

SITE CONSTRUCTION PLANS
FOR
Paradise Beach Fillin Station
13121 LILLIAN HIGHWAY
ESCAMBIA COUNTY, FLORIDA

MAY 23, 2022

RBA PROJECT NO.: 2022.052

SITE INFORMATION	
OWNER:	PATTIE MCCORMACK 5875 KAISER LN PENSACOLA, FL 32507
DEVELOPER:	PATTIE MCCORMACK 5875 KAISER LN PENSACOLA, FL 32507
PROPERTY REFERENCE NO:	03-2S-32-000-101-004
PROPERTY ADDRESS:	13121 LILLIAN HWY
PROPERTY AREA:	0.62 ACRES
PROJECT AREA:	0.62 ACRES
PROPERTY ZONING:	HDMU
FUTURE LAND USE:	MU-U
PROPOSED ACTIVITY:	RESTAURANT
REQUIRED BUILDING SETBACKS HDMU:	FRONT YARD - 20 FT. SIDE YARD - 10 FT. REAR YARD - 15 FT.

FEMA FLOOD INSURANCE RATE MAP INFORMATION					
THE PARCEL SHOWN FOR DEVELOPMENT IS LOCATED WITHIN THE FOLLOWING FLOOD ZONE(S) AS DETAILED BY FEMA FIRM (FLOOD INSURANCE RATE MAP) INFORMATION DESCRIBED BELOW:					
FLOOD ZONE(S)	COMMUNITY No.	MAP No.	PANEL No.	SUFFIX	MAP REVISION DATE
X	12033	12033C	0395	J	JANUARY 27, 2017

"THE SUBJECT PROPERTY AS SHOWN HEREON IS LOCATED IN FLOOD ZONE X, (MINIMAL RISK AREAS OUTSIDE THE 1-PERCENT AND 2-PERCENT-ANNUAL-CHANCE FLOODPLAINS. NO BFES OR BASE FLOOD DEPTHS ARE SHOWN WITHIN THESE ZONES), AS DETERMINED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBIA COUNTY, FLORIDA, COMMUNITY 120080, FIRM MAP PANEL NUMBERS 12033C0345G, MAP REVISION DATED SEPTEMBER 29, 2006. PRELIM MAPS JANUARY 27, 2017, MAP PANEL NUMBER 12033C0395J."



VICINITY MAP

SCALE: 1" = 250'



REBOL-BATTLE & ASSOCIATES

Civil Engineers and Surveyors

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

Approved
ESCAMBIA COUNTY DRC PLAN REVIEW

DRC Chairman Signature: *[Signature]* Date: 6/17/22

Printed Name: Eric J. Battle Development Services Director or Designee

This document has been reviewed in accordance with the requirements of applicable Escambia County Regulations and Ordinances, and does not in any way relieve the submitting Architect, Engineer, Surveyor or other signatory from responsibility of details as drawn. A Development Order (DO) must be obtained through the Development Review Process prior to the commencement of construction. This DO approval does not constitute approval by any other agency. All additional state/federal permits shall be provided to the county prior to approval of a final plat or the issuance of state/federal permits shall be provided to the county prior to approval of a final plat or the issuance of a building permit.

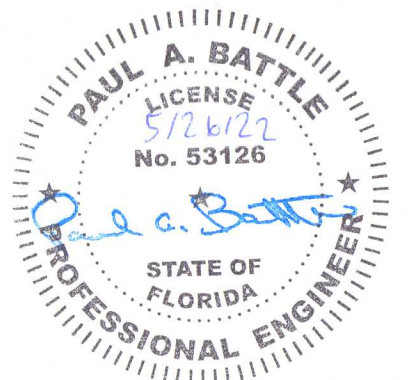
INDEX OF DRAWINGS

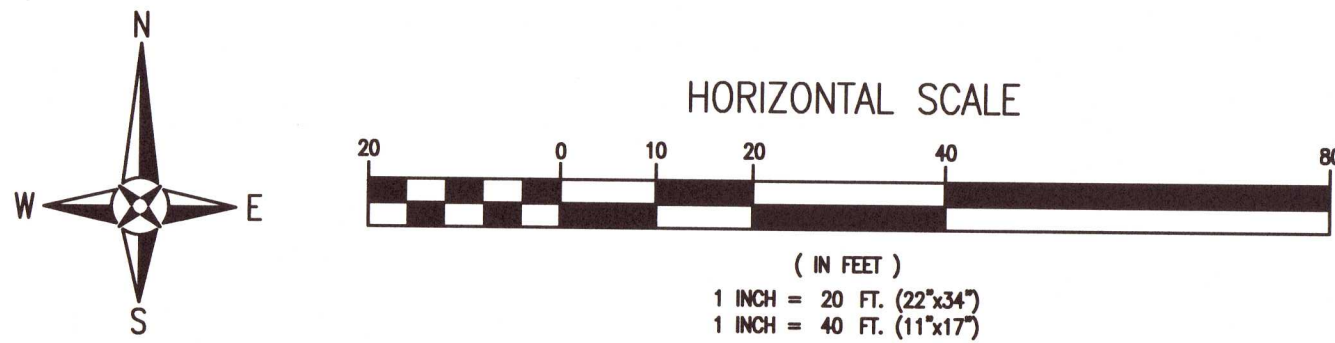
- C1.0 EXISTING SITE, DEMOLITION AND EROSION CONTROL PLAN
C2.0 SITE AND LANDSCAPE PLAN
C2.1 SITE DETAILS
C3.0 GRADING AND DRAINAGE PLAN

LEGAL DESCRIPTION

BEG AT SE COR OF LT 9 BLK 4 PERDIDO MANOR PLAT BK 2 P 45 N 00 DEG 38 MIN 20 SEC W 150 32/100 FT TO POB CONT N 00 DEG 38 MIN 20 SEC W 150 FT TO S R/W LI OF LILLIAN HWY SD PT INTER A CUR CONC TO NE CENTRAL ANG OF 9 DEG 03 MIN 28 SEC & A S R/W RAD OF 1180 FT NWLY ALG SD CUR AN ARC DIST OF 186 54/100 FT S 00 DEG 38 MIN 20 SEC E 150 FT S 81 DEG 02 MIN 50 SEC E 186 35/100 FT TO POB OR 8190 P 1677

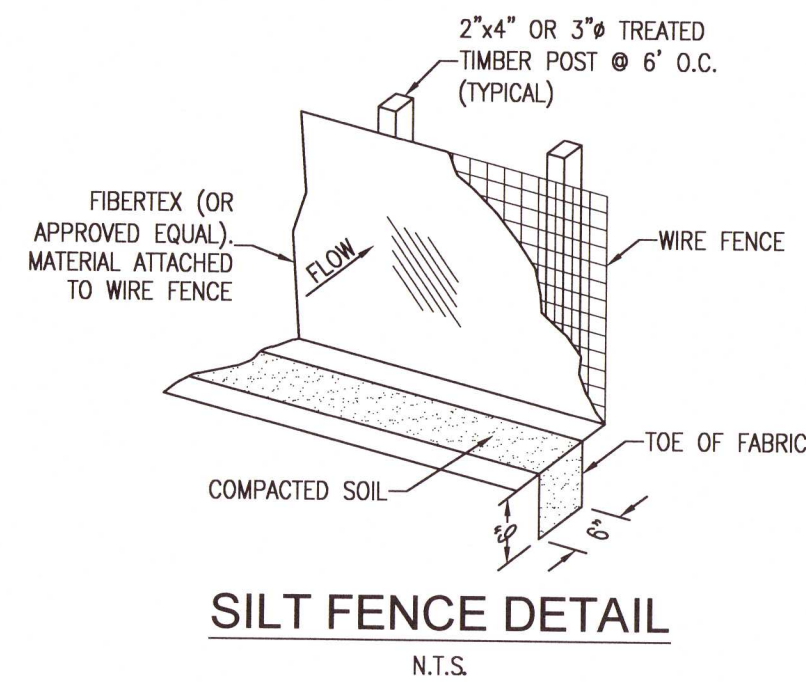
CONTACTS	
ENGINEER OF RECORD REBOL-BATTLE & ASSOCIATES 2301 N 9TH AVE PENSACOLA, FLORIDA 32503	CONTACT: PAUL BATTLE, P.E. PHONE: 850.428.0400 (O) 850.554.2406 (C) EMAIL: PAULB@REBOL-BATTLE.COM
SURVEYOR OF RECORD REBOL-BATTLE & ASSOCIATES 2301 N 9TH AVE PENSACOLA, FLORIDA 32503	CONTACT: MARK A. NORRIS, P.S.M. PHONE: 850.428.0400 EMAIL: MARK@REBOL-BATTLE.COM
ESCAMBIA COUNTY PUBLIC WORKS 3363 WEST PARK PLACE PENSACOLA, FLORIDA 32501	CONTACT: MRS. JOHNNY PETTIGREW PHONE: 850.595.3404
GULF POWER 5120 DOGWOOD DRIVE MILTON, FLORIDA 32570	CONTACT: CHAD SWAILS PHONE: 850.429.2446
AT&T, INC. 605 W. GARDEN STREET PENSACOLA, FLORIDA 32501	CONTACT: JONATHAN BLACKINCHIP PHONE: 850.436.1489
ECUA 9255 STURDEVANT STREET PENSACOLA, FLORIDA 32514	CONTACT: TOMMY TAYLOR PHONE: 850.969.6516
COX CABLE 3405 MCLEMORE DRIVE PENSACOLA, FLORIDA 32514	CONTACT: TROY YOUNG PHONE: 850.857.4510
ENERGY SERVICES GAS 1625 ATWOOD DRIVE PENSACOLA, FLORIDA 32504	CONTACT: DIANE MOORE PHONE: 850.474.5319
MCI	PHONE: 800.624.9675
SUNSHINE UTILITIES	PHONE: 800.432.4770





LEGEND	
	EXISTING ASPHALT
	EXISTING CONCRETE
	EXISTING GRAVEL
	DEMOLITION
	WETLAND
	WETLAND BUFFER
	BOUNDARY LINE
	EASEMENT LINE
	LOT LINE
	RIGHT-OF-WAY LINE
	WETLAND LINE
	WATER LINE
	SEWER LINE (GRAVITY)
	FORCE MAIN
	OVERHEAD UTILITIES
	BURIED TELEPHONE LINE
	GAS LINE
	BURIED ELECTRIC LINE
	BURIED FIBER OPTIC CABLE
	BURIED TV LINE
	EXISTING CONTOUR
	EXISTING CONTOUR
	SILT FENCE W/ STRAW BALE
	SILT FENCE
	LIGHT POLE
	TELEPHONE BOX
	GAS VALVE
	MAILBOX
	POST
	STREET SIGN
	SIGN
	BENCHMARK
	FIRE HYDRANT
	WATER METER
	WATER VALVE
	CLEANOUT
	MANHOLE
	GUY ANCHOR
	UTILITY POLE

TREE PROTECTION NOTE:
NO PROTECTED TREES ARE LOCATED ON THIS SITE.



- GENERAL NOTES:**
1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF ALL GOVERNING AUTHORITIES.
 2. THE LAND SHALL REMAIN VEGETATED AND IN ITS NATURAL STATE UNTIL SUCH TIME AS DRC SITE PLAN AND ANY ADDITIONAL SITE-WORK PERMITTING APPROVALS ALLOW FOR SUCH, PER CODE. ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL MATERIALS, OR OTHER "LAND DISTURBING ACTIVITIES" SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INITIATION.
 3. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONFIRMING THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED AND THOROUGHLY REVIEWED ALL PLANS AND OTHER DOCUMENTS APPROVED BY ALL OF THE PERMITTING AGENCIES.
 4. THE LOCATION OF UNDERGROUND FACILITIES SHOWN ON THESE PLANS IS BASED ON INFORMATION PROVIDED BY THE UTILITIES AND SHALL BE CONSIDERED APPROXIMATE. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO STARTING CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE.
 5. THE CONTRACTOR SHALL NOTIFY THE SUPERINTENDENTS OF THE WATER, SANITARY SEWER, GAS, TELEPHONE, CABLE TELEVISION, AND POWER COMPANIES 10 DAYS IN ADVANCE THAT HE INTENDS TO START WORK IN A SPECIFIED AREA. THE OWNER DISCLAIMS ANY RESPONSIBILITY FOR THE SUPPORT AND PROTECTION OF SEWERS, DRAINS, WATER PIPES, GAS PIPES, CONDUITS OF ANY KIND, UTILITIES OR OTHER STRUCTURES OWNED BY THE CITY, COUNTY, STATE OR BY PRIVATE OR PUBLIC UTILITIES LEGALLY OCCUPYING ANY STREET, ALLEY, PUBLIC PLACE OR RIGHT-OF-WAY.
 6. ALL SITE CLEARING SHALL INCLUDE THE LOCATION AND REMOVAL OF ALL UNDERGROUND STRUCTURES, WHICH ARE NOT IN SERVICE AS NECESSARY FOR THE INSTALLATION OF PROPOSED IMPROVEMENTS. THESE INCLUDE PIPES, VALVES, DRAINAGE STRUCTURES, ETC., AS INDICATED ON THE CONTRACT PLANS. CONTRACTOR SHALL NOTIFY THE PROJECT OWNER AND ENGINEER OF ALL DISCOVERED UNDERGROUND STRUCTURES WHICH ARE IN CONFLICT WITH THE INSTALLATION OF THE PROPOSED IMPROVEMENTS AND ARE NOT INDICATED ON THE CONTRACT PLANS OR LOCATED IN THE FIELD BY UTILITIES IN ACCORDANCE WITH GENERAL NOTES.
 7. THE RELOCATION OF OBSTRUCTIONS OWNED BY PRIVATE PROPERTY OWNERS, SUCH AS MAIL BOXES, SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR WHO MUST COORDINATE WITH THE PROPERTY OWNER.
 8. THE CONTRACTOR SHALL PLACE AND MAINTAIN ADEQUATE BARRICADES, CONSTRUCTION SIGNS, FLASHING LIGHTS, TORCHES, RED LANTERNS AND GUARDS DURING ALL PHASES OF CONSTRUCTION, IN ACCORDANCE WITH APPLICABLE FDOT INDEX.
 9. ALL AREAS NOT PAVED OR DISTURBED DURING CONSTRUCTION SHALL BE STABILIZED BY SEEDING AND MULCHING OR SODDING. SEED AND MULCH OR SOD SHALL BE PLACED, WATERED, FERTILIZED WITH APPROPRIATE SOIL AMENDMENTS IN ACCORDANCE WITH THE FDOT STANDARD SPECIFICATIONS AND THESE CONSTRUCTION DOCUMENTS.
 10. ALL EXCESS MATERIAL SHALL BE HAULED AWAY AND DISPOSED OF APPROPRIATELY AT THE CONTRACTOR'S EXPENSE.
 11. ALL CONSTRUCTION AROUND TREES SHALL BE DONE IN A MANNER TO MINIMIZE DAMAGE TO THE TREE AND ITS ROOT SYSTEM. THE CRITICAL ROOT ZONE IS, AND WILL REMAIN, SUBSTANTIALLY UNDISTURBED.
 12. TREES DESIGNATED FOR PRESERVATION SHALL BE PROTECTED FROM ALL POTENTIALLY HARMFUL ACTIVITY DURING DEVELOPMENT BY THE TEMPORARY INSTALLATION OF PROTECTIVE BARRIERS. THESE BARRIERS SHALL BE INSTALLED ALONG THE PERIMETER OF ALL REQUIRED PRESERVE AREAS PRIOR TO ANY LAND CLEARING, DEMOLITION, GRADING, OR CONSTRUCTION.
 13. NO POTENTIALLY HARMFUL ACTIVITY SHALL TAKE PLACE WITHIN THE PROTECTIVE BARRIER. HARMFUL ACTIVITIES INCLUDE BUT NOT LIMITED TO GRADE CHANGE, TRENCHING, COMPACTION, GRUBBING OR ROOT RAKING. ACTIVITIES WITHIN BARRIERS OR CHANGES IN BARRIER LOCATION SHALL BE SPECIFICALLY APPROVED BY THE COUNTY.
 14. THE CONTRACTOR SHALL VISIT THE SITE TO FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS AND THE EXTENT OF CLEARING AND GRUBBING REQUIRED.
 15. ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.
 16. THE CONTRACTOR IS TO COORDINATE WITH THE RESPONSIBLE UTILITY PROVIDER FOR PROTECTION/HOLDING OF UTILITY POLES, GUY WIRES, AND GUY ANCHORS IN AREAS OF CONSTRUCTION. THE CONTRACTOR SHALL INCLUDE THE COST OF PROTECTING UTILITY POLES IN THEIR OVERALL PRICE TO THE OWNER.
 17. ANY DAMAGE TO EXISTING ROADS DURING CONSTRUCTION SHALL BE REPAIRED BY THE CONTRACTOR PRIOR TO FINAL "AS-BUILT" SIGN-OFF FROM THE COUNTY.
 18. THE OPERATION AND MAINTENANCE OF THE FACILITY WILL BE THE RESPONSIBILITY OF THE OWNER, AS IN ACCORDANCE WITH THE APPROVED PERMIT.
 19. THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHTS-OF-WAY.
 20. HAY BALES SHALL NOT BE PERMITTED WITHIN THE RIGHT-OF-WAY. ONLY SYNTHETIC BALES MAY BE USED.
 21. THE PROJECT ENGINEER (ENGINEER OF RECORD) SHALL PROVIDE 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.
 22. 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)995-3472. AS-BUILT CERTIFICATION IS REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.

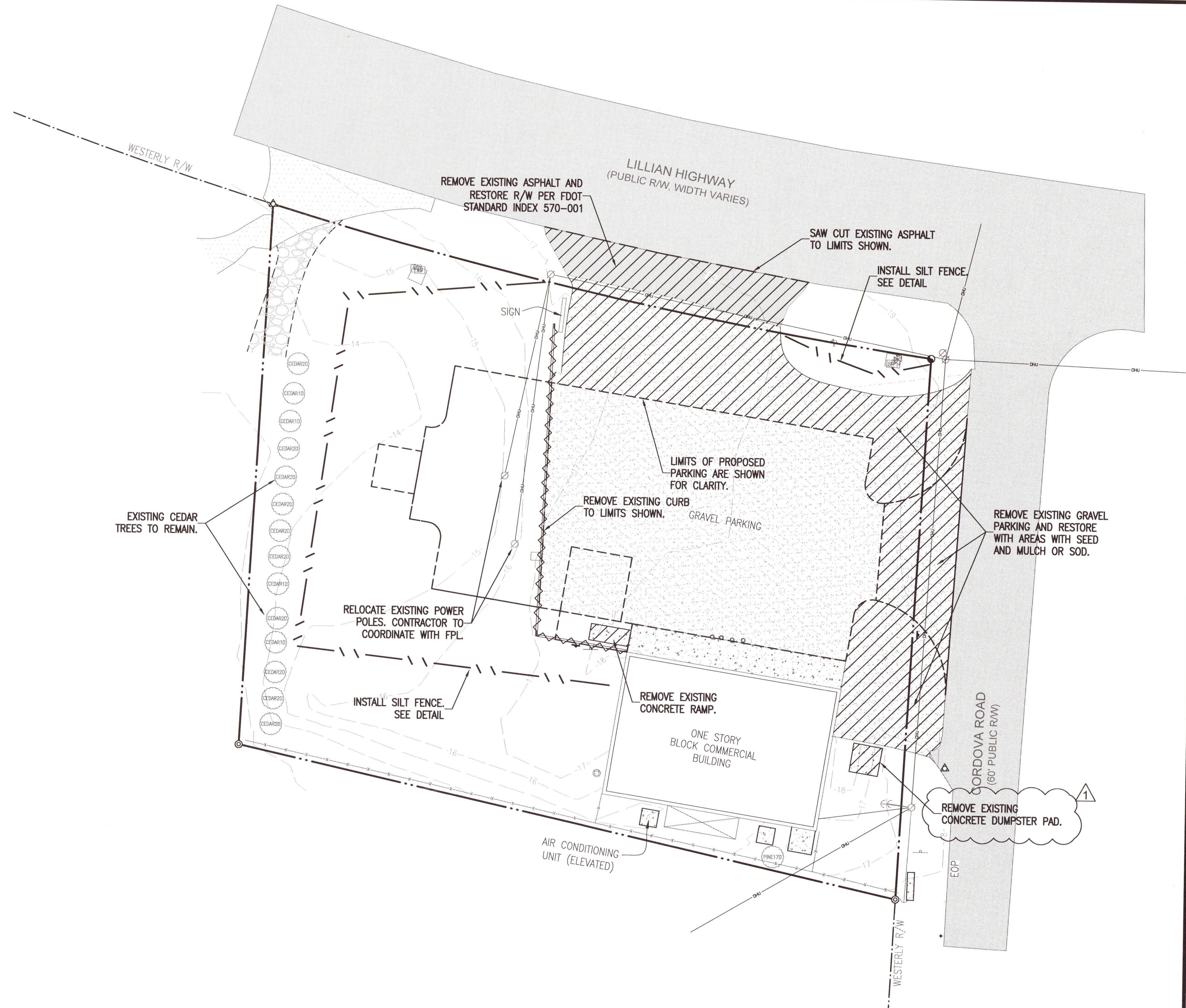
GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL:

1. ALL EROSION AND SEDIMENT CONTROL PRACTICES TO BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE, OR IN THEIR PROPER SEQUENCE, AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED.
2. ANY DISTURBED AREAS THAT WILL BE LEFT EXPOSED MORE THAN 30 DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL IMMEDIATELY RECEIVE A TEMPORARY SEEDING. IF THE SEASON PREVENTS THE ESTABLISHMENT OF A TEMPORARY COVER, THE DISTURBED AREAS WILL BE MULCHED WITH STRAW, OR EQUIVALENT MATERIAL, AT A RATE OF TWO (2) TONS PER ACRE, ACCORDING TO STATE STANDARDS.
3. PERMANENT VEGETATION TO BE SEEDING OR SODDED ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER GRADING. MULCH TO BE USED AS NECESSARY FOR PROTECTION UNTIL SEEDING IS ESTABLISHED.
4. ALL WORK AND MATERIALS TO BE IN ACCORDANCE WITH THE FDOT "STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION", LATEST EDITION, SECTIONS 104, 570, 981, 982, 983, 985, & 987.
- *5. A BITUMINOUS CONCRETE BASE COURSE WILL BE APPLIED IMMEDIATELY FOLLOWING ROUGH GRADING AND INSTALLATION OF IMPROVEMENTS IN ORDER TO STABILIZE STREETS, ROADS, DRIVEWAYS AND PARKING AREAS. IN AREAS WHERE NO UTILITIES ARE PRESENT, THE BITUMINOUS CONCRETE BASE SHALL BE INSTALLED WITHIN 15 DAYS OF THE PRELIMINARY GRADING.
- *6. IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROUGH GRADING, ALL CRITICAL AREAS SUBJECT TO EROSION (I.E. STEEP SLOPES AND ROADWAY EMBANKMENTS) WILL RECEIVE A TEMPORARY SEEDING IN COMBINATION WITH STRAW MULCH OR A SUITABLE EQUIVALENT, AT A THICKNESS OF TWO (2) TO FOUR (4) INCHES MIXED WITH THE TOP TWO (2) INCHES OF SOIL, ACCORDING TO STATE STANDARDS.
- *7. ANY STEEP SLOPES RECEIVING PIPELINE INSTALLATION WILL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION PROCEEDS (I.E. SLOPES GREATER THAN 3:1).
- *8. A CRUSHED LIMEROCK, VEHICLE WHEEL-CLEANING BLANKET SHALL BE INSTALLED AT THE CONTRACTOR'S STAGING YARD AND/OR STOCKPILE AREAS TO PREVENT OFF-SITE TRACKING OF SEDIMENT BY CONSTRUCTION VEHICLES OUT TO PUBLIC ROADS. BLANKET SHALL BE 15FT. X 50FT. X 6IN. (MINIMUM), CRUSHED LIMEROCK 2 1/2 INCHES IN DIAMETER. SAID BLANKET SHALL BE UNDERLAIN WITH A FDOT CLASS 3 SYNTHETIC FILTER FABRIC AND MAINTAINED IN GOOD ORDER.
9. AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATIVE STABILIZATION IS GOING TO BE ACCOMPLISHED, ANY SOIL THAT WILL NOT PROVIDE A SUITABLE ENVIRONMENT TO SUPPORT ADEQUATE VEGETATIVE GROUND COVER, SHALL BE REMOVED OR TREATED IN SUCH A WAY THAT WILL PERMANENTLY ADJUST THE SOIL CONDITIONS AND RENDER IT SUITABLE FOR VEGETATIVE GROUND COVER. IF THE REMOVAL OR TREATMENT OF THE SOIL WILL NOT PROVIDE SUITABLE CONDITIONS, NON-VEGETATIVE MEANS OF PERMANENT GROUND STABILIZATION WILL HAVE TO BE EMPLOYED.

GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL:

- *10. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTFALLS PRIOR TO THE DRAINAGE SYSTEM BECOMING OPERATIONAL.
11. UNFILTERED DEWATERING IS NOT PERMITTED. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS DURING ALL DEWATERING OPERATIONS TO MINIMIZE SEDIMENT TRANSFER.
 12. SHOULD THE CONTROL OF DUST AT THE SITE BE NECESSARY, THE SITE WILL BE SPRINKLED UNTIL THE SURFACE IS WET, TEMPORARY VEGETATION COVER SHALL BE ESTABLISHED OR MULCH SHALL BE APPLIED IN ACCORDANCE WITH STATE STANDARDS FOR EROSION CONTROL.
 13. ALL SOIL WASHED, DROPPED, SPILLED OR TRACKED OUTSIDE THE LIMIT OF DISTURBANCE OR ONTO PUBLIC RIGHTS-OF-WAY WILL BE REMOVED IMMEDIATELY.
 14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY EROSION OR SEDIMENTATION THAT MAY OCCUR BELOW STORMWATER OUTFALLS OR OFFSITE AS A RESULT OF CONSTRUCTION OF THE PROJECT.
 15. ALL SOIL STOCKPILES ARE TO BE TEMPORARILY STABILIZED IN ACCORDANCE WITH SOIL EROSION AND SEDIMENT CONTROL NOTE NUMBER 2 (ABOVE).
 16. THE SITE SHALL AT ALL TIMES BE GRADED AND MAINTAINED SUCH THAT ALL STORM WATER RUNOFF IS DIVERTED TO SOIL EROSION AND SEDIMENT CONTROL FACILITIES.
 17. ALL SEDIMENTATION STRUCTURES SHALL BE INSPECTED AND MAINTAINED REGULARLY.
 18. ALL CATCH BASIN INLETS SHALL BE PROTECTED WITH HAY BALES AS SHOWN ON DETAIL.
 19. THE CONTRACTOR SHALL PREPARE A PLAN FOR THE PROPER DEWATERING AND DOWNSTREAM SITUATION PROTECTION OF EACH STREAM CROSSING PRIOR TO EXCAVATING THE STREAM BED. PLAN SHALL BE FORWARDED TO THE ENGINEER FOR APPROVAL. THE ENGINEER SHALL BE NOTIFIED FOR INSPECTION PRIOR TO EACH STREAM CROSSING CONSTRUCTION.
 20. ANY AREAS USED FOR THE CONTRACTOR'S STAGING, INCLUDING BUT NOT LIMITED TO, TEMPORARY STORAGE OF STOCKPILED MATERIALS (E.G. CRUSHED STONE, QUARRY PROCESS STONE, SELECT FILL, EXCAVATED MATERIALS, ETC.), SHALL BE ENTIRELY PROTECTED BY A SILT FENCE ALONG THE LOW ELEVATION SIDE TO CONTROL SEDIMENT RUNOFF.

* WHERE APPLICABLE



RBA

REBOL-BATTLE & ASSOCIATES

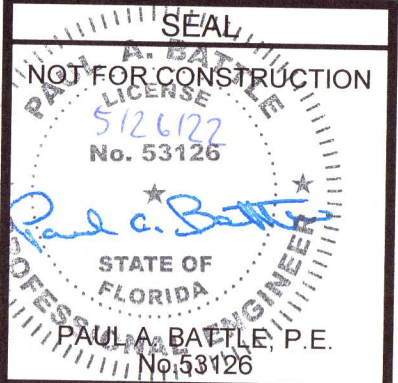
Civil Engineers and Surveyors

2301 N. Ninth Avenue, Suite 300
Panama City, Florida 32403
Telephone: (904) 435-0448
Fax: (904) 435-0448
E-mail: RBA@RBA-FL.COM

**EXISTING SITE, DEMOLITION
& EROSION CONTROL PLAN**

Paradise Beach Fillin Station
13121 LILLIAN HIGHWAY
ESCAMBIA COUNTY, FLORIDA

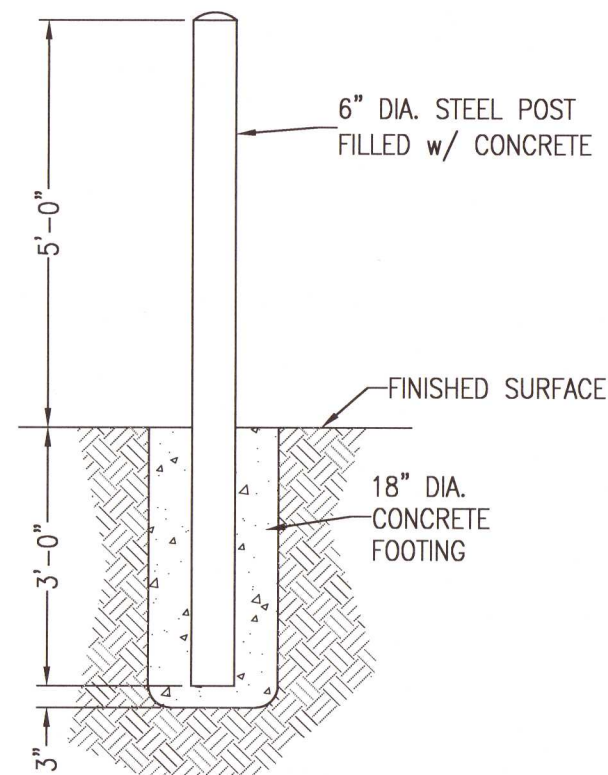
REVISION	DATE	COUNTY COMMENTS
No. 1	06/23/2022	



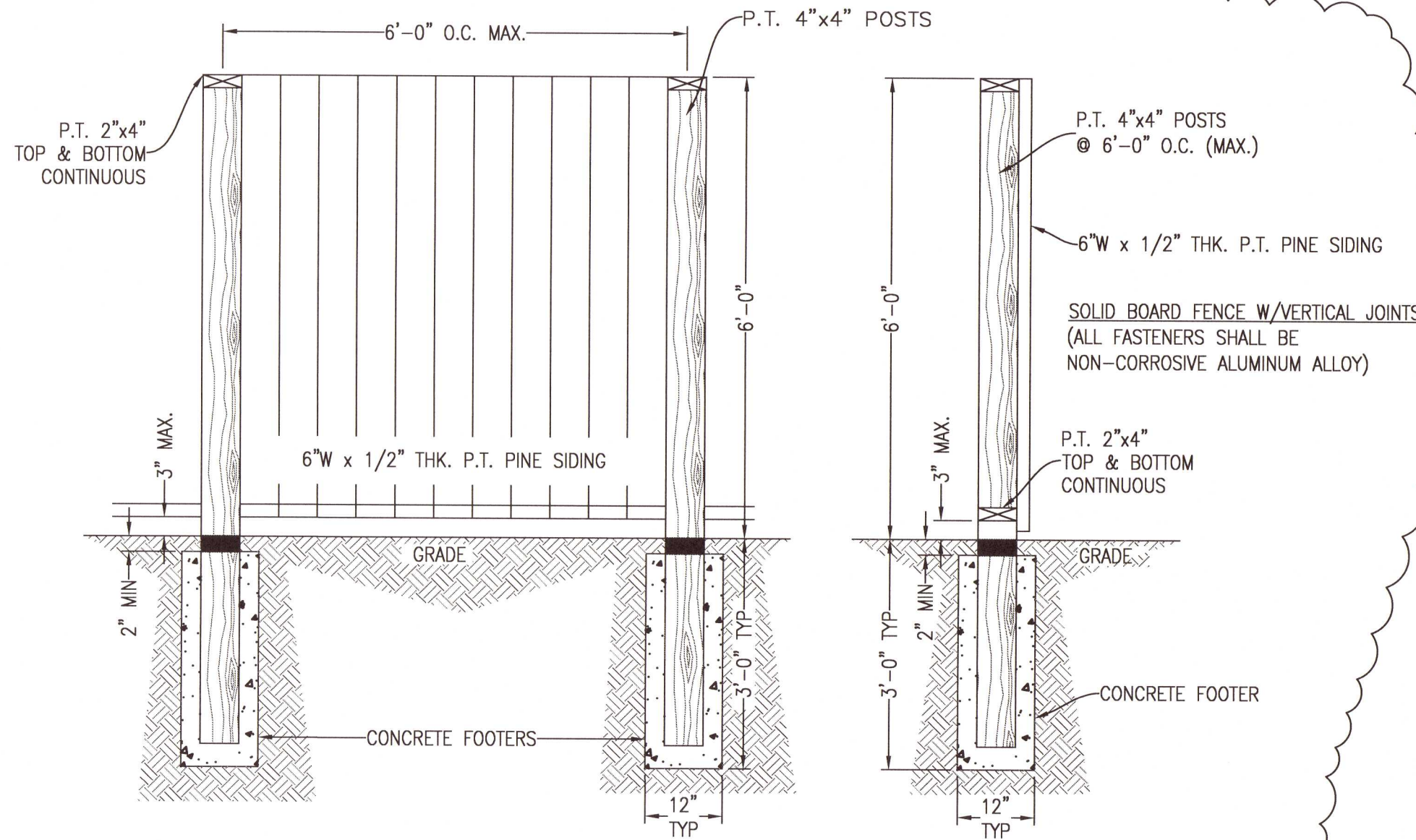
Dr. By: JRR
Ck By: PAB
Job No.: 2020.246
Date: 05/13/2022

DRAWING No.
C1.0
SHEET 2 OF 5

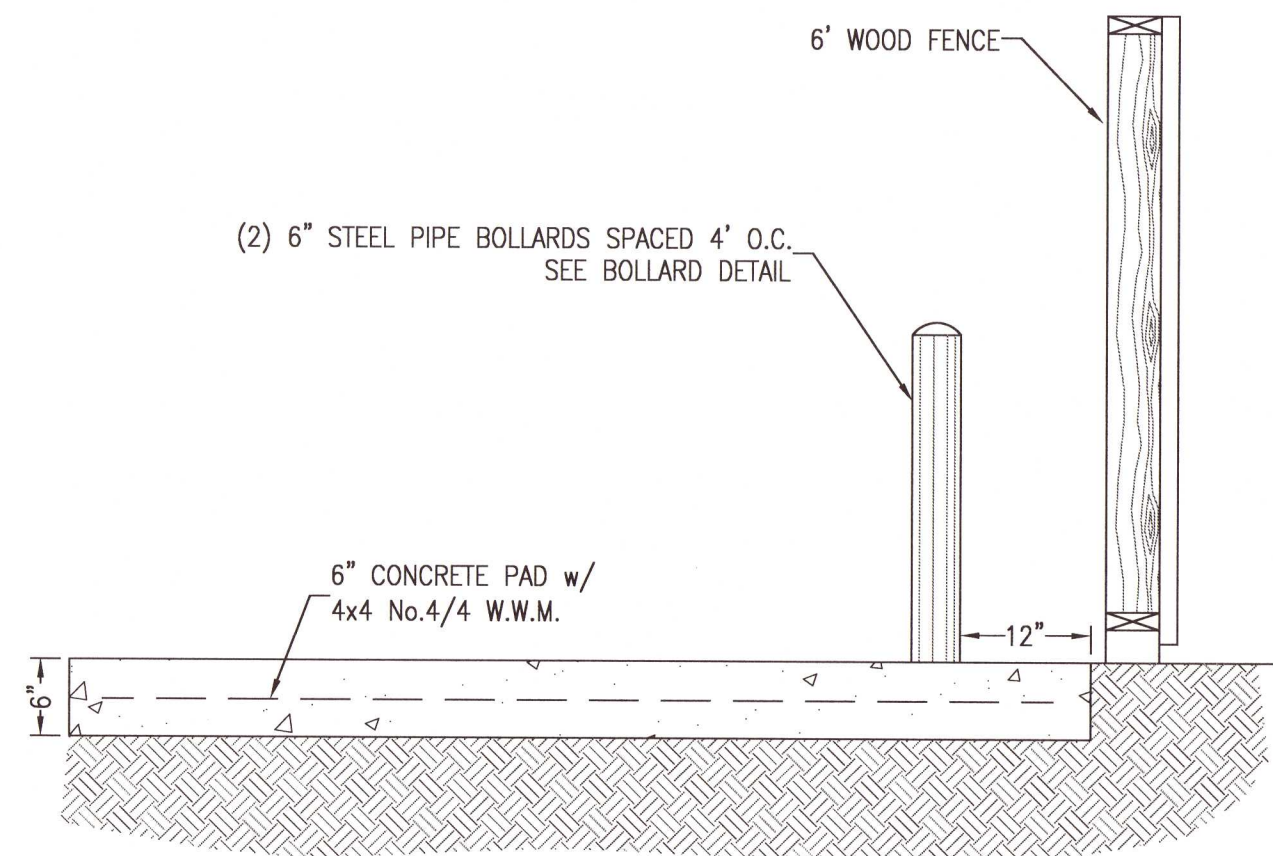
1



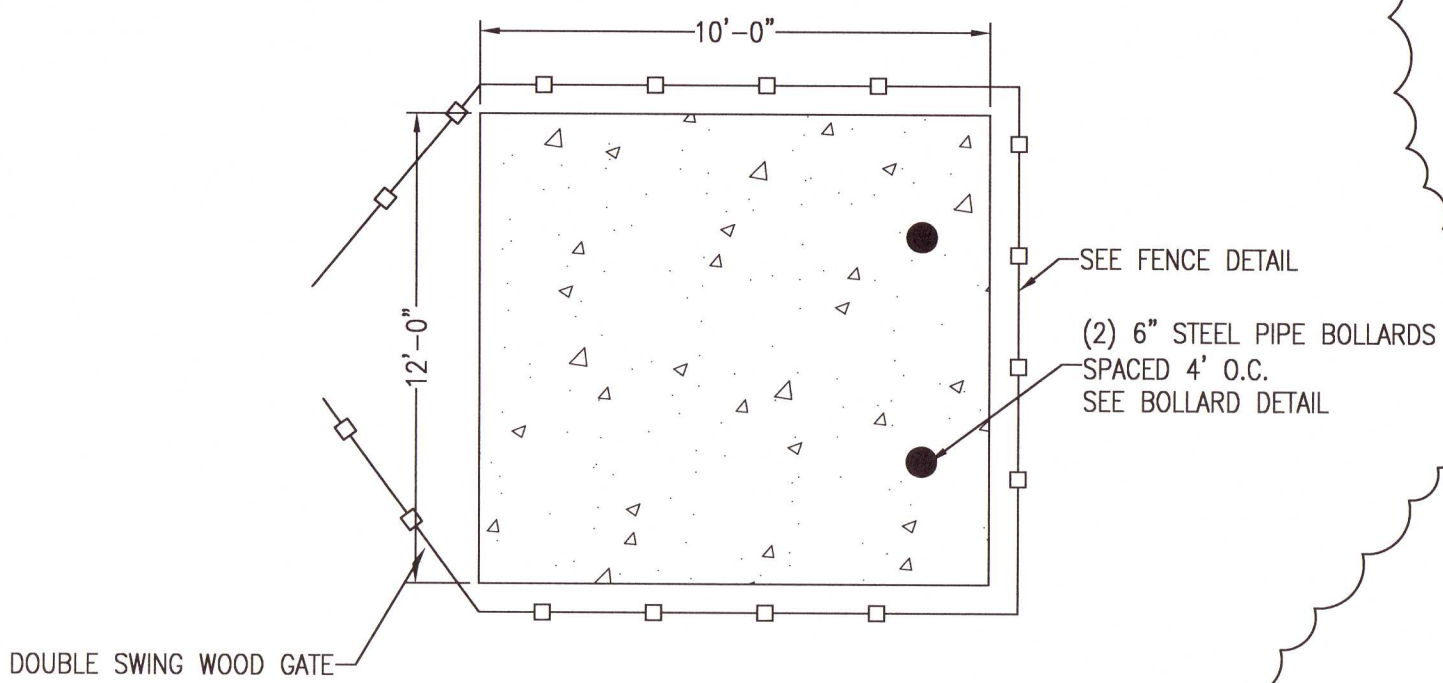
BOLLARD DETAIL
N.T.S.



WOOD FENCE DUMPSTER ENCLOSURE DETAIL
N.T.S.



DUMPSTER PAD SECTION



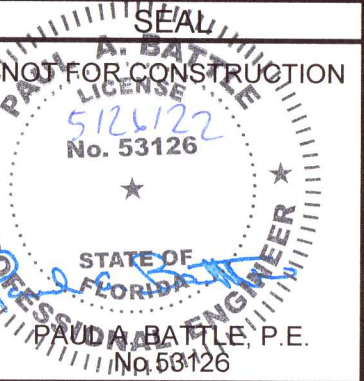
DUMPSTER PAD PLAN VIEW

DUMPSTER PAD DETAIL
N.T.S.

SITE DETAILS

Paradise Beach Fillin Station
13121 LILLIAN HIGHWAY
ESCAMBIA COUNTY, FLORIDA

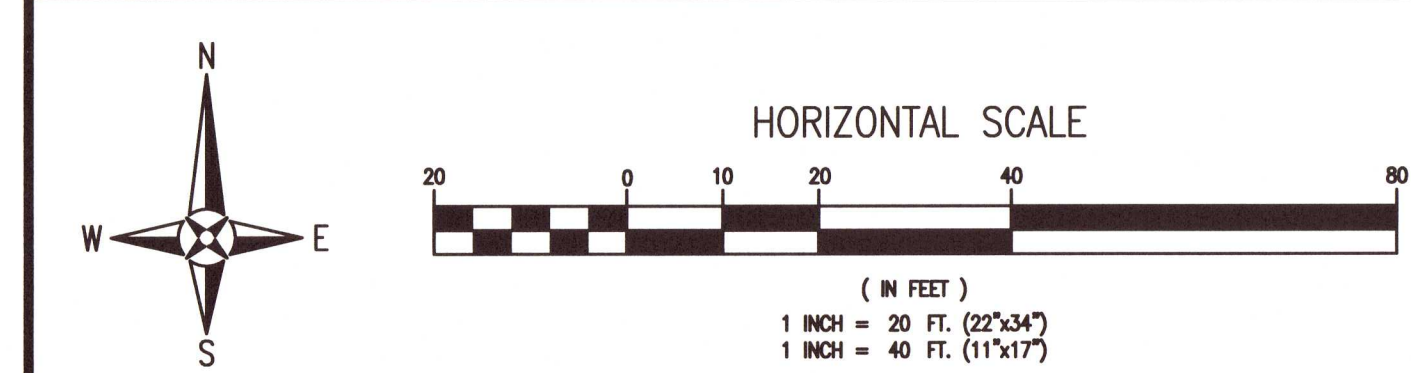
No.	DATE	REVISION	COUNTY COMMENTS
1	05/23/2022		



Dr. By: JRR
Ck By: PAB
Job No.: 2020.246
Date: 05/13/2022

DRAWING No.

C2.1
SHEET 4 OF 5



LEGEND	
	EXISTING ASPHALT
	EXISTING CONCRETE
	EXISTING GRAVEL
	PROPOSED ASPHALT
	PROPOSED CONCRETE
	RIP RAP
	EXISTING CONTOUR
	PROPOSED CONTOUR
	BOUNDARY LINE
	EASEMENT LINE
	RIGHT-OF-WAY LINE
	BENCHMARK
	FLOW ARROW
	PROPOSED SPOT ELEVATION
	PROPOSED SPOT ELEVATION MEET EXISTING

GENERAL NOTES:

- THE LAND SHALL REMAIN VEGETATED AND IN ITS NATURAL STATE UNTIL SUCH TIME AS DRC SITE PLAN AND ANY ADDITIONAL SITE WORK PERMITTING APPROVALS ALLOW FOR SUCH, PER CODE. ALL TREE REMOVAL, LAND CLEARING, PLACEMENT OF FILL MATERIALS, OR OTHER "LAND DISTURBING ACTIVITIES," ETC. SHALL BE PERMITTED OR OTHERWISE APPROVED BY THE COUNTY PRIOR TO INSTALLATION.
- THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION.
- THE CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING, ETC. THE RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO REQUESTING A FINAL INSPECTION.
- ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.
- ALL DISTURBED AREAS NOT SHOWN TO BE SODDED OR PAVED SHALL BE SEEDED, MULCHED AND FERTILIZED.
- ALL NEW BUILDING ROOF DRAINS, DOWN SPOUTS, OR GUTTERS SHALL BE ROUTED TO CARRY ALL STORMWATER TO RETENTION/DETENTION AREAS.
- ALL RIP-RAP FLUMES SHALL BE INSTALLED WITH FILTER FABRIC INSTALLED UNDERNEATH FOR THE ENTIRE AREA OF THE RIP-RAP.
- NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR APPROVAL FROM BOTH THE DESIGN ENGINEER AND ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN OBTAINING A CERTIFICATE OF OCCUPANCY.
- THE CONTRACTOR SHALL NOTIFY FDOT 48 HOURS IN ADVANCE PRIOR TO INITIATING ANY WORK IN THE STATE RIGHT-OF-WAY.
- THE CONTRACTOR SHALL INSTALL, PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION, ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION(S).
- ALL 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.
- NOTIFY SUNSHINE UTILITIES 48 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN RIGHT-OF-WAY. (1-800-432-4770)
- THE OPERATION AND MAINTENANCE OF THE FACILITY WILL BE THE RESPONSIBILITY OF THE OWNER, AS IN ACCORDANCE WITH THE APPROVED PERMIT.
- DEVELOPER/CONTRACTOR SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND PRIOR TO REQUEST FOR INSPECTION.



Paradise Beach Fillin Station Escambia County, Florida

Stormwater Management Narrative RBA Project 2022.052

A. ENGINEER: Rebol-Battle & Associates
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Phone: (850) 438-0400
Paul A. Battle, PE

DATE: May 24, 2022
REVISED:

B. STORMWATER NARRATIVE

Project Description

Improvements will consist of the construction of parking area and removal of entrance along Lillian Hwy.

Project Location

The project is located at the southwest corner of Lillian Hwy and Cordova Road in Escambia County, FL.

Existing Site and Hydrologic Conditions

The total parcel area for this site is 0.62 acres and is currently developed. The project site has a one story building and gravel parking with sporadic trees. The project site is sloped towards the west and currently discharges onto the neighboring parcel.

Post-Development Hydrologic Conditions

The stormwater runoff for the proposed improvements will match the predevelopment conditions and have a reduced runoff. The site will actually demonstrate a net decrease in semi-impervious area and in increase in impervious area. The post development will have an overall reduction in runoff.

2301 N. 9th Avenue, Suite 300 • Pensacola, Florida 32503 • 850.438.0400 • Fax: 850.438.0448
www.rebol-battle.com

Page 2

Area Calculations

Total Project Area = 0.62 ac

Existing Coverage

Existing Building Area =	2,395 sf
Existing Impervious Area =	509 sf
Total Existing Impervious Area =	2,904 sf (10.7%) (C _w =0.90)
Total Existing Semi-impervious Area=	10,150 sf (37.7%) (C _w =0.60)
Total Existing Pervious Area =	13,953 sf (51.6%) (C _w =0.20)

$$C_w = \frac{((0.20) * (13,953)) + ((0.90) * (2,904)) + ((0.60) * (10,150))}{27,007} = 0.43$$

Proposed Coverage

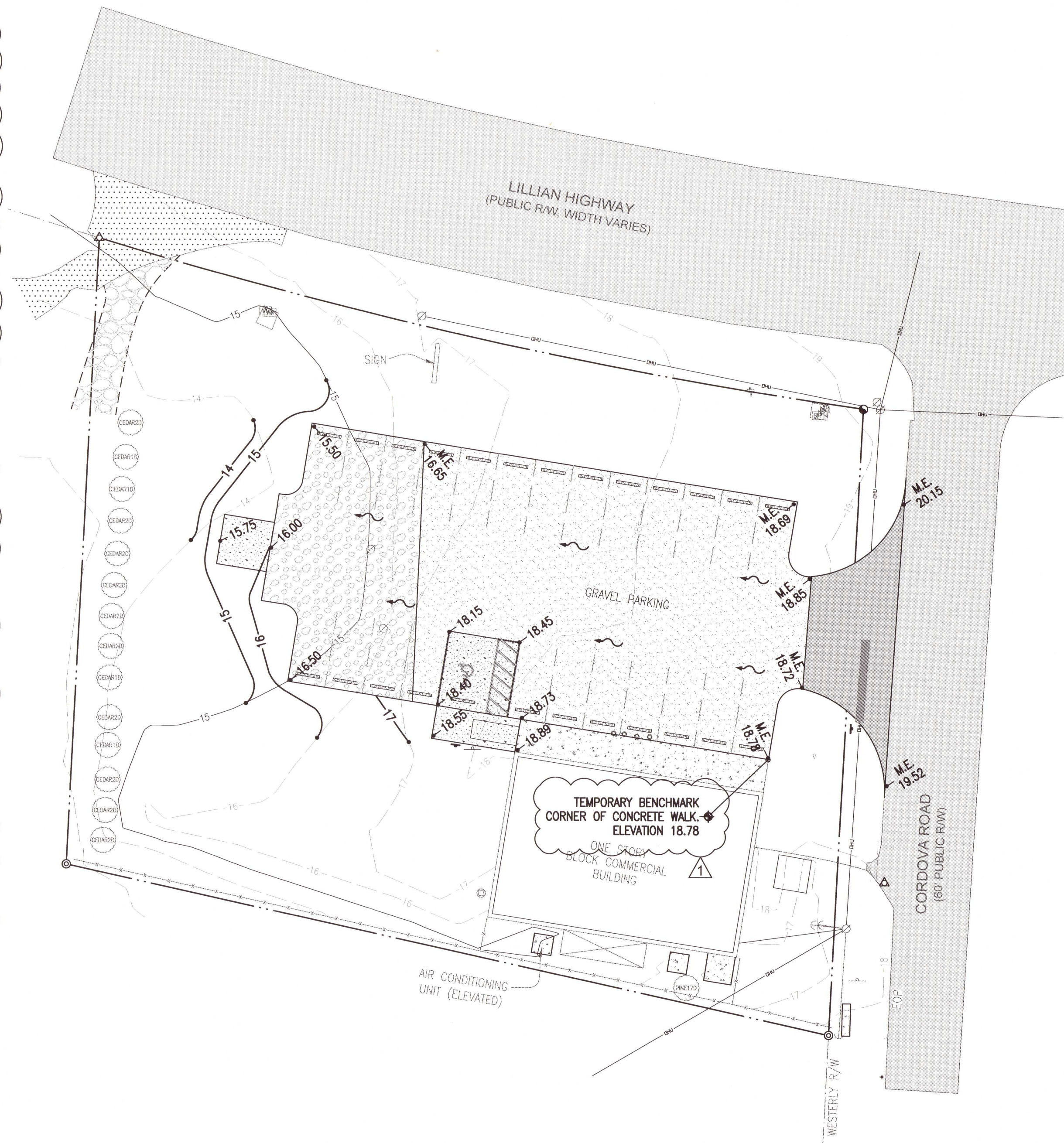
Building Area (footprint) =	2,395 sf
Additional Impervious Area =	1,402 sf
Total Proposed Impervious Area =	3,797 sf (14.1%)
Semi-impervious Area=	7,581 sf (28.3%)
Total Proposed Pervious Area =	15,629-sf (57.6%)

$$C_w = \frac{((0.20) * (15,629)) + ((0.90) * (3,797)) + ((0.60) * (7,581))}{27,007} = 0.41$$

Proposed improvements will result in a weighted runoff coefficient of 0.41. This is below the pre-development amount of 0.43. This reduction directly results in a decrease to the site runoff.

$$Q_{pre} = C_w * i * A = (0.43) * (9.75) * (0.62) = 2.60 cfs$$

$$Q_{post} = C_w * i * A = (0.41) * (9.75) * (0.62) = 2.48 cfs$$



STORMWATER NOTES:

- 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.
- 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.
- ALL DISTURBED AREAS WHICH ARE NOT PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH, HYDROSEED AND/OR SOD.

AREA CALCULATIONS:

TOTAL PROPERTY AREA = 27,007 SF

EXISTING CONDITIONS:

EXISTING BUILDING AREA = 2,395 SF (8.9%)
EXISTING IMPERVIOUS AREA (CONC.) = 509 SF (1.8%)
EXISTING SEMI-IMPERVIOUS AREA (GRAVEL) = 10,150 (37.7%)
EXISTING PERVIOUS AREA = 13,953 (51.6%)

PROPOSED CONDITIONS:

BUILDING AREA = 2,395 SF (8.9%)
IMPERVIOUS AREA (CONC. & ASPHALT) = 1,402 SF (5.2%)
SEMI-IMPERVIOUS AREA (GRAVEL) = 7,581 (28.3%)
PERVIOUS AREA = 15,629 (57.6%)

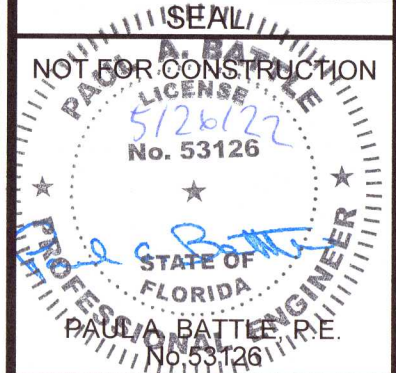
TOTAL IMPERVIOUS AREA = 3,797 (14.1%)
TOTAL SEMI-IMPERVIOUS AREA = 7,581 SF (28.3%)
TOTAL PERVIOUS AREA = 15,629 SF (57.6%)

RBA
REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors
2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400 • Fax 850.438.0448
EB 00009557 LB7916

GRADING & DRAINAGE PLAN

Paradise Beach Fillin Station
13121 LILLIAN HIGHWAY
ESCAMBIA COUNTY, FLORIDA

No.	DATE	REVISION	COUNTY COMMENTS
1	05/23/2022		



Dr. By: JRR
Ck By: PAB
Job No.: 2020.246
Date: 05/13/2022

DRAWING No.

C3.0
SHEET 5 OF 5