THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THIS SHEET'S ORIGINAL SIZE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE LETTERS, IF PRINTED IN GRAYSCALE

GENERAL NOTES

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE PLANS AND SITE WORK SPECIFICATIONS AND SHALL COMPLY WITH APPLICABLE FEDERAL, STATE AND LOCAL CODES AND OSHA STANDARDS.
2. IN THE CASE OF DISCREPANCY ON THESE DRAWINGS AND CONDITIONS IN THE FIELD, THE MORE STRINGENT REQUIREMENT SHALL BE MET. REPORT ANY DISCREPANCY TO THE ENGINEER PRIOR TO ACTION.
5. LOCATIONS AND ELEVATIONS OF UTILITIES SHOWN ON THE PLANS ARE TO BE CONSIDERED APPROXIMATE ONLY. THE CONTRACTOR MUST EMPLOY THE USE OF GROUND PENETRATING RADAR (GPR) EQUIPMENT BY A QUALIFIED COMPANY AND PERSONNEL TO LOCATE, IDENTIFY, AND PROTECT EXISTING UNDERGROUND UTILITIES IN THE AREA OF WORK. ANY UTILITIES SPOTTED MUST BE DRAWN ON THE SITE PLAN PROVIDED BY THE ARCHITECT/ENGINEER AND SUBMITTED AS PART OF THE AS-BUILT DRAWINGS. NOTIFY UTILITY AND ARCHITECT/ENGINEER OF CONFLICTS BETWEEN EXISTING AND PROPOSED FACILITIES.
6. ALL HANDICAP ACCESSIBLE PARKING SIGNS AND STRIPING SHALL BE IN ACCORDANCE WITH THE AMERICAN WITH DISABILITY ACT (ADA) REQUIREMENTS AND STATE CODE.
7. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE PUBLIC AGENCY(IES) PRIOR TO COMMENCING WORK WITHIN THEIR JURISDICTION(S).
8. THE CONTRACTOR SHALL MAINTAIN COPIES OF ALL APPLICABLE PERMITS ON-SITE AND SHALL BE RESPONSIBLE TO ADHERE TO ALL PERMIT CONDITIONS DURING CONSTRUCTION.
9. CONTRACTOR SHALL BE RESPONSIBLE FOR PENALTIES/FINES LEVIED DUE TO WORK THAT IS NOT IN ACCORDANCE WITH PERMIT CONDITIONS.
10. THE CONTRACTOR'S ATTENTION IS DIRECTED TO THE PROVISIONS OF THE TRENCH SAFETY ACT (FLORIDA STATUTES, SECTION 553.60 ET. SEQ.) AND THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATIVE SAFETY STANDARDS (29 C.F.R. SECTION 1926.650, SUBPART P) WHICH SHALL APPLY TO THIS WORK.
11. THE CONTRACTOR IS RESPONSIBLE FOR REPAIR OF ANY DAMAGE TO ANY EXISTING IMPROVEMENTS, ONSITE OR OFF SITE, SUCH AS PAVEMENT, UTILITIES, STORM DRAINAGE, ETC. THE REPAIR MUST BE APPROVED BY QUALIFIED PROFESSIONAL ENGINEER AND PROPERTY OWNER AND BE EQUAL OR BETTER THAN EXISTING CONDITIONS.
12. CONTRACTOR SHALL OBTAIN ALL PERMITS BEFORE CONSTRUCTION BEGINS.
13. SITE CONTRACTOR SHALL SUPPLY AS-BUILT PLANS INDICATING ALL CHANGES AND DEVIATIONS.
14. ANY DEVIATION FROM THESE PLANS MAY CAUSE THE WORK TO BE UNACCEPTABLE.
15. THE CONTRACTOR SHALL IMMEDIATELY REPORT IN WRITING WITH ADEQUATE SUPPORTING DOCUMENTATION TO THE OWNER AND ENGINEER ANY DISCREPANCIES FOUND BETWEEN THE ACTUAL FIELD CONDITIONS AND THE CONSTRUCTION DOCUMENTS AND SHALL WAIT FOR INSTRUCTION PRIOR TO PROCEEDING WITH WORK.
16. CONTRACTOR AGREES TO REPAIR ANY DAMAGE TO THE PUBLIC RIGHT-OF-WAY IN ACCORDANCE WITH THE STANDARDS OF THE FDOT.
17. ALL ASPECTS OF SIDEWALK AND ASSOCIATED CONSTRUCTION SHALL FOLLOW LATEST RULES, REGULATIONS AND GUIDELINES OF THE AMERICANS WITH DISABILITIES ACT (ADA) AND PROWAG.

EROSION CONTROL NOTES

1. TEMPORARY STABILIZATION IS REQUIRED FOR ALL SOIL LEFT BARE FOR GREATER THAN 14 DAYS.
2. PERMANENT SOIL STABILIZATION REQUIRED. SEE LANDSCAPE PLANS FOR SOD AND OTHER IMPROVEMENT LOCATIONS.
3. STORMWATER RETENTION AREAS SHOULD BE CONSTRUCTED FIRST TO PREVENT DISCHARGE FROM THE SITE DURING CONSTRUCTION.
4. REQUIRED INSPECTIONS BY CONTRACTOR DURING CONSTRUCTION:
   a. ONCE EACH WEEK OR WITHIN 24 HRS OF A STORM EVENT (GREATER THAN 1/2 IN.) INSPECT ALL CONTROL MEASURES.
   b. REPAIR ALL DAMAGED AREAS WITHIN 24 HRS OF DISCOVERY.
   c. REMOVE ANY BUILT-UP SEDIMENT AROUND FENCES THAT REACHES 1/3 OF THE SILT FENCE HEIGHT.
   d. SILT FENCES SHALL BE INSPECTED FOR DEPTH OF SEDIMENT AND TEARS TO ENSURE FABRIC HAS NOT PULLED AWAY FROM POSTS.
   e. INSPECT ALL TEMPORARY AND PERMANENT SOIL STABILIZATION FOR WASHOUTS OR BARE SPOTS.
   f. INSPECTION REPORTS MUST BE AVAILABLE FOR INSPECTION AT ALL TIMES. THE SITE SUPERINTENDENT SHALL CONDUCT ALL INSPECTIONS AND MAINTAIN REPORTS.
   g. DATES OF ALL MAJOR GRADING ACTIVITIES MUST BE RECORDED AND MAINTAINED WITH SITE INSPECTIONS. WHEN MAJOR GRADING HAS CEASED IN ANY AREA, THE DATE MUST ALSO BE RECORDED.
5. THE SITE SHALL BE KEPT IN AN ORDERLY FASHION, THE CONTRACTOR SHALL ENSURE THE FOLLOWING ITEMS ARE ADDRESSED:
   a. AN EFFORT TO STORE ONLY WHAT IS NEEDED ON THE SITE.
   b. KEEP ALL STORED MATERIALS IN A NEAT AND ORDERLY FASHION IN THE ORIGINAL CONTAINERS WHEN POSSIBLE.
   c. FOLLOW ALL MANUFACTURERS RECOMMENDED PROCEDURES FOR DISPOSAL OF WASTE MATERIAL.
   d. INSPECT DAILY TO ENSURE WASTE MATERIAL IS DISPOSED OF PROPERLY.
   e. COUNTY RESERVES THE RIGHT TO TERMINATE ALL CONSTRUCTION ACTIVITIES UNTIL CONTRACTOR ADEQUATELY INSTALLS, MAINTAINS, AND/OR REPLACES EROSION CONTROL MEASURES TO CONDITION ACCEPTED BY THE COUNTY AT NO ADDITIONAL COST.

SPILL CONTROL NOTES

1. IN ADDITION TO THE GOOD HOUSEKEEPING AND MATERIAL MANAGEMENT PRACTICES DISCUSSED IN THE EROSION CONTROL NOTES OF THIS PLAN, THE FOLLOWING PRACTICES SHALL BE FOLLOWED FOR SPILL PREVENTION AND CLEANUP:
   a. MANUFACTURERS RECOMMENDED METHODS FOR SPILL CLEANUP WILL BE CLEARLY POSTED AND SITE PERSONNEL WILL BE MADE AWARE OF THE PROCEDURES AND THE LOCATION OF THE INFORMATION AND CLEANUP SUPPLIES.
   b. ALL SPILLS WILL BE CLEANED UP IMMEDIATELY AFTER DISCOVERY.
   c. SPILLS OF TOXIC OR HAZARDOUS MATERIAL WILL BE REPORTED TO THE APPROPRIATE STATE OR LOCAL GOVERNMENT AGENCY, REGARDLESS OF SIZE.
   d. THE SPILL PREVENTION PLAN WILL BE ADJUSTED TO INCLUDE MEASURES TO PREVENT THIS TYPE OF SPILL FROM REOCCURRING AND HOW TO CLEAN UP THE SPILL IF THERE IS ANOTHER ONE. A DESCRIPTION OF THE SPILL, WHAT CAUSED IT, AND THE CLEANUP MEASURES WILL ALSO BE INCLUDED.
   e. THE SITE SUPERINTENDENT RESPONSIBLE FOR THE DAY-TO-DAY SITE OPERATIONS WILL BE THE SPILL PREVENTION AND CLEANUP COORDINATOR.

DEMOLITION NOTES

1. CONTRACTOR SHALL OBTAIN NECESSARY PERMITS AND LICENSES FOR PERFORMING THE DEMOLITION WORK AND SHALL FURNISH A COPY OF SAME TO THE ENGINEER PRIOR TO COMMENCING THE WORK. THE CONTRACTOR SHALL COMPLY WITH THE REQUIREMENTS OF THE PERMITS.
2. NO WORK WITHIN THE RIGHT-OF-WAY IS AUTHORIZED UNTIL A RIGHT-OF-WAY PERMIT IS OBTAINED.
3. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES OR LOCAL AUTHORITIES FURNISHING GAS, WATER, ELECTRICAL, TELEPHONE, OR SEWER SERVICE SO THEY CAN REMOVE, RELOCATE, DISCONNECT, CAP OR PLUG THEIR EQUIPMENT IN ORDER TO FACILITATE DEMOLITION.
4. CONTRACTOR SHALL PROTECT ALL UTILITIES AND OTHER IMPROVEMENTS SHOWN ON THESE PLANS AND UTILITIES AND OTHER IMPROVEMENTS NOT SHOWN, CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR REPAIRS OF UTILITIES AND OTHER IMPROVEMENTS DAMAGED DURING CONSTRUCTION AND SHALL MAINTAIN SUFFICIENT PROTECTION FOR ALL UTILITIES REQUIRED TO PROTECT THEM FROM DAMAGE AND TO PROTECT THE PUBLIC DURING CONSTRUCTION. CONTRACTOR SHALL ALSO SUPPORT EXISTING UTILITIES AS REQUIRED FOR INSTALLATION OF ALL PROPOSED IMPROVEMENTS. ALL COSTS ASSOCIATED WITH PROTECTING, SUPPORTING, REPAIRING, AND OTHER ACTIVITIES RESULTING FROM CONTRACTOR DAMAGING UTILITIES SHALL BE THE CONTRACTOR'S RESPONSIBILITY AT NO ADDITIONAL COST TO THE OWNER OR LOCAL UTILITY.
5. CONTRACTOR IS RESPONSIBLE FOR THE PROTECTION OF ALL TREES, STRUCTURES, AND UTILITIES NOT MARKED FOR REMOVAL OR DEMOLITION AND SHALL PROMPTLY REPAIR ANY DAMAGE AS DIRECTED BY THE ENGINEER AT NO COST TO THE OWNER. TREES NOT MARKED FOR REMOVAL SHALL BE PROTECTED.
6. CONTRACTOR SHALL CLEAR AND GRUB THE SITE AS NECESSARY TO CONSTRUCT PROPOSED IMPROVEMENTS. REMOVE TREES MARKED FOR REMOVAL WHICH INCLUDES THE ROOTS ASSOCIATED WITH THE TREE.
7. ALL UNSUITABLE MATERIALS, INCLUDING ORGANICS AND MUCK, MUST BE EXCAVATED AND REMOVED FROM THE SITE AND REPLACED WITH CLEAN SAND PRIOR TO GRADING THE SITE.
8. CONTRACTOR SHALL TAKE PROPER MEASURES TO ENSURE EXCAVATED OR UNSALVAGEABLE MATERIAL STORED ON-SITE ARE PROTECTED AGAINST EROSION AND SEDIMENTATION. CONTRACTOR SHALL REMOVE UNSALVAGEABLE MATERIALS AND YARD WASTE FROM THE SITE IN A TIMELY MANNER AND DISPOSE OF IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL REGULATIONS.
9. CONTRACTOR SHALL REMOVE BUILDING STRUCTURES MARKED FOR DEMOLITION WHICH INCLUDES FOOTERS ASSOCIATED WITH THE STRUCTURE. WATER LINES TO THE METER LOCATION, LATERALS TO THE RIGHT-OF-WAY LINE (CAP PRIOR TO BACKFILLING THE TRENCH), AND UNDERGROUND ELECTRICAL WIRING NOT ASSOCIATED WITH THE APPROPRIATE POWER COMPANY.
10. UNLESS OTHERWISE NOTED, ALL DEMOLISHED MATERIALS (PAVING, CURB, UTILITY PIPE, ETC.) SHALL BE REMOVED AND DISPOSED OF OFF SITE. NOTHING IDENTIFIED FOR DEMOLITION SHALL BE ABANDONED IN PLACE.
11. CONTRACTOR SHALL SAW-CUT A SMOOTH STRAIGHT EDGE ON ANY PAVEMENT PROPOSED FOR DEMOLITION PRIOR TO ITS REMOVAL. PRIOR TO CONNECTING PROPOSED PAVEMENT TO EXISTING PAVEMENT, THE CONTRACTOR SHALL ENSURE THAT THE EDGE OF THE EXISTING PAVEMENT IS STRAIGHT AND UNIFORM.
12. CONTRACTOR SHALL REMOVE PAVING MARKED FOR DEMOLITION WHICH INCLUDES ALL ASPHALT, CONCRETE, BASE, AND RETAINING WALLS (INCLUDING THE FOOTERS).
13. FULL DEPTH PAVEMENT SECTION REMOVAL INCLUDES ANY ASSOCIATED ASPHALT OR CONCRETE PAVEMENT, BASE MATERIAL, AND COMPACTED SUBGRADE TO A DEPTH TO REACH OF NATURAL SOIL.

EARTHWORK, GRADING, AND STABILIZATION NOTES

1. INFORMATION CONCERNING SITE SOIL CONDITIONS WILL BE PROVIDED BY THE GEOTECH REPORT.
2. COMPACT ALL UTILITY TRENCHES WITHIN ROADWAYS TO 98% OF THE MODIFIED PROCTOR MAXIMUM DENSITY (AASHTO T - 180) AND TO 95% WITHIN OTHER AREAS.
3. ALL EARTHWORK FOR ALL BUILDING FOUNDATIONS AND SLABS SHALL BE IN ACCORDANCE WITH ARCHITECTURAL PLANS AND SPECIFICATIONS.
4. ALL ON-SITE AREAS DISTURBED BY THE CONSTRUCTION SHALL BE STABILIZED IN ACCORDANCE WITH LANDSCAPE PLANS OR WITH SOD (SAME AS SURROUNDING AREA OR BETTER) OR APPROVED EQUAL.
5. ALL DEWATERING COSTS ASSOCIATED WITH THE PERMITTING, INSTALLATION, MAINTENANCE, AND CONSTRUCTION OF THE UNDERGROUND UTILITIES; STORM WATER PIPES AND MANHOLES; SANITARY SEWER MAINS, FORCE MAINS, MANHOLES, AND LIFT STATIONS; AND STORM WATER MANAGEMENT SYSTEMS SHALL BE INCLUDED AS PART OF THE CONSTRUCTION BID COSTS. THE CONTRACTOR SHALL SUBMIT FOR WATER USE PERMITS IF REQUIRED FOR DEWATERING ACTIVITIES.
6. PLANS AND SPECIFICATIONS REQUIRE THAT COMPACTED BACKFILL BE PLACED ALONG SIDE OF AND OVER ALL UTILITIES. ENGINEER MAY REQUIRE THAT COMPACTION TESTS BE TAKEN TO VERIFY BACKFILL COMPACTION. COST OF SUCH COMPACTION TESTS WILL BE BORNE BY THE CONTRACTOR.
7. UNLESS SHOWN OTHERWISE ON THE PLANS, CONTRACTOR SHALL APPLY 4" OF TOP SOIL TO ALL DISTURBED AREAS OF THE SITE, PLANT GLASS SEED OR SOD, APPLY STRAW, AND WATER. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH A HEALTHY STAND OF GRASS ON ALL SEEDED OR SODDED AREAS. IF A HEALTHY STAND OF GRASS CAN NOT BE ESTABLISHED BY THE TIME THE BUILDING BECOMES OCCUPIED, THEN SOD SHALL BE INSTALLED AND WATERED UNTIL GRASS IS ESTABLISHED.
8. THE CONTRACTOR MUST INSTALL AND MAINTAIN GRASS OR SOD ON EXPOSED SLOPES WITHIN 48 HOURS OF COMPLETED FINAL GRADES, AS NOTED ON PLANS, AND AT ANY OTHER TIME AS NECESSARY TO PREVENT EROSION, SEDIMENTATION OR TURBID DISCHARGES TO ANY DOWNSTREAM WATER BODY, WETLAND, OR OFF-SITE PROPERTY. SODDING ON SLOPES 3:1 AND STEEPER SHALL BE STAKED.
9. CONTRACTOR SHALL TAKE ALL MEASURES NECESSARY TO CONTROL TURBIDITY AND SEDIMENT INCLUDING, BUT NOT LIMITED TO, THE INSTALLATION OF TURBIDITY BARRIERS AND SILT FENCES AT ALL LOCATIONS WHERE THE POSSIBILITY OF TRANSFERRING SUSPENDED SOLIDS INTO THE RECEIVING WATER BODY EXISTS DUE TO THE PROPOSED WORK. TURBIDITY AND SEDIMENT BARRIERS MUST BE INSTALLED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND MAINTAINED AT ALL LOCATIONS UNTIL CONSTRUCTION IS COMPLETED AND DISTURBED SOIL AREAS ARE STABILIZED. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR REMOVING THE BARRIERS.

PAVING, GRADING, AND DRAINAGE NOTES

1. CONTRACTOR SHALL FIELD VERIFY THE EXISTING CONDITIONS ALONG THE ALIGNMENT OF ALL PROPOSED SIDEWALKS AND NOTIFY THE OWNER OF ALL DISCREPANCIES. CONTRACTOR SHALL ALSO HAVE VERTICAL AND HORIZONTAL CONTROL POINTS FIELD MARKED BY HIS SURVEY CREW AND SHALL HAVE THE MARKERS REVIEWED AND APPROVED BY THE OWNER'S REPRESENTATIVE PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
2. EXISTING GRADES SHOWN ON THE DRAWINGS (IN PLACE OR IN SECTION) ARE APPROXIMATE ONLY. CONTRACTOR IS RESPONSIBLE FOR GRADING, INCLUDING PLACEMENT OR REMOVAL OF FILL MATERIAL AS APPROPRIATE, TO PROVIDE PROPER RELATIONSHIP BETWEEN WALKS/RAMPS AND ADJACENT ROADWAYS, CURBS, LOTS, UTILITIES, AND OTHER APPURTENANCES, AS INDICATED.
3. SAWCUT EXISTING PAVEMENT AT THE CONNECTIONS TO THE EXISTING ROADWAYS TO FORM A SMOOTH TRANSITION.
4. HORIZONTAL GEOMETRY REFERS TO ROADWAY OR PARKING LOT EDGE OF PAVEMENT.
5. ALL CURBS (EXISTING OR NEW) SHALL BE PROTECTED FROM CONSTRUCTION DAMAGE. ALL CHIPPED OR CRACKED PORTIONS OF CURB SHALL BE REPLACED AT CONTRACTOR'S EXPENSE. IN ADDITION, ANY MORTAR, CONCRETE, SOIL AND OTHER DEPOSITS OR STAINS SHALL BE CLEANED TO RETURN THE CURBS TO THEIR ORIGINAL CONDITION.
6. TOOL AND CLEAN ALL MANHOLE AND VALVE COVERS OF DIRT, DEBRIS AND ASPHALT. ALL MANHOLE AND VALVE COVERS SHALL BE CLEAN AND OPERABLE PRIOR TO OWNER'S ACCEPTANCE.
7. IN ADDITION TO THE REQUIREMENTS IN THE ENGINEER'S TECHNICAL SPECIFICATIONS, ALL ROADWAY CONSTRUCTION SHALL BE COMPLETED IN ACCORDANCE WITH APPLICABLE STATE OR LOCAL GOVERNMENT SPECIFICATIONS.
8. CONTRACTOR TO PROVIDE MAINTENANCE OF TRAFFIC (MOT) PLAN FOR REVIEW AND APPROVAL TO THE APPLICABLE STATE OR LOCAL GOVERNMENT PRIOR TO WORK IN THE RIGHT-OF-WAY. CONTRACTOR SHALL EXECUTE AND IMPLEMENT THE MOT PLAN IN ACCORDANCE WITH FDOT STANDARDS.
9. STABILIZED SUBGRADE TO BE F.D.O.T. TYPE "B".
10. ALL CONCRETE STRUCTURES, SUCH AS, BUT NOT LIMITED TO: FLUMES, WALKS, CURBS AND DRAINAGE STRUCTURES, SHALL BE TO FDOT STANDARD SPECIFICATIONS (LATEST EDITION).
11. NON-STRUCTURAL CONCRETE SHALL BE MINIMUM COMPRESSIVE STRENGTH 3,000 PSI AT 28 DAY COMPRESSIVE STRENGTH. ALL STRUCTURAL CONCRETE SHALL BE A MINIMUM OF 4,000 PSI AT 28 DAY COMPRESSIVE STRENGTH.
12. COMPLETE CONSTRUCTION WITHOUT IMPACTING THE NORMAL OPERATION OF PEDESTRIAN AND VEHICULAR TRAFFIC.
13. LEADING EDGE OF RAMP SHALL ALIGN WITH SIDEWALK OR RAMP ON OPPOSITE SIDE OF INTERSECTION.
14. WHERE A CURB CUT RAMP IS CONSTRUCTED WITHIN AN EXISTING CURB, CURB AND GUTTER AND/OR SIDEWALK, THE EXISTING CURB OR CURB AND GUTTER SHALL BE REMOVED TO THE NEAREST JOINT BEYOND THE DROP CURB OR TO THE EXTENT THAT NO REMAINING SECTION OF CURB OR CURB AND GUTTER IS LESS THAN 5' LONG. THE EXISTING SIDEWALK SHALL BE REMOVED TO THE NEAREST JOINT BEYOND THE TRANSITION SLOPE OR TO THE EXTENT THAT NO REMAINING SECTION OF SIDEWALK IS LESS THAN 5' LONG.
15. THE EXISTING GRADES SHOWN ON THE DRAWINGS (IN PLAN OR IN SECTION) ARE APPROXIMATE ONLY. THE CONTRACTOR IS RESPONSIBLE FOR GRADING, INCLUDING PLACEMENT OR REMOVAL OF FILL MATERIAL AS APPROPRIATE, TO PROVIDE PROPER RELATIONSHIP BETWEEN WALKS/RAMPS AND ADJACENT ROADWAYS, CURBS, LOTS, UTILITIES, AND OTHER APPURTENANCES, AS INDICATED.
16. SIDEWALK/RAMP CONSTRUCTION AND EXISTING CURB REMOVAL NECESSARY TO CONSTRUCT THE HANDICAP RAMPS (IF APPLICABLE) ARE INCLUDED IN THIS CONTRACT.
17. CONTRACTOR SHALL COORDINATE WITH APPROPRIATE UTILITY PROVIDER FOR THE ADJUSTMENT OF ANY EXISTING OR PROPOSED UTILITY BOXES OR COVERS WITHIN SIDEWALK CONSTRUCTION LIMITS SHOWN ON THE DRAWINGS.
18. CONTRACTOR SHALL MAINTAIN CLEAR, SAFE WALKWAYS AND WALKING DETOURS FOR NORMAL PEDESTRIAN AND GUEST TRAFFIC AT ALL TIMES DURING CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR PEDESTRIAN AND GUEST MOT PLANS.
19. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS.
20. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADE UNLESS OTHERWISE NOTED IN DRAWINGS. IF CURBING IS REQUIRED, SPOT ELEVATIONS WILL BE SHOWN AT THE EDGE OF ALL PAVEMENT.
21. IT MAY BE NECESSARY TO FIELD ADJUST PAVEMENT ELEVATIONS TO PRESERVE THE ROOT SYSTEM OF TREES SHOWN TO BE SAVED. CONTRACTOR TO COORDINATE WITH ENGINEER PRIOR TO ANY ELEVATION CHANGES.
22. ANY FILL TO BE USED AS BACKFILL SHALL BE CLEAN, GRANULAR MATERIAL. PRIOR TO THE USE OF ANY GRANULAR FILL, GRADATION ANALYSIS SHALL BE PREFORMED ON REPRESENTATIVE SAMPLES OF THE FILL MATERIAL TO DETERMINE WHETHER THE MATERIAL IS SUITABLE AS FILL. COMPACTED FILL SHALL BE PLACED IN LAYERS OF NOT MORE THAN 8-INCHES IN THICKNESS, AT MOISTURE CONTENTS WITHIN 3-PERCENT OF OPTIMUM, AND COMPACTED TO MINIMUM DENSITY OF 95% OF THE MAXIMUM DRY DENSITY OR AS REQUIRED BY CONTOUR ENGINEERING AS DETERMINED BY THE MODIFIED PROCTOR METHOD, ASTM D-1557.
23. ON-SITE STORMWATER MANAGEMENT AND DRAINAGE SYSTEM WILL BE PRIVATELY OWNED AND MAINTAINED.
29. ALL PIPES SHALL HAVE 3-FEET MINIMUM COVER UNLESS OTHERWISE SPECIFIED IN PLANS, CONTRACTOR SHALL TAKE CARE TO PROVIDE PROPER GRADE ELEVATIONS AND ALIGNMENTS.
30. ALL STORM DRAINAGE INLETS AND PIPES SHALL BE PROTECTED FROM SILT, SAND AND DEBRIS DURING CONSTRUCTION. ANY ACCUMULATION WITHIN THE STORM DRAINAGE PIPE SYSTEM SHALL BE REMOVED WITHOUT PUMPING OR FLUSHING INTO THE PONDS. STORM DRAINAGE SYSTEM SHALL BE CLEANED AND FREE OF DEBRIS PRIOR TO CONSTRUCTION MANAGER'S ACCEPTANCE.
31. PROVIDE SOCK DRAIN OR SEDIMENT FILTER IN FRONT OF ALL DRAINAGE CURB INLETS AND PROVIDE FILTER FABRIC UNDER THE GRATE OF ALL DITCH BOTTOM INLETS AFTER INITIAL COMPLETION OF THE DRAINAGE STRUCTURES. MAINTAIN THESE MEASURES DAILY (WHICH MAY INCLUDE FULL REPLACEMENT AT THE DISCRETION OF THE CONSTRUCTION MANAGER) TO MINIMIZE SILT ACCUMULATION IN THE STORM DRAINAGE SYSTEM.
32. TOP ELEVATION OF ALL CURB INLETS ARE SHOWN WHERE THE EDGE OF PAVEMENT ELEVATION MEETS THE THROAT APRON OF THE CURB INLET.
36. ALL DRAINAGE PIPE JOINTS TO BE WRAPPED WITH FILTER FABRIC CLOTH PER FDOT PLAN 430-001.
37. CONTRACTOR TO PROTECT MANHOLE COVERS FROM DAMAGE THROUGHOUT PROJECT CONSTRUCTION.

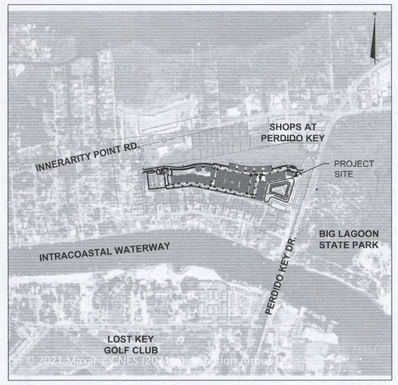
ESCAMBIA COUNTY NOTES

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 CERTIFICATE OF OCCUPANCY, OR PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY A REGISTERED FLORIDA PROFESSIONAL ENGINEER.
2. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.
3. 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 OBTAINING A CERTIFICATE OF OCCUPANCY.
4. THE CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
5. DEVELOPER/CONTRACTOR SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND PRIOR TO REQUEST FOR INSPECTION.
6. 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.
7. 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) 595-3472. AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.
8. NOTIFY SUNSHINE UTILITIES 48 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN R/W; 1-800-432-4770.
9. ANY DAMAGE TO EXISTING ROADS DURING CONSTRUCTION WILL BE REPAIRED BY THE DEVELOPER PRIOR TO FINAL "AS-BUILT" SIGN OFF FROM THE COUNTY.
10. THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHTS-OF-WAY OR EASEMENT.
11. ALL LAND SHALL REMAIN VEGETATED & IN ITS NATURAL STATE UNTIL SUCH TIME AS DRC SITE PLANS AND ADDITIONAL PERMITTING APPROVALS ALLOW FOR ADDITIONAL LAND DISTURBING ACTIVITIES, PER CODE. ALL TREE REMOVAL, LAND CLEARING, FILLING OR PLACEMENT OF FILL MATERIALS, SWALES, TRENCHING, BERMING, OR OTHER "LAND DISTURBING ACTIVITIES", ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION. WETLAND AREAS SHOWN ON THE WETLAND IMPACT PLAN (SHEET C-250) CAN BE FILLED AS SUCH OR OTHERWISE ADVERSELY IMPACTED ONCE ALL JURISDICTIONAL AGENCY PERMITS, APPROVALS, & SITE PLANS ARE OBTAINED FOR SUCH ACTIVITIES.
12. 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.
13. ALL DISTURBED AREAS WHICH ARE NOT PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, HYDROSEED AND/OR SOD.
14. ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.
15. CONTRACTOR SHALL OBTAIN BUILDING INSPECTION DEPARTMENT PERMIT(S) FOR ANY RETAINING WALL HIGHER THAN 2 FEET.



SCALE: N.T.S.

VICINITY MAP



SECTION 00, TOWNSHIP 0-S, RANGE 00-W — SCALE: N.T.S.

SITE MAP

LOCAL UTILITIES

UTILITY	STREET ADDRESS	CITY, STATE, ZIP	PHONE	POINT OF CONTACT
EMERALD COAST UTILITIES AUTHORITY	9255 STURDEVANT STREET	PENSACOLA, FL 32514	(850) 969-6516	TOMMY TAYLOR
GULF POWER / NEXTERA ENERGY	ONE ENERGY PLACE	PENSACOLA, FL 32520	(850) 444-6482	CHAD SWAILS
AT&T	6689 E MAGNOLIA STREET	MILTON, FL 32570	(850) 512-4848	STEVE KENNINGTON
COX COMMUNICATIONS	2205 LAVISTA DRIVE	PENSACOLA, FL 32504	(850) 232-5044	TROY YOUNG
PENSACOLA ENERGY	1625 ATWOOD DRIVE	PENSACOLA, FL 32514	(850) 474-5319	DIANE MOORE
LEVEL 3 COMMUNICATIONS	221 N BAYLEN STREET	PENSACOLA, FL 32502	(251) 281-7584	TANYA MARTINEZ

LEGAL DESCRIPTION

DESCRIPTION FURNISHED BY CLIENT:

PARCEL 1: (14-3S-32-1000-034-005)

A PORTION OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 32 WEST, EASCMBIA COUNTY, FLOIRDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE INTERSECTION OF THE NORTH RIGHT-OF-WAY LINE OF CANAL DRIVE (66' R/W) AND THE EAST RIGHT-OF-WAY LINE OF ZODIAC DRIVE(AS DESCRIBED IN O.R. BOOK 1467, PAGE 998); THENCE NORTHEASTERLY ALONG THE EAST RIGHT-OF-WAY LINE OF SAID ZODIAC DRIVE FOR 307.90 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF SAID ZODIAC DRIVE; THENCE WESTERLY DEFLECTING 89°19'59" LEFT ALONG THE SAID NORTH RIGHT-OF-WAY LINE OF ZODIAC DRIVE FOR 20.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE WESTERLY ALONG SAID NORTH RIGHT-OF-WAY LINE FOR 200.00 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE NORTHEASTERLY AND DEFLECTING 90°11'00" RIGHT FOR 123.50 FEET; THENCE EASTERLY DEFLECTING 89°48'00" RIGHT FOR 200.00 FEET; THENCE SOUTHWESTERLY DEFLECTING 90°11'00" RIGHT FOR 123.50 FEET TO THE POINT OF BEGINNING.

PARCEL 2: (14-3S-32-1000-035-005)

THE FOLLOWING DESCRIBED REAL PROPERTY BEING IN SECTION 14, TOWNSHIP 3 SOUTH, R

ABBREVIATIONS

-/+	APPROXIMATE
AASHTO	AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AC	ACRES OR ASBESTOS CEMENT
ACOE	ARMY CORPS OF ENGINEERS
ADA	AMERICANS WITH DISABILITIES ACT COMPLIANT DEVICE
ADDL	ADDITIONAL
ALT	ALTERNATE
APPROX	APPROXIMATE
ARV	AIR RELEASE VALVE
ARVV	AIR RELEASE VACUUM VALVE
ASPH	ASPHALT
ASTM	AMERICAN SOCIETY FOR TESTING MATERIALS
BFP	ASPHALT
B/L	BACK FLOW PREVENTER
BDLG	BUILDING
BLK	BLOCK
BLVD	BOULEVARD
BM	BENCHMARK
BO	BLOW-OFF (VALVE)
BOC	BACK OF CURB
BRG	BEARING
BSL	BUILDING SETBACK LINE
BV	BUTTERFLY VALVE
BW	BOTTOM OF WALL
C&G	CURB AND GUTTER
CB	CATCH BASIN
CBR	CALIFORNIA BEARING RATIO
CD	CONDENSATE PIPE
CEM	CEMENT
CFS	CUBIC FEET PER SECOND
CI	CURB INLET
CIP	CAST IRON PIPE
CCCL	COASTAL CONSTRUCTION CONTROL LINE
CIR	CIRCLE OR CAPPED IRON ROD
CV	CHECK VALVE
C/L, ℄	CENTERLINE
CM	CONCRETE MONUMENT
CMP	CORRUGATED METAL PIPE
CMU	CONCRETE MASONRY UNIT
CND	CONDUIT
CO	CLEAN OUT
COL	COLUMN
CONC	CONCRETE
CONN	CONNECTION
CONST	CONSTRUCTION
CONT	CONTINUOUS
CONTR	CONTRACTOR
COR	CORNER
CR	CURB RETURN
CT	CUT
CTG	COATING
CTR	CENTER
CATV	CABLE TELEVISION
CULV	CULVERT
CY	CUBIC YARD
(D)	DEED BOOK
Δ	DELTA ANGEL
D	DOUBLE
DA	DRAINAGE AREA
DBL	DOUBLE
DDCVA	DOUBLE DETECTOR CHECK VALVE ASSEMBLY
DI	DROP INLET / DUCTILE IRON
DIA	DIAMETER
DIP	DUCTILE IRON PIPE
DR	DRIVE
E	EAST
EA	EACH
ECC	ECCENTRIC
ELEV	ELEVATION
ELEC	ELECTRIC
ERCP	ELLIPTICAL REINFORCED CONCRETE PIPE
EOG	EDGE OF GRAVEL
EOP	EDGE OF PAVEMENT
EOR	ENGINEER OF RECORD
EQ	EQUATION
ESMT	EASEMENT
EX	EXISTING
EXP	EXPANSION
EXT	EXTENTION
(F)	FIELD INFORVATION
FD	FLOOR DRAIN
FDC	FIRE DEPARTMENT CONNECTOR
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
FFE	FINISHED FLOOR ELEVATION
FH	FIRE HYDRANT
FEMA	FEDERAL EMERGENCY MANAGEMENT AGENCY
FL	FLOW
FM	FORCE MAIN
FSC	FIRE SERVICE CONNECTION
FT	FEET OR FOOT
FO	FIBER OPTIC
GAL	GALLON
GALV	GALVANIZED
GM	GAS METER
GPM	GALLONS PRE MINUTE
GR	GRADE
GRVL	GRAVEL
GV	GAS VALVE OR GATE VALVE
GW	GUY WIRE
HB	HOSE BIB OR HOT BOX
HDPE	HIGH-DENSITY POLYETHYLENE
HORZ	HORIZONIAL
HP	HIGH POINT OR HORSEPOWER
HT	HEIGHT
HW	HEADWALL
HWL	HIGH WATER LEVEL
ID	INSIDE DIAMETER
IN	INCHES
INL	INLET
INTR	INTERIOR
INV	INVERT ELEVATION

ABBREVIATIONS

IPF	IRON POST FOUND
IRR	IRRIGATION
IW	INDUSTRIAL WATER (FIRE)
JB	JUNCTION BOX
JBL	JURTSDICTIONAL BOUND LINE
JCT	JUNCTION
JT	JOINT
L	ARC LENGHT/LENGTH OF CURVE
L-1	LINE IDENTIFICATION (SEE LINE TABLE)
LAT	LATERAL
LB	LICENSED SURVEYING BUSINESS NUMBER
LBR	LIMEROCK BEARING RATIO
LBS	POUNDS
LF	LINEAR FEET
LN	LANE
LOD	LIMITS OF DISTURBANCE
LOW	LIMITS OF WORK
LP	LOW POINT OR LIGHT POLE
LS	LICENSED SURVEYOR NUMBER OR LIFTSTATION
LT	LEFT OR LIGHT
LWL	LOW WATER LEVEL
MB	MAIL BOX
MATL	MATERIAL
MAX	MAXIMUM
MECH	MECHANICAL
MES	MITERED END SECTION
MFR	MANUFACTURED
MGD	MILLION GALLONS PER DAY
MH	MANHOLE
MI	MILE
MIN	MINIMUM
MISC	MSCELLANEOUS
MJ	MECHANICAL JOINT
MON	MONUMENTED
MOT	MAINTENANCE OF TRAFFIC
N	NORTH
N/A	NOT APPLICABLE
N&C	NAIL AND CAP
NAVD 88	NORTH AMERICAN VERTICAL DATUM 1988
NE	NORTHEAST
No.	NUMBER
NOM	NOMINAL
NTS	NOT TO SCALE
NVGD 29	NORTH AMERICAN VERTICAL DATUM 1988
NW	NORTHWEST
NWL	NORMAL WATER LEVEL
OC	ON CENTER
OD	OUTSIDE DIAMETER
OE	OVER HEAD ELECTRIC
OHU	OVER HEAD UTILITIES
OPNG	OPENING
OPP	OPPOSITE
OR	OFFICIAL RECORD BOOK
OVFL	OVERFLOW
PC	POINT OF CURVATURE
PCC	POINT OF COMPOUND CURVATURE
PEP	POLYETHYLENE PIPE
PI	POINT OF INTERSECTION
PIV	POST INDICATOR VALVE
P/L	PROPERTY LINE
PC	POINT OF CURVE
PKWY	PARKWAY
POJ	PUSH ON JOINT
PP	POWER POLE
PRC	POINT OF REVERSE CURVATURE
PRM	PERMANENT REFERENCE MONUMENT
PROP	PROPERTY
PROJ	PROJECT
PT	POINT OF TANGENCY
PVC	POLYVINYL CHLORIDE
PV	PLUG VALVE
PVMT	PAVEMENT
PW	POTABLE WATERCAPPED IRON ROD
Q	DISCHARGE (FLOW RATE)
R	RADIUS
RD	ROAD OR ROOF DRAIN
RIM	RIM ELEVATION
RNG	RANGE
RCP	REINFORCED CONCRETE PIPE
RJ	RESTRAINED JOINT
RED	REDUCER
REINF	REINFORCED
REQD	REQUIRED
RPZBFP	REDUCED PRESURE ZONE BFP
RT	RIGHT
R/W	RIGHT-OF-WAY
S	SOUTH OR SIGN
SCH	SCHEDULE
SE	SOUTHEAST
SECT	SECTION
SGL	SINGLE
SL	SLOPE
SPEC	SPECFICATION SANITARY SEWER
SF	SILT FENCE OR SQUARE FEET
SQ	SQUARE
SAN	SANITARY
SR	STATE ROAD
SS	SANITARY SEWER
SSC	SANITARY SEWER CONNECTION
SSF	SUPER / HIGH HAZARD SILT FENCE
ST	STREET
STA	STATION
STD	STANDARD
STR	STRUCTURE
SYM	SYMMETRIC
SUE	SUBSURFACE UTILITY ENGINEERING
S/W	SIDEWALK
T	TANGENT
TBM	TEMPORARY BENCHMARK
TOB	TOP OF BANK
TOC	TOP OF CURB
TEL	TELEPHONE

ABBREVIATIONS

TEMP	TEMPORARY
TOS	TOE OF SLOPE
TW	TOP OF WALL
TYP	TYPICAL
UD	UNDERDRAIN PIPE
USGS	U.S. NATIONAL GEODETIC SURVEY
UT	UNDERGROUND TELEPHONE LINE
UTV	UNDERGROUND TELVESION LINE
UE	UNDERGROUND ELECTRIC LINE
VC	VERTICAL CURVE
VERT	VERTICAL
VPC	VERTICAL POINT OF CURVE
VPI	VERTICAL POINT OF INTERSECTION
VPT	VERTICAL POINT OF TENGENCY
W	WEST
W/	WITH
WM	WATERMAIN OR WATER METER
W/O	WITHOUT
WSC	POTABLE WATER SERVICE CONNECTION
WWF	WELDED WIRE FABRIC
WT	WEIGHT
XING	CROSSING
YDS	YARDS

EX. SYMBOL LEGEND

DESCRIPTION	SYMBOL
CAPPED IRON ROD FOUND	
IRON PIPE FOUND	
IRON ROD FOUND	
CONCRETE MONUMENT FOUND	
PK FOUND	OPKF
BENCHMARK	BM−1
TEMPORARY BENCHMARK	TBM−1
NAIL AND DISK	ND
CONTROL POINT	
BORING	
SOIL BOARING	
ASPHALT CORE	
DRI TEST LOCATOIN	
MONITORING WELL	
BOLLARD	OBO
FLAG POLE	OFP
LIGHT POLE	OLP
FLOOD UPLIGHT	
MAIL BOX	MBD
SIGN	
STORM MANHOLE	D
STORM INLET	
STORM CURB INLET	
STORM CLEAN OUT	CO
STORM YARD DRAIN	Y
ROOF DOWN SPOUT	
A/C UNIT	AC
CABLE TV PEDISTAL	C
COMMUNICATIONS VAULT	CV
ELECTRIC BOX	E
ELECTRICAL PANEL	ELEC
ELECTRICAL VAULT	EV
ELECTRIC MANHOLE	E
ELECTRICAL TRANSFORMER	
FIBER OPTIC-MARKER	FOC
GAS METER	GM
GAS VALVE	
IRRIGATION VALVE	
UTILITY POLE	
GUY POLE	
GUY WIRE	
SEWER MANHOLE	S
SEWER LIFT STATION	LS
SEWER VALVE	
SEWER CLEANOUT	
TELEPHONE MANHOLE	T
TELEPHONE PEDESTAL	T TP
TRAFFIC SIGNAL BOX	
WATER VALVE	
WATER BLOW OFF VALVE	
POST INDICATOR VALVE	P
WATER METER	W
WATER WELL	W
WATER BFP (SMALL)	BFP
WATER BFP (LARGE)	
HYDRANT	
FLUSH HYDRANT	
WETLAND FLAG	A-K

EX. LINE LEGEND

DESCRIPTION	LINETYPE
UNDERGROUND CABLE TV	
UNDERGROUND ELECTRIC	
UDERGROUND FIBER OPTIC	
SANITARY SEWER FORCEMAIN	FM
UNDERGROUND GAS	
OVER HEAD UTILITIES	OU
RECLAIMED WATER LINE	
UNDERGROUND CABLE TV	
UNDERGROUND ELECTRIC	
UDERGROUND FIBER OPTIC	
SANITARY SEWER FORCEMAIN	FM
UNDERGROUND GAS	
OVER HEAD UTILITIES	OU
RECLAIMED WATER LINE	
GRAVITY SANITARY SEWER	SS
STORM DRAINAGE	SD
UNDERGROUND TELEPHONE	
UNDERGROUND UNKNOWN	U
WATER LINE	
FENCE	x
FENCE, CHAIN LINK	
FENCE, WOOD PANEL	
GUARD RAIL	
ROADWAY CENTER LINE	
BOUNDARY LINE	
EASEMENT	
EDGE OF GRAVEL	
PROPERTY LINE	
RIGHT OF WAY	
ROAD CENTER LINE	
100 YEAR FLOODPLAIN	100FP
DITCH ℄	
DITCH BOTTOM	
DITCH TOP	
MAJOR CONTOUR	
MINOR CONTOUR	
RIPARIAN BUFFER ZONE 1	Z1
RIPARIAN BUFFER ZONE 2	Z2
TOP OF BANK	
TREELINE	
WATERCOURSE ℄	
SOIL LINE	
WETLAND BOUNDARY	
WETLAND BUFFER LINE	WLB
UTILITY SHOWN PER RECORD DRAWING	SS(R)

LINE LEGEND

DESCRIPTION	LINETYPE
PERMANENT EASEMENT	
TEMPORARY EASEMENT	
SANITARY SEWER FORCE MAIN	FM
RECLAIMED WATER LINE	R
GRAVITY SANITARY SEWER	SS
WATER LINE	W
TO BE ABANDONED	
DIVERSION DITCH	
LIMITS OF DISTURBANCE/CLEARING LIMITS	LOD
COMBINATION SILT FENCE/TREE PROTECTION	CSF
TEMPORARY SILT FENCE	SF
TEMPORARY SUPER SILT FENCE	SSF
TEMPORARY TREE PROTECTION FENCE	TPF
COMPOST SOCK	CS
PERMANENT FENCE	
GUARD RAIL	
GRADE LOW POINT	
GRADE HIGH POINT	

PROFILE LINE LEGEND

DESCRIPTION	LINETYPE
EX. GRADE PVNT PROFILE	
EX. GRADE GROUND PROFILE	
PROPOSED GRADE PROFILE	
THEORETICAL 1:1 SLOPE	
WETLAND CROSSING	

REFERENCE SYMBOLS

TEXT PROPOSED — 1.5 PROPOSED

TEXT EXISTING — *1.45 EXISTING*

1 / C-301
DENOTES DETAIL NUMBER IDENTIFICATION
DENOTES DRAWING No. WHERE DETAIL IS LOCATED

DETAIL REFERENCE

1 | DETAIL TITLE | 1"=5'
DENOTES DETAIL SCALE
DENOTES DETAIL NUMBER IDENTIFICATION
DETAIL SUBTITLE

DENOTES SECTION LETTER IDENTIFICATION
A / C-201
DENOTES SHEET No. WHERE SECTION IS LOCATED

SECTION REFERENCE

DENOTES SECTION LETTER IDENTIFICATION
SECTION TITLE
SECTION SUBTITLE
SCALE: 1" = 5'
A / C-100
DENOTES DRAWING No. SECTION TAKEN FROM

SECTION TITLE

HATCH LEGEND

EXISTING BUILDING TO REMAIN
EXISTING ASPHALT PAVEMENT
EXISTING ASPHALT PAVEMENT
EXISTING CONCRETE PAVEMENT
EXISTING PEDESTRIAN HARDSCAPES
EXISTING BRICK PAVERS
EXISTING GRAVEL PAVEMENT
EXISTING DECK/DOCK
EXISTING RETAINING WALL
EXISTING WETLANDS
EXISTING UTILITY EASEMENT
EXISTING DRAINAGE EASEMENT
EXISTING PEDESTRIAN/ ACCESS EASEMENT
EXISTING SUBMERGED LAND LEASE
BANK & SHORE RIPRAP FDOT SECTION 530
DITCH LINING RIPRAP FDOT SECTION 530
CONSTRUCTION ENTRANCE
STAGING AREA/ LAYDOWN YARD
LIMITS OF CLEARING AND GRUBBING
PAVEMENT TO BE REMOVED
FULL DEPTH PAVEMENT SECTION TO BE REMOVED
ASPHALT TO BE MILLED AS NOTED
HARDSCAPES TO BE REMOVED
BUILDING TO BE REMOVED
LIMITS OF WETLAND IMPACT
POND/POOL TO BE FILLED
DECK/DOCK TO BE REMOVED
PROPOSED BUILDING/ RETAINING WALL
ASPHALT PAVEMENT LIGHT-DUTY
ASPHALT PAVEMENT HEAVY-DUTY
ASPHALT PAVEMENT RESURFACED
CONCRETE PAVEMENT HEAVY DUTY (8" THICK)
CONCRETE PVMT-BLACK HEAVY DUTY (8" THICK)
CONCRETE PAVERS
PEDESTRIAN HARDSCAPE/SIDEWALK
GRAVEL ROADWAY
STABILIZED SOIL SOD PATHWAY
SOD

TREE LEGEND

TREE TYPE	SYMBOL
ASHBAY	
BAY	
BIRCH	
BOXWOOD	
BUSH/SHRUB	
CATALPA	
CEDAR	
CITUS	
CREPE MYRTLE	
CYPRESS	
DOGWOOD	
ELM	
HOLLY	
HICKORY	
LAUREL OAK	
LOCUST	
MAGNOLIA	
MAPLE	
OAK	
PALM	
PALMETTO	
PEAR	
PERSIMMON	
PINE	
POPCORN	
POPLAR	
SAGO	
SYCAMORE	
TULIP	
TUPELO	
UNKNOWN TYP	
STANDING DEAD	

THE LINE SHOWN ABOVE IS EXACTLY ONE INCH LONG AT THIS SHEETS ORIGINAL PAGE SIZE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE LETTERS, IF PRINTED CORRECTLY

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W. BRIAN WALKER, P.E. FL REG. No. 69939
W. BRIAN WALKER No. 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3859 www.5da-l.com

PERMIT SUBMITTAL

ALTURA

KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
LEGEND AND ABBREVIATIONS

SHEET NO:
C-001

1



SITE DATA TABLE

PROPERTY OWNER: WHITE, JERRY D.
DEVELOPER: KORE COMPANY, LLC
PROPERTY LOCATION: 13450 PERDIDO KEY DRIVE, PENSACOLA, FLORIDA 32507
PARCEL NUMBER: 14-3S-32-1000-035-005
LEGAL DESCRIPTION: (SEE GENERAL NOTES SHEET FOR LEGAL DESCRIPTION)
PARCEL AREA: 28.07 AC

PROPERTY USE

EXISTING LAND USE: VACANT

ZONING

SITE: COMMERCIAL (COM)
N: COMMERCIAL (COM)
E: RIGHT-OF-WAY (S.R. 292)
S: RIGHT-OF-WAY (ZODIAC DR.)
W: RIGHT-OF-WAY (MONTEREY AVE.)

FUTURE LAND USE

MIXED USE-SUBURBAN (MU-S)

BUILDING SETBACKS *[LDC 3-2.10 (d)(7)]*

FRONT: 15'
SIDE: 10' *
SIDE STREET: 10' *
REAR: 15'
* (12' SIDE SETBACK FOR BLDG TYPE 1)

LANDSCAPE BUFFERS *[DSM 2-2-2.3 (a)(1)]*

FRONT: N/A
SIDE: N/A
SIDE: N/A
REAR: N/A

MAX IMPERVIOUS COVERAGE *[LDC 3-2.10(d)(6)]*

ALLOWED: 85%
PROPOSED: 70.1%

MAX DENSITY *[LDC 3-2.10(d)(1)]*

ALLOWED: 25 UNITS/ACRE
PROPOSED: 11.6 UNITS/ACRE

MAX FLOOR AREA RATIO *[LDC 3-2.10(d)(2)]*

ALLOWED: 1.0
PROPOSED: 0.45

MAX BUILDING HEIGHT *[LDC 3-2.10 (d)(3)]*

ALLOWED: 150 FT
PROPOSED: 45 FT (BLDG TYPE 1)

VEHICULAR PARKING *[DSM 1-3-1.2 (a)]*

MULTI-FAMILY: 1.5 SPACE/DWELLING UNIT
OFFICE: 3.5 SPACES/1000 S.F.

NAME	UNITS	SPACES REQUIRED	LOWER RANGE	UPPER RANGE	SPACES PROVIDED
MFR	325 UNITS	325*1.5=487.5=488	440	537	
OFFICE	3,288 SF	3,288*(3.5/1000)=11.5=12	11	14	
TOTAL		500	451	551	536

ACCESSIBLE PARKING

ACCESSIBLE SPACES REQUIRED PER TABLE 208.2
IN THE ADA STANDARDS FOR ACCESSIBLE DESIGN MANUAL (VER 2010).

NAME	TOTAL SPACES PROVIDED	ACCESSIBLE SPACES REQUIRED	ACCESSIBLE SPACES PROVIDED
ADA SPACES	536	10.7=11	11

OTHER PARKING PROVIDED

NAME	SPACES REQUIRED	SPACES PROVIDED
BOAT/RV PARKING	0	36

LOT COVERAGE

COVERAGE TYPE	EXISTING (AC)	EXISTING (%)	PROPOSED (AC)	PROPOSED (%)
BLDG AREA	0.00	0.00%	3.06	15.83%
IMPERVIOUS	0.00	0.00%	10.10	52.25%
PERVIOUS	15.98	100.00%	4.11	21.26%
POND	0.00	0.00%	2.06	10.66%
OVERALL	15.98	100.00	19.33	100.00

FIRE FLOW CALCULATIONS

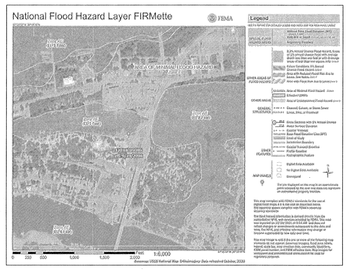
BUILDING	CONST. TYPE (SBC)	CONST. TYPE (NFPA 220)	AREA (SQ. FT)	REQ'D FIRE FLOW * (GPM)	ADJUSTED FIRE FLOW ** (GPM)	REQUIRED FIRE FLOW (GPM)
TYPE I	V-A	V(111)	180,868	7,750	1,938	1,938
TYPE II	V-A	V(111)	34,503	3,250	1,000	1,000
TYPE III-TH	V-B	V(000)	9,825	2,750	1,000	1,000
AMENITY	V-B	V(000)	6,560	6,000	1,500	1,500
LEASING	V-B	V(000)	3,288	1,750	1,000	1,000
MAINT.	V-B	V(000)	1,096	1,500	1,000	1,000
GARAGE	V-B	V(000)	8,388	2,500	1,000	1,000

* NFF DETERMINED FROM 2012 NFPA 1 TABLE 18.4.5.1.2

** PER SECTION 18.4.5.2.1 OF NFPA 1, NFF MAY BE REDUCED BY 75% WHEN THE BUILDING IS PROTECTED THROUGHOUT BY AN APPROVED AUTOMATIC SPRINKLER SYSTEM (RESULTING NFF SHALL NOT BE LESS THAN 1000 GPM).

EXISTING FIRE FLOW WAS TESTED ON AUGUST 20, 2021 AT HYDRANT #1182. EXISTING FIRE FLOW AT 20 PSI RESIDUAL WAS 3,861 GPM.

FEMA FLOOD MAP



THE SUBJECT PROPERTY AS SHOWN HEREON IS LOCATED IN FLOOD ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AND ZONE "AE", SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD PLAINS.

BASE FLOOD ELEVATIONS ARE SHOWN TO BE 5' AND 6' WITHIN ZONE "AE", AS DETERMINED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBIA COUNTY, FLORIDA, COMMUNITY PANEL NUMBER 12033C0508G, EFFECTIVE DATE OF SEPTEMBER 29, 2006.

THIS SUBJECT PROPERTY IS ALSO INCLUDED IN A FLOOD PLAIN UPDATE IN WHICH THE BASE FLOOD ELEVATIONS ARE PROJECTED TO BE MODIFIED TO BE 11' AND 12' WITHIN ZONE "AE", AS DETERMINED FROM THE PRELIMINARY FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBIA COUNTY, FLORIDA, COMMUNITY PANEL NUMBER 12033C0533J DATED JANUARY 27, 2017.

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REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
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5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/09/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

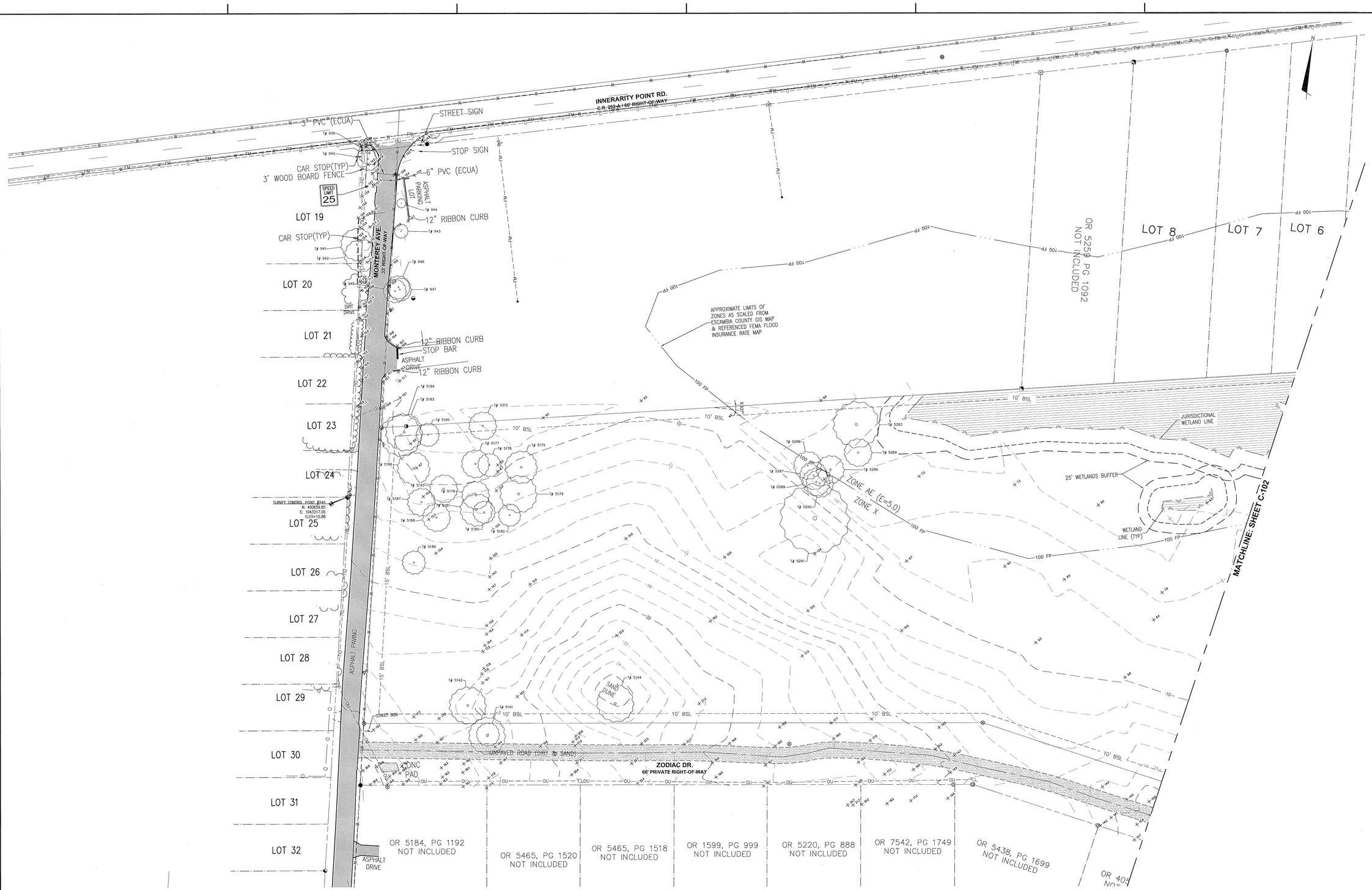
CURRENT: FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
OVERALL SITE PLAN

SHEET NO:
C-010

THE LINE SHOWN ABOVE IS 1" LONG ON ORIGINAL PLOT AT THIS SHEETS ORIGINAL SIZE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE LETTERS, IF PRINTED CORRECTLY



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- LOT LINE
- SITE ELEMENTS
- WIRE FENCE
- EX WATER MAIN
- EX SEWER MAIN
- EX STORM PIPE
- EX DRY UTILITY LINE
- BM-1 BENCHMARK
- B-1 SOIL BORING
- EX. ASPHALT PAVEMENT
- CHINESE TALLOW (AKA POPCORN TREE)
- MAGNOLIA
- LONG NEEDLE PINE
- OAK

SURVEY NOTES

1. NORTH AND THE SURVEY DATUM SHOWN HEREON IS REFERENCED TO THE GRID BEARING OF N 16°59'21" E ALONG THE WEST RIGHT-OF-WAY (R/W) LINE OF CANAL STREET (66' R/W) AND IS BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM (FLORIDA NORTH ZONE), NORTH AMERICAN DATUM OF 1983 (NAD83)-(2011)-(EPOCH 2010.0000) AND WERE DERIVED UTILIZING A GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) TRIMBLE R8 DUAL FREQUENCY RECEIVER. THE RECEIVER WAS UTILIZED IN A REAL-TIME KINEMATIC (RTK) MODE UTILIZING THE FLORIDA DEPARTMENT OF TRANSPORTATION FLORIDA PERMANENT REFERENCE NETWORK (FPRN), FLORIDA'S GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) REFERENCE STATION NETWORK; DEEDS OF RECORD AND EXISTING FIELD MONUMENTATION.
2. ELEVATIONS AS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88) AND ARE REFERENCED TO THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) VERTICAL CONTROL NETWORK BENCH MARK NUMBER 48-02-D03V HAVING A PUBLISHED ELEVATION OF 13.77 FEET.
3. MEASUREMENTS AS SHOWN HEREON WERE MADE TO UNITED STATES STANDARDS AND ARE EXPRESSED IN DECIMAL OF FEET.
4. VISIBLE UTILITIES WITHIN THE SURVEY LIMITS ARE AS SHOWN HERON.
5. THE STRUCTURE DIMENSIONS DO NOT INCLUDE THE EAVE OVERHANG OR FOUNDATION FOOTINGS.
6. VISIBLE IMPROVEMENTS ARE AS SHOWN HEREON.
7. GRAPHIC SYMBOLISM FOR FEATURES SUCH AS MONUMENTATION, FENCES, TREES, TREE LINES, UTILITIES ETCETERA MAY BE EXAGGERATED IN SIZE FOR CLARITY PURPOSES. DIMENSIONS TO EXAGGERATED FEATURES WILL SUPERSEDE SCALED MEASUREMENTS.
8. AN ALTA/NSPS SURVEY OF THIS PARCEL WAS PERFORMED BY THIS COMPANY, DATED AUGUST 3, 2021. ALL TITLE SEARCH INFORMATION IS FOUND ON THAT SURVEY.
9. THE ENVIRONMENTAL JURISDICTIONAL WETLANDS LINES (FLAGGING CODED BEGINNING WITH AN "S") AS SHOWN HEREON ARE BASED ON INFORMATION PROVIDED BY WETLAND SCIENCES, INC. (WSI) 1829 BAINBRIDGE AVE., PENSACOLA, FLORIDA, 850 453-4700. THERE WAS OLDER FLAGGING FOUND ONSITE (FLAGGING CODED BEGINNING WITH A "3") WERE ALSO LOCATED BUT ARE OF AN UNKNOWN ORIGIN.
10. THE SURVEYING BUSINESS CERTIFICATE OF AUTHORIZATION NUMBER FOR MCKIM & CREED, INC. IS LB7917.
11. THIS SURVEY DOES NOT REPRESENT NOR GUARANTEE OWNERSHIP.
12. THIS IS NOT A BOUNDARY SURVEY. BOUNDARY INFORMATION IS FOUND ON THE ABOVE REFERENCED ALTA/NSPS SURVEY.
13. THE FOLLOWING FIELD BOOKS WERE USED FOR THIS SURVEY: RG26, PG 1-6, 11-14, 20-21, 24-31, 37-38, 44-54

BENCHMARKS

BM-1
SURVEY CONTROL POINT #245
N: 490659.85
E: 1043317.05
ELEV= 12.88

TBM-26/28A
E'LY BONNET BOLT OF FIRE HYDRANT
N: 490253.34
E: 1045331.85
ELEV= 10.46

48-02-D01HV
N: 490761.912
E: 1045637.902
ELEV = 13.361

48-02-D03HV
N: 491525.999
E: 1045910.412
ELEV = 13.771

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM&CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
W. BRIAN WALKER No. 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3859 www.5di-l.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/19/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
EXISTING CONDITIONS SURVEY

SHEET NO:
C-101



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- LOT LINE
- SITE ELEMENTS
- WIRE FENCE
- W EX WATER MAIN
- SS EX SEWER MAIN
- EX STORM PIPE
- OU EX DRY UTILITY LINE
- BM-1 BENCHMARK
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REVISIONS

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PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

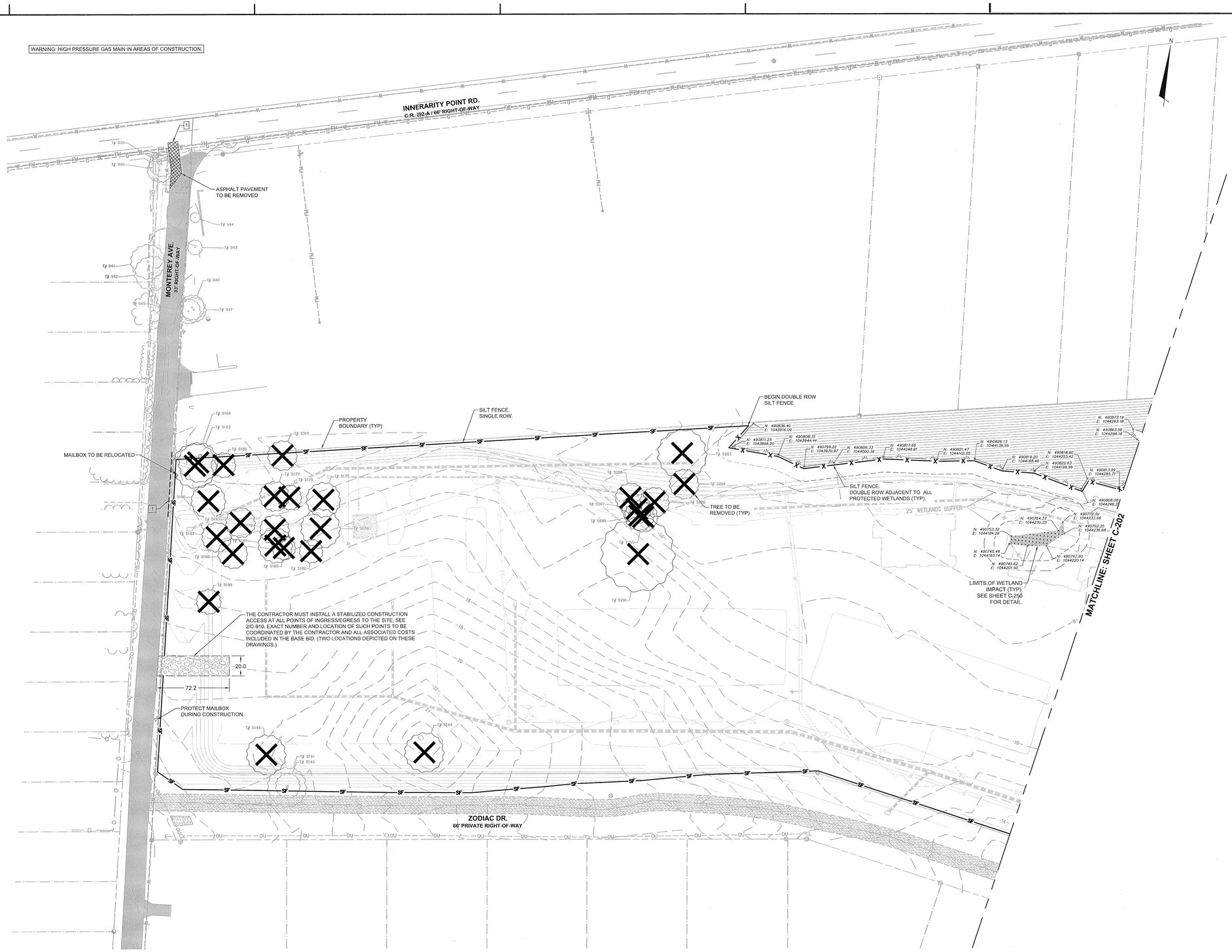
SHEET NAME:
EXISTING CONDITIONS SURVEY

SHEET NO:
C-102

THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THE CORRECT SCALE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE EDGES, IF PRINTED CORRECTLY

TREE SCHEDULE					
TREE #	SPECIES	CANOPY	DIAMETER	OFFSITE	STATUS
939	OAK	25'	18"	YES	PROTECT
940	OAK	25'	19"	YES	PROTECT
941	OAK	35'	21"	YES	PROTECT
942	OAK	35'	19"	YES	PROTECT
943	OAK	15'	8"	YES	PROTECT
944	OAK	10'	5"	YES	PROTECT
945	OAK	25'	12"	YES	PROTECT
946	OAK	25'	8"~9" SPLIT	YES	PROTECT
947	OAK	25'	8"~10" SPLIT	YES	PROTECT
4937	OAK	23'	14"		PROPOSED REMOVAL
5141	OAK	40'	12"~14" SPLIT	YES	PROTECT
5142	OAK	40'	12"~16" SPLIT		PROPOSED REMOVAL
5143	OAK	25'	12"	YES	PROTECT
5144	OAK	40'	14"~14" SPLIT		PROPOSED REMOVAL
5175	OAK	35'	15"		PROPOSED REMOVAL
5176	OAK	25'	12"		PROPOSED REMOVAL
5177	OAK	30'	14"		PROPOSED REMOVAL
5178	OAK	30'	14"		PROPOSED REMOVAL
5179	OAK	40'	24"		PROPOSED REMOVAL
5180	OAK	24'	12"		PROPOSED REMOVAL
5181	OAK	35'	18"		PROPOSED REMOVAL
5182	OAK	24'	12"		PROPOSED REMOVAL
5183	OAK	40'	18"		PROPOSED REMOVAL
5184	OAK	45'	23"		PROPOSED REMOVAL
5185	OAK	25'	12"		PROPOSED REMOVAL
5186	OAK	35'	17"		PROPOSED REMOVAL
5187	OAK	30'	14"		PROPOSED REMOVAL
5188	OAK	30'	12"~12" SPLIT		PROPOSED REMOVAL
5189	OAK	25'	13"		PROPOSED REMOVAL
5193	OAK	30'	15"		PROPOSED REMOVAL
5251	OAK	25'	13"		PROTECT
5252	OAK	45'	12"~9"~8" SPLIT		PROPOSED REMOVAL
5253	OAK	30'	14"		PROTECT
5254	OAK	25'	14"		PROPOSED REMOVAL
5283	OAK	50'	24"		PROPOSED REMOVAL
5284	OAK	30'	15"		PROPOSED REMOVAL
5286	OAK	30'	15"		PROPOSED REMOVAL
5287	OAK	30'	15"		PROPOSED REMOVAL
5288	OAK	30'	15"		PROPOSED REMOVAL
5289	OAK	30'	14"		PROPOSED REMOVAL
5290	OAK	30'	14"		PROPOSED REMOVAL
5291	OAK	75'	30"		PROPOSED REMOVAL
5315	OAK	30	13"		PROPOSED REMOVAL



LEGEND

- PROPERTY BOUNDARY
- LIMITS OF WORK
- SITE ELEMENTS TO REMAIN
- SITE ELEMENTS TO BE REMOVED
- SAWCUT LINE
- SF SILT FENCE SINGLE ROW
- SILT FENCE DOUBLE ROW
- OVERLAND FLOW ARROW
- TREE TO BE PROTECTED
- TREE TO BE REMOVED
- BUILDING TO BE REMOVED
- CONSTRUCTION ENTRANCE
- GRAVEL TO BE REMOVED
- LIMITS OF WETLAND IMPACT

KEYNOTES

1. SAW CUT PAVEMENT PRIOR TO REMOVAL FOR SMOOTH TRANSITION

EROSION CONTROL NOTES

1. TEMPORARY STABILIZATION IS REQUIRED FOR ALL SOIL LEFT BARE FOR GREATER THAN 14 DAYS.
2. PERMANENT SOIL STABILIZATION REQUIRED. SEE LANDSCAPE PLANS FOR SOD AND OTHER IMPROVEMENT LOCATIONS.
3. STORMWATER RETENTION AREAS SHOULD BE CONSTRUCTED FIRST TO PREVENT DISCHARGE FROM THE SITE DURING CONSTRUCTION.
4. REQUIRED INSPECTIONS BY CONTRACTOR DURING CONSTRUCTION:
   a. ONCE EACH WEEK OR WITHIN 24 HRS OF A STORM EVENT (GREATER THAN 1/2 IN.) INSPECT ALL CONTROL MEASURES.
   b. REPAIR ALL DAMAGED AREAS WITHIN 24 HRS OF DISCOVERY.
   c. REMOVE ANY BUILT-UP SEDIMENT AROUND FENCES THAT REACHES 1/3 OF THE SILT FENCE HEIGHT.
   d. SILT FENCES SHALL BE INSPECTED FOR DEPTH OF SEDIMENT AND TEARS TO ENSURE FABRIC HAS NOT PULLED AWAY FROM POSTS.
   e. INSPECT ALL TEMPORARY AND PERMANENT SOIL STABILIZATION FOR WASHOUTS OR BARE SPOTS.
   f. INSPECTION REPORTS MUST BE AVAILABLE FOR INSPECTION AT ALL TIMES. THE SITE SUPERINTENDENT SHALL CONDUCT ALL INSPECTIONS AND MAINTAIN REPORTS.
   g. DATES OF ALL MAJOR GRADING ACTIVITIES MUST BE RECORDED AND MAINTAINED WITH SITE INSPECTIONS. WHEN MAJOR GRADING HAS CEASED IN ANY AREA, THE DATE MUST ALSO BE RECORDED.
5. THE SITE SHALL BE KEPT IN AN ORDERLY FASHION. THE CONTRACTOR SHALL ENSURE THE FOLLOWING ITEMS ARE ADDRESSED:
   a. AN EFFORT TO STORE ONLY WHAT IS NEEDED ON THE SITE.
   b. KEEP ALL STORED MATERIALS IN A NEAT AND ORDERLY FASHION IN THE ORIGINAL CONTAINERS WHEN POSSIBLE.
   c. FOLLOW ALL MANUFACTURERS RECOMMENDED PROCEDURES FOR DISPOSAL OF WASTE MATERIAL.
   d. INSPECT DAILY TO ENSURE WASTE MATERIAL IS DISPOSED OF PROPERLY.
   e. COUNTY RESERVES THE RIGHT TO TERMINATE ALL CONSTRUCTION ACTIVITIES UNTIL CONTRACTOR ADEQUATELY INSTALLS, MAINTAINS, AND/OR REPLACES EROSION CONTROL MEASURES TO CONDITION ACCEPTED BY THE COUNTY AT NO ADDITIONAL COST.

DEMOLITION NOTES

1. NO WORK WITHIN THE RIGHT-OF-WAY IS AUTHORIZED UNTIL A RIGHT-OF-WAY PERMIT IS OBTAINED.
2. FULL DEPTH PAVEMENT SECTION REMOVAL INCLUDES ANY ASSOCIATED ASPHALT OR CONCRETE PAVEMENT, BASE MATERIAL, AND COMPACTED SUBGRADE TO A DEPTH TO REACH OF NATURAL SOIL.
3. ALL UNSUITABLE MATERIALS, INCLUDING ORGANICS AND MUCK, MUST BE EXCAVATED AND REMOVED FROM THE SITE AND REPLACED WITH CLEAN SAND PRIOR TO GRADING THE SITE.
4. CONSTRUCTION LAYDOWN LOCATION SHALL BE DETERMINED IN THE FIELD. THE PROPOSED AREA MUST BE SURROUNDED BY SILT FENCE.
5. TREE PRESERVATION: THE MINIMUM PRESERVED AREA IS THE CRITICAL ROOT ZONE (CRZ), DEFINED AS A CIRCULAR AREA CENTERED ON THE TREE WITH A RADIUS OF ONE FOOT PER INCH OF TRUNK DIAMETER. TREE IMPACTS SHOWN WITHIN THE CRZ MUST BE MITIGATED, WETHER THOSE IMPACTED TREES ARE TO REMOVED OR REMAIN.
6. ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES MUST BE INSTALLED PRIOR TO SITE DISTURBANCE AND MAINTAINED IN GOOD WORKING ORDER UNTIL PROJECT IS COMPLETE AND SITE IS STABILIZED.
7. ALL INLET PROTECTION MUST BE MAINTAINED THROUGHOUT TH DURATION OF THE PROJECT.
8. CONTRACTOR TO VERIFY POINTS OF CONNECTION TO EXISTING UTILITIE PRIOR TO INSTALLING UNDERGROUND IMPROVEMENTS.
9. ALL WORK WITHIN THE RIGHT-OF-WAY MUST BE IN ACCORDANCE WIT FDOT STANDARD INDEX PLANS 102-600 REGARDING TRAFFIC CONTRO THROUGH WORK ZONES, 102-612 AND 102-613 REGARDING WORK ON TH SHOULDER AND WITHIN THE TRAVEL WAY, AND 102-660 REGARDIN SIDEWALK CLOSURES.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

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PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
DEMOLITION AND EROSION CONTROL PLAN

SHEET NO:
C-201

THE LINE SHOWN ABOVE IS 6" LONG WHEN PLOTTED AT THIS SHEETS ORIGINAL SIZE

THE SQUARES ABOVE ARE COLOR WITH 10% SCREEN WHEN PLOTTED IN BLACK AND WHITE. IF NOT PRINTED CORRECTLY

MATCHLINE: SHEET C-201



LEGEND

- PROPERTY BOUNDARY
- LIMITS OF WORK
- SITE ELEMENTS TO REMAIN
- SITE ELEMENTS TO BE REMOVED
- SAWCUT LINE
- SF SILT FENCE SINGLE ROW
- SF SILT FENCE DOUBLE ROW
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6. ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES MUST BE INSTALLED PRIOR TO SITE DISTURBANCE AND MAINTAINED IN GOOD WORKING ORDER UNTIL PROJECT IS COMPLETE AND SITE IS STABILIZED.
7. ALL INLET PROTECTION MUST BE MAINTAINED THROUGHOUT TH DURATION OF THE PROJECT.
8. CONTRACTOR TO VERIFY POINTS OF CONNECTION TO EXISTING UTILITIE PRIOR TO INSTALLING UNDERGROUND IMPROVEMENTS.
9. ALL WORK WITHIN THE RIGHT-OF-WAY MUST BE IN ACCORDANCE WIT FDOT STANDARD INDEX PLANS 102-600 REGARDING TRAFFIC CONTRO THROUGH WORK ZONES, 102-612 AND 102-613 REGARDING WORK ON TH SHOULDER AND WITHIN THE TRAVEL WAY, AND 102-660 REGARDIN SIDEWALK CLOSURES.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3659 www.5dai.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/15/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/7/21	100% CD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

SHEET NAME:
DEMOLITION AND EROSION CONTROL PLAN

SHEET NO:
C-202

THE LINE SHOWN ABOVE IS 50.00 FEET LONG IF PRINTED AT THIS SHEET'S ORIGINAL SIZE

THE SQUARES ABOVE ARE 1/2"X1/2", WITH BLACK AND WHITE ALTERNATING IF PRINTED CORRECTLY



LEGEND

- PROPERTY BOUNDARY
- WETLAND BUFFER (15' MIN SETBACK)
- WETLAND BUFFER (25' AVG SETBACK)
- LIMITS OF WETLAND/ BUFFER IMPACT
- LIMITS OF WETLAND BUFFER IMPACT
- LIMITS OF WETLAND BUFFER COMPENSATION
- WETLAND BUFFER
- PRESERVED WETLAND LIMIT

WETLAND IMPACT SUMMARY

EXISTING CONDITIONS		PROPOSED CONDITIONS	
TOTAL SITE AREA =	25.73 AC	TOTAL SITE AREA =	25.73 AC
WETLAND A =	6.46 AC	WETLAND A AREA =	6.46 AC
ISOLATED WETLANDS B-H =	0.51 AC	WETLAND A IMPACTED =	0.00 AC
		ISOLATED WETLANDS B-H AREA =	0.51 AC
TOTAL UPLANDS =	18.76 AC	ISOLATED WETLANDS B-G IMPACTED =	0.51 AC
		WETLAND A BUFFER AREA =	1.00 AC
		WETLAND A BUFFER IMPACTS =	0.34 AC
		WETLAND A BUFFER CREATED =	0.07 AC
		WETLAND A BUFFER REMAINING =	0.73 AC
		TOTAL UPLANDS =	19.27 AC

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13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

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12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% OD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/10/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/7/2021	100% DD SUBMITTAL
3	11/06/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

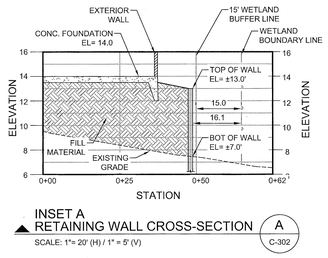
CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
WETLAND IMPACT PLAN

SHEET NO:
C-250

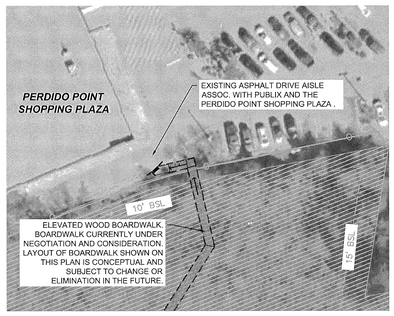
THE LINE SHOWN ABOVE IS TRUE ONE INCH WHEN PLOTTED AT THIS SHEETS ORIGINAL SCALE.

THE SQUARES ABOVE ARE COLOR WITH BLACK AND WHITE WHEN PLOTTED CORRECTLY.



INSET A
RETAINING WALL CROSS-SECTION (A) C-302

SCALE: 1"= 20' (H) / 1" = 5' (V)



INSET B
BOARDWALK LANDING (B) C-302

SCALE: 1" = 40'

WARNING: HIGH PRESSURE GAS MAIN IN AREAS OF CONSTRUCTION.

INNERARITY POINT RD.
C.R. 292-A / 66' RIGHT-OF-WAY

MONTEREY AVE.
33' RIGHT-OF-WAY

THE POINT CHURCH

WETLANDS

ZODIAC DR.
66' PUBLIC RIGHT-OF-WAY

MATCHLINE: SHEET C-302

ASPHALT PAVEMENT HEAVY-DUTY

TIE ASPHALT PAVEMENT TO EXISTING ROADWAY ASPHALT AT DRIVEWAY

6" DOUBLE YELLOW THERMOPLASTIC STRIPE (TYP) ±25 LF. FDOT PLAN 711-011.

AUTOMATIC GATE. SEE AREA DEVELOPMENT AND STRUCTURAL PLANS FOR DETAIL.

CONCRETE PAVEMENT HEAVY-DUTY

TRASH COMPACTOR BY OTHERS

12" WHITE THERMOPLASTIC CROSSWALK PAVEMENT MARKING (TYP). FDOT PLAN 711-001.

PROPERTY BOUNDARY

BUILDING SETBACK LINE (TYP)

TAPER HEADER CURB DOWN TO FLUSH WITH ASPHALT TO FORM 6" FLAT RIBBON CURB BETWEEN THESE LIMITS

RETAINING WALL (BY OTHERS)

24" WHITE THERMOPLASTIC STOP BAR (TYP). FDOT PLAN 711-001

5' CONCRETE SIDEWALK (TYP)

6" VERTICAL HEADER CURB (TYP)

4" WHITE PAINT PARKING STALL STRIPE (TYP)

CANOPY TREE (TYP). SEE LANDSCAPE PLAN FOR DETAIL.

WHEEL STOP (TYP)

GRAVEL PAVEMENT

BLDG 17 MAINT. FF= 14.00

COMPACTOR

BOAT/RV PARKING

ASPHALT PAVEMENT LIGHT-DUTY (TYP)

GARAGE PARKING STALL (TYP)

ACCESSIBLE SIDEWALK CURB RAMP AT ALL CROSS WALKS (TYP)

STANDARD PARKING STALL (TYP)

ACCESSIBLE PARKING STALL AND SIGNAGE (TYP)

BUILDING 14
TYPE TH (2-STORY)
GFA=3,416 SF
FFE = 14.00

BUILDING 13
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 16
TYPE II (3-STORY)
GFA=15,025 SF
FFE = 14.00

BUILDING 15
TYPE II (3-STORY)
GFA= 37,115 SF
FFE = 14.00

10' BSL
15' BSL

LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- RETAINING WALL
- CHAIN-LINK FENCE
- (12) PARKING COUNTS
- VEHICULAR SIGNAGE
- WHEELSTOP
- PERMANENT BOLLARD
- LIGHT POLE

- PROPOSED BUILDING
- ASPHALT PAVEMENT LIGHT-DUTY
- ASPHALT PAVEMENT HEAVY-DUTY
- CONCRETE PAVEMENT HEAVY DUTY (8" THICK)
- PEDESTRIAN HARDSCAPE

KEYNOTES

1. CONNECT TO EXISTING ASPHALT PAVEMENT
2. ASPHALT TO CONCRETE EDGE CONNECTION
3. 3' CURB TRANSITION
4. 3' CURB TRANSITION: TYPE F TO TYPE D
5. 3' CURB TRANSITION: TYPE D TO RIBBON CURB
6. 3' CURB TRANSITION: TYPE F TO RIBBON CURB

R1-1	STOP	30"x30"
R3-5R	ONLY	30"x24"
R5-1	DO NOT ENTER	30"x30"
FTP-20-06		18"x12"
FTP-22-06		6"x12"

SITE NOTES

1. CURB ON HIGH SIDE OF ROADWAYS SHALL BE A "SPILL" CURB WITH CROSS SLOPE OF GUTTER MATCHING THE SLOPE OF THE ADJACENT PAVEMENT PER FDOT PLAN 520-001.
2. ZODIAC DR. SHALL BE DEDICATED TO THE COUNTY AS PUBLIC RIGHT-OF-WAY SUBSEQUENT TO COMPLETION AND ACCEPTANCE/CERTIFICATION OF ALL IMPROVEMENTS ASSOC. WITH THIS PROJECT.
3. SIGNS, STORM INLETS, AT-GRADE UTILITIES, LIGHT POLES, AND TREES THAT MAY AFFECT THE SITE DESIGN ARE SHOWN ON THIS PLAN FOR REFERENCE. SEE THE RESPECTIVE DRAWING PLAN SERIES FOR DETAIL.
4. SEE AREA DEVELOPMENT PLANS FOR CONCRETE TYPES AND SPACING IN COURTYARD/POOL AREA BETWEEN BUILDING 10 AND THE CLUHOUSE (BLDG 11); DETAILS FOR DETECTABLE WARNING SURFACE MATERIAL AND COLOR ADJACENT TO PEDESTRIAN CROSSWALKS; AND PLANTING DETAILS.
5. SEE THE ELECTRICAL PLAN FOR LIGHTING AND ELECTRICAL UTILITY DETAIL. SEE THE STRUCTURAL PLAN FOR WALL AND FOUNDATION DETAIL.
6. ALL STABILIZATION WITHIN THE RIGHT-OF-WAY MUST BE IN ACCORDANCE WITH FDOT STANDARD INDEX PLANS 570-001 REGARDING PERMANENT EROSION CONTROL AND 570-010 REGARDING SHOULDER SODDING AND TURF ON EXISTING FACILITIES.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM&CREED
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W. BRIAN WALKER, P.E. FL REG. No. 69939
STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

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PERMIT SUBMITTAL

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KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/2/21	40% CD SUBMITTAL
10	12/2/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/09/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
SITE LAYOUT PLAN

SHEET NO:
C-301

MATCHLINE: SEE INSET B ON SHEET C-301 FOR CONTINUATION

MATCHLINE: SHEET C-301

THE LINE SHOWN ABOVE IS 1" WIDE WHEN PLOTTED AT THIS SHEET'S ORIGINAL SCALE.

THE SQUARES ABOVE ARE (FROM LEFT TO RIGHT) BLACK AND WHITE COPY OF PRINTED COLORS.

PERDIDO POINT SHOPPING PLAZA

WETLANDS

10' BSL

ELEVATED WOOD BOARDWALK. BOARDWALK CURRENTLY UNDER NEGOTIATION AND CONSIDERATION. LAYOUT OF BOARDWALK SHOWN ON THIS PLAN IS CONCEPTUAL AND SUBJECT TO CHANGE OR ELIMINATION IN THE FUTURE.

AUTOMATIC GATE. SEE AREA DEVELOPMENT AND STRUCTURAL PLANS FOR DETAIL.

ACCESSIBLE PARKING STALL AND SIGNAGE (TYP)

VISIBILITY TRIANGLE (TYP). FDOT GREENBOOK 3.C.9.b.4

6" DOUBLE YELLOW THERMOPLASTIC STRIPE (TYP) ±25 LF. FDOT PLAN 711-011.

TIE NEW ASPHALT PAVEMENT TO EXISTING ROADWAY ASPHALT AT DRIVEWAY

TAPER NEW HEADER CURB DOWN TO FLUSH WITH ASPHALT TO FORM 6" FLAT RIBBON CURB BETWEEN THESE LIMITS

RETAINING WALL (BY OTHERS)

ASPHALT PAVEMENT LIGHT-DUTY (TYP)

ASPHALT PAVEMENT HEAVY-DUTY (TYP)

BUILDING 1
LEASING 1-STORY
GFA= 2,500 SF
FFE = 14.00

BUILDING 2
TYPE 5 (3-STORY)
GFA= 31,115 SF
FFE = 14.00

BUILDING 5
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 6
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 7
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 8
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 9
TYPE TH (2-STORY)
GFA= 3,416 SF
FFE = 14.00

BUILDING 10
TYPE I (4-STORY)
GFA=46,140 SF
FFE = 14.30

BUILDING 11
CLUBHOUSE
GFA= 6,000 SF
FFE = 14.00

B12 GARAGE
FFE = 14.00

B4 GARAGE
FFE = 14.00

BUILDING 3
TYPE 5 (3-STORY)
GFA= 31,115 SF
FFE = 14.00

ACCESSIBLE SIDEWALK CURB RAMP AT ALL CROSS WALKS (TYP)

24" WHITE THERMOPLASTIC STOP BAR (TYP). FDOT PLAN 711-001

12" WHITE THERMOPLASTIC CROSSWALK PAVEMENT MARKING (TYP). FDOT PLAN 711-001.

4" WHITE PAINT PARKING STALL STRIPE (TYP)

WHEEL STOP (TYP)

5' CONCRETE SIDEWALK (TYP)

COURTYARD POOL AND HARDSCAPES. SEE AREA DEVELOPMENT PLAN FOR DETAIL.

POOL

GARAGE PARKING STALL (TYP)

SWMR-1

12.0 - TOB
7.5 - NWL
4.0 - TOB
5.0 - TOB
5.0 - BOT
4.0 - GB

CANAL DR.
PERDIDO KEY DR. / SE RIGHT-OF-WAY

PERDIDO KEY DR.
S.R. 292 / RIGHT-OF-WAY VARIES

15' BSL

6" VERTICAL HEADER CURB (TYP)

STANDARD PARKING STALL (TYP)

ZODIAC DR.
66' PUBLIC RIGHT-OF-WAY

IMPROVEMENTS TO TIE CLEANLY TO EXISTING CONDITIONS AT LIMITS OF CONSTRUCTION (TYPICAL)

BUILDING SETBACK LINE (TYP)

PROPERTY BOUNDARY

KEY STORAGE

LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- RETAINING WALL
- CHAIN-LINK FENCE
- (12) PARKING COUNTS
- VEHICULAR SIGNAGE
- WHEELSTOP
- PERMANENT BOLLARD
- LIGHT POLE
- PROPOSED BUILDING
- ASPHALT PAVEMENT LIGHT-DUTY
- ASPHALT PAVEMENT HEAVY-DUTY
- CONCRETE PAVEMENT HEAVY DUTY (8" THICK)
- PEDESTRIAN HARDSCAPE

KEYNOTES

1. CONNECT TO EXISTING ASPHALT PAVEMENT
2. ASPHALT TO CONCRETE EDGE CONNECTION
3. 3' CURB TRANSITION
4. 3' CURB TRANSITION: TYPE F TO TYPE D
5. 3' CURB TRANSITION: TYPE D TO RIBBON CURB
6. 3' CURB TRANSITION: TYPE F TO RIBBON CURB

R1-1 STOP 30"x30"
R3-5R ONLY 30"x24"
R5-1 DO NOT ENTER 30"x30"
FTP-20-06 18"x12"
FTP-22-06 6"x12"

SITE NOTES

1. CURB ON HIGH SIDE OF ROADWAYS SHALL BE A "SPILL" CURB WITH CROSS SLOPE OF GUTTER MATCHING THE SLOPE OF THE ADJACENT PAVEMENT PER FDOT PLAN 520-001.
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40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

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W. BRIAN WALKER, P.E. FL REG. No. 69936
STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

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13450 PERDIDO KEY DR.
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REVISIONS

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10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
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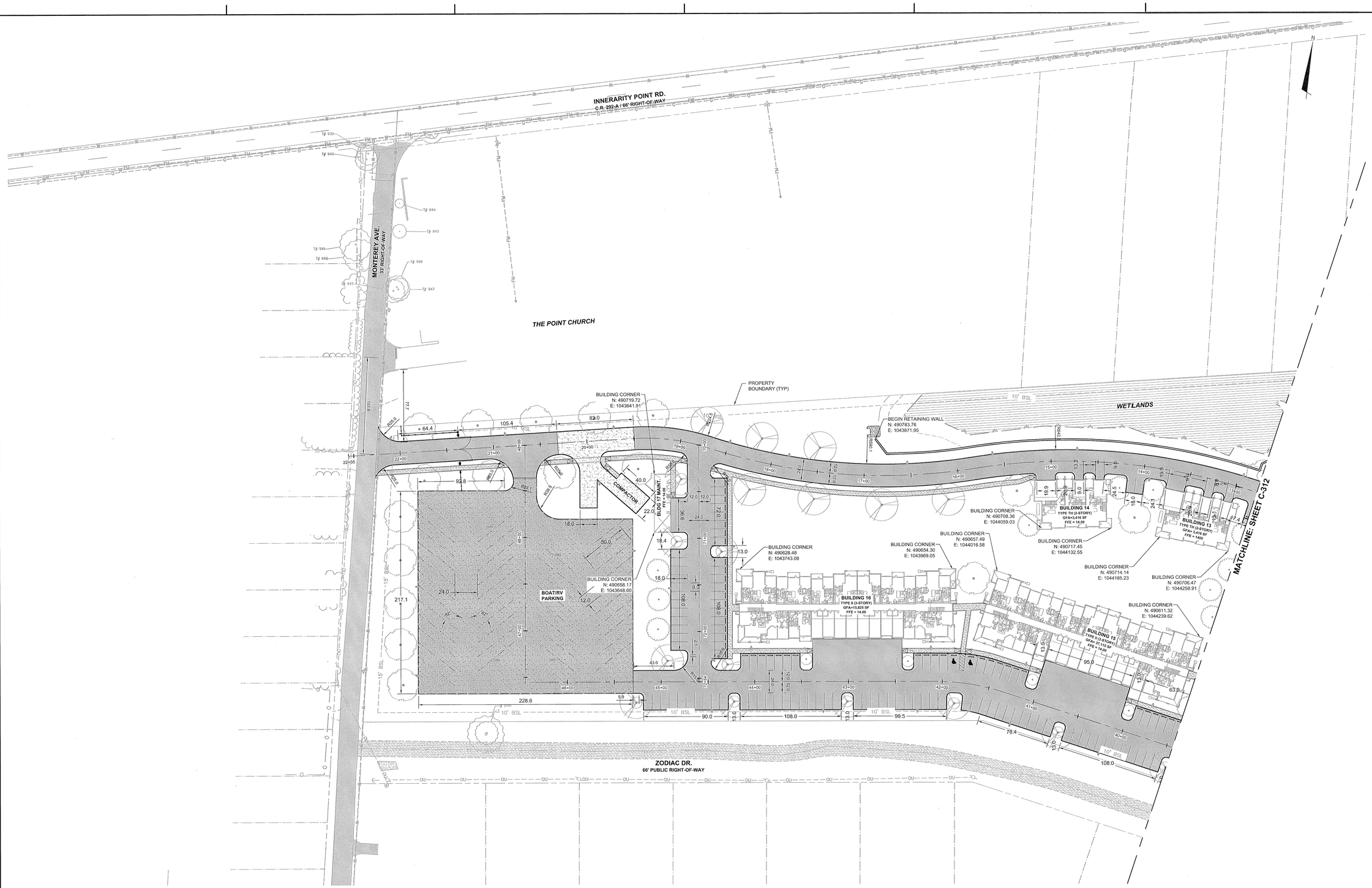
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
SITE LAYOUT PLAN

SHEET NO:
C-302



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- RETAINING WALL
- ASPHALT PAVEMENT LIGHT-DUTY
- CONCRETE PAVEMENT HEAVY DUTY (8" THICK)
- PEDESTRIAN HARDSCAPE

DIMENSION NOTES

1. DIMENSIONS ARE TO THE EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
2. ALL RADII ARE 4' UNLESS NOTED OTHERWISE.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
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14	12/30/21	ESCO FINAL DRC SUBMITTAL
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PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30
CURRENT: FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
SITE DIMENSIONING PLAN

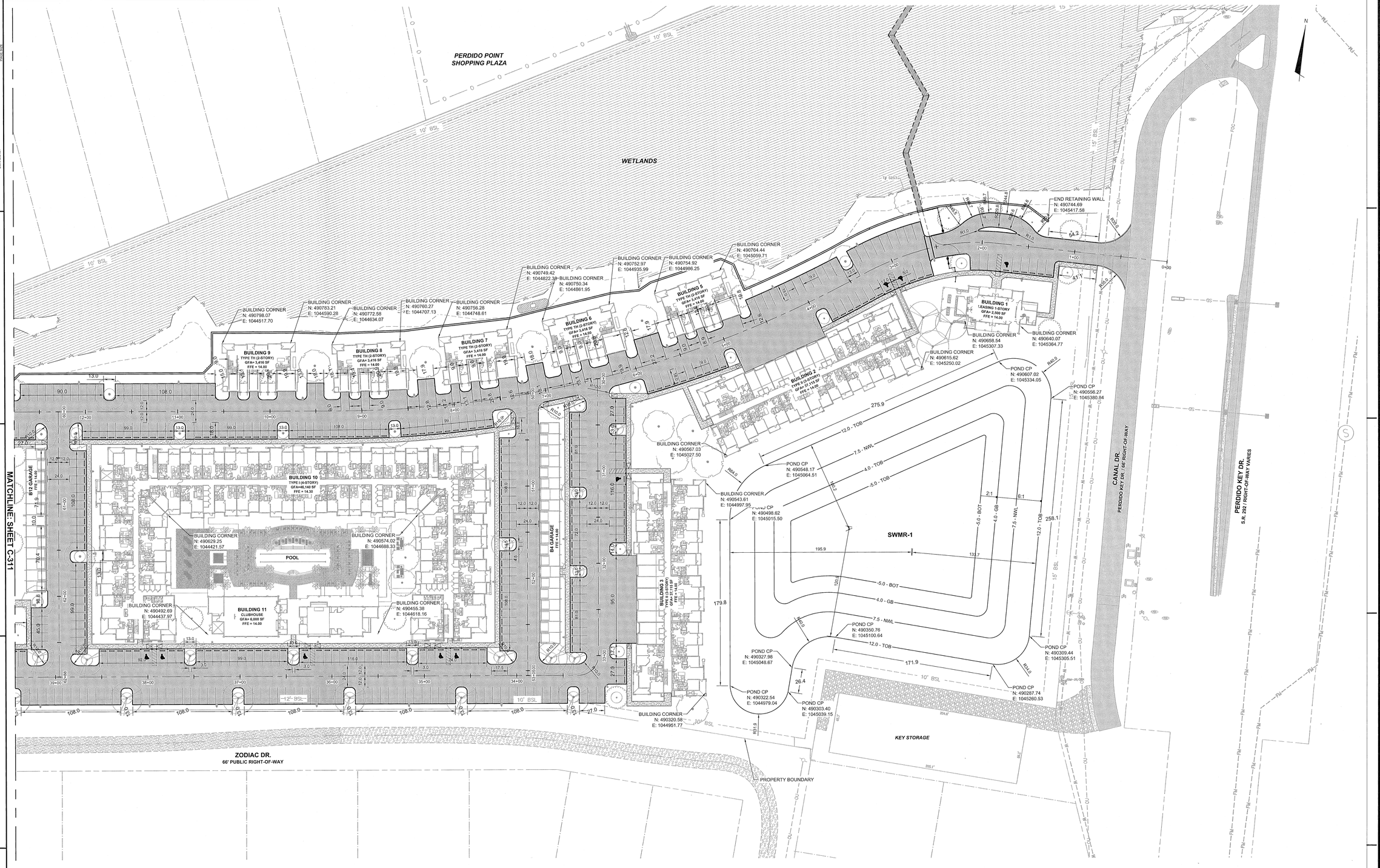
SHEET NO:
C-311

THE LINE SHOWN ABOVE IS 1/2" LONG ON ORIGINAL ARCH D SHEET. IF NOT, SCALE ACCORDINGLY.

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE AT THE CENTER. IF PRINTED CORRECTLY.

THE LINE SHOWN ABOVE IS 10 MILLIMETERS LONG WHEN PLOTTED AT THE ARCH E1 SIZE (30"X42")

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE LETTERS PRINTED CORRECTLY



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- RETAINING WALL
- ASPHALT PAVEMENT LIGHT-DUTY
- CONCRETE PAVEMENT HEAVY DUTY (8" THICK)
- PEDESTRIAN HARDSCAPE

DIMENSION NOTES

1. DIMENSIONS ARE TO THE EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
2. ALL RADII ARE 4' UNLESS NOTED OTHERWISE.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACLE, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
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8	12/15/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/15/21	ESCO DRC PERMIT SUBMITTAL
4	11/15/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30
CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

SHEET NAME:
SITE DIMENSIONING PLAN

SHEET NO:
C-312

THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THIS SHEETS ORIGINAL DESIGN SCALE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE IF PRINTED CORRECTLY.

MATCHLINE: SHEET #####

LEASING BUILDING

BUILDING 1

FLOOR	ADDRESS
1	1101

AMENITIES BUILDING

BUILDING 11

FLOOR	ADDRESS
1	11101

TYPE 1 BUILDING

BUILDING 10

FLOOR	ADDRESS																			
1	10101	10102	10103	10104	10105	10106	10107	10108	10109	10110	10111	10112	10113	10114	10115	10116	10117	10118	10119	10120
1	10121	10122	10123	10124	10125	10126	10127	10128	10129	10130	10131	10132	10133	10134	10135	10136	10137	10138	10139	10440
2	10201	10202	10203	10204	10205	10206	10207	10208	10209	10210	10211	10212	10213	10214	10215	10216	10217	10218	10219	10220
2	102221	10222	10223	10224	10225	10226	10227	10228	10229	10230	10231	10232	10233	10234	10235	10236	10237	10238	10239	10240
3	10301	10302	10303	10304	10305	10306	10307	10308	10309	10310	10311	10312	10313	10314	10315	10316	10317	10318	10319	10320
3	10321	10322	10323	10324	10325	10326	10327	10328	10329	10330	10331	10332	10333	10334	10335	10336	10337	10338	10339	10340
4	10401	10402	10403	10404	10405	10406	10407	10408	10409	10410	10411	10412	10413	10414	10415	10416	10417	10418	10419	10420
4	10421	10422	10423	10424	10425	10426	10427	10418	10429	10430	10431	10432	10433	10434	10435	10436	10437	10438	10439	10440

TYPE 2 BUILDINGS

BUILDING 2

FLOOR	ADDRESS															
1	2101	2102	2103	2104	2105	2106	2107	2108	2109	2110	2111	2112	2113	2114	2115	2116
2	2201	2202	2203	2204	2205	2206	2207	2208	2209	2210	2211	2212	2213	2214	2215	2216
3	2301	2302	2303	2304	2305	2306	2307	2308	2309	2310	2311	2312	2313	2314	2315	2316

BUILDING 3

FLOOR	ADDRESS															
1	3101	3102	3103	3104	3105	3106	3107	3108	3109	2310	3111	3112	3113	3114	3115	3116
2	3201	3202	3203	3204	3205	3206	3207	3208	3209	3210	3211	3212	3213	3214	3215	3216
3	3301	3302	3303	3304	3305	3306	3307	3308	3309	3310	3311	3312	3313	3314	3315	3316

BUILDING 15

FLOOR	ADDRESS															
1	15101	15102	15103	15104	15105	15106	15107	15108	15109	15110	15111	15112	15113	15114	15115	15116
2	15201	15202	15203	15204	15205	15206	15207	15208	15209	15210	15211	15121	15213	15214	15215	15216
3	15301	15302	15303	15304	15305	15306	15307	15308	15309	15310	15311	15312	15313	15314	15315	15316

BUILDING 16

FLOOR	ADDRESS															
1	16101	16102	16103	16104	16105	16106	16107	16108	16109	16110	16111	16112	16113	16114	16115	16116
2	16201	16202	16203	16204	16205	16206	16207	16208	16209	16210	16211	16212	16213	16214	16215	16216
3	16301	16302	16303	16304	16305	16306	16307	16308	16309	16310	16311	16312	16313	16314	16315	16316

TOWNHOME BUILDINGS

BUILDING 5

FLOOR	ADDRESS		
1	5101	5102	5103

BUILDING 9

FLOOR	ADDRESS		
1	9101	9102	9103

BUILDING 6

FLOOR	ADDRESS		
1	6101	6102	6103

BUILDING 13

FLOOR	ADDRESS		
1	13101	13102	13103

BUILDING 7

FLOOR	ADDRESS		
1	7101	7102	7103

BUILDING 14

FLOOR	ADDRESS		
1	14101	14102	14103

BUILDING 8

FLOOR	ADDRESS		
1	8101	8102	8103

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69039
W. BRIAN WALKER No. 69039 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

5 FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDO, FLORIDA
205.460.3859 www.5din.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/15/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/27/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
SITE ADDRESSING PLAN

SHEET NO:
C-320



LEGEND

PROPERTY BOUNDARY	DITCH TOP OF BANK
LIMITS OF WORK	DITCH TOE OF SLOPE
EASEMENT LINE	DITCH CENTERLINE
EXISTING CONTOUR	EX. AREA DRAIN PIPE
PROPOSED CONTOUR	EX. STORM PIPE
GRADE BREAK LINE	SURFACE FLOW ARROW
GRADE BREAK LINE HIGH POINT	SURFACE FLOW GRADE
GRADE BREAK LINE LOW POINT	SIDE SLOPE GRADE

KEYNOTES

1. MATCH EX. PAVEMENT GRADE
2. MATCH PROPOSED GRADE

GRADING NOTES

1. ALL UTILITIES SHOWN ON THIS PLAN FOR REFERENCE ONLY. CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EX. UTILITIES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND NOTIFY THE ENGINEER OF AN POTENTIAL CONFLICTS.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM&CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 66939
W. BRIAN WALKER No. 66939 STATE OF FLORIDA PROFESSIONAL ENGINEER

DATE: DECEMBER 30, 2021

FIFTH DIMENSION
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PERMIT SUBMITTAL

ALTURA

KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

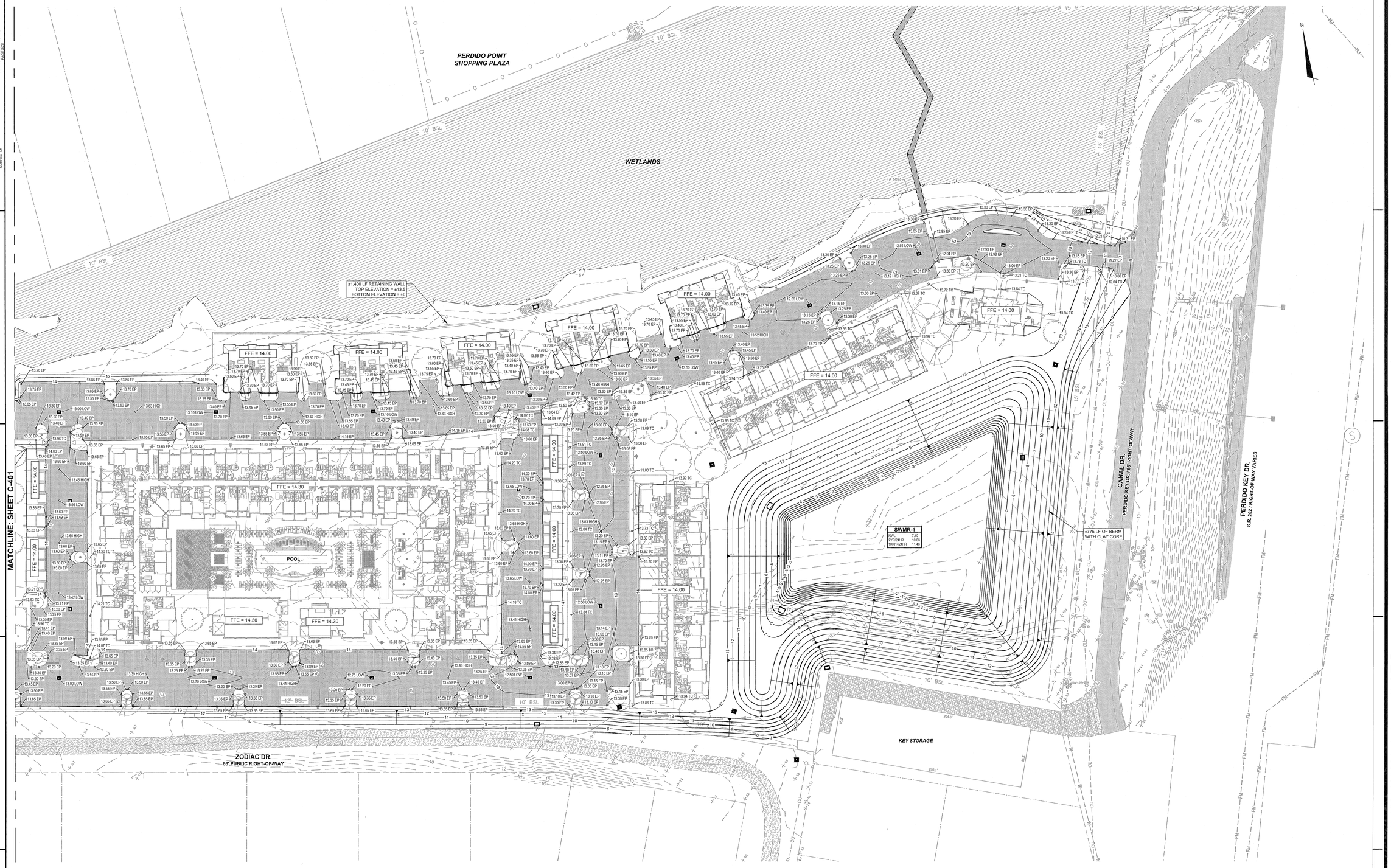
Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
GRADING PLAN

SHEET NO:
C-401



LEGEND

- PROPERTY BOUNDARY
- LIMITS OF WORK
- EASEMENT LINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- GRADE BREAK LINE
- GRADE BREAK LINE HIGH POINT
- GRADE BREAK LINE LOW POINT
- DITCH TOP OF BANK
- DITCH TOE OF SLOPE
- DITCH CENTERLINE
- EX. AREA DRAIN PIPE
- EX. STORM PIPE
- SURFACE FLOW ARROW
- SURFACE FLOW GRADE
- SIDE SLOPE GRADE

KEYNOTES

1. MATCH EX. PAVEMENT GRADE
2. MATCH PROPOSED GRADE

GRADING NOTES

1. ALL UTILITIES SHOWN ON THIS PLAN FOR REFERENCE ONLY. CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EX. UTILITIES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND NOTIFY THE ENGINEER OF AN POTENTIAL CONFLICTS.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939

DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3859 www.5da-i.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

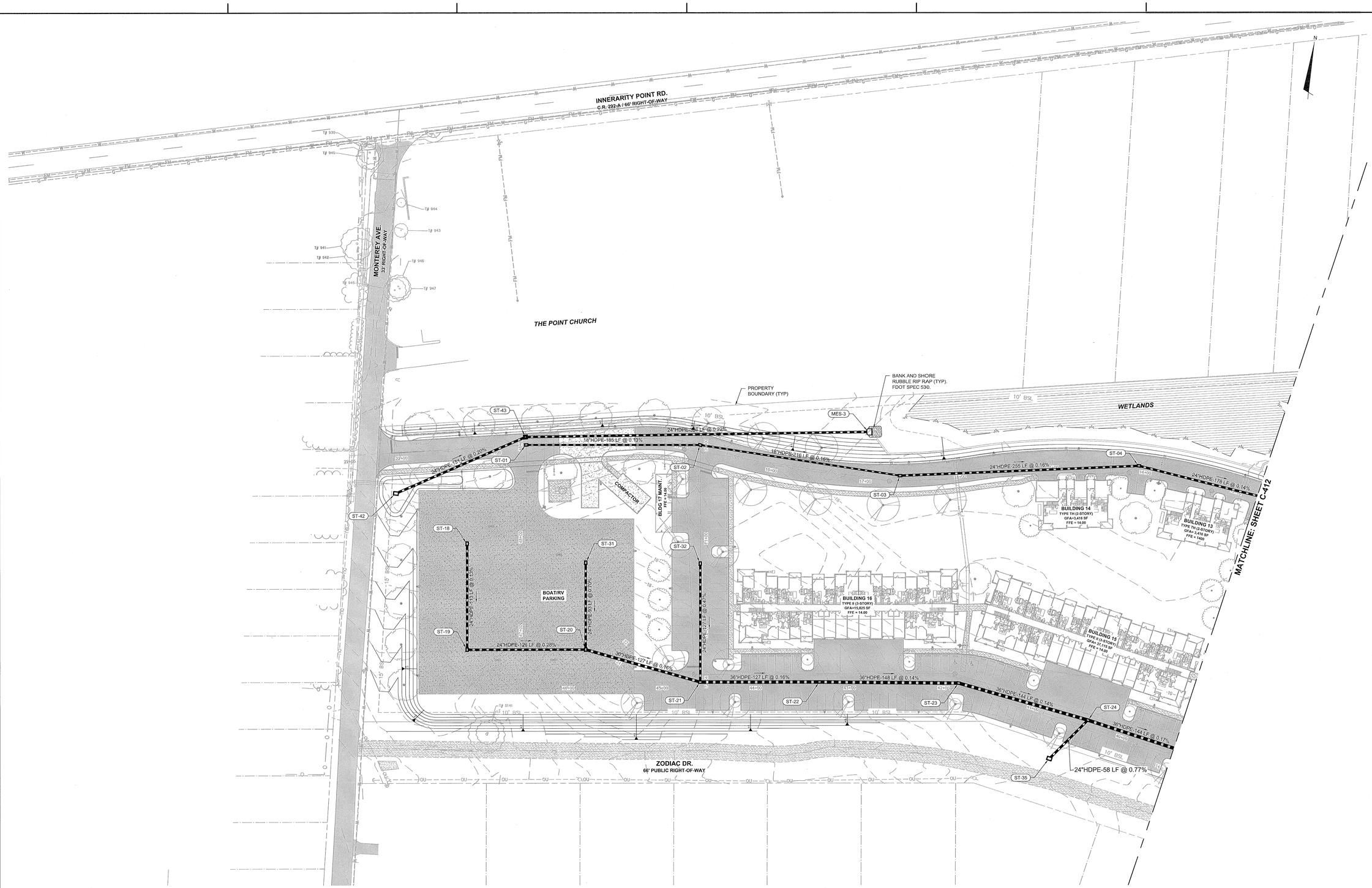
CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
GRADING PLAN

SHEET NO:
C-402

THE LINE SHOWN ABOVE IS EXACTLY ONE INCH LONG AT THIS SHEET'S ORIGINAL SCALE.

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE AT THE TOP IF PRINTED CORRECTLY.



LEGEND

PROPERTY BOUNDARY	AREA DRAIN PIPE
LIMITS OF WORK	STORM PIPE
EASEMENT LINE	UNDER DRAIN PIPE
EXISTING CONTOUR	DITCH BOTTOM INLET
PROPOSED CONTOUR	STORM MANHOLE
GRADE BREAK LINE	MITERED END SECTION
GRADE BREAK LINE HIGH POINT	EX. STORM STRUCTURE LABEL
GRADE BREAK LINE LOW POINT	STORM STRUCTURE LABEL
DITCH TOP OF BANK	CLEANOUT LABEL
DITCH TOE OF SLOPE	SURFACE FLOW ARROW
DITCH CENTERLINE	SURFACE FLOW GRADE
EX. AREA DRAIN PIPE	SIDE SLOPE GRADE
EX. STORM PIPE	

KEYNOTES

1. CONNECT TO EXISTING PIPE
2. CONNECT TO EX. PIPE USING DISSIMILAR PIPE CONNECTION COLLAR
3. MATCH EX. PAVEMENT GRADE
4. MATCH PROPOSED GRADE

DRAINAGE NOTES

1. EX. DRAINAGE STRUCTURES (INLETS, MANHOLES, ETC.) INVERTS AND TOP ELEVATIONS SHOULD BE FIELD VERIFIED PRIOR TO START OF CONSTRUCTION.
2. ALL EX. DRAINAGE STRUCTURES TO REMAIN SHALL REMAIN CLEAR OF SILT, SAND, AND DEBRIS BEFORE FINAL ACCEPTANCE.
3. ALL UTILITIES SHOWN ON THIS PLAN FOR REFERENCE ONLY. CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EX. UTILITIES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND NOTIFY THE ENGINEER OF AN POTENTIAL CONFLICTS.
4. PRIOR TO FINAL CERTIFICATION BY THE ENGINEER OF RECORD, THE CONTRACTOR SHALL SUBMIT INSPECTION VIDEO OF THE STORMWATER SYSTEM FOR REVIEW.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
W. BRIAN WALKER No. 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

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ARCHITECTURE + INTERIORS LLC
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205.460.3859 www.5di-l.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/2/2021	40% CD SUBMITTAL
10	12/2/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/05/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

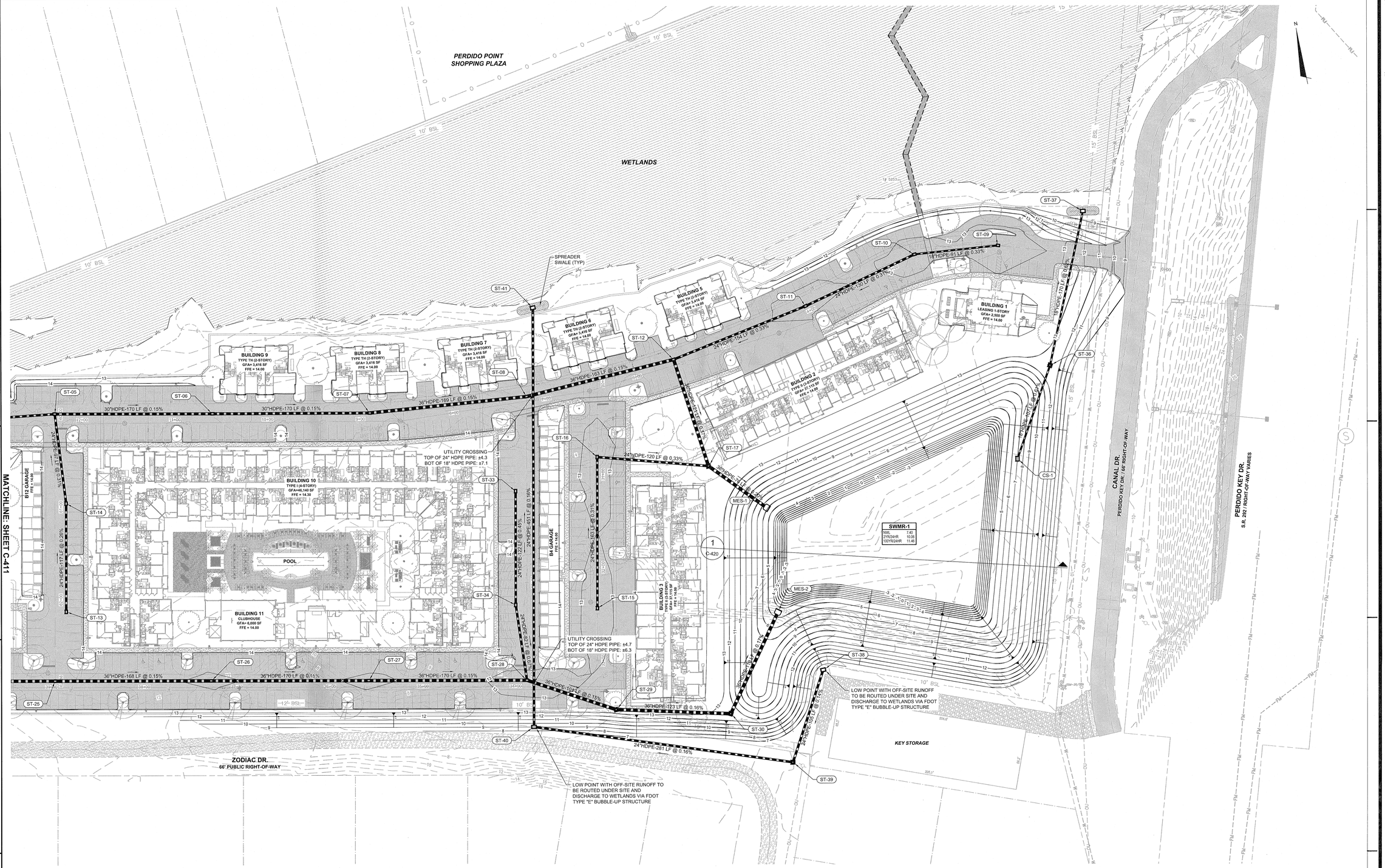
CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
DRAINAGE PLAN

SHEET NO:
C-411

THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THIS SHEET'S ORIGINAL SCALE

THE SQUARES ABOVE ARE (TOP-DOWN, WITH BLACK AND WHITE ALTERNATING) 1" PRINTED CORRECTLY.



LEGEND

- PROPERTY BOUNDARY
- LIMITS OF WORK
- EASEMENT LINE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- GRADE BREAK LINE
- GRADE BREAK LINE HIGH POINT
- GRADE BREAK LINE LOW POINT
- DITCH TOP OF BANK
- DITCH TOE OF SLOPE
- DITCH CENTERLINE
- EX. AREA DRAIN PIPE
- EX. STORM PIPE
- AREA DRAIN PIPE
- STORM PIPE
- UNDER DRAIN PIPE
- DITCH BOTTOM INLET
- STORM MANHOLE
- MITERED END SECTION
- EX. STORM STRUCTURE LABEL
- STORM STRUCTURE LABEL
- CLEANOUT LABEL
- SURFACE FLOW ARROW
- SURFACE FLOW GRADE
- SIDE SLOPE GRADE

KEYNOTES

1. CONNECT TO EXISTING PIPE
2. CONNECT TO EX. PIPE USING DISSIMILAR PIPE CONNECTION COLLAR
3. MATCH EX. PAVEMENT GRADE
4. MATCH PROPOSED GRADE

DRAINAGE NOTES

1. EX. DRAINAGE STRUCTURES (INLETS, MANHOLES, ETC.) INVERTS AND TOP ELEVATIONS SHOULD BE FIELD VERIFIED PRIOR TO START OF CONSTRUCTION.
2. ALL EX. DRAINAGE STRUCTURES TO REMAIN SHALL REMAIN CLEAR OF SILT, SAND, AND DEBRIS BEFORE FINAL ACCEPTANCE.
3. ALL UTILITIES SHOWN ON THIS PLAN FOR REFERENCE ONLY. CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF EX. UTILITIES PRIOR TO THE COMMENCEMENT OF CONSTRUCTION AND NOTIFY THE ENGINEER OF AN POTENTIAL CONFLICTS.
4. PRIOR TO FINAL CERTIFICATION BY THE ENGINEER OF RECORD, THE CONTRACTOR SHALL SUBMIT INSPECTION VIDEO OF THE STORMWATER SYSTEM FOR REVIEW.

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

McKIM&CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
W. BRIAN WALKER No. 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
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205.460.3659 www.5dai.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO.	ORIG. ISSUE
08199-0002	2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
DRAINAGE PLAN

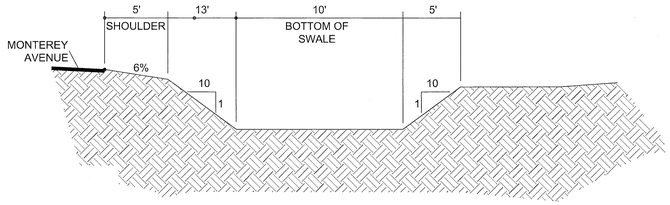
SHEET NO:
C-412

PROPOESD STORM STRUCTURE SUMMARY		
Structure Name	Structure Details	DESCRIPTION
CS-1	TOP EL = 11.50 INV EL (18", NE) = 6.50	FDOT TYPE "E" POND CONTROL STRUCTURE W/ WOODEN STRUCTURE
MES-1	TOP EL = 9.10 INV EL (36", NW) = 6.00	MES
MES-2	TOP EL = 8.35 INV EL (36", SW) = 5.25	MES
MES-3	TOP EL = 9.08 INV EL (24", W) = 7.00	MES
ST-01	TOP EL = 12.10 INV EL (18", E) = 8.60	FDOT TYPE "C" INLET
ST-02	TOP EL = 12.35 INV EL (18", W) = 8.35 INV EL (18", E) = 8.35	FDOT TYPE "C" INLET
ST-03	TOP EL = 12.05 INV EL (18", W) = 8.00 INV EL (24", E) = 8.00	FDOT TYPE "C" INLET
ST-04	TOP EL = 12.95 INV EL (24", W) = 7.60 INV EL (24", E) = 7.60	FDOT TYPE "C" INLET
ST-05	TOP EL = 13.00 INV EL (24", S) = 9.00 INV EL (24", W) = 7.35 INV EL (30", E) = 7.35	FDOT TYPE "C" INLET
ST-06	TOP EL = 13.10 INV EL (30", W) = 7.10 INV EL (30", E) = 7.10	FDOT TYPE "C" INLET
ST-07	TOP EL = 13.10 INV EL (30", W) = 6.85 INV EL (36", E) = 6.85	FDOT TYPE "C" INLET
ST-08	TOP EL = 13.10 INV EL (36", W) = 6.60 INV EL (36", E) = 6.60	FDOT TYPE "C" INLET

PROPOESD STORM STRUCTURE SUMMARY		
Structure Name	Structure Details	DESCRIPTION
ST-09	TOP EL = 12.50 INV EL (18", W) = 9.00	FDOT TYPE "C" INLET
ST-10	TOP EL = 12.50 INV EL (18", E) = 8.70 INV EL (24", W) = 8.70	FDOT TYPE "C" INLET
ST-11	TOP EL = 12.50 INV EL (24", E) = 8.30 INV EL (24", W) = 8.30	FDOT TYPE "C" INLET
ST-12	TOP EL = 13.10 INV EL (24", E) = 7.80 INV EL (36", W) = 6.35 INV EL (36", S) = 6.35	FDOT TYPE "C" INLET
ST-13	TOP EL = 13.10 INV EL (24", N) = 9.60	FDOT TYPE "C" INLET
ST-14	TOP EL = 13.10 INV EL (24", S) = 9.30 INV EL (24", N) = 9.30	FDOT TYPE "C" INLET
ST-15	TOP EL = 12.50 INV EL (24", N) = 8.50	FDOT TYPE "C" INLET
ST-16	TOP EL = 12.50 INV EL (24", S) = 8.00 INV EL (24", E) = 8.00	FDOT TYPE "C" INLET
ST-17	TOP EL = 13.58 INV EL (36", N) = 6.15 INV EL (24", W) = 7.60 INV EL (36", SE) = 6.15	FDOT TYPE 8' MANHOLE
ST-18	TOP EL = 12.10 INV EL (24", S) = 8.10	FDOT TYPE "C" INLET
ST-19	TOP EL = 12.10 INV EL (24", N) = 7.95 INV EL (24", E) = 7.95	FDOT TYPE "C" INLET
ST-20	TOP EL = 12.10 INV EL (24", W) = 7.60 INV EL (24", N) = 7.95 INV EL (30", E) = 7.60	FDOT TYPE "C" INLET

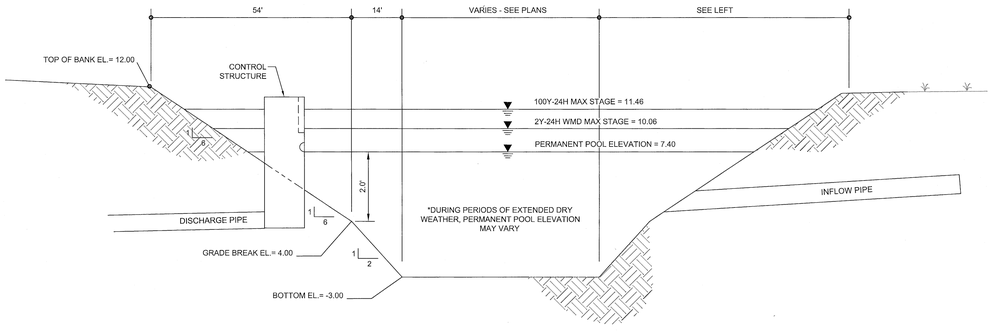
PROPOESD STORM STRUCTURE SUMMARY		
Structure Name	Structure Details	DESCRIPTION
ST-21	TOP EL = 12.50 INV EL (30", W) = 7.40 INV EL (24", N) = 8.05 INV EL (36", E) = 7.40	FDOT TYPE "C" INLET
ST-22	TOP EL = 12.50 INV EL (36", W) = 7.20 INV EL (36", E) = 7.20	FDOT TYPE "C" INLET
ST-23	TOP EL = 12.50 INV EL (36", W) = 7.00 INV EL (36", E) = 7.00	FDOT TYPE "C" INLET
ST-24	TOP EL = 12.50 INV EL (36", W) = 6.80 INV EL (24", SW) = 9.00 INV EL (36", E) = 6.80	FDOT TYPE "C" INLET
ST-25	TOP EL = 13.00 INV EL (36", W) = 6.55 INV EL (36", E) = 6.55	FDOT TYPE "C" INLET
ST-26	TOP EL = 12.75 INV EL (36", W) = 6.30 INV EL (36", E) = 6.30	FDOT TYPE "C" INLET
ST-27	TOP EL = 12.75 INV EL (36", W) = 6.05 INV EL (36", E) = 6.05	FDOT TYPE "C" INLET
ST-28	TOP EL = 12.50 INV EL (36", W) = 5.80 INV EL (24", N) = 8.50 INV EL (36", SE) = 5.80	FDOT TYPE "C" INLET
ST-29	TOP EL = 2.47 INV EL (36", NW) = 5.65 INV EL (36", E) = 5.65	FDOT TYPE 8' MANHOLE
ST-30	TOP EL = 12.38 INV EL (36", W) = 5.45 INV EL (36", NE) = 5.45	FDOT TYPE 8' MANHOLE
ST-31	TOP EL = 12.10 INV EL (24", S) = 8.60	FDOT TYPE "C" INLET
ST-32	TOP EL = 12.65 INV EL (24", S) = 8.65	FDOT TYPE "C" INLET

PROPOESD STORM STRUCTURE SUMMARY		
Structure Name	Structure Details	DESCRIPTION
ST-33	TOP EL = 13.10 INV EL (24", S) = 9.60	FDOT TYPE "C" INLET
ST-34	TOP EL = 13.10 INV EL (24", N) = 9.05 INV EL (24", S) = 9.05	FDOT TYPE "C" INLET
ST-35	TOP EL = 12.42 INV EL (24", NE) = 9.45	FDOT TYPE "E" INLET
ST-36	TOP EL = 12.16 INV EL (18", SW) = 5.85 INV EL (18", NE) = 5.85	FDOT TYPE 8' MANHOLE
ST-37	TOP EL = 7.34 INV EL (18", SW) = 4.80	FDOT TYPE "E" BUBBLE–UP
ST-38	TOP EL = 6.98 INV EL (24", SW) = 4.00	FDOT TYPE "E" INLET
ST-39	TOP EL = 8.18 INV EL (24", NE) = 3.85 INV EL (24", W) = 3.85	FDOT TYPE 8' MANHOLE
ST-40	TOP EL = 9.05 INV EL (24", E) = 3.40 INV EL (24", N) = 2.80	FDOT TYPE "E" INLET
ST-41	TOP EL = 6.65 INV EL (24", S) = 2.10	FDOT TYPE "E" BUBBLE–UP
ST-42	TOP EL = 11.00 INV EL (24", NE) = 8.10	FDOT TYPE "E" INLET
ST-43	TOP EL = 12.20 INV EL (24", SW) = 7.80 INV EL (24", E) = 7.80	FDOT TYPE 9' MANHOLE



NOTES:
1. ALL AREAS TO BE SODDED AND STABILIZED.

ROADSIDE SWALE (2)
NOT TO SCALE

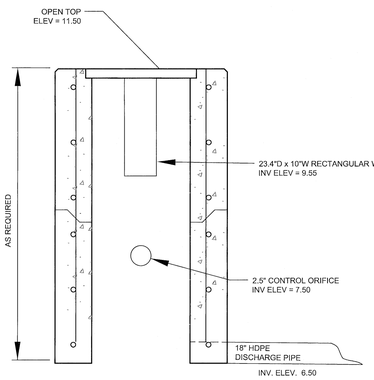


SECTION A

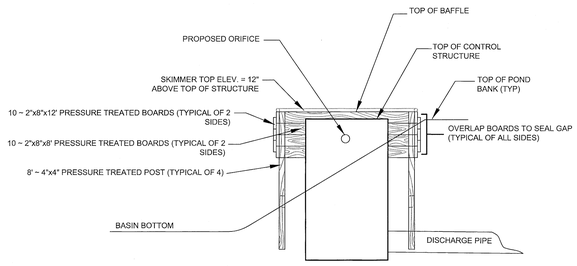
NOTES:

1. PONDS MUST BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORM WATER RUNOFF RATES. THE CONTRACTOR MUST CONTROL STORM WATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.
2. SIDE SLOPES SHOULD BE STABILIZED TO THE PERMANENT POOL ELEVATION.
3. UPON FINAL COMPLETION OF CONSTRUCTION AND STABILIZATION OF ALL UPSTREAM AREAS, POND MUST BE RE-SHAPED AS NECESSARY TO REMOVE ACCUMULATED SEDIMENT AND TO MATCH THE PROPOSED GRADING ON THE PLANS. ALL DISTURBED AREAS MUST BE RE-STABILIZED AND SODDED.
4. POND MUST BE DESIGNED SO THAT THE POND SIDE SLOPE MEASURED BETWEEN THE CONTROL ELEVATION AND TWO FEET BELOW THE CONTROL ELEVATION IS NO STEEPER THAN 4H:1V.
5. NO SWIMMING, WADING, OR FISHING SIGNS TO BE CLEARLY VISIBLE ALONG POND BANKS.

WET RETENTION POND (1)
NOT TO SCALE

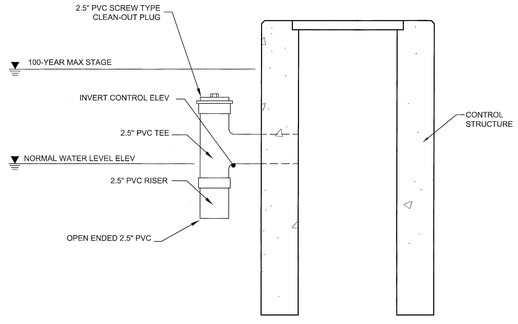


CONTROL STRUCTURE (CS-1)
TYPE E INLET (FDOT PLAN 425-052) (3)
NOT TO SCALE



SECTION VIEW

SKIMMER STRUCTURE DETAIL (4)
NOT TO SCALE



PVC ELBOW FOR ORIFICE
DIAMETERS LESS THAN 3-INCHES (5)
NOT TO SCALE

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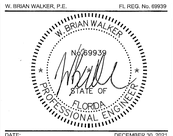
W. BRIAN WALKER, P.E. FL REG. No. 69939



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REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
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9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/09/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

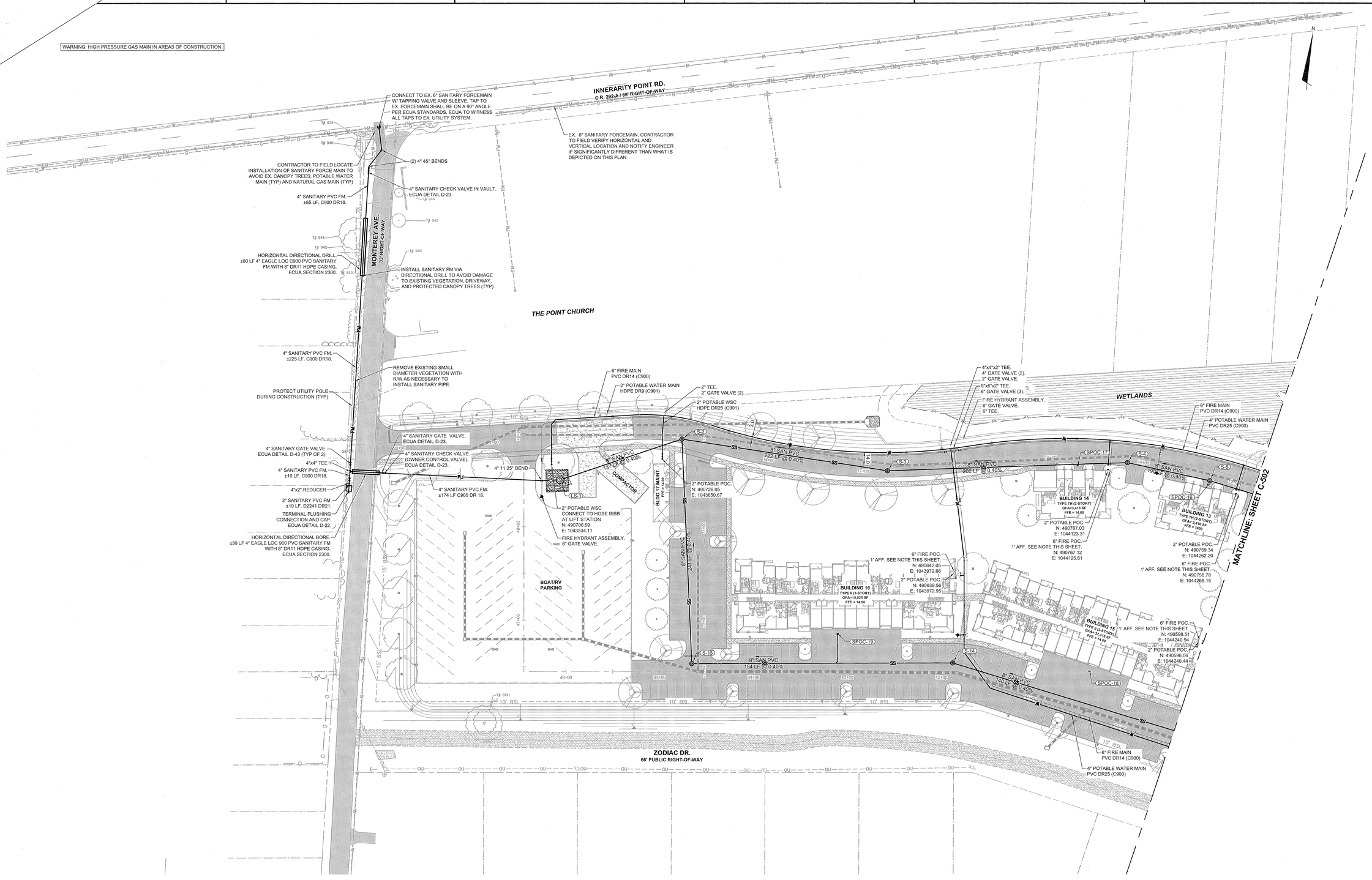
SHEET NAME:
DRAINAGE TABLES AND POND DETAILS

SHEET NO:
C-420

THE LINE SHOWN ABOVE IS 1" LONG ON ORIGINAL DRAWING. IF NOT, SCALE ACCORDINGLY.

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE CORRECTLY.

WARNING: HIGH PRESSURE GAS MAIN IN AREAS OF CONSTRUCTION.



LEGEND

- PROPERTY BOUNDARY
- LIMITS OF WORK
- EXISTING UTILITES
- W — POTABLE WATER MAIN
- F — DEDICATED FIRE MAIN
- FDC — FDC MAIN (WET)
- FDC — FDC MAIN (DRY)
- SS — SEWER GRAVITY MAIN
- FM — SEWER FORCE MAIN
- RW — REUSE MAIN
- EXISTING MANHOLES (STORM / SEWER / ELEC / COMM)
- FIRE HYDRANT ASSM
- FIRE DIRECT CONN. (FDC)
- FDC ON BUILDING
- GATE VALVE
- POST INDICATOR VALVE (PIV)
- REDUCER
- S-10 SANITARY MANHOLE AND ID

UTILITY NOTES

1. EX. UTILITY LOCATIONS AND ELEVATIONS SHOULD BE FIELD VERIFIED PRIOR TO THE START OF CONSTRUCTION.
2. CONTRACTOR TO ADJUST PIPELINE ELEVATION TO MAINTAIN 3' MINIMUM COVER ON ALL UTILITY LINES.
3. ALL UNDERGROUND VALVES TO HAVE A 2" OPERATING NUT.
4. FIRE LINE PIPING FOR THE FIRE PROTECTION SYSTEM, INCLUDING BACKFLOW PREVENTER SHALL BE INSTALLED BY A CLASS I, II, OR V CONTRACTOR PER CHAPTER 633.102 F.S. THE UNDERGROUND FIRE RISER SHALL EXTEND 12" ABOVE THE FINISHED FLOOR OR FINISHED GRADE.
5. ALL FIRE HYDRANTS AND FDC'S SHALL BE INSTALLED IN A LOCATION TO MAINTAIN 3-FEET CLEAR (MIN) FROM ALL IMPEDIMENTS, INCLUDING THE FACE OF THE BUILDING OR SCREEN WALL PER NFPA REQUIREMENTS.
7. ALL DRAINAGE PIPES SHOWN ON THE C-400 DRAWING SERIES ARE SHOWN FOR REFERENCE ONLY. SEE THE C-400 DRAWING SERIES FOR DRAINAGE PIPE DETAIL.
8. ALL WATER MAIN AND FORCE MAIN UTILITY WORK IS TO BE COMPLETED PRIOR TO CONNECTING TO THE EXISTING WATER MAIN. CONTRACTOR TO COORDINATE WITH OWNER ON WHEN THE EXISTING MAIN WILL BE OUT OF SERVICE. THE EXISTING WATER MAIN SHALL NOT BE OUT OF SERVICE DURING NORMAL BUSINESS HOURS FOR ALL DOWNSTREAM LOCATIONS.

SANITARY STRUCTURE TABLE

STRUCTURE NAME	STRUCTURE DESCRIPTION	NORTHING EASTING	RIM ELEVATION	PIPE INVERT
LS-1	Cylindrical Structure Slab Top Circular Frame	N:490691.76 E:1043544.87	13.29	8" INV IN=2.32 NE PVC Pipe
S-2	Eccentric Cylindrical Structure	N:490749.87 E:1043868.86	12.65	8" INV IN=2.96 E PVC Pipe 8" INV IN=4.45 S PVC Pipe 8" INV OUT=2.86 SW PVC Pipe
S-3	Eccentric Cylindrical Structure	N:490740.88 E:1043890.31	12.25	8" INV IN=3.95 E PVC Pipe 8" INV OUT=3.85 W PVC Pipe
S-4	Eccentric Cylindrical Structure	N:490778.53 E:1044143.16	13.09	8" INV IN=5.07 E PVC Pipe 8" INV OUT=4.97 W PVC Pipe
S-5	Eccentric Cylindrical Structure	N:490769.21 E:1044232.57	13.59	8" INV IN=5.53 E PVC Pipe 4" INV IN=7.00 S PVC Pipe 8" INV OUT=5.43 W PVC Pipe
S-13	Eccentric Cylindrical Structure	N:490511.92 E:1043706.60	12.69	8" INV IN=5.51 E PVC Pipe 8" INV OUT=5.41 N PVC Pipe
S-14	Eccentric Cylindrical Structure	N:490544.09 E:1043982.55	12.85	8" INV IN=6.73 E PVC Pipe 8" INV OUT=6.63 W PVC Pipe

SANITARY POC TABLE

CONNECTION NAME	NORTHING EASTING	PIPE INVERT
SPOC-16	N:490764.46 E:1044231.42	4" INV OUT=7.29 N
SPOC-17	N:490769.55 E:1044091.09	4" INV OUT=4.92 NW
SPOC-18	N:490552.03 E:1044128.45	4" INV OUT=6.70 S
SPOC-19	N:490561.48 E:1043857.65	6" INV OUT=8.28 S

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

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13	12/29/21	ECUA PERMIT SUBMITTAL
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11	12/2/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
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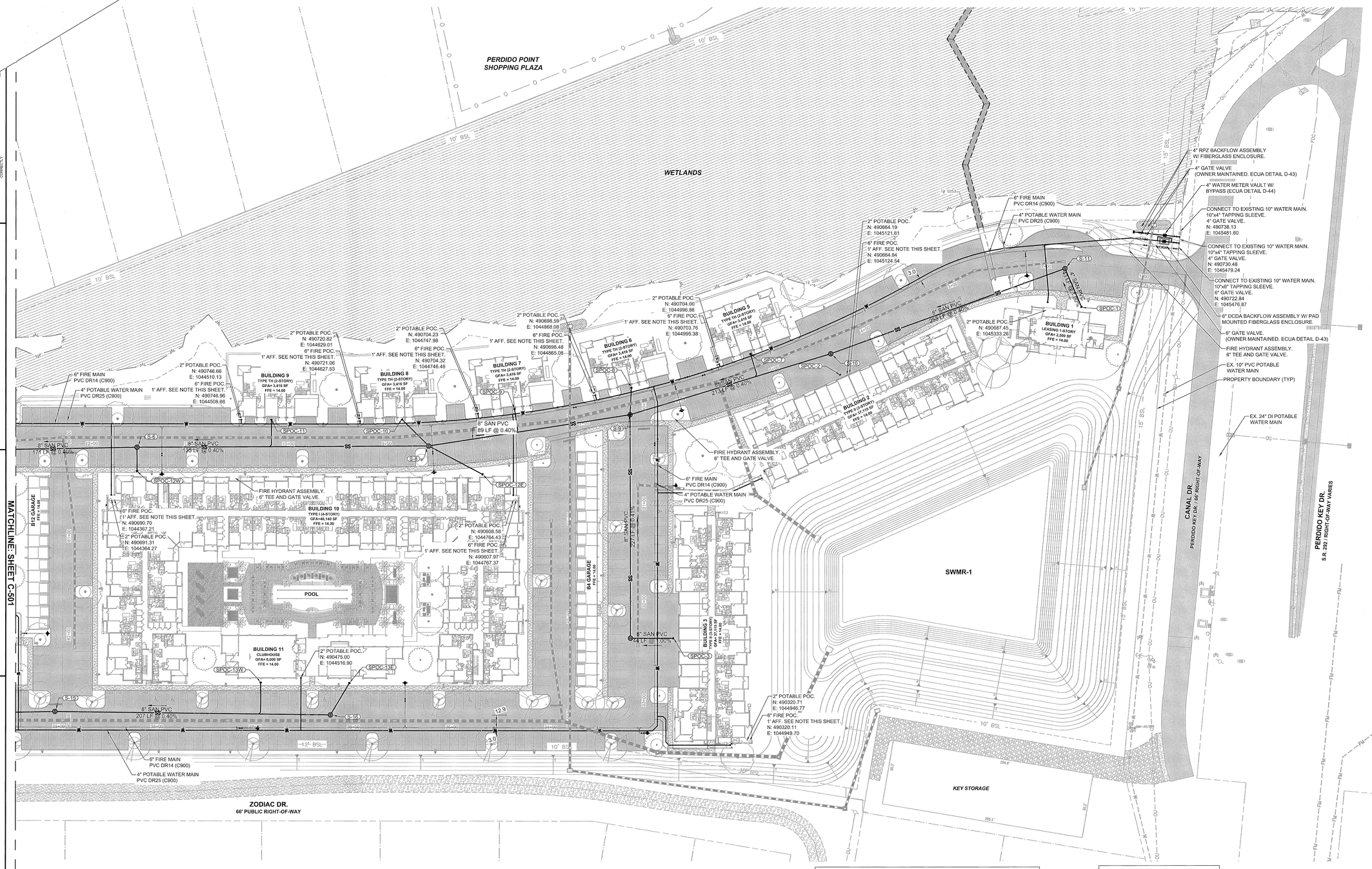
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30
CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

SHEET NAME: UTILITY PLAN

SHEET NO: C-501



LEGEND

- PROPERTY BOUNDARY
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- EXISTING UTILITES (W, F, FDC, SS, FM, RW)
- POTABLE WATER MAIN
- DEDICATED FIRE MAIN
- FDC MAIN (WET)
- FDC MAIN (DRY)
- SEWER GRAVITY MAIN
- SEWER FORCE MAIN
- REUSE MAIN
- STORM MANHOLE
- SEWER MANHOLE
- ELEC MANHOLE
- COMM MANHOLE
- EXISTING MANHOLES
- FIRE HYDRANT ASSM
- FIRE DIRECT CONN. (FDC)
- FDC ON BUILDING
- GATE VALVE
- POST INDICATOR VALVE (PIV)
- REDUCER
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SANITARY STRUCTURE TABLE

STRUCTURE NAME	STRUCTURE DESCRIPTION	NORTHING EASTING	RIM ELEVATION	PIPE INVERT
S-6	Eccentric Cylindrical Structure	N:490737.71 E:1044400.53	13.52	8" INV IN=6.31 E PVC Pipe 4" INV IN=10.40 S PVC Pipe 8" INV OUT=6.21 W PVC Pipe
S-8	Eccentric Cylindrical Structure	N:490679.24 E:1044691.68	13.38	8" INV IN=7.60 E PVC Pipe 8" INV IN=9.00 SE PVC Pipe 4" INV IN=6.23 NW PVC Pipe 8" INV OUT=7.50 W PVC Pipe
S-9	Eccentric Cylindrical Structure	N:490669.19 E:1044897.72	13.45	8" INV IN=8.53 E PVC Pipe 8" INV IN=8.53 S PVC Pipe 4" INV IN=8.53 N PVC Pipe 8" INV OUT=8.43 W PVC Pipe
S-10	Eccentric Cylindrical Structure	N:490688.52 E:1045109.92	13.50	8" INV IN=9.49 E PVC Pipe 6" INV IN=10.26 S PVC Pipe 8" INV OUT=9.39 W PVC Pipe
S-11	Eccentric Cylindrical Structure	N:490725.06 E:1045359.88	12.60	4" INV IN=10.60 S PVC Pipe 8" INV OUT=10.50 W PVC Pipe
S-12	Eccentric Cylindrical Structure	N:490446.68 E:1044852.19	12.69	6" INV IN=9.56 E PVC Pipe 8" INV OUT=9.46 N PVC Pipe
S-15	Eccentric Cylindrical Structure	N:490491.48 E:1044264.66	13.14	8" INV IN=7.98 E PVC Pipe 8" INV OUT=7.88 W PVC Pipe
S-16	Eccentric Cylindrical Structure	N:490431.71 E:1044538.68	13.55	4" INV IN=9.62 NE PVC Pipe 8" INV OUT=9.10 W PVC Pipe

SANITARY POC TABLE

CONNECTION NAME	NORTHING EASTING	PIPE INVERT
SPOC-1	N:490683.01 E:1045388.38	4" INV OUT=11.03 N
SPOC-2	N:490665.46 E:1045114.99	6" INV OUT=10.50 N
SPOC-3	N:490437.82 E:1044894.99	6" INV OUT=10.00 W
SPOC-7	N:490705.35 E:1045029.87	4" INV OUT=9.33 S
SPOC-8	N:490696.05 E:1044904.65	4" INV OUT=8.81 S
SPOC-9	N:490698.90 E:1044784.21	4" INV OUT=8.64 S
SPOC-10	N:490711.38 E:1044670.44	4" INV OUT=8.63 SE
SPOC-11	N:490738.11 E:1044540.24	4" INV OUT=8.29 S
SPOC-12E	N:490639.74 E:1044739.32	8" INV OUT=10.00 NW
SPOC-12W	N:490713.71 E:1044395.66	4" INV OUT=10.73 N
SPOC-13E	N:490459.88 E:1044564.42	4" INV OUT=10.00 SW
SPOC-13W	N:490478.64 E:1044475.63	4" INV OUT=10.14 S

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

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REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/20/21	ECUA PERMIT SUBMITTAL
12	12/22/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CO SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/1/21	ESCO DRC PERMIT SUBMITTAL
8	12/10/21	NWFWMD PERMIT SUBMITTAL
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2	11/01/21	ECUA PERMIT SUBMITTAL
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PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

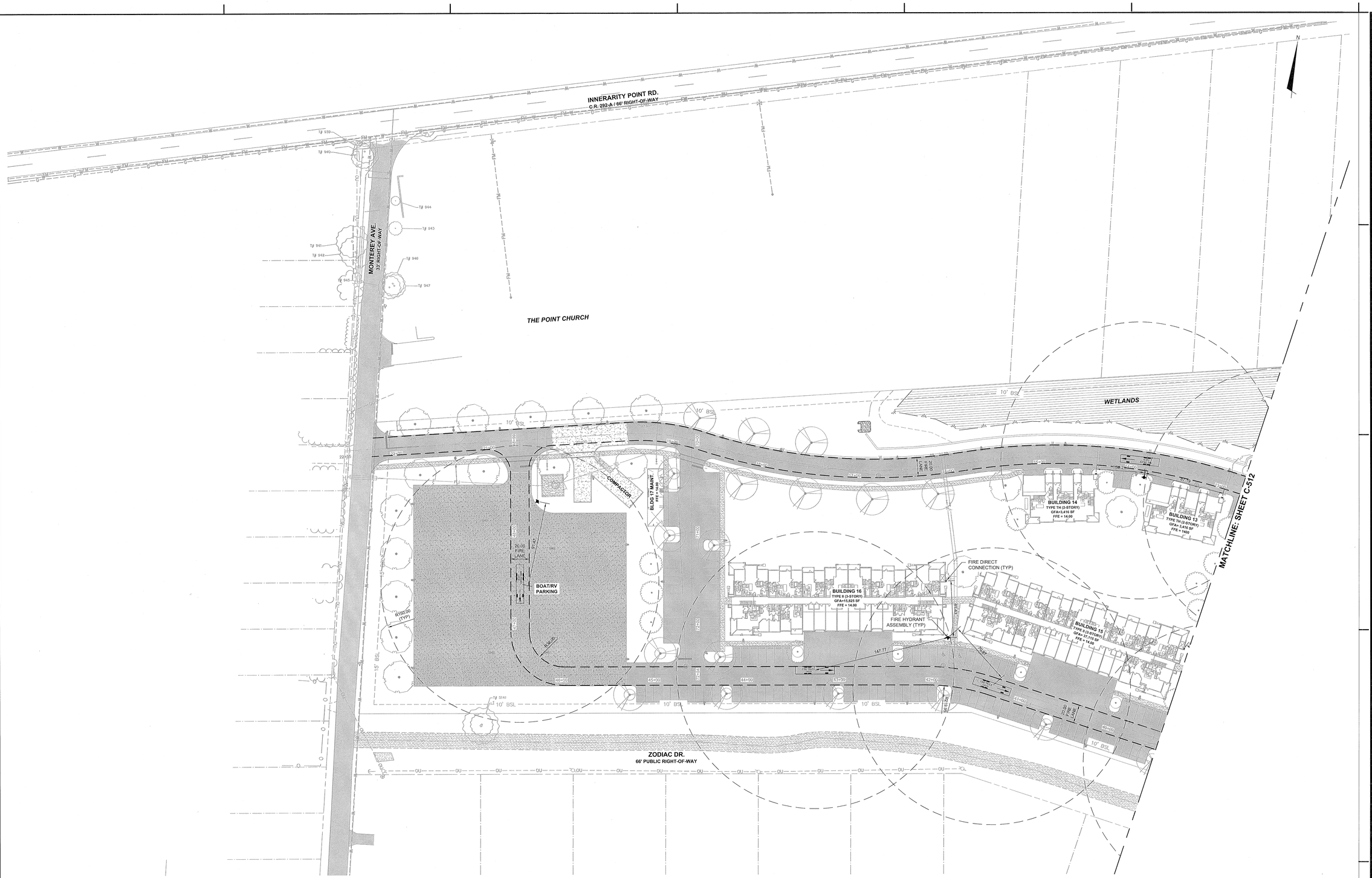
SHEET NAME:
UTILITY PLAN

SHEET NO:
C-502

THE SQUARES ABOVE ARE COLOR; WITH BLACK AND WHITE PLOTS IF PRINTED CORRECTLY

1 2 3 4 5 6

A B C D E



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- FIRE LANE
- FIRE COVERAGE CIRCLE

40' 0 40' 80'
SCALE: 1"=40' (Horiz.)

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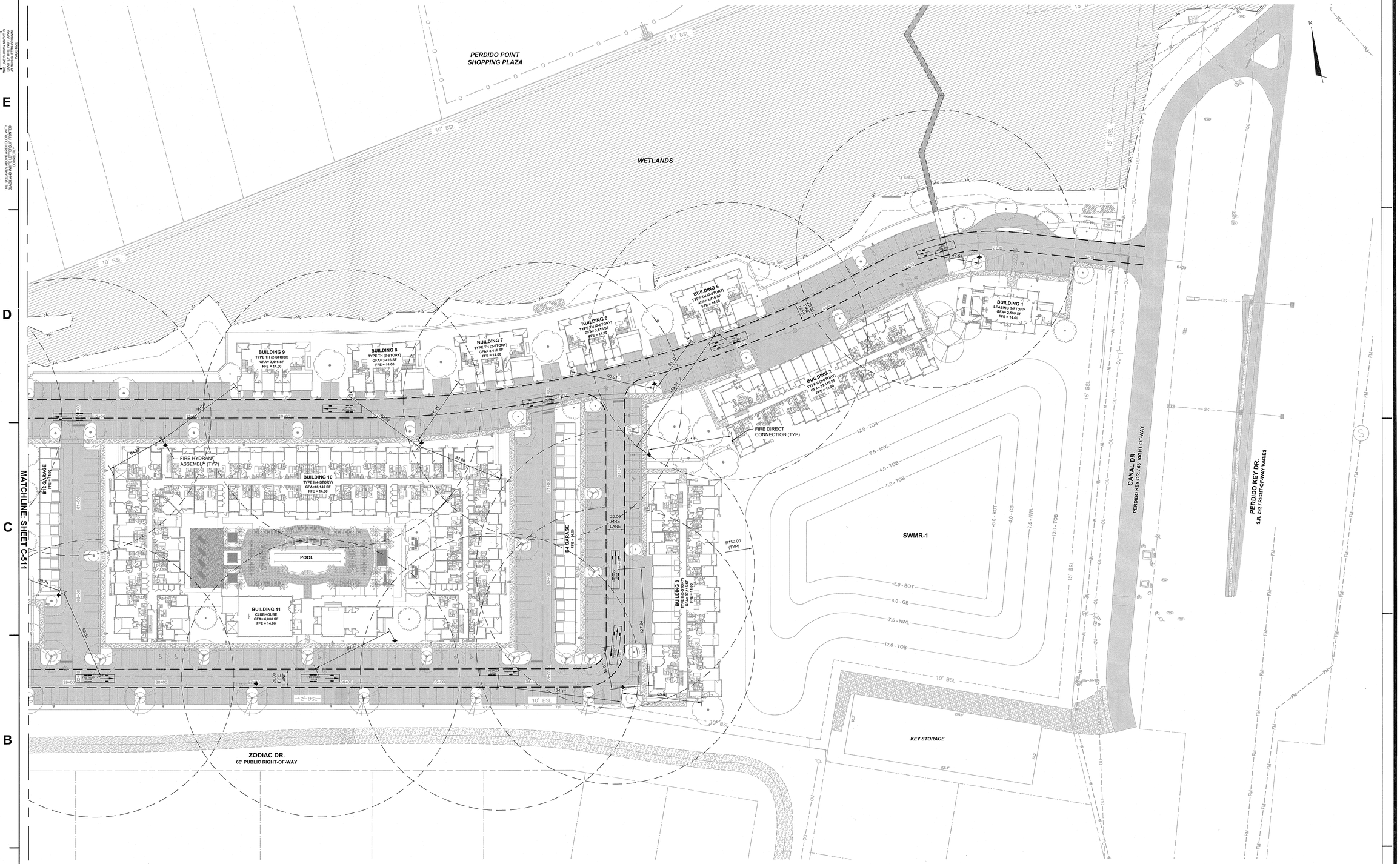
PROJ. NO.	ORIG. ISSUE
08199-0002	2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
FIRE TRUCK ACCESS PLAN

SHEET NO:
C-511



LEGEND

- PROPERTY BOUNDARY
- RIGHT-OF-WAY LINE
- SITE ELEMENTS
- FIRE LANE
- FIRE COVERAGE CIRCLE

SCALE: 1"=40' (Horiz.)

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3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

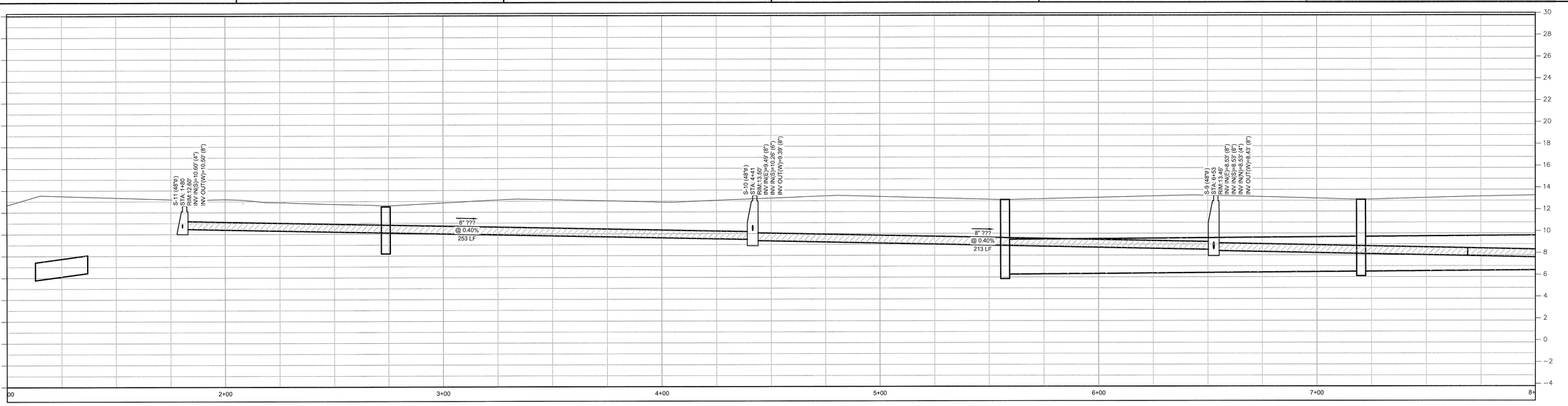
CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

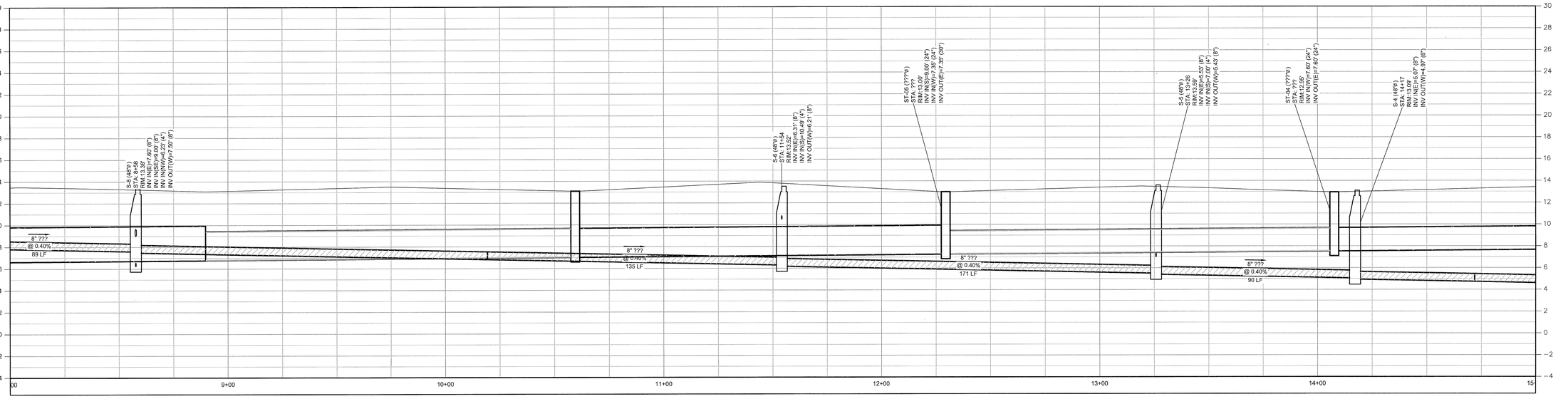
SHEET NAME:
FIRE TRUCK ACCESS PLAN

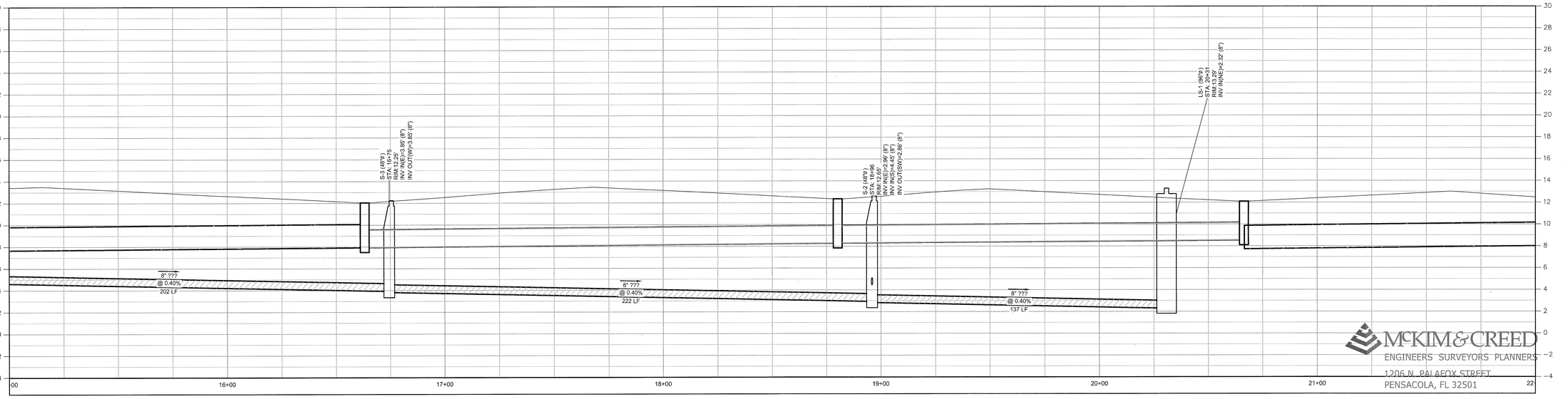
SHEET NO:
C-512

THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THIS SHEET'S ORIGINAL SIZE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE ITEMS PRINTED CORRECTLY







McKIM&CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939

W. BRIAN WALKER No. 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER

DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3559 www.5dim.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

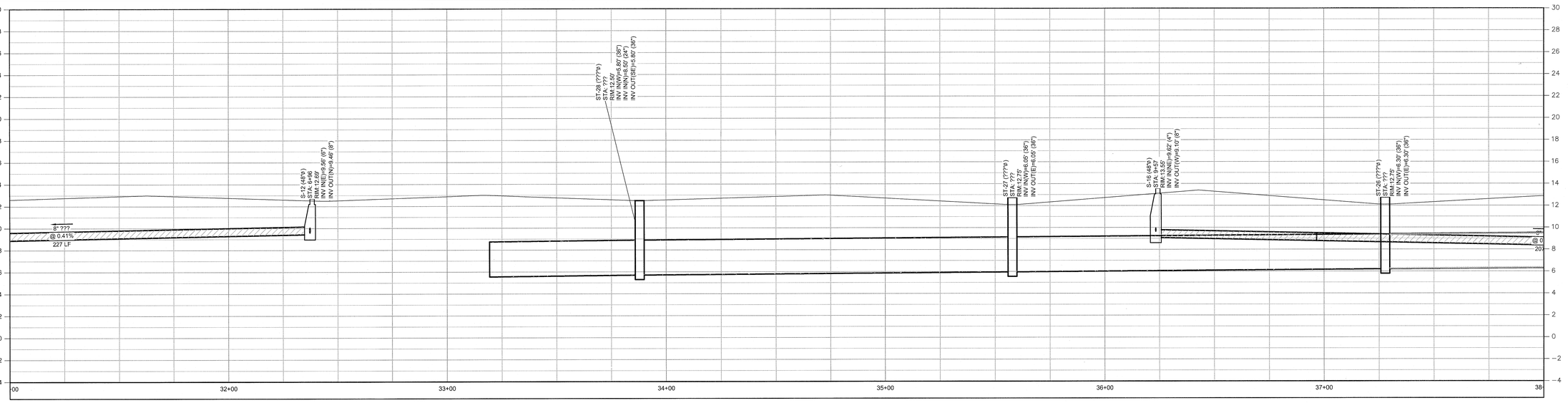
Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/10/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/09/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

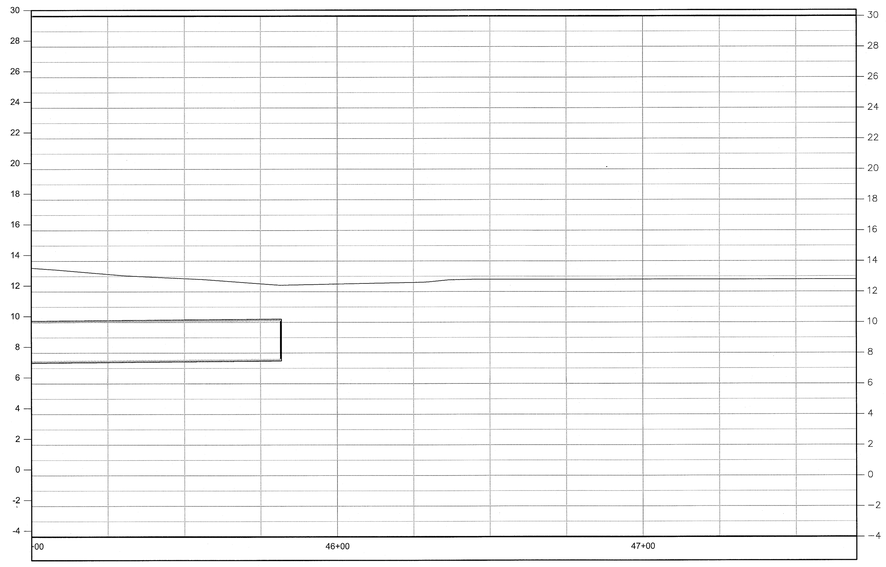
PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
UTILITY PROFILES

SHEET NO:
C-550





McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939

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FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3859 www.5da-l.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

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14	12/30/21	ESCO FINAL DRC SUBMITTAL
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10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
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3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
UTILITY PROFILES

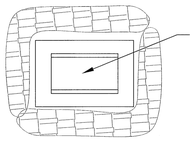
SHEET NO:
C-551

THE LINE SHOWN ABOVE IS ONE INCH LONG WHEN PLOTTED AT THIS SHEET'S ORIGINAL SIZE AND SCALE

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE SHADES IF PLOTTED CORRECTLY.

1 INLET PROTECTION

SCALE: N.T.S.

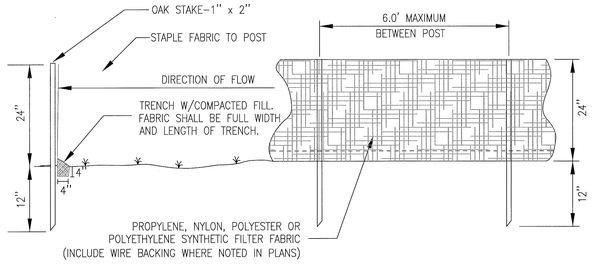


INSTALL FILTER FABRIC UNDER INLET GRATE IMMEDIATELY UPON INSTALLATION. REMOVE AND REPLACE WITH NEW FABRIC REGULARLY TO MAINTAIN FLOW AND REDUCE SEDIMENT ACCUMULATION.

NOTE:
SYNTHETIC BALES OR SEDIMENT LOG WILL BE PLACED AT COMMENCEMENT OF CONSTRUCTION OR IMMEDIATELY AFTER INLET INSTALLATION AND MAINTAINED THROUGHOUT PROJECT COMPLETION AND STABILIZATION.

2 SILT FENCE

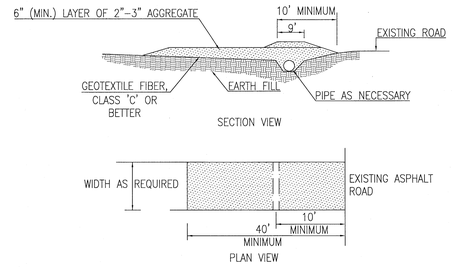
SCALE: N.T.S.



FENCE SECTION FENCE ELEVATION

3 CONSTRUCTION ACCESS

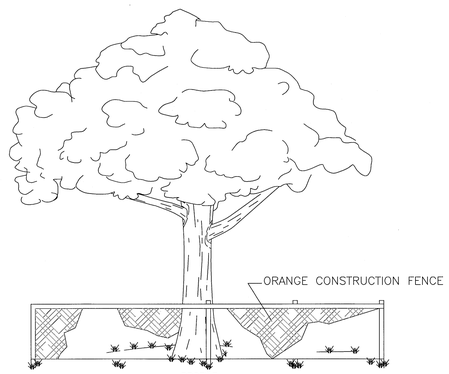
SCALE: N.T.S.



NOTES:
1. CONSTRUCTION ENTRANCES PROVIDE AN AREA WHERE MUD CAN BE REMOVED FROM VEHICLE TIRES BEFORE THEY LEAVE THE CONSTRUCTION SITE. THE MOTION OF THE VEHICLE AS IT MOVES OVER THE GRAVEL CONSTRUCTION MATERIAL DISLODGES CAKED MUD.
2. IF THE ACTION OF THE VEHICLE ON THE GRAVEL PAD IS NOT SUFFICIENT TO DISLODGE MUD, THEN THE TIRES MUST BE WASHED BEFORE THE VEHICLE LEAVES THE SITE.
3. UTILIZE GRAVEL, 2"–3" (MIN.) IN DIAMETER. GRAVEL LAYER SHOULD BE AT LEAST 6" THICK. THE PAD SHOULD BE AT LEAST 50' LONG. WIDTH SHOULD BE APPROPRIATE TO VEHICLE SIZE.

4 TREE PROTECTION FENCE

SCALE: N.T.S.



PROFILE

NOTES:
1. FOR TEMPORARY USE DURING CONSTRUCTION. BARRICADE SHALL BE PLACED PRIOR TO ANY LAND DISTURBANCE.
2. FENCE MATERIAL SHALL BE PLACED AT THE DRIP LINE OF THE TREE OR GROUP OF TREES TO BE PROTECTED.
3. NONE OF THE FOLLOWING ACTIVITIES SHALL OCCUR WITHIN THE TREE PROTECTION BARRICADE: DRIVING, PARKING, STORING MATERIALS, DUMPING WASTE, CONCRETE WASHOUT, ADDING FILL SOIL, TRENCHING, REMOVING SOIL OR GRUBBING.

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ALTURA
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13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
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1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002
ORIG. ISSUE 2021-12-30

CURRENT:
FINAL DRC SUBMITTAL
NOT FOR CONSTRUCTION

SHEET NAME:
CIVIL DETAILS - EROSION CONTROL

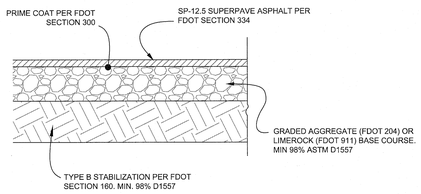
SHEET NO:
C-910

THE LINE SHOWN ABOVE IS 1" LONG WHEN PLOTTED AT THE SHEET'S ORIGINAL SCALE.

THE SQUARES ABOVE ARE 1/2"X1/2", WITH BLACK AND WHITE QUADRANTS, IF PLOTTED CORRECTLY.

1 ASPHALT PAVEMENT

SCALE: N.T.S.



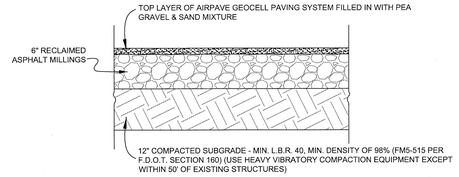
ASPHALT PAVING SECTION SUMMARY

	STANDARD DUTY	HEAVY DUTY
SURFACE COURSE	1.5"	2.5" *
BASE	6"	8"
SUBGRADE	12"	12"

* TACK COAT REQUIRED BETWEEN LAYERS OF ASPHALT

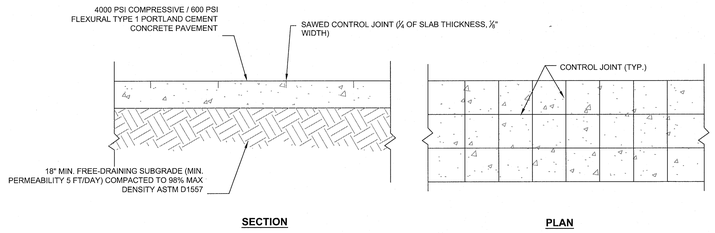
2 GRAVEL PAVMENT

SCALE: N.T.S.



3 CONCRETE PAVMENT

SCALE: N.T.S.



SECTION **PLAN**

CONCRETE PAVING SECTION SUMMARY

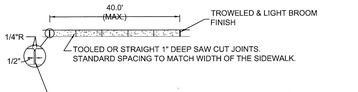
	STANDARD DUTY	HEAVY DUTY	SAWCUT DEPTH
CONCRETE THICKNESS	6"	7"	1-1/2"
CONTROL JOINT MAX. SPACING	12'x12'	14'x14'	1-3/4"
REINORCING	N/A	#3 @ 18" O.C.	N/A

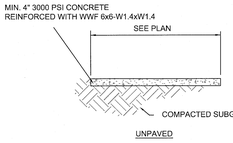
NOTES:

1. LONGITUDINAL AND TRANSVERSE JOINTS SHALL BE SAWED AS INDICATED.
2. THE JOINT SEAL MANUFACTURER'S SPECIFICATIONS MUST BE COMPATIBLE WITH THE JOINT CONFIGURATION.
3. CONTRACTOR MUST SUBMIT DETAILED PLAN FOR CONSTRUCTION AND EXPANSION JOINTS FOR ENGINEER'S APPROVAL.
4. FOR ALL JOINTS THE BACKER ROD MATERIAL MUST BE COMPATIBLE WITH THE COLD POURED SEALANT AND SLIGHTLY OVERSIZED TO PREVENT MOVEMENT DURING THE JOINT SEALANT OPERATION.
5. THE WIDTH OF ALL JOINTS MUST BE CORRECTED FOR 68 DEGREE F.
6. EXPANSION JOINTS MUST BE USED AT ALL LOCATIONS WHERE PAVEMENT ABUTS A PERMANENT STRUCTURE, CURB OR OTHER PAVEMENT

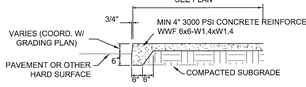
4 CONCRETE SIDEWALK

SCALE: N.T.S.





UNPAVED



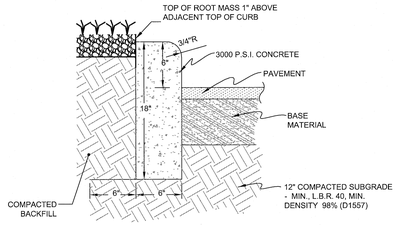
PAVED

NOTES:

1. MAXIMUM CROSS SLOPE OF 2%.
2. GRADE DROPS ADJACENT TO SIDEWALKS MUST NOT EXCEED 10 INCHES IN THE FIRST 2 FEET.
3. SEE WRITTEN SPECIFICATIONS FOR DETAILED REINFORCEMENT AND JOINT REQUIREMENTS.

5 VERTICAL HEADER CURB

SCALE: N.T.S.

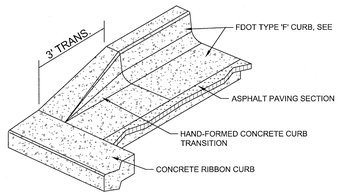


NOTES:

SEE PAVING DETAIL(S) FOR PAVING AND BASE MATERIALS AND THICKNESS AND/OR ANY VARIATIONS TO SUBGRADE PREPARATION

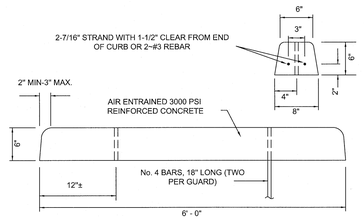
6 3-FT CURB TRANSITION

SCALE: N.T.S.



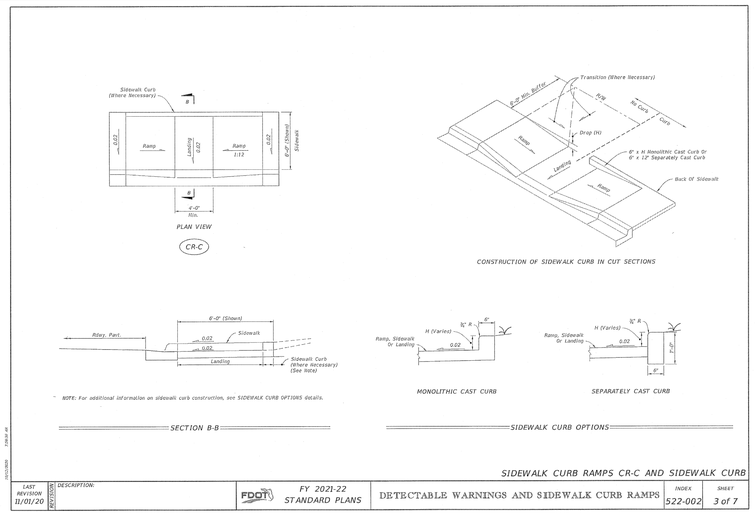
7 WHEEL STOP

SCALE: N.T.S.



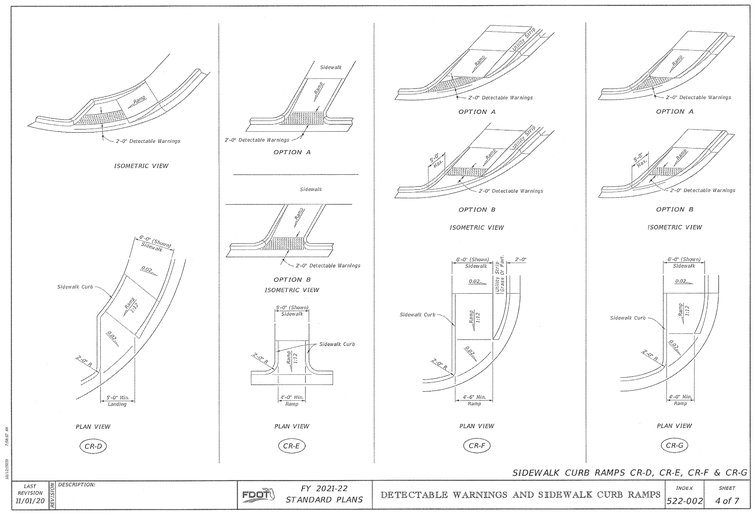
8 FDOT PLANS 522-002 - DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS

SCALE: N.T.S.



SIDEWALK CURB RAMPS CR-C AND SIDEWALK CURB

LAST REVISION 11/01/20	DESCRIPTION:	FDOT FY 2021-22 STANDARD PLANS	DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS	INDEX 522-002	SHEET 3 of 7



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

LAST REVISION 11/01/20	DESCRIPTION:	FDOT FY 2021-22 STANDARD PLANS	DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS	INDEX 522-002	SHEET 4 of 7

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1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69936
W. BRIAN WALKER No. 69936 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

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PERMIT SUBMITTAL

ALTURA
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13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
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1	10/21/21	ESCO DRC PERMIT SUBMITTAL

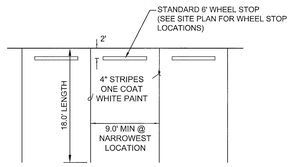
PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

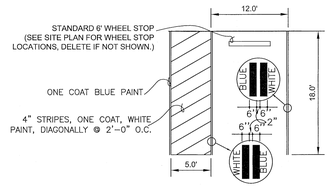
SHEET NAME:
CIVIL DETAILS - SITE IMPROVEMENTS

SHEET NO:
C-920

1 STANDARD PARKING STALL — SCALE: N.T.S.

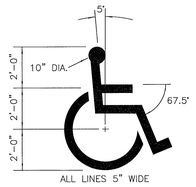


2 ACCESSIBLE PARKING STALL — SCALE: N.T.S.



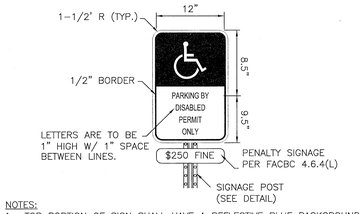
NOTES:
1. MAXIMUM SLOPES OF ADJOINING GUTTERS, ROAD SURFACE IMMEDIATELY ADJACENT TO THE CURB RAMP, OR ACCESSIBLE ROUTE SHALL NOT EXCEED 1:20.
2. THE MAXIMUM SLOPE OF A RAMP IN NEW CONSTRUCTION SHALL BE 1:12.
3. THE CROSS SLOPE OF RAMP SURFACES SHALL BE NO GREATER THAN 1:50.
4. EACH H.C. PARKING SPACE MUST BE SIGNED AND MARKED IN ACCORDANCE WITH THE STANDARDS ACCEPTED BY THE FLORIDA DEPARTMENT OF TRANSPORTATION AND FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION.
5. MAINTAIN MAXIMUM 2% CONSTANT SLOPE ON THE ACCESS AISLE.

3 ACCESSIBLE PAVEMENT MARKING — SCALE: N.T.S.



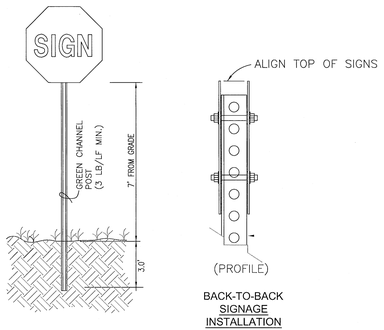
PROVIDE PAINTED WHEELCHAIR SYMBOL AT EACH DESIGNATED HANDICAP PARKING STALL CENTER SYMBOL IN STALL ONE COAT WHITE PAINT

4 ACCESSIBLE PARKING SIGNAGE — SCALE: N.T.S.



NOTES:
1. TOP PORTION OF SIGN SHALL HAVE A REFLECTIVE BLUE BACKGROUND W/ WHITE REFLECTIVE SYMBOL & BORDER.
2. BOTTOM PORTION SHALL HAVE A REFLECTIVE WHITE BACKGROUND W/ BLACK OPAQUE LEGEND & BORDER.
3. SIGN CAN BE FABRICATED ON ONE PANEL OR TWO
4. SIGNS USED AS PER FLORIDA STATUTES 316.1955 AND 316.1956.
5. THE BOTTOM OF THE SIGN IS TO BE MOUNTED 84" (7') ABOVE GRADE.
6. HANDICAP PARKING SIGNS SHALL CONFORM WITH F.D.O.T. DESIGN STANDARDS PER "ROADWAY AND TRAFFIC DESIGN STANDARDS".

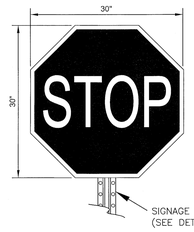
5 VEHICULAR SIGANAGE INSTALLATION — SCALE: N.T.S.



BACK-TO-BACK
SIGNAGE
INSTALLATION

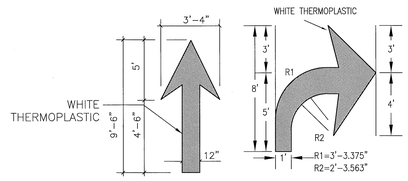
NOTES:
1. SIGNS SHALL MEET DESIGN, SIZE & INSTALLATION REQUIREMENTS OF THE MUTCD.
2. POST TO BE ALUMINUM OR PAINTED GALVANIZED.
3. SEE SIGNAGE DETAILS FOR SPECIFICS ON INDIVIDUAL SIGNAGE MOUNTED TO POLE.

6 STOP SIGN — SCALE: N.T.S.

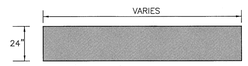


NOTES:
1. MUTCD DESIGNATION: R1-1
2. STANDARD SIZE: 30"x30"
3. LEGEND: WHITE (RETROREFLECTIVE); BACKGROUND: RED (RETROREFLECTIVE)

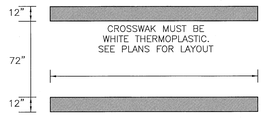
7 PAVEMENT ARROW — SCALE: N.T.S.



4 STOP BAR — SCALE: N.T.S.



4 PEDESTRIAN CROSSWALK — SCALE: N.T.S.



W. BRIAN WALKER, P.E. FL REG. No. 69939
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STATE OF FLORIDA
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DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
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PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
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2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/21/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

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McKIM & CREED
ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

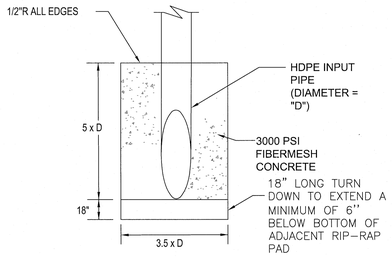
SHEET NAME:
CIVIL DETAILS - SIGNAGE AND STRIPING

SHEET NO:
C-921

THE LINE SHOWN ABOVE IS 1" LONG ON ORIGINAL DRAWINGS AT THIS SHEET'S ORIGINAL PAPER SIZE.
THE SQUARES ABOVE ARE COLORS WITH BLACK AND WHITE PRINTING.

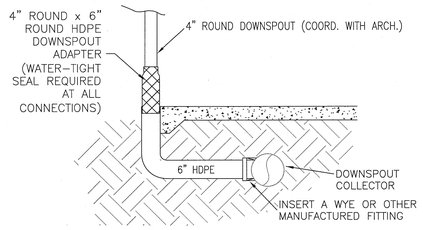
1 CONCRETE MITERED END SECTION

SCALE: N.T.S.



2 DOWNSPOUT CONNECTION

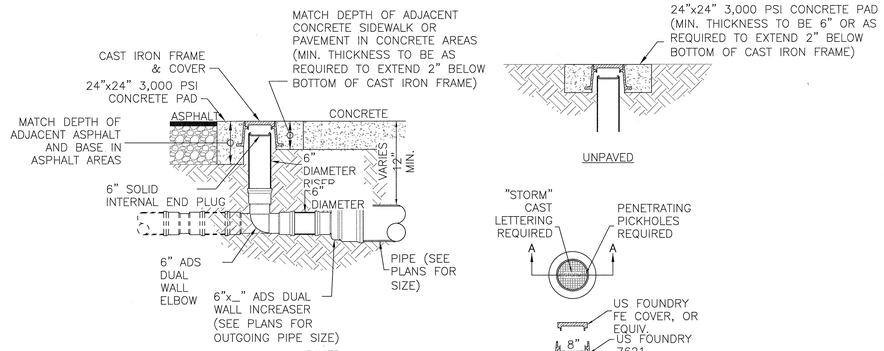
SCALE: N.T.S.



NOTE: SEE ARCH. PLANS FOR EXACT NUMBER AND LOCATION OF DOWNSPOUTS

3 STORMWATER LAMPHOLE

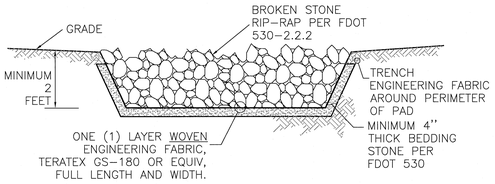
SCALE: N.T.S.



LAMPHOLE FRAME AND COVER

4 RIP-RAP PAD

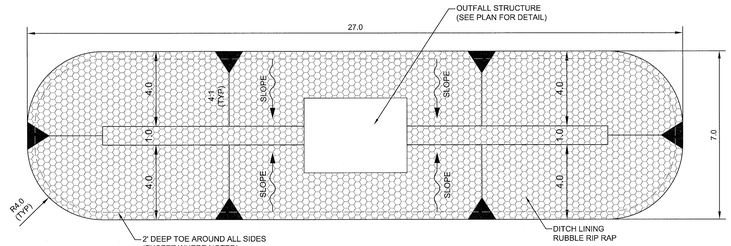
SCALE: N.T.S.



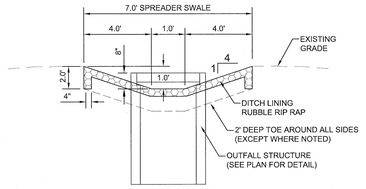
NOTES:
1. RIP-RAP TO EXTEND UP POND EMBANKMENT TO FORM APRON AROUND CONCRETE END SECTIONS AT PIPE INPUT LOCATIONS.
2. RIP-RAP PAD SHALL NOT BE BROKEN CONCRETE, BROKEN STONE SHALL BE ROUGHLY ANGULAR AND FREE FROM THIN OR ELONGATED PIECES.
3. TOP OF RIP-RAP SHALL BE FLUSH WITH FINISHED GRADES.

5 SPREADER SWALE

SCALE: N.T.S.



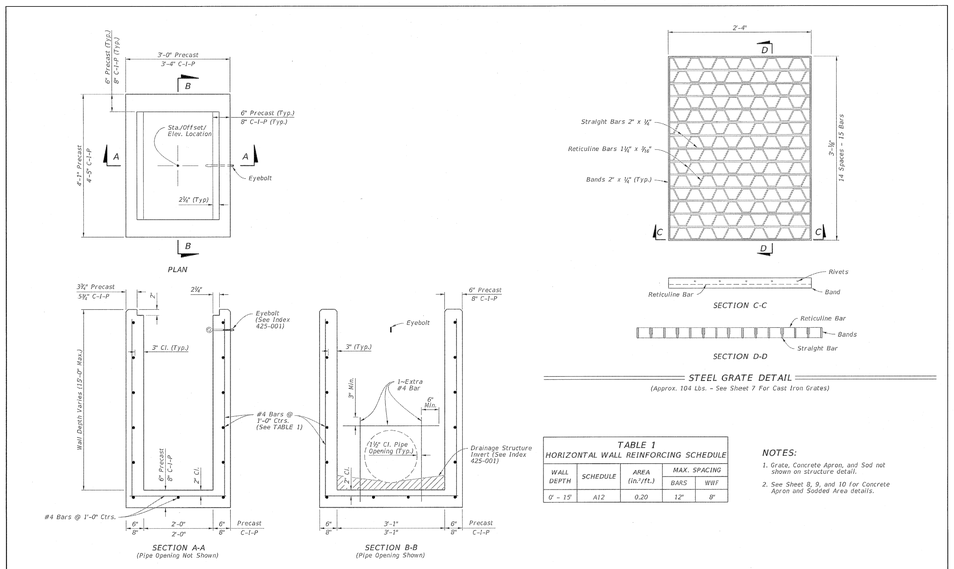
PLAN VIEW



SECTION VIEW

6 FDOT PLANS 425-052 - DITCH BOTTOM INLETS

SCALE: N.T.S.



STEEL GRATE DETAIL
(Approx. 104 Lbs. - See Sheet 7 For Cast Iron Grates)

TABLE 1
HORIZONTAL WALL REINFORCING SCHEDULE

WALL DEPTH	SCHEDULE	AREA (in²/ft.)	MAX. SPACING	
			BARS	WWF
0' - 15'	A12	0.20	12"	8"

NOTES:
1. Grate, Concrete Apron, and Sod not shown on structure detail.
2. See Sheet 8, 9, and 10 for Concrete Apron and Sodded Area details.

DIMENSIONAL AND REINFORCING DETAILS

TYPE C - DIMENSIONAL, REINFORCING, AND STEEL GRATE DETAILS

LAST REVISION	DESCRIPTION:	FDOT	FY 2021-22 STANDARD PLANS	DITCH BOTTOM INLET TYPE C, D, E, AND H	INDEX	SHEET
11/01/20					425-052	2 of 14

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CURRENT:
FINAL DRC SUBMITTAL
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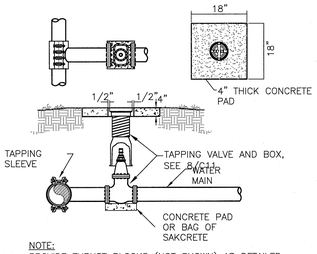
SHEET NAME:
CIVIL DETAILS - DRAINAGE

SHEET NO:
C-930

THE LINE SHOWN ABOVE IS ONE INCH LONG WHEN PLOTTED AT THIS SHEET'S ORIGINAL SIZE AND SCALE

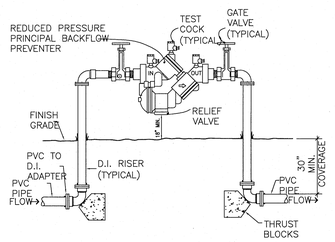
THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE AND GRAY PRINTED CORRECTLY

1 TAPPING SLEEVE AND VALVE — SCALE: N.T.S.



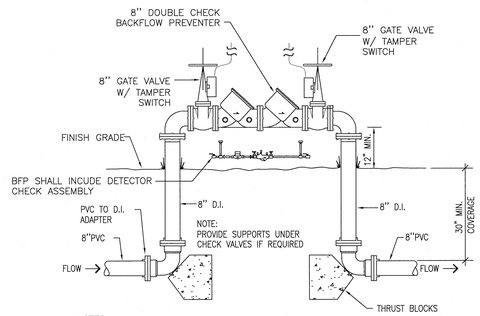
NOTE:
PROVIDE THRUST BLOCKS (NOT SHOWN) AS DETAILED AND SPECIFIED.

2 REDUCED PRESSURE ZONE BACKFLOW PREVENTER — SCALE: N.T.S.



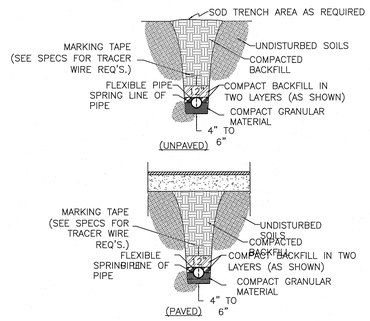
NOTES:
1. ABOVE GROUND PIPING, VALVES, AND BACKFLOW PREVENTER TO BE CONTAINED WITHIN GREEN PLASTIC/FIBERGLASS BACKFLOW ENCLOSURE MOUNTED ON TOP OF A MIN. 4" THICK FIBER REINFORCED CONCRETE SLAB WITH TURNDOWN EDGES A MINIMUM OF 4" BENEATH GRADE. SEE 12/C013.
2. LOCATE THE BFP ON THE DEVELOPER SIDE OF THE METER BOX.
3. BFP TO BE TESTED AFTER INSTALLATION AND PRIOR TO SERVICE BEING TURNED ON.

3 DOUBLE CHECK BACKFLOW PREVENTER — SCALE: N.T.S.

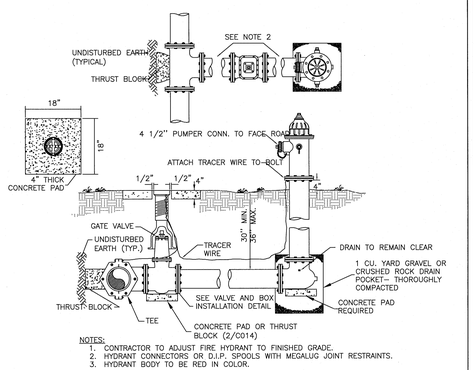


NOTES:
1. ABOVE GROUND PIPING, VALVES, AND BACKFLOW PREVENTER TO BE CONTAINED WITHIN GREEN PLASTIC/FIBERGLASS BACKFLOW ENCLOSURE MOUNTED ON TOP OF A MIN. 4" THICK FIBER REINFORCED CONCRETE SLAB WITH TURNDOWN EDGES A MINIMUM OF 4" BENEATH GRADE, SEE 12/C013.
2. LOCATE THE BFP ON THE DEVELOPER SIDE OF THE METER BOX.
3. BFP TO BE TESTED AFTER INSTALLATION AND PRIOR TO SERVICE BEING TURNED ON.

4 TYPICAL PIPE BEDDING — SCALE: N.T.S.

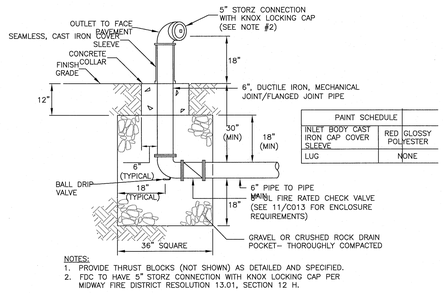


5 FIRE HYDRANT ASSEMBLY — SCALE: N.T.S.



NOTES:
1. CONTRACTOR TO ADJUST FIRE HYDRANT TO FINISHED GRADE.
2. HYDRANT CONNECTORS OR D.I.P. SPOOLS WITH MEGALUG JOINT RESTRAINTS.
3. HYDRANT BODY TO BE RED IN COLOR.

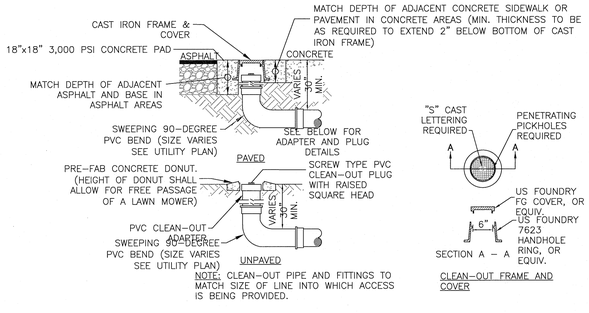
6 FREE STANDING FIRE DEPARTMENT CONNECTION — SCALE: N.T.S.



PAINT SCHEDULE	
INLET BODY CAST IRON CAP COVER SLEEVE	RED GLOSSY POLYESTER
LUG	NONE

NOTES:
1. PROVIDE THRUST BLOCKS (NOT SHOWN) AS DETAILED AND SPECIFIED.
2. FDC TO HAVE 5" STORZ CONNECTION WITH KNOX LOCKING CAP PER MIDWAY FIRE DISTRICT RESOLUTION 13.01, SECTION 12 H.

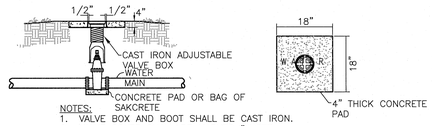
7 SANITARY CLEAN-OUT — SCALE: N.T.S.



NOTE: CLEAN–OUT PIPE AND FITTINGS TO MATCH SIZE OF LINE INTO WHICH ACCESS IS BEING PROVIDED.

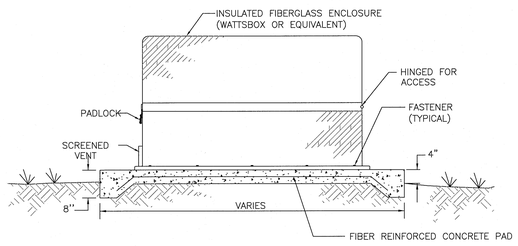
CLEAN–OUT FRAME AND COVER

8 VALVE AND BOX — SCALE: N.T.S.

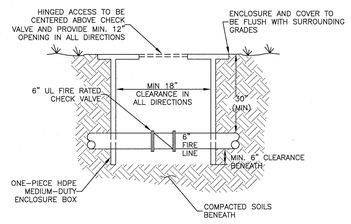


NOTES:
1. VALVE BOX AND BOOT SHALL BE CAST IRON.
2. VALVE COVER SHALL BE MARKED "WATER.
3. VALVE TOP SHALL BE FLUSH WITH FINISHED GRADE OF NATURAL GROUND.
4. GATE VALVE SHALL BE RESILIENT SEATED VALVE WITH RING–TITE ENDS
5. EARTH UNDER FLANGE TO BE FIRM AND WELL TAMPED TO INSURE AGAINST VALVE BOX SETTING.

9 BACKFLOW PREVENTER ENCLOSURE — SCALE: N.T.S.



10 CHECK VALVE ENCLOSURE BOX — SCALE: N.T.S.

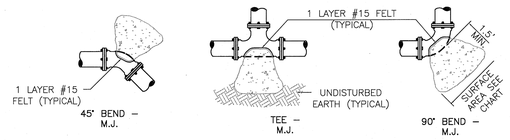


11 THRUST BLOCKS — SCALE: N.T.S.

MINIMUM THRUST BLOCK DIMENSIONS: SURFACE AREA AGAINST UNDISTURBED SOIL

PIPE SIZE \ FITTING	DEAD END OR TEE	90° BEND	45° BEND	22.5° BEND
4"	1' X 2'	1.5' X 1.5'	1' X 1.5'	1' X 1'
6"	2' X 2'	2.5' X 2.5'	2' X 1.5'	1' X 1.5'
8"	2.25' X 3'	3' X 3'	2' X 2.5'	1.5' X 1.5'
10"	3.5' X 3'	4' X 3.75'	2.75' X 3'	2' X 2'
12"	4' X 4'	4' X 5'	3' X 4'	2' X 3'
16"	5' X 5.5'	6' X 6.5'	4' X 5'	3' X 3.5'

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.
4. CONCRETE MIN. 2,500 PSI.
5. JOINT RESTRAINTS ARE TO BE USED ON ALL FITTINGS. THRUST BLOCKS REQUIRED ON 90° BENDS, 45° BENDS, TEES, TAPPING SLEEVES, AND DEAD ENDS.



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CURRENT:
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NOT FOR CONSTRUCTION

SHEET NAME:
CIVIL DETAILS - UTILITY

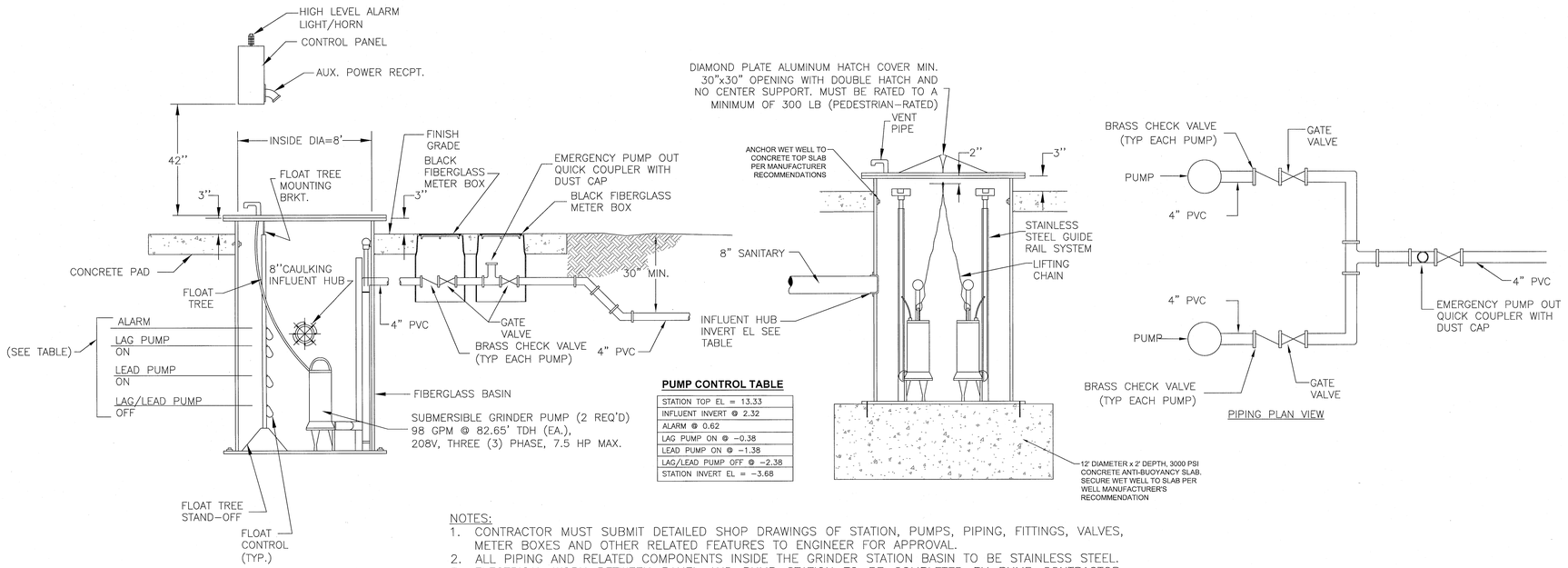
SHEET NO:
C-940

THE LINE SHOWN ABOVE IS TEN INCHES (10") LONG IF PRINTED AT THE SHEET'S ORIGINAL SIZE.

THE SQUARES ABOVE ARE COLOR, WITH BLACK AND WHITE IF PRINTED CORRECTLY.

THE LINE SHOWN ABOVE IS 1" LONG ON ORIGINAL DRAWING AT FIVE SHEET SIZE.

THE SQUARES ABOVE ARE COLOR WITH BLACK AND WHITE AS PRINTED CORRECTLY.

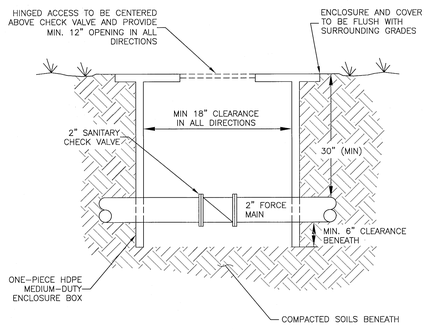


PUMP CONTROL TABLE

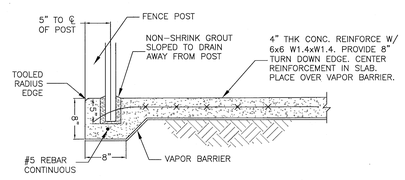
STATION TOP EL = 13.33
INFLUENT INVERT @ 2.32
ALARM @ 0.62
LAG PUMP ON @ -1.38
LEAD PUMP ON @ -1.38
LAG/LEAD PUMP OFF @ -2.38
STATION INVERT EL = -3.68

NOTES:
1. CONTRACTOR MUST SUBMIT DETAILED SHOP DRAWINGS OF STATION, PUMPS, PIPING, FITTINGS, VALVES, METER BOXES AND OTHER RELATED FEATURES TO ENGINEER FOR APPROVAL.
2. ALL PIPING AND RELATED COMPONENTS INSIDE THE GRINDER STATION BASIN TO BE STAINLESS STEEL.
3. ELECTRICAL WORK BETWEEN PANEL AND PUMP STATION TO BE COMPLETED BY PUMP CONTRACTOR. WORK MUST BE IN ACCORDANCE WITH ELECTRICAL SPECIFICATIONS INCLUDING BUT NOT LIMITED TO WIRING, CONDUIT AND CONNECTIONS.

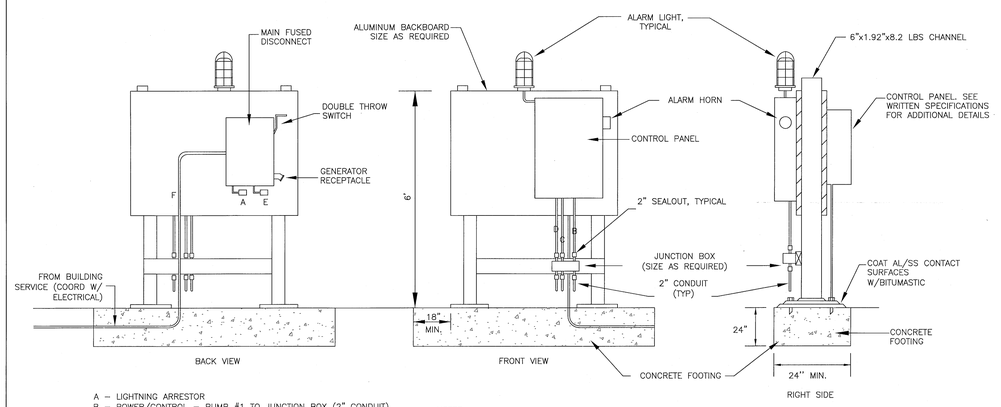
1 CHECK VALVE ENCLOSURE BOX N.T.S.



2 EQUIPMENT PAD AND FENCE MOUNTING N.T.S.



3 LIFT STATION CONTROL PANEL N.T.S.



A – LIGHTNING ARRESTOR
B – POWER/CONTROL – PUMP #1 TO JUNCTION BOX (2" CONDUIT)
C – POWER/CONTROL – PUMP #2 TO JUNCTION BOX (2" CONDUIT)
D – FLOAT CABLES TO JUNCTION BOX (2" CONDUIT)
E – SURGE PROTECTOR
F – MAIN POWER IN CONDUIT (RIGID GALVANIZED STEEL)

NOTES:
1. PUMP NAMEPLATES MUST BE INSTALLED ON THE INSIDE OF THE CONTROL PANEL DOOR. PUMP SERIAL NUMBERS MUST CORRESPOND TO THE PUMP NUMBERS IN THE WET WELL.
2. PANEL MUST BE GROUNDED IN ACCORDANCE WITH ALL APPLICABLE LAWS AND ELECTRICAL CODES.
3. INSUL-FOAM SEAL-OUT MUST BE INSTALLED WITHIN THE CONDUIT BETWEEN THE JUNCTION BOX AND THE CONTROL PANEL. NON-HARDENING PUTTY MUST BE INSTALLED WITHIN THE CONDUIT BETWEEN THE JUNCTION BOX AND THE WET WELL.
4. ALL ABOVE GROUND CONDUIT TO BE RIGID GALVANIZED STEEL

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ENGINEERS SURVEYORS PLANNERS
1206 N. PALAFOX STREET
PENSACOLA, FL 32501

W. BRIAN WALKER, P.E. FL REG. No. 69939
W. BRIAN WALKER 69939 STATE OF FLORIDA PROFESSIONAL ENGINEER
DATE: DECEMBER 30, 2021

FIFTH DIMENSION
ARCHITECTURE + INTERIORS LLC
BIRMINGHAM, ALABAMA AUSTIN, TEXAS ORLANDA, FLORIDA
205.460.3859 www.5dai-l.com

PERMIT SUBMITTAL

ALTURA
KORE, AMPLO
13450 PERDIDO KEY DR.
PENSACOLA, FL 32507

REVISIONS

Δ	DATE	DESCRIPTION
14	12/30/21	ESCO FINAL DRC SUBMITTAL
13	12/28/21	ECUA PERMIT SUBMITTAL
12	12/23/21	ESCO PERMIT SUBMITTAL
11	12/22/21	40% CD SUBMITTAL
10	12/22/21	ECUA PERMIT SUBMITTAL
9	12/17/21	ESCO DRC PERMIT SUBMITTAL
8	12/16/21	NWFWMD PERMIT SUBMITTAL
7	12/13/21	ECUA PERMIT SUBMITTAL
6	12/10/21	ESCO DRC PERMIT SUBMITTAL
5	11/19/21	ESCO DRC PERMIT SUBMITTAL
4	11/10/21	100% DD SUBMITTAL
3	11/08/21	NWFWMD PERMIT SUBMITTAL
2	11/01/21	ECUA PERMIT SUBMITTAL
1	10/12/21	ESCO DRC PERMIT SUBMITTAL

PROJ. NO. 08199-0002 | ORIG. ISSUE 2021-12-30

CURRENT: FINAL DRC SUBMITTAL NOT FOR CONSTRUCTION

SHEET NAME:
CIVIL DETAILS - LIFT STATION

SHEET NO:
C-941

GENERAL NOTES:

1. THE CONTRACTOR IS TO CHECK ALL FINISHED GRADES AND DIMENSIONS IN THE FIELD AND REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT.

2. THE CONTRACTOR IS TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES. TAKE CARE TO PROTECT UTILITIES THAT ARE TO REMAIN. REPAIR ANY DAMAGE ACCORDING TO LOCAL STANDARDS AND AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.

3. THE CONTRACTOR SHALL CONFORM TO ALL LOCAL CODES AND RECEIVE APPROVAL WHERE NECESSARY BEFORE CONSTRUCTION.

4. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CALL THE UTILITY COMPANY TO HAVE ALL EXISTING OVERHEAD AND UNDERGROUND UTILITIES, WHICH MAY BE ENCOUNTERED ON THIS PROJECT, FIELD LOCATED BOTH HORIZONTALLY AND VERTICALLY PRIOR TO THE BEGINNING OF CONSTRUCTION ACTIVITIES.

5. THE CONTRACTOR, WHEN SIGNING THE CONTRACT DOCUMENTS, RELIEVES THE OWNER AND LMA PARTNERS FROM ANY AND ALL LIABILITY CLAIMS RESULTING FROM THE DAMAGE TO AND/OR INJURY DERIVED FROM AN ENCOUNTER WITH ANY AND ALL EXISTING UTILITIES.

6. BEFORE THE WORK IS STARTED, THE LANDSCAPE ARCHITECT AND GENERAL CONTRACTOR WILL MEET ON THE SITE FOR A DETAILED EXPLANATION OF THE SITE LAYOUT PLAN.

7. DO NOT SCALE FROM DRAWING. WRITTEN DIMENSIONS PREVAIL OVER SCALED DIMENSIONS. FIELD DIMENSIONS PREVAIL OVER ALL OTHER DIMENSIONS. CONTACT LANDSCAPE ARCHITECT WITH DISCREPANCIES IN DIMENSIONS.

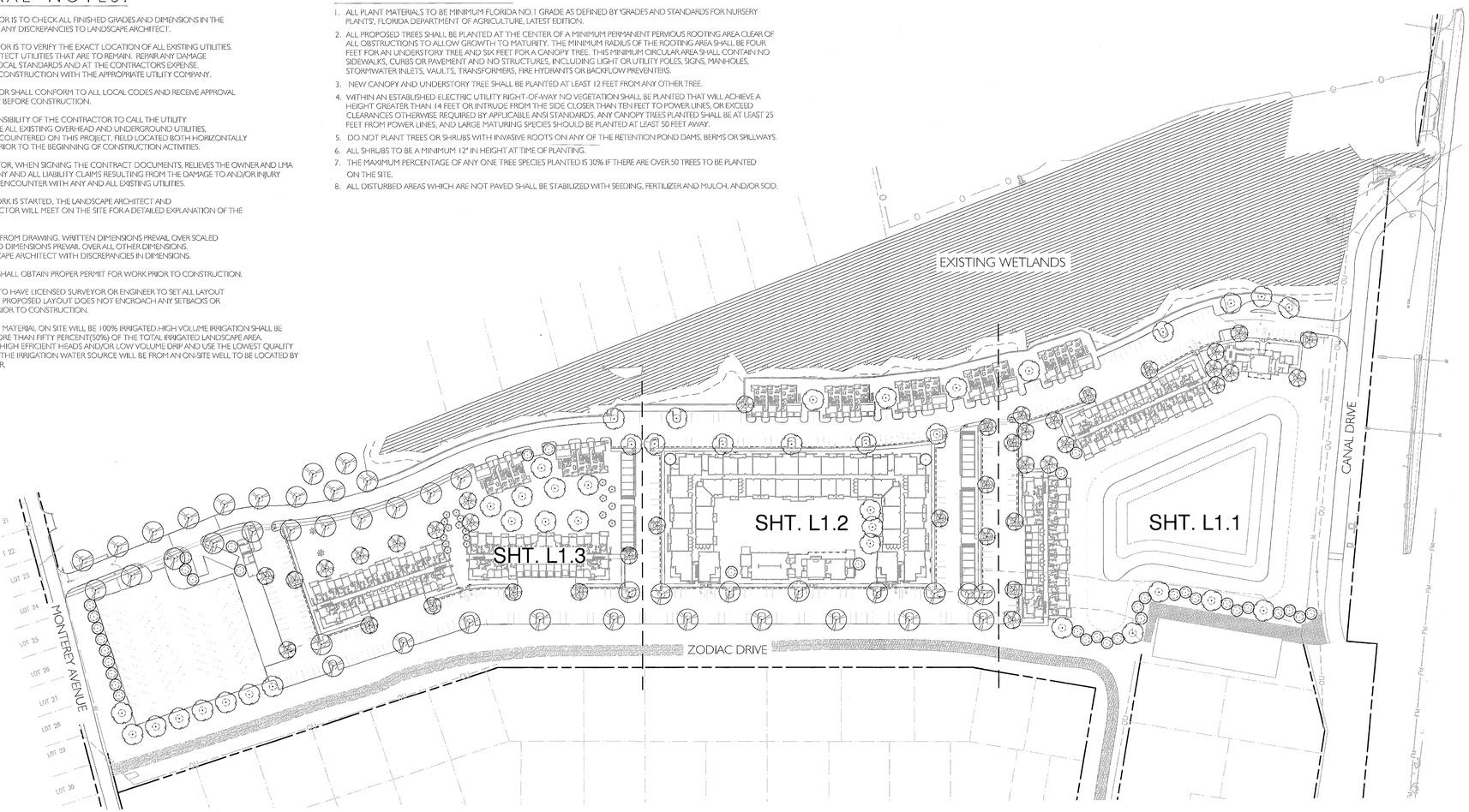
8. CONTRACTOR SHALL OBTAIN PROPER PERMIT FOR WORK PRIOR TO CONSTRUCTION.

9. CONTRACTOR TO HAVE LICENSED SURVEYOR OR ENGINEER TO SET ALL LAYOUT STAKES TO ENSURE PROPOSED LAYOUT DOES NOT ENCROACH ANY SETBACKS OR PROPERTY LINES PRIOR TO CONSTRUCTION.

10. ALL NEW PLANT MATERIAL ON SITE WILL BE 100% IRRIGATED. HIGH VOLUME IRRIGATION SHALL BE LIMITED TO NO MORE THAN FIFTY PERCENT(50%) OF THE TOTAL IRRIGATED LANDSCAPE AREA. IRRIGATION TO BE HIGH EFFICIENT HEADS AND/OR LOW VOLUME DRIP AND USE THE LOWEST QUALITY WATER AVAILABLE. THE IRRIGATION WATER SOURCE WILL BE FROM AN ON-SITE WELL TO BE LOCATED BY THE CIVIL ENGINEER.

SITE PLANTING NOTES:

1. ALL PLANT MATERIALS TO BE MINIMUM FLORIDA NO. 1 GRADE AS DEFINED BY 'GRADES AND STANDARDS FOR NURSERY PLANTS', FLORIDA DEPARTMENT OF AGRICULTURE, LATEST EDITION.
2. ALL PROPOSED TREES SHALL BE PLANTED AT THE CENTER OF A MINIMUM PERMANENT PERVIOUS ROOTING AREA CLEAR OF ALL OBSTRUCTIONS TO ALLOW GROWTH TO MATURITY. THE MINIMUM RADIUS OF THE ROOTING AREA SHALL BE FOUR FEET FOR AN UNDERSTORY TREE AND SIX FEET FOR A CANOPY TREE. THIS MINIMUM CIRCULAR AREA SHALL CONTAIN NO SIDEWALKS, CURBS OR PAVEMENT AND NO STRUCTURES, INCLUDING LIGHT OR UTILITY POLES, SIGNS, MANHOLES, STORMWATER INLETS, VAULTS, TRANSFORMERS, FIRE HYDRANTS OR BACKFLOW PREVENTERS.
3. NEW CANOPY AND UNDERSTORY TREE SHALL BE PLANTED AT LEAST 12 FEET FROM ANY OTHER TREE.
4. WITHIN AN ESTABLISHED ELECTRIC UTILITY RIGHT-OF-WAY NO VEGETATION SHALL BE PLANTED THAT WILL ACHIEVE A HEIGHT GREATER THAN 14 FEET OR INTRUDE FROM THE SIDE CLOSER THAN TEN FEET TO POWER LINES, OR EXCEED CLEARANCES OTHERWISE REQUIRED BY APPLICABLE ANSI STANDARDS. ANY CANOPY TREES PLANTED SHALL BE AT LEAST 25 FEET FROM POWER LINES, AND LARGE MATURING SPECIES SHOULD BE PLANTED AT LEAST 50 FEET AWAY.
5. DO NOT PLANT TREES OR SHRUBS WITH INVASIVE ROOTS ON ANY OF THE RETENTION POND DAMS, BERMS OR SPILLWAYS.
6. ALL SHRUBS TO BE A MINIMUM 12" IN HEIGHT AT TIME OF PLANTING.
7. THE MAXIMUM PERCENTAGE OF ANY ONE TREE SPECIES PLANTED IS 30% IF THERE ARE OVER 50 TREES TO BE PLANTED ON THE SITE.
8. ALL DISTURBED AREAS WHICH ARE NOT PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, AND/OR SOD.



TREE SCHEDULE				
TREE #	SPECIES	DIAMETER	CANOPY	STATUS
5142	OAK	12"~16" SPLIT	40'	PROPOSED REMOVAL
4937	OAK	14"	23'	PROPOSED REMOVAL
5144	OAK	14"~14" SPLIT	40'	PROPOSED REMOVAL
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5189	OAK	13"	25'	PROPOSED REMOVAL
5193	OAK	15"	30'	PROPOSED REMOVAL
5251	OAK	13"	25'	PROPOSED REMOVAL
5252	OAK	12"~9"~8" SPLIT	45'	PROPOSED REMOVAL
5253	OAK	14"	30'	PROPOSED REMOVAL
5254	OAK	14"	25'	PROPOSED REMOVAL
5283	OAK	24"	50'	PROPOSED REMOVAL
5284	OAK	15"	30'	PROPOSED REMOVAL
5286	OAK	15"	30'	PROPOSED REMOVAL
5287	OAK	15"	30'	PROPOSED REMOVAL
5288	OAK	15"	30'	PROPOSED REMOVAL
5289	OAK	14"	30'	PROPOSED REMOVAL
5290	OAK	14"	30'	PROPOSED REMOVAL
5291	OAK	30"	75'	PROPOSED REMOVAL
5315	OAK	13"	30	PROPOSED REMOVAL

TOTAL DIAMETER REMOVED ---------- 552"	
TOTAL REPLACEMENT REQUIRED (50% of DIA.)= 276" or (111) 2.5" TREES	
TOTAL REPLACEMENT PROVIDED (50% of DIA.)= 276" or (111) 2.5" TREES	
SEE PLANT SCHEDULE FOR REPLACEMENT TREE SIZES	

NOTE:
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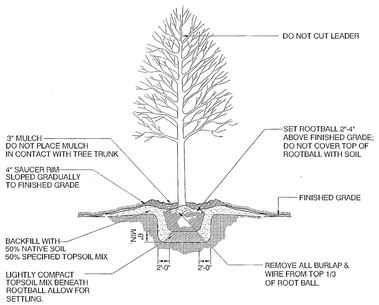
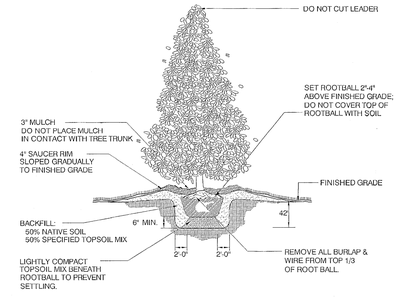
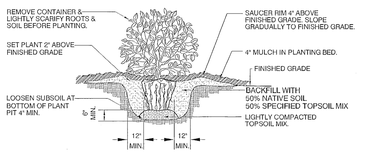


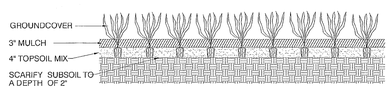
1 TYPICAL BALL & BURLAP TREE DETAIL
N.T.S.



2 TYPICAL BALL & BURLAP EVERGREEN DETAIL
N.T.S.



3 TYPICAL CONTAINER SHRUB DETAIL
N.T.S.



4 TYPICAL GROUNDCOVER DETAIL
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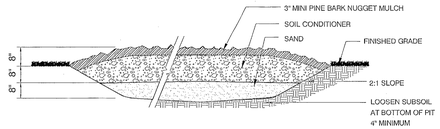

5 ANNUAL/PERENNIAL BED PREPARATION
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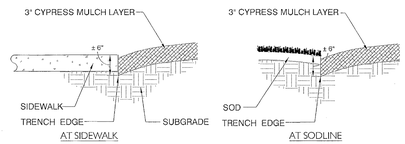

6 TYP. TRENCH EDGE AT BEDS DETAIL
N.T.S.

PLANT SCHEDULE			
TREES	QTY	COMMON / BOTANICAL NAME	SIZE
	40	BLACK GUM / NYSSA SYLVATICA 'GREEN GABLE' TM	2.5" CAL.
	40	LITTLE GEM MAGNOLIA / MAGNOLIA GRANDIFLORA 'LITTLE GEM'	2.5" CAL.
	40	SOUTHERN LIVE OAK / QUERCUS VIRGINIANA FULL HEAD; STRONG CENTRAL LEADER	2.5" CAL.
	40	WHITE OAK / QUERCUS ALBA FULL HEAD; STRONG CENTRAL LEADER	2.5" CAL.

0 100 200 300 feet
SCALE: 1" = 100'

NORTH

OVERALL CODE-COMPLIANT LANDSCAPE PLAN

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www.lorberbaummcnair.com

A LANDSCAPE DEVELOPMENT PLAN FOR

Perdido Key Multifamily

13450 Perdido Key Drive
Pensacola, Florida

REGISTERED LANDSCAPE ARCHITECT
DANIEL MATTHEW LORBERBAUM
LA 6666666
STATE OF FLORIDA

PROJ. CODE	21-038
DRAWN BY	DEM
REVIEWED BY	DML

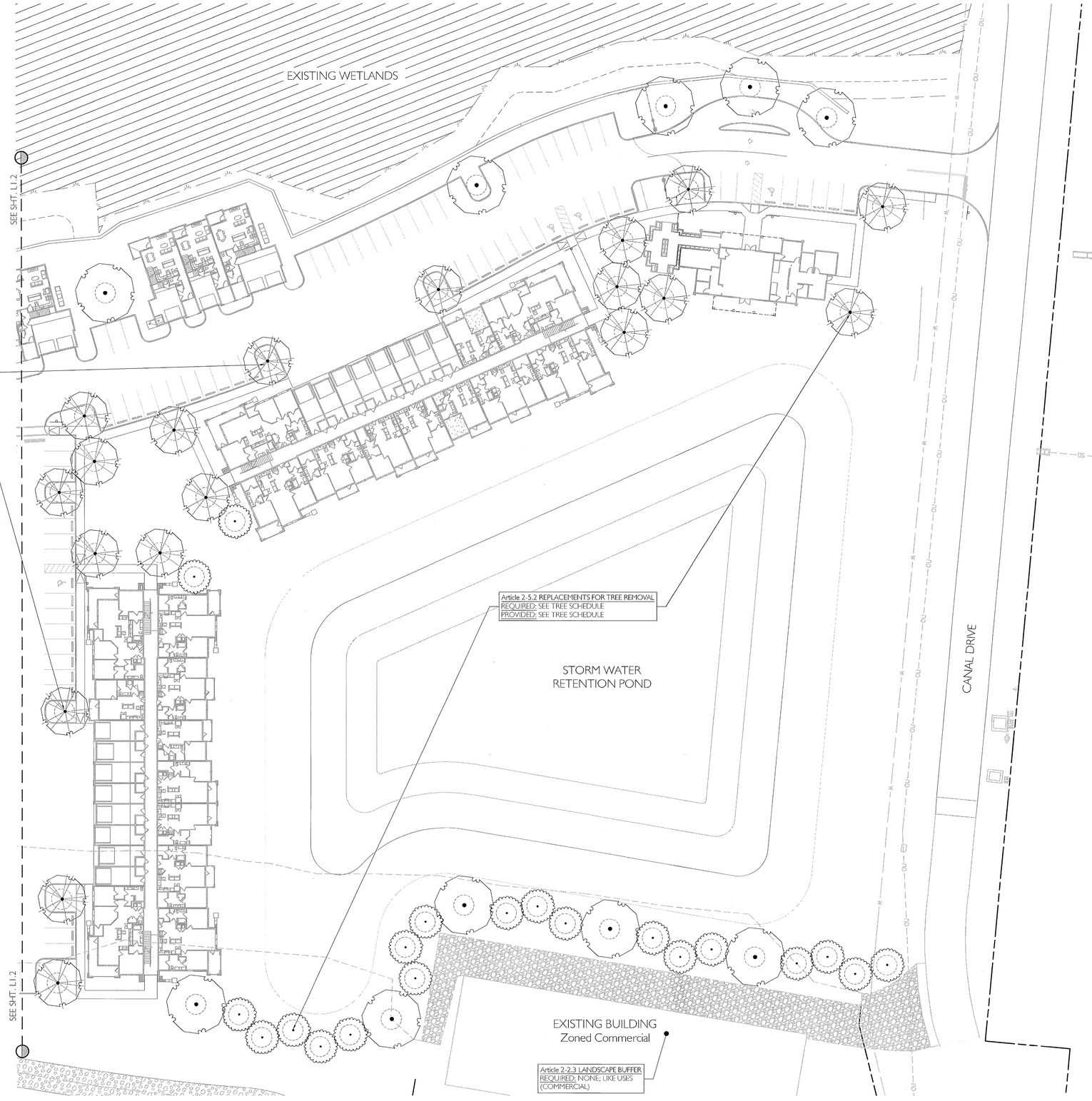
ISSUED

DATE	DESCRIPTION
10-21-21	FOR SUBMITTAL
12-30-21	FOR RE-SUBMITTAL

REVISIONS

CONSTRUCTION DOCUMENTS

SHEET
LP1.0



TREE SCHEDULE				
TREE #	SPECIES	DIAMETER	CANOPY	STATUS
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5283	OAK	24"	50'	PROPOSED REMOVAL
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5288	OAK	15"	30'	PROPOSED REMOVAL
5289	OAK	14"	30'	PROPOSED REMOVAL
5290	OAK	14"	30'	PROPOSED REMOVAL
5291	OAK	30"	75'	PROPOSED REMOVAL
5315	OAK	13"	30	PROPOSED REMOVAL

TOTAL DIAMETER REMOVED ---------- 552"
TOTAL REPLACEMENT REQUIRED (50% of DIA.)= 276" or (111) 2.5" TREES
TOTAL REPLACEMENT PROVIDED (50% of DIA.)= 276" or (111) 2.5" TREES **SEE PLANT SCHEDULE FOR REPLACEMENT TREE SIZES**



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	40	WHITE OAK / QUERCUS ALBA FULL HEAD; STRONG CENTRAL LEADER	2.5" CAL.

0 30 60 60 feet
SCALE: 1" = 30'

NORTH

ENLARGED CODE COMPLIANT LANDSCAPE PLAN

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STATE PLANNING · Landscape Architecture · DESIGNERS
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A LANDSCAPE DEVELOPMENT PLAN FOR

Perdido Key Multifamily

13450 Perdido Key Drive
Pensacola, Florida

REGISTERED LANDSCAPE ARCHITECT
DANIEL M. LORBERBAUM
LA 6666001
STATE OF FLORIDA

PROJ. CODE	21-038
DRAWN BY	DEM
REVIEWED BY	DML

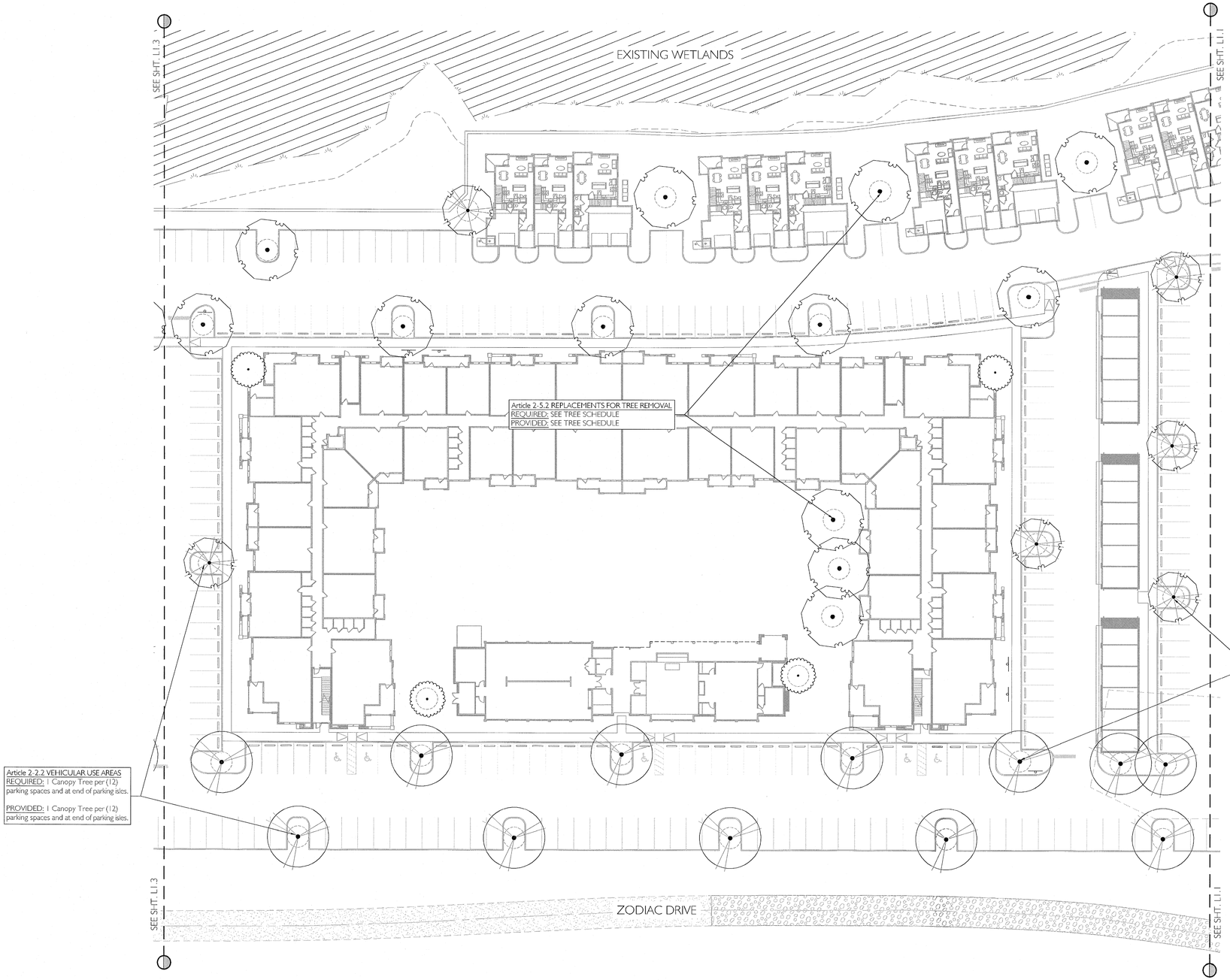
ISSUED

DATE	DESCRIPTION
10-21-21	FOR SUBMITTAL
12-30-21	FOR RE-SUBMITTAL

REVISIONS

CONSTRUCTION DOCUMENTS

SHEET
LP1.1



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0 30 60 60 feet
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A LANDSCAPE DEVELOPMENT PLAN FOR
Perdido Key Multifamily
13450 Perdido Key Drive
Pensacola, Florida

REGISTERED LANDSCAPE ARCHITECT DAVID MATTHEW LORBERBAUM LA 6667890 STATE OF FLORIDA

PROJ. CODE	21-038
DRAWN BY	DEM
REVIEWED BY	DML

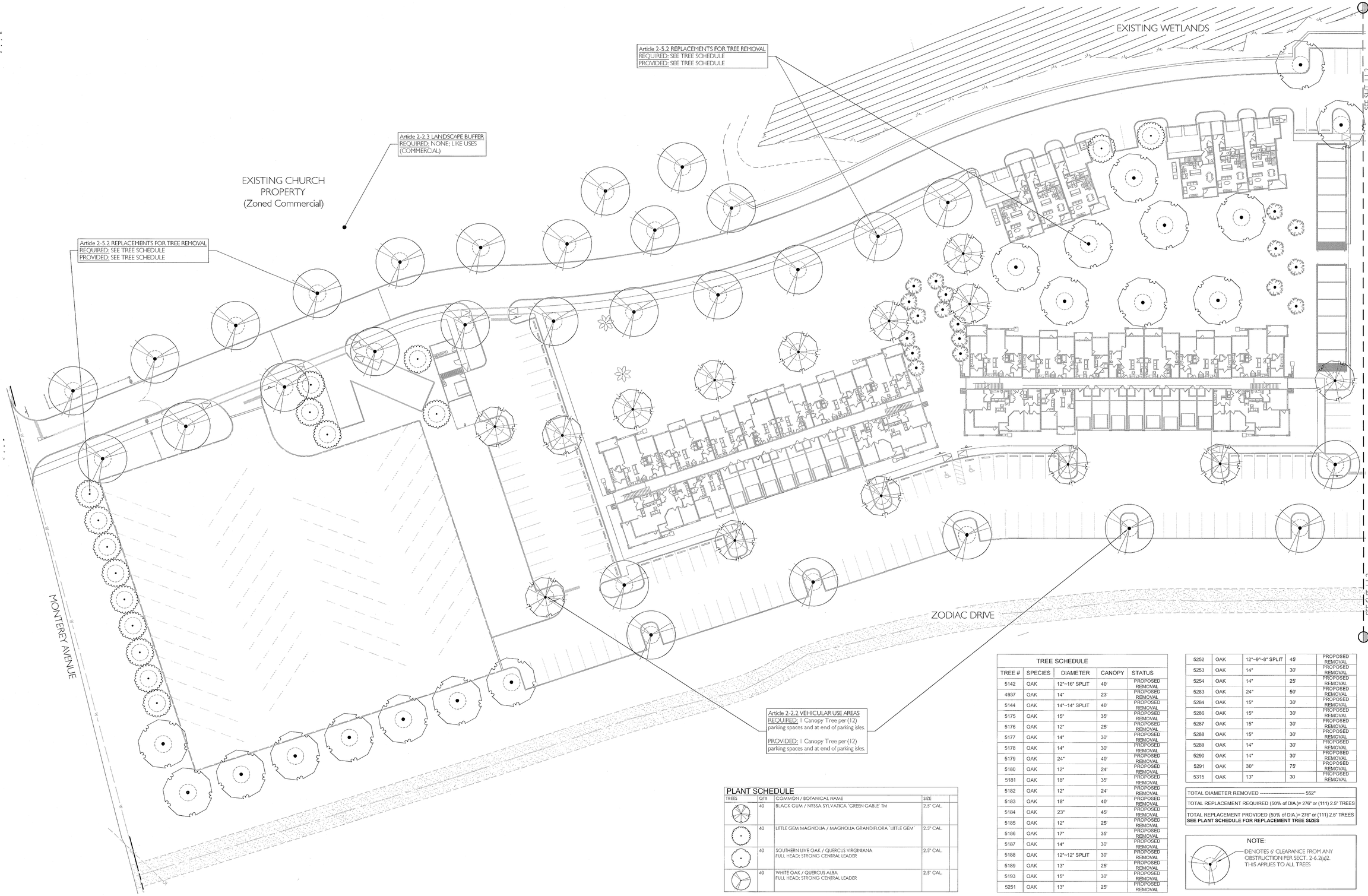
ISSUED

DATE	DESCRIPTION
10-21-21	FOR SUBMITTAL
12-30-21	FOR RE-SUBMITTAL

REVISIONS

CONSTRUCTION DOCUMENTS

SHEET
LP1.2



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5291	OAK	30"	75'	PROPOSED REMOVAL
5315	OAK	13"	30	PROPOSED REMOVAL

TOTAL DIAMETER REMOVED ----------	552"
TOTAL REPLACEMENT REQUIRED (50% of DIA.)=	276" or (111) 2.5" TREES
TOTAL REPLACEMENT PROVIDED (50% of DIA.)=	276" or (111) 2.5" TREES
SEE PLANT SCHEDULE FOR REPLACEMENT TREE SIZES	

NOTE:
DENOTES 6' CLEARANCE FROM ANY OBSTRUCTION PER SECT. 2-6.2(a)2. THIS APPLIES TO ALL TREES

0 30 60 60 feet
SCALE: 1" = 30'

NORTH

ENLARGED CODE COMPLIANT LANDSCAPE PLAN

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A LANDSCAPE DEVELOPMENT PLAN FOR

Perdido Key Multifamily

13450 Perdido Key Drive
Pensacola, Florida

REGISTERED LANDSCAPE ARCHITECT
DONALD MATTHEW LORBERBAUM
LA 6667409
STATE OF FLORIDA

PROJ. CODE	21-038
DRAWN BY	DEM
REVIEWED BY	DML

ISSUED

DATE	DESCRIPTION
10-21-21	FOR SUBMITTAL
12-30-21	FOR RE-SUBMITTAL

REVISIONS

CONSTRUCTION DOCUMENTS

SHEET
LP1.3