

CONSTRUCTION PLANS FOR THE RESIDENCE AT NATURE CREEK— PHASE II

**A PROPOSED 140 LOT PRIVATE RESIDENTIAL TOWNHOME
DEVELOPMENT SECTION 03, TOWNSHIP 1 SOUTH, RANGE 31 WEST,
ESCAMBIA COUNTY, FLORIDA**

FEBRUARY 2021

ECUA Engineering Manual Reference Note*

*Reference Note to be placed in the upper right corner of the sheet.
*Applicable only to ECUA Engineering Manual incorporated by reference in a contract document. It does not apply to other contract documents or to other projects. See Building Code.

A. ECUA Engineering Manual Incorporated by Reference

The ECUA Engineering Manual, dated December 18, 2014, along with Update #1 dated September 3, 2019 (hereinafter "Manual"), located at www.ecua.com, is hereby incorporated by reference into this Project's 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		Project Manual
	Specifications	Detail	

*Project Manuals used only with ECUA CIP Projects.

C. Engineer of Record Responsibilities

The Engineers of Record (EORs) that have affixed their seals and signatures on these plans warrant their portions of the plans have been designed in accordance with the Manual (unless otherwise directed by the ECUA Project Engineer). The EORs shall be knowledgeable of the Manual's contents and shall assume responsibility for its use on this Project.

1. ALL DISTURBED AREAS WHICH ARE NOT PAVED ARE TO BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, HYDROSEED AND/OR SOD. PONDS AND SWALES TOPS AND SIDES SHALL BE SODDED. SEEDING AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE GROWTH DURING WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105.
2. SEDIMENT SHALL BE RETAINED ON THE SITE OF DEVELOPMENT.
3. CONTRACTOR SHALL CLEAN OUT ACCUMULATED SILT, AND STABILIZE POND(S) AT END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED.
4. EROSION SHALL BE CONTROLLED BY THE USE OF SYNTHETIC (IN STATE R/W) HAY BALE BARRIER/SILT FENCE AS SHOWN ON PLANS AND SHALL BE SETUP PRIOR TO COMMENCING CONSTRUCTION. THE EROSION CONTROL BARRIER SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION BY THE CONTRACTOR. AFTER PLACEMENT OF THE EROSION CONTROL BARRIER, THE RETENTION AREA IS TO BE CONSTRUCTED. UPON COMPLETION OF THE PROJECT, THE RETENTION AREA SHALL BE CLEANED OF SILT, STABILIZATION OF ALL DISTURBED AREAS SHALL BE ACCOMPLISHED, AND THE RETENTION AREA IS TO BE RECONFIGURED TO DESIGN CROSS-SECTION, AND GRASSED.

GENERAL NOTES

SITE WORK

1. ALL WORK SHALL COMPLY WITH SPECIFICATIONS AND APPLICABLE STANDARDS ESTABLISHED BY ESCAMBIA COUNTY, ECUA AND FDEP. WHERE THESE SPECIFICATIONS AND COUNTY STANDARDS DEViate, THE MORE STRINGENT REQUIREMENTS SHALL PREVAIL UNLESS APPROVED BY THE ENGINEER.
2. THE GENERAL CONTRACTOR SHALL COORDINATE THE WORK OF THE UTILITY SUBCONTRACTORS TO INSURE THAT ALL UTILITY INSTALLATIONS PROCEED IN A TIMELY MANNER AND TO PREVENT CONFLICTS IN THE INSTALLATION OF THE WATER, SEWER, GAS, ELECTRICAL POWER, CABLE, AND TELEPHONE LINES.
3. ALL CONDITIONS AND STIPULATIONS OF THE CONSTRUCTION PERMITS AND APPROVALS ISSUED BY ESCAMBIA COUNTY, THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND ECUA SHALL BE COMPLIED IN EVERY WAY.

UTILITY WORK

1. ALL WORK SHALL COMPLY WITH APPLICABLE STANDARDS AND CODES ESTABLISHED BY THE ECUA, ESCAMBIA COUNTY AND THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND WRITTEN SPECIFICATIONS.
2. THE UTILITY CONTRACTOR SHALL MAKE CONNECTIONS TO THE SANITARY SEWER AND STORM DRAINAGE SYSTEM AS SHOWN AND SHALL VERIFY LOCATIONS AND ELEVATIONS OF ALL UTILITY LINES PRIOR TO BEGINNING WORK. THE UTILITY CONTRACTOR SHALL INCLUDE THE COST OF PROTECTION AND/OR RELOCATION OF OTHER UTILITIES IN HIS BID AND SHALL COORDINATE HIS WORK WITH OTHER UTILITY SUB-CONTRACTORS TO PREVENT CONFLICTS WITH OTHER UTILITY LINES.
3. "AS-BUILT" DRAWINGS SHOWING WATERLINES AND FORCEMAINS, FITTINGS, VALVES, METERS, SERVICE LATERAL TAPS AND STUB-OUTS, MANHOLES, FIRE HYDRANTS, ETC. LOCATIONS WITH MEASUREMENTS IN ACCORDANCE WITH THE LATEST ECUA ENGINEERING MANUAL (SECTION 4000) SHALL BE FURNISHED TO THE ENGINEER PRIOR TO ACCEPTANCE.

1. THE PROJECT ENGINEER (ENGINEER OF RECORD) SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION, AND PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION AND THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER.
2. THE DEVELOPER/CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
3. RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.
4. DEVELOPER/CONTRACTOR/HOME OWNERS ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2 YEAR WARRANTY PERIOD.
5. CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, TOPO OF POND(S), OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO REQUESTING FINAL INSPECTION.
6. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS AT (850) 595-3434. AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.
7. CONTRACTOR TO NOTIFY SUNSHINE ONE UTILITIES TWO FULL BUSINESS DAYS IN ADVANCE (EXCLUDING WEEKENDS AND HOLIDAYS) PRIOR TO DIGGING WITHIN R/W; 1-800-432-4770.
8. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO REQUESTING A FINAL INSPECTION.
9. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND THE ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.
10. TO COMPLY WITH NPDES/NWFWM D REQUIRMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH 1/2" RAINFALL EVENT OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS; INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES/NWFWM PERMIT APPLICANT FOR PROPER REPORTING TO FDEP.
11. CONTRACTOR IS REQUIRED TO VISIT THE SITE AND FAMILIARIZE HIM/HERSELF WITH THE PROJECT PRIOR TO BIDDING.

**OWNER/DEVELOPER:
THE RESIDENCE AT NATURE CREEK, LLC.
3838 NORTH PALAFOX ST.
PENSACOLA, FL 32505
(850) 324-6601**

**PREPARED BY:
HAMMOND ENGINEERING, INC.
3802 NORTH "S" STREET
PENSACOLA, FL 32505
(850) 434-2603**

INDEX OF DRAWINGS:

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- 2-DIMENSION & STAKING MASTER PLAN
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1. EXISTING UTILITIES HAVE BEEN SHOWN ON PLANS FROM BEST AVAILABLE INFORMATION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION & PROTECTING ALL UTILITIES INCLUDING THOSE NOT SHOWN.
2. GULF POWER CO. MANHOLES AND VAULTS, SOUTHERN BELL MANHOLES TO BE ADJUSTED BY THE APPROPRIATE UTILITY, AND THIS WORK SHALL BE COORDINATED BY THE CONTRACTOR.
3. FLORIDA STATE STATUTE 553.851 REQUIRES THAT ALL EXCAVATORS NOTIFY GAS COMPANIES OF THEIR INTENTION TO PERFORM ANY EXCAVATION AT LEAST FORTY-EIGHT (48) HOURS (EXCLUDING SAT., SUN. & HOLIDAYS) PRIOR TO BEGINNING WORK.

1. CONTRACTOR SHALL NOTIFY THE ECUA, FDOT, NWFWM AND THE ESCAMBIA COUNTY ENGINEER 72 HOURS PRIOR TO THE COMMENCEMENT OF THIS PROJECT.
2. PROPERTY OBSTRUCTIONS WHICH ARE TO REMAIN IN PLACE, SUCH AS BUILDINGS, SEWER, STORM DRAINS, WATER OR GAS PIPES, ELECTRICAL CONDUITS, POLES, WALLS, POSTS, ETC., ARE TO BE CAREFULLY PROTECTED AND ARE NOT TO BE DISPLACED, UNLESS NOTED.
3. THE CONTRACTOR SHALL NOTIFY THE SUPERINTENDENTS OF THE WATER, GAS, SEWER, CABLE TV, TELEPHONE AND POWER COMPANIES 10 DAYS IN ADVANCE, THAT HE INTENDS TO START WORK IN A SPECIFIC AREA. THE OWNER DISCLAIMS ANY RESPONSIBILITY FOR THE SUPPORT AND PROTECTION OF SEWERS, DRAINS, WATER PIPES, GAS PIPES, CONDUITS OF ANY KIND, UTILITIES OR OTHER STRUCTURES OWNED BY THE CITY, COUNTY, STATE OR BY PRIVATE OR PUBLIC UTILITIES LEGALLY OCCUPYING ANY STREET, ALLEY, PUBLIC PLACE OR RIGHT-OF-WAY.
4. LOCATION OF EXISTING UTILITIES SHOWN ON PLANS ARE APPROXIMATE ONLY AND IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION BEFORE CONSTRUCTION. FAILURE OF THE PLANS TO SHOW THE EXISTENCE OF ANY UNDERGROUND UTILITIES, STRUCTURES, ETC., SHALL NOT RELIEVE THE CONTRACTOR FROM THE RESPONSIBILITY OF LOCATING, PRESERVING AND PROTECTING SAID UTILITY OR STRUCTURES.
5. CONTRACTOR SHALL DISPOSE OF BY HAULING AWAY ALL EXCESS MATERIAL.
6. CONTROL OF SEDIMENTATION AND EROSION SHALL BE THE CONTRACTOR'S RESPONSIBILITY.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR THE SEEDING AND MULCHING AND/OR SODDING OF STREET AND ROAD SHOULDER AREAS IN ACCORDANCE WITH REQUIREMENTS OF FDOT SPECIFICATIONS AND APPLICABLE COUNTY STANDARDS.
8. WATER SUPPLY FACILITIES, INCLUDING MAINS, SHALL BE INSTALLED, CLEANED, DISINFECTED AND BACTERIOLOGICALLY CLEARED FOR SERVICE IN ACCORDANCE WITH THE LATEST APPLICABLE AWWA STANDARDS AND COORDINATED WITH ECUA.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR AND COMPLY WITH ANY TESTING REQUIRED BY THE LOCAL GOVERNING AGENCY IN ADDITION TO THE TESTING REQUIREMENTS OUTLINED IN THE SPECIFICATIONS.
10. GRADING AROUND TREES WHICH ARE TO REMAIN SHALL BE AWAY FROM THE TREE IN A MANNER TO CAUSE NO DAMAGE TO THE TREE. FOR THIS ACTIVITY, CONTRACTOR MUST FOLLOW SPECIFICATIONS AND APPLICABLE STANDARDS ESTABLISHED BY ESCAMBIA COUNTY: LDC, DSM, CHAPTER ENVIRONMENTAL, ARTICLE 2 LANDSCAPING, SECTION 2-3 TREE PROTECTION & PRESERVATION, & 2-3.4 PROTECTION AREAS, 2-3.2 PROTECTION AREAS, 2-3.3 PRESERVATION, & 2-3.4 PROTECTION AREAS.
11. RELOCATION OF THE OBSTRUCTIONS OWNED BY PRIVATE PROPERTY OWNER, SUCH AS MAILBOX, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR WHO MUST COORDINATE WITH THE PROPERTY OWNER.

**Approved
ESCAMBIA COUNTY DRC PLAN REVIEW**

DRC Chairman Signature: *John Hampton* Date: *3-3-21*

Printed Name: *John Hampton*

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.

HORIZONTAL SCALE

11"x17" SCALE 1" = 120'
22"x34" SCALE 1" = 60'



DESCRIPTION OF PROPERTY SURVEYED
OFFICIAL RECORDS BOOK 3797, PAGE 778
HUM PROJECT NO. 221847/MMD1
MARCH 3, 2006

A parcel of land lying South of Interstate 10 and West of Eleven Mile Creek, less the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section 3, Township 1 South, Range 31 West, more particularly described as follows: Commencing at the NW corner of the Southwest Quarter (SW1/4) for Point of Beginning; thence on an initial bearing of N 00°15'17" E for 1348.66' to the non-access fence of 1-10; thence deflect right 120°36'14" along said fence line for 377.95'; thence deflect right 43°32'49" for 41.82'; thence deflect left 43°29'46" for 289.12'; thence deflect left 43°34'59" for 42.89'; thence deflect right 43°30'47" for 1842.09 feet; thence deflect right 43°30'47" for 1842.09' to the waters of Eleven Mile Creek; thence Southwesterly along the West edge of said creek for the approximate distance of 1050 feet to the East line of Southwest (SW1/4) of the Southwest Quarter (SW1/4); thence run parallel to the East line of Section 3 for 879.46' to the Northwest corner of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4); thence deflect left 90°08'11" for 1329.08' to the Point of Beginning, being the same property as that property surveyed by Robert Ward & Associates on July 28, 1980, as its job number 333, and being the same property conveyed by deeds recorded in public records of Escambia County, Florida, in Official Records Book 3164 of pages 708 and 707 and in Official Records Book 3500 of pages 227 through 229, LESS AND EXCEPT any portion of such above described property which lies within two hundred (200') of the centerline of Eleven Mile Creek.

OFFICIAL RECORDS BOOK 3164, PAGE 707

A parcel of land lying South of Interstate 10 and West of Eleven Mile Creek, less the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section 3, Township 1 South, Range 31 West, more particularly described as follows: Commencing at the NW corner of the Southwest Quarter (SW1/4) for Point of Beginning; thence on an initial bearing of N 00°15'17" E for 1348.66' to the non-access fence of 1-10; thence deflect right 120°36'14" along said fence line for 377.95'; thence deflect right 43°32'49" for 41.82'; thence deflect left 43°29'46" for 289.12'; thence deflect left 43°34'59" for 42.89'; thence deflect right 43°30'47" for 1842.09 feet; thence deflect right 43°30'47" for 1842.09' to the waters of Eleven Mile Creek; thence Southwesterly along the West edge of said creek for the approximate distance of 1050 feet to the East line of Southwest (SW1/4) of the Southwest Quarter (SW1/4); thence run parallel to the East line of Section 3 for 879.46' to the Northwest corner of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4); thence deflect left 90°08'11" for 1329.08' to the Point of Beginning.

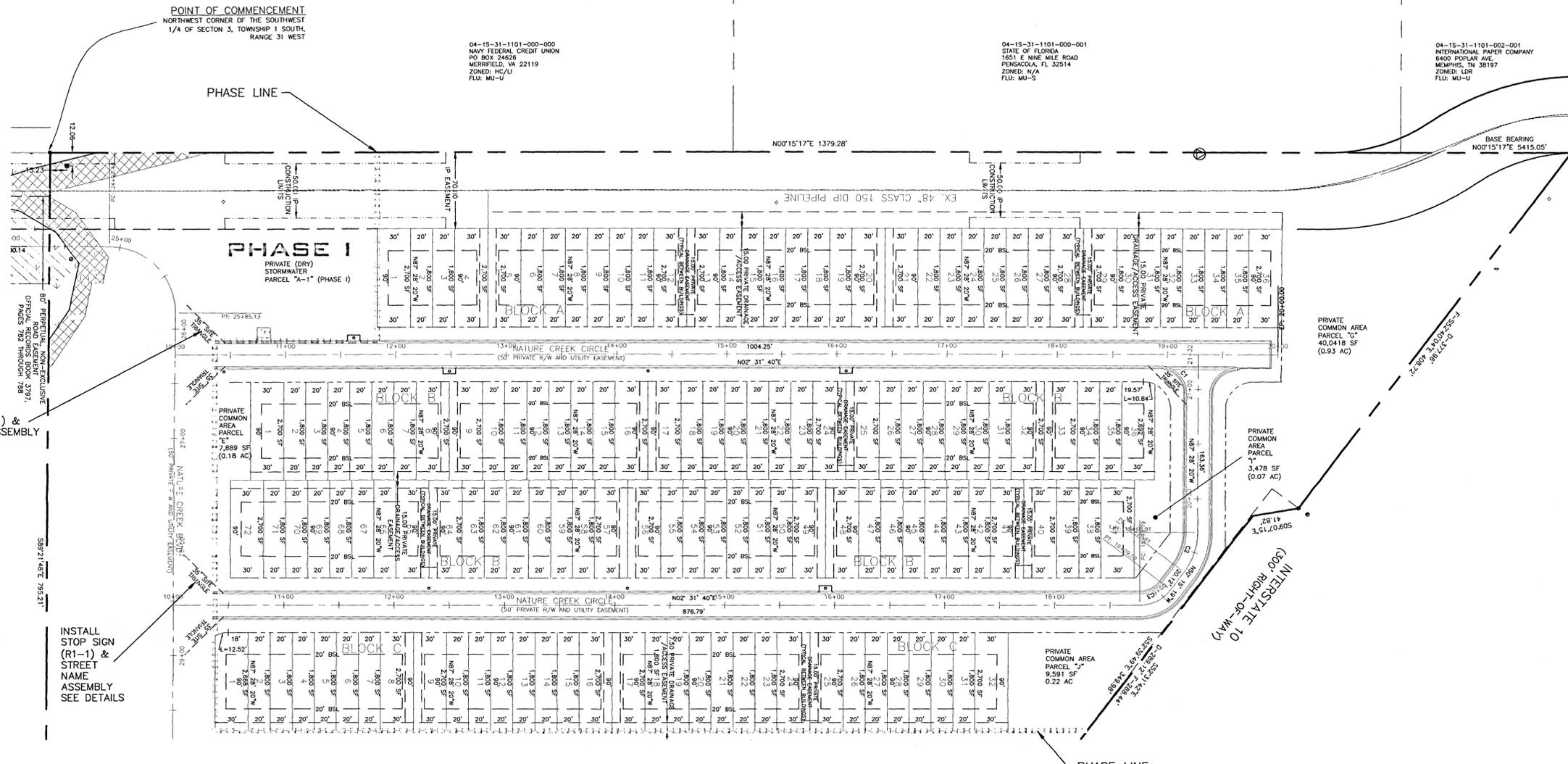
THIS IS THE SAME PROPERTY AS THAT PROPERTY SURVEYED BY ROBERT WARD & ASSOCIATES ON JULY 28, 1980, AS ITS JOB NUMBER 333 AND DESCRIBED AS FOLLOWS:

That portion of the Southwest 1/4 of Section 3, Township 1 South, Range 31 West, Escambia County, Florida, lying Southwest of State Road No. 8 (U.S. Interstate 10, 300' R/W) and West of Eleven Mile Creek, less and except the Southwest 1/4 of Section 3, more particularly described as follows: Begin at SW corner of the Southwest 1/4 of Section 3 for the Point of Beginning; thence N 00°15'17" E along the West line of Section 3 for a distance of 1344.35' to the Southern right-of-way line of State Road No. 8 (U.S. Interstate 10); thence deflect right at an angle of 120°36'14" along the Southern right-of-way line for a distance of 376.22'; thence deflect right at an angle of 43°32'49" for a distance of 41.84'; thence deflect left at an angle of 43°29'46" for a distance of 289.26 feet; thence deflect left at an angle of 43°34'59" for a distance of 42.87'; thence deflect right at an angle of 43°30'47" for a distance of 1878.79'; more or less, to the waters edge of Eleven Mile Creek; thence Southwesterly along the waters edge of creek a distance of 1050'; more or less, to the West line of the Southwest 1/4 of the Southwest 1/4 of Section 3; thence Northernly along said West line of the Southwest 1/4 of the Southwest 1/4 of Section 3 for a distance of 879.46', more or less to the Southeast corner of the Northwest 1/4 of the Southwest 1/4 of Section 3; thence Westernly along the South line of the Northwest 1/4 of the Southwest 1/4 of Section 3 for a distance of 1328.72' to the Point of Beginning.

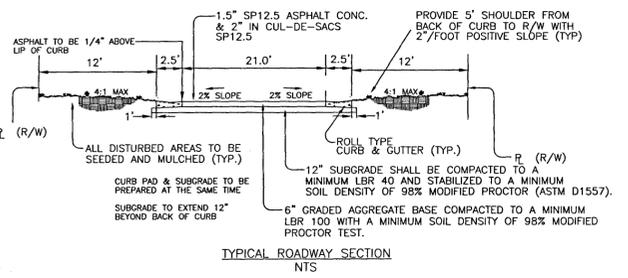
NOTE: THERE ARE NO EXISTING HERITAGE TREES LOCATED ON-SITE.

INSTALL STOP SIGN (R1-1) & STREET NAME ASSEMBLY SEE DETAILS

INSTALL STOP SIGN (R1-1) & STREET NAME ASSEMBLY SEE DETAILS



Curve Table			
Curve #	Length	Radius	Delta
C1	55.76	35.50	090
C2	39.30	60.50	037
C3	32.70	35.50	053



NOTE: ALL CONSTRUCTED SIDEWALKS ARE TO BE ADA COMPLIANT.

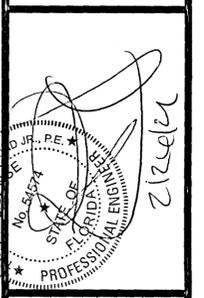
GENERAL NOTE
PRIOR TO CONSTRUCTION, A SEPARATE BUILDING INSPECTION DEPARTMENT PERMIT(S) SHALL BE OBTAINED FOR ALL RETAINING WALL(S) HIGHER THAN TWO FEET.

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

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

REVISIONS		
NO.	DATE	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
1.	12/10/20	AS PER ESCAMBIA COUNTY DRC REVIEW
2.	02/02/21	AS PER ECUA REVIEW COMMENTS
3.	02/23/21	AS PER ECUA REVIEW COMMENTS

HAMMOND ENGINEERING, INC.
FLORIDA AUTHORIZATION NO. 9130
ALABAMA AUTHORIZATION NO. 3277
3802 NORTH "S" STREET
PENSACOLA, FLORIDA 32505
850 434-2603
FAX 850-434-2650
TOM@SELANDESIGN.COM



CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II DIMENSION & STAKING PLAN
FLORIDA
ESCAMBIA COUNTY

DRAWN BY: TGH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: DATE:

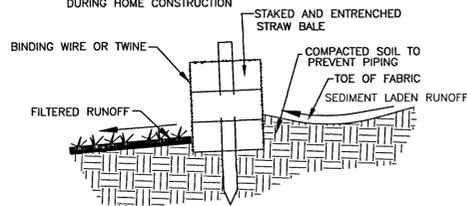
PROJECT NO: 16-028
SHEET: C2

HORIZONTAL SCALE

11"x17" SCALE 1" = 120'
22"x34" SCALE 1" = 60'

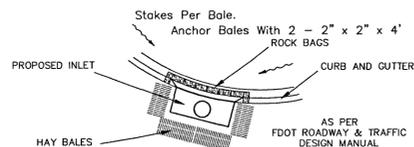


NOTE: HOMEOWNER SHALL CONTROL SEDIMENT AND RETAIN ALL SEDIMENT ON-SITE DURING HOME CONSTRUCTION



DETAIL OF PROPERLY INSTALLED STRAW BALE

NTS



SILT SAVER FRAME AND FILTER ASSEMBLY

TYPICAL ALL ROADSIDE INLETS (DOUBLE A TYPE A) NTS

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

NOTES:

- CONTRACTOR RESPONSIBLE FOR OBTAINING AND IMPLEMENTING A STORMWATER POLLUTION PREVENTION PLAN (SWPP) AS PER FDEP STANDARDS.
- THE EROSION AND SEDIMENT CONTROL RULES ARE PERFORMANCE ORIENTED. THAT IS, THE MEASURES USED AT A CONSTRUCTION SITE MUST BE EFFECTIVE IN CONTROLLING EROSION AND PREVENTING OFF-SITE SEDIMENTATION FOR THE SITE TO BE IN COMPLIANCE. FOLLOWING AN APPROVED PLAN AND INSTALLING THE CONTROL MEASURES MAY NOT BE ENOUGH FOR A SITE TO BE IN COMPLIANCE WITH THE RULES. IF EROSION AND OFF-SITE SEDIMENTATION OCCUR, THE CONTRACTOR WILL BE RESPONSIBLE FOR INSTALLING ADDITIONAL MEASURES TO CORRECT ANY PROBLEM ASSOCIATED WITH COMPLIANCE OF THE NPDES PERMIT OR ANY OTHER PERMIT REQUIRED FOR THE SITE CONSTRUCTION. THE CONTRACTOR WILL ALSO BE COMPLETELY RESPONSIBLE FOR ANY FINES LEVIED BY ANY GOVERNING AGENCY ON THE PROJECT DURING CONSTRUCTION.

NOTES:

- CONTRACTOR SHALL MAINTAIN AND INSPECT EROSION CONTROL DEVICES IN ACCORDANCE TO THE STORMWATER POLLUTION PREVENTION PLAN, PONDS, AND EASEMENTS.
- CONSTRUCTION ACTIVITIES ARE LIMITED TO ROADS, PONDS, AND EASEMENTS.
- THE PROPOSED PONDS SHALL BE UTILIZED FOR STORMWATER DETENTION AND TEMPORARY SEDIMENT.
- THE PROPOSED PONDS SHALL BE CONSTRUCTED FOLLOWING CLEARING AND GRUBBING OF R/W'S EASEMENTS ETC. AND PRIOR TO UTILITY INSTALLATION.
- ALL DRAINAGE EASEMENTS, PUBLIC AND PRIVATE, SHALL REMAIN UNOBSTRUCTED.

- EROSION CONTROL MEASURES SHOWN ARE MINIMUM REQUIREMENTS ONLY. CONTRACTOR SHALL REINFORCE AND/OR ADD ADDITIONAL MEASURES AS CONDITIONS WARRANT AND/OR AS DIRECTED BY THE PROPER REGULATORY AUTHORITIES.

EROSION CONTROL NOTES

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

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

NOTE: ALL WORK SHALL BE DONE IN ACCORDANCE TO THE PROJECT SPECIFICATIONS. WHERE SPECIFICATIONS OVERLAP (WATER, SEWER, ETC.), THE CONTRACTOR SHALL COMPLY WITH THE MOST STRINGENT SPECIFICATION.

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

NOTE: NO EXISTING HERITAGE TREES ON-SITE

INSTALL TYPE IV SILT FENCE ALONG BOUNDARY OF EX. PARCEL A-1

PHASE LINE

INSTALL TYPE III SILT FENCE ALONG DOWNHILL SIDE OF PROPOSED R/W

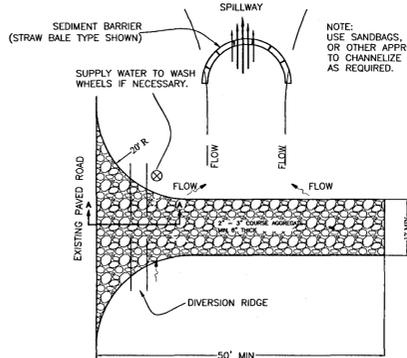
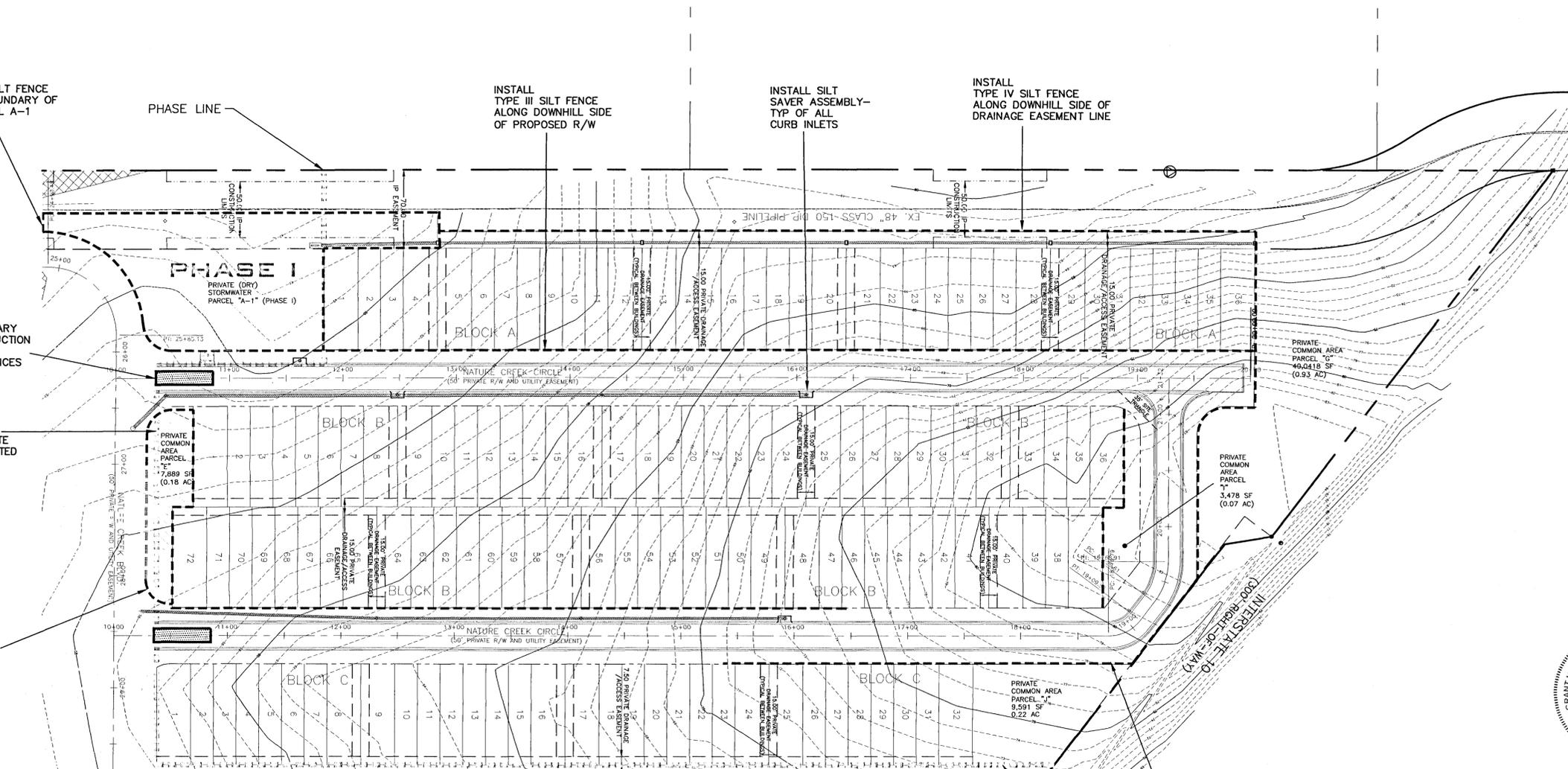
INSTALL SILT SAVER ASSEMBLY-TYP OF ALL CURB INLETS

INSTALL TYPE IV SILT FENCE ALONG DOWNHILL SIDE OF DRAINAGE EASEMENT LINE

INSTALL TEMPORARY GRAVEL CONSTRUCTION ENTRANCE TYP. ALL ENTRANCES

TEMPORARY DISPOSAL SITE FOR EXCAVATED MATERIALS

INSTALL SINGLE ROW TYPE III SILT FENCE AROUND DISPOSAL SITE



PLAN VIEW

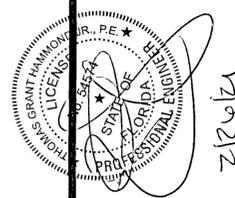
NTS

NOTE: 1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OF SEDIMENT AND PUBLIC HEAVY-WEAR. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY RECESSES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE AND PUBLIC RIGHT-OF-WAY.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN APPROVED CONSTRUCTION ACCESS ROAD THAT SHALL BE DESIGNED INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE TO BE CONSTRUCTED AT ALL DESIGNATED CONSTRUCTION ENTRANCES AND EXITS.

NO.	DATE	REVISIONS
1.	12/10/20	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
3.	02/23/21	AS PER ECIA REVIEW COMMENTS

HAMMOND ENGINEERING, INC.
FLORIDA AUTHORIZATION NO. 9130
ALABAMA AUTHORIZATION NO. 3277
3802 NORTH 'S' STREET
PENSACOLA, FLORIDA 32505
850 434-2603
FAX 850-434-2650
TOM@SELANDESIGN.COM



CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II EROSION CONTROL PLAN
FLORIDA
ESCAMBIA COUNTY

DRAWN BY: TGH/ARS	DATE:
DESIGNED BY: TGH	
CHECKED BY: TGH	
DATE: FEBRUARY 2021	
SCALE: AS SHOWN	
NOT RELEASABLE FOR CONSTRUCTION	

PROJECT NO: 16-028
SHEET: 03

Site Description

The proposed Residence at Nature Creek Phase II Subdivision is located on the north side of Nine Mile rd. approx. 0.70 miles west of Interstate 10 in Escambia County, Florida. The site is in section 3, Township 1 South, Range 31 West, Escambia County, Florida.

The site is 11.77 acres in size and currently stands undeveloped. There are no jurisdictional wetlands located on the site. The area to be disturbed by the construction of this project encompasses the entire site. Currently, runoff flows Northwest to Southeast across the site. The approximate latitude and longitude of the site discharge point are: 30° 21' 11" N, 87° 20' 34" W. The proposed improvements include the construction of paved roads, stormwater piping, potable water piping, and sanitary sewer improvements.

Erosion and Sedimentation Controls

Erosion and sedimentation from the construction site shall be controlled at all times using Best Management Practices (BMPs). Perimeter controls shall be installed prior to clearing activities or any construction activity that disturbs soils. Installation of those controls may be staged to correspond with the clearing and construction schedule. Immediate after clearing activities appropriate controls shall be installed to limit and minimize the velocity of stormwater runoff over unprotected soils. Temporary BMPs shall be used as necessary inside the the perimeter controls as the construction progresses. Perimeter controls shall be actively maintained until final stabilization of those portions of the site uphill of the perimeter controls. Temporary controls shall be removed when stabilization is achieved or when necessary for the next stage of construction. Controls shall be consistent with the performance standards for erosion and sedimentation control as set forth in Section 62-40.432 F.A.C.

Stabilization and Structural Practices

Stabilization practices may include, but not limited to, temporary seeding, mulching, geotextiles, permanent sod and preservation of existing vegetation. Preservation of the existing vegetation should always be the first choice BMP. Where disturbed soils are to remain for extended periods, temporary seeding should be considered prior to final sod stabilization. A record shall be maintained of the dates when major grading activities occur, when construction activities temporarily or permanently cease on a portion of the site and when stabilization measures are initiated. Stabilization measures shall be initiated as soon as practicable, but in no case more than 14 days, in those areas of the site where construction activities have temporarily or permanently ceased.

Structural practices shall divert flows from exposed soils, store flows, retain sediment on-site, or otherwise limit runoff and the discharge of pollutants from exposed areas of the site. Such practices may include, but not limited to, silt fences, earth dikes, diversion swales, sediment traps, check dams, subsurface drains, pipe slope drains, level spreaders, storm drain inlet protection, rock outlet protection, reinforced soil retaining systems and temporary or permanent sediment basins.

Stormwater Management

A single row of type IV silt fence shall be installed along boundary of Parcel A-1 and along downhill side of drainage easement (Block A). Additionally, a single row of type III silt fence shall be installed along the downhill side of the proposed R/W prior to any activity that disturbs soils.

After clearing activities, silt fences and hay bales shall be installed, as necessary, uphill of the perimeter controls to reduce runoff velocities and the potential for excessive erosion. Prior to any major grading activity, the stormwater detention basin shall be constructed.

As the grading activities progress, a depressed area shall be constructed around inlets surrounded by hay bales for inlet protection. These depressed areas shall act as sediment basins. Runoff from uphill areas shall be directed to these inlets, where feasible, by diversion swales.

These swales may require temporary seeding and check dams to minimize velocities and avoid excessive erosion. As the construction progresses, each installed storm inlet shall be protected by hay bales.

Rip-rap or similar velocity control is to be used, as necessary, at the outfalls from the stormwater management system for velocity dissipation prior to discharge off-site. Silt fences, and haybales if necessary, shall be installed across the outfalls until final stabilization is achieved. Erosion control facilities shall actively maintained throughout the course of construction and shall remain until final stabilization is achieved and acceptance by the owner.

Controls for Other Potential Pollutants

A materials management area shall be designated on-site for protected storage of chemicals, solvents, fertilizers and other potentially toxic materials. Storage areas can become a major source of risk due to possible mishandling of materials and accidental spills. An inventory should be compiled and maintained of the storage area and the site. Special care should be taken to identify any materials that have the potential to come into contact with stormwater.

Petroleum products such as oil gasoline, lubricants and asphaltic substances should be handled carefully to minimize their exposure to stormwater. These management practices should be used to reduce the risks of using petroleum products:

- * Have equipment available to contain and clean up petroleum spills in fuel storage areas or on board maintenance and fueling vehicles.
- * Where possible, store petroleum products and fuel vehicles in covered areas and construct dikes to contain any spills. * Contain and clean up petroleum spills immediately.
- * Perform preventative maintenance for on-site equipment to prevent leakage.
- * Apply asphaltic substances properly according to the manufacturer's instructions.

Hazardous products including, but not limited to, paints, acids for cleaning masonry surfaces, cleaning solvents, chemical additives used for soil stabilization, and concrete curing compounds should be properly handled. These practices will help avoid pollution of stormwater by these materials:

- * Keep equipment to contain and clean up spills of hazardous materials in the areas where the materials are stored.
- * Contain and clean up spills immediately after they occur.
- * Keep materials in a dry, covered area.
- * Store materials in the original manufacturer's containers whenever possible, because special handling instructions usually are printed on the containers.

Pesticides include insecticides, rodenticides, and herbicides that are commonly used on construction sites. These management practices will reduce the amounts of pesticides that could contact stormwater:

- * Handle pesticides as infrequently as possible.
- * Store materials in the original manufacturer's containers whenever possible, because special handling instructions usually are printed on the containers.
- * Observe all applicable federal, state and local regulations when using, handling, or disposing of pesticides.
- * Store pesticides in a dry, covered area.
- * Provide curbs or dikes to contain spills.
- * Have measures on site to contain and clean up spills.
- * Strictly follow recommended application rates and methods.

Fertilizers and detergents usually contain nutrients that can be a major source of pollution in stormwater. These practices should be used to reduce the risks of nutrient pollution:

- * Limit the application of fertilizers to the minimum area and the minimum recommended amounts.
- * Reduce exposure of nutrients to stormwater runoff by working the fertilizer into the soil to a depth of 4 to 6 inches.
- * Apply fertilizer more frequently, but at lower application rates.
- * Limit hydroseeding in which lime and fertilizers are applied to the ground surface in one application.
- * Implement good erosion and sediment control to help reduce the amount of fertilizer lost as a result of erosion.
- * Limit the use of detergents on the site. Wash water containing detergents should not be discharged to the stormwater management system.
- * Apply fertilizer and use detergents only in the recommended manner and amounts.

Proper management and disposal of building materials and other construction site wastes are an essential part of pollution prevention. Construction wastes include surplus or refuse building materials as well as hazardous wastes. Management practices for these wastes include trash disposal, recycling, material handling, and spill prevention and clean up. These practices should provide for proper disposal of construction wastes:

- * Designate a waste disposal area on the site.
- * Provide an adequate number of containers with lids or covers that can be placed over the container prior to rainfall. Locate containers in covered areas, where possible.
- * Arrange for scheduled waste pick up. Adjust waste collection schedule as necessary to prevent overflow of the containers.
- * Ensure that construction waste is collected, removed, and disposed of only at authorized disposal areas in compliance with applicable State and/or local waste disposal regulations.

Offsite vehicle tracking of sediments and the geration of dust shall be minimized. A stabilized construction access road shall be utilized to reduce off-site tracking. Off-site sediment removal should be conducted at a frequency necessary to minimize impacts. Vehicle wash area should be considered if off-site tracking becomes excessive.

The construction site must have temporary sanitary sewer facilities for on-site personnel. Portable facilities may be utilized throughout the site. Licensed domestic waste haulers must be contracted to regularly remove the sanitary wastes and to maintain the facilities in good working order. The temporary construction trailer may have sanitary sewer facilities with a holding tank. A licensed domestic waste hauler shall also service this facility. An on-site septic system for the construction trailer is not allowed. Temporary sanitary sewer facilities shall be permitted by the local building department in accordance with applicable State and local regulations.

Controls of pollutants shall be maintained throughout construction period and until final stabilization is achieved. Qualified personnel shall inspect all points of discharge and all disturbed areas of the construction site that have not been finally stabilized, areas used for storage of materials that are exposed to precipitation, structural controls, and locations where vehicles enter or exit the site at least once every seven calendar days and within 24 hours of the end of every storm event that produces at least 0.25 inches of rainfall. Where sites have been finally stabilized, such inspection shall be conducted at least once every month until a Notice of Termination has been submitted.

- * Stabilization Measures - Disturbed areas and areas used for storage of materials that are exposed to precipitation shall be inspected for evidence of or the potential for, pollutants leaving the site. The inspection should reveal whether the area was stabilized correctly, whether there has been damage to the area since it was stabilized, and what should be done to correct any problems.
- * Structural Controls - Silt fences, hay bales and other erosion control measures shall be inspected regularly for proper positioning, anchoring, and effectiveness in trapping sediments. The inspection should reveal whether the control was installed correctly, whether there has been damage to the control since installation, and what should be done to correct any problems. Sediment should be removed from the uphill side of the silt fence and the fence should be reconstructed as necessary. Hay bales shall be added or replaced as necessary to provide effective control.
- * Discharge Points - Discharge points shall be inspected to determine whether erosion control measures are effective in preventing significant amounts of pollutants from leaving the site. Silt fences and hay bales shall be maintained or replaced as necessary. The inspection should reveal whether the on-site BMPs are effective, and what should be done to increase the effectiveness.
- * Construction Entrances - Locations where vehicles enter or exit the site shall be inspected for evidence of off-site sediment tracking. The inspection should reveal whether the stabilization of the construction entrance is effective, and what should be done to increase the effectiveness.
- * Areas Used for Storage of exposed Materials - These are locations where construction materials (including excavated soils) are stored. The inspection should reveal the potential for excessive erosion and sedimentation, and what actions should be implemented to reduce the risks of pollution.

Based on the result of the inspection, all maintenance operations needed to assure proper function of all controls, BMPs, practices or measures identified in this Plan shall be done in a timely manner, but in no case later than 7 calendar days following the inspection.

A Report summarizing the scope of each inspection, name(s) and qualifications of personnel making the inspection, the date(s) of the inspection, major observations related to the implementation of the stormwater pollution prevention plan, and modifications to the stormwater pollution prevention plan shall be prepared and retained as part of the stormwater pollution prevention plan for at least three years from the date that the site is finally stabilized. Such report shall identify any incidence of non-compliance.

Contractor Requirements

The contractor must have technical expertise in erosion prevention and sediment control. The contractor must at all time maintain erosion control methods that prevent any violation of the NPDES program.

Faulty Installation and/or Poor Maintenance

Most noncompliance occurs because measures were not installed correctly or maintained properly, or both. Determining the reason why the measures are failing requires technical knowledge about the devices and how to construct them properly. Contractors failure to control erosion, sedimentation or turbidity both onsite and offsite is not acceptable. Failure to do so may result in possible fines and/or termination from the site without payment for construction progress.

Compliance

Remember that the goal of the program is to prevent accelerated erosion and off-site sedimentation. As the contractor, you are the first person to determine if the performance standards and intent of the rule are being met. You are the key person in ensuring that the construction site is evaluated fairly and consistently and that you keep the site in compliance.

The erosion and sediment control rules are performance oriented. That is, the measures used at a construction site must be effective in controlling erosion and preventing off-site sedimentation for the site to be in compliance. Following an approved plan and installing the control measures may not be enough for a site to be in compliance with the rules. If erosion and off-site sedimentation occur, the contractor will be responsible for installing additional measures to correct any problem associated with compliance of the NPDES permit or any other permit required for the site construction. The contractor will also be completely responsible for any fines levied by any governing agency on the project during construction.

The rules are also flexible, allowing the contractor to decide the most economical and effective means of erosion control. This encourages the use of innovative techniques and specifically designed erosion control systems. The contractor is the key individual in making this kind of performance based rule work because the contractor is the first person to recognize performance failures and remedy the problems.

The contractor's job is to:

1. Determine that an erosion and sediment control plan for the site has been approved.
2. Determine that all specified practices have been installed and are being maintained according to the plan.
3. Determine that both on-site and off-site sedimentation, erosion or turbidity is being prevented. If the contractor finds deficiencies, appropriate action must be taken to attain compliance.

Control of non-stormwater discharges

It is expected that the following non-stormwater discharges may occur from the site during construction period: water from water line flushing, pavement wash water (where no spills or leaks of toxic or hazardous materials have occurred), and uncontaminated groundwater (from dewatering excavation). If said discharges do occur, they will be directed to the temporary sediment basin prior to discharge. Turbid water from the stormwater pond shall not be pumped directly into either of the receiving waters. Any pumped water from the stormwater pond shall be treated so as to not allow a discharge of polluted stormwater. Treatment can include silt fences, settling ponds, the proper use of flocculating agents or other appropriate means.

NO.	DATE	REVISIONS
1.	12/10/20	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
3.	02/23/21	AS PER ECUA REVIEW COMMENTS

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CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II EROSION CONTROL NOTES

FLORIDA
 ESCAMBIA COUNTY

DRAWN BY: TGH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: _____ DATE: _____

PROJECT NO: 16-028

SHEET: C4

HORIZONTAL SCALE

11" x 17" SCALE 1" = 120'
22" x 34" SCALE 1" = 60'



MAINTENANCE PLAN FOR EXISTING STORMWATER PONDS IN PHASE I:

1. ALL EXISTING STORMWATER PONDS ARE TO BE PUMPED DRY.
2. CLEAN OUT ACCUMULATED SILT AND SEDIMENT BUILDUP FROM ALL INFLOW AND OUTFLOW STORMWATER PIPING INCLUDING ANY SEDIMENT PLUMES.
3. REMOVE THE TOP LAYER OF THE DETENTION AREA BOTTOM MATERIAL TO A DEPTH OF 2 TO 3 INCHES AND SCARIFY OR DEEP-RAKE THE EXCAVATED BOTTOM.
4. REPLACE EXCAVATED BOTTOM MATERIAL WITH SUITABLY PERMEABLE MATERIAL AND RESTORE THE POND BOTTOM TO DESIGN GRADE. SOD ACCORDINGLY.
5. SIDE BANKS OF THE CONSTRUCTED PONDS SHALL BE INSPECTED TO ASSURE OF NO EROSION AND REPAIRED ACCORDINGLY.

PERVIOUS AND IMPERVIOUS AREAS	PHASE II	PHASE I
MAXIMUM ALLOWABLE IMPERVIOUS LOT COVERAGE	80% OF TOTAL LOT AREA	
TOTAL NEW INFRASTRUCTURE (ROADS, SIDEWALK, CURB)	1.22 AC	2.58 AC
POST DEVELOPMENT IMPERVIOUS AREA (LOTS & INFRASTRUCTURE)	6.04 AC	5.20 AC
TOTAL EXISTING IMPERVIOUS AREA	0.00 AC	0.00 AC

NOTE: LAND DISTURBING ACTIVITIES ON THE INDIVIDUAL RESIDENTIAL LOTS OR OUTSIDE INFRASTRUCTURE AREAS, INCLUDING THE PLACEMENT OF FILL MATERIALS, GRADING OF LAND, CUTTING, EXCAVATING, OR ANY OTHER ACTIVITY THAT ALTERS LAND TOPOGRAPHY, VEGETATIVE COVERS, STORMWATER FLOWS, PATTERS, ETC. SHALL NOT OCCUR UNTIL SUCH TIME AS APPROPRIATE PERMIT(S) ARE ISSUED PRIOR TO INITIATION OF SITE WORK.

GENERAL NOTE

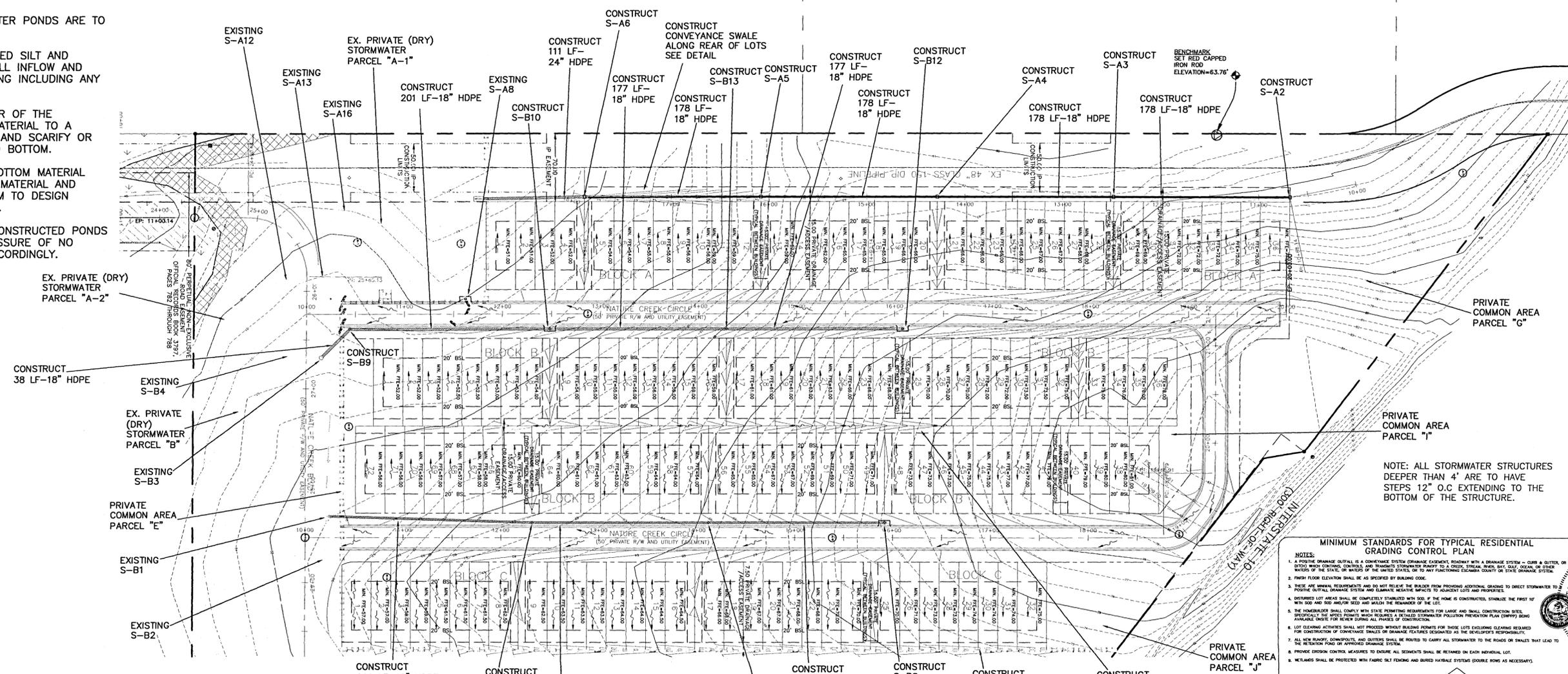
PRIOR TO CONSTRUCTION, A SEPARATE BUILDING INSPECTION DEPARTMENT PERMIT(S) SHALL BE OBTAINED FOR ALL RETAINING WALL(S) HIGHER THAN TWO FEET.

EROSION CONTROL NOTE

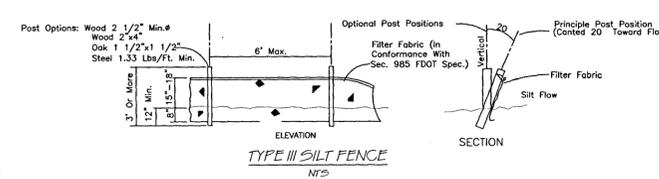
A HEALTHY GROWTH OF GRASS WITHIN THE DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL AND ACCEPTANCE. IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS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

UTILITY NOTE

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



NOTE: ALL STORMWATER STRUCTURES DEEPER THAN 4' ARE TO HAVE STEPS 12" O.C. EXTENDING TO THE BOTTOM OF THE STRUCTURE.



NOTE: LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THESE LOTS EXCLUDING CLEARING REQUIRED FOR CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPERS RESPONSIBILITY.

NOTE: HOMEOWNER SHALL BE RESTRICTED FROM CONSTRUCTING ANY TYPE OF FENCING WITHIN DESIGNATED DRAINAGE/EASEMENT AREAS TO PROVIDE ADEQUATE MAINTENANCE ACCESSIBILITY.

NOTE: CONTRACTOR SHALL PROVIDE FOR POSITIVE DRAINAGE DURING ALL PHASES OF CONSTRUCTION AND THAT PUMPING INTO PERIMETER DITCHES MAY BE REQUIRED FOR TEMPORARY GROUNDWATER CONTROL.

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

NOTE: ALL STORMWATER RUNOFF FROM ROOFS AND DRIVEWAYS AREAS SHALL BE ROUTED DIRECTLY TO THE ROAD RIGHT-OF-WAY OR SWALES THAT LEAD TO RETENTION POND.

NOTE: ALL LOTS WITHIN PROPOSED SUBDIVISION SHALL BE GRADED TO ACCOMMODATE A SLAB FOUNDATION. IF THIS CAN NOT BE DONE HOMEOWNER SHALL BE RESPONSIBLE FOR ANY/ALL RETAINING WALLS NECESSARY TO PROVIDE THE LOT WITH A SLAB FOUNDATION.

SCHEDULING OF FIELD TESTS:

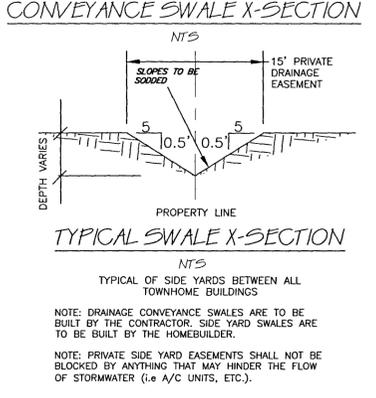
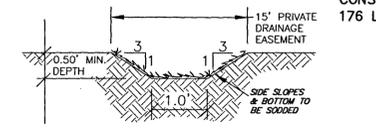
A) WITHIN 60 DAYS AFTER CONVERSION FROM THE CONSTRUCTION PHASE TO THE OPERATION PHASE.

B) ONCE WITHIN EVERY CALENDAR YEAR.

NOTE: DRIVEWAY ELEVATIONS 4' BEYOND THE GUTTER LINE, IS TO BE AT OR ABOVE TOP OF CURB ELEVATION.

NOTE: FENCES SHALL BE INSTALLED NOT TO IMPED STORMWATER FLOW.

NOTE: NO SLAB SUPPORTED OR ON-GRADE BUILDING SHALL BE CONSTRUCTED ON A LOT IN A SUBDIVISION WHERE THE PERMANENT WATER TABLE IS LESS THAN TWO (2) FEET BELOW AVERAGE GRADE OF THE LOT.



DRAINAGE STRUCTURES

STRUCTURE #	DESCRIPTION
S-A2	TYPE C INLET
S-A3	TYPE C INLET
S-A4	TYPE C INLET
S-A5	TYPE C INLET
S-B7	TYPE C INLET
S-B8	JUNCTION BOX W/ 4" DIA. BOTTOM
S-B9	TYPE A CURB INLET W/ 4" DIA. BOTTOM
S-B10	TYPE A CURB INLET W/ 4" DIA. BOTTOM
S-B12	TYPE A CURB INLET W/ 4" DIA. BOTTOM
S-B13	JUNCTION BOX W/ 4" DIA. BOTTOM
S-B14	JUNCTION BOX W/ 4" DIA. BOTTOM

STORMWATER INFRASTRUCTURE TABLE

STRUCTURE	QUANTITY
STORMWATER PIPE	1974
STORMWATER CURB INLETS	1
STORMWATER MANHOLES	3
STORMWATER TYPE C INLETS	5

HOMEOWNER NOTES:

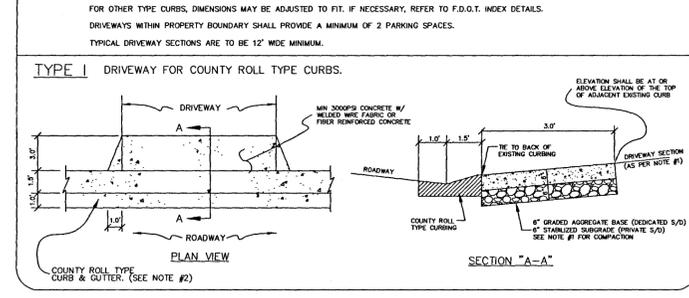
1. INSTALL SILT FENCE ALONG ALL DOWN GRADIENT LOT BOUNDARY LINES.
2. PROVIDE 12" MIN. 4" THICK, FOOT #4 AGGREGATE CONSTRUCTION ACCESS DRIVE ON EACH LOT PRIOR TO COMMENCEMENT OF HOUSE CONSTRUCTION.
3. FENCES SHALL BE INSTALLED IN A MANNER WHICH SHALL NOT IMPED STORMWATER FLOW.

TYPICAL DRIVEWAY CONNECTION STANDARDS FOR NEW SUBDIVISION (CURB & GUTTER) ROADWAY CONDITIONS

NOTE: DRIVEWAY SECTIONS ABUTTING CURB OR CURB CUT SHALL BE 6" CONCRETE WITH 6" STABILIZED SUBGRADE AND 4" TO 6" CONCRETE DRIVEWAY WITH 4" STABILIZED SUBGRADE - SEE COMPACTOR (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE.

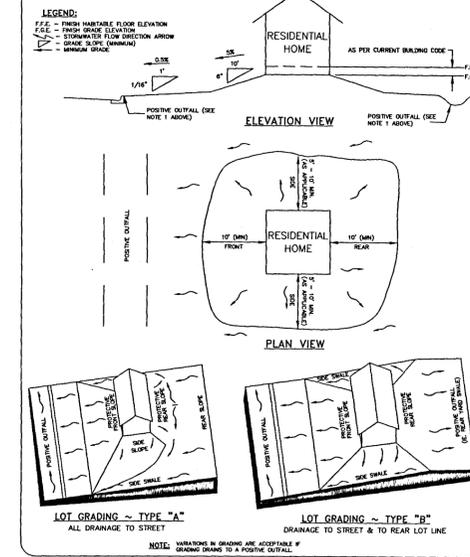
FOR OTHER TYPE CURBS, DIMENSIONS MAY BE ADJUSTED TO FIT. IF NECESSARY, REFER TO F.D.O.T. INDEX DETAILS. DRIVEWAYS WITHIN PROPERTY BOUNDARY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.

TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.



MINIMUM STANDARDS FOR TYPICAL RESIDENTIAL GRADING CONTROL PLAN

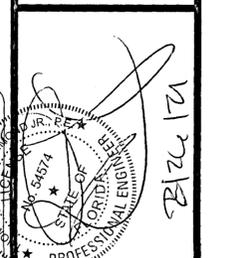
- NOTES:
1. A POSITIVE DRAINAGE OUTFALL IS A CONVEYANCE SYSTEM (DRAINAGE EASEMENT, ROADWAY - CURB & GUTTER OR DITCH) WHICH CONTAINS, CONTROLS AND TRANSPORTS STORMWATER RUNOFF TO A CREEK, STREAM, RIVER, BAY, GULF, OCEAN, OR OTHER FEATURES OF THE STATE OR UNITED STATES OR TO ANY FUNCTIONING ESCAMBA COUNTY OR STATE DRAINAGE SYSTEM.
 2. FINISH FLOOR ELEVATION SHALL BE AS SPECIFIED BY BUILDING CODE.
 3. THESE ARE MINIMUM REQUIREMENTS AND DO NOT RELIEVE THE OWNER FROM PROVIDING ADDITIONAL GRADING TO DIRECT STORMWATER TO POSITIVE DRAINAGE SYSTEMS AND MINIMIZE RELATIVE IMPACTS TO ADJACENT LOTS AND PROPERTIES.
 4. DISTURBED LOT AREAS SHALL BE COMPLETELY STABILIZED WITH SOD. IF THE HOME IS CONSTRUCTED, STABILIZE THE FIRST 10' WITH SOD AND SOD UNDERLIES SHALL BE MAINTAINED THROUGHOUT THE LIFE OF THE HOME.
 5. THE HOMEOWNER SHALL COMPLY WITH STATE PERMITTING REQUIREMENTS FOR LARGE AND SMALL CONSTRUCTION SITES. UNLESS OTHERWISE SPECIFIED, THE HOMEOWNER SHALL BE RESPONSIBLE FOR OBTAINING NECESSARY PERMITS AND MAINTAINING AVAILABLE ACCESS FOR REVIEW DURING ALL PHASES OF CONSTRUCTION.
 6. LOT CLEARING ACTIVITIES SHALL NOT PROCEED WITHOUT BUILDING PERMITS FOR THOSE LOTS EXCLUDING CLEARING REQUIRED FOR THE CONSTRUCTION OF CONVEYANCE SWALES OR DRAINAGE FEATURES DESIGNATED AS THE DEVELOPER'S RESPONSIBILITY.
 7. ALL NEW ROADWAYS, DRIVEWAYS, AND OUTLETS SHALL BE REQUIRED TO CARRY ALL STORMWATER TO THE ROADS OR SWALES THAT LEAD TO THE RETURN POINT OF APPROVED DRAINAGE SYSTEM.
 8. PROVIDE EROSION CONTROL MEASURES TO ENSURE ALL SEDIMENTS SHALL BE RETAINED ON EACH INDIVIDUAL LOT.
 9. RETAINMENT SHALL BE PROTECTED WITH FABRIC SILT FENCING AND BARRIERS (DOUBLE ROWS AS NECESSARY).



REVISIONS

NO.	DATE	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
1.	12/10/20	AS PER ESCAMBA COUNTY DRC REVIEW
2.	02/02/21	AS PER ECUA REVIEW COMMENTS
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CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II LOT GRADING & DRAINAGE PLAN

ESCAMBA COUNTY FLORIDA

DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: DATE:

PROJECT NO: 16-028
SHEET: C5

HORIZONTAL SCALE

11"x17" SCALE 1" = 120'

22"x34" SCALE 1" = 60'

1" = 120'

1" = 60'

1" = 120'

1" = 60'

UTILITIES NARRATIVE:

POTABLE WATER:

AFTER RECEIVING ERP, ECUA AND ESCAMBIA COUNTY APPROVALS, THE DEVELOPER PLANS TO CONNECT TO EXISTING, ADJACENT SYSTEM OF ECUA, CONSTRUCTING ALL NECESSARY UNDERGROUND WATER MAINS, VALVES AND FIRE HYDRANTS TO SERVE THIS DEVELOPMENT, UPON COMPLETION, THE ENTIRE SYSTEM WILL THEN BE TURNED OVER TO ECUA FOR ACCEPTANCE AND MAINTENANCE.

SANITARY SEWER:

AFTER RECEIVING ERP, ECUA AND ESCAMBIA COUNTY APPROVALS, THE DEVELOPER PLANS TO CONNECT TO THE EXISTING, ADJACENT SYSTEM OF ECUA, CONSTRUCTING ALL NECESSARY UNDERGROUND SANITARY MANHOLES AND PIPES TO SERVE THIS DEVELOPMENT. UPON COMPLETION, THE ENTIRE SYSTEM WILL BE TURNED OVER TO ECUA FOR ACCEPTANCE AND MAINTENANCE.

STORM SEWER:

AFTER RECEIVING ERP AND ESCAMBIA COUNTY APPROVALS, THE DEVELOPER PLANS TO CONSTRUCT ALL NECESSARY STORMWATER MANHOLES, PIPES AND STORMWATER PONDS TO SERVE THIS DEVELOPMENT. THE ENGINEER WILL DESIGN THE STORM DRAINAGE SYSTEM TO COMPLY WITH ESCAMBIA COUNTY SUBDIVISION AND STORMWATER ORDINANCES. UPON COMPLETION, THE ENTIRE CONVEYANCE SYSTEM AND STORMWATER PONDS WILL REMAIN PRIVATELY OWNED AND MAINTAINED.

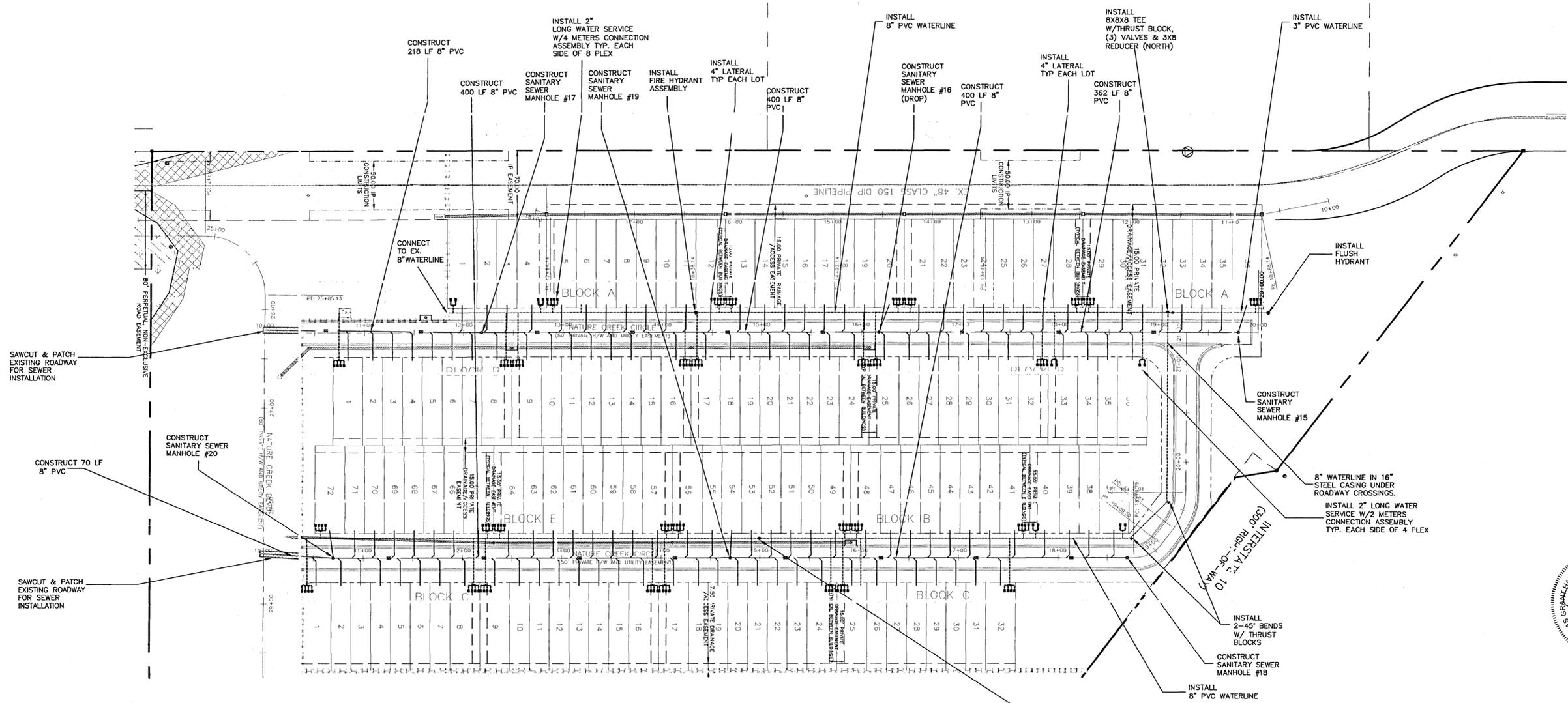
ELECTRIC, GAS, TELEPHONE & TV CABLE:

THESE SERVICES TO BE INSTALLED AND MAINTAINED BY THE APPROPRIATE UTILITY COMPANY.

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

LEGEND:

- SS DENOTES EXISTING SANITARY SEWER MANHOLE
- DENOTES PROPOSED SANITARY SEWER MANHOLE
- ⊕ DENOTES PROPOSED FIRE HYDRANT
- DENOTES PROPOSED WATERLINE
- SS --- DENOTES PROPOSED SANITARY SEWER LINE
- FL --- DENOTES PROPOSED FIRELINE



NOTES:

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

ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT MINIMUM AND MAXIMUM DEPTHS.

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

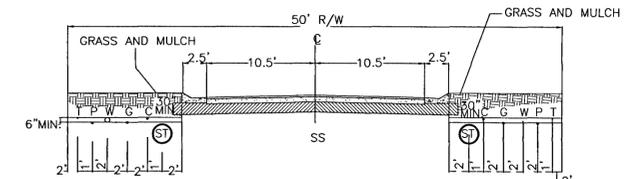
CONTRACTOR TO INSTALL WATER SERVICES FOR EACH LOT, OPPOSITE THE PROPERTY CORNER THAT GULF POWER HAS PROPOSED POWER TRANSFORMERS.

ALL WORK SHALL BE DONE IN ACCORDANCE TO THE PROJECT SPECIFICATIONS. WATER AND SEWER TO BE DONE IN ACCORDANCE WITH ECUA'S ENGINEERING MANUAL.

PROPOSED WATERLINES SHALL HAVE A MINIMUM COVER OF 30" AND A MAXIMUM COVER OF 36" BELOW PROPOSED FINISHED GRADE UNLESS NOTED OTHERWISE

CONTRACTOR SHALL INSTALL EACH UTILITY SERVICE IN THE LOCATION AS SHOWN IN THE COMMON TRENCH DETAIL.

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

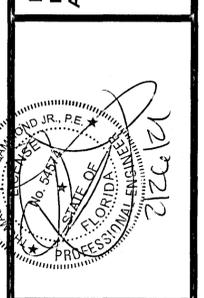


COMMON TRENCH

(50' R/W=21.0' ASPH.)

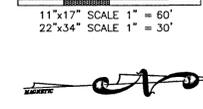
NO.	DATE	REVISIONS
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2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
3.	02/23/21	AS PER ECUA REVIEW COMMENTS

HAMMOND ENGINEERING, INC.
 FLORIDA AUTHORIZATION NO. 9130
 ALABAMA AUTHORIZATION NO. 3277
 3802 NORTH 'S' STREET
 PENSACOLA, FLORIDA 32505
 850 434-2603
 FAX 850-434-2650
 TOM@SELANDESIGN.COM



CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II	UTILITY PLAN	FLORIDA
DRAWN BY: TGH/ARS DESIGNED BY: TGH CHECKED BY: TGH DATE: FEBRUARY 2021 SCALE: AS SHOWN NOT RELEASED FOR CONSTRUCTION	ESCAMBIA COUNTY	DATE:
PROJECT NO: 16-028		SHEET: 06

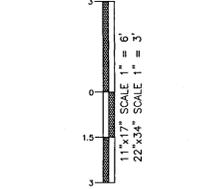
HORIZONTAL SCALE
11"x17" SCALE 1" = 60'
22"x34" SCALE 1" = 30'



LEGEND:

	DENOTES EXISTING SANITARY SEWER MANHOLE
	DENOTES PROPOSED SANITARY SEWER MANHOLE
	DENOTES PROPOSED FIRE HYDRANT
	DENOTES PROPOSED WATERLINE
	DENOTES PROPOSED SANITARY SEWER LINE
	DENOTES PROPOSED FIRELINE

VERTICAL SCALE
11"x17" SCALE 1" = 6'
22"x34" SCALE 1" = 3'

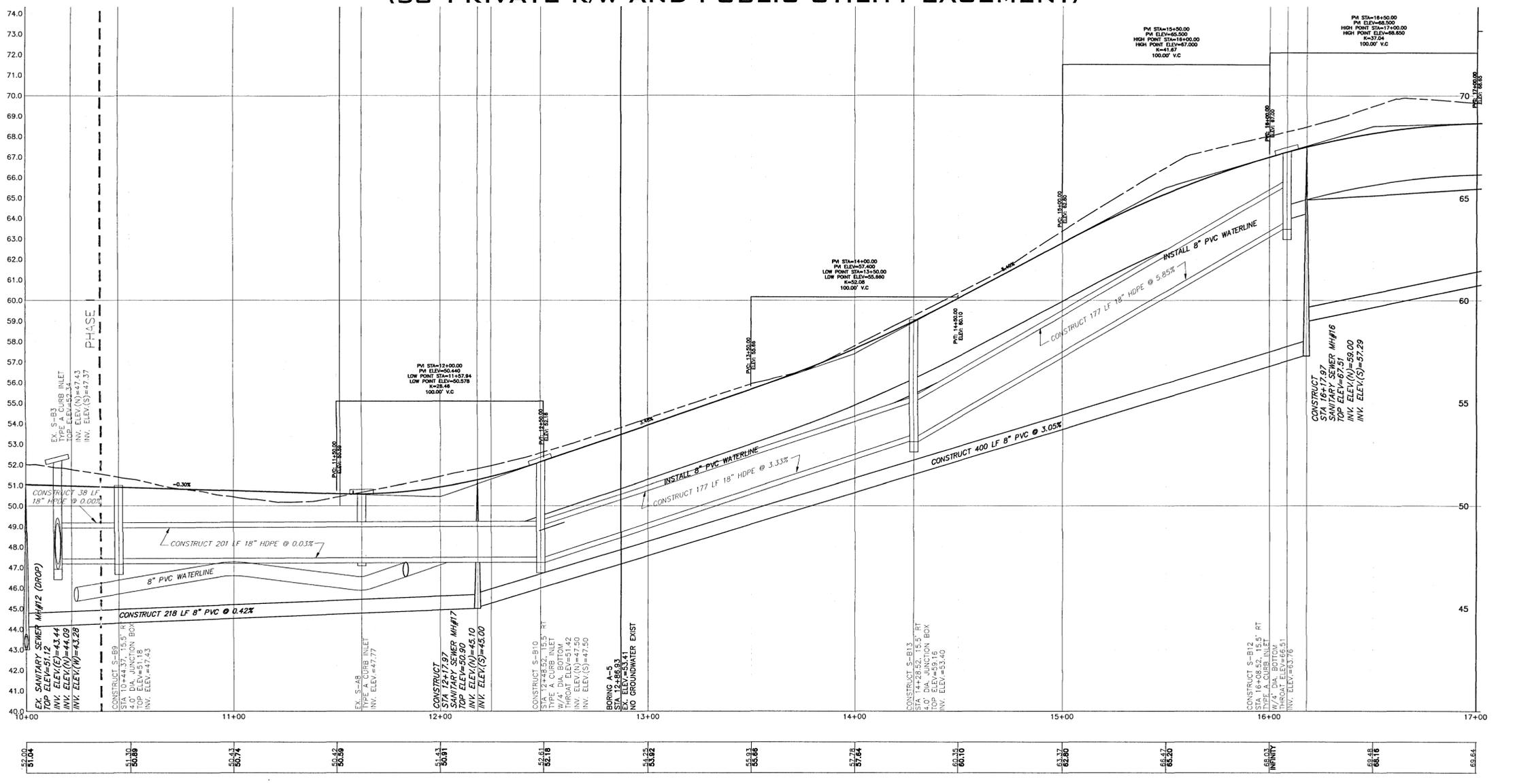
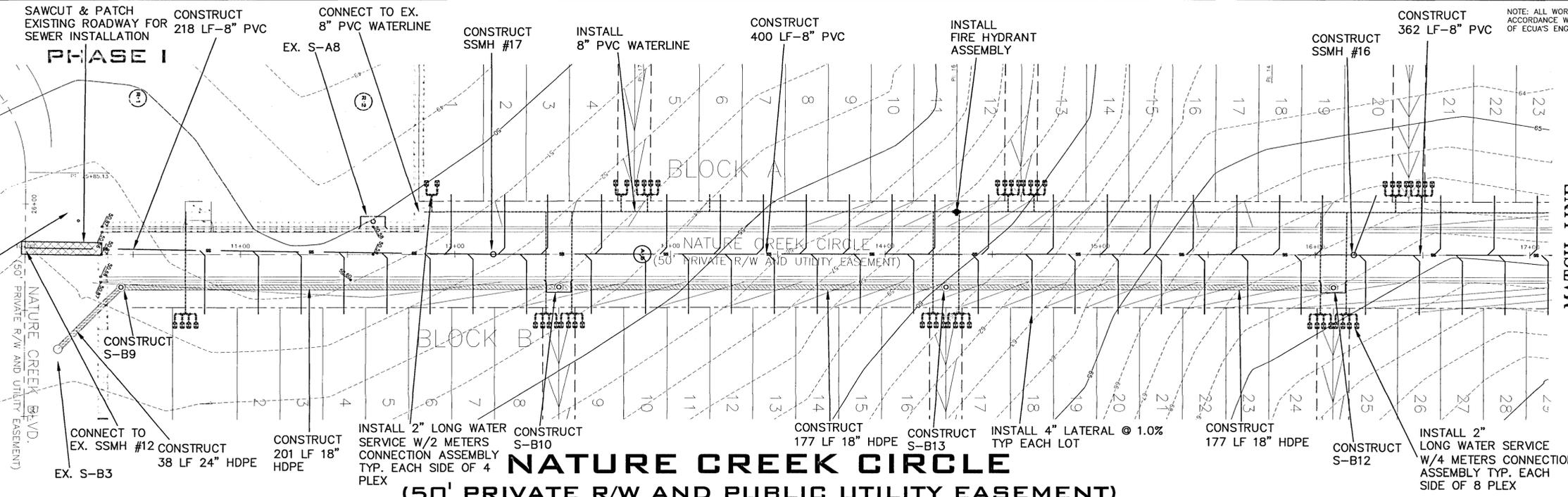


NOTE: A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) ARE REQUIRED BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED.

NOTE: ALL PROPOSED HDPE STORMWATER PIPE SHALL BE INSTALLED BEHIND THE BACK OF CURB. ALL STORMWATER PIPING CONSTRUCTED UNDER ROADWAYS OR CURBS SHALL BE RCP.

NOTE: ALL WORK SHALL BE DONE IN ACCORDANCE TO THE PROJECT SPECIFICATIONS. WATER AND SEWER TO BE DONE IN ACCORDANCE WITH ECUA SPECIFICATIONS

NOTE: ALL PROPOSED WATER SERVICES TO BE INSTALLED TO MAINTAIN 30" MINIMUM AND 36" MAXIMUM COVER UNLESS OTHERWISE DENOTED TO AVOID CONFLICT WITH OTHER UTILITIES.

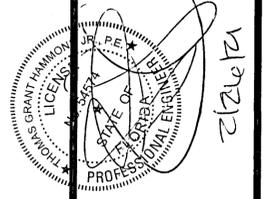


MATCH LINE
SEE SHEET C8 STA 17+00

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

NO.	DATE	REVISIONS
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3.	02/23/21	AS PER ECUA REVIEW COMMENTS

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FAX 850-434-2650
TOM@SELANDESIGN.COM



CONSTRUCTION PLANS
FOR
RESIDENCES AT NATURE
CREEK-PHASE II
ROADWAY PLAN &
PROFILE
FLORIDA
ESCAMBIA COUNTY

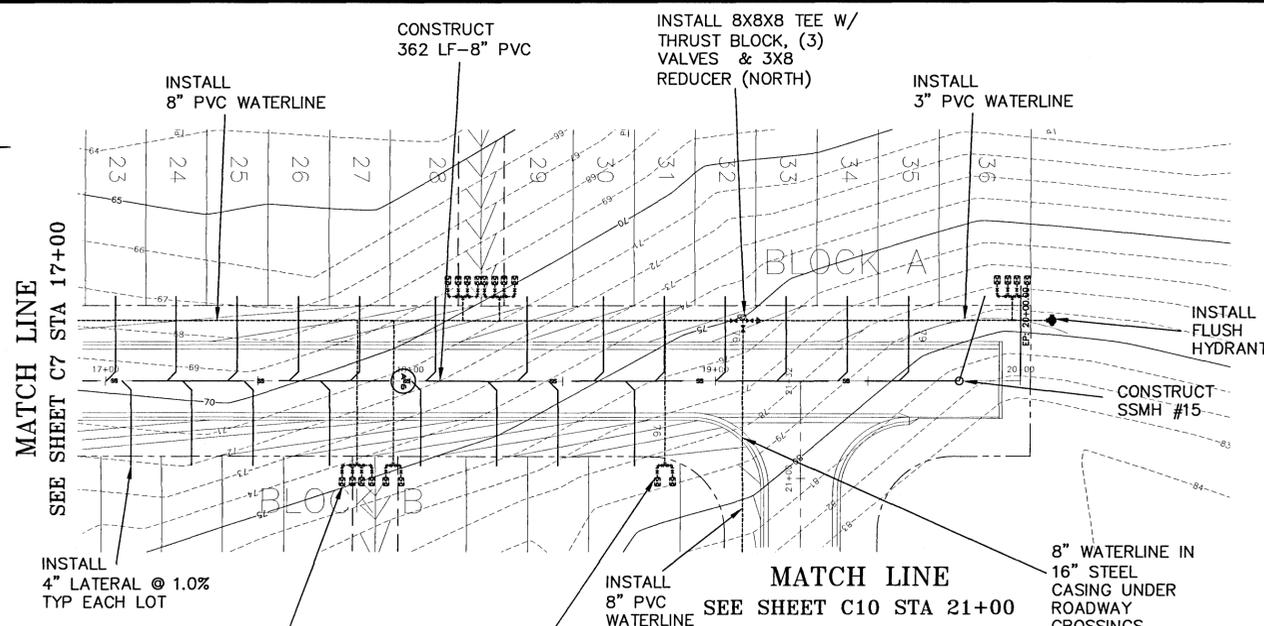
DRAWN BY: TGH/ARS	DATE:
DESIGNED BY: TGH	
CHECKED BY: TGH	
DATE: FEBRUARY 2021	
SCALE: AS SHOWN	
NOT RELEASED FOR CONSTRUCTION	
PROJECT NO: 16-028	
SHEET: 07	

HORIZONTAL SCALE

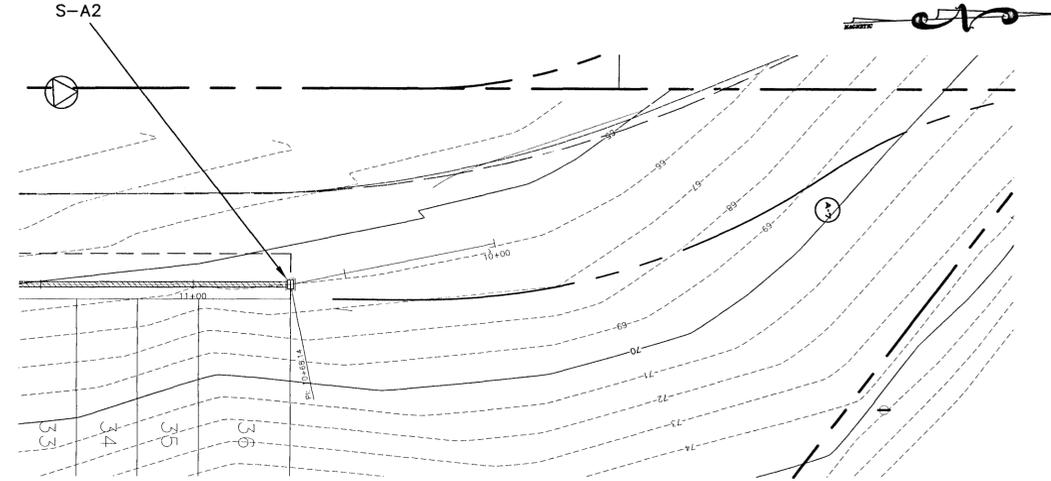
11"x17" SCALE 1" = 60'
22"x34" SCALE 1" = 30'



MATCH LINE
SEE SHEET C7 STA 17+00



CONSTRUCT S-A2



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

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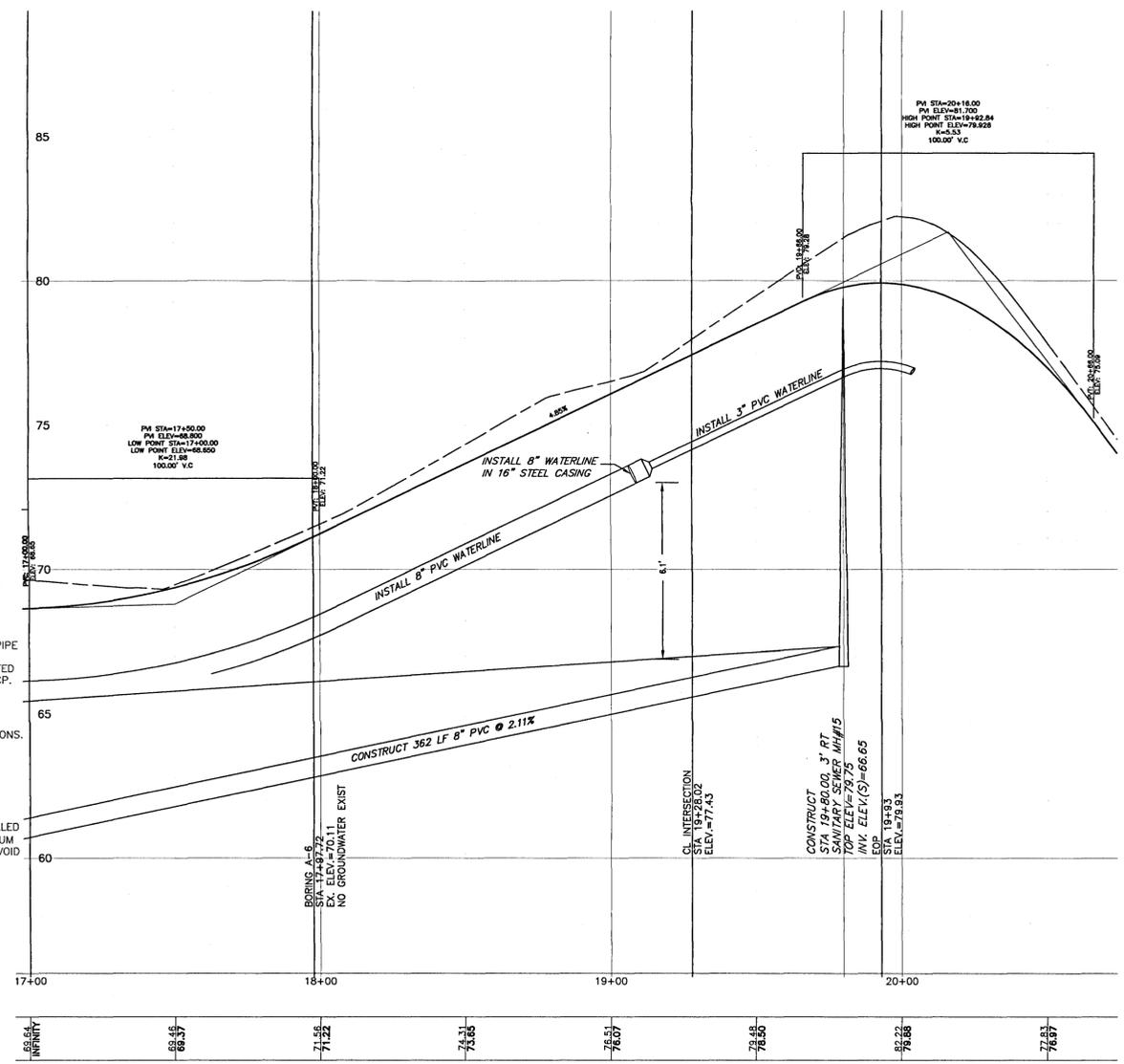
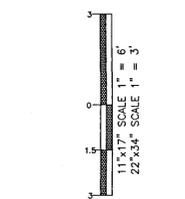
HAMMOND ENGINEERING, INC.
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 3802 NORTH 'S' STREET
 PENSACOLA, FLORIDA 32505
 850 434-2603
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 TOM@SELANDESIGN.COM

LEGEND:

	DENOTES EXISTING SANITARY SEWER MANHOLE
	DENOTES PROPOSED SANITARY SEWER MANHOLE
	DENOTES PROPOSED FIRE HYDRANT
	DENOTES PROPOSED WATERLINE
	DENOTES PROPOSED SANITARY SEWER LINE
	DENOTES PROPOSED FIRELINE

NATURE CREEK CIRCLE
 (50' PRIVATE R/W AND PUBLIC UTILITY EASEMENT)

VERTICAL SCALE



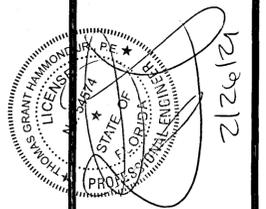
NOTE: A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) ARE REQUIRED BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED.

NOTE: ALL PROPOSED HDPE STORMWATER PIPE SHALL BE INSTALLED BEHIND THE BACK OF CURB. ALL STORMWATER PIPING CONSTRUCTED UNDER ROADWAYS OR CURBS SHALL BE RCP.

NOTE: ALL WORK SHALL BE DONE IN ACCORDANCE TO THE PROJECT SPECIFICATIONS. WATER AND SEWER TO BE DONE IN ACCORDANCE WITH ECUA SPECIFICATIONS

NOTE: ALL PROPOSED WATER SERVICES TO PLACED ON PROPERTY CORNER OPPOSITE POWER TRANSFORMER

NOTE: PROPOSED WATERLINE TO BE INSTALLED TO MAINTAIN 30" MINIMUM AND 36" MAXIMUM COVER UNLESS OTHERWISE DENOTED TO AVOID CONFLICT WITH OTHER UTILITIES.



CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II ROADWAY PLAN & PROFILE
 ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS
 DESIGNED BY: TGH
 CHECKED BY: TGH
 DATE: FEBRUARY 2021
 SCALE: AS SHOWN
 NOT RELEASED FOR CONSTRUCTION
 BY: DATE:

PROJECT NO: 16-028
 SHEET: C8

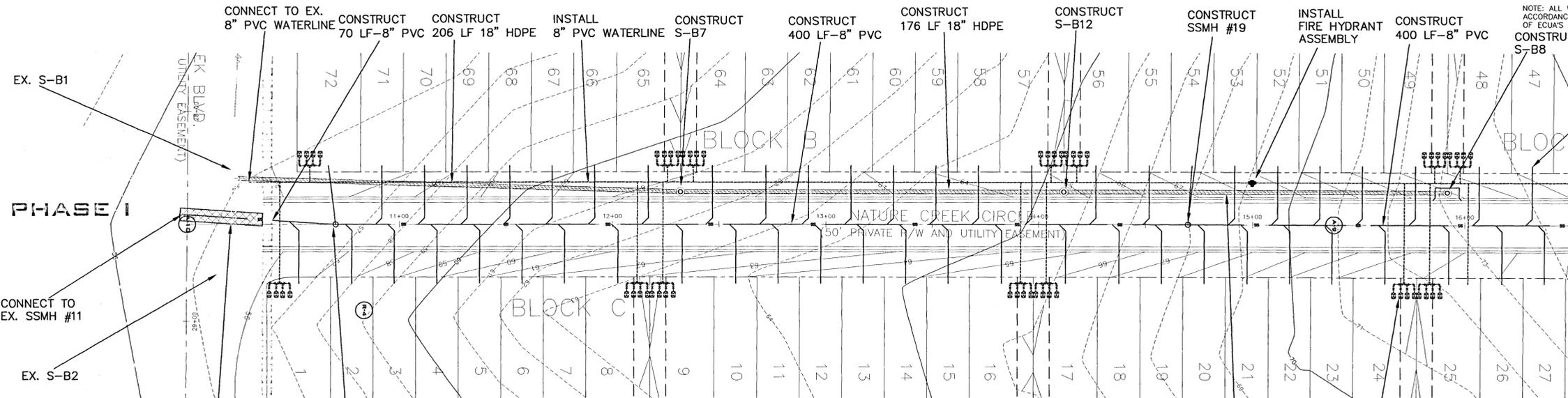
HORIZONTAL SCALE

11"x17" SCALE 1" = 60'
22"x34" SCALE 1" = 30'



LEGEND:

- DENOTES EXISTING SANITARY SEWER MANHOLE
- DENOTES PROPOSED SANITARY SEWER MANHOLE
- DENOTES PROPOSED FIRE HYDRANT
- DENOTES PROPOSED WATERLINE
- DENOTES PROPOSED SANITARY SEWER LINE
- DENOTES PROPOSED FIRELINE



NOTE: ALL WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE MOST RECENT EDITION OF ECUA'S ENGINEERING MANUAL.
INSTALL 4" LATERAL @ 1.0% TYP EACH LOT

MATCH LINE
SEE SHEET C10 STA 16+50

**NATURE CREEK CIRCLE
(50' PRIVATE R/W AND PUBLIC UTILITY EASEMENT)**

SAWCUT & PATCH EXISTING ROADWAY FOR SEWER INSTALLATION

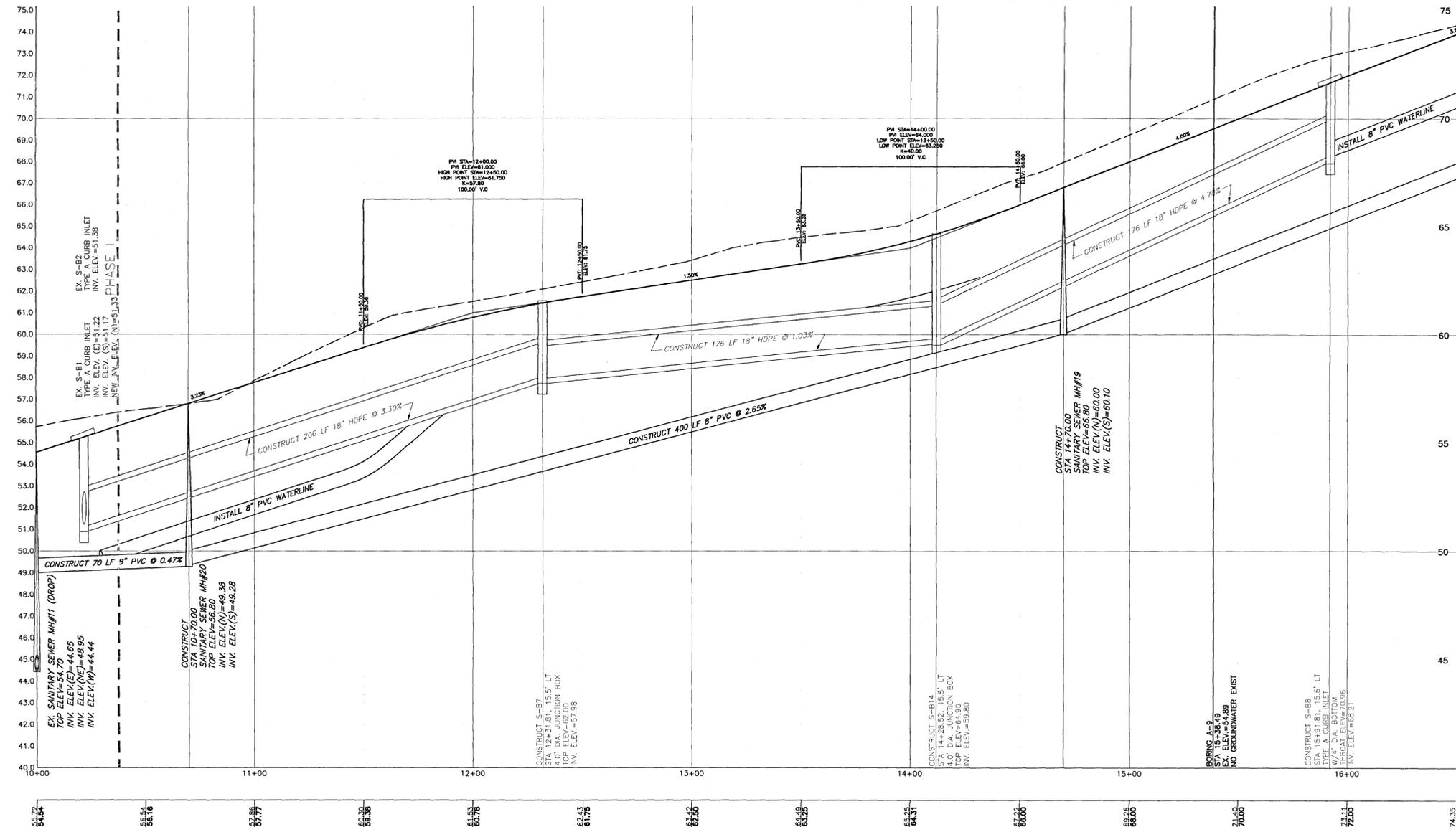
CONSTRUCT SSMH #20

CONSTRUCT 176 LF 18" HDPE

INSTALL 2" LONG WATER SERVICE W/4 METERS CONNECTION ASSEMBLY TYP. EACH SIDE OF 8 PLEX

VERTICAL SCALE

11"x17" SCALE 1" = 5'
22"x34" SCALE 1" = 2.5'



NOTE: A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) ARE REQUIRED BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED.

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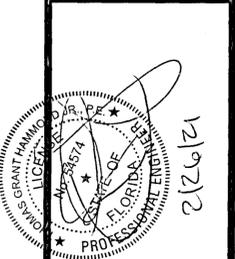
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HAMMOND ENGINEERING, INC.
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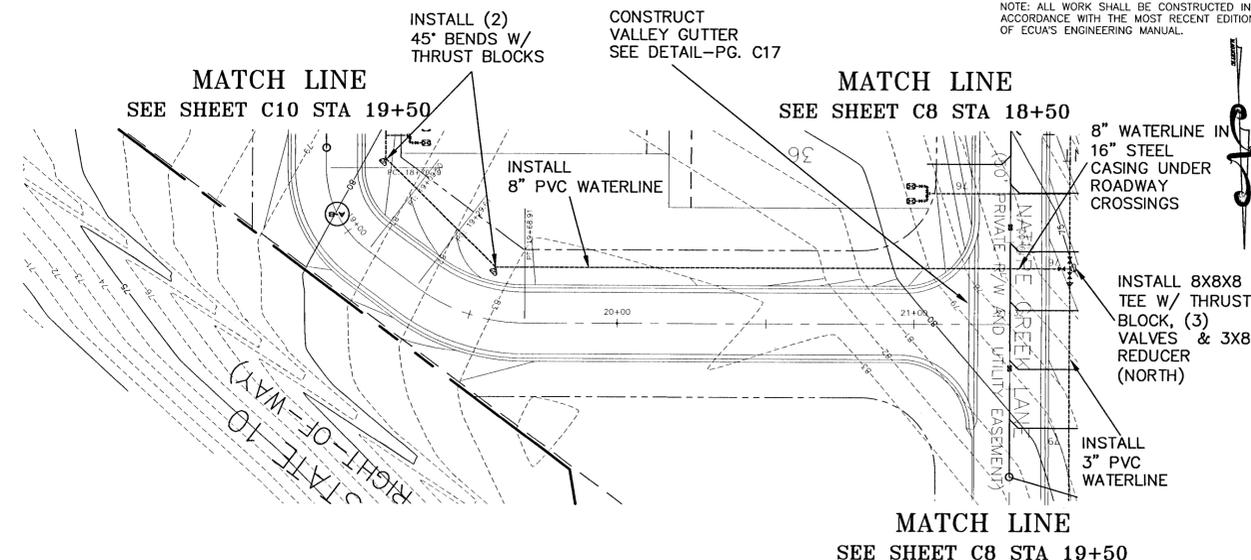
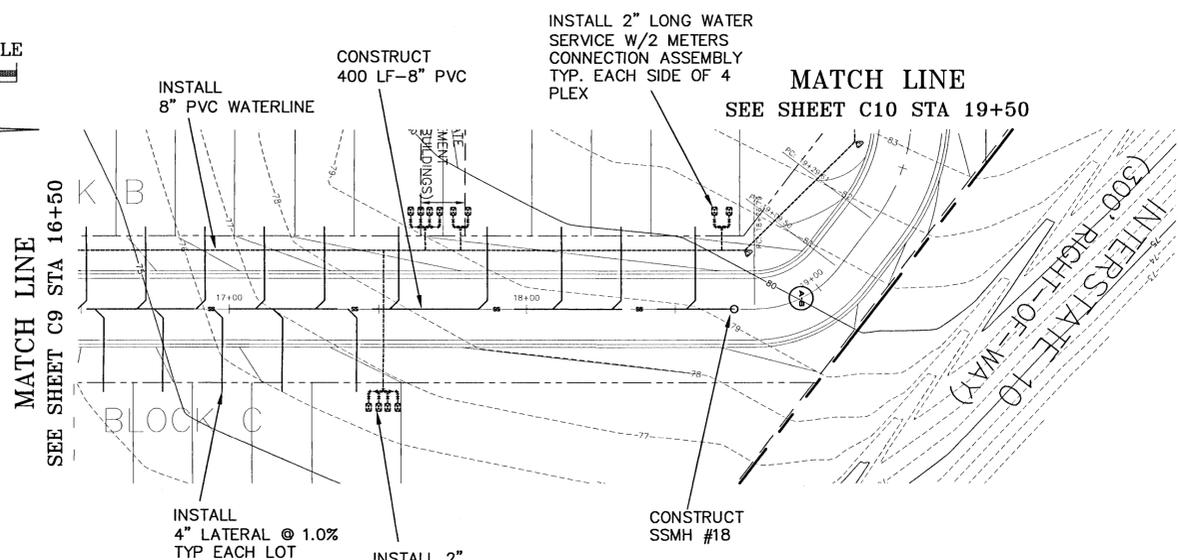
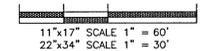
**CONSTRUCTION PLANS
FOR
RESIDENCES AT NATURE
CREEK-PHASE II
ROADWAY PLAN &
PROFILE**

ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: _____ DATE: _____

PROJECT NO: 16-028
SHEET: 09

HORIZONTAL SCALE

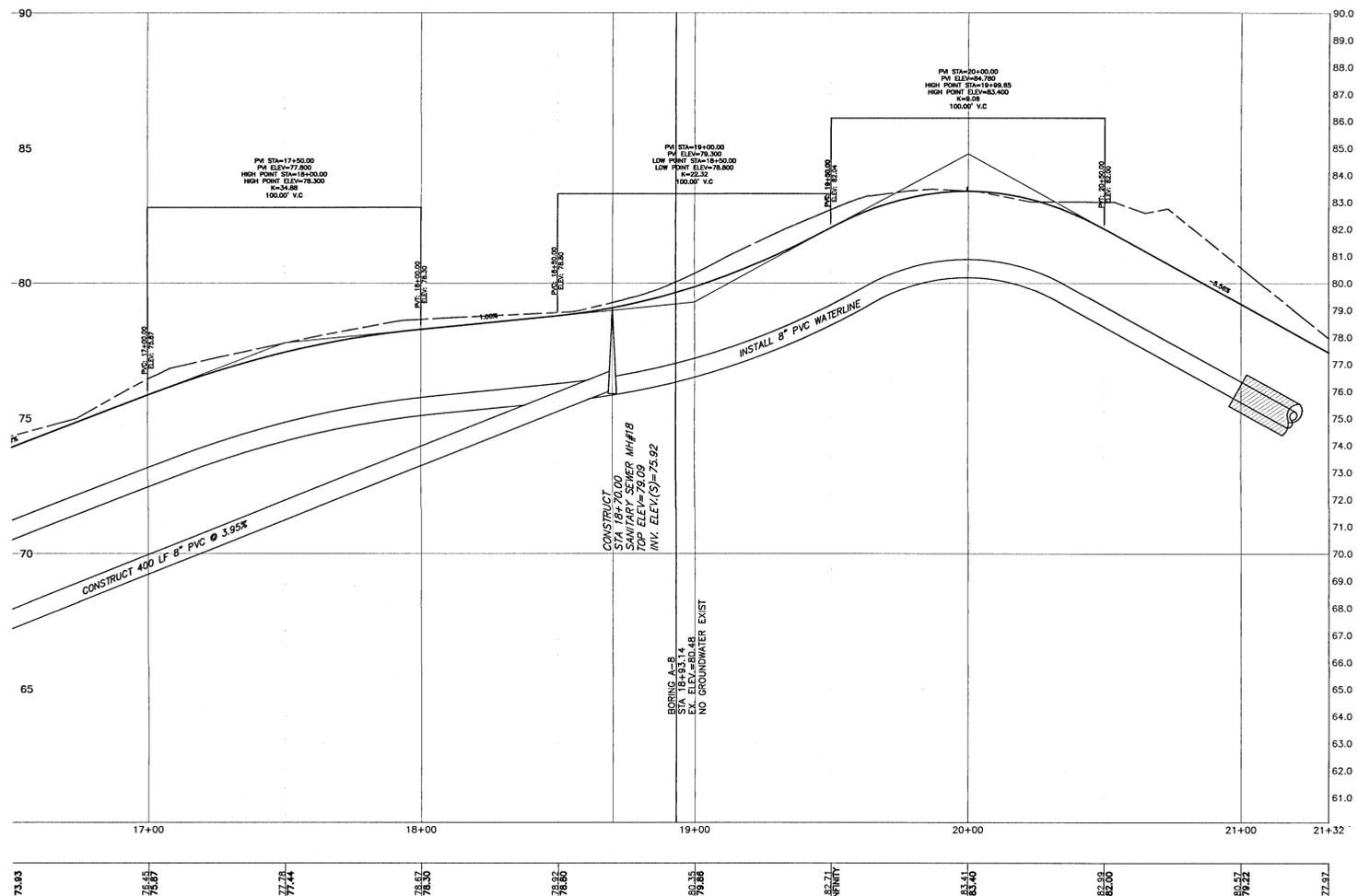
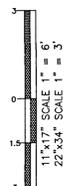


**NATURE CREEK CIRCLE
(50' PRIVATE R/W AND PUBLIC UTILITY EASEMENT)**

LEGEND:

	DENOTES EXISTING SANITARY SEWER MANHOLE
	DENOTES PROPOSED SANITARY SEWER MANHOLE
	DENOTES PROPOSED FIRE HYDRANT
	DENOTES PROPOSED WATERLINE
	DENOTES PROPOSED SANITARY SEWER LINE
	DENOTES PROPOSED FIRELINE

VERTICAL SCALE



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REVISIONS

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HAMMOND ENGINEERING, INC.
 FLORIDA AUTHORIZATION NO. 9130
 ALABAMA AUTHORIZATION NO. 3277
 3802 NORTH 5TH STREET
 PENSACOLA, FLORIDA 32505
 850 434-2603
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 TOM@SELANDDESIGN.COM

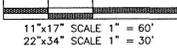


CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II ROADWAY PLAN & PROFILE
 ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS	DESIGNED BY: TGH
CHECKED BY: TGH	DATE: FEBRUARY 2021
SCALE: AS SHOWN	NOT RELEASED FOR CONSTRUCTION
BY:	DATE:

PROJECT NO: 16-028
 SHEET: C10

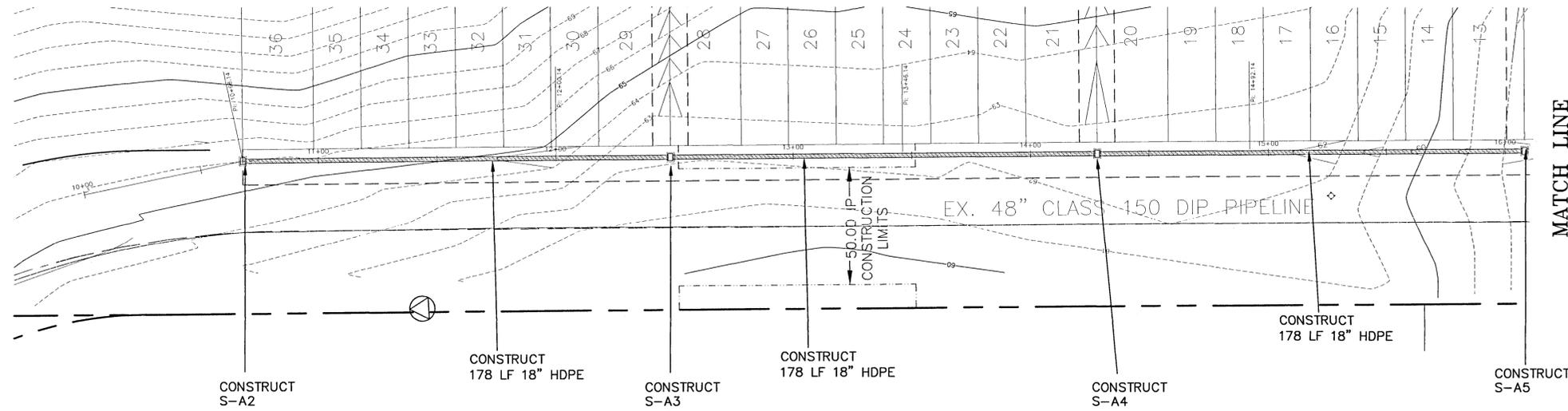
HORIZONTAL SCALE



LEGEND:

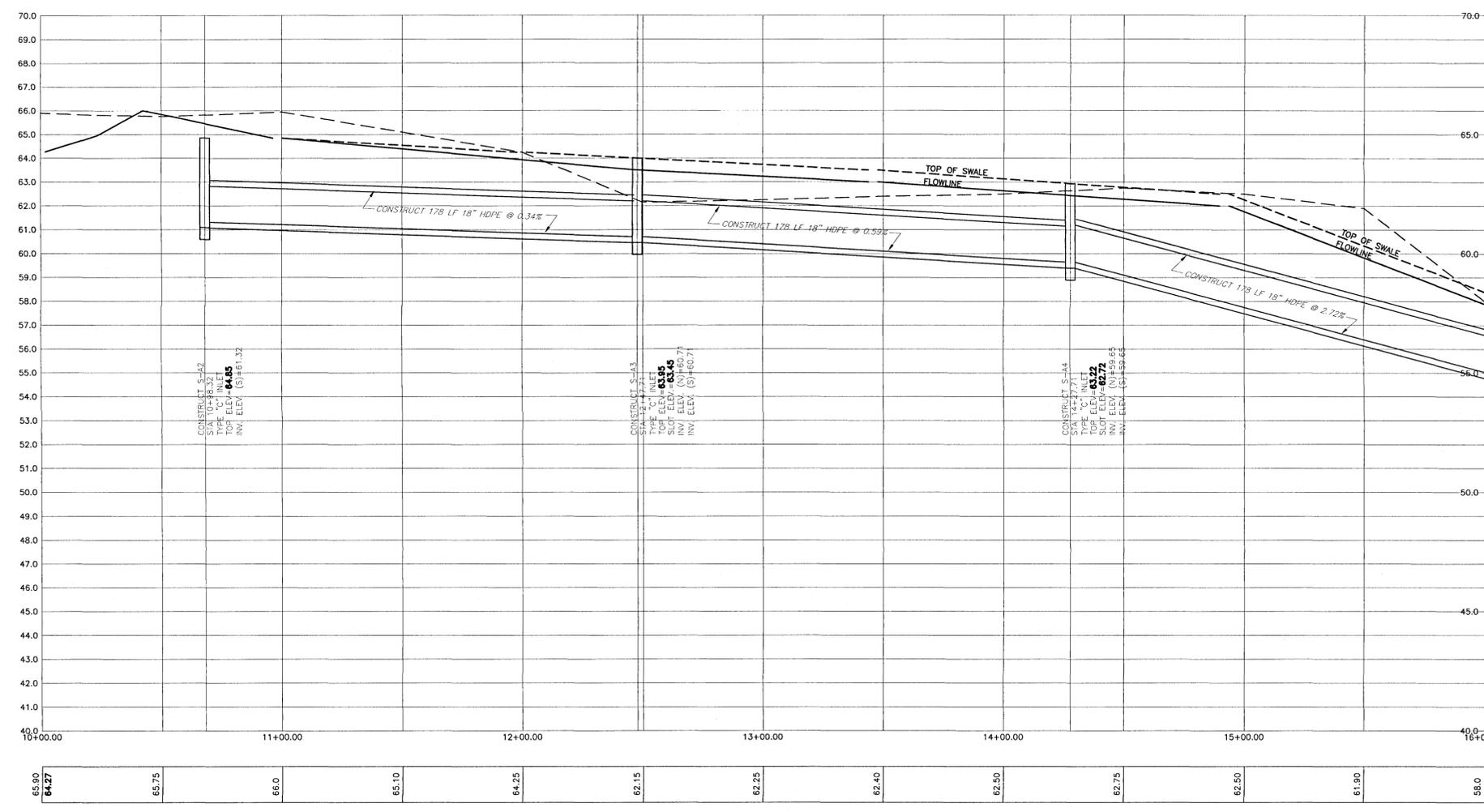
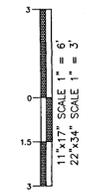
- SS DENOTES EXISTING SANITARY SEWER MANHOLE
- DENOTES PROPOSED SANITARY SEWER MANHOLE
- ⊕ DENOTES PROPOSED FIRE HYDRANT
- - - DENOTES PROPOSED WATERLINE
- SS DENOTES PROPOSED SANITARY SEWER LINE
- FL DENOTES PROPOSED FIRELINE

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MATCH LINE
SEE SHEET C12 STA 16+00

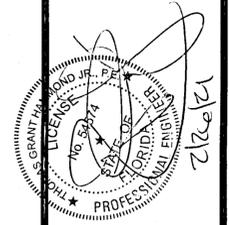
VERTICAL SCALE



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CONSTRUCTION PLANS
 FOR
RESIDENCES AT NATURE
CREEK-PHASE II
EASEMENT PLAN &
PROFILE
 ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS
 DESIGNED BY: TGH
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PROJECT NO: 16-028
 SHEET: C 11

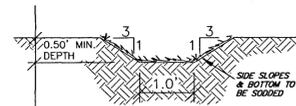
HORIZONTAL SCALE

11"x17" SCALE 1" = 60'
22"x34" SCALE 1" = 30'



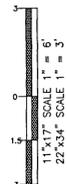
LEGEND:

- ⊙ DENOTES EXISTING SANITARY SEWER MANHOLE
- DENOTES PROPOSED SANITARY SEWER MANHOLE
- ⊕ DENOTES PROPOSED FIRE HYDRANT
- - - DENOTES PROPOSED WATERLINE
- SS — DENOTES PROPOSED SANITARY SEWER LINE
- FL — DENOTES PROPOSED FIRELINE



CONVEYANCE SWALE X-SECTION
NFS

VERTICAL SCALE



NOTE: A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2" WIDE) ARE REQUIRED BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED.

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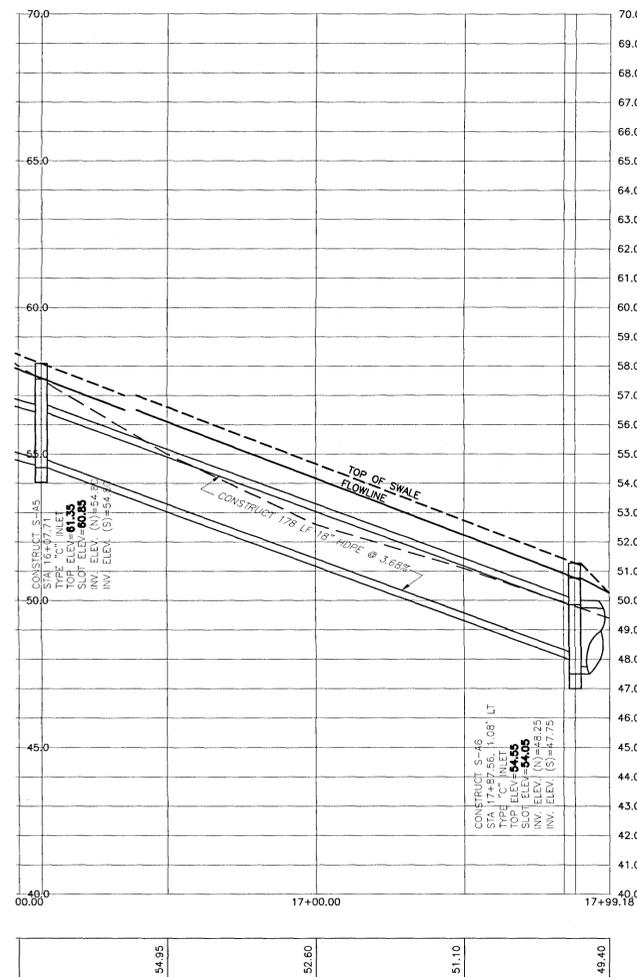
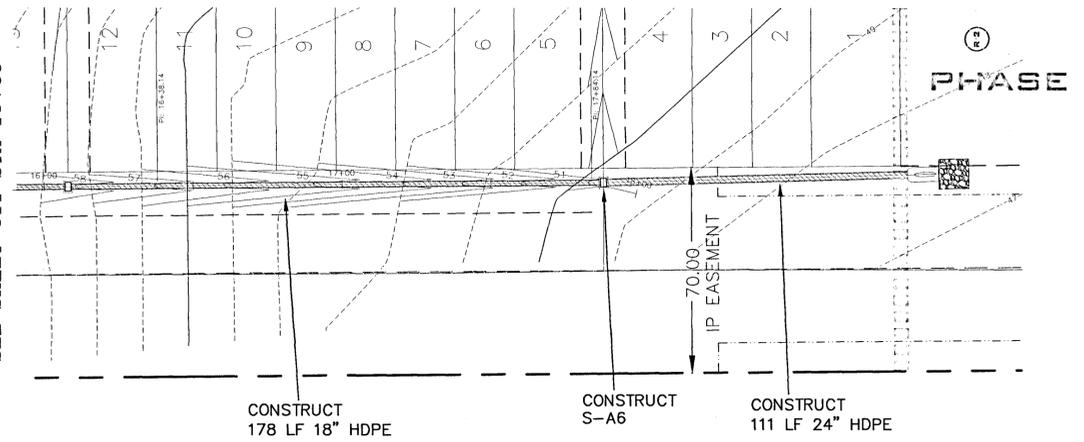
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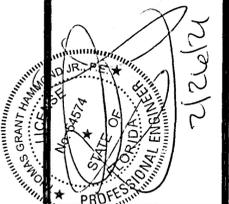
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MATCH LINE
SEE SHEET C11 STA 16+00



NO.	DATE	REVISIONS
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TOM@SELANDESIGN.COM



CONSTRUCTION PLANS
FOR
RESIDENCES AT NATURE
CREEK-PHASE II
EASEMENT PLAN &
PROFILE
ESCAMBIA COUNTY FLORIDA

DRAWN BY: TCHIARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR
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BY: DATE:

PROJECT NO: 16-028
SHEET: C12

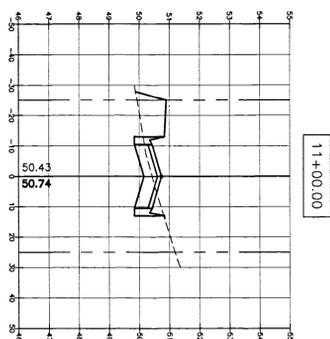
HORIZONTAL SCALE
 11"x17" SCALE 1" = 80'
 22"x34" SCALE 1" = 30'

NATURE CREEK CIRCLE

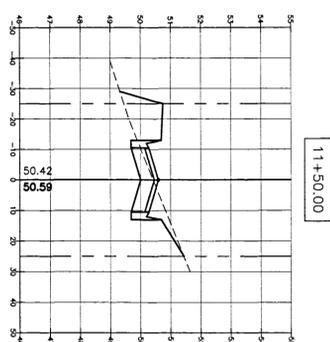
(50' PRIVATE R/W)

EXISTING GRADE
 PROPOSED GRADE

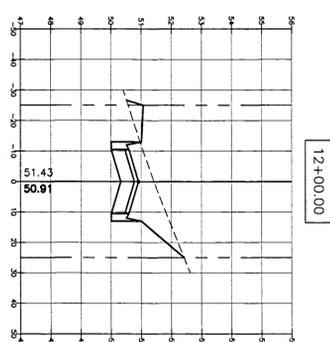
VERTICAL SCALE
 11"x17" SCALE 1" = 6'
 22"x34" SCALE 1" = 3'



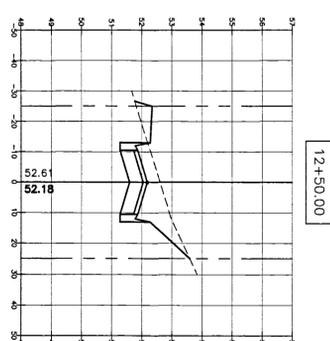
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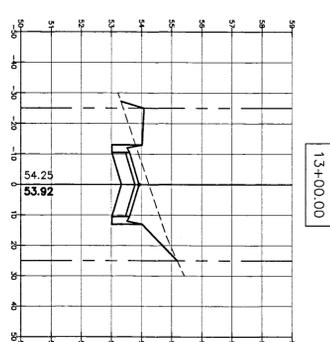
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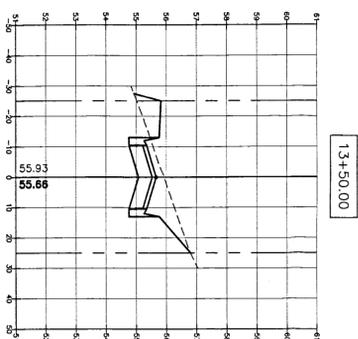
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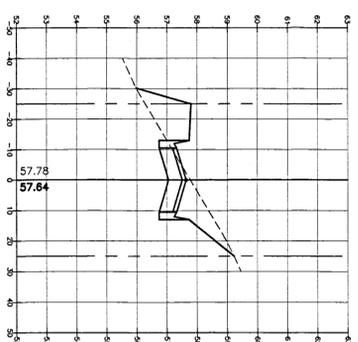
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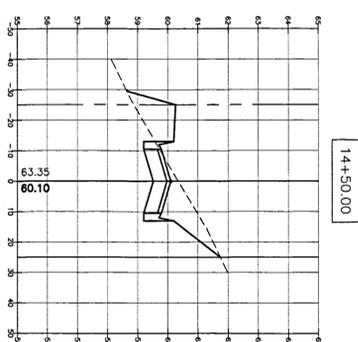
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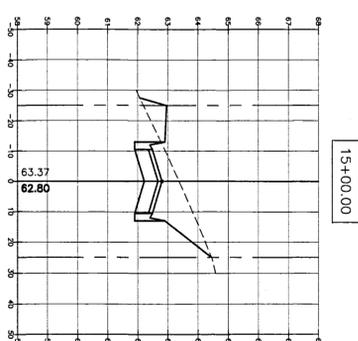
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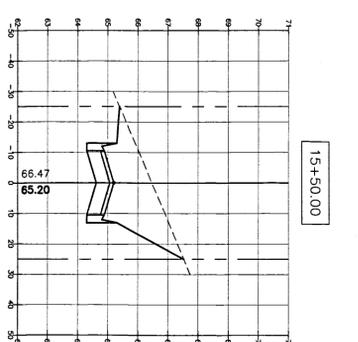
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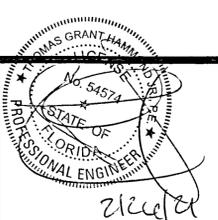
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15+00.00



15+50.00



HAMMOND ENGINEERING, INC.
 FLORIDA AUTHORIZATION NO. 9130
 ALABAMA AUTHORIZATION NO. 3277
 3802 NORTH "S" STREET
 PENSACOLA, FLORIDA 32505
 850 434-2603
 FAX 850-434-2650
 TOM@SELANDDESIGN.COM

NO.	DATE	REVISIONS
1.	12/10/20	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
3.	02/23/21	AS PER ECUA REVIEW COMMENTS

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SHEET: 013
 PROJECT NO: 16-028
 DRAWN BY: TGH/ARS
 DESIGNED BY: TGH
 CHECKED BY: TGH
 DATE: FEBRUARY 2021
 SCALE: AS SHOWN
 NOT RELEASED FOR CONSTRUCTION
 BY: DATE:

CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II ROADWAY CROSS SECTIONS
 ESCAMBIA COUNTY FLORIDA

HORIZONTAL SCALE

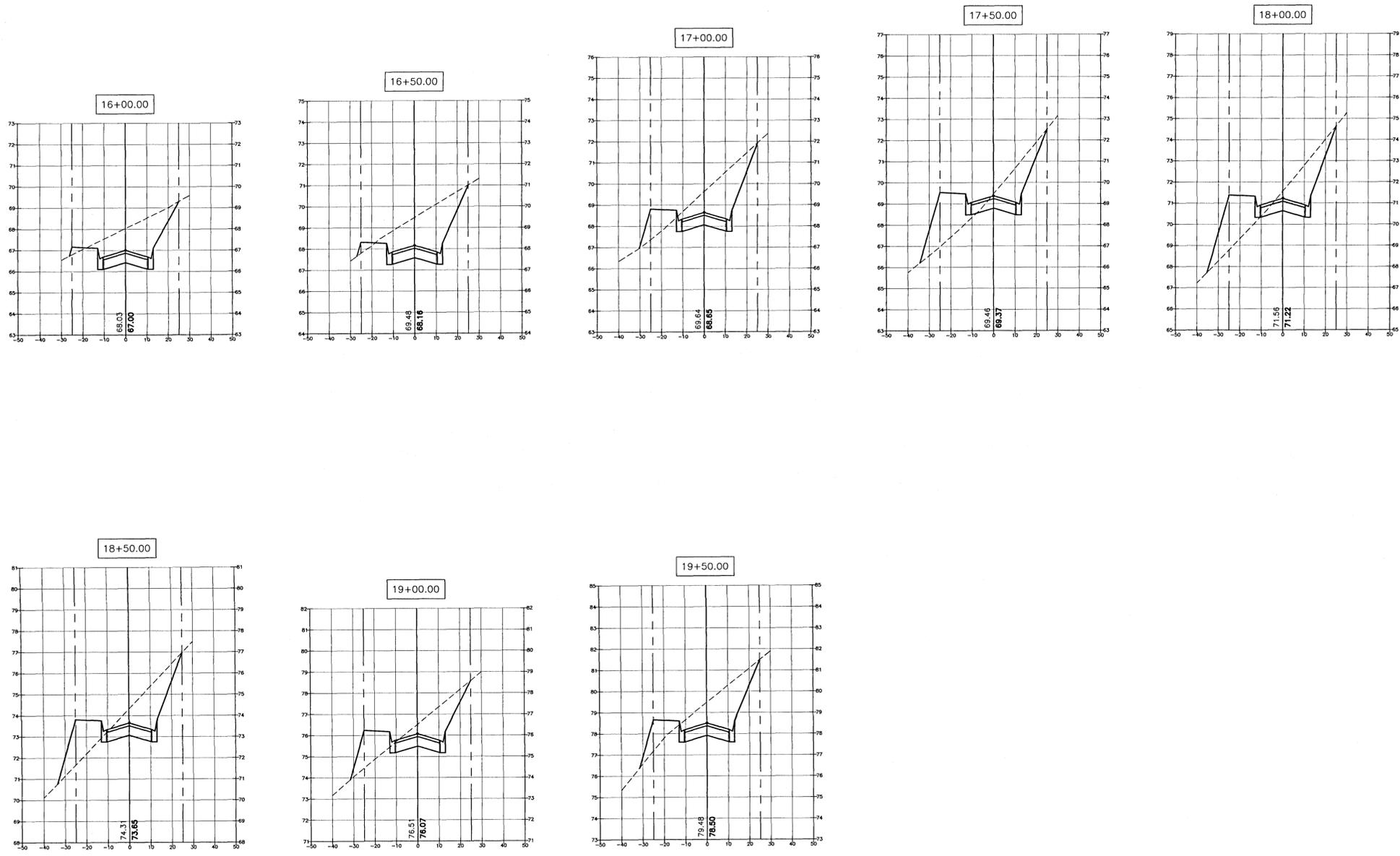
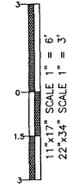
11" x 17" SCALE 1" = 60'
22" x 34" SCALE 1" = 30'

NATURE CREEK CIRCLE
(50' PRIVATE R/W)

EXISTING GRADE

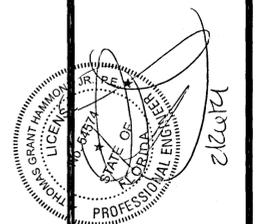
PROPOSED GRADE

VERTICAL SCALE



NO.	DATE	REVISIONS
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CONSTRUCTION PLANS
 FOR
 RESIDENCES AT NATURE
 CREEK-PHASE II
 ROADWAY CROSS
 SECTIONS
 ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS
 DESIGNED BY: TGH
 CHECKED BY: TGH
 DATE: FEBRUARY 2021
 SCALE: AS SHOWN
 NOT RELEASED FOR
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PROJECT NO: 16-028
 SHEET: C 14

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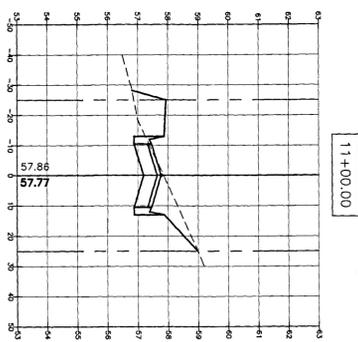
HORIZONTAL SCALE 1" = 60'
 11"x17" SCALE 1" = 60'
 22"x34" SCALE 1" = 30'

NATURE CREEK CIRCLE (50' PRIVATE R/W)

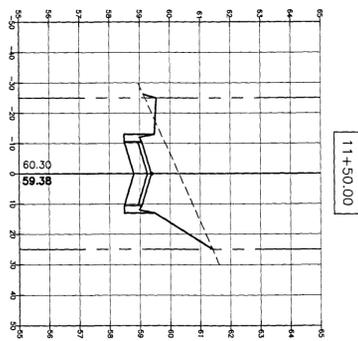
EXISTING GRADE
 PROPOSED GRADE

VERTICAL SCALE
 1" = 3'

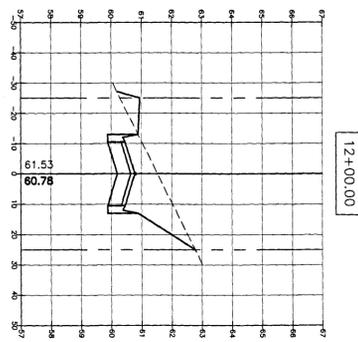
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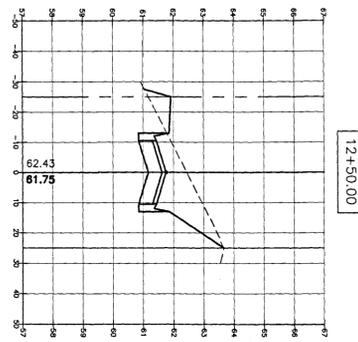
11+00.00



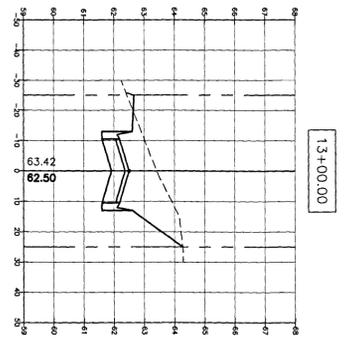
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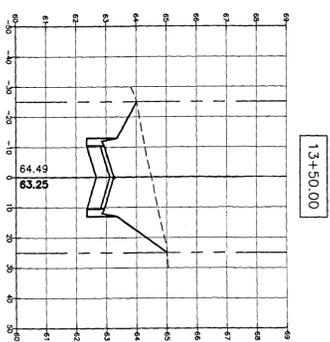
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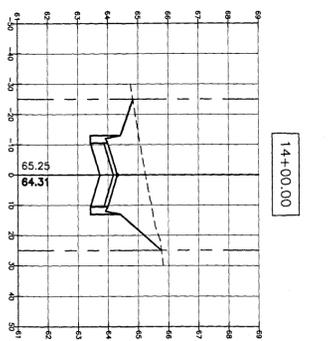
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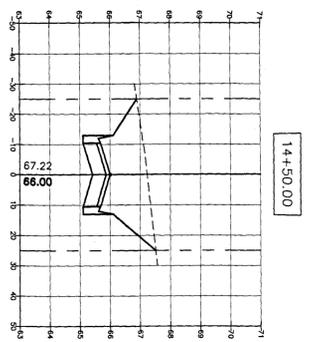
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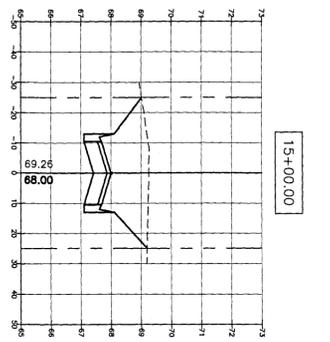
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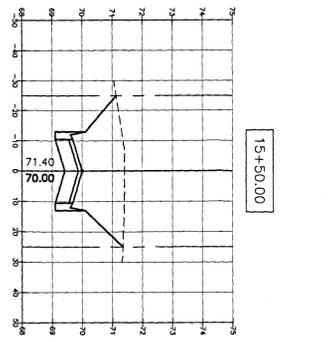
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14+50.00



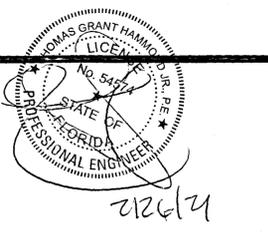
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15+50.00

DRAWN BY: TGH/ARS
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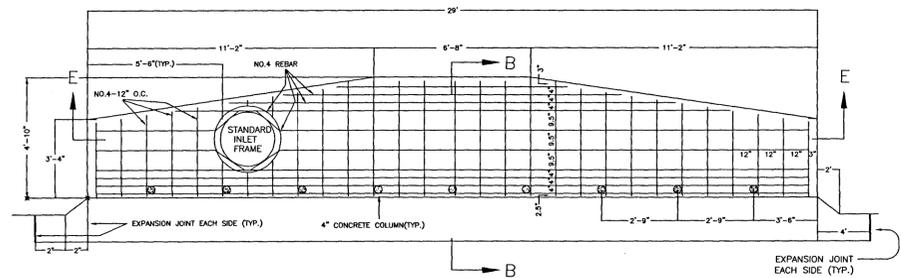
CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II ROADWAY CROSS SECTIONS
 ESCAMBIA COUNTY FLORIDA



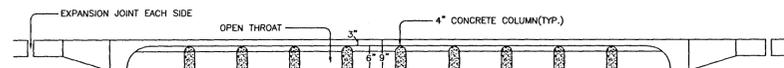
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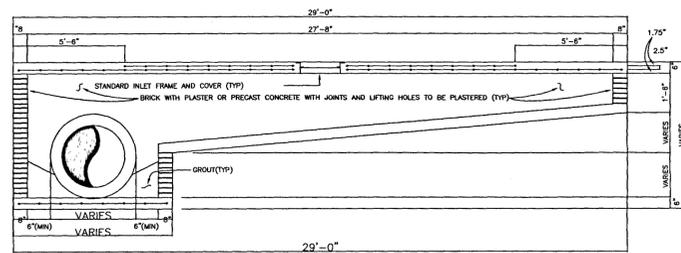
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TYPE DOUBLE 'A' DROP INLET DETAIL
N.T.S.



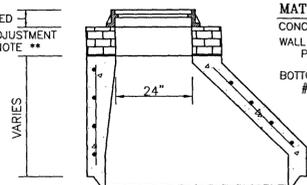
TYPE DOUBLE 'A' THROAT ELEVATION
N.T.S.



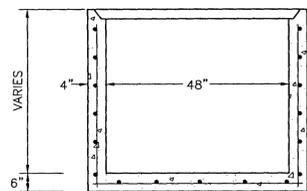
SECTION "E-E"
N.T.S.

NOTE: ALL STORMWATER STRUCTURES DEEPER THAN 4' ARE TO HAVE STEPS 12" O.C. EXTENDING TO THE BOTTOM OF THE STRUCTURE.

AS SPECIFIED
BRICK ADJUSTMENT
SEE NOTE **



MATERIALS
CONCRETE: 4000 PSI, TYPE II CEMENT.
WALL REINFORCING:
PER ASTM C-478 STANDARD.
BOTTOM SLAB REINFORCING:
#4 @ 12" O.C.E.W. *



NOTE:
*GRADE 40, OR EQUIVALENT WELDED WIRE MESH.
**VARIABLE GRADE ADJUSTMENT BY GRADE RINGS OR BRICK AS REQUIRED.

48" STORM MANHOLE W/ ECCENTRIC CONE
N.T.S.

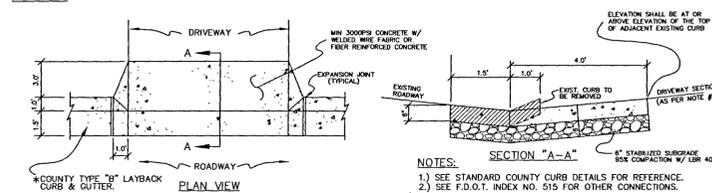
TYPICAL DRIVEWAY CONNECTION STANDARDS FOR EXISTING ROADWAY CONDITIONS

NOTES:

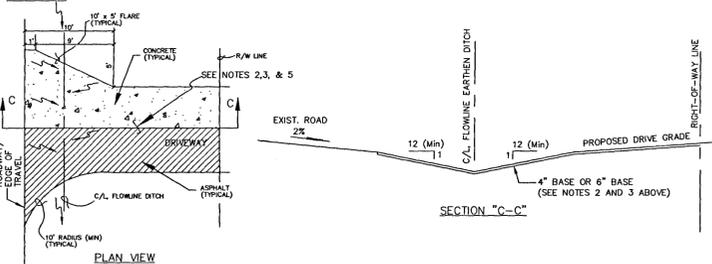
1. ALL MATERIALS AND LABOR FOR INSTALLATION WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNER.
2. DRIVEWAYS ABUTTING PAVED ROADS SHALL BE 1-1/2" ASPHALT WITH 6" STABILIZED SUBGRADE OR 4" TO 6" CONCRETE WITH 4" STABILIZED SUBGRADE ~ 95% COMPACTION (MODIFIED PROCTOR) WITH LBR 40 BETWEEN EDGE OF ROADWAY AND R/W LINE.
3. DRIVEWAYS ABUTTING A DIRT ROAD SHALL BE MILLED ASPHALT, GRADED AGGREGATE BASE, OR WASHED CONCRETE (4" IN DEPTH) ON THE COUNTY MAINTAINED PORTION OF DRIVEWAY.
4. IF NECESSARY, REFER TO F.D.O.T. INDEX DETAILS AS REFERENCED BELOW.
5. RADIUS OR FLARE IS ACCEPTABLE FOR TYPE II OR TYPE III CONNECTIONS.
6. DRIVEWAYS WITHIN PROPERTY BOUNDARY SHALL PROVIDE A MINIMUM OF 2 PARKING SPACES.
7. TYPICAL DRIVEWAY SECTIONS ARE TO BE 12' WIDE MINIMUM.



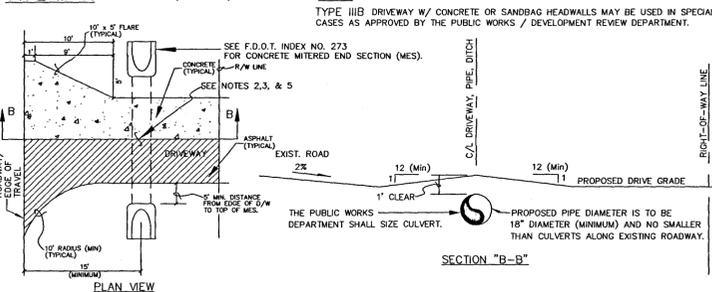
TYPE I CURB CUT DRIVEWAY FOR COUNTY TYPE "B" LAYBACK CURBS.



TYPE II DIPPED DRIVEWAY WITHOUT CROSS PIPE (CULVERT)



TYPE III-A CROSS PIPE (CULVERT) DRIVEWAY

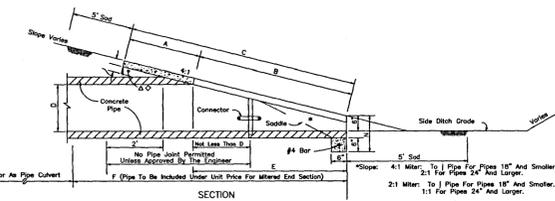


TYPE IV SPECIAL DRIVEWAY CONNECTION

TYPE IV-A REQUIRES A F.D.O.T. CONNECTION PERMIT (PROVIDE APPROVED F.D.O.T. PERMIT TO OBTAIN COUNTY APPROVAL). REFER TO INDEX NO. 515 AND CONTACT F.D.O.T. AT (850) 981-3000. MAY REQUIRE PLANS PREPARED BY A FLORIDA REGISTERED PROFESSIONAL ENGINEER (P.E.).

TYPE IV-B SPECIAL INNOVATIVE CONNECTION AS DESIGNED BY A FLORIDA REGISTERED PROFESSIONAL ENGINEER (P.E.) AND AS APPROVED BY THE APPROPRIATE PUBLIC WORKS / DEVELOPMENT REVIEW STAFF. ATTACH PLAN FOR REVIEW.

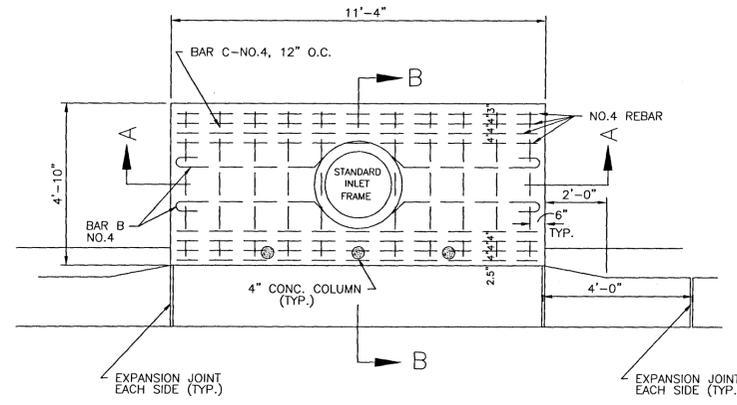
REVISED SEPT. 15, 2009



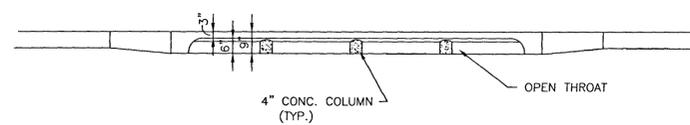
D	X	A	B	C	E	F	G	DIMENSIONS AND QUANTITIES				COORING (SQ. YDS.)									
								Single Pipe	Double Pipe	Triple Pipe	Quad. Pipe	Single Pipe	Double Pipe	Triple Pipe	Quad. Pipe						
All Slope	18"	2'-10"	2.36'	5.12'	7.48'	5.03'	9'	1.41'	4.92'	7.75'	10.08'	13.42'	1.21'	0.47'	0.69'	0.91'	1.14'	25'	28'	31'	35'
4:1 Slope	24"	3'-0"	2.52'	7.18'	9.71'	7.03'	11'	1.73'	5.50'	8.92'	12.33'	15.75'	1.25'	0.60'	0.90'	1.21'	1.52'	28'	32'	36'	40'
4:1 Slope	30"	4'-3"	2.70'	8.25'	11.00'	8.03'	13'	2.00'	6.08'	10.33'	14.58'	18.83'	1.29'	0.76'	1.19'	1.63'	2.07'	31'	36'	41'	46'

SINGLE ROUND CONCRETE PIPE
B E
6.42' Δ 6.25' Dimensions permitted to allow use of 8" standard pipe lengths.
0.1440' Δ 0.10' Dimensions permitted to allow use of 12" standard pipe lengths.
Δ O Concrete slab shall be deepened to form bridge across crown of pipe. See section.

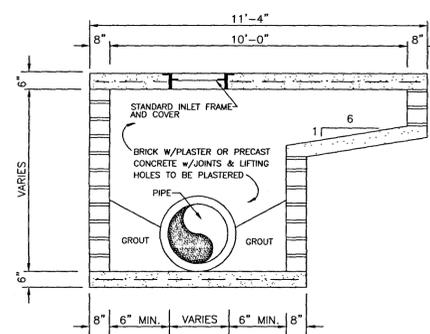
CROSS DRAIN MITERED END SECTION
N.T.S.



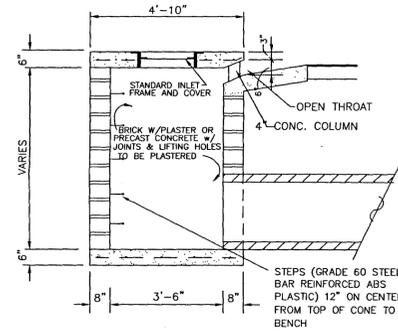
TYPE "A" DROP INLET DETAIL
N.T.S.



TYPE "A" DROP INLET ELEVATION
N.T.S.



SECTION A-A
N.T.S.

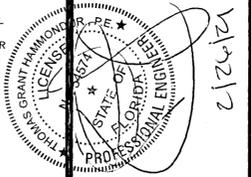


SECTION B-B
N.T.S.

STEPS (GRADE 60 STEEL BAR REINFORCED ABS PLASTIC) 12" ON CENTER FROM TOP OF CONE TO BENCH

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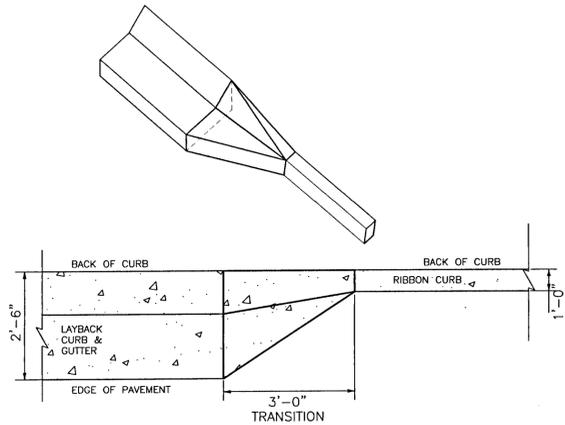
HAMMOND ENGINEERING, INC.
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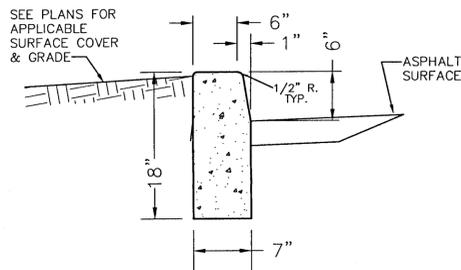
CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II STORMWATER DETAILS
ESCAMBIA COUNTY FLORIDA

DRAWN BY: TGH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: DATE:

PROJECT NO: 16-028
SHEET: C16



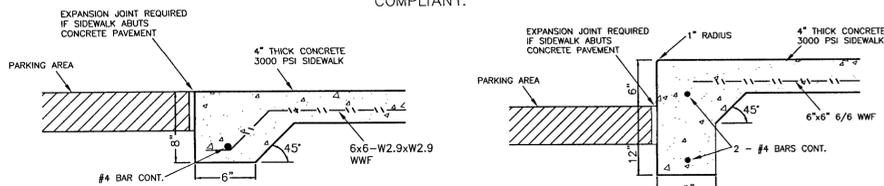
TRANSITION FROM LAYBACK CURB TO RIBBON CURB
NTS



6" HEADER CURB
NTS

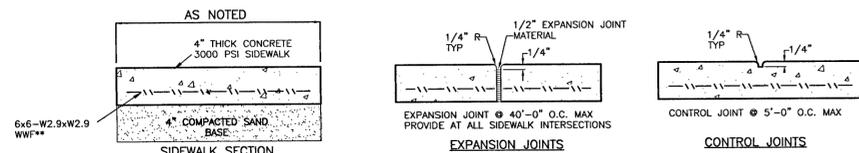
- NOTE:
1. ALL CURB TO HAVE DUMMY JOINT AT 10' ON CENTER & AT ALL PC'S & PT'S. MIN. DEPTH OF JOINT TO BE 2".
 2. EXPANSION JOINTS ARE TO BE 60' ON CENTER. TYPICAL FOR ALL CURB.
 3. CONCRETE TO BE 3000 PSI & FIBER REINFORCED.

NOTE: ALL CONSTRUCTED SIDEWALKS ARE TO BE ADA COMPLIANT.



FLUSH SIDEWALK THICKENED EDGE DETAIL
NTS

RAISED SIDEWALK THICKENED EDGE DETAIL
NTS



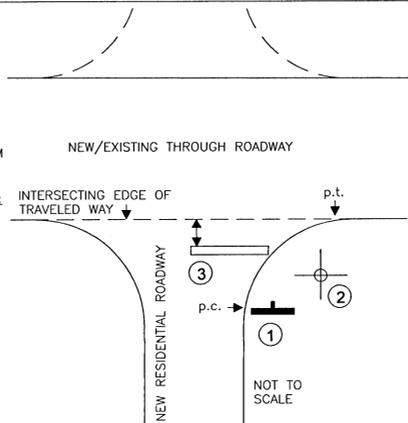
SIDEWALK DETAILS
NTS

**FIBER REINFORCED CONCRETE CAN BE USED IN LIEU OF WWF IF DESIRED

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

1 STOP SIGN

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



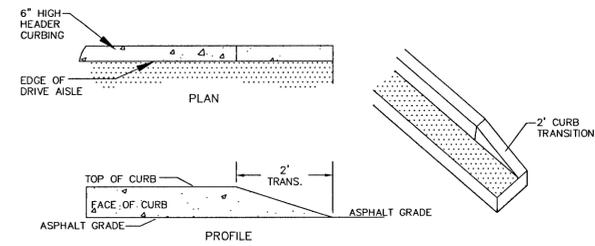
2 STREET NAME SIGN

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

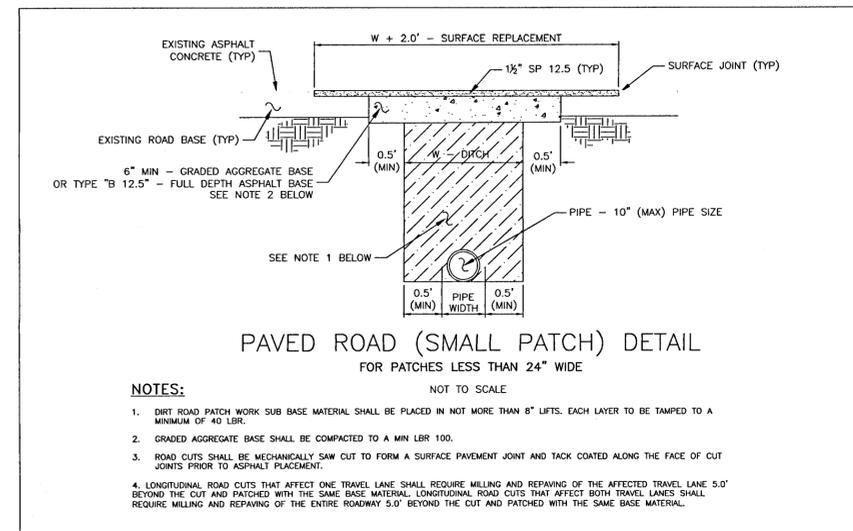
3 24" STOP BAR

OPTIONAL (SEE GEN. NOTE #3).
PLACEMENT: LEADING EDGE OF STOP BAR CANNOT BE LESS THAN 4 FEET IN ADVANCE OF INTERSECTING EDGE OF TRAVELED WAY OR MARKED/UNMARKED CROSSWALK. STOP BAR MUST BE LOCATED AS TO PROVIDE ADEQUATE INTERSECTION SIGHT DISTANCE PER F.D.O.T.'S DESIGN STANDARDS INDEX #546.

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



CURB TAPER
STRAIGHT END
NTS

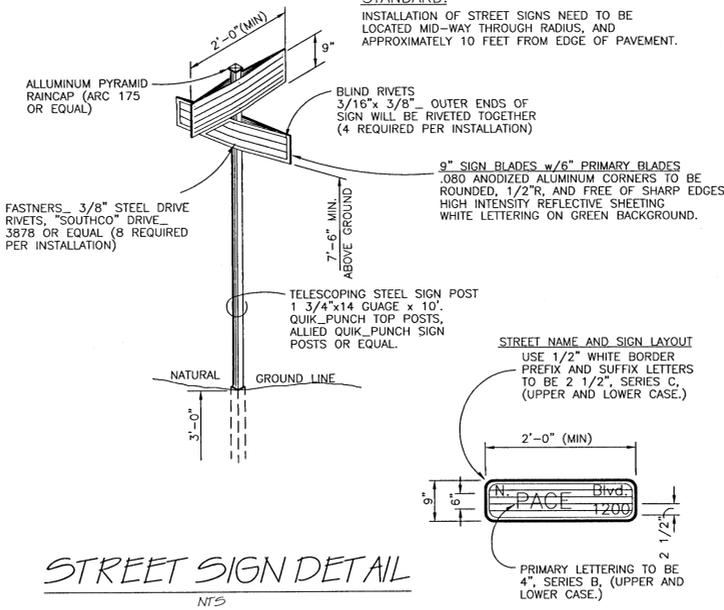


PAVED ROAD (SMALL PATCH) DETAIL
FOR PATCHES LESS THAN 24" WIDE
NOT TO SCALE

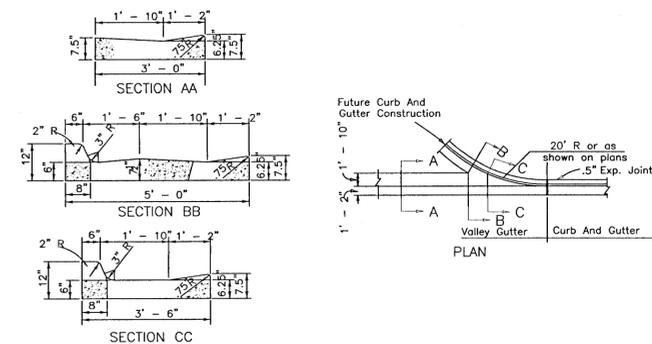
- NOTES:
1. DIRT ROAD PATCH WORK SUB BASE MATERIAL SHALL BE PLACED IN NOT MORE THAN 8" LIFTS, EACH LAYER TO BE TAMPED TO A MINIMUM OF 40 LBR.
 2. GRADED AGGREGATE BASE SHALL BE COMPACTED TO A MIN LBR 100.
 3. ROAD CUTS SHALL BE MECHANICALLY SAW CUT TO FORM A SURFACE PAVEMENT JOINT AND TACK COATED ALONG THE FACE OF CUT JOINTS PRIOR TO ASPHALT PLACEMENT.
 4. LONGITUDINAL ROAD CUTS THAT AFFECT ONE TRAVEL LANE SHALL REQUIRE MILLING AND REPAVING OF THE AFFECTED TRAVEL LANE 5.0' BEYOND THE CUT AND PATCHED WITH THE SAME BASE MATERIAL. LONGITUDINAL ROAD CUTS THAT AFFECT BOTH TRAVEL LANES SHALL REQUIRE MILLING AND REPAVING OF THE ENTIRE ROADWAY 5.0' BEYOND THE CUT AND PATCHED WITH THE SAME BASE MATERIAL.

STANDARD:

INSTALLATION OF STREET SIGNS NEED TO BE LOCATED MID-WAY THROUGH RADIUS, AND APPROXIMATELY 10 FEET FROM EDGE OF PAVEMENT.



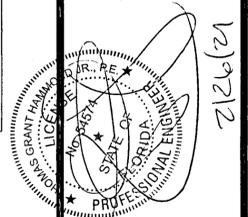
STREET SIGN DETAIL
NTS



F.D.O.T. VALLEY GUTTER
NTS

NO.	DATE	REVISIONS
1.	12/10/20	ADJUSTMENTS FOR PHASE II LOT LINE REVISIONS
2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
3.	02/23/21	AS PER ECUA REVIEW COMMENTS

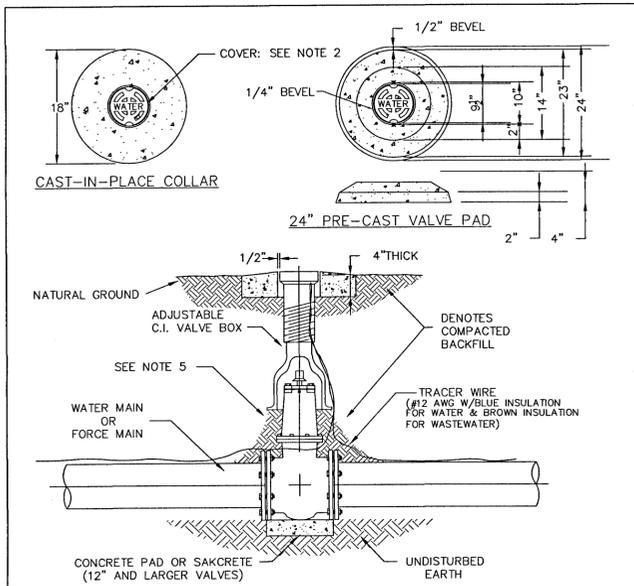
HAMMOND ENGINEERING, INC.
FLORIDA AUTHORIZATION NO. 9130
ALABAMA AUTHORIZATION NO. 3277
3802 NORTH 15TH STREET
PENSACOLA, FLORIDA 32505
850 434-2603
FAX 850-434-2650
TOM@SELANDESIGN.COM



CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II CONSTRUCTION DETAILS
ESCAMBIA COUNTY FLORIDA

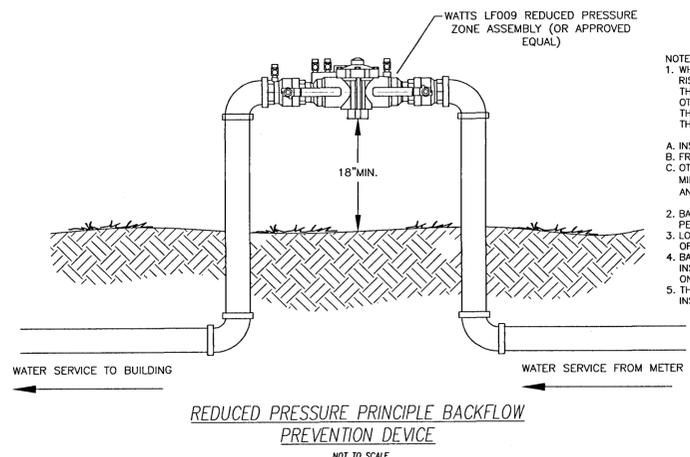
DRAWN BY: TGH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY:

PROJECT NO: 16-028
SHEET: C17



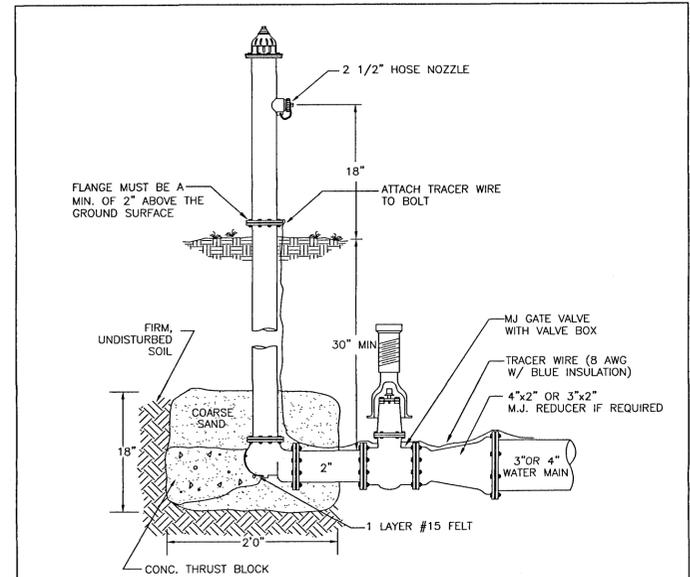
TYPICAL VALVE & BOX INSTALLATION
NTS

- NOTES:
1. VALVE BOX AND BOOT SHALL BE CAST IRON.
 2. VALVE COVER SHALL BE MARKED "WATER" OR "SEWER" AS APPLICABLE.
 3. VALVE BOX TOP SHALL BE FLUSH WITH FINISHED GRADE OR 1/2" ABOVE NATURAL GROUND LEVEL.
 4. GATE VALVE SHALL BE RESILIENT SEAT WITH MECHANICAL JOINT ENDS OR APPROVED EQUIVALENT.
 5. EARTH UNDER FLANGE OF VALVE BOX & COLLAR TO BE FIRM AND WELL TAMPED TO ENSURE AGAINST VALVE BOX SETTLING.

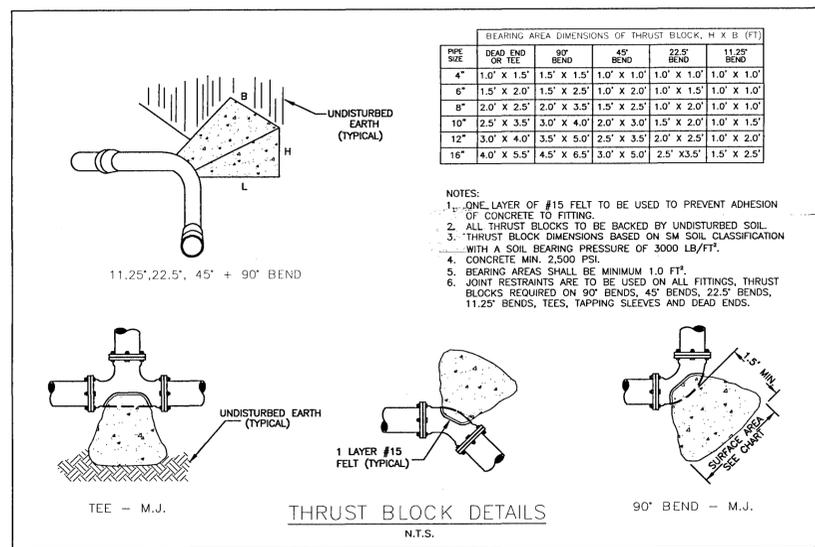


REDUCED PRESSURE PRINCIPLE BACKFLOW PREVENTION DEVICE
NOT TO SCALE

- NOTES:
1. WHERE ABOVE GROUND WATER-FILLED SUPPLY PIPES, RISERS, SYSTEM RISERS, OR FEED MAINS PASS THROUGH OPEN AREAS, COLD ROOMS, PASSAGEWAYS, OR OTHER AREAS EXPOSED TO FREEZING TEMPERATURES, THE PIPE SHALL BE PROTECTED AGAINST FREEZING BY THE FOLLOWING:
 - A. INSULATED COVERINGS
 - B. FROSTPROOF CASINGS
 - C. OTHER RELIABLE MEANS CAPABLE OF MAINTAINING A MINIMUM TEMPERATURE BETWEEN 40°F AND 120°F (4°C AND 48.9°C)
 2. BACKFLOW PREVENTION DEVICE TO BE INSTALLED AS PER 2014 FLORIDA BUILDING CODE.
 3. LOCATE BACKFLOW PREVENTER ON THE DEVELOPER SIDE OF THE METER BOX.
 4. BACKFLOW PREVENTER TO BE TESTED AFTER INSTALLATION AND PRIOR TO SERVICE BEING TURNED ON.
 5. THRUST BLOCKS NOT ILLUSTRATED BUT SHALL BE INSTALLED AS NECESSARY.



2" FLUSH HYDRANT ASSEMBLY
NTS



THRUST BLOCK DETAILS
N.T.S.

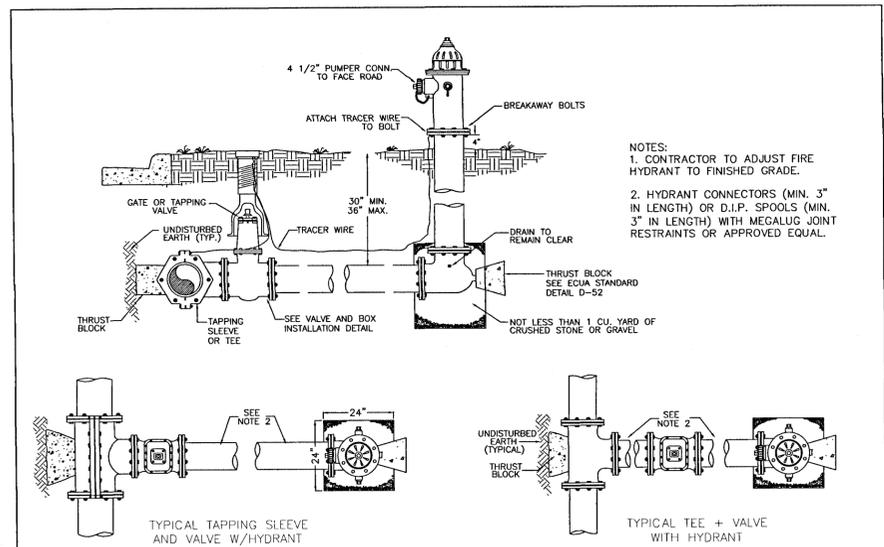
PIPE SIZE	DEAD END OR TEE	90° BEND	45° BEND	22.5° BEND	11.25° BEND
4"	1.0' x 1.5'	1.5' x 1.5'	1.0' x 1.0'	1.0' x 1.0'	1.0' x 1.0'
6"	1.5' x 2.0'	1.5' x 2.5'	1.0' x 2.0'	1.0' x 1.5'	1.0' x 1.0'
8"	2.0' x 2.5'	2.0' x 3.5'	1.5' x 2.0'	1.0' x 1.0'	1.0' x 1.0'
10"	2.5' x 3.5'	3.0' x 4.0'	2.0' x 3.0'	1.5' x 2.0'	1.0' x 1.5'
12"	3.0' x 4.0'	3.5' x 5.0'	2.5' x 3.0'	2.0' x 2.5'	1.0' x 2.0'
16"	4.0' x 5.5'	4.5' x 6.5'	3.0' x 5.0'	2.5' x 3.5'	1.5' x 2.5'

- NOTES:
1. ONE LAYER OF #15 FELT TO BE USED TO PREVENT ADHESION OF CONCRETE TO FITTING.
 2. ALL THRUST BLOCKS TO BE BACKED BY UNDISTURBED SOIL.
 3. THRUST BLOCK DIMENSIONS BASED ON SM SOIL CLASSIFICATION WITH A SOIL BEARING PRESSURE OF 3000 LB/FT².
 4. CONCRETE MIN. 2,500 PSI.
 5. BEARING AREAS SHALL BE MINIMUM 1.0 FT².
 6. JOINT RESTRAINTS ARE TO BE USED ON ALL FITTINGS, THRUST BLOCKS REQUIRED ON 90° BENDS, 45° BENDS, 22.5° BENDS, 11.25° BENDS, TEES, TAPPING SLEEVES AND DEAD ENDS.

OTHER PIPE	HORIZONTAL SEPARATION	CROSSINGS (1)	JOINT SPACING CROSSINGS (FULL JOINT CENTERED)
STORM SEWER, STORMWATER FORCE MAIN	3 FT. MINIMUM	12 INCHES IS THE MINIMUM, EXCEPT FOR STORM SEWER, THEN 6 INCHES IS THE MINIMUM AND 12 INCHES IS PREFERRED	ALTERNATE 3 FT. MINIMUM
GRAVITY OR PRESSURE SANITARY SEWER, SANITARY SEWER FORCE MAIN	10 FT. PREFERRED 6 FT. MINIMUM (2)	12 INCHES IS THE MINIMUM, EXCEPT FOR GRAVITY SEWER, THEN 6 INCHES IS THE MINIMUM AND 12 INCHES IS PREFERRED	ALTERNATE 6 FT. MINIMUM

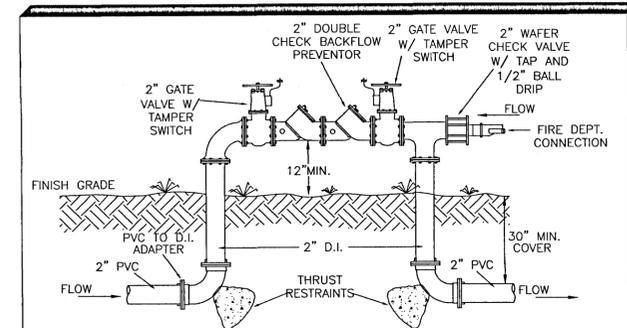
- (1) WATER MAIN SHOULD CROSS ABOVE OTHER PIPE. WHEN WATER MAIN MUST BE BELOW OTHER PIPE, THE MINIMUM SEPARATION IS 12 INCHES.
(2) 3 FT. GRAVITY SANITARY SEWER WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST 6 INCHES ABOVE THE TOP OF THE GRAVITY SANITARY SEWER.
- NOTES:
- A. INFORMATION PROVIDED FROM FDEP RULE 62-555. IF OTHER FDEP RULES CONFLICT, THEN USE THE MOST STRINGENT RULE.
 - B. IF THERE ARE CONFLICTS IN THE SEPARATION REQUIREMENTS BETWEEN COLLECTION SYSTEMS AND DRINKING WATER FACILITIES ESTABLISHED IN FOOTNOTES (1) AND (2) ABOVE THOSE ESTABLISHED IN CHAPTER 62-532 OR 62-555, F.A.C., THEN THE REQUIREMENTS IN CHAPTER 62-532 OR 62-555, F.A.C., SHALL APPLY

WATER SEWER SEPARATION
N.T.S.



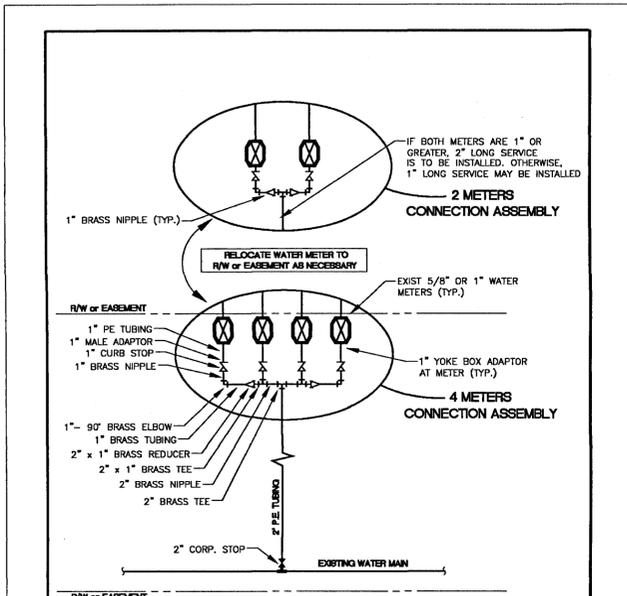
FIRE HYDRANT ASSEMBLY
NTS

- NOTES:
1. CONTRACTOR TO ADJUST FIRE HYDRANT TO FINISHED GRADE.
 2. HYDRANT CONNECTORS (MIN. 3" IN LENGTH) OR D.I.P. SPOOLS (MIN. 3" IN LENGTH) WITH MEGALUG JOINT RESTRAINTS OR APPROVED EQUAL.



2" DOUBLE CHECK BACKFLOW PREVENTOR WITH FIRE DEPT. CONNECTION
NOT TO SCALE

- NOTE: AS PER NFPA 24-CH.12.2.3 WHERE ABOVE GROUND WATER-FILLED SUPPLY PIPES, RISERS, SYSTEM RISERS, OR FEED MAINS PASS THROUGH OPEN AREAS, COLD ROOMS, PASSAGEWAYS, OR OTHER AREAS EXPOSED TO FREEZING TEMPERATURES, THE PIPE SHALL BE PROTECTED AGAINST FREEZING BY THE FOLLOWING:
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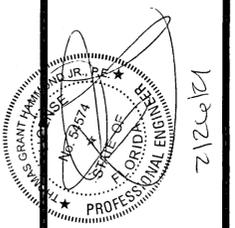
2" LONG WATER SERVICE (MULTI-METER) DETAIL

MULTIPLE WATER METER SERVICE
D-48

SCALE: N.T.S.
DATE: 06/20/16

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2.	02/02/21	AS PER ESCAMBIA COUNTY DRC REVIEW
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CONSTRUCTION PLANS FOR RESIDENCES AT NATURE CREEK-PHASE II
UTILITY DETAILS
FLORIDA
ESCAMBIA COUNTY

DRAWN BY: TSH/ARS
DESIGNED BY: TGH
CHECKED BY: TGH
DATE: FEBRUARY 2021
SCALE: AS SHOWN
NOT RELEASED FOR CONSTRUCTION
BY: DATE:

PROJECT NO: 16-028
SHEET: C18