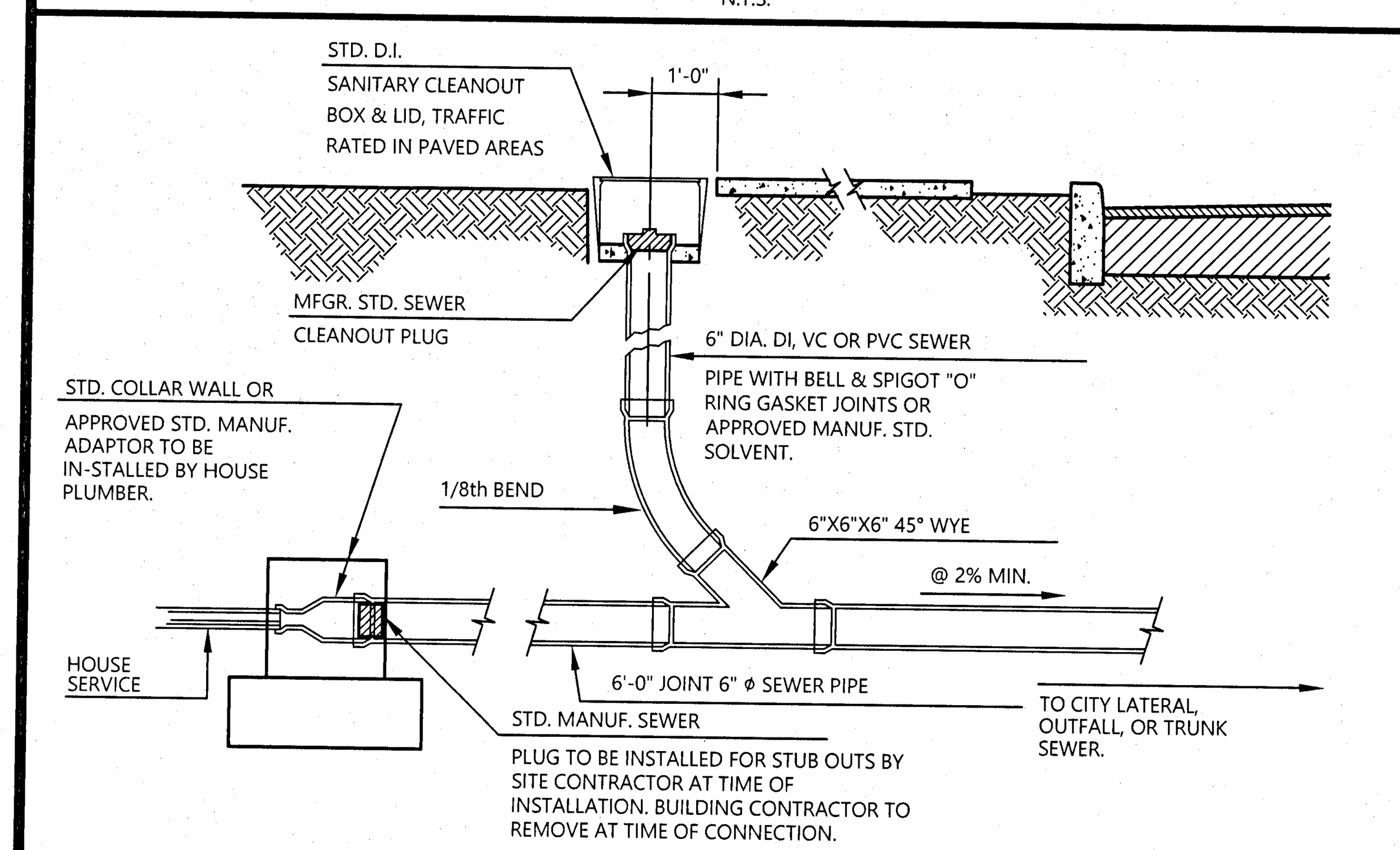
DIA.	T	REINF. (in2/ft)	BELL Or Spigot	A	B	C	D	E	P	R 1	R 2	FLAT	WEIGHT (lb)	h	TOE WALL CLASS I CONC (CY)
12"	2"	0.07	1 1/2"	4"	2'-0"	4'-0 7/8"	6'-0 7/8"	2'-0"	19 15/16"	10 1/8"	9"	3 1/2"	530	12"	.06
15"	2 1/4"	0.07	2"	6"	2'-3"	3'-10"	6'-1"	2'-6"	24 5/16"	12 1/2"	11"	3 1/2"	740	12"	.07
18"	2 1/2"	0.07	2 1/2"	9"	2'-3"	3'-10"	6'-1"	3'-0"	29"	15 1/2"	12"	4"	990	15"	.11
21"	2 3/4"	0.07	2 1/4"	9"	2'-11"	3'-2"	6'-1"	3'-6"	31 5/8"	16 1/8"	13"	4"	1280	15"	.12
24"	3"	0.07	2 1/2"	9 1/2"	3'-7 1/2"	2'-6"	6'-1 1/2"	4'-0"	33 3/16"	16 13/16"	14"	4 1/2"	1520	18"	.17
27"	3 1/4"	0.148	2 1/2"	10 1/2"	4'-0"	2'-1 1/2"	6'-1 1/2"	4'-6"	36"	18 9/16"	14 1/2"	4 1/2"	1930	18"	.19
30"	3 1/2"	0.148	3"	1'-0"	4'-6"	1'-7 3/4"	6'-1 3/4"	5'-0"	37"	18 1/2"	15"	5"	2190	21"	.24
36"	4"	0.148	3 1/2"	1'-3"	5'-3"	2'-10 3/4"	8'-1 3/4"	6'-0"	47 13/16"	24 5/16"	20"	5 1/2"	4100	21"	.29
42"	4 1/2"	0.148	3 3/4"	1'-9"	5'-3"	2'-11"	8'-2"	6'-6"	53 7/8"	27 1/2"	22"	5 1/2"	5380	24"	.36
48"	5"	0.148	4 1/4"	2'-0"	6'-0"	2'-2"	8'-2"	7'-0"	56 1/2"	28 1/2"	22"	5 3/4"	6550	24"	.39
54"	5 1/2"	0.174	4 3/4"	2'-3"	5'-5"	2'-11"	8'-4"	7'-6"	65 1/2"	33 1/8"	24"	6 1/4"	8040	24"	.42
60"	6"	0.174	5"	2'-6"	5'-0"	3'-3"	8'-3"	8'-0"	72 1/2"	36 11/16"	24"	6 3/4"	8750	24"	.44
66"	6 1/2"	0.174	5 1/2"	2'-0"	6'-6"	1'-9"	8'-3"	8'-6"	72"	36 1/8"	24"	7 1/4"	10630	24"	.47
72"	7"	0.174	6"	2'-0"	6'-6"	1'-9"	8'-3"	9'-0"	77 13/16"	38 15/16"	24"	7 3/4"	12520	24"	.50

GENERAL NOTES

1. Flared end sections shall conform to the requirements of ASTM C76 with the exception that dimensions and reinforcement shall be as prescribed in the table above. Circumferential reinforcement may consist of either one cage or two cages of steel. Fiber-reinforced concrete may be substituted for conventional reinforcement in accordance with Structures Design Guidelines, Section 3.17. Compressive strength of concrete shall be 4000 psi. Shop drawings for flared end sections having fiber reinforcing or dimensions other than above must be submitted for approval to the State Drainage Engineer.
2. Connections between the flared end section and the pipe culvert may be any of the following types unless otherwise shown on the plans.
   a. Joints meeting the requirements of Section 449 of the Standard Specifications (O-Ring Gasket). Flared end section joint dimensions and tolerances shall be identical or compatible to those used in the pipe culvert joint. When pipe culvert and flared end section manufacturers are different, the compatibility of joint designs shall be certified to by the manufacturer of the flared end sections.
   b. Joints sealed with preformed plastic gaskets. The gaskets shall meet the requirements of Section 942-2 of the Standard Specifications and the minimum sizes for gaskets shall be as that specified for equivalent sizes of elliptical pipe.
   c. Reinforced concrete jackets, as detailed on this drawing. Cost of the reinforced concrete jacket to be included in the contract unit price for the flared end section. When non-coated corrugated metal pipe is called for in the plans, the pipe shall be bituminous coated in the jacketed area as specified on Index 430-001. Bituminous coating to be included in the contract unit price for the pipe culvert. Concrete jacket shall be as specified on Index 430-001. Cost of concrete and reinforcement shall be included in the contract unit price for the pipe culvert.
3. Toe walls shall be constructed when shown on the plans or at locations designated by the Engineer. Toe walls are to be cast-in-place with Class I Concrete and paid for under the contract unit price for Flared End Section (Concrete), EA. Reinforcing steel shall also be included in the cost of the Flared End Section (Concrete), EA.
4. On skewed pipe culverts the flared end sections shall be placed in line with the pipe culvert. Side slopes shall be warped as required to fit the flared end sections.
5. Flared End Section to be paid for under the contract unit price for Flared End Section (Concrete), EA. Sodding shall be in accordance with Index 524-001, and paid for under the contract unit price for Performance Turf, SY.

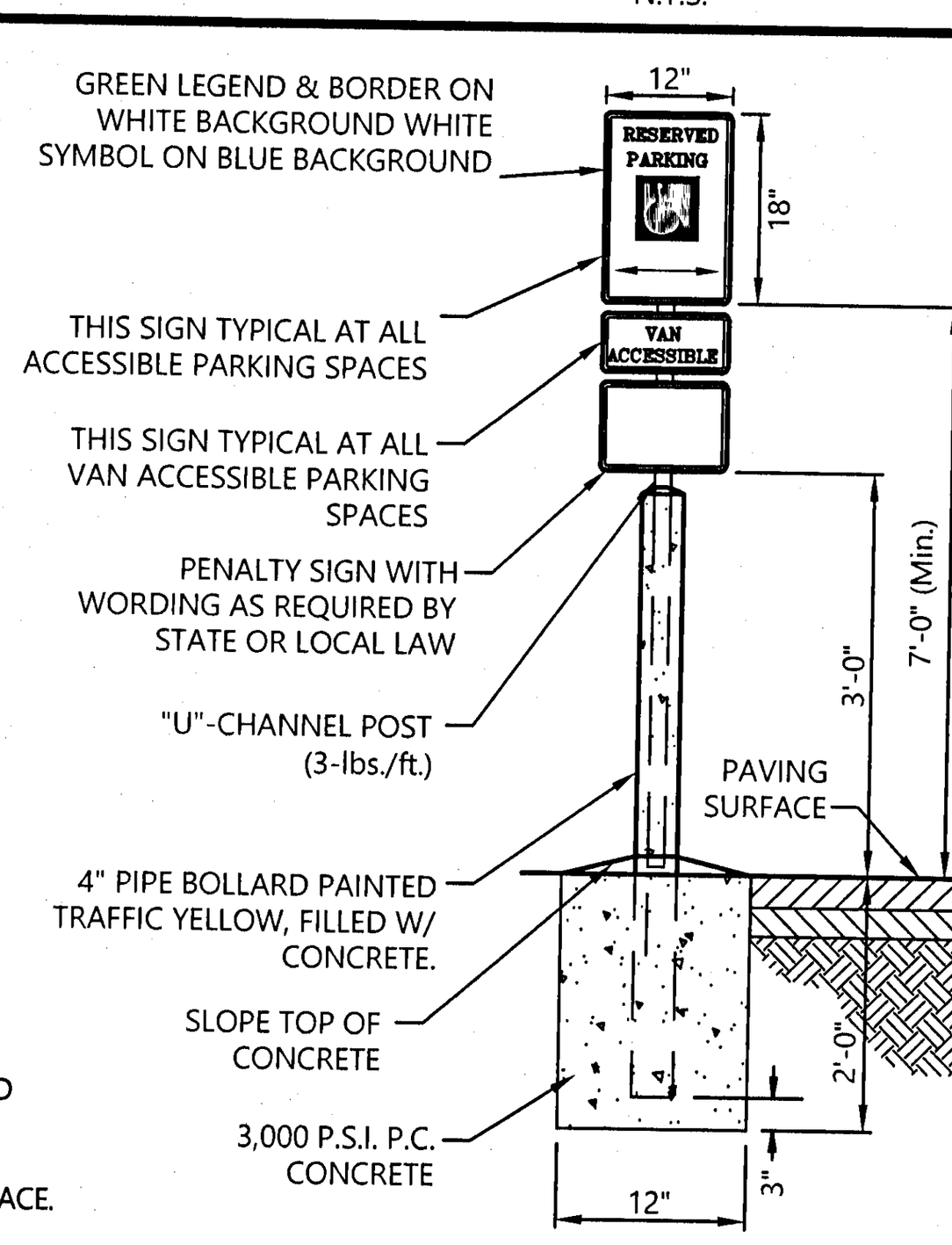
FLARED END SECTION

N.T.S.



STANDARD SANITARY CLEAN-OUT

N.T.S.



NOTE:

CONCRETE BOLLARD AROUND POST IS NECESSARY WHERE SIGN IS TO BE WITHIN 2' OF TRAVEL LANE OR PARKING SPACE.

VAN ACCESSIBLE PARKING SIGN

N.T.S.

Know what's **below.** **Call** before you dig.

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NOTICE:
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CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
DETAILS

DATE
9-28-21
11-1-21
12-15-21

REVISIONS

No. 63398 STATE OF FLORIDA PROFESSIONAL ENGINEER

CAD FILE: 21000643-C700 DETAILS

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C700

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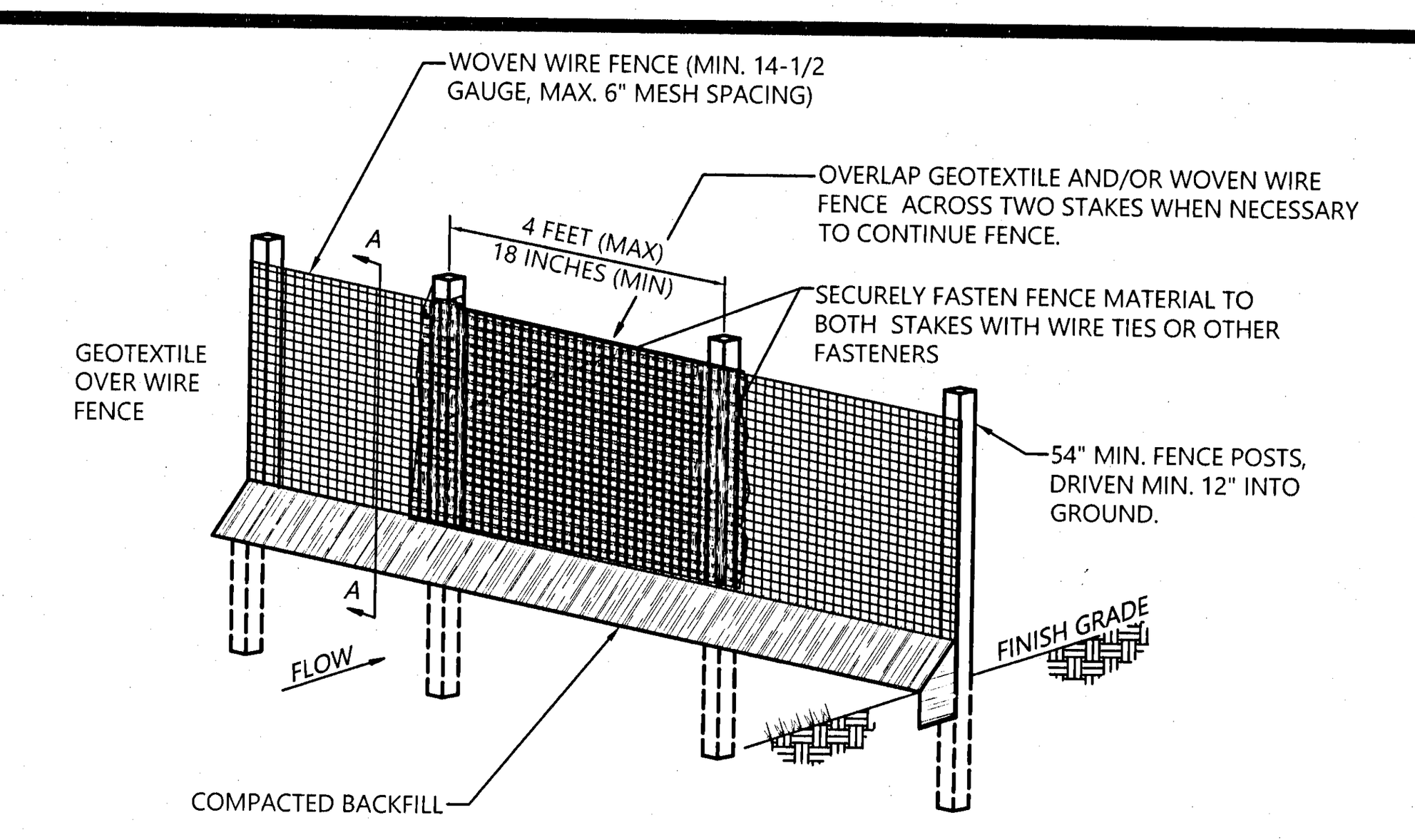
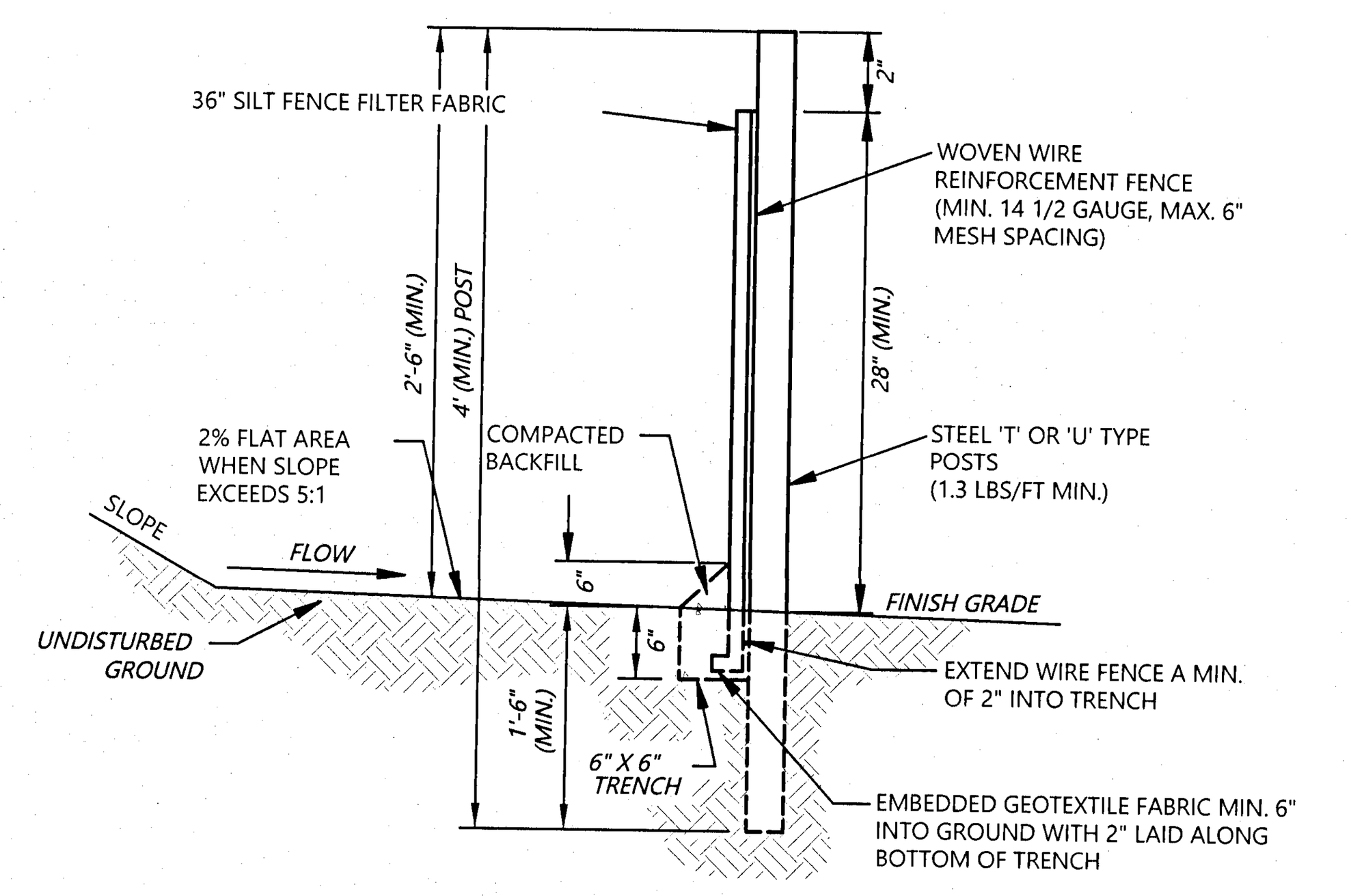


ELEVATION



SECTION A-A

1/4 ACRE PER 100-LF MAX DRAINAGE AREA

SEDIMENT BARRIER TYPE C SILT FENCE

N.T.S.

INSTALLATION

- DO NOT INSTALL ACROSS STREAMS, DITCHES, WATERWAYS OR OTHER AREAS OF CONCENTRATED FLOW.
- INSTALL WHERE SHEET FLOW CONDITION EXIST.
- START POST INSTALLATION AT THE CENTER OF THE LOWEST POINT WITH REMAINING POSTS SPACED 4 FEET APART.
- TYPE 'C' SILT FENCE SHALL BE USED WHERE RUNOFF FLOWS OR VELOCITIES ARE PARTICULARLY HIGH.
- TYPE 'C' SILT FENCE SHALL BE USED WHERE SLOPES EXCEED A VERTICAL HEIGHT OF 10 FEET.
- TWO ROWS OF TYPE 'C' SILT FENCE MUST BE USED ALONG ALL STREAM BUFFERS.
- WOVEN WIRE REINFORCEMENT FENCE TO BE FASTENED SECURELY TO STEEL POSTS WITH WIRE TIES OR APPROVED EQUAL AT TOP, MID AND BOTTOM.
- FILTER CLOTH TO BE FASTENED SECURELY TO WOVEN WIRE REINFORCEMENT FENCE WITH TIES SPACED EVERY 24" AT TOP AND MID SECTION.

SILT FENCE FILTER FABRIC

- UTILIZE DOT APPROVED FABRICS. COMMON EXAMPLES INCLUDE: MIRAFI 130X, AMOCO 1198, BELTECH 810, SI 915 SC, LING GTF 190
- UTILIZE FENCE FABRIC THAT MEETS THE FOLLOWING CRITERIA:
- TENSILE STRENGTH PER ASTM D-4632 WITH WARP-260 AND FILL-180 (LBS. MIN.)
- ELONGATION PER ASTM D-4632 OF 40% MAX
- APPARENT OPENING SIZE (MAX. SIEVE SIZE) PER ASTM D-4751 OF #30
- FLOW RATE OF 70 GAL/MIN/SQ.FT.
- ULTRAVIOLET STABILITY OF 80 PER ASTM D-4632 AFTER 300 HOURS WEATHERING IN ACCORDANCE WITH ASTM D-4355
- BURSTING STRENGTH OF 175 PSI MIN. PER ASTM D-3786

MAXIMUM SLOPE LENGTH

- WHERE ALL RUNOFF IS TO BE STORED BEHIND THE SILT FENCE, MAXIMUM SLOPE LENGTH SHALL NOT EXCEED:

LAND SLOPE	= MAX. SLOPE LENGTH
< 2%	= 100 FT.
2% - 5%	= 75 FT.
5% - 10%	= 50 FT.
10% - 20%	= 25 FT.
> 20%	= 15 FT.

- IN AREAS WHERE THE SLOPE IS GREATER THAN 20% OR 5:1, A FLAT AREA LENGTH OF 10 FT BETWEEN THE TOE OF THE SLOPE AND THE SILT FENCE MUST BE PROVIDED.

MAINTENANCE

- SEDIMENT SHALL BE REMOVED ONCE IT HAS ACCUMULATED TO ONE-HALF THE ORIGINAL HEIGHT OF THE BARRIER.
- FILTER FABRIC SHALL BE REPLACED WHENEVER IT HAS DETERIORATED TO SUCH AN EXTENT THAT THE EFFECTIVENESS OF THE FABRIC IS REDUCED (APPROX. 6 MONTHS), OR ANY TEARS OR HOLES ARE IN THE FABRIC.
- TEMPORARY SEDIMENT BARRIERS SHALL REMAIN IN PLACE UNTIL DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED.
- ALL SEDIMENT ACCUMULATED AT THE BARRIER SHALL BE REMOVED AND PROPERLY DISPOSED OF BEFORE THE BARRIER IS REMOVED.

SEDIMENT BARRIER TYPE C SILT FENCE

N.T.S.

TABLE 6-27.2 POST SIZE

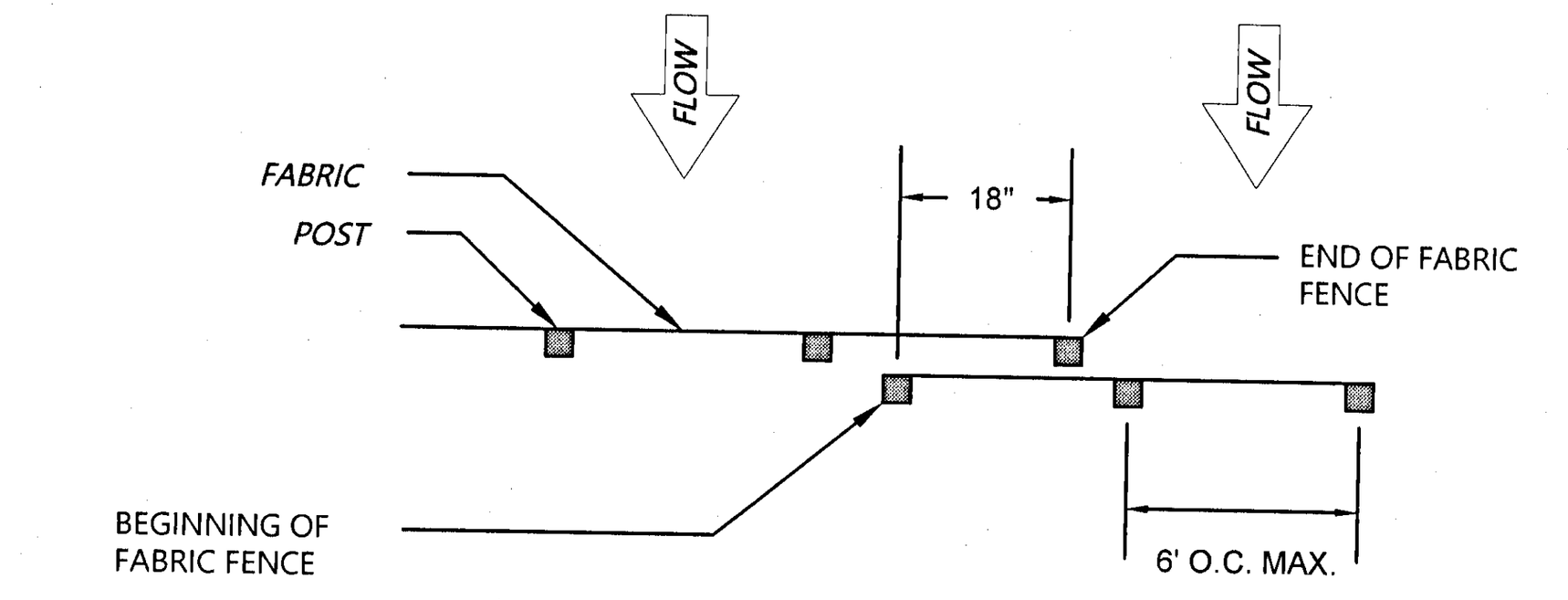
TYPE	MIN. LENGTH	TYPE OF POST	SIZE OF POST
NS	4'	SOFT WOOD OAK STEEL'	3" DIA OR 2X4 1.5" X 1.5" 1.15 lb / ft MIN.
S	4'	STEEL OAK	1.15 - 1.25lb / ft MIN. 2" X 2"

TABLE 6-27.3 FASTENERS FOR WOOD POSTS

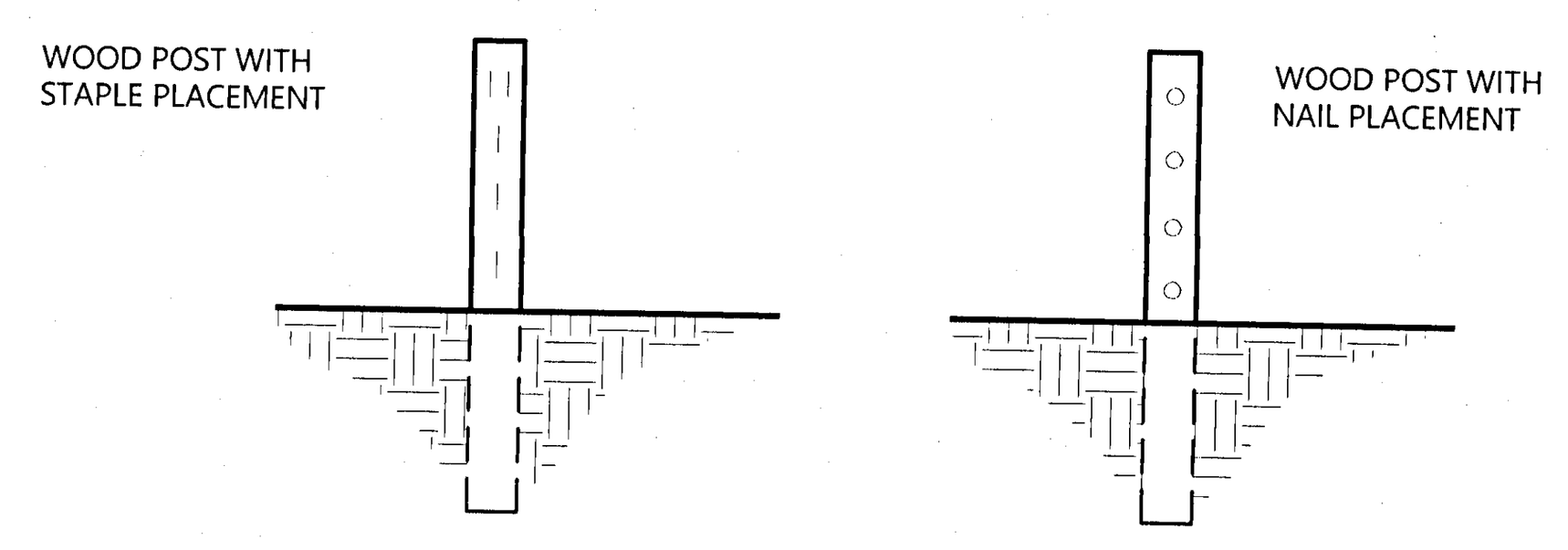
	GAUGE	CROWN	LEGS	STAPLES/ POST
WIRE STAPLES	17 MIN.	3/4" WIDE	1/2" LONG	5 MIN.

	GAUGE	LENGTH	BUTTON HEADS	NAIL/ POST
NAILS	14 MIN.	1"	3/4"	4 MIN.

OVERLAP AT FABRIC ENDS



TOP VIEW

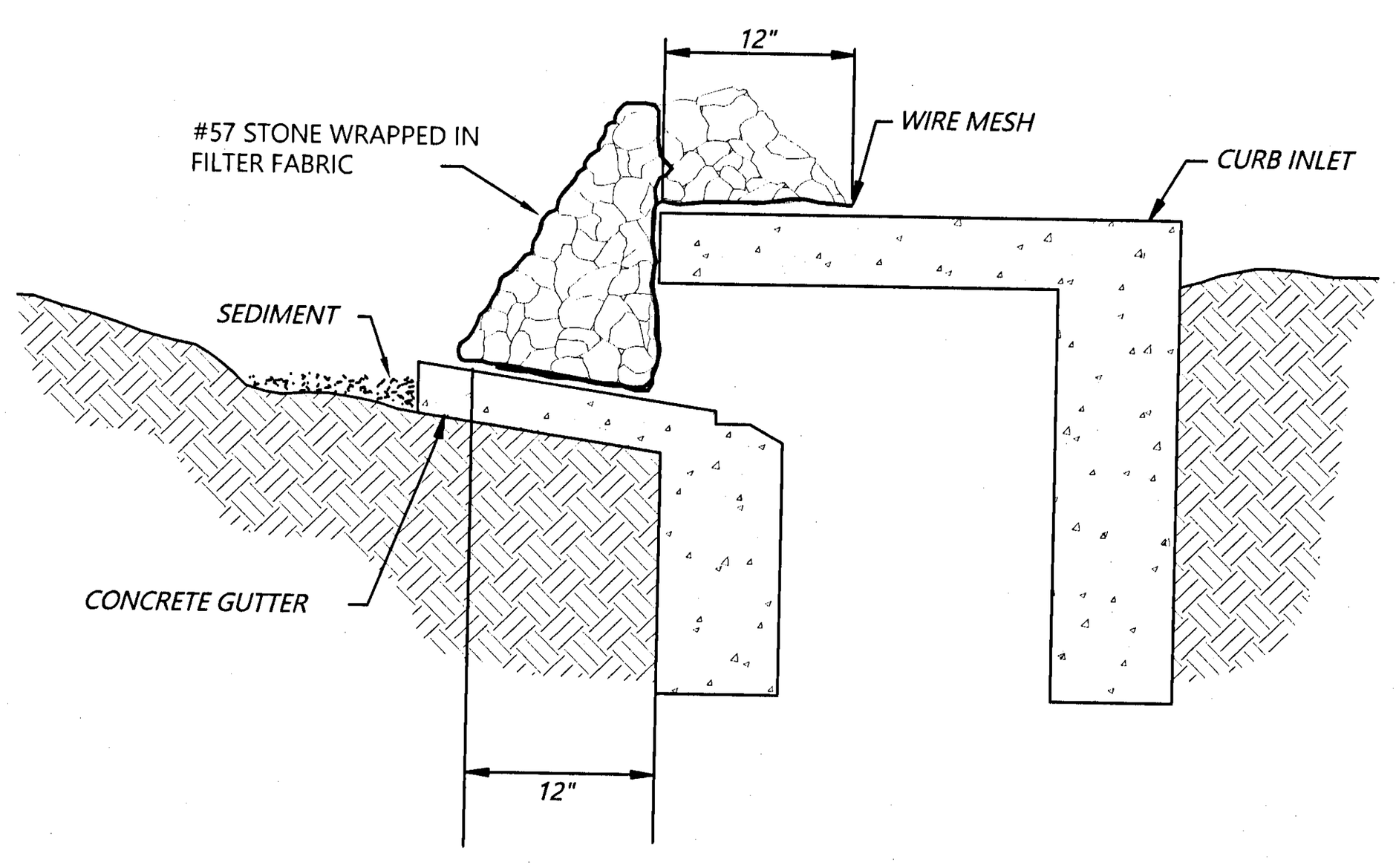


FRONT VIEW

NOTES:
1. THE FABRIC AND WIRE SHOULD BE SECURELY FASTENED TO POSTS AND FABRIC ENDS MUST BE OVERLAPPED A MINIMUM OF 18" OR WRAPPED TOGETHER AROUND A POST TO PROVIDE A CONTINUOUS FABRIC BARRIER AROUND THE INLET.

FASTENERS FOR SILT FENCE

N.T.S.



INSTALLATION

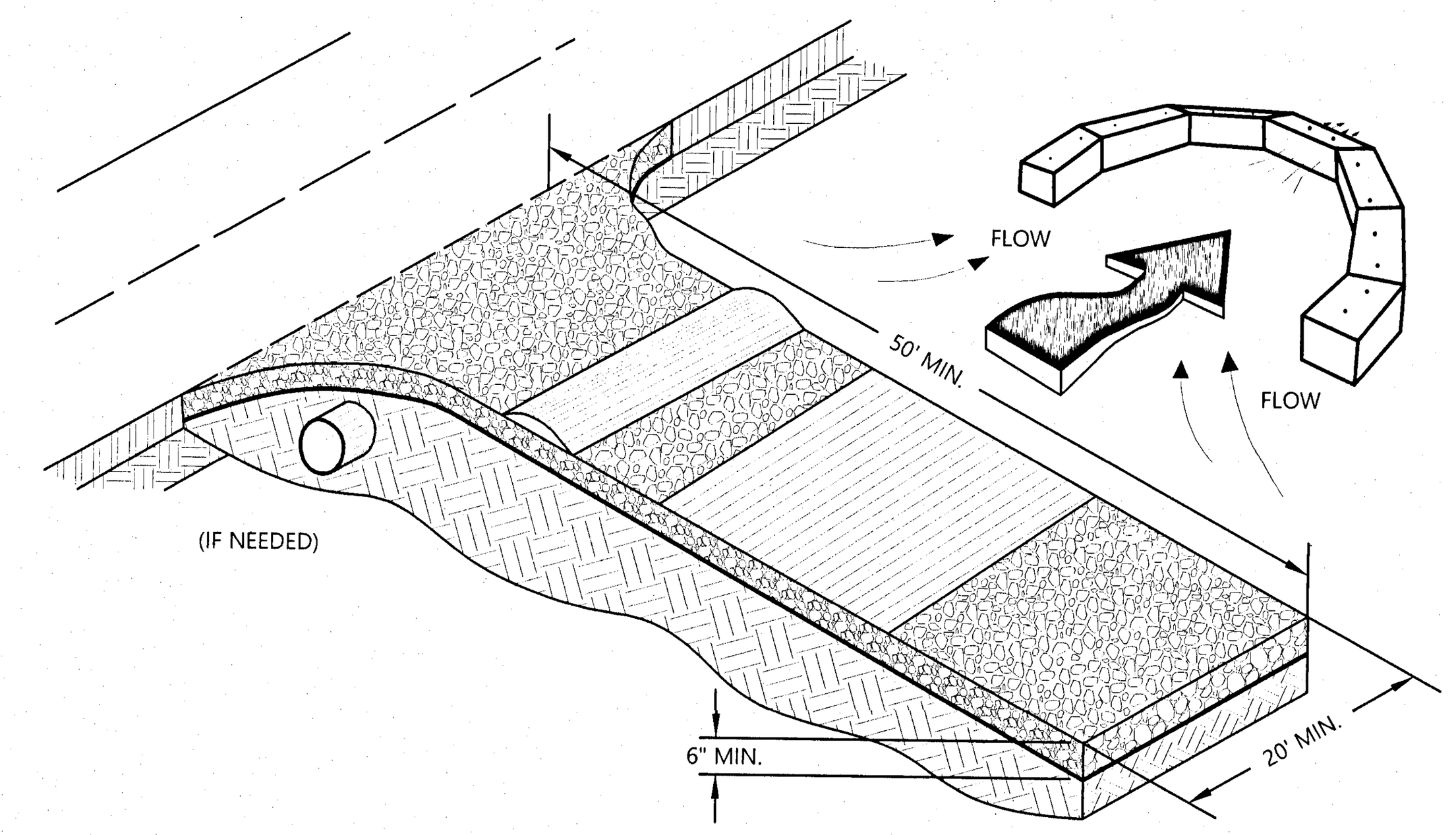
1. THE SLOPE TOWARD THE INLET SHALL BE NO STEEPER THAN 3:1.
2. A MINIMUM 1 FOOT WIDE LEVEL STONE AREA SHALL BE LEFT BETWEEN THE STRUCTURE AND AROUND THE INLET TO PREVENT GRAVEL FROM ENTERING THE INLET
3. ON THE SLOPE TOWARD THE INLET, STONE 3 INCHES IN DIAMETER AND LARGER SHOULD BE USED.
4. ON THE SLOPE AWAY FROM THE INLET, 1/2 TO ¾ INCH GRAVEL (#57 WASHED STONE) SHOULD BE USED AT A MINIMUM THICKNESS OF 1 FOOT.

MAINTENANCE

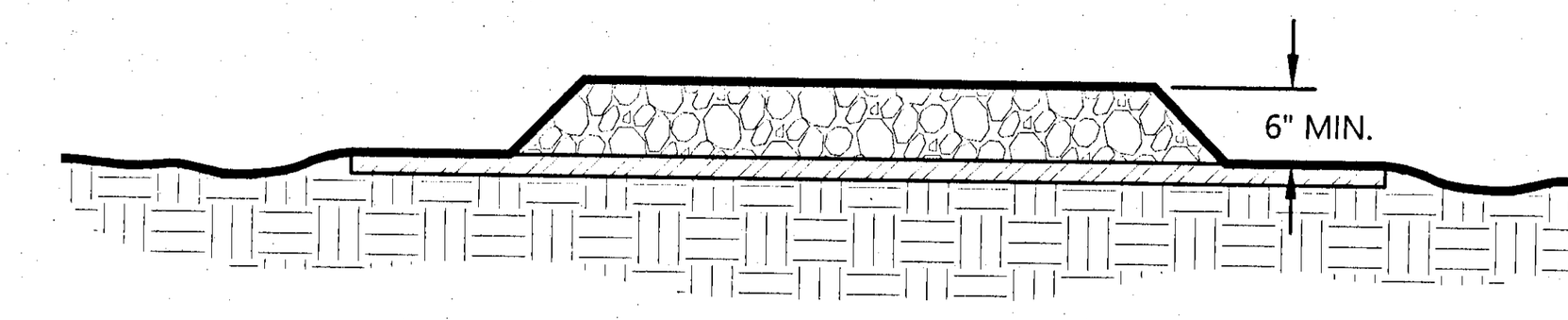
- INSPECT, CLEAR , AND/OR REPAIR TRAP AT THE END OF EACH WORKING DAY
- DO NOT REMOVE INLET PROTECTION AND WASH SEDIMENT INTO THE STORM DRAIN
- REMOVE SEDIMENT FROM THE TRAP AND STABILIZE IT WITH VEGETATION
- REMOVE ALL MATERIALS AND ANY INSATIABLE SOIL ONCE THE CONTRIBUTING DRAINAGE AREA HAS BEEN ADEQUATELY STABILIZED
- APPROPRIATELY STABILIZED ALL BARE AREAS AROUND THE INLET

CURB INLET SEDIMENT FILTER

N.T.S.



EXIT DIAGRAM

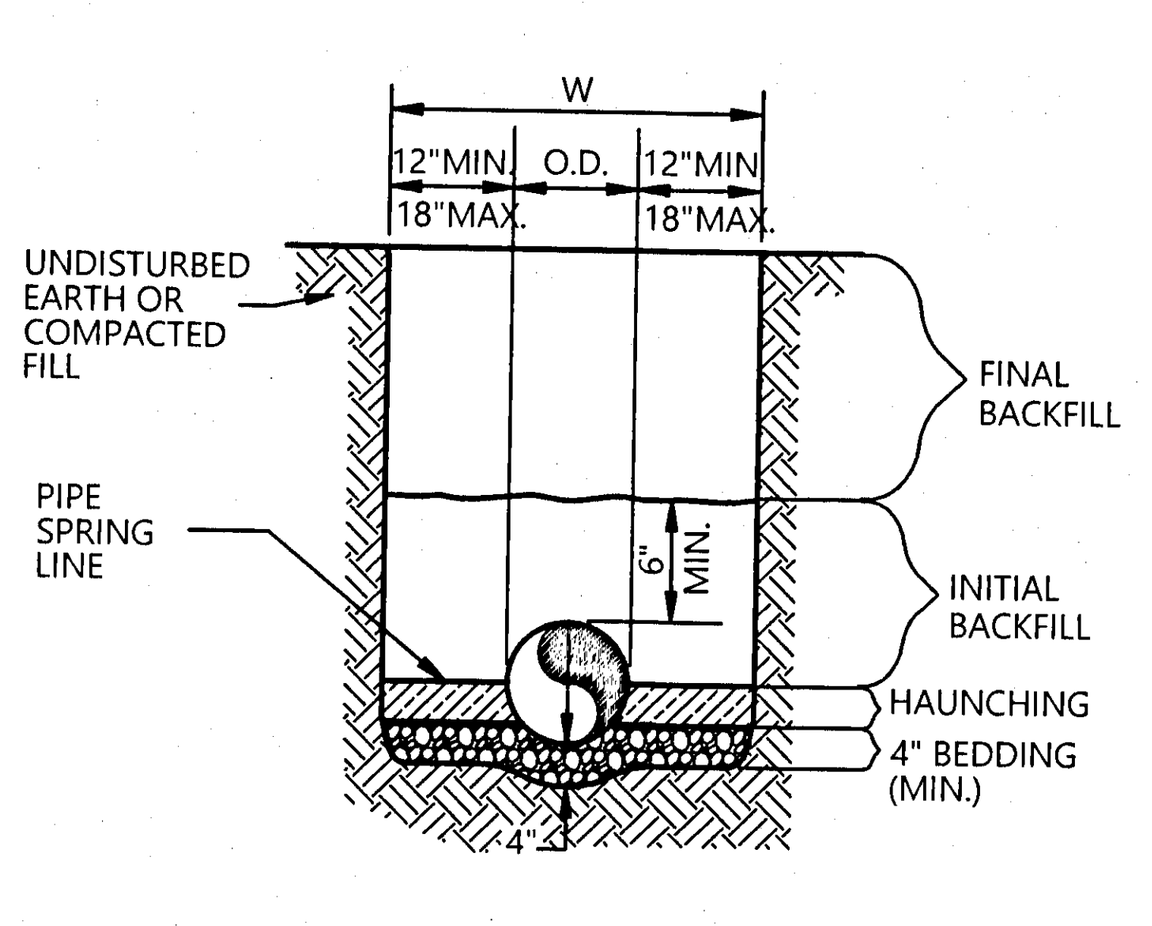


ENTRANCE ELEVATION

NOTES:
1. AVOID LOCATING ON STEEP SLOPES OR AT CURVES ON PUBLIC ROADS.
2. REMOVE ALL VEGETATION AND OTHER UNSUITABLE MATERIAL FROM THE FOUNDATION AREA, GRADE, AND CROWN FOR POSITIVE DRAINAGE.
3. AGGREGATE SIZE SHALL BE IN ACCORDANCE WITH NATIONAL STONE ASSOCIATION R-2 (1.5"-3.5" STONE).
4. GRAVEL PAD SHALL HAVE A MINIMUM THICKNESS OF 6".
5. PAD WIDTH SHALL BE EQUAL FULL WIDTH AT ALL POINTS OF VEHICULAR EGRESS, BUT NO LESS THAN 20'.
6. A DIVERSION RIDGE SHOULD BE CONSTRUCTED WHEN GRADE TOWARD PAVED AREA IS GREATER THAN 2%..
7. INSTALL PIPE UNDER THE ENTRANCE IF NEEDED TO MAINTAIN DRAINAGE DITCHES.
8. WHEN WASHING IS REQUIRED, IT SHOULD BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN (DIVERT ALL SURFACE RUNOFF AND DRAINAGE FROM THE ENTRANCE TO A SEDIMENT CONTROL DEVICE).
9. WASHRACKS AND/OR TIRE WASHERS MAY BE REQUIRED DEPENDING ON SCALE AND CIRCUMSTANCE. IF NECESSARY, WASHRACK DESIGN MAY CONSIST OF ANY MATERIAL SUITABLE FOR TRUCK TRAFFIC THAT REMOVE MUD AND DIRT.
10. MAINTAIN AREA IN A WAY THAT PREVENTS TRACKING AND/OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.

CRUSHED STONE CONSTRUCTION EXIT

N.T.S.

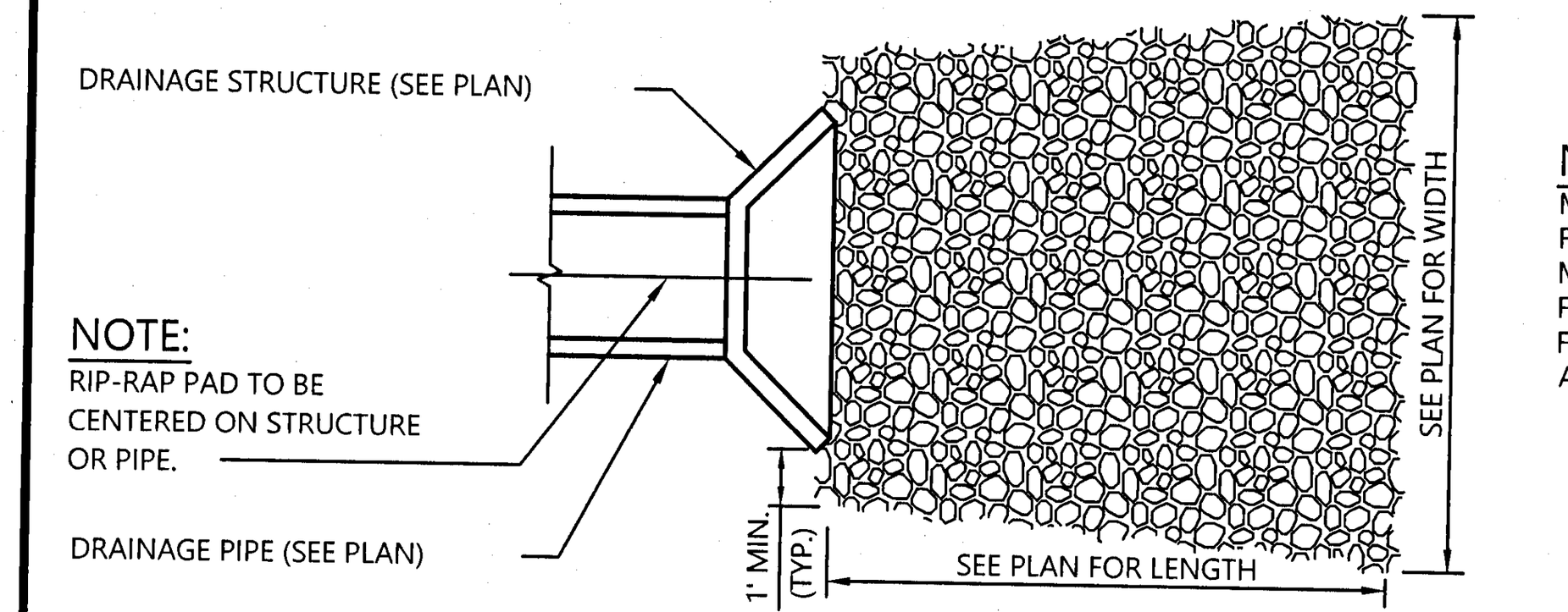


TYPICAL SECTION

GENERAL NOTES

1. BEDDING SHALL BE CLASS I-A WORKED BY HAND. IF GROUNDWATER IS ANTICIPATED, THEN BEDDING SHALL BE CLASS I-B COMPACTED TO 85% STANDARD PROCTOR. (SEE SPECIFICATIONS FOR GRADATION)
2. HAUNCHING SHALL BE WORKED AROUND THE PIPE BY HAND TO ELIMINATE VOIDS AND SHALL BE CLASS I-A OR CLASS I-B OR CLASS II COMPACTED TO 85% PROCTOR.
3. INITIAL BACKFILL SHALL BE CLASS I-A WORKED BY HAND, OR CLASS I-B OR CLASS II COMPACTED TO 85% STANDARD PROCTOR.
4. INITIAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS III COMPACTED TO 90% STANDARD PROCTOR.
5. FINAL BACKFILL SHALL BE CLASS I, II, OR III COMPACTED AS NOTED IN NOTES 3. AND 4.
6. FINAL BACKFILL NOT UNDER PAVED AREAS CAN BE CLASS IV-A COMPACTED TO 95% STANDARD PROCTOR.
7. ALL MATERIALS ARE CLASSIFIED IN ACCORDANCE WITH ASTM D 2321-89.
8. ALL MATERIALS SHALL BE INSTALLED IN MAXIMUM 8" LOOSE LIFTS IN ACCORDANCE WITH ASTM D 698. CLASS III AND IV-A MATERIALS SHALL BE COMPACTED NEAR OPTIMUM MOISTURE CONTENT.
9. FILL SALVAGED FROM EXCAVATION SHALL BE FREE OF DEBRIS, ORGANICS AND ROCKS LARGER THAN 3".
10. ALL TRENCH EXCAVATIONS SHALL BE SLOPED, SHORED, SHEETED, BRACED, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)

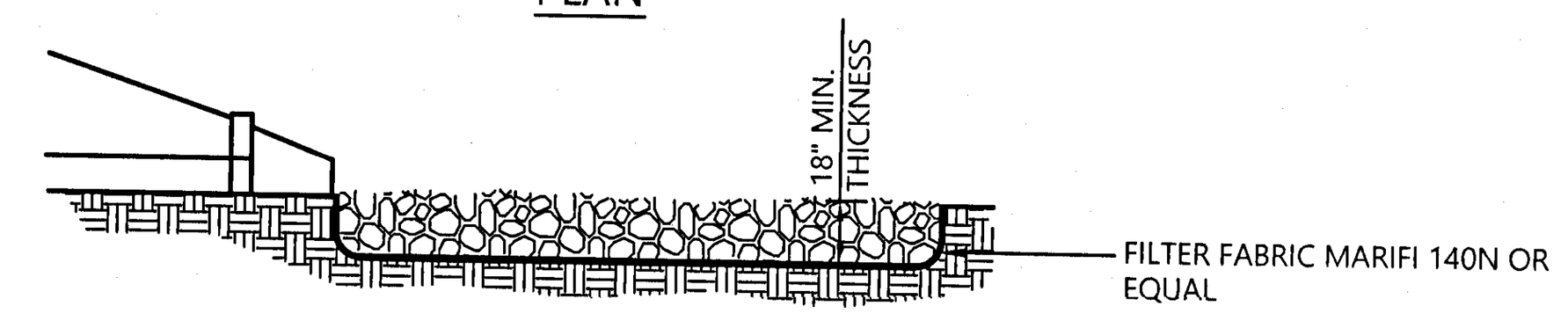
STORM SEWER LINE TRENCH AND BEDDING



NOTE:
RIP-RAP PAD TO BE CENTERED ON STRUCTURE OR PIPE.

NOTE:
MIN. LENGTH = 6 x PIPE DIA. IN FEET.
MIN. WIDTH = 2 x PIPE DIA. IN FEET AT THE PIPE, 3 x PIPE DIA. IN FEET AT THE END OF RIP RAP APRON.

PLAN

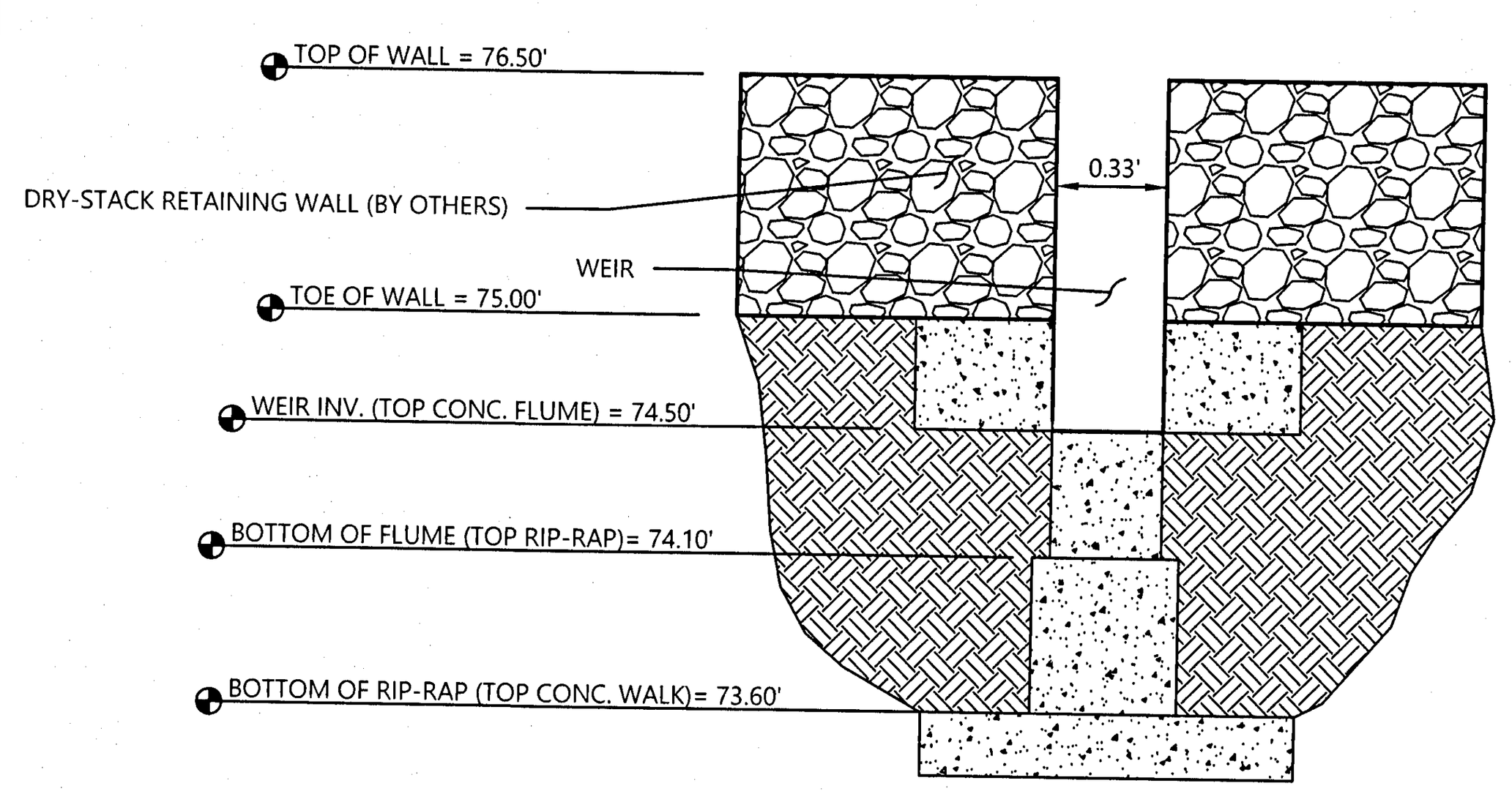


SECTION A-A

THE STONES SHALL BE RESISTANT TO WATER EROSION. UNLESS OTHERWISE SPECIFIED, ALL STONES USED AS RIP-RAP SHALL WEIGH BETWEEN 50-150 POUNDS EACH, AND AT LEAST 60 PERCENT OF THE STONES SHALL WEIGH MORE THAN 100 POUNDS EACH.

RIP-RAP PAD

N.T.S.



BAISN B-1 WEIR DETAIL FRONT

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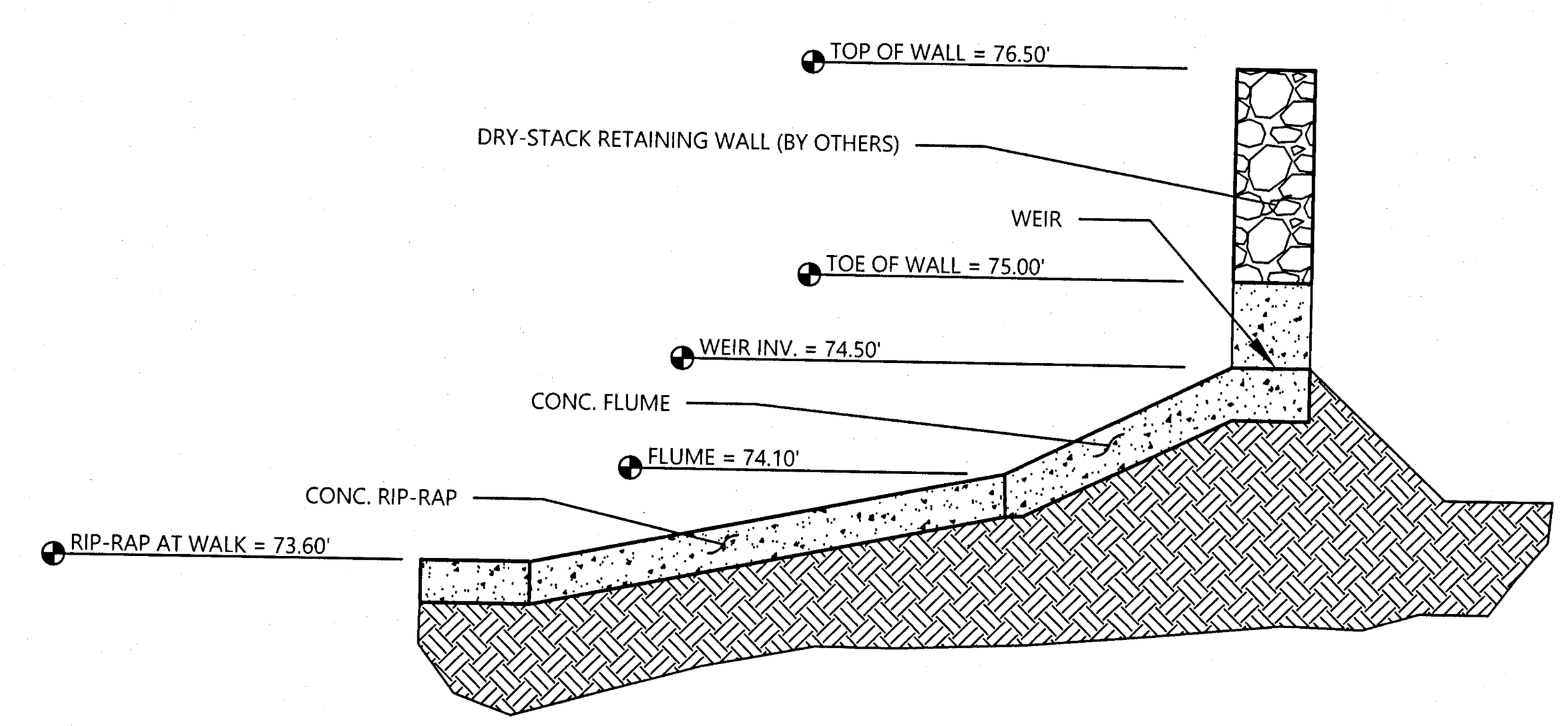

BAISN B-1 WEIR DETAIL PROFILE

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REVISIONS

No. 63398 STATE OF FLORIDA PROFESSIONAL ENGINEER

CAD FILE: 21000643-C700 DETAILS

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C701

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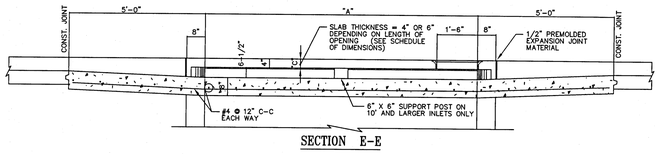
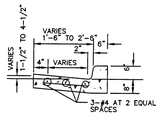
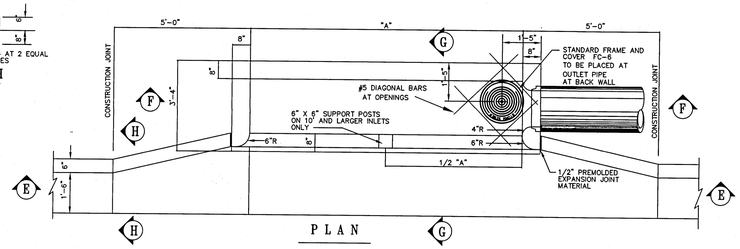


SECTION E-E



SECTION H-H

NO SCALE



PLAN

CURB OPENING INLET TYPE CO-RECESSED

GENERAL NOTES:

SEE PLAN SHEETS FOR INLET SIZE, LOCATION AND ELEVATIONS.

CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 POUNDS PER SQUARE INCH AT 28 DAYS UNLESS OTHERWISE NOTED. DESIGN MIX FOR 3000 POUND CONCRETE SHALL CONTAIN A MINIMUM OF 5 SACKS OF CEMENT PER CUBIC YARD.

ALL REINFORCING STEEL SHALL BE DEFORMED NEW BILLET INTERMEDIATE GRADE CONFORMING TO ASTM SPECS A-15-56T AND A-305-55T OR LATEST REVISIONS.

STEEL COVER SHALL BE 2" FROM CENTER OF OUTSIDE LAYER OF STEEL TO FACE OF CONCRETE.

DIMENSIONS RELATING TO REINFORCING STEEL SHALL BE TO CENTER OF BARS.

CONSTRUCTION JOINTS WILL BE PERMITTED AS SHOWN ON PLANS.

SEE OTHER STANDARD DRAWINGS FOR FRAME AND COVER DETAILS.

INLET SIZES NOTED ON PLANS REFER TO DIMENSION "A".

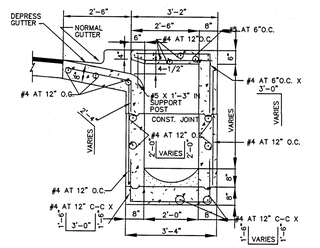
PRE-CAST INLETS TO BE BEDDED WITH 3/4" ROCK.

WHERE GROUND WATER IS ENCOUNTERED, ALL LOOSE AND SPONGY MATERIAL WILL BE REMOVED AND 6" MINIMUM 3/4" WASHED ROCK WILL BE INSTALLED FOR BASE SUB-GRADE

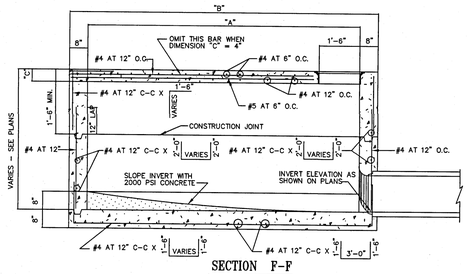
PLACE RING & COVER AT OUTLET PIPE.

SCHEDULE OF DIMENSIONS

OPENING "A"	OUTSIDE "B"	TOP SLAB "C"
3'-0"	4'-4"	6"
4'-0"	5'-4"	6"
5'-0"	6'-4"	6"
6'-0"	7'-4"	6"
8'-0"	9'-4"	6"
10'-0"	11'-4"	6"
12'-0"	13'-4"	6"
14'-0"	15'-4"	6"
AND LARGER	"A" + 16"	6"



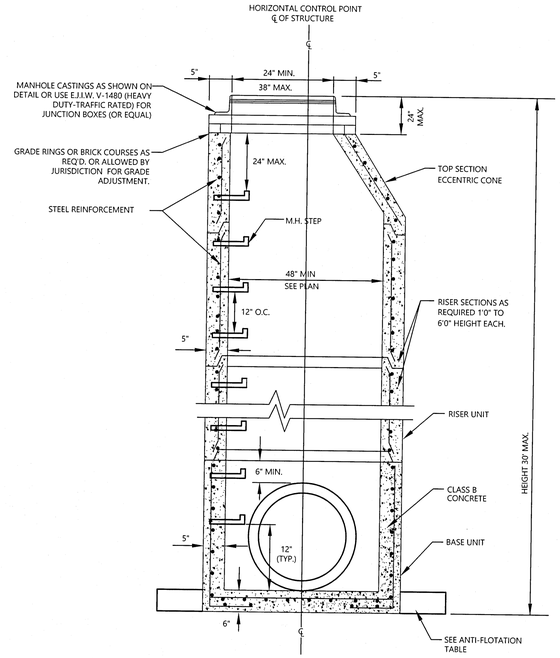
(INLETS) SECTIONS G-G



SECTION F-F

STANDARD CURB INLET

N.T.S.



TYPICAL PRECAST STORM SEWER MANHOLE

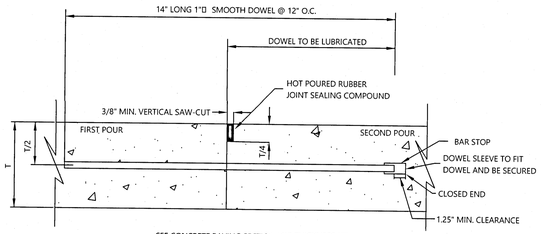
N.T.S.

SPECIFICATIONS:

COMPRESSIVE:	4000 PSI @ 28 DAYS
LOADING:	AASHTO HS-20 TRAFFIC LOADING
STRUCTURE:	DESIGN TO CONFORM WITH PRECAST REINFORCED CONCRETE MANHOLE SECTIONS A.S.T.M. DESIGNATION C478.
REINFORCEMENT:	COMPLIES WITH ASTM A-615 GRADE 60, AND/OR A.S.T.M A185 BAR BENDING AND PLACEMENT SHALL COMPLY WITH THE LATEST ACI STANDARDS.
SITE PREPARATION:	THE STRUCTURE SHALL BE PLACED ON A COMPACTED GRANULAR BASE TO INSURE UNIFORM DISTRIBUTION OF SOIL PRESSURES.
WATER TABLE:	BASE DESIGN ON 2'0" BELOW GRADE SEE GEOTECHNICAL REPORT PROVIDED BY OWNER PRIOR TO MANUFACTURE DESIGN
STEPS:	COPOLYMER POLYPROPYLENE PLASTIC 1/2" GRADE 60 STEEL REINFORCEMENT

CIRCULAR MANHOLE FOOTER CHART (ANTI-FLOTATION IN PONDS)

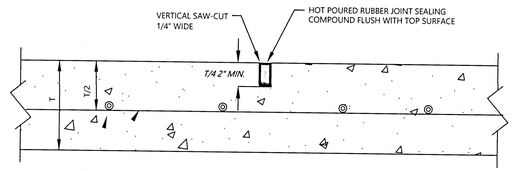
	HT.	DIAMETER	DEPTH		DIAMETER	DEPTH		DIAMETER	DEPTH
6' RADIUS	20'	9'	2.75'	5' RADIUS	7.5'	3.25'	4' RADIUS	6'	4.00'
	18'	9'	2.50'		7.5'	3.00'		6'	3.50'
	16'	9'	2.25'		7.5'	2.67'		6'	3.25'
	14'	9'	2.00'		7.5'	2.25'		6'	2.75'
	12'	9'	1.75'		7.5'	2.00'		6'	2.50'
	10'	9'	1.50'		7.5'	1.75'		6'	2.00'
	8'	9'	1.25'		7.5'	1.33'		6'	1.67'
	6'	9'	1.00'		7.5'	1.00'		6'	1.25'
	4'	9'	0.83'		7.5'	0.83'		6'	0.83'
	2'	9'	0.83'		7.5'	0.83'		6'	0.83'



SEE CONCRETE PAVING SECTION FOR THICKNESS "T"

CONSTRUCTION JOINT DETAIL

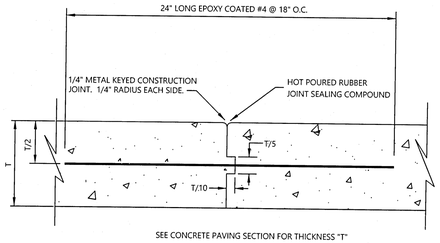
N.T.S.



SEE CONCRETE PAVING SECTION FOR THICKNESS "T"

CONTROL JOINT

N.T.S.



SEE CONCRETE PAVING SECTION FOR THICKNESS "T"

KEYED CONSTRUCTION JOINT DETAIL

N.T.S.

811 Know what's below. Call before you dig.

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NOTICE:

CONSTRUCTION SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR; NEITHER THE OWNER NOR THE ENGINEER SHALL BE EXPECTED TO ASSUME ANY RESPONSIBILITY FOR SAFETY OF THE WORK, OF PERSONS ENGAGED IN THE WORK, OF ANY NEARBY STRUCTURES, OR OF ANY OTHER PERSONS.

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24 HOUR EMERGENCY CONTACT

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9001 AIRPORT FREEWAY, SUITE 660
NORTH RICHLAND HILLS, TX
972.638.8860

2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION DETAILS

DATE
9-28-21
11-1-21
12-15-21

REVISIONS

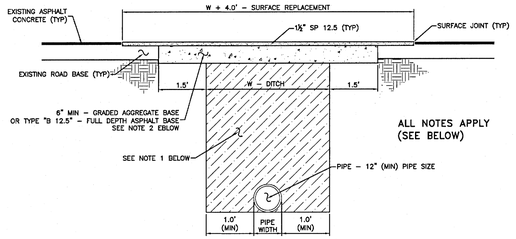
LICENSED PROFESSIONAL ENGINEER
No. 63398
STATE OF FLORIDA

CAD FILE: 21000643-C700 DETAILS

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C702

FILE PLOT: C:\Users\jgreen.GreyDove - Atwell LLC\Desktop\Cefco - Michigan & Memphis Pensacola FL 21000643_New Folder Set up_1D\04 PRODUCTION\21000643-C700 DETAILS.dwg LAST SAVED BY: jgreen 12/15/2021 8:37 PM PLOTTED BY: Jeff Green 12/15/2021 PLOT STYLE: ATWELL.ctb

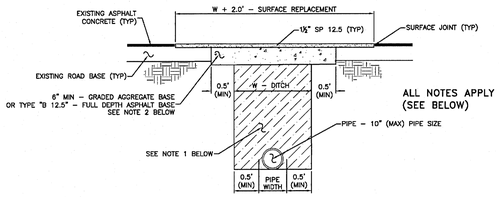
ESCAMBIA COUNTY PATCH DETAILS



PAVED ROAD (LARGE PATCH) DETAIL

FOR PATCHES 24" WIDE OR GREATER

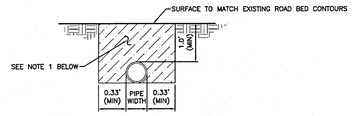
NOT TO SCALE



PAVED ROAD (SMALL PATCH) DETAIL

FOR PATCHES LESS THAN 24" WIDE

NOT TO SCALE



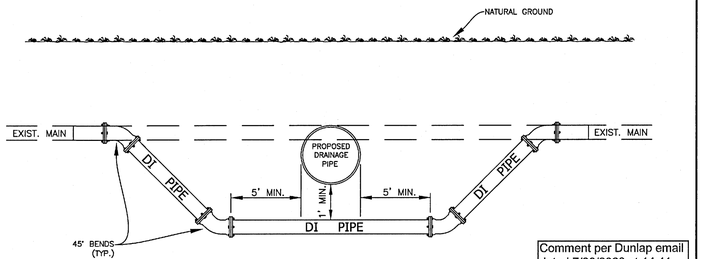
DIRT ROAD PATCH DETAIL

NOT TO SCALE

NOTES:

1. ROAD PATCH WORK BACKFILL (SUBBASE) MATERIAL SHALL BE PLACED IN NOT MORE THAN 8" LIFTS. EACH LAYER TO BE TAMPED TO A MINIMUM OF 40 LBR AND A MINIMUM OF 98% OF MODIFIED PROCTOR.
2. GRADED AGGREGATE BASE SHALL BE COMPACTED TO A MINIMUM OF 98% MODIFIED PROCTOR. CONCRETE SHALL BE A MINIMUM 3000 PSI, WHEN USED FOR BASE OR ROAD SURFACE.
3. ROAD CUTS SHALL BE MECHANICALLY SAW CUT TO FORM A SURFACE PAVEMENT JOINT AND TACK COATED ALONG THE FACE OF CUT JOINTS PRIOR TO ASPHALT PLACEMENT.
4. LONGITUDINAL ROAD CUTS OF LESS THAN ONE-HALF PAVEMENT WIDTH TO BE PATCHED SAME AS LATERAL PATCH. LONGITUDINAL ROAD CUTS ONE-HALF OR GREATER TO BE PATCHED WITH SAME BASE MATERIAL AND ENTIRE ROAD WIDTH RESURFACED.
5. TOP WIDTH OF DITCH (W-DITCH) IS TO BE DETERMINED BY OSHA LAYBACK SLOPE REQUIREMENTS FOR DEPTH OF CUT.

PLANNING AND ENGINEERING DEPARTMENT ESCAMBIA COUNTY, FLORIDA 3363 WEST PARK PLACE, PENSACOLA, FLORIDA 32505				ESCAMBIA COUNTY PATCH DETAILS
	DRAWN BY: J.K. KIRKLAND	CHECKED BY: T.J.	REVISION NOTES: REVISION NOTES SUPCATE DRAWING NO 5 DATED FEBRUARY 9, 2006 DECEMBER 17, 2007	N/A
SHEET 1 OF 1	DATE: DECEMBER 17, 2007	SCALE: N/A		
	TEST BOR. TAKEN N/A	SECTION / TOWNSHIP / RANGE N/A	1. CHANGES TO NOTE 4	N/A



NOTES:

1. ALL FITTINGS SHALL BE RESTRAINED WITH ~~ALL THREAD RODS~~.
2. CONNECTIONS TO THE EXISTING MAIN SHALL BE MADE USING SOLID SLEEVE MECHANICAL JOINT PIPE COUPLING. IF EXISTING MAIN IS TRANSITE, CONNECTION SHALL BE MADE USING TWO-BOLT WIDE RANGE COUPLING
3. CONFLICT PIPING OFFSET MAY BE ASSEMBLED PRIOR TO INSTALLING UNDERGROUND.
4. CONFLICT PIPING OFFSET MAY BE INSTALLED ABOVE PROPOSED CONFLICT IF TWO FEET OF COVER CAN BE ACHIEVED AT FINAL GRADE.

ECUA EMERALD COAST UTILITIES AUTHORITY	SCALE: N.T.S. DATE:	CONFLICT OFFSET	DETAIL D-72

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2840 W. MICHIGAN AVE.
PENSACOLA
ESCAMBIA COUNTY, FLORIDA

CEFCO - MICHIGAN & MEMPHIS
COSTORDE, LLC
CONSTRUCTION
ESCAMBIA COUNTY DETAILS

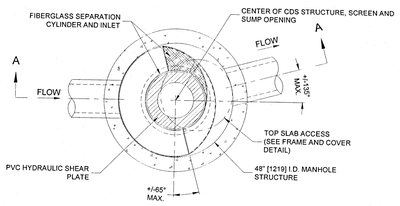
DATE
12-20-21
1-6-22

REVISIONS

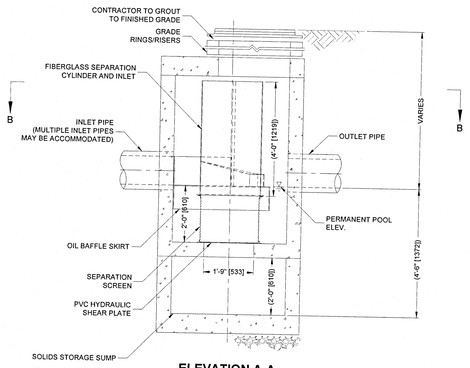
CAD FILE: 21000643-C700 DETAILS

DRAWN BY: JKG
CHECKED BY: TJB
PROJECT MANAGER: JKG
JOB #: 21000643
FILE CODE: ----
SHEET NO. C703

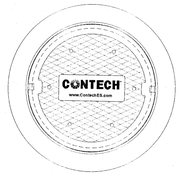
FILE NAME: C:\Users\jgreen\OneDrive - Atwell LLC\Data\Cefco - Michigan + Memphis Peninsula FL 21000643_New folder Set up_10_04 PRODUCTION\21000643-C700 DETAILS.dwg LAST SAVED BY: jgreen 12/20/2021 11:40 AM PLOTTED BY: Jeff Green 1/6/2022 PAPER: ARCH FULL BLEED D (24.00 X 36.00 INCHES) DEVICE: DWG TO PDF.PC3 PLOT STYLE: ATWELL.CTB



PLAN VIEW B-B
NOT TO SCALE.



ELEVATION A-A
NOT TO SCALE.



FRAME AND COVER
(DIAMETER VARIES)
NOT TO SCALE

CDS2015-4-C DESIGN NOTES

CDS2015-4-C STANDARD CONFIGURATION IS SHOWN.

FOR NJDEP PROJECTS, PLEASE CONTACT YOUR LOCAL CONTECH REPRESENTATIVE FOR APPROVED CONFIGURATIONS.

SITE SPECIFIC DATA REQUIREMENTS

STRUCTURE ID			
WATER QUALITY FLOW RATE (CFS OR L/s)			*
PEAK FLOW RATE (CFS OR L/s)			*
RETURN PERIOD OF PEAK FLOW (YRS)			*
SCREEN APERTURE (2400 OR 4700)			*
PIPE DATA:	I.E.	MATERIAL	DIAMETER
INLET PIPE 1	*	*	*
INLET PIPE 2	*	*	*
OUTLET PIPE	*	*	*
RIM ELEVATION			*
ANTI-FLOTATION BALLAST	WIDTH	HEIGHT	
	*	*	
NOTES/SPECIAL REQUIREMENTS:			

* PER ENGINEER OF RECORD

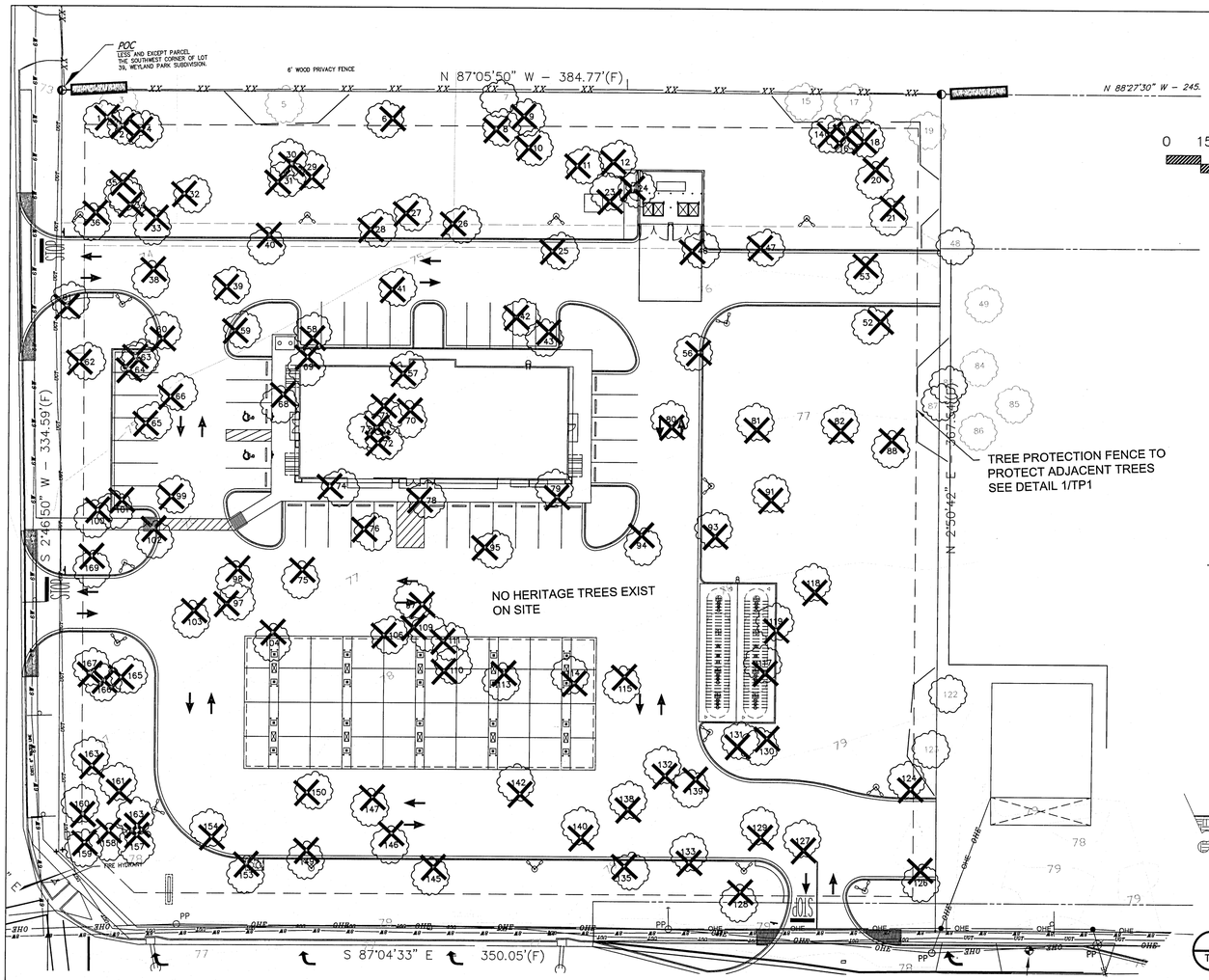
GENERAL NOTES
1. CONTECH TO PROVIDE ALL MATERIALS UNLESS NOTED OTHERWISE.
2. FOR SITE SPECIFIC DRAWINGS WITH DETAILED STRUCTURE DIMENSIONS AND WEIGHT, PLEASE CONTACT YOUR CONTECH ENGINEERED SOLUTIONS LLC REPRESENTATIVE. www.ContechES.com.
3. CDS WATER QUALITY STRUCTURE SHALL BE IN ACCORDANCE WITH ALL DESIGN DATA AND INFORMATION CONTAINED IN THIS DRAWING. CONTRACTOR TO CONFIRM STRUCTURE MEETS REQUIREMENTS OF PROJECT.
4. STRUCTURE SHALL MEET AASHTO HS20 LOAD RATING, ASSUMING EARTH COVER OF 0' - 2', AND GROUNDWATER ELEVATION AT, OR BELOW, THE OUTLET PIPE INVERT ELEVATION. ENGINEER OF RECORD TO CONFIRM ACTUAL GROUNDWATER ELEVATION. CASTINGS SHALL MEET AASHTO M306 AND BE CAST WITH THE CONTECH LOGO.
5. IF REQUIRED, PVC HYDRAULIC SHEAR PLATE IS PLACED ON SHELF AT BOTTOM OF SCREEN CYLINDER. REMOVE AND REPLACE AS NECESSARY DURING MAINTENANCE CLEANING.
6. CDS STRUCTURE SHALL BE PRECAST CONCRETE CONFORMING TO ASTM C-478 AND AASHTO LOAD FACTOR DESIGN METHOD.

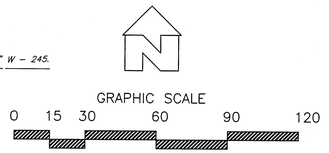
INSTALLATION NOTES
A. ANY SUB-BASE, BACKFILL DEPTH, AND/OR ANTI-FLOTATION PROVISIONS ARE SITE-SPECIFIC DESIGN CONSIDERATIONS AND SHALL BE SPECIFIED BY ENGINEER OF RECORD.
B. CONTRACTOR TO PROVIDE EQUIPMENT WITH SUFFICIENT LIFTING AND REACH CAPACITY TO LIFT AND SET THE CDS MANHOLE STRUCTURE.
C. CONTRACTOR TO INSTALL JOINT SEALANT BETWEEN ALL STRUCTURE SECTIONS AND ASSEMBLE STRUCTURE.
D. CONTRACTOR TO PROVIDE, INSTALL, AND GROUT INLET AND OUTLET PIPE(S). MATCH PIPE INVERTS WITH ELEVATIONS SHOWN. ALL PIPE CENTERLINES TO MATCH PIPE OPENING CENTERLINES.
E. CONTRACTOR TO TAKE APPROPRIATE MEASURES TO ASSURE UNIT IS WATER TIGHT, HOLDING WATER TO FLOWLINE INVERT MINIMUM. IT IS SUGGESTED THAT ALL JOINTS BELOW PIPE INVERTS ARE GROUTED.

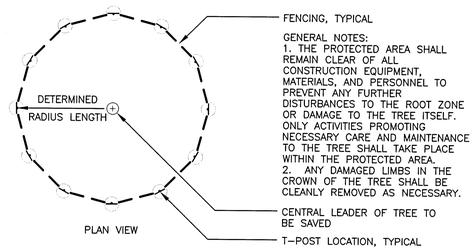
CONTECH ENGINEERED SOLUTIONS LLC
www.conteches.com
9025 Centre Pointe Dr., Suite 400, West Chester, OH 45069
800-338-1122 513-645-7000 513-645-7993 FAX

CDS2015-4-C
ONLINE CDS
STANDARD DETAIL

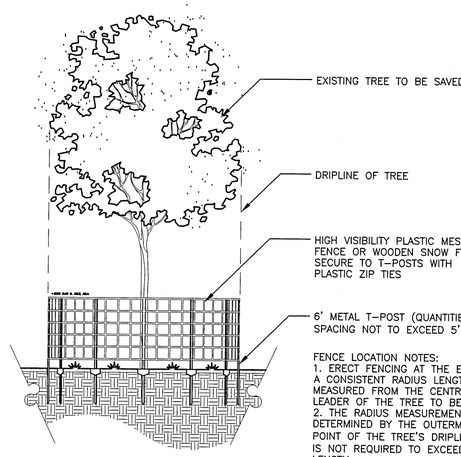
THIS PRODUCT MAY BE PROTECTED BY ONE OR MORE OF THE FOLLOWING U.S. PATENTS: 5,322,629; 5,624,576; 5,707,527; 5,759,415; 6,027,639; 6,641,720; 6,511,593; 6,649,048; 6,991,114; 7,186,333; 7,296,692; 7,297,266; 7,513,711; 7,296,692; 7,297,266; 7,513,711; 7,296,692; 7,297,266; 7,513,711







GENERAL NOTES:
1. THE PROTECTED AREA SHALL REMAIN CLEAR OF ALL CONSTRUCTION EQUIPMENT, MATERIALS, AND PERSONNEL TO PREVENT ANY FURTHER DISTURBANCES TO THE ROOT ZONE OR DAMAGE TO THE TREE ITSELF. ONLY ACTIVITIES PROMOTING NECESSARY CARE AND MAINTENANCE TO THE TREE SHALL TAKE PLACE WITHIN THE PROTECTED AREA.
2. ANY DAMAGED LIMBS IN THE CROWN OF THE TREE SHALL BE CLEANLY REMOVED AS NECESSARY.



FENCE LOCATION NOTES:
1. ERECT FENCING AT THE END OF A CONSISTENT RADIUS LENGTH MEASURED FROM THE CENTRAL LEADER OF THE TREE TO BE SAVED.
2. THE RADIUS MEASUREMENT IS DETERMINED BY THE OUTERMOST POINT OF THE TREE'S DRIPLINE BUT IS NOT REQUIRED TO EXCEED A 20' LENGTH.
(UNLESS OTHERWISE DIRECTED BY LANDSCAPE ARCHITECT.)

1 / TP1 **TREE PROTECTION DETAIL**
SCALE: NOT TO SCALE

NO HERITAGE TREES ON SITE

Tree ID #	Common name	*Scientific name*	DBH(inches)	Disposition	Notes
1	Laurel Oak	*Quercus laurifolia*	19.5	REMOVE	
2	Live Oak	*Quercus virginiana*	23.0	REMOVE	
3	Live Oak	*Quercus virginiana*	20.0	REMOVE	
4	Live Oak	*Quercus virginiana*	18.5	REMOVE	
5	Laurel Oak	*Quercus laurifolia*	30.0	REMOVE	
6	Laurel Oak	*Quercus laurifolia*	37.6	REMOVE	Multistem
7	Live Oak	*Quercus virginiana*	18.5	PROTECT	
8	Live Oak	*Quercus virginiana*	17.0	REMOVE	
9	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
10	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
11	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
12	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
14	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
15	Live Oak	*Quercus virginiana*	13.0	PROTECT	
16	Live Oak	*Quercus virginiana*	20.0	REMOVE	
17	Live Oak	*Quercus virginiana*	13.0	PROTECT	
18	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
19	Live Oak	*Quercus virginiana*	12.0	PROTECT	
20	Live Oak	*Quercus virginiana*	20.8	REMOVE	Multistem
21	Laurel Oak	*Quercus laurifolia*	20.6	REMOVE	Multistem
23	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
24	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
25	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
26	Laurel Oak	*Quercus laurifolia*	27.0	REMOVE	
27	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
28	Laurel Oak	*Quercus laurifolia*	25.5	REMOVE	
29	Live Oak	*Quercus virginiana*	22.5	REMOVE	
30	Live Oak	*Quercus virginiana*	29.5	REMOVE	
31	Live Oak	*Quercus virginiana*	28.0	REMOVE	
32	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
33	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
34	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
35	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
36	Laurel Oak	*Quercus laurifolia*	22.0	REMOVE	
38	Live Oak	*Quercus virginiana*	16.0	REMOVE	
39	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
40	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
41	Live Oak	*Quercus virginiana*	16.5	REMOVE	
42	Live Oak	*Quercus virginiana*	14.0	REMOVE	
43	Live Oak	*Quercus virginiana*	19.0	REMOVE	
46	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
47	Laurel Oak	*Quercus laurifolia*	23.5	REMOVE	
48	Laurel Oak	*Quercus laurifolia*	21.0	OFF-SITE	
49	Water Oak	*Quercus nigra*	13.5	OFF-SITE	
50	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
52	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
53	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
55	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
57	Live Oak	*Quercus virginiana*	26.0	REMOVE	
58	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
59	Live Oak	*Quercus virginiana*	14.0	REMOVE	
60	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
61	Laurel Oak	*Quercus laurifolia*	30.7	REMOVE	Multistem
62	Live Oak	*Quercus virginiana*	19.0	REMOVE	
63	Live Oak	*Quercus virginiana*	13.0	REMOVE	
64	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
65	Live Oak	*Quercus virginiana*	14.0	REMOVE	
66	Live Oak	*Quercus virginiana*	15.5	REMOVE	
68	Live Oak	*Quercus virginiana*	27.0	REMOVE	
69	Live Oak	*Quercus virginiana*	24.0	REMOVE	
70	Live Oak	*Quercus virginiana*	27.0	REMOVE	
71	Live Oak	*Quercus virginiana*	27.0	REMOVE	
72	Live Oak	*Quercus virginiana*	23.5	REMOVE	
73	Live Oak	*Quercus virginiana*	27.0	REMOVE	
74	Live Oak	*Quercus virginiana*	21.0	REMOVE	
75	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
76	Live Oak	*Quercus virginiana*	13.0	REMOVE	
78	Live Oak	*Quercus virginiana*	24.1	REMOVE	Multistem
79	Water Oak	*Quercus nigra*	20.5	REMOVE	
80	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
81	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
82	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
83	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
84	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
85	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
86	Water Oak	*Quercus nigra*	12.0	REMOVE	
87	Laurel Oak	*Quercus laurifolia*	11.0	OFF-SITE	
88	Water Oak	*Quercus nigra*	13.0	REMOVE	
91	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
93	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
94	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
95	Live Oak	*Quercus virginiana*	14.5	REMOVE	
97	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
98	Laurel Oak	*Quercus laurifolia*	23.0	REMOVE	
99	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
100	Live Oak	*Quercus virginiana*	29.0	REMOVE	
101	Live Oak	*Quercus virginiana*	24.5	REMOVE	Multistem
102	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
103	Live Oak	*Quercus virginiana*	12.0	REMOVE	
104	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
106	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
109	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
110	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
111	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
113	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
114	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
115	Water Oak	*Quercus nigra*	13.5	REMOVE	
117	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
118	Live Oak	*Quercus virginiana*	12.0	REMOVE	
119	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
122	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
123	Laurel Oak	*Quercus laurifolia*	11.5	PROTECT	
124	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
126	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
127	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
128	Live Oak	*Quercus virginiana*	15.0	REMOVE	
129	Live Oak	*Quercus virginiana*	21.0	REMOVE	
130	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
131	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
132	Live Oak	*Quercus virginiana*	14.5	REMOVE	
133	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
135	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
138	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
139	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
140	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
142	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
145	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
146	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
147	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
149	Water Oak	*Quercus nigra*	12.5	REMOVE	
150	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
153	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
154	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
157	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
158	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
159	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
160	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
161	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
162	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
163	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
165	Live Oak	*Quercus virginiana*	13.0	REMOVE	
166	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
167	Laurel Oak	*Quercus laurifolia*	25.0	REMOVE	
169	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	

	2163.8	INCHES TO BE REMOVE
MITIGATION REQUIRED = INCHES REMOVED x .5	1082	INCHES TO BE MITIG.
	25 INCHES/ACRE	MITIGATION CAP
3.23x25=81 REPLACEMENT INCHES REQUIRED		
81/2.5 INCH MITIGATION TREES= 32 MITIGATION TREES REQUIRED		

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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MICHIGAN/MEMPHIS
FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

DATE	ISSUE/REVISION
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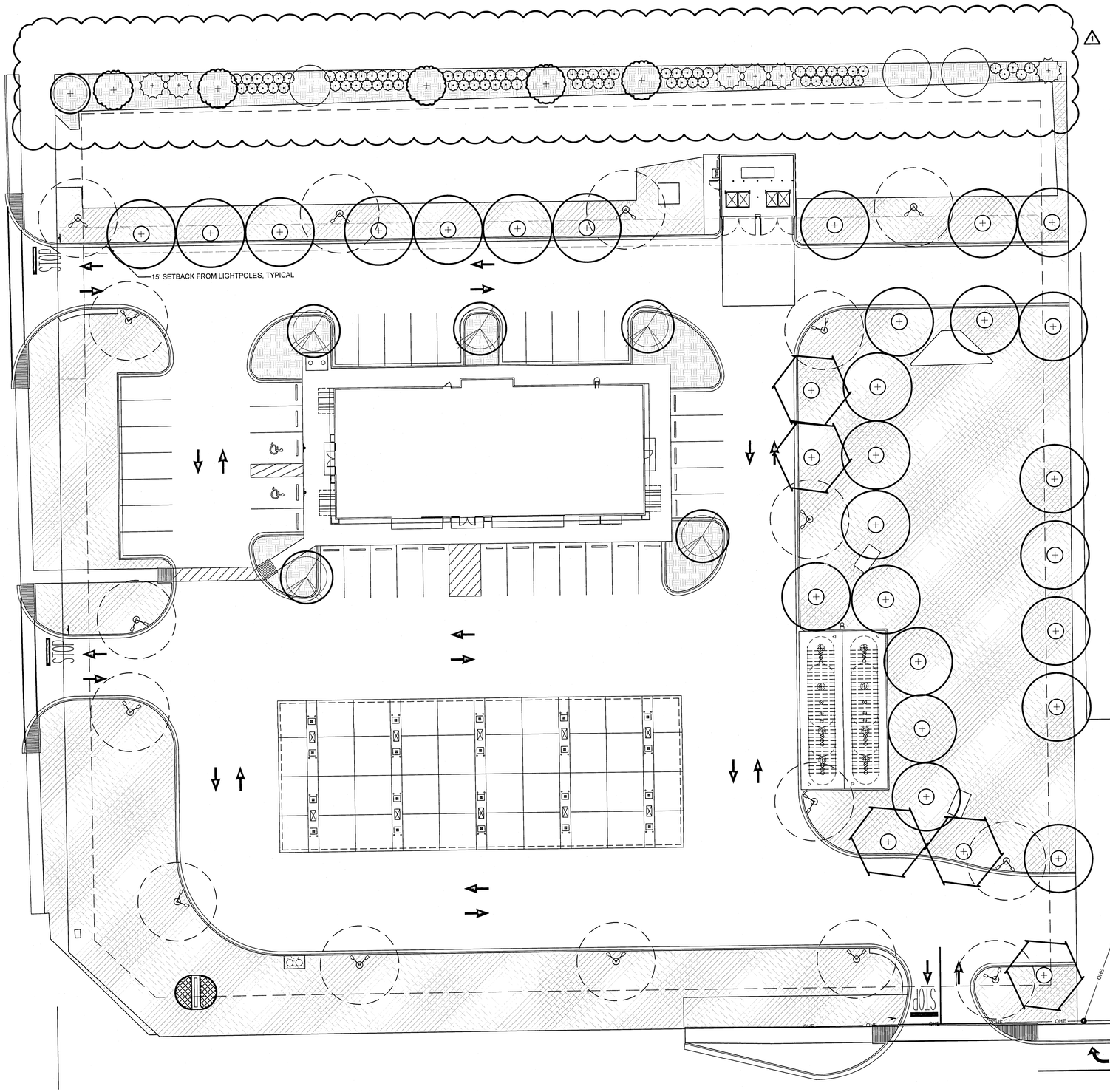
LANDSCAPE ARCHITECT ALAN D. HOLT FLORIDA REGISTERED
NOVEMBER 8, 2021

TREE PROTECTION PLAN
SHEET NUMBER

TP1

ONE OF FIVE



LANDSCAPE NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. ELIMINATE EXISTING VEGETATION IN AREAS TO BE PLANTED. SPRAY WITH ROUNDUP AT MANUFACTURER'S RECOMMENDED RATE TWICE IN 14 DAYS.
3. TOP DRESS ALL AREAS TO RECEIVE PLANTINGS WITH 2" FINISHED MUSHROOM COMPOST PRIOR TO PLANTING.
4. ALL PLANT MATERIAL FLORIDA #1 OR BETTER.
5. FERTILIZE ALL PLANTINGS WITH OSMOCOTE OR OTHER APPROVED SLOW RELEASE FERTILIZER AT MANUFACTURER'S RECOMMENDED RATE BEFORE MULCHING.
6. APPLY PREEN OR OTHER APPROVED PRE-EMERGENT HERBICIDE TO ALL PLANTING AREAS BEFORE MULCHING.
7. MULCH ALL AREAS OF TREE, SHRUB AND GROUNDCOVER MASS PLANTINGS WITH 3" PINESTRAW MULCH.
8. QUANTITIES SHOWN IN PLANT LIST ARE FOR CONTRACTOR'S CONVENIENCE. VERIFY ALL PLANT QUANTITIES SHOWN ON PLAN AND IN PLANT LIST.
9. B&B MATERIAL MAY BE SUBSTITUTED FOR CONTAINER GROWN MATERIAL PROVIDED IT EXCEEDS THE MINIMUM SIZES NOTED.
10. SOD ALL DISTURBED AREAS WITH SPECIES SHOWN ON PLAN.
11. WARRANTY ALL PLANTS FOR A PERIOD OF ONE (1) YEAR FROM FINAL ACCEPTANCE.

IRRIGATION NOTES:

1. AUTOMATIC IRRIGATION SYSTEM TO PROVIDE 100% COVERAGE OF ALL LANDSCAPE AREAS.
2. CONTRACTOR RESPONSIBLE FOR LOCATING AND SUPPLYING ELECTRICAL POWER TO CONTROLLER.
3. CONTRACTOR TO PROVIDE AND PAY FEES FOR SEPARATE IRRIGATION METER.
4. PROVIDE BACKFLOW PREVENTION PER CITY REQUIREMENTS.
5. PROVIDE RAIN SHUT OFF DEVICE PER FLA. STATE LAW.

GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

SCAPE LEGEND

GROUNDCOVER

- 6,560± S.F. MULCH
- 49,500± S.F. INCLUDING 10% FOR WASTE 'TIFF 419' BERMUDA SOD CYANODON DACTYLON 'TIFF 419'
- 15 VARIEGATED FLAX LILY DIANELLA TASMANICA 'VARIEGATA' 1 GAL. 3' O.C.

SHRUBS

- 77 'SWEET' VIBURNUM VIBURNUM ODORATISSIMUM 3 GAL. 4' O.C.

UNDERSTORY TREES

- 6 'BRODIE' EASTERN RED CEDAR JUNIPERIS VIRGINIANA 'BRODIE' 30 GAL.
- 1 EASTERN RED BUD CERCIS CANADENSIS 30 GAL.

CANOPY TREES

- 5 'D.D. BLANCHARD' MAGNOLIA MAGNOLIA GRANDIFLORA 'D.D. BLANCHARD' 30 GAL.
- 5 'GULF EMBER' RED MAPLE ACER RUBRUM 'GULF EMBER' 2.5" CALIPER
- 5 LIVE OAK QUERCUS VIRGINIANA 2.5" CAL. MATCHED
- 26 BALD CYPRESS TAXODIUM DISTICHUM 2.5" CALIPER

NOTE: TREE SPECIES MAY BE SUBSTITUTED FOR OTHER SPECIES AS ALLOWED BY LANDSCAPE CODE

MITIGATION TREES REQUIRED:32
MITIGATION TREES PROVIDED:32
SEE SHEET TP1 FOR CALCULATIONS

16' LANDSCAPE BUFFER - NORTH		
REQUIRED	REQUIRED	PROVIDED
PER 100 L.F. FRONTAGE	FOR 384.77 L.F. FRONTAGE	
2.5 CANOPY TREES	10 CANOPY TREES	5 EXISTING, 5 PROPOSED CANOPY TREES
2 UNDERSTORY TREES	8 UNDERSTORY TREES	8 UNDERSTORY TREES
20 SHRUBS	77 SHRUBS	77 SHRUBS

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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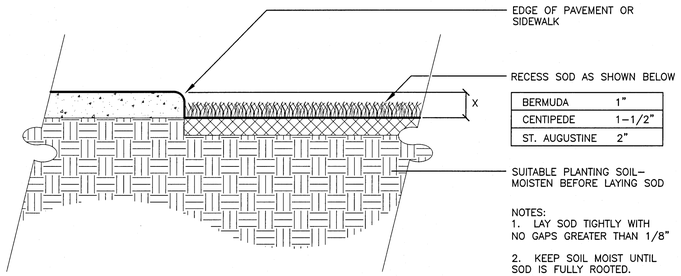
ALAN D. HOLT LANDSCAPE ARCHITECT REGISTERED FLORIDA LA0001659

NOVEMBER 8, 2021

LANDSCAPE PLAN
SHEET NUMBER

LP1

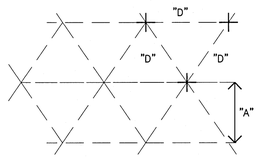
TWO OF FIVE



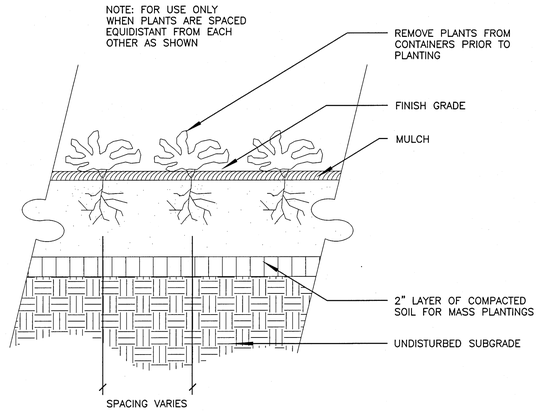
BERMUDA	1"
CENTIPEDE	1–1/2"
ST. AUGUSTINE	2"

NOTES:
1. LAY SOD TIGHTLY WITH NO GAPS GREATER THAN 1/8"
2. KEEP SOIL MOIST UNTIL SOD IS FULLY ROOTED.
3. DO NOT INSTALL SOD UNTIL IRRIGATION SYSTEM IS FUNCTIONAL.

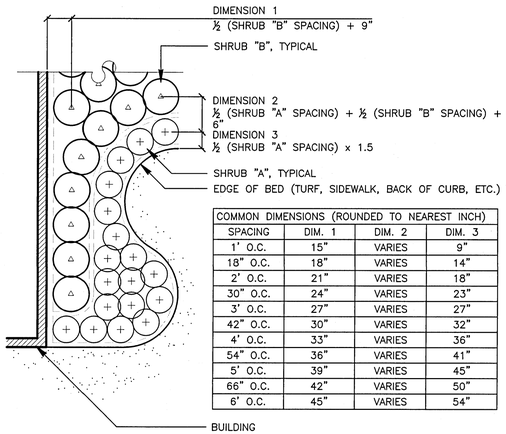
7 LP2 SOD DETAIL AT PAVING
SCALE: NOT TO SCALE



SPACING "D"	ROW "A"	NUMBER OF PLANTS
6" O.C.	5.2"	4.61
8" O.C.	6.93"	2.6
10" O.C.	8.66"	1.66
12" O.C.	10.4"	1.15
15" O.C.	13.0"	.733
18" O.C.	15.6"	.512
24" O.C.	20.8"	.33
30" O.C.	26.0"	.185
36" O.C.	30.0"	.128
48" O.C.	41.6"	.072



6 LP2 GROUNDCOVER PLANTING
SCALE: NOT TO SCALE



COMMON DIMENSIONS (ROUNDED TO NEAREST INCH)			
SPACING	DIM. 1	DIM. 2	DIM. 3
1' O.C.	15"	VARIES	9"
18" O.C.	18"	VARIES	14"
2' O.C.	21"	VARIES	18"
30" O.C.	24"	VARIES	23"
3' O.C.	27"	VARIES	27"
42" O.C.	30"	VARIES	32"
4' O.C.	33"	VARIES	36"
54" O.C.	36"	VARIES	41"
5' O.C.	39"	VARIES	45"
66" O.C.	42"	VARIES	50"
6' O.C.	45"	VARIES	54"

5 LP2 PLANT LAYOUT DETAIL
SCALE: NO SCALE

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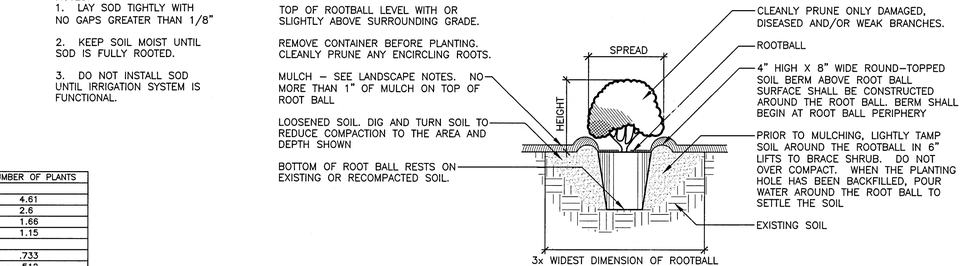
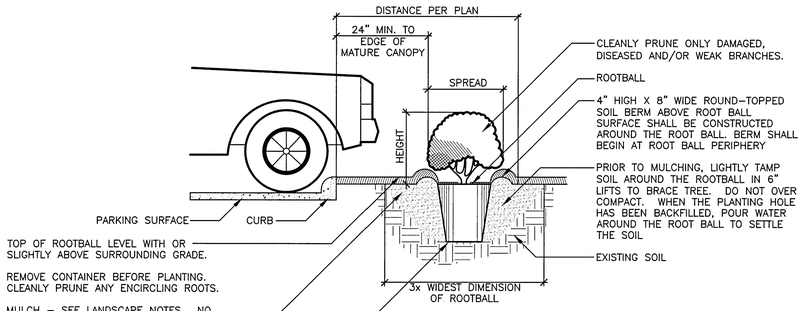
PLANT LAYOUT DETAIL



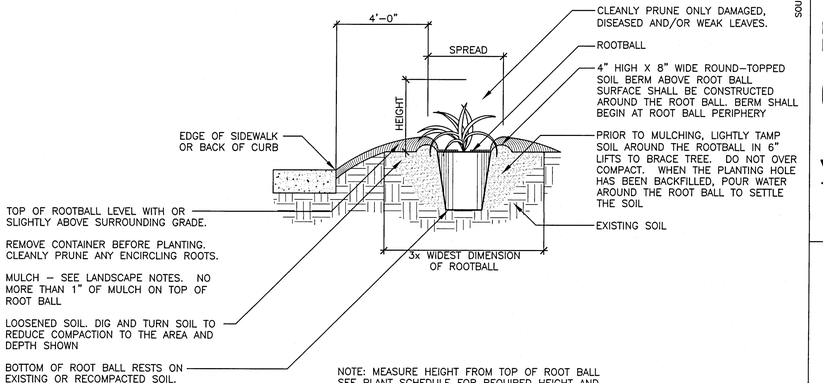
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

4 LP2 PLANTING DETAIL FOR SHRUBS
SCALE: NOT TO SCALE



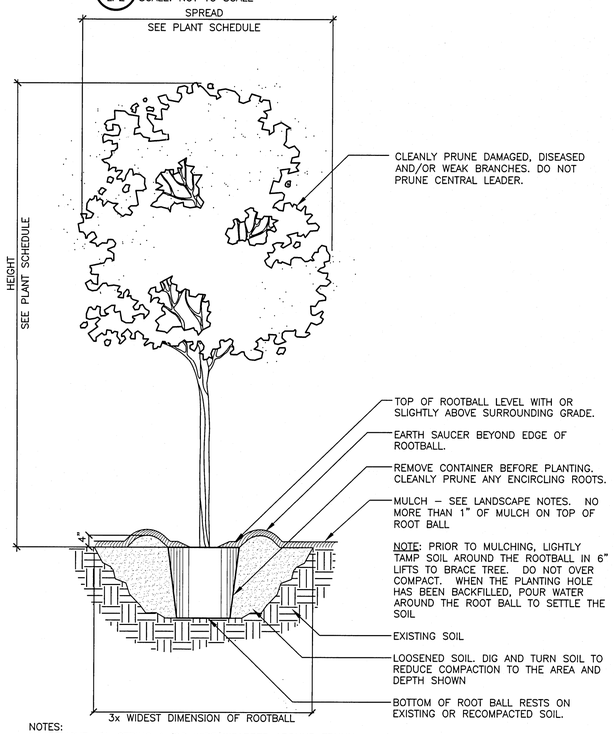
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

3 LP2 HEDGE PLANTING AT PARKING AREA
SCALE: NOT TO SCALE



NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

2 LP2 ORNAMENTAL GRASS PLANTING DETAIL
SCALE: NOT TO SCALE



NOTES:
1. REMOVE ALL STRING &/OR WIRE WRAPPED AROUND TRUNK.
2. REMOVE ALL STRAPS, ROPES, WIRE &/OR STRINGS USED TO LIFT THE ROOTBALL.
3. REMOVE ALL BURLAP &/OR WIRE FROM THE TOP OF THE ROOT BALL.
4. TOP OF FIRST FEEDER ROOT TO BE SET SLIGHTLY ABOVE SURROUNDING FINISH GRADE.

1 LP2 TREE PLANTING
SCALE: NOT TO SCALE

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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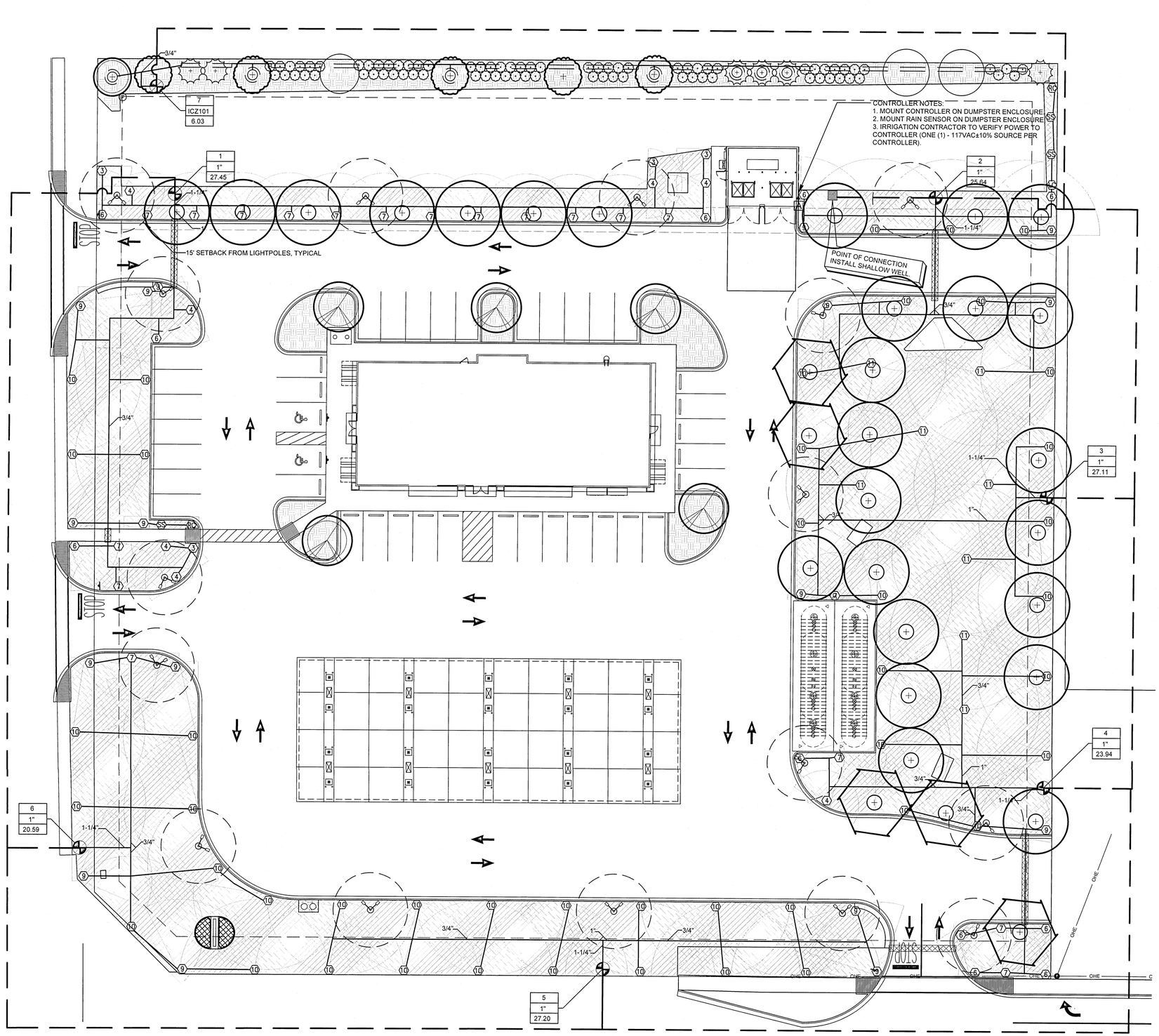
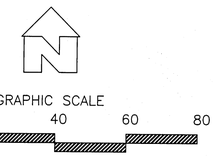
LANDSCAPE DETAILS SHEET NUMBER

LP2

THREE OF FIVE





IRRIGATION LEGEND

1-1/2" SCHEDULE 40 MAINLINE	1 ZONE NUMBER
CLASS 200 LATERALS, SIZE AS NOTED	1-1/2" VALVE SIZE
6" SCHEDULE 40 SLEEVE	35 GALLONS PER MINUTE

IRRIGATION NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. PIPE ROUTING IS DIAGRAMMATIC. PLACE IRRIGATION LINES WITHIN PLANTING AND TURF AREAS UNLESS SLEEVING IS INDICATED. ROUTE PIPING TO AVOID TREE LOCATIONS. LOCATE MAINLINE AND VALVE BOXES WITHIN PROPERTY LINES.
3. SYSTEM IS DESIGNED TO OPERATE AT 28 GPM AT 70 PSI.
4. PROCURE ALL NECESSARY PERMITS TO COMPLETE INSTALLATION OF IRRIGATION SYSTEM PER STATE AND LOCAL CODES.
5. JET OR BORE FOR SLEEVING WHERE NECESSARY TO ACCOMMODATE LATERAL LINES, MAIN LINES, OR CONTROL WIRE.
6. PROVIDE A MINIMUM 12" COVER OVER LATERAL LINES AND A MINIMUM OF 18" COVER OVER MAINLINES.
7. INSTALL ALL ELECTRICAL SERVICE TO MEET LOCAL CODES.
8. PROVIDE POP-UP SPRINKLERS ONLY. MOUNT SPRINKLERS ON POLY PIPE WITH BARBED FASTENERS UNLESS OTHERWISE SPECIFIED IN PROVIDED DETAILS.
9. MOUNT HEADS FLUSH WITH FINISHED GRADE. INSTALL HEADS 6" OFF ALL SIDEWALKS AND 1' FROM BUILDING WALLS.
10. INSTALL VALVES IN 15" BOXES WITH TAMPER RESISTANT LIDS.
11. ALL IRRIGATION CONTROL WIRE TO BE 14-GAUGE WIRE. PROVIDE WHITE FOR COMMON, RED FOR HOT, AND A SPARE BLUE WIRE PARALLEL TO COMMON THROUGHOUT THE ENTIRE SYSTEM.
12. MAKE ALL WIRE SPLICES WITH WATERPROOF SPLICE KITS RATED FOR DIRECT BURIAL. NEATLY COIL 30" OF SLACK WIRE IN VALVE BOX.
13. ADJUST HEADS TO MAXIMIZE COVERAGE AND MINIMIZE OVERSPRAY.
14. SEE SHEET IP2 FOR INSTALLATION DETAILS.

IRRIGATION SCHEDULE

QUANTITY	KEY	MODEL (HUNTER UNLESS OTHERWISE NOTED)	GALLONS PER MINUTE
5	③	PROS-04-PRS40-CV-MP1000-90 14' QUARTER	0.21 @ 40 PSI
7	④	PROS-04-PRS40-CV-MP1000-210 14' HALF	0.42 @ 40 PSI
11	⑥	PROS-04-PRS40-CV-MP2000-90 20' QUARTER	0.43 @ 40 PSI
19	⑦	PROS-04-PRS40-CV-MP2000-210 19' HALF	0.77 @ 40 PSI
16	⑨	PROS-04-PRS40-CV-MP3000-90 30' QUARTER	0.86 @ 40 PSI
46	⑩	PROS-04-PRS40-CV-MP3000-210 30' HALF	1.82 @ 40 PSI
8	⑪	PROS-04-PRS40-CV-MP3000-360 30' FULL	3.64 @ 40 PSI
1	LC	PROS-04-PRS40-CV-MPLCS515 5' X 15'	0.22 @ 40 PSI
2	RC	PROS-04-PRS40-CV-MPRCS515 5' X 15'	0.22 @ 40 PSI
3	SS	PROS-04-PRS40-CV-MPSS530 5' X 30'	0.44 @ 40 PSI
6	1"	1" ELECTRIC REMOTE CONTROL VALVE PGV-100G-S	
1	ICZ101	1" DRIP VALVE KIT	
1	A	HUNTER PRO C	
1	▲	WEATHER SENSOR	
1	F	FLUSH VALVE	
		RAINBIRD XFD-06-12 INLINE DRIP SPACE LINE 4" OFF CURB, 12" OFF BUILDING	18" O.C.

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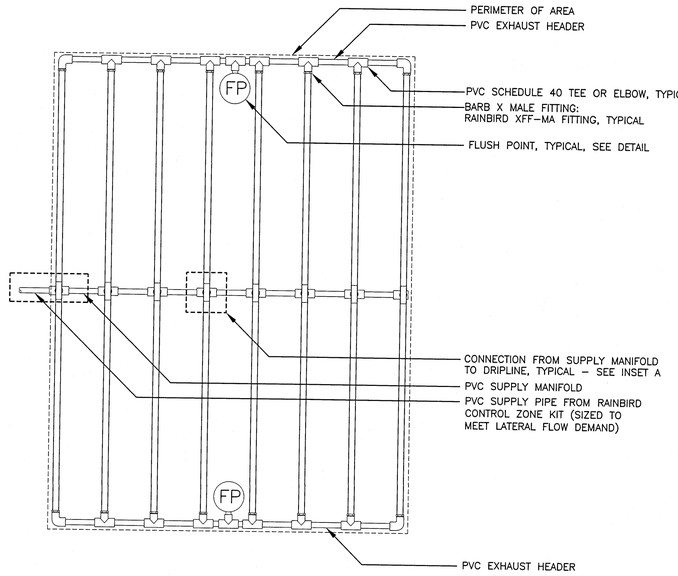
IRRIGATION PLAN
SHEET NUMBER

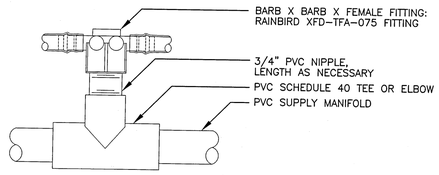
IP1

FOUR OF FIVE



NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
3. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

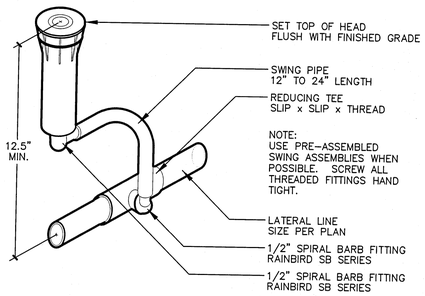
7 IP2 XFD ON-SURFACE DRIPLINE CENTER FEED LAYOUT
SCALE: N.T.S.



INSET A

XFD Dripline Maximum Lateral Lengths (Feet)

Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Nominal Flow (gph)		Nominal Flow (gph)		Nominal Flow (gph)	
	0.6	**0.9**	**0.6**	**0.9**	**0.6**	**0.9**
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	596	455	780	514



3 IP2 SPRAYHEAD DETAIL
SCALE: 1/4"=1"

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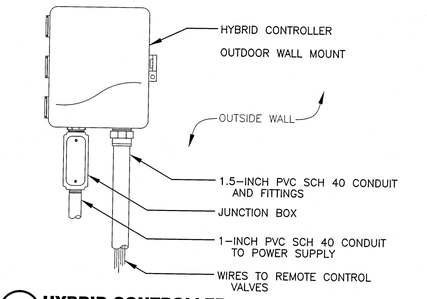
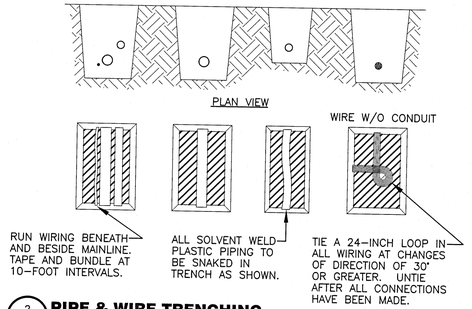
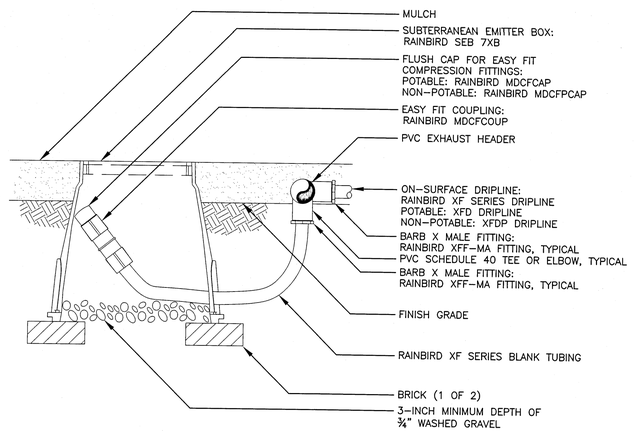


5 IP2 HYBRID CONTROLLER
SCALE: N.T.S.

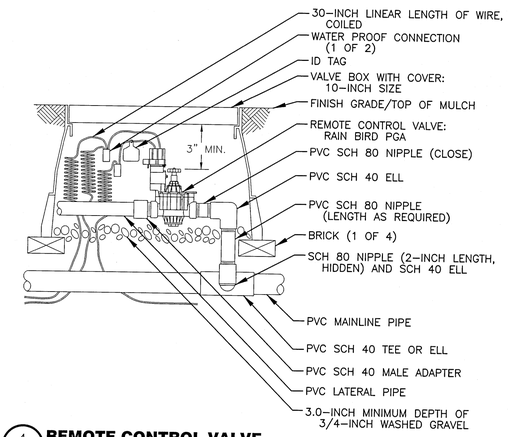


2 IP2 PIPE & WIRE TRENCHING
SCALE: N.T.S.

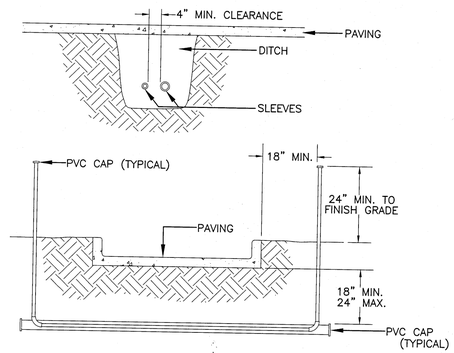


6 IP2 FLUSH POINT DETAIL
SCALE: N.T.S.

NOTE:
1. ALLOW A MINIMUM OF 6-INCHES OF DRIPLINE TUBING IN VALVE BOX IN ORDER TO DIRECT FLUSHED WATER OUTSIDE VALVE BOX.



4 IP2 REMOTE CONTROL VALVE
SCALE: N.T.S.



NOTES:
1. ALL PVC IRRIGATION SLEEVES TO BE SCHEDULE 40 PIPE.
2. ALL JOINTS TO BE SOLVENT WELDED AND WATERTIGHT.
3. WHERE THERE IS MORE THAN ONE SLEEVE, EXTEND THE SMALLER SLEEVE TO 24-INCHES MINIMUM ABOVE FINISH GRADE.
4. MECHANICALLY TAMP TO 95% PROCTOR.

1 IP2 SLEEVING DETAIL
SCALE: N.T.S.

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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MICHIGAN/MEMPHIS

FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

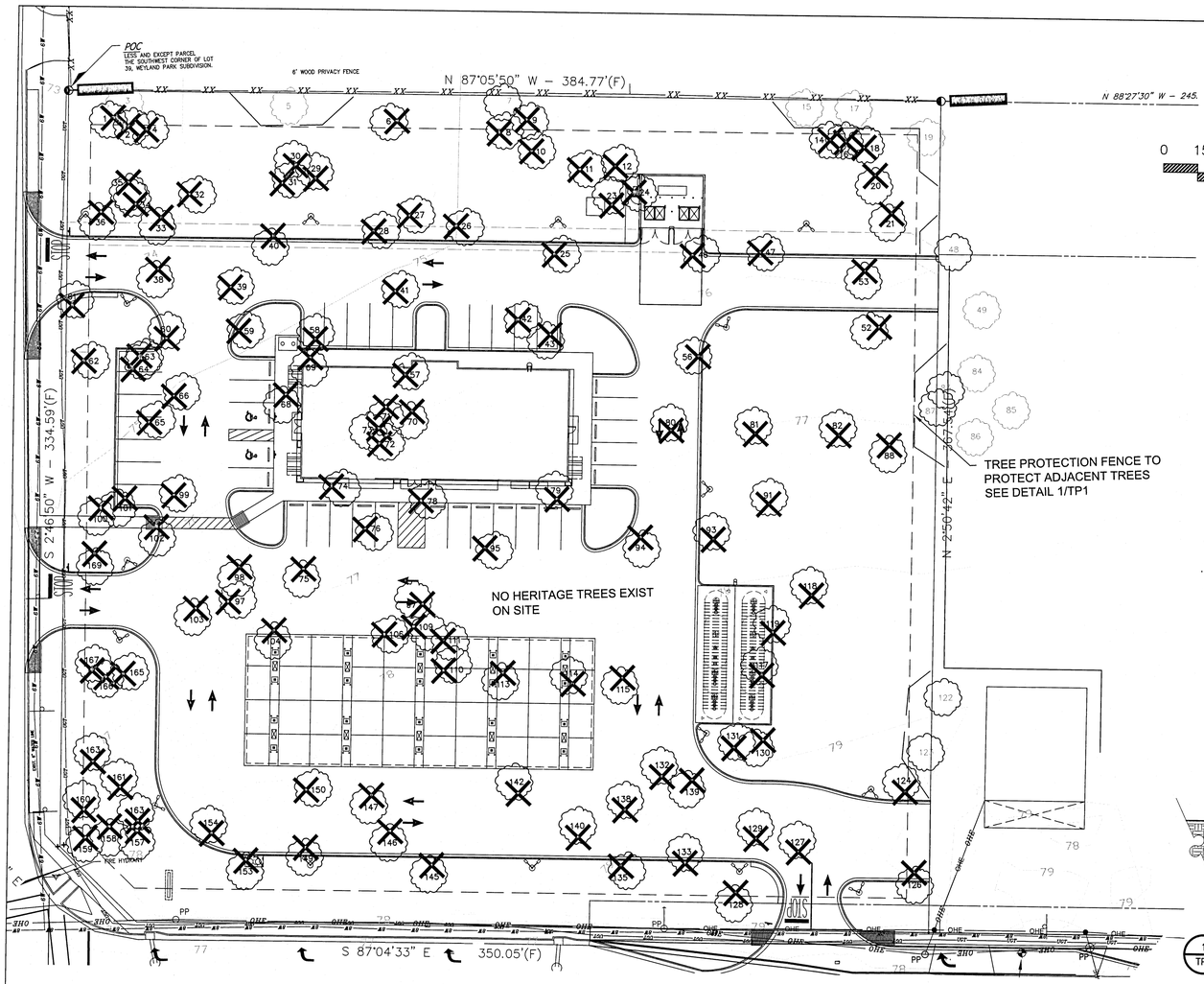
DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
11/08/21	PER COMMENTS

ALAN D. HOLT LANDSCAPE ARCHITECT REGISTERED FLORIDA
NOVEMBER 8, 2021

IRRIGATION DETAILS
SHEET NUMBER

IP2

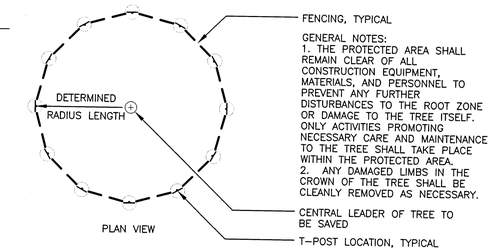
FIVE OF FIVE



GRAPHIC SCALE

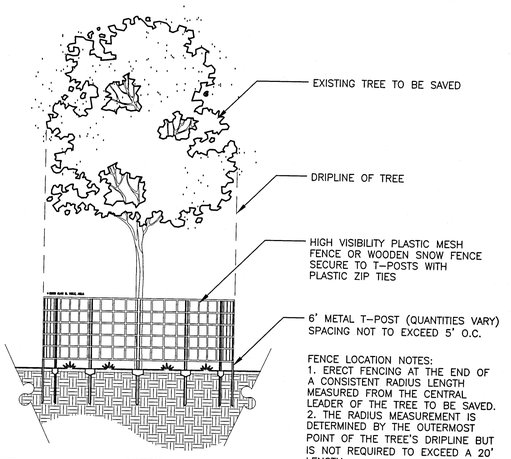
0 15 30 60 90 120

SCALE IN FEET



PLAN VIEW

GENERAL NOTES:
1. THE PROTECTED AREA SHALL REMAIN CLEAR OF ALL CONSTRUCTION EQUIPMENT, MATERIALS, AND PERSONNEL TO PREVENT ANY FURTHER DISTURBANCES TO THE ROOT ZONE OR DAMAGE TO THE TREE ITSELF. ONLY ACTIVITIES PROMOTING NECESSARY CARE AND MAINTENANCE TO THE TREE SHALL TAKE PLACE WITHIN THE PROTECTED AREA.
2. ANY DAMAGED LIMBS IN THE CROWN OF THE TREE SHALL BE CLEANLY REMOVED AS NECESSARY.



ELEVATION

FENCE LOCATION NOTES:
1. ERECT FENCING AT THE END OF A CONSISTENT RADIUS LENGTH MEASURED FROM THE CENTRAL LEADER OF THE TREE TO BE SAVED.
2. THE RADIUS MEASUREMENT IS DETERMINED BY THE OUTERMOST POINT OF THE TREE'S DRIPLINE BUT IS NOT REQUIRED TO EXCEED A 20' LENGTH.
(UNLESS OTHERWISE DIRECTED BY LANDSCAPE ARCHITECT.)

1 TP1 **TREE PROTECTION DETAIL**
SCALE: NOT TO SCALE

NO HERITAGE TREES ON SITE

Tree ID #	Common name	*Scientific name*	DBH(inches)	Disposition	Notes
1	Laurel Oak	*Quercus laurifolia*	19.5	REMOVE	
2	Live Oak	*Quercus virginiana*	23.0	REMOVE	
3	Live Oak	*Quercus virginiana*	20.0	REMOVE	
4	Live Oak	*Quercus virginiana*	18.5	REMOVE	
5	Laurel Oak	*Quercus laurifolia*	30.0	REMOVE	
6	Laurel Oak	*Quercus laurifolia*	37.6	REMOVE	Multistem
7	Live Oak	*Quercus virginiana*	18.5	PROTECT	
8	Live Oak	*Quercus virginiana*	17.0	REMOVE	
9	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
10	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
11	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
12	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
14	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
15	Live Oak	*Quercus virginiana*	13.0	PROTECT	
16	Live Oak	*Quercus virginiana*	20.0	REMOVE	
17	Live Oak	*Quercus virginiana*	13.0	PROTECT	
18	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
19	Live Oak	*Quercus virginiana*	12.0	PROTECT	
20	Live Oak	*Quercus virginiana*	20.8	REMOVE	Multistem
21	Laurel Oak	*Quercus laurifolia*	20.6	REMOVE	Multistem
23	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
24	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
25	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
26	Laurel Oak	*Quercus laurifolia*	27.0	REMOVE	
27	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
28	Laurel Oak	*Quercus laurifolia*	25.5	REMOVE	
29	Live Oak	*Quercus virginiana*	22.5	REMOVE	
30	Live Oak	*Quercus virginiana*	29.5	REMOVE	
31	Live Oak	*Quercus virginiana*	28.0	REMOVE	
32	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
33	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
34	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
35	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
36	Laurel Oak	*Quercus laurifolia*	22.0	REMOVE	
38	Live Oak	*Quercus virginiana*	16.0	REMOVE	
39	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
40	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
41	Live Oak	*Quercus virginiana*	16.5	REMOVE	
42	Live Oak	*Quercus virginiana*	14.0	REMOVE	
43	Live Oak	*Quercus virginiana*	19.0	REMOVE	
46	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
47	Laurel Oak	*Quercus laurifolia*	23.5	REMOVE	
48	Laurel Oak	*Quercus laurifolia*	21.0	OFF-SITE	
49	Water Oak	*Quercus nigra*	13.5	OFF-SITE	
50	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
52	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
53	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
55	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
57	Live Oak	*Quercus virginiana*	26.0	REMOVE	
58	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
59	Live Oak	*Quercus virginiana*	14.0	REMOVE	
60	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
61	Laurel Oak	*Quercus laurifolia*	30.7	REMOVE	Multistem
62	Live Oak	*Quercus virginiana*	19.0	REMOVE	
63	Live Oak	*Quercus virginiana*	13.0	REMOVE	
64	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
65	Live Oak	*Quercus virginiana*	14.0	REMOVE	
66	Live Oak	*Quercus virginiana*	15.5	REMOVE	
68	Live Oak	*Quercus virginiana*	27.0	REMOVE	
69	Live Oak	*Quercus virginiana*	24.0	REMOVE	
70	Live Oak	*Quercus virginiana*	27.0	REMOVE	
71	Live Oak	*Quercus virginiana*	27.0	REMOVE	
72	Live Oak	*Quercus virginiana*	23.5	REMOVE	
73	Live Oak	*Quercus virginiana*	27.0	REMOVE	
74	Live Oak	*Quercus virginiana*	21.0	REMOVE	
75	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
76	Live Oak	*Quercus virginiana*	13.0	REMOVE	
78	Live Oak	*Quercus virginiana*	24.1	REMOVE	Multistem
79	Water Oak	*Quercus nigra*	20.5	REMOVE	
80	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
81	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
82	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
83	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
84	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
85	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
86	Water Oak	*Quercus nigra*	12.0	REMOVE	
87	Laurel Oak	*Quercus laurifolia*	11.0	OFF-SITE	
88	Water Oak	*Quercus nigra*	13.0	REMOVE	
91	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
93	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
94	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
95	Live Oak	*Quercus virginiana*	14.5	REMOVE	
97	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
98	Laurel Oak	*Quercus laurifolia*	23.0	REMOVE	
99	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
100	Live Oak	*Quercus virginiana*	29.0	REMOVE	
101	Live Oak	*Quercus virginiana*	24.5	REMOVE	Multistem
102	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
103	Live Oak	*Quercus virginiana*	12.0	REMOVE	
104	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
106	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
109	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
110	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
111	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
113	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
114	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
115	Water Oak	*Quercus nigra*	13.5	REMOVE	
117	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
118	Live Oak	*Quercus virginiana*	12.0	REMOVE	
119	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
122	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
123	Laurel Oak	*Quercus laurifolia*	11.5	PROTECT	
124	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
126	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
127	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
128	Live Oak	*Quercus virginiana*	15.0	REMOVE	
129	Live Oak	*Quercus virginiana*	21.0	REMOVE	
130	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
131	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
132	Live Oak	*Quercus virginiana*	14.5	REMOVE	
133	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
135	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
138	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
139	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
140	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
142	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
145	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
146	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
147	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
149	Water Oak	*Quercus nigra*	12.5	REMOVE	
150	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
153	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
154	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
157	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
158	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
159	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
160	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
161	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
162	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
163	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
165	Live Oak	*Quercus virginiana*	13.0	REMOVE	
166	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
167	Laurel Oak	*Quercus laurifolia*	25.0	REMOVE	
169	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	

	2163.8	INCHES TO BE REMOVE
MITIGATION REQUIRED = INCHES REMOVED x .5	1082	INCHES TO BE MITIG.
	25 INCHES/ACRE	MITIGATION CAP
3.23x25=81 REPLACEMENT INCHES REQUIRED		
81/2.5 INCH MITIGATION TREES= 32 MITIGATION TREES REQUIRED		

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

21145-CEFCO MI/MEMPHIS

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LANDSCAPE ARCHITECT

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CEFCO
MICHIGAN/MEMPHIS

FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
10/07/21	PER CLIENT
11/08/21	PER COMMENTS

REGISTERED LANDSCAPE ARCHITECT ALAN D. HOLT STATE OF FLORIDA NOVEMBER 8, 2021

TREE PROTECTION PLAN
SHEET NUMBER

TP1

ONE OF FIVE

LANDSCAPE NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. ELIMINATE EXISTING VEGETATION IN AREAS TO BE PLANTED. SPRAY WITH ROUNDUP AT MANUFACTURER'S RECOMMENDED RATE TWICE IN 14 DAYS.
3. TOP DRESS ALL AREAS TO RECEIVE PLANTINGS WITH 2" FINISHED MUSHROOM COMPOST PRIOR TO PLANTING.
4. ALL PLANT MATERIAL FLORIDA #1 OR BETTER.
5. FERTILIZE ALL PLANTINGS WITH OSMOCOTE OR OTHER APPROVED SLOW RELEASE FERTILIZER AT MANUFACTURER'S RECOMMENDED RATE BEFORE MULCHING.
6. APPLY PREEN OR OTHER APPROVED PRE-EMERGENT HERBICIDE TO ALL PLANTING AREAS BEFORE MULCHING.
7. MULCH ALL AREAS OF TREE, SHRUB AND GROUNDCOVER MASS PLANTINGS WITH 3" PINESTRAW MULCH.
8. QUANTITIES SHOWN IN PLANT LIST ARE FOR CONTRACTOR'S CONVENIENCE. VERIFY ALL PLANT QUANTITIES SHOWN ON PLAN AND IN PLANT LIST.
9. B&B MATERIAL MAY BE SUBSTITUTED FOR CONTAINER GROWN MATERIAL PROVIDED IT EXCEEDS THE MINIMUM SIZES NOTED.
10. SOD ALL DISTURBED AREAS WITH SPECIES SHOWN ON PLAN.
11. WARRANTY ALL PLANTS FOR A PERIOD OF ONE (1) YEAR FROM FINAL ACCEPTANCE.

IRRIGATION NOTES:
1. AUTOMATIC IRRIGATION SYSTEM TO PROVIDE 100% COVERAGE OF ALL LANDSCAPE AREAS.
2. CONTRACTOR RESPONSIBLE FOR LOCATING AND SUPPLYING ELECTRICAL POWER TO CONTROLLER.
3. CONTRACTOR TO PROVIDE AND PAY FEES FOR SEPARATE IRRIGATION METER.
4. PROVIDE BACKFLOW PREVENTION PER CITY REQUIREMENTS.
5. PROVIDE RAIN SHUT OFF DEVICE PER FLA. STATE LAW.

GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

15' SETBACK FROM LIGHTPOLES, TYPICAL

STOP

OHE

)SCAPE LEGEND

GROUNDCOVER
- 6,560± S.F. MULCH
- 49,500± S.F. INCLUDING 10% FOR WASTE 'TIFF 419' BERMUDA SOD CYANODON DACTYLON 'TIFF 419'
- 15 VARIEGATED FLAX LILY DIANELLA TASMANICA 'VARIEGATA' 1 GAL. 3' O.C.

SHRUBS
- 77 'SWEET' VIBURNUM VIBURNUM ODORATISSIMUM 3 GAL. 4' O.C.

UNDERSTORY TREES
- 6 'BRODIE' EASTERN RED CEDAR JUNIPERIS VIRGINIANA 'BRODIE' 30 GAL.
- 1 EASTERN RED BUD CERCIS CANADENSIS 30 GAL.

CANOPY TREES
- 5 'D.D. BLANCHARD' MAGNOLIA MAGNOLIA GRANDIFLORA 'D.D. BLANCHARD' 30 GAL.
- 5 'GULF EMBER' RED MAPLE ACER RUBRUM 'GULF EMBER' 2.5" CALIPER
- 5 LIVE OAK QUERCUS VIRGINIANA 2.5" CAL. MATCHED
- 26 BALD CYPRESS TAXODIUM DISTICHUM 2.5" CALIPER

NOTE: TREE SPECIES MAY BE SUBSTITUTED FOR OTHER SPECIES AS ALLOWED BY LANDSCAPE CODE

MITIGATION TREES REQUIRED:32
MITIGATION TREES PROVIDED:32
SEE SHEET TP1 FOR CALCULATIONS

16' LANDSCAPE BUFFER - NORTH		
REQUIRED	REQUIRED	PROVIDED
PER 100 L.F. FRONTAGE	FOR 384.77 L.F. FRONTAGE	
2.5 CANOPY TREES	10 CANOPY TREES	5 EXISTING, 5 PROPOSED CANOPY TREES
2 UNDERSTORY TREES	8 UNDERSTORY TREES	8 UNDERSTORY TREES
20 SHRUBS	77 SHRUBS	77 SHRUBS

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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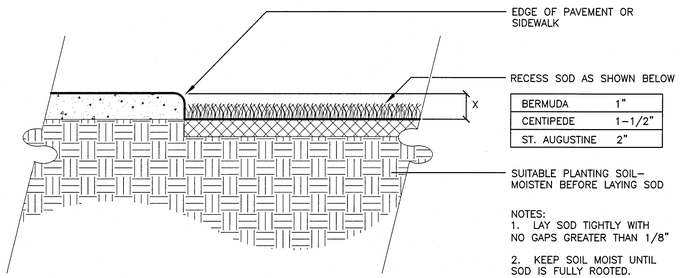
REGISTERED LANDSCAPE ARCHITECT ALAN D. HOLT 1659 STATE OF FLORIDA
NOVEMBER 8, 2021

LANDSCAPE PLAN
SHEET NUMBER

LP1

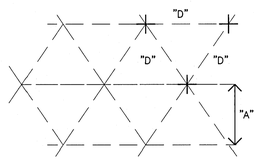
TWO OF FIVE



BERMUDA	1"
CENTIPEDE	1–1/2"
ST. AUGUSTINE	2"

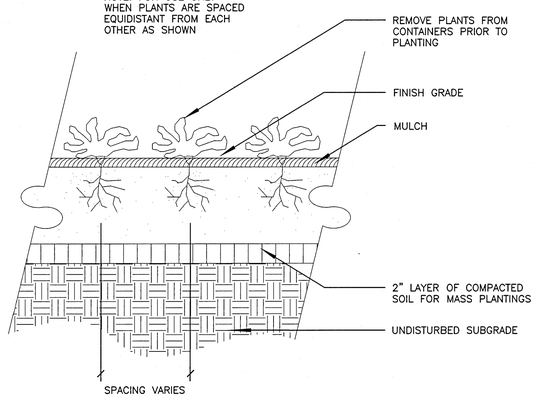
NOTES:
1. LAY SOD TIGHTLY WITH NO GAPS GREATER THAN 1/8"
2. KEEP SOIL MOIST UNTIL SOD IS FULLY ROOTED.
3. DO NOT INSTALL SOD UNTIL IRRIGATION SYSTEM IS FUNCTIONAL.

7 LP2 SOD DETAIL AT PAVING
SCALE: NOT TO SCALE

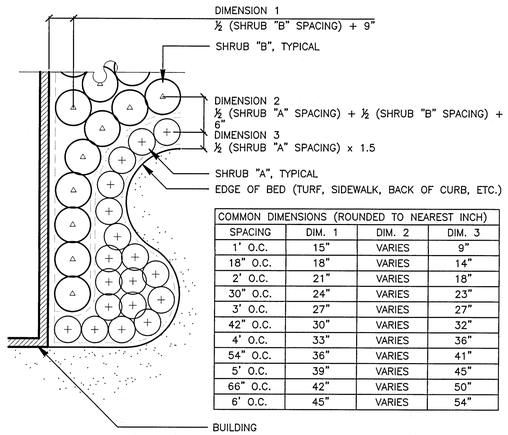


SPACING "D"	ROW "A"	NUMBER OF PLANTS
6" O.C.	5.2"	4.61
8" O.C.	6.93"	2.6
10" O.C.	8.66"	1.66
12" O.C.	10.4"	1.15
15" O.C.	13.0"	.733
18" O.C.	15.6"	.512
24" O.C.	20.8"	.33
30" O.C.	26.0"	.185
36" O.C.	30.0"	.128
48" O.C.	41.6"	.072

NOTE: FOR USE ONLY WHEN PLANTS ARE SPACED EQUIDISTANT FROM EACH OTHER AS SHOWN

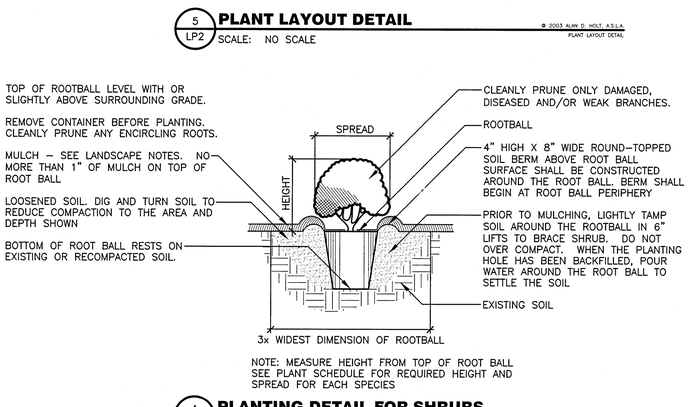


6 LP2 GROUNDCOVER PLANTING
SCALE: NOT TO SCALE



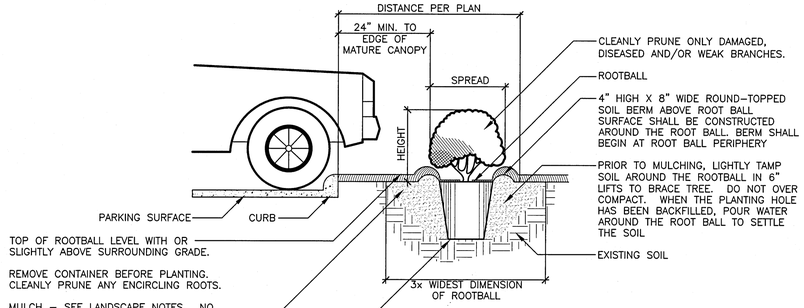
COMMON DIMENSIONS (ROUNDED TO NEAREST INCH)			
SPACING	DIM. 1	DIM. 2	DIM. 3
1" O.C.	15"	VARIES	9"
18" O.C.	18"	VARIES	14"
2' O.C.	21"	VARIES	18"
30" O.C.	24"	VARIES	23"
3' O.C.	27"	VARIES	27"
42" O.C.	30"	VARIES	32"
4' O.C.	33"	VARIES	36"
54" O.C.	36"	VARIES	41"
5' O.C.	39"	VARIES	45"
66" O.C.	42"	VARIES	50"
6' O.C.	45"	VARIES	54"

5 LP2 PLANT LAYOUT DETAIL
SCALE: NO SCALE
© 2003 ALAN D. HOLT, A.S.L.A. PLANT LAYOUT DETAIL



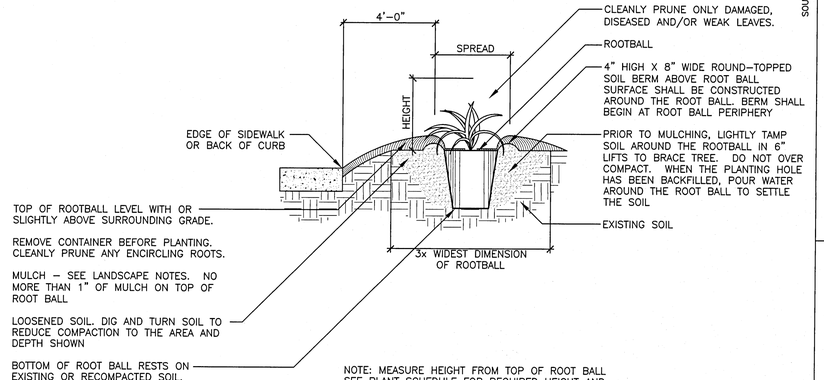
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

4 LP2 PLANTING DETAIL FOR SHRUBS
SCALE: NOT TO SCALE



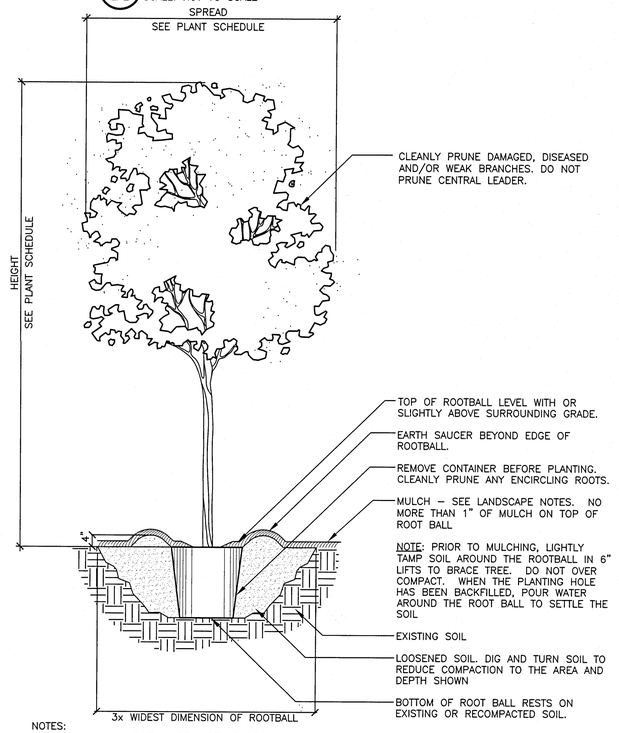
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

3 LP2 HEDGE PLANTING AT PARKING AREA
SCALE: NOT TO SCALE



NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

2 LP2 ORNAMENTAL GRASS PLANTING DETAIL
SCALE: NOT TO SCALE



NOTES:
1. REMOVE ALL STRING &/OR WIRE WRAPPED AROUND TRUNK.
2. REMOVE ALL STRAPS, ROPES, WIRE &/OR STRINGS USED TO LIFT THE ROOTBALL.
3. REMOVE ALL BURLAP &/OR WIRE FROM THE TOP OF THE ROOT BALL.
4. TOP OF FIRST FEEDER ROOT TO BE SET SLIGHTLY ABOVE SURROUNDING FINISH GRADE.

1 LP2 TREE PLANTING
SCALE: NOT TO SCALE

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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CEFCO MICHIGAN/MEMPHIS

FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

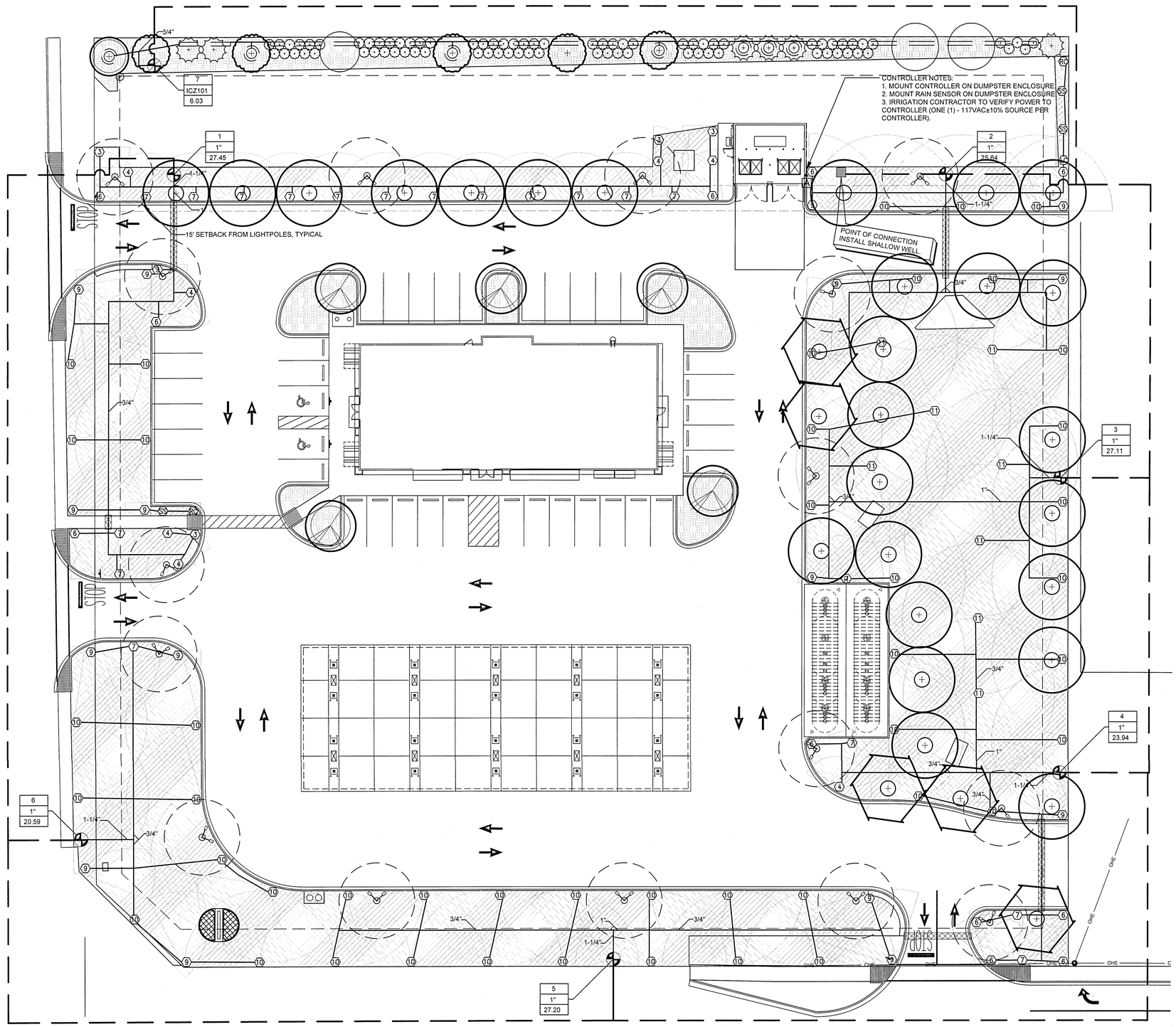
DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
11/08/21	PER COMMENTS

REGISTERED LANDSCAPE ARCHITECT D. HOLT 0001659 STATE OF FLORIDA
NOVEMBER 8, 2021

LANDSCAPE DETAILS SHEET NUMBER

LP2

THREE OF FIVE



GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

IRRIGATION LEGEND

1-1/2" SCHEDULE 40 MAINLINE	
CLASS 200 LATERALS, SIZE AS NOTED	
6" SCHEDULE 40 SLEEVE	
	1 — ZONE NUMBER
	1-1/2" — VALVE SIZE
	35 — GALLONS PER MINUTE

IRRIGATION NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. PIPE ROUTING IS DIAGRAMMATIC. PLACE IRRIGATION LINES WITHIN PLANTING AND TURF AREAS UNLESS SLEEVING IS INDICATED. ROUTE PIPING TO AVOID TREE LOCATIONS. LOCATE MAINLINE AND VALVE BOXES WITHIN PROPERTY LINES.
3. SYSTEM IS DESIGNED TO OPERATE AT 28 GPM AT 70 PSI.
4. PROCURE ALL NECESSARY PERMITS TO COMPLETE INSTALLATION OF IRRIGATION SYSTEM PER STATE AND LOCAL CODES.
5. JET OR BORE FOR SLEEVING WHERE NECESSARY TO ACCOMMODATE LATERAL LINES, MAIN LINES, OR CONTROL WIRE.
6. PROVIDE A MINIMUM 12" COVER OVER LATERAL LINES AND A MINIMUM OF 18" COVER OVER MAINLINES.
7. INSTALL ALL ELECTRICAL SERVICE TO MEET LOCAL CODES.
8. PROVIDE POP-UP SPRINKLERS ONLY. MOUNT SPRINKLERS ON POLY PIPE WITH BARBED FASTENERS UNLESS OTHERWISE SPECIFIED IN PROVIDED DETAILS.
9. MOUNT HEADS FLUSH WITH FINISHED GRADE. INSTALL HEADS 6" OFF ALL SIDEWALKS AND 1' FROM BUILDING WALLS.
10. INSTALL VALVES IN 15" BOXES WITH TAMPER RESISTANT LIDS.
11. ALL IRRIGATION CONTROL WIRE TO BE 14-GAUGE WIRE. PROVIDE WHITE FOR COMMON, RED FOR HOT, AND A SPARE BLUE WIRE PARALLEL TO COMMON THROUGHOUT THE ENTIRE SYSTEM.
12. MAKE ALL WIRE SPLICES WITH WATERPROOF SPLICE KITS RATED FOR DIRECT BURIAL. NEATLY COIL 30" OF SLACK WIRE IN VALVE BOX.
13. ADJUST HEADS TO MAXIMIZE COVERAGE AND MINIMIZE OVERSPRAY.
14. SEE SHEET IP2 FOR INSTALLATION DETAILS.

IRRIGATION SCHEDULE

QUANTITY	KEY	MODEL (HUNTER UNLESS OTHERWISE NOTED)	GALLONS PER MINUTE
5	③	PROS-04-PRS40-CV-MP1000-90 14' QUARTER	0.21 @ 40 PSI
7	④	PROS-04-PRS40-CV-MP1000-210 14' HALF	0.42 @ 40 PSI
11	⑥	PROS-04-PRS40-CV-MP2000-90 20' QUARTER	0.43 @ 40 PSI
19	⑦	PROS-04-PRS40-CV-MP2000-210 19' HALF	0.77 @ 40 PSI
16	⑨	PROS-04-PRS40-CV-MP3000-90 30' QUARTER	0.86 @ 40 PSI
46	⑩	PROS-04-PRS40-CV-MP3000-210 30' HALF	1.82 @ 40 PSI
8	⑪	PROS-04-PRS40-CV-MP3000-360 30' FULL	3.64 @ 40 PSI
1	LC	PROS-04-PRS40-CV-MPLCS515 5' X 15'	0.22 @ 40 PSI
2	RC	PROS-04-PRS40-CV-MPRCS515 5' X 15'	0.22 @ 40 PSI
3	SS	PROS-04-PRS40-CV-MPSS530 5' X 30'	0.44 @ 40 PSI
6	1"	1" ELECTRIC REMOTE CONTROL VALVE PGV-100G-S	
1	ICZ101	1" DRIP VALVE KIT	
1	A	HUNTER PRO C	
1	▲	WEATHER SENSOR	
1	F	FLUSH VALVE	
		RAINBIRD XFD-06-12 INLINE DRIP SPACE LINE 4" OFF CURB, 12" OFF BUILDING	18" O.C.

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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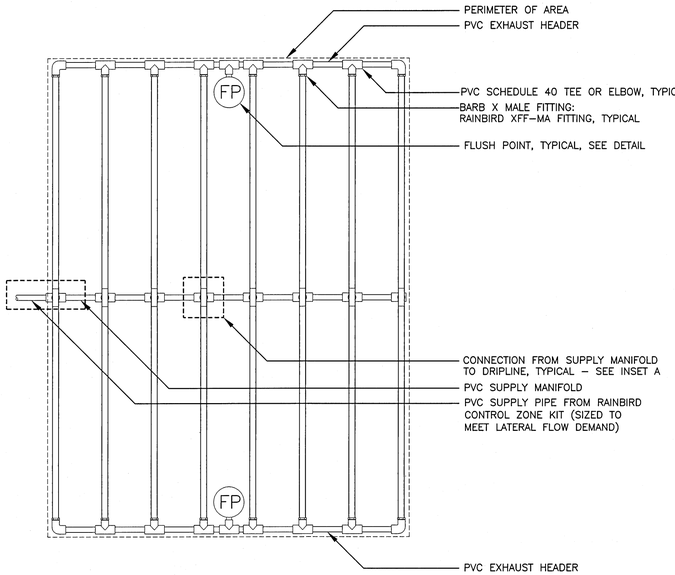
IRRIGATION PLAN
SHEET NUMBER

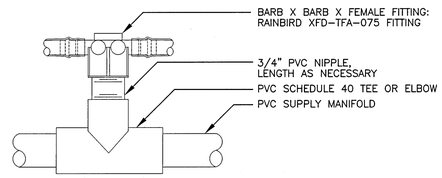
IP1

FOUR OF FIVE



NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
3. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

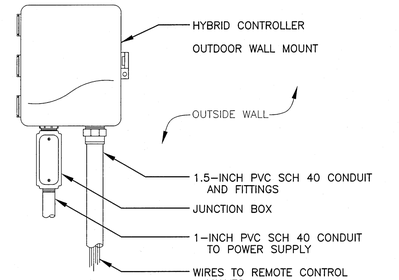
7 IP2 XFD ON-SURFACE DRIPLINE CENTER FEED LAYOUT
SCALE: N.T.S.



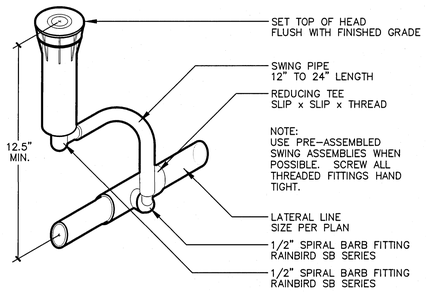
INSET A

XFD Dripline Maximum Lateral Lengths (Feet)

Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Nominal Flow (gph)		Nominal Flow (gph)		Nominal Flow (gph)	
	0.6	**0.9**	**0.6**	**0.9**	**0.6**	**0.9**
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	596	455	780	514



5 IP2 HYBRID CONTROLLER
SCALE: N.T.S.



3 IP2 SPRAYHEAD DETAIL
SCALE: 1/4"=1"

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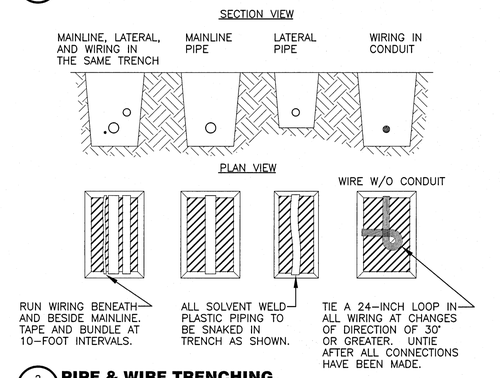
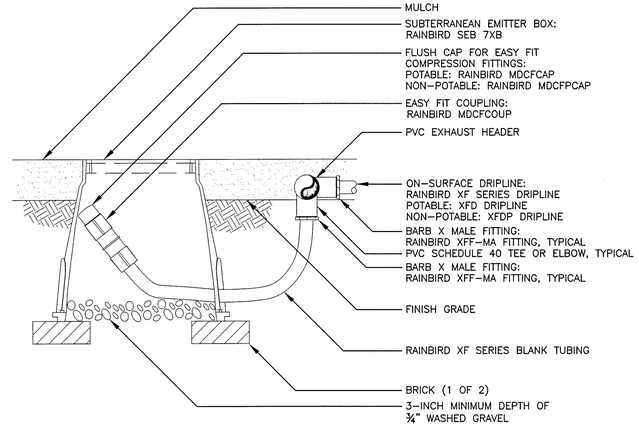
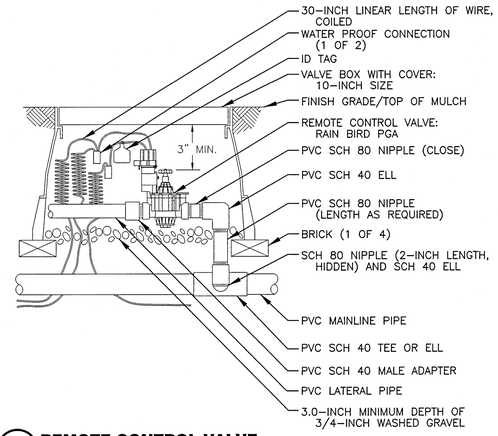


2 IP2 PIPE & WIRE TRENCHING
SCALE: N.T.S.

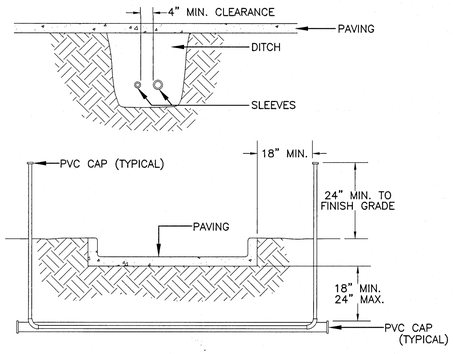


6 IP2 FLUSH POINT DETAIL
SCALE: N.T.S.

NOTE:
1. ALLOW A MINIMUM OF 6–INCHES OF DRIPLINE TUBING IN VALVE BOX IN ORDER TO DIRECT FLUSHED WATER OUTSIDE VALVE BOX.



4 IP2 REMOTE CONTROL VALVE
SCALE: N.T.S.



NOTES:
1. ALL PVC IRRIGATION SLEEVES TO BE SCHEDULE 40 PIPE.
2. ALL JOINTS TO BE SOLVENT WELDED AND WATERTIGHT.
3. WHERE THERE IS MORE THAN ONE SLEEVE, EXTEND THE SMALLER SLEEVE TO 24–INCHES MINIMUM ABOVE FINISH GRADE.
4. MECHANICALLY TAMP TO 95% PROCTOR.

1 IP2 SLEEVING DETAIL
SCALE: N.T.S.

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LANDSCAPE ARCHITECT ALAN D. HOLT REGISTERED FLORIDA #0001969
NOVEMBER 8, 2021

IRRIGATION DETAILS
SHEET NUMBER

IP2

FIVE OF FIVE

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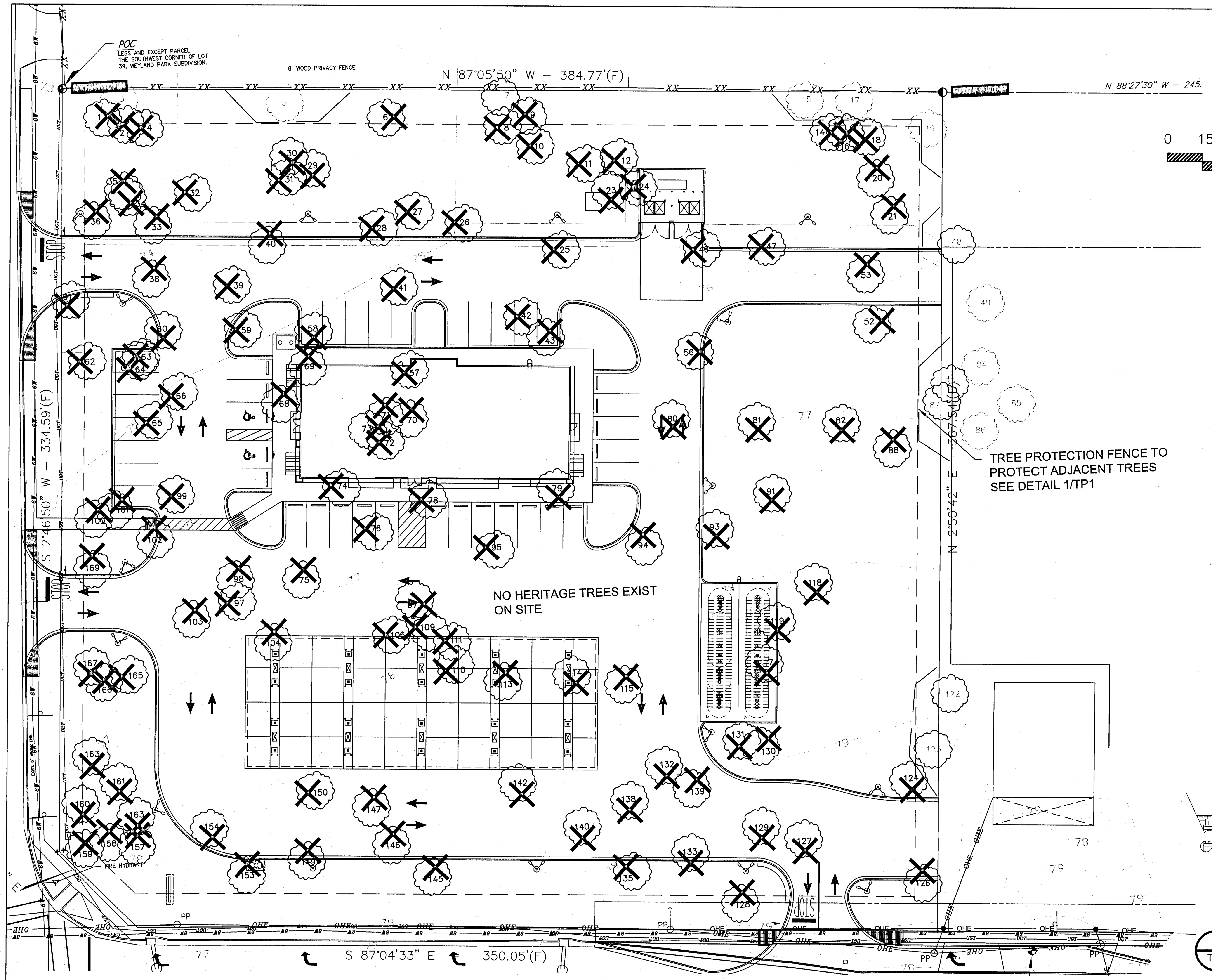

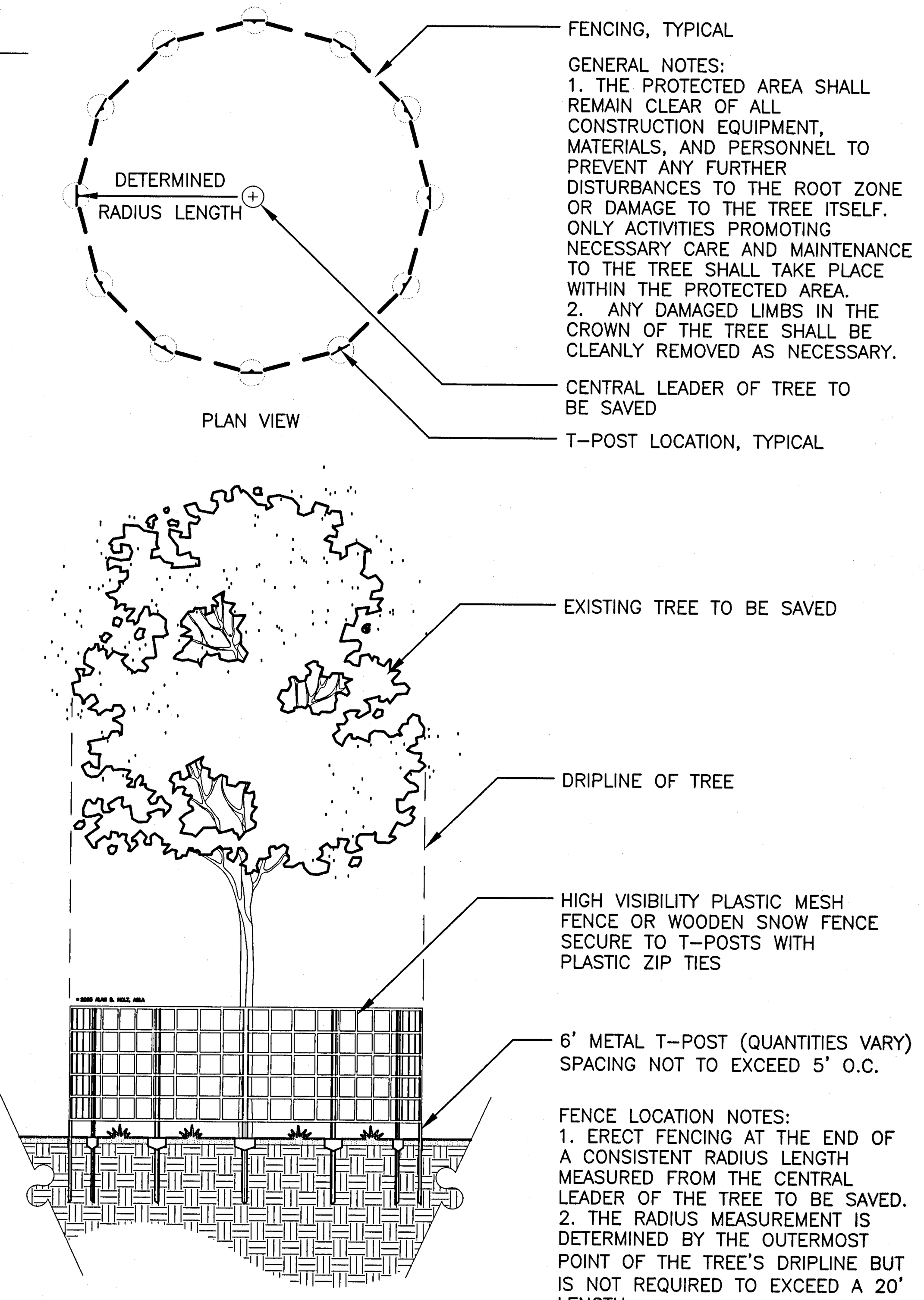

1 TP1 **TREE PROTECTION DETAIL**
SCALE: NOT TO SCALE

NO HERITAGE TREES ON SITE

Tree ID #	Common name	Scientific name	DBH(inches)	Disposition	Notes
1	Laurel Oak	*Quercus laurifolia*	19.5	REMOVE	
2	Live Oak	*Quercus virginiana*	23.0	REMOVE	
3	Live Oak	*Quercus virginiana*	20.0	REMOVE	
4	Live Oak	*Quercus virginiana*	18.5	REMOVE	
5	Laurel Oak	*Quercus laurifolia*	30.0	REMOVE	
6	Laurel Oak	*Quercus laurifolia*	37.6	REMOVE	Multistem
7	Live Oak	*Quercus virginiana*	18.5	PROTECT	
8	Live Oak	*Quercus virginiana*	17.0	REMOVE	
9	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
10	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
11	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
12	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
14	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
15	Live Oak	*Quercus virginiana*	13.0	PROTECT	
16	Live Oak	*Quercus virginiana*	20.0	REMOVE	
17	Live Oak	*Quercus virginiana*	13.0	PROTECT	
18	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
19	Live Oak	*Quercus virginiana*	12.0	PROTECT	
20	Live Oak	*Quercus virginiana*	20.8	REMOVE	Multistem
21	Laurel Oak	*Quercus laurifolia*	20.6	REMOVE	Multistem
23	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
24	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
25	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
26	Laurel Oak	*Quercus laurifolia*	27.0	REMOVE	
27	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
28	Laurel Oak	*Quercus laurifolia*	25.5	REMOVE	
29	Live Oak	*Quercus virginiana*	22.5	REMOVE	
30	Live Oak	*Quercus virginiana*	29.5	REMOVE	
31	Live Oak	*Quercus virginiana*	28.0	REMOVE	
32	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
33	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
34	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
35	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
36	Laurel Oak	*Quercus laurifolia*	22.0	REMOVE	
38	Live Oak	*Quercus virginiana*	16.0	REMOVE	
39	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
40	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	

41	Live Oak	*Quercus virginiana*	16.5	REMOVE	
42	Live Oak	*Quercus virginiana*	14.0	REMOVE	
43	Live Oak	*Quercus virginiana*	19.0	REMOVE	
46	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
47	Laurel Oak	*Quercus laurifolia*	23.5	REMOVE	
48	Laurel Oak	*Quercus laurifolia*	21.0	OFF-SITE	
49	Water Oak	*Quercus nigra*	13.5	OFF-SITE	
50	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
52	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
53	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
55	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
57	Live Oak	*Quercus virginiana*	26.0	REMOVE	
58	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
59	Live Oak	*Quercus virginiana*	14.0	REMOVE	
60	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
61	Laurel Oak	*Quercus laurifolia*	30.7	REMOVE	Multistem
62	Live Oak	*Quercus virginiana*	19.0	REMOVE	
63	Live Oak	*Quercus virginiana*	13.0	REMOVE	
64	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
65	Live Oak	*Quercus virginiana*	14.0	REMOVE	
66	Live Oak	*Quercus virginiana*	15.5	REMOVE	
68	Live Oak	*Quercus virginiana*	27.0	REMOVE	
69	Live Oak	*Quercus virginiana*	24.0	REMOVE	
70	Live Oak	*Quercus virginiana*	27.0	REMOVE	
71	Live Oak	*Quercus virginiana*	27.0	REMOVE	
72	Live Oak	*Quercus virginiana*	23.5	REMOVE	
73	Live Oak	*Quercus virginiana*	27.0	REMOVE	
74	Live Oak	*Quercus virginiana*	21.0	REMOVE	
75	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
76	Live Oak	*Quercus virginiana*	13.0	REMOVE	
78	Live Oak	*Quercus virginiana*	24.1	REMOVE	Multistem
79	Water Oak	*Quercus nigra*	20.5	REMOVE	
80	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
81	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
82	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
83	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
84	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
85	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
86	Water Oak	*Quercus nigra*	12.0	REMOVE	
87	Laurel Oak	*Quercus laurifolia*	11.0	OFF-SITE	
88	Water Oak	*Quercus nigra*	13.0	REMOVE	

91	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
93	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
94	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
95	Live Oak	*Quercus virginiana*	14.5	REMOVE	
97	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
98	Laurel Oak	*Quercus laurifolia*	23.0	REMOVE	
99	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
100	Live Oak	*Quercus virginiana*	29.0	REMOVE	
101	Live Oak	*Quercus virginiana*	24.5	REMOVE	Multistem
102	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
103	Live Oak	*Quercus virginiana*	12.0	REMOVE	
104	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
106	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
109	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
110	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
111	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
113	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
114	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
115	Water Oak	*Quercus nigra*	13.5	REMOVE	
117	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
118	Live Oak	*Quercus virginiana*	12.0	REMOVE	
119	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
122	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
123	Laurel Oak	*Quercus laurifolia*	11.5	PROTECT	
124	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
126	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
127	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
128	Live Oak	*Quercus virginiana*	15.0	REMOVE	
129	Live Oak	*Quercus virginiana*	21.0	REMOVE	
130	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
131	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
132	Live Oak	*Quercus virginiana*	14.5	REMOVE	
133	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
135	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
138	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
139	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
140	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
142	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
145	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
146	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
147	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
149	Water Oak	*Quercus nigra*	12.5	REMOVE	
150	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
153	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
154	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
157	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
158	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
159	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
160	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
161	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
162	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
163	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
165	Live Oak	*Quercus virginiana*	13.0	REMOVE	
166	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
167	Laurel Oak	*Quercus laurifolia*	25.0	REMOVE	
169	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	

	2163.8	INCHES TO BE REMOVE
MITIGATION REQUIRED = INCHES REMOVED x .5	1082	INCHES TO BE MITIG
	25 INCHES/ACRE	MITIGATION CAP
3.23x25=81 REPLACEMENT INCHES REQUIRED		
81/2.5 INCH MITIGATION TREES= 32 MITIGATION TREES REQUIRED		

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CEFCO MICHIGAN/MEMPHIS

FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

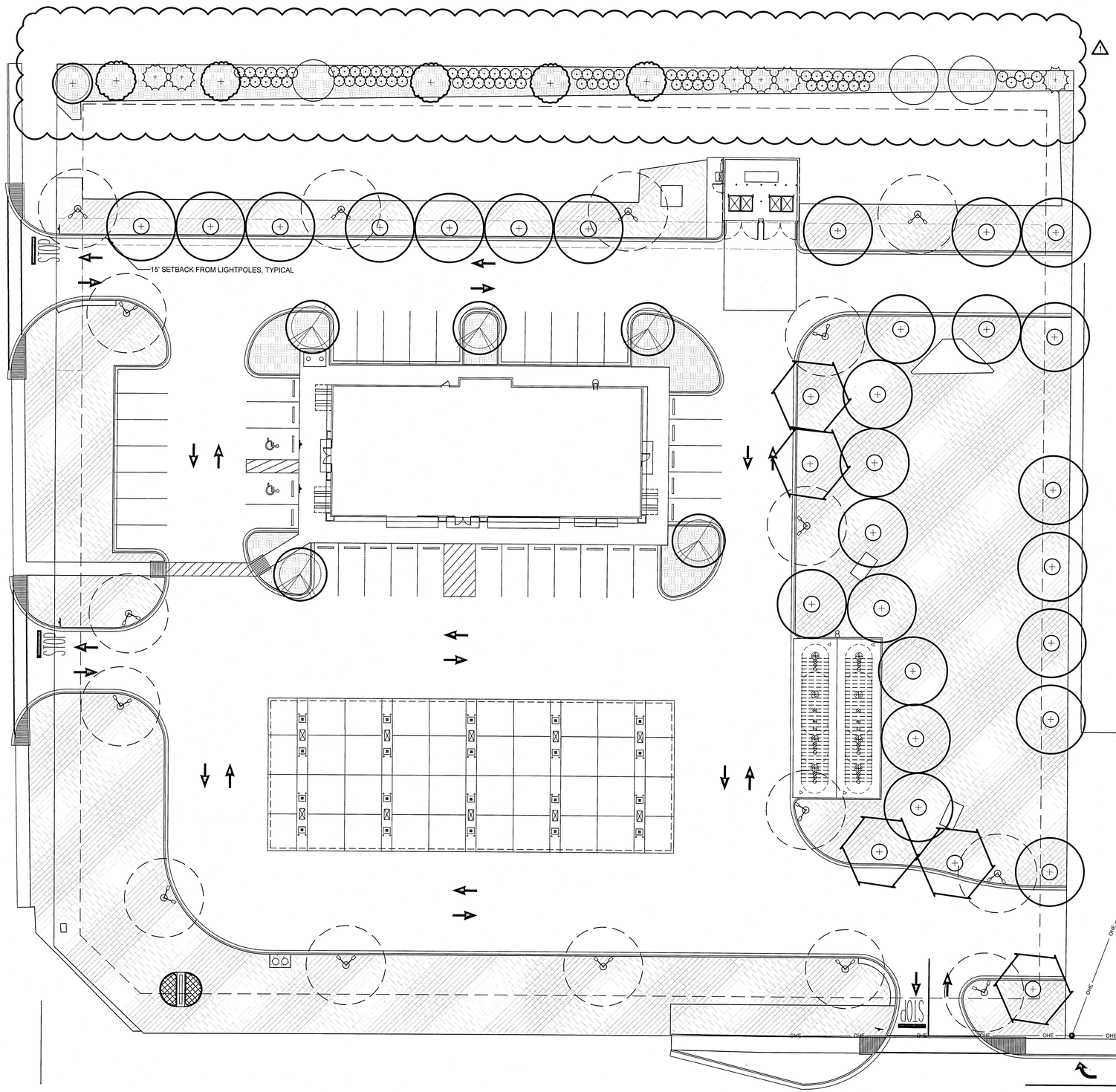
DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
10/07/21	PER CLIENT
11/08/21	PER COMMENTS

REGISTERED LANDSCAPE ARCHITECT ALAN D. HOLT LA#0001659 FLORIDA
NOVEMBER 8, 2021

TREE PROTECTION PLAN
SHEET NUMBER

TP1

ONE OF FIVE



LANDSCAPE NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. ELIMINATE EXISTING VEGETATION IN AREAS TO BE PLANTED. SPRAY WITH ROUNDUP AT MANUFACTURER'S RECOMMENDED RATE TWICE IN 14 DAYS.
3. TOP DRESS ALL AREAS TO RECEIVE PLANTINGS WITH 2" FINISHED MUSHROOM COMPOST PRIOR TO PLANTING.
4. ALL PLANT MATERIAL FLORIDA #1 OR BETTER.
5. FERTILIZE ALL PLANTINGS WITH OSMOCOTE OR OTHER APPROVED SLOW RELEASE FERTILIZER AT MANUFACTURER'S RECOMMENDED RATE BEFORE MULCHING.
6. APPLY PREEN OR OTHER APPROVED PRE-EMERGENT HERBICIDE TO ALL PLANTING AREAS BEFORE MULCHING.
7. MULCH ALL AREAS OF TREE, SHRUB AND GROUNDCOVER MASS PLANTINGS WITH 3" PINESTRAW MULCH.
8. QUANTITIES SHOWN IN PLANT LIST ARE FOR CONTRACTOR'S CONVENIENCE. VERIFY ALL PLANT QUANTITIES SHOWN ON PLAN AND IN PLANT LIST.
9. B&B MATERIAL MAY BE SUBSTITUTED FOR CONTAINER GROWN MATERIAL PROVIDED IT EXCEEDS THE MINIMUM SIZES NOTED.
10. SOD ALL DISTURBED AREAS WITH SPECIES SHOWN ON PLAN.
11. WARRANTY ALL PLANTS FOR A PERIOD OF ONE (1) YEAR FROM FINAL ACCEPTANCE.

IRRIGATION NOTES:

1. AUTOMATIC IRRIGATION SYSTEM TO PROVIDE 100% COVERAGE OF ALL LANDSCAPE AREAS.
2. CONTRACTOR RESPONSIBLE FOR LOCATING AND SUPPLYING ELECTRICAL POWER TO CONTROLLER.
3. CONTRACTOR TO PROVIDE AND PAY FEES FOR SEPARATE IRRIGATION METER.
4. PROVIDE BACKFLOW PREVENTION PER CITY REQUIREMENTS.
5. PROVIDE RAIN SHUT OFF DEVICE PER FLA. STATE LAW.

GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

1

)SCAPE LEGEND

GROUNDCOVER

- 6,560± S.F. MULCH
- 49,500± S.F. INCLUDING 10% FOR WASTE 'TIFF 419' BERMUDA SOD CYANODON DACTYLON 'TIFF 419'
- 15 VARIEGATED FLAX LILY DIANELLA TASMANICA 'VARIEGATA' 1 GAL. 3' O.C.

SHRUBS

- 77 'SWEET' VIBURNUM VIBURNUM ODORATISSIMUM 3 GAL. 4' O.C.

UNDERSTORY TREES

- 6 'BRODIE' EASTERN RED CEDAR JUNIPERIS VIRGINIANA 'BRODIE' 30 GAL.
- 1 EASTERN RED BUD CERCIS CANADENSIS 30 GAL.

CANOPY TREES

- 5 'D.D. BLANCHARD' MAGNOLIA MAGNOLIA GRANDIFLORA 'D.D. BLANCHARD' 30 GAL.
- 5 'GULF EMBER' RED MAPLE ACER RUBRUM 'GULF EMBER' 2.5" CALIPER
- 5 LIVE OAK QUERCUS VIRGINIANA 2.5" CAL. MATCHED
- 26 BALD CYPRESS TAXODIUM DISTICHUM 2.5" CALIPER

NOTE: TREE SPECIES MAY BE SUBSTITUTED FOR OTHER SPECIES AS ALLOWED BY LANDSCAPE CODE

MITIGATION TREES REQUIRED:32
MITIGATION TREES PROVIDED:32
SEE SHEET TP1 FOR CALCULATIONS

1

16' LANDSCAPE BUFFER - NORTH		
REQUIRED	REQUIRED	PROVIDED
PER 100 L.F. FRONTAGE	FOR 384.77 L.F. FRONTAGE	
2.5 CANOPY TREES	10 CANOPY TREES	5 EXISTING, 5 PROPOSED CANOPY TREES
2 UNDERSTORY TREES	8 UNDERSTORY TREES	8 UNDERSTORY TREES
20 SHRUBS	77 SHRUBS	77 SHRUBS

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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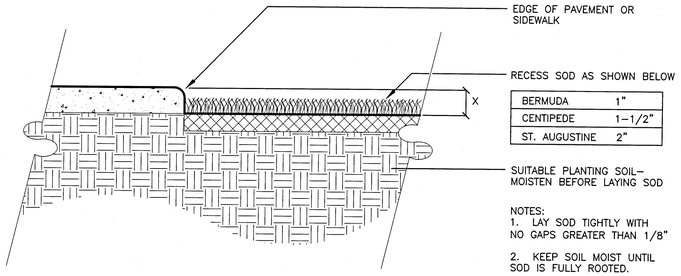
ALAN D. HOLT REGISTERED LANDSCAPE ARCHITECT 0001659 STATE OF FLORIDA

NOVEMBER 8, 2021

LANDSCAPE PLAN
SHEET NUMBER

LP1

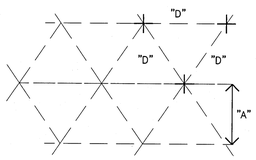
TWO OF FIVE



BERMUDA	1"
CENTIPEDE	1–1/2"
ST. AUGUSTINE	2"

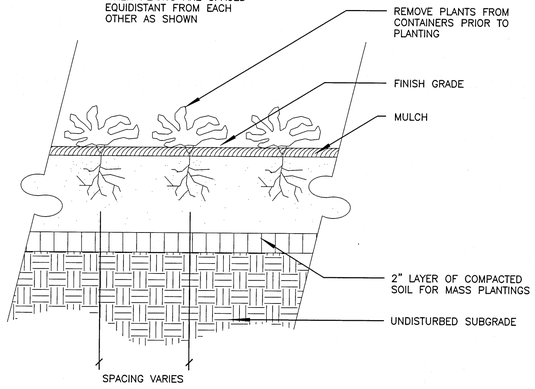
NOTES:
1. LAY SOD TIGHTLY WITH NO GAPS GREATER THAN 1/8"
2. KEEP SOIL MOIST UNTIL SOD IS FULLY ROOTED.
3. DO NOT INSTALL SOD UNTIL IRRIGATION SYSTEM IS FUNCTIONAL.

7 LP2 SOD DETAIL AT PAVING
SCALE: NOT TO SCALE

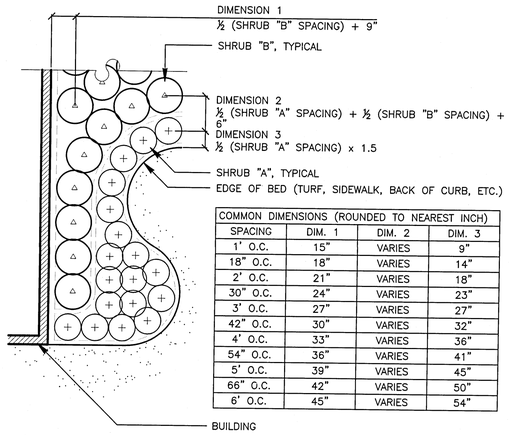


SPACING "D"	ROW "A"	NUMBER OF PLANTS
6" O.C.	5.2"	4.61
8" O.C.	6.93"	2.6
10" O.C.	8.66"	1.66
12" O.C.	10.4"	1.15
15" O.C.	13.0"	.733
18" O.C.	15.6"	.512
24" O.C.	20.8"	.33
30" O.C.	26.0"	.185
36" O.C.	30.0"	.128
48" O.C.	41.6"	.072

NOTE: FOR USE ONLY WHEN PLANTS ARE SPACED EQUIDISTANT FROM EACH OTHER AS SHOWN



6 LP2 GROUNDCOVER PLANTING
SCALE: NOT TO SCALE



COMMON DIMENSIONS (ROUNDED TO NEAREST INCH)			
SPACING	DIM. 1	DIM. 2	DIM. 3
1' O.C.	15"	VARIES	9"
18" O.C.	18"	VARIES	14"
2' O.C.	21"	VARIES	18"
30" O.C.	24"	VARIES	23"
3' O.C.	27"	VARIES	27"
42" O.C.	30"	VARIES	32"
4' O.C.	33"	VARIES	36"
54" O.C.	36"	VARIES	41"
5' O.C.	39"	VARIES	45"
66" O.C.	42"	VARIES	50"
6' O.C.	45"	VARIES	54"

5 LP2 PLANT LAYOUT DETAIL
SCALE: NO SCALE

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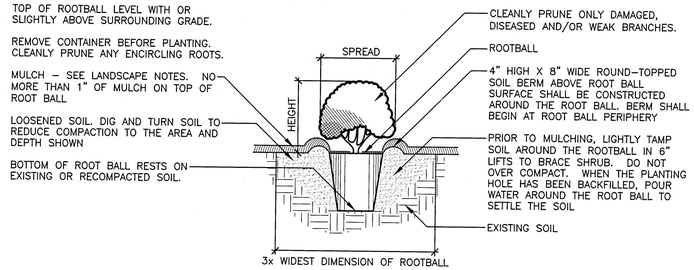
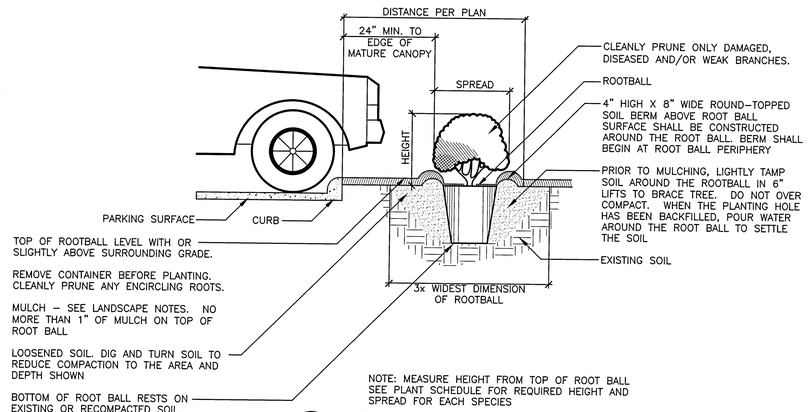
PLANT LAYOUT DETAIL



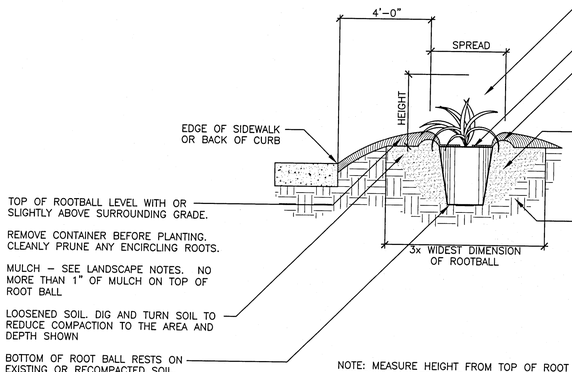
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

4 LP2 PLANTING DETAIL FOR SHRUBS
SCALE: NOT TO SCALE



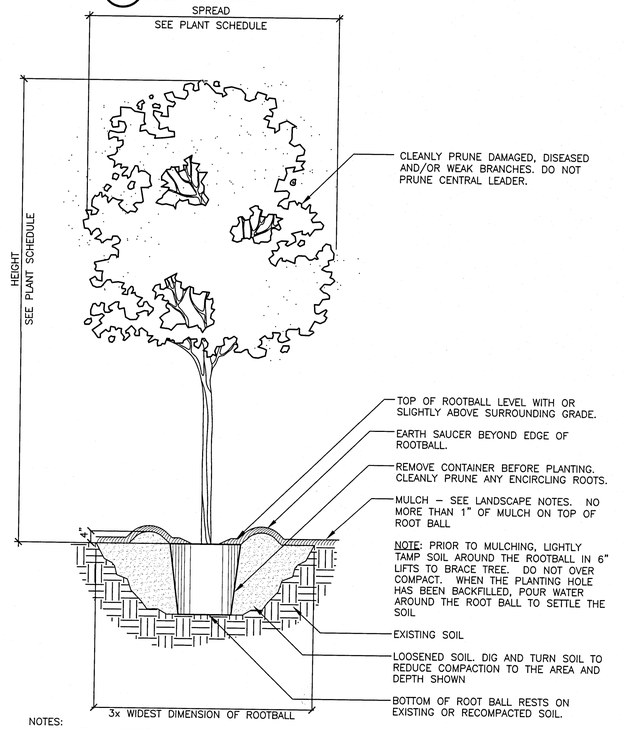
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

3 LP2 HEDGE PLANTING AT PARKING AREA
SCALE: NOT TO SCALE



NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

2 LP2 ORNAMENTAL GRASS PLANTING DETAIL
SCALE: NOT TO SCALE



NOTES:
1. REMOVE ALL STRING &/OR WIRE WRAPPED AROUND TRUNK.
2. REMOVE ALL STRAPS, ROPES, WIRE &/OR STRINGS USED TO LIFT THE ROOTBALL.
3. REMOVE ALL BURLAP &/OR WIRE FROM THE TOP OF THE ROOT BALL.
4. TOP OF FIRST FEEDER ROOT TO BE SET SLIGHTLY ABOVE SURROUNDING FINISH GRADE.

1 LP2 TREE PLANTING
SCALE: NOT TO SCALE

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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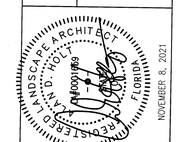
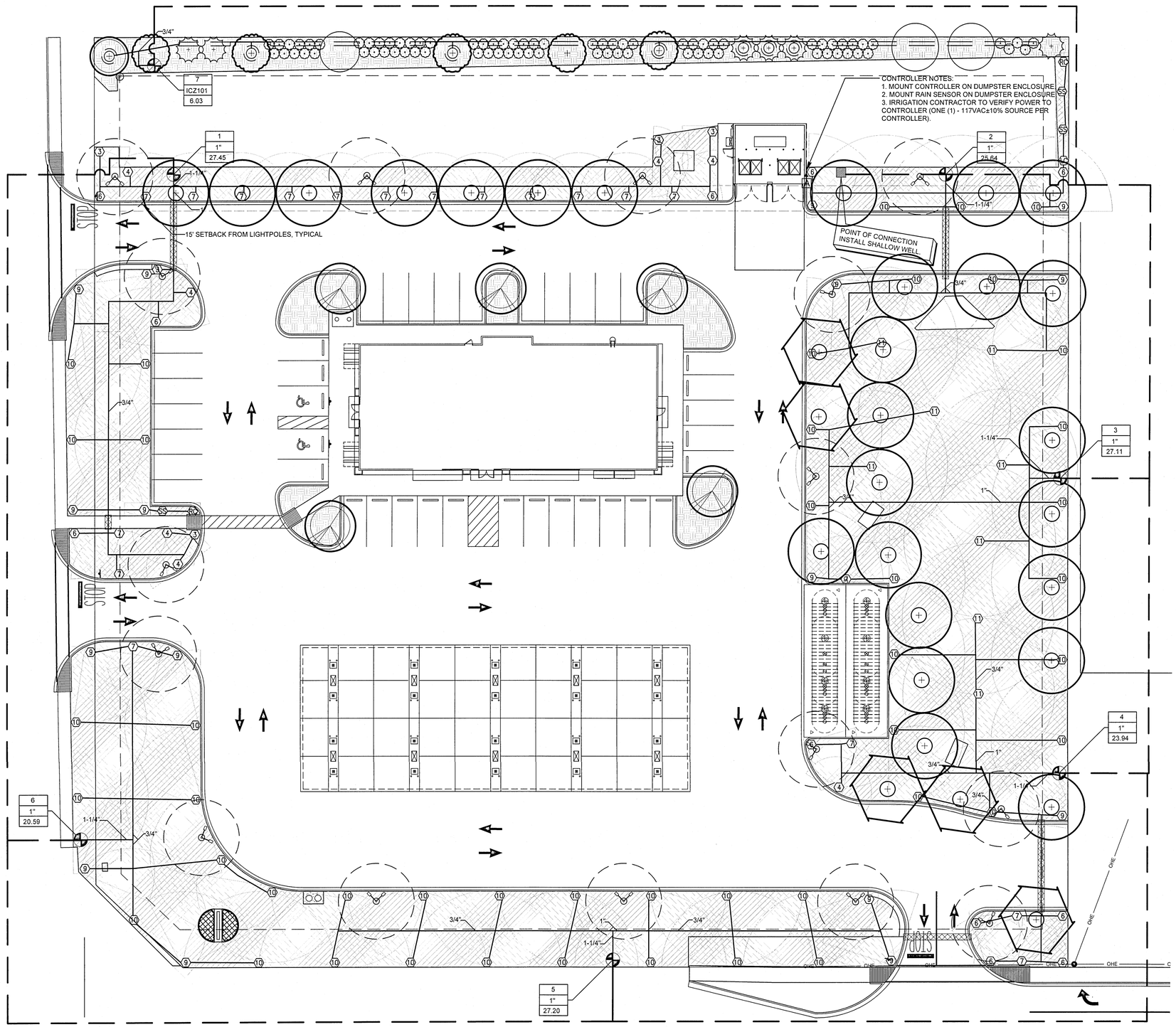


LANDSCAPE DETAILS SHEET NUMBER

LP2

THREE OF FIVE



GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

IRRIGATION LEGEND

1-1/2" SCHEDULE 40 MAINLINE	1 ZONE NUMBER
CLASS 200 LATERALS, SIZE AS NOTED	1-1/2" VALVE SIZE
6" SCHEDULE 40 SLEEVE	35 GALLONS PER MINUTE

IRRIGATION NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. PIPE ROUTING IS DIAGRAMMATIC. PLACE IRRIGATION LINES WITHIN PLANTING AND TURF AREAS UNLESS SLEEVING IS INDICATED. ROUTE PIPING TO AVOID TREE LOCATIONS. LOCATE MAINLINE AND VALVE BOXES WITHIN PROPERTY LINES.
3. SYSTEM IS DESIGNED TO OPERATE AT 28 GPM AT 70 PSI.
4. PROCURE ALL NECESSARY PERMITS TO COMPLETE INSTALLATION OF IRRIGATION SYSTEM PER STATE AND LOCAL CODES.
5. JET OR BORE FOR SLEEVING WHERE NECESSARY TO ACCOMMODATE LATERAL LINES, MAIN LINES, OR CONTROL WIRE.
6. PROVIDE A MINIMUM 12" COVER OVER LATERAL LINES AND A MINIMUM OF 18" COVER OVER MAINLINES.
7. INSTALL ALL ELECTRICAL SERVICE TO MEET LOCAL CODES.
8. PROVIDE POP-UP SPRINKLERS ONLY. MOUNT SPRINKLERS ON POLY PIPE WITH BARBED FASTENERS UNLESS OTHERWISE SPECIFIED IN PROVIDED DETAILS.
9. MOUNT HEADS FLUSH WITH FINISHED GRADE. INSTALL HEADS 6" OFF ALL SIDEWALKS AND 1' FROM BUILDING WALLS.
10. INSTALL VALVES IN 15" BOXES WITH TAMPER RESISTANT LIDS.
11. ALL IRRIGATION CONTROL WIRE TO BE 14-GAUGE WIRE. PROVIDE WHITE FOR COMMON, RED FOR HOT, AND A SPARE BLUE WIRE PARALLEL TO COMMON THROUGHOUT THE ENTIRE SYSTEM.
12. MAKE ALL WIRE SPLICES WITH WATERPROOF SPLICE KITS RATED FOR DIRECT BURIAL. NEATLY COIL 30" OF SLACK WIRE IN VALVE BOX.
13. ADJUST HEADS TO MAXIMIZE COVERAGE AND MINIMIZE OVERSPRAY.
14. SEE SHEET IP2 FOR INSTALLATION DETAILS.

IRRIGATION SCHEDULE

QUANTITY	KEY	MODEL (HUNTER UNLESS OTHERWISE NOTED)	GALLONS PER MINUTE
5	③	PROS-04-PRS40-CV-MP1000-90 14' QUARTER	0.21 @ 40 PSI
7	④	PROS-04-PRS40-CV-MP1000-210 14' HALF	0.42 @ 40 PSI
11	⑥	PROS-04-PRS40-CV-MP2000-90 20' QUARTER	0.43 @ 40 PSI
19	⑦	PROS-04-PRS40-CV-MP2000-210 19' HALF	0.77 @ 40 PSI
16	⑨	PROS-04-PRS40-CV-MP3000-90 30' QUARTER	0.86 @ 40 PSI
46	⑩	PROS-04-PRS40-CV-MP3000-210 30' HALF	1.82 @ 40 PSI
8	⑪	PROS-04-PRS40-CV-MP3000-360 30' FULL	3.64 @ 40 PSI
1	LC	PROS-04-PRS40-CV-MPLCS515 5' X 15'	0.22 @ 40 PSI
2	RC	PROS-04-PRS40-CV-MPRCS515 5' X 15'	0.22 @ 40 PSI
3	SS	PROS-04-PRS40-CV-MPSS530 5' X 30'	0.44 @ 40 PSI
6	1"	1" ELECTRIC REMOTE CONTROL VALVE PGV-100G-S	
1	ICZ101	1" DRIP VALVE KIT	
1	Ⓐ	HUNTER PRO C	
1	▲	WEATHER SENSOR	
1	Ⓕ	FLUSH VALVE	
		RAINBIRD XFD-06-12 INLINE DRIP SPACE LINE 4" OFF CURB, 12" OFF BUILDING	18" O.C.

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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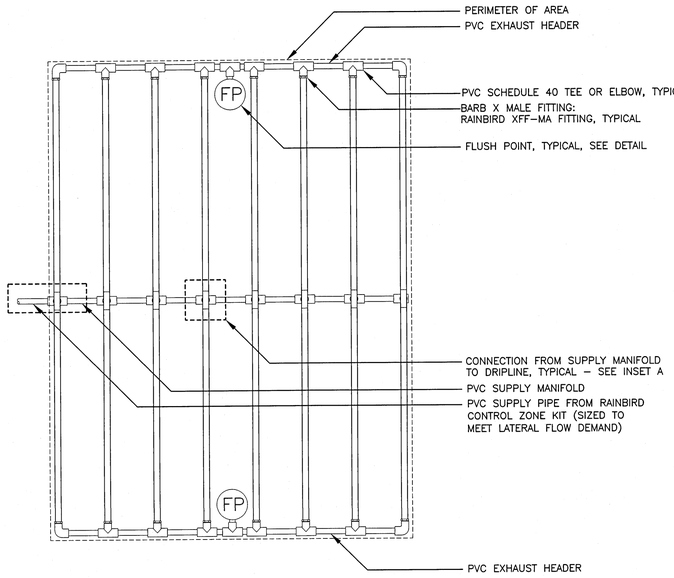
IRRIGATION PLAN SHEET NUMBER

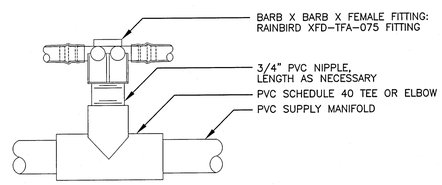
IP1

FOUR OF FIVE



NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
3. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

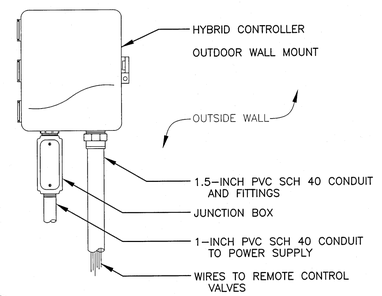
7 / IP2 XFD ON-SURFACE DRIPLINE CENTER FEED LAYOUT
SCALE: N.T.S.



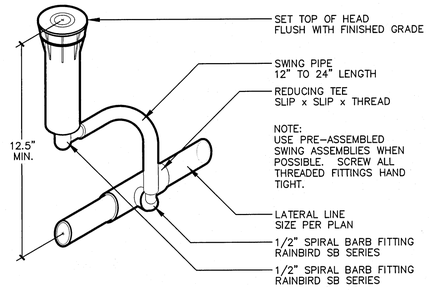
INSET A

XFD Dripline Maximum Lateral Lengths (Feet)

Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Nominal Flow (gph)		Nominal Flow (gph)		Nominal Flow (gph)	
	0.6	**0.9**	**0.6**	**0.9**	**0.6**	**0.9**
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	596	455	780	514



5 / IP2 HYBRID CONTROLLER
SCALE: N.T.S.



3 / IP2 SPRAYHEAD DETAIL
SCALE: 1/4"=1"
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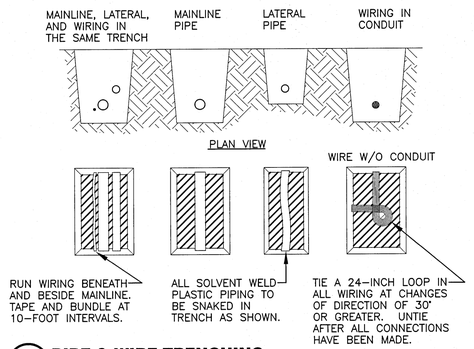
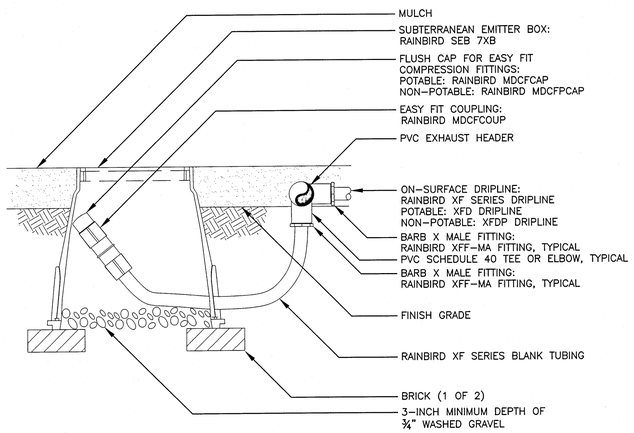
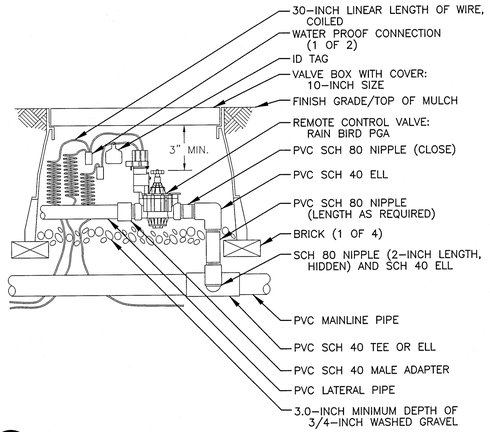


2 / IP2 PIPE & WIRE TRENCHING
SCALE: N.T.S.

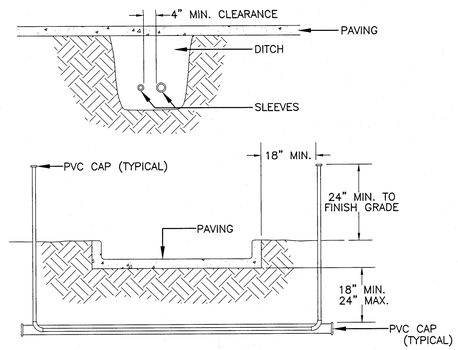


6 / IP2 FLUSH POINT DETAIL
SCALE: N.T.S.

NOTE:
1. ALLOW A MINIMUM OF 6–INCHES OF DRIPLINE TUBING IN VALVE BOX IN ORDER TO DIRECT FLUSHED WATER OUTSIDE VALVE BOX.



4 / IP2 REMOTE CONTROL VALVE
SCALE: N.T.S.



NOTES:
1. ALL PVC IRRIGATION SLEEVES TO BE SCHEDULE 40 PIPE.
2. ALL JOINTS TO BE SOLVENT WELDED AND WATERTIGHT.
3. WHERE THERE IS MORE THAN ONE SLEEVE, EXTEND THE SMALLER SLEEVE TO 24–INCHES MINIMUM ABOVE FINISH GRADE.
4. MECHANICALLY TAMP TO 95% PROCTOR.

1 / IP2 SLEEVING DETAIL
SCALE: N.T.S.

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

21145–CEFCO MI/MEMPHIS

© 2021 ALAN D. HOLT, ASLA LANDSCAPE ARCHITECT

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FOR THE FIKES COMPANY
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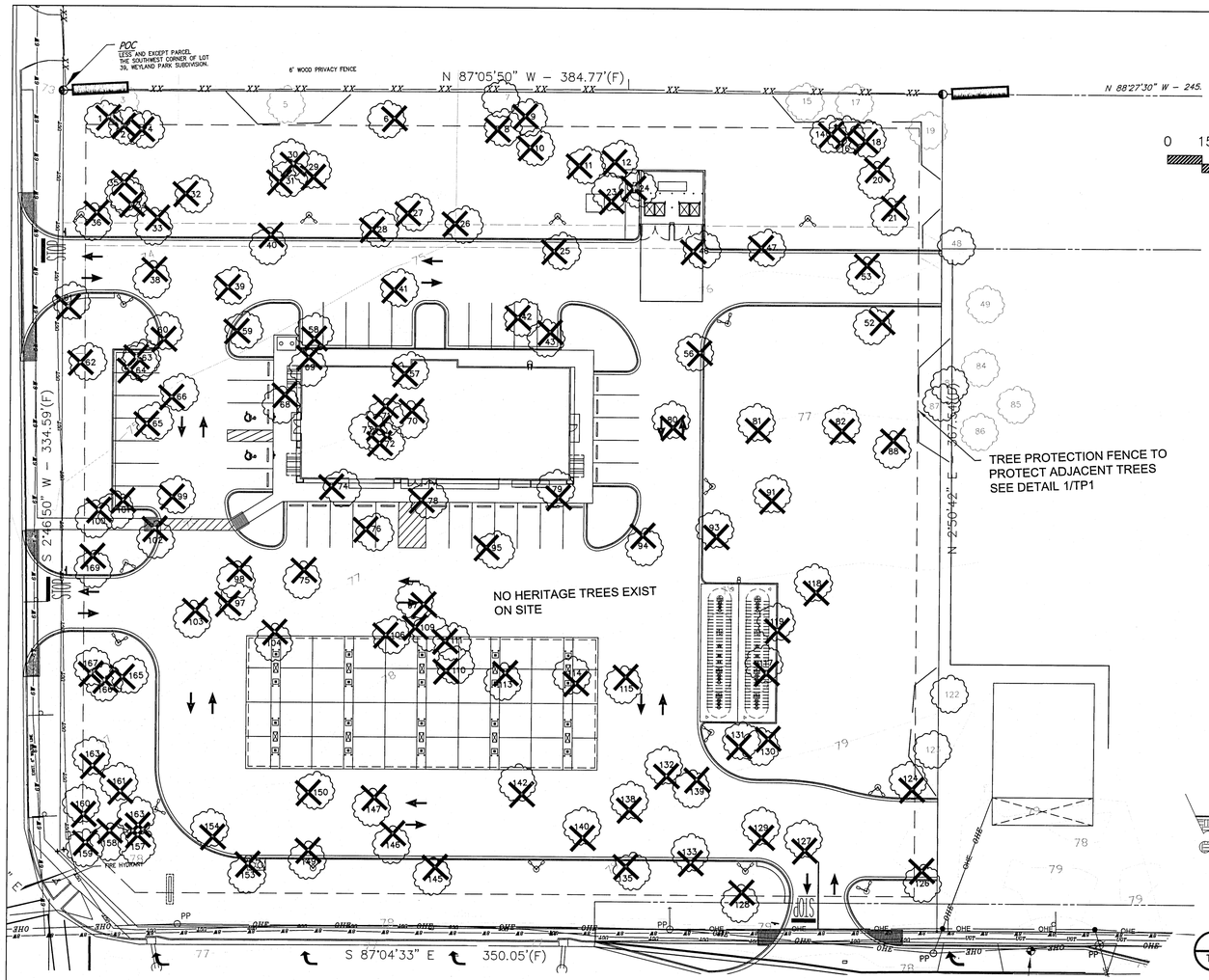
DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
11/08/21	PER COMMENTS

LANDSCAPE ARCHITECT ALAN D. HOLT REGISTERED FLORIDA NO. 1659
NOVEMBER 8, 2021

IRRIGATION DETAILS
SHEET NUMBER

IP2

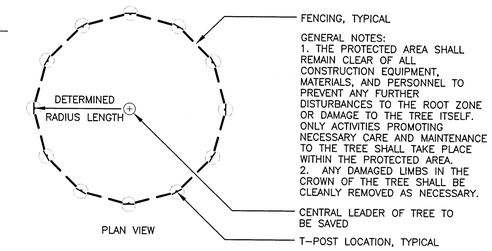
FIVE OF FIVE



GRAPHIC SCALE

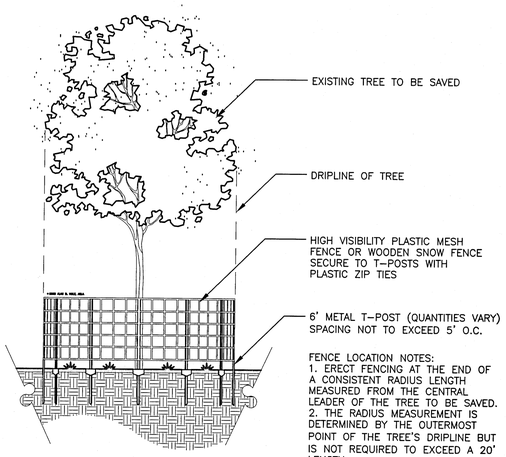
0 15 30 60 90 120

SCALE IN FEET



PLAN VIEW

GENERAL NOTES:
1. THE PROTECTED AREA SHALL REMAIN CLEAR OF ALL CONSTRUCTION EQUIPMENT, MATERIALS, AND PERSONNEL TO PREVENT ANY FURTHER DISTURBANCES TO THE ROOT ZONE OR DAMAGE TO THE TREE ITSELF. ONLY ACTIVITIES PROMOTING NECESSARY CARE AND MAINTENANCE TO THE TREE SHALL TAKE PLACE WITHIN THE PROTECTED AREA.
2. ANY DAMAGED LIMBS IN THE CROWN OF THE TREE SHALL BE CLEANLY REMOVED AS NECESSARY.



ELEVATION

FENCE LOCATION NOTES:
1. ERECT FENCING AT THE END OF A CONSISTENT RADIUS LENGTH MEASURED FROM THE CENTRAL LEADER OF THE TREE TO BE SAVED.
2. THE RADIUS MEASUREMENT IS DETERMINED BY THE OUTERMOST POINT OF THE TREE'S DRIPLINE BUT IS NOT REQUIRED TO EXCEED A 20' LENGTH.
(UNLESS OTHERWISE DIRECTED BY LANDSCAPE ARCHITECT.)

1 / TP1 **TREE PROTECTION DETAIL**
SCALE: NOT TO SCALE

NO HERITAGE TREES ON SITE

Tree ID #	Common name	*Scientific name*	DBH(inches)	Disposition	Notes
1	Laurel Oak	*Quercus laurifolia*	19.5	REMOVE	
2	Live Oak	*Quercus virginiana*	23.0	REMOVE	
3	Live Oak	*Quercus virginiana*	20.0	REMOVE	
4	Live Oak	*Quercus virginiana*	18.5	REMOVE	
5	Laurel Oak	*Quercus laurifolia*	30.0	REMOVE	
6	Laurel Oak	*Quercus laurifolia*	37.6	REMOVE	Multistem
7	Live Oak	*Quercus virginiana*	18.5	PROTECT	
8	Live Oak	*Quercus virginiana*	17.0	REMOVE	
9	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
10	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
11	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
12	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
14	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
15	Live Oak	*Quercus virginiana*	13.0	PROTECT	
16	Live Oak	*Quercus virginiana*	20.0	REMOVE	
17	Live Oak	*Quercus virginiana*	13.0	PROTECT	
18	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
19	Live Oak	*Quercus virginiana*	12.0	PROTECT	
20	Live Oak	*Quercus virginiana*	20.8	REMOVE	Multistem
21	Laurel Oak	*Quercus laurifolia*	20.6	REMOVE	Multistem
23	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
24	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
25	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
26	Laurel Oak	*Quercus laurifolia*	27.0	REMOVE	
27	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
28	Laurel Oak	*Quercus laurifolia*	25.5	REMOVE	
29	Live Oak	*Quercus virginiana*	22.5	REMOVE	
30	Live Oak	*Quercus virginiana*	29.5	REMOVE	
31	Live Oak	*Quercus virginiana*	28.0	REMOVE	
32	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
33	Laurel Oak	*Quercus laurifolia*	24.0	REMOVE	
34	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
35	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
36	Laurel Oak	*Quercus laurifolia*	22.0	REMOVE	
38	Live Oak	*Quercus virginiana*	16.0	REMOVE	
39	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
40	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
41	Live Oak	*Quercus virginiana*	16.5	REMOVE	
42	Live Oak	*Quercus virginiana*	14.0	REMOVE	
43	Live Oak	*Quercus virginiana*	19.0	REMOVE	
46	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
47	Laurel Oak	*Quercus laurifolia*	23.5	REMOVE	
48	Laurel Oak	*Quercus laurifolia*	21.0	OFF-SITE	
49	Water Oak	*Quercus nigra*	13.5	OFF-SITE	
50	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
52	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
53	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
55	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
57	Live Oak	*Quercus virginiana*	26.0	REMOVE	
58	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
59	Live Oak	*Quercus virginiana*	14.0	REMOVE	
60	Laurel Oak	*Quercus laurifolia*	17.0	REMOVE	
61	Laurel Oak	*Quercus laurifolia*	30.7	REMOVE	Multistem
62	Live Oak	*Quercus virginiana*	19.0	REMOVE	
63	Live Oak	*Quercus virginiana*	13.0	REMOVE	
64	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
65	Live Oak	*Quercus virginiana*	14.0	REMOVE	
66	Live Oak	*Quercus virginiana*	15.5	REMOVE	
68	Live Oak	*Quercus virginiana*	27.0	REMOVE	
69	Live Oak	*Quercus virginiana*	24.0	REMOVE	
70	Live Oak	*Quercus virginiana*	27.0	REMOVE	
71	Live Oak	*Quercus virginiana*	27.0	REMOVE	
72	Live Oak	*Quercus virginiana*	23.5	REMOVE	
73	Live Oak	*Quercus virginiana*	27.0	REMOVE	
74	Live Oak	*Quercus virginiana*	21.0	REMOVE	
75	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
76	Live Oak	*Quercus virginiana*	13.0	REMOVE	
78	Live Oak	*Quercus virginiana*	24.1	REMOVE	Multistem
79	Water Oak	*Quercus nigra*	20.5	REMOVE	
80	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
81	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
82	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
83	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
84	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
85	Laurel Oak	*Quercus laurifolia*	11.5	OFF-SITE	
86	Water Oak	*Quercus nigra*	12.0	REMOVE	
87	Laurel Oak	*Quercus laurifolia*	11.0	OFF-SITE	
88	Water Oak	*Quercus nigra*	13.0	REMOVE	
91	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
93	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
94	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
95	Live Oak	*Quercus virginiana*	14.5	REMOVE	
97	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
98	Laurel Oak	*Quercus laurifolia*	23.0	REMOVE	
99	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
100	Live Oak	*Quercus virginiana*	29.0	REMOVE	
101	Live Oak	*Quercus virginiana*	24.5	REMOVE	Multistem
102	Laurel Oak	*Quercus laurifolia*	18.0	REMOVE	
103	Live Oak	*Quercus virginiana*	12.0	REMOVE	
104	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
106	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
109	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
110	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
111	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
113	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
114	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
115	Water Oak	*Quercus nigra*	13.5	REMOVE	
117	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
118	Live Oak	*Quercus virginiana*	12.0	REMOVE	
119	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
122	Laurel Oak	*Quercus laurifolia*	13.0	OFF-SITE	
123	Laurel Oak	*Quercus laurifolia*	11.5	PROTECT	
124	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
126	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
127	Laurel Oak	*Quercus laurifolia*	20.0	REMOVE	
128	Live Oak	*Quercus virginiana*	15.0	REMOVE	
129	Live Oak	*Quercus virginiana*	21.0	REMOVE	
130	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
131	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
132	Live Oak	*Quercus virginiana*	14.5	REMOVE	
133	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
135	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
138	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
139	Laurel Oak	*Quercus laurifolia*	14.0	REMOVE	
140	Laurel Oak	*Quercus laurifolia*	15.0	REMOVE	
142	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
145	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	
146	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
147	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
149	Water Oak	*Quercus nigra*	12.5	REMOVE	
150	Laurel Oak	*Quercus laurifolia*	15.5	REMOVE	
153	Laurel Oak	*Quercus laurifolia*	16.0	REMOVE	
154	Laurel Oak	*Quercus laurifolia*	13.5	REMOVE	
157	Laurel Oak	*Quercus laurifolia*	14.5	REMOVE	
158	Laurel Oak	*Quercus laurifolia*	18.5	REMOVE	
159	Laurel Oak	*Quercus laurifolia*	16.5	REMOVE	
160	Laurel Oak	*Quercus laurifolia*	17.5	REMOVE	
161	Laurel Oak	*Quercus laurifolia*	19.0	REMOVE	
162	Laurel Oak	*Quercus laurifolia*	13.0	REMOVE	
163	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
165	Live Oak	*Quercus virginiana*	13.0	REMOVE	
166	Laurel Oak	*Quercus laurifolia*	12.5	REMOVE	
167	Laurel Oak	*Quercus laurifolia*	25.0	REMOVE	
169	Laurel Oak	*Quercus laurifolia*	12.0	REMOVE	

	2163.8	INCHES TO BE REMOVE
MITIGATION REQUIRED = INCHES REMOVED x .5	1082	INCHES TO BE MITIG.
	25 INCHES/ACRE	MITIGATION CAP
3.23x25=81 REPLACEMENT INCHES REQUIRED		
81/2.5 INCH MITIGATION TREES= 32 MITIGATION TREES REQUIRED		

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

21145–CEFCO MI/MEMPHIS

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LANDSCAPE ARCHITECT

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DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
10/07/21	PER CLIENT
11/08/21	PER COMMENTS

LANDSCAPE ARCHITECT ALAN D. HOLT LICENSED FLORIDA
NOVEMBER 8, 2021

TREE PROTECTION PLAN
SHEET NUMBER

TP1

ONE OF FIVE

LANDSCAPE NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. ELIMINATE EXISTING VEGETATION IN AREAS TO BE PLANTED. SPRAY WITH ROUNDUP AT MANUFACTURER'S RECOMMENDED RATE TWICE IN 14 DAYS.
3. TOP DRESS ALL AREAS TO RECEIVE PLANTINGS WITH 2" FINISHED MUSHROOM COMPOST PRIOR TO PLANTING.
4. ALL PLANT MATERIAL FLORIDA #1 OR BETTER.
5. FERTILIZE ALL PLANTINGS WITH OSMOCOTE OR OTHER APPROVED SLOW RELEASE FERTILIZER AT MANUFACTURER'S RECOMMENDED RATE BEFORE MULCHING.
6. APPLY PREEN OR OTHER APPROVED PRE-EMERGENT HERBICIDE TO ALL PLANTING AREAS BEFORE MULCHING.
7. MULCH ALL AREAS OF TREE, SHRUB AND GROUNDCOVER MASS PLANTINGS WITH 3" PINESTRAW MULCH.
8. QUANTITIES SHOWN IN PLANT LIST ARE FOR CONTRACTOR'S CONVENIENCE. VERIFY ALL PLANT QUANTITIES SHOWN ON PLAN AND IN PLANT LIST.
9. B&B MATERIAL MAY BE SUBSTITUTED FOR CONTAINER GROWN MATERIAL PROVIDED IT EXCEEDS THE MINIMUM SIZES NOTED.
10. SOD ALL DISTURBED AREAS WITH SPECIES SHOWN ON PLAN.
11. WARRANTY ALL PLANTS FOR A PERIOD OF ONE (1) YEAR FROM FINAL ACCEPTANCE.

IRRIGATION NOTES:

1. AUTOMATIC IRRIGATION SYSTEM TO PROVIDE 100% COVERAGE OF ALL LANDSCAPE AREAS.
2. CONTRACTOR RESPONSIBLE FOR LOCATING AND SUPPLYING ELECTRICAL POWER TO CONTROLLER.
3. CONTRACTOR TO PROVIDE AND PAY FEES FOR SEPARATE IRRIGATION METER.
4. PROVIDE BACKFLOW PREVENTION PER CITY REQUIREMENTS.
5. PROVIDE RAIN SHUT OFF DEVICE PER FLA. STATE LAW.

GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

15' SETBACK FROM LIGHTPOLES, TYPICAL

STOP

OHE

)SCAPE LEGEND

GROUNDCOVER

- 6,560± S.F. MULCH
- 49,500± S.F. INCLUDING 10% FOR WASTE 'TIFF 419' BERMUDA SOD CYANODON DACTYLON 'TIFF 419'
- 15 VARIEGATED FLAX LILY DIANELLA TASMANICA 'VARIEGATA' 1 GAL. 3' O.C.

SHRUBS

- 77 'SWEET' VIBURNUM VIBURNUM ODORATISSIMUM 3 GAL. 4' O.C.

UNDERSTORY TREES

- 6 'BRODIE' EASTERN RED CEDAR JUNIPERIS VIRGINIANA 'BRODIE' 30 GAL.
- 1 EASTERN RED BUD CERCIS CANADENSIS 30 GAL.

CANOPY TREES

- 5 'D.D. BLANCHARD' MAGNOLIA MAGNOLIA GRANDIFLORA 'D.D. BLANCHARD' 30 GAL.
- 5 'GULF EMBER' RED MAPLE ACER RUBRUM 'GULF EMBER' 2.5" CALIPER
- 5 LIVE OAK QUERCUS VIRGINIANA 2.5" CAL. MATCHED
- 26 BALD CYPRESS TAXODIUM DISTICHUM 2.5" CALIPER

NOTE: TREE SPECIES MAY BE SUBSTITUTED FOR OTHER SPECIES AS ALLOWED BY LANDSCAPE CODE

MITIGATION TREES REQUIRED:32
MITIGATION TREES PROVIDED:32
SEE SHEET TP1 FOR CALCULATIONS

16' LANDSCAPE BUFFER - NORTH		
REQUIRED	REQUIRED	PROVIDED
PER 100 L.F. FRONTAGE	FOR 384.77 L.F. FRONTAGE	
2.5 CANOPY TREES	10 CANOPY TREES	5 EXISTING, 5 PROPOSED CANOPY TREES
2 UNDERSTORY TREES	8 UNDERSTORY TREES	8 UNDERSTORY TREES
20 SHRUBS	77 SHRUBS	77 SHRUBS

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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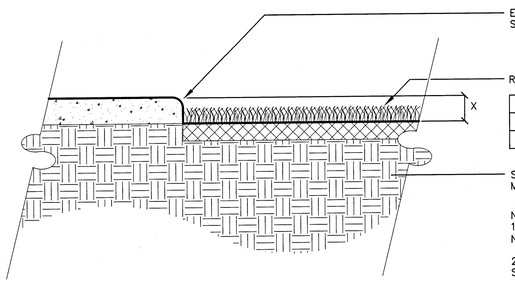
LANDSCAPE ARCHITECT ALAN D. HOLT FLORIDA REGISTERED NOVEMBER 8, 2021

LANDSCAPE PLAN
SHEET NUMBER

LP1

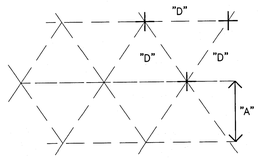
TWO OF FIVE



BERMUDA	1"
CENTIPEDE	1–1/2"
ST. AUGUSTINE	2"

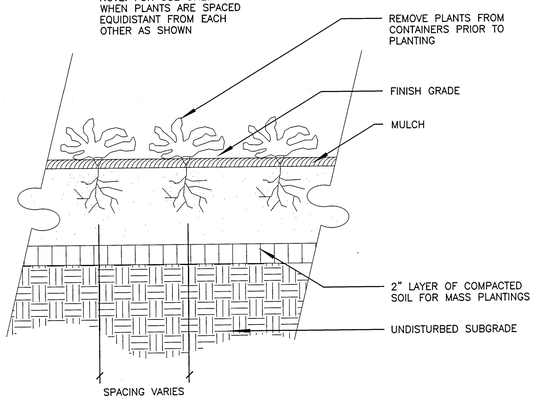
NOTES:
1. LAY SOD TIGHTLY WITH NO GAPS GREATER THAN 1/8"
2. KEEP SOIL MOIST UNTIL SOD IS FULLY ROOTED.
3. DO NOT INSTALL SOD UNTIL IRRIGATION SYSTEM IS FUNCTIONAL.

7 / LP2 SOD DETAIL AT PAVING
SCALE: NOT TO SCALE

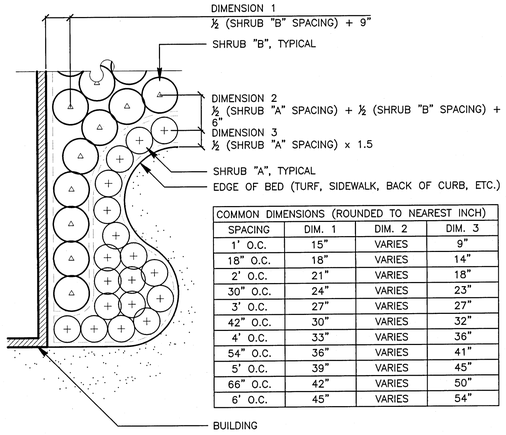


SPACING "D"	ROW "A"	NUMBER OF PLANTS
6" O.C.	5.2"	4.61
8" O.C.	6.93"	2.6
10" O.C.	8.66"	1.66
12" O.C.	10.4"	1.15
15" O.C.	13.0"	.733
18" O.C.	15.6"	.512
24" O.C.	20.8"	.33
30" O.C.	26.0"	.185
36" O.C.	30.0"	.128
48" O.C.	41.6"	.072

NOTE: FOR USE ONLY WHEN PLANTS ARE SPACED EQUIDISTANT FROM EACH OTHER AS SHOWN



6 / LP2 GROUNDCOVER PLANTING
SCALE: NOT TO SCALE



COMMON DIMENSIONS (ROUNDED TO NEAREST INCH)			
SPACING	DIM. 1	DIM. 2	DIM. 3
1' O.C.	15"	VARIES	9"
18" O.C.	18"	VARIES	14"
2' O.C.	21"	VARIES	18"
30" O.C.	24"	VARIES	23"
3' O.C.	27"	VARIES	27"
42" O.C.	30"	VARIES	32"
4' O.C.	33"	VARIES	36"
54" O.C.	36"	VARIES	41"
5' O.C.	39"	VARIES	45"
66" O.C.	42"	VARIES	50"
6' O.C.	45"	VARIES	54"

5 / LP2 PLANT LAYOUT DETAIL
SCALE: NO SCALE
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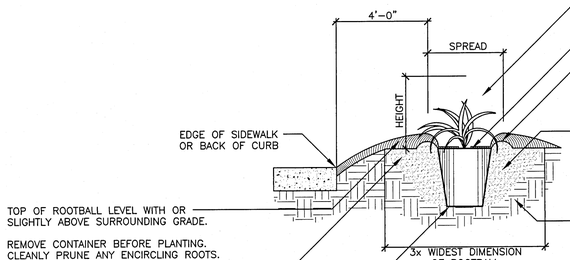
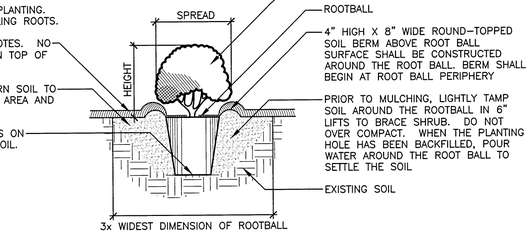
PLANT LAYOUT DETAIL



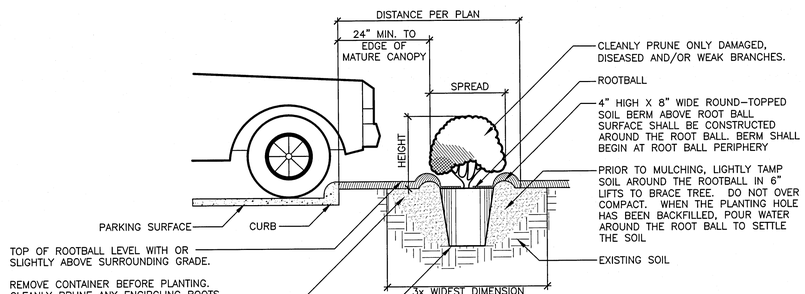
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

2 / LP2 ORNAMENTAL GRASS PLANTING DETAIL
SCALE: NOT TO SCALE



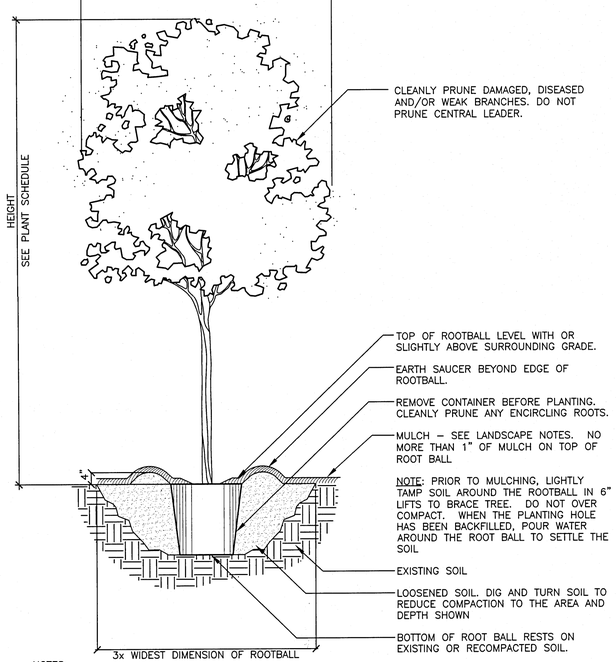
NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

4 / LP2 PLANTING DETAIL FOR SHRUBS
SCALE: NOT TO SCALE



NOTE: MEASURE HEIGHT FROM TOP OF ROOT BALL SEE PLANT SCHEDULE FOR REQUIRED HEIGHT AND SPREAD FOR EACH SPECIES

3 / LP2 HEDGE PLANTING AT PARKING AREA
SCALE: NOT TO SCALE



NOTES:
1. REMOVE ALL STRING &/OR WIRE WRAPPED AROUND TRUNK.
2. REMOVE ALL STRAPS, ROPES, WIRE &/OR STRINGS USED TO LIFT THE ROOTBALL.
3. REMOVE ALL BURLAP &/OR WIRE FROM THE TOP OF THE ROOT BALL.
4. TOP OF FIRST FEEDER ROOT TO BE SET SLIGHTLY ABOVE SURROUNDING FINISH GRADE.

1 / LP2 TREE PLANTING
SCALE: NOT TO SCALE

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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FOR THE FIKES COMPANY
2840 W MICHIGAN AVENUE, ESCAMBIA COUNTY, FL

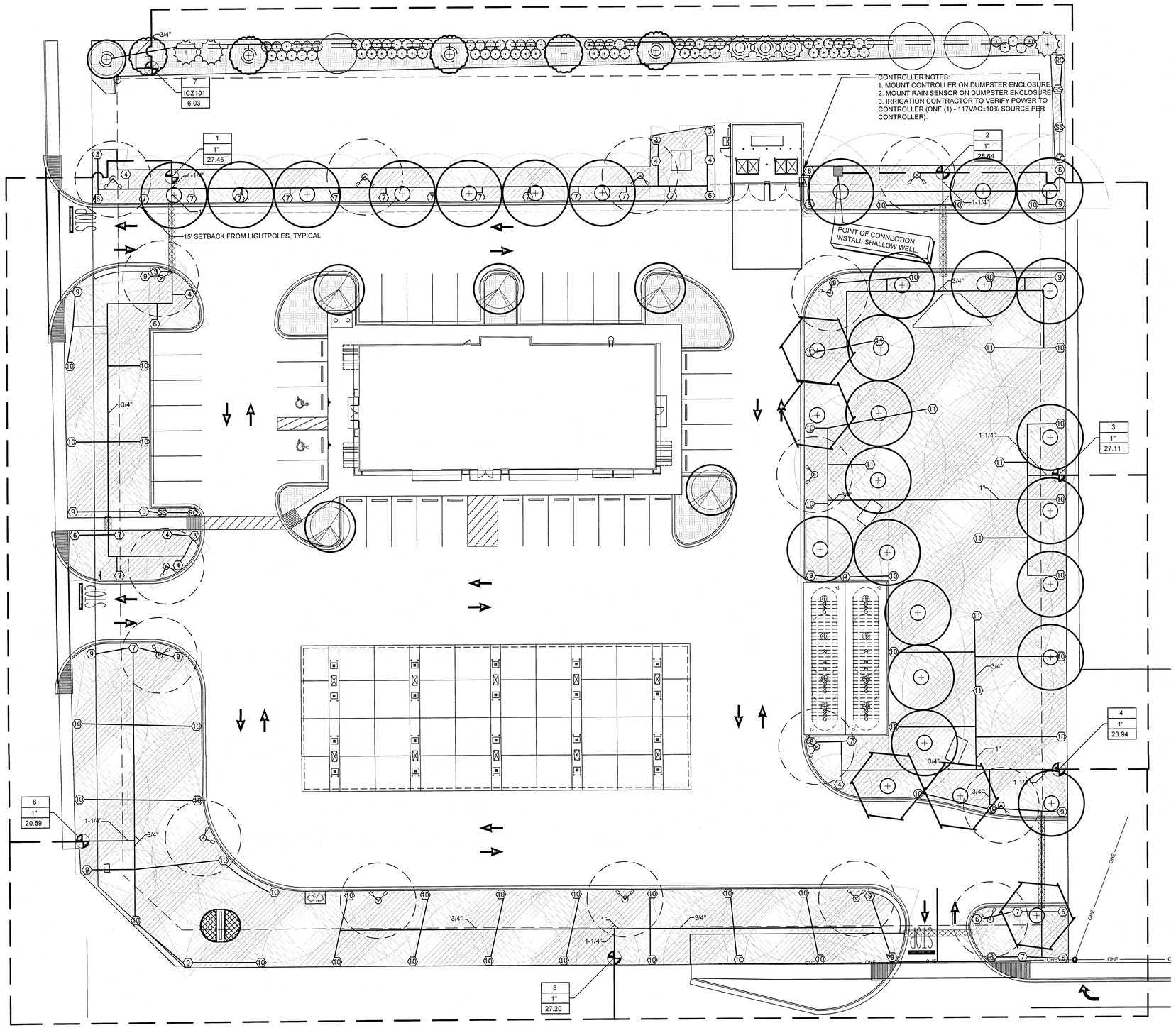
DATE	ISSUE/REVISION
09/21/21	PERMIT DRAWING
11/08/21	PER COMMENTS

LANDSCAPE ARCHITECT ALAN D. HOLT REGISTERED FLORIDA 0001659 NOVEMBER 8, 2021

LANDSCAPE DETAILS SHEET NUMBER

LP2

THREE OF FIVE



GRAPHIC SCALE

0 10 20 40 60 80

SCALE IN FEET

IRRIGATION LEGEND

- 1-1/2" SCHEDULE 40 MAINLINE
- CLASS 200 LATERALS, SIZE AS NOTED
- 6" SCHEDULE 40 SLEEVE

1	ZONE NUMBER
1-1/2"	VALVE SIZE
35	GALLONS PER MINUTE

IRRIGATION NOTES:

1. LOCATE ALL UTILITIES BEFORE DIGGING. PROTECT ALL UTILITIES FROM DAMAGE DURING CONSTRUCTION.
2. PIPE ROUTING IS DIAGRAMMATIC. PLACE IRRIGATION LINES WITHIN PLANTING AND TURF AREAS UNLESS SLEEVING IS INDICATED. ROUTE PIPING TO AVOID TREE LOCATIONS. LOCATE MAINLINE AND VALVE BOXES WITHIN PROPERTY LINES.
3. SYSTEM IS DESIGNED TO OPERATE AT 28 GPM AT 70 PSI.
4. PROCURE ALL NECESSARY PERMITS TO COMPLETE INSTALLATION OF IRRIGATION SYSTEM PER STATE AND LOCAL CODES.
5. JET OR BORE FOR SLEEVING WHERE NECESSARY TO ACCOMMODATE LATERAL LINES, MAIN LINES, OR CONTROL WIRE.
6. PROVIDE A MINIMUM 12" COVER OVER LATERAL LINES AND A MINIMUM OF 18" COVER OVER MAINLINES.
7. INSTALL ALL ELECTRICAL SERVICE TO MEET LOCAL CODES.
8. PROVIDE POP-UP SPRINKLERS ONLY. MOUNT SPRINKLERS ON POLY PIPE WITH BARBED FASTENERS UNLESS OTHERWISE SPECIFIED IN PROVIDED DETAILS.
9. MOUNT HEADS FLUSH WITH FINISHED GRADE. INSTALL HEADS 6" OFF ALL SIDEWALKS AND 1' FROM BUILDING WALLS.
10. INSTALL VALVES IN 15" BOXES WITH TAMPER RESISTANT LIDS.
11. ALL IRRIGATION CONTROL WIRE TO BE 14-GAUGE WIRE. PROVIDE WHITE FOR COMMON, RED FOR HOT, AND A SPARE BLUE WIRE PARALLEL TO COMMON THROUGHOUT THE ENTIRE SYSTEM.
12. MAKE ALL WIRE SPLICES WITH WATERPROOF SPLICE KITS RATED FOR DIRECT BURIAL. NEATLY COIL 30" OF SLACK WIRE IN VALVE BOX.
13. ADJUST HEADS TO MAXIMIZE COVERAGE AND MINIMIZE OVERSPRAY.
14. SEE SHEET IP2 FOR INSTALLATION DETAILS.

IRRIGATION SCHEDULE

QUANTITY	KEY	MODEL (HUNTER UNLESS OTHERWISE NOTED)	GALLONS PER MINUTE
5	③	PROS-04-PRS40-CV-MP1000-90 14' QUARTER	0.21 @ 40 PSI
7	④	PROS-04-PRS40-CV-MP1000-210 14' HALF	0.42 @ 40 PSI
11	⑥	PROS-04-PRS40-CV-MP2000-90 20' QUARTER	0.43 @ 40 PSI
19	⑦	PROS-04-PRS40-CV-MP2000-210 19' HALF	0.77 @ 40 PSI
16	⑨	PROS-04-PRS40-CV-MP3000-90 30' QUARTER	0.86 @ 40 PSI
46	⑩	PROS-04-PRS40-CV-MP3000-210 30' HALF	1.82 @ 40 PSI
8	⑪	PROS-04-PRS40-CV-MP3000-360 30' FULL	3.64 @ 40 PSI
1	LC	PROS-04-PRS40-CV-MPLCS515 5' X 15'	0.22 @ 40 PSI
2	RC	PROS-04-PRS40-CV-MPRCS515 5' X 15'	0.22 @ 40 PSI
3	SS	PROS-04-PRS40-CV-MPSS530 5' X 30'	0.44 @ 40 PSI
6	1"	1" ELECTRIC REMOTE CONTROL VALVE PGV-100G-S	
1	ICZ101	1" DRIP VALVE KIT	
1	A	HUNTER PRO C	
1	▲	WEATHER SENSOR	
1	F	FLUSH VALVE	
		RAINBIRD XFD-06-12 INLINE DRIP SPACE LINE 4" OFF CURB, 12" OFF BUILDING	18" O.C.

SOURCE DATA FOR SITE PLAN PROVIDED BY ATWELL ENGINEERING, INC.

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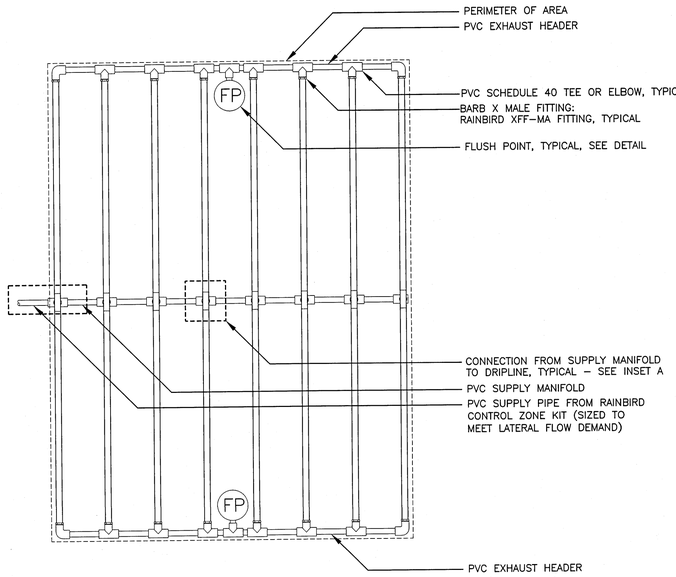
IRRIGATION PLAN
SHEET NUMBER

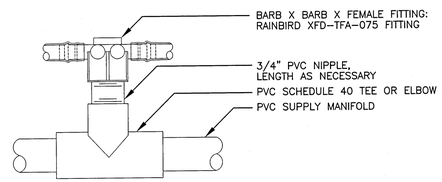
IP1

FOUR OF FIVE



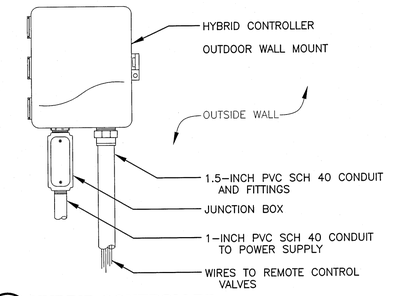
NOTES:
1. DISTANCE BETWEEN LATERAL ROWS AND EMITTER SPACING TO BE BASED ON SOIL TYPE, PLANT MATERIALS AND CHANGES IN ELEVATION. SEE INSTALLATION SPECIFICATIONS ON RAIN BIRD WEB SITE (WWW.RAINBIRD.COM) FOR SUGGESTED SPACING.
2. LENGTH OF LONGEST DRIPLINE LATERAL SHOULD NOT EXCEED THE MAXIMUM SPACING SHOWN IN THE ACCOMPANYING TABLE.
3. WHEN USING 17MM INSERT FITTINGS WITH DESIGN PRESSURE OVER 50PSI, IT IS RECOMMENDED THAT STAINLESS STEEL CLAMPS BE INSTALLED ON EACH FITTING.

7 IP2 **XFD ON-SURFACE DRIPLINE CENTER FEED LAYOUT**
SCALE: N.T.S.

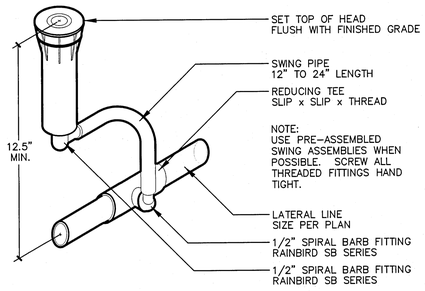


INSET A

XFD Dripline Maximum Lateral Lengths (Feet)						
Inlet Pressure psi	12" Spacing		18" Spacing		24" Spacing	
	Nominal Flow (gph)		Nominal Flow (gph)		Nominal Flow (gph)	
	0.6	**0.9**	**0.6**	**0.9**	**0.6**	**0.9**
15	273	155	314	250	424	322
20	318	169	353	294	508	368
30	360	230	413	350	586	414
40	395	255	465	402	652	474
50	417	285	528	420	720	488
60	460	290	596	455	780	514



5 IP2 **HYBRID CONTROLLER**
SCALE: N.T.S.



3 IP2 **SPRAYHEAD DETAIL**
SCALE: 1/4"=1"
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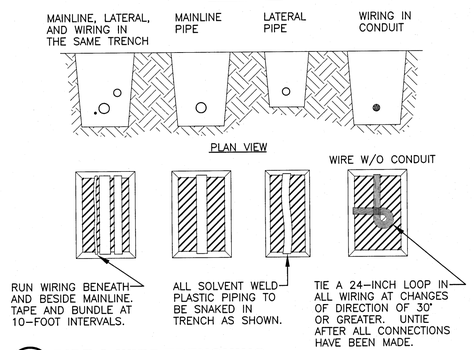
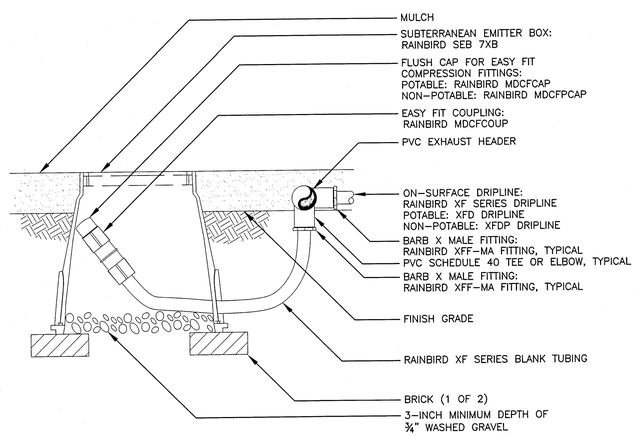
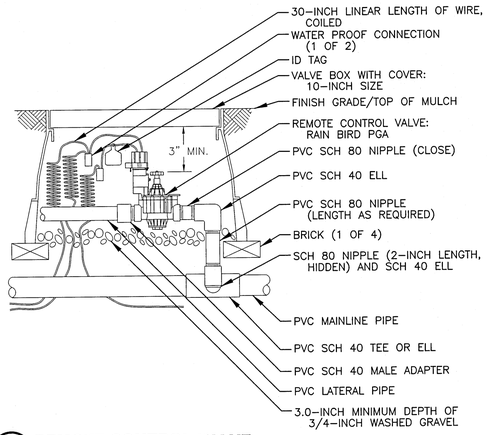


2 IP2 **PIPE & WIRE TRENCHING**
SCALE: N.T.S.

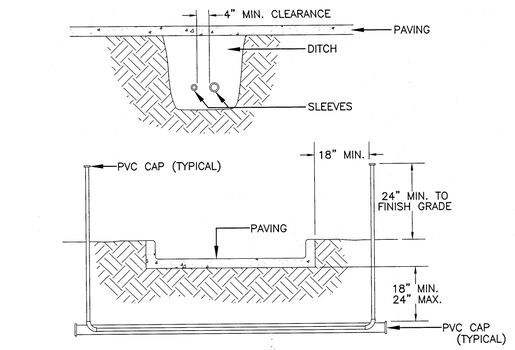


6 IP2 **FLUSH POINT DETAIL**
SCALE: N.T.S.

NOTE:
1. ALLOW A MINIMUM OF 6–INCHES OF DRIPLINE TUBING IN VALVE BOX IN ORDER TO DIRECT FLUSHED WATER OUTSIDE VALVE BOX.



4 IP2 **REMOTE CONTROL VALVE**
SCALE: N.T.S.



NOTES:
1. ALL PVC IRRIGATION SLEEVES TO BE SCHEDULE 40 PIPE.
2. ALL JOINTS TO BE SOLVENT WELDED AND WATERTIGHT.
3. WHERE THERE IS MORE THAN ONE SLEEVE, EXTEND THE SMALLER SLEEVE TO 24–INCHES MINIMUM ABOVE FINISH GRADE.
4. MECHANICALLY TAMP TO 95% PROCTOR.

1 IP2 **SLEEVING DETAIL**
SCALE: N.T.S.

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IRRIGATION DETAILS
SHEET NUMBER

IP2

FIVE OF FIVE