

SITE CONSTRUCTION PLANS FOR PETE MOORE CHEVROLET SERVICE BAY ADDITION PENSACOLA, FLORIDA 32514

Approved
ESCAMBIA COUNTY DRC PLAN REVIEW

DRC Chairman Signature: *Shannon Pugh* Date: *5/19/2024*
 Printed Name: *Shannon Pugh*
 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. 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.

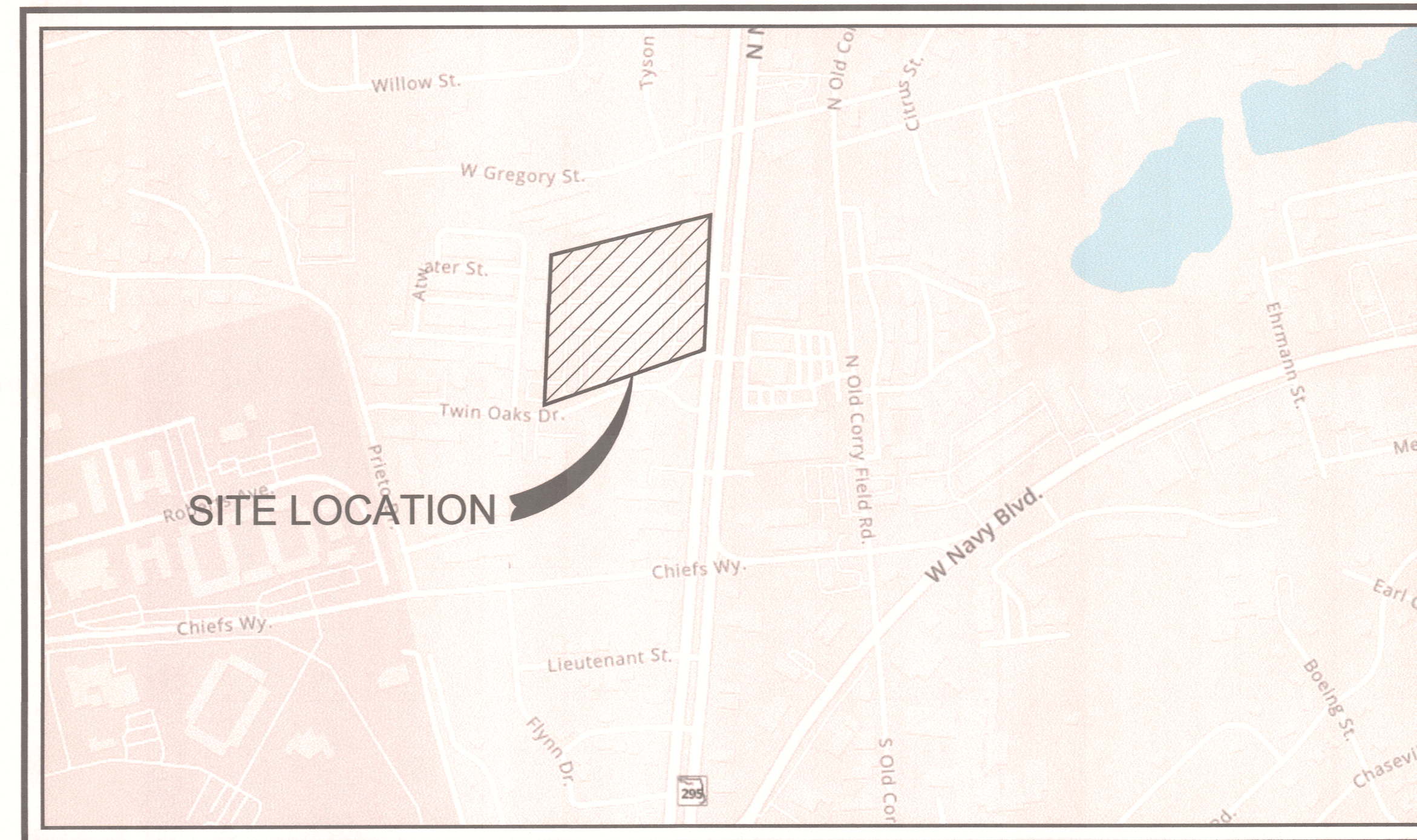
May 2, 2024

RBA PROJECT NO.: 2024.022

INDEX OF DRAWINGS

- C100 EXISTING SITE, DEMOLITION & EROSION CONTROL PLAN
- C200 SITE LAYOUT & GRADING PLAN

SITE INFORMATION	
OWNER:	MOORE CHEVROLET, INC 103 NEW WARRINGTON RD PENSACOLA, FL 32506 850.587.3597
DEVELOPER:	MOORE CHEVROLET, INC 103 NEW WARRINGTON RD PENSACOLA, FL 32506 850.587.3597
PROPERTY REFERENCE NO.:	37-2S-30-5002-003-059
PROPERTY ADDRESS:	103 NEW WARRINGTON RD
PARCEL AREA:	8.6 ACRES
PROPERTY ZONING:	HC/LI
FUTURE LAND USE:	C
PROPOSED ACTIVITY:	VEHICLE REPAIR
REQUIRED BUILDING SETBACKS HC/LI:	FRONT YARD - 15 FT. SIDE YARD - 10 FT. REAR YARD - 15 FT.



VICINITY MAP
SCALE: 1" = 500'

DESCRIPTION:

BEG AT SE COR OF PARCEL B TWIN OAKS VILLAS S/D PB 8 P 89 N 03 DEG 56 MIN 45 SEC E ALG WLY R/W LI OF NEW WARRINGTON RD (SR #95 200 FT R/W) FOR 810 62/100 FT TO NLY R/W LI OF TWIN OAKS DR (60 FT R/W) AND POB N 03 DEG 56 MIN 45 SEC E ALG SD WLY R/W LI FOR 505 53/100 FT TO CENTERLINE OF 30 FT DRAINAGE EASEMENT S 78 DEG 53 MIN 05 SEC W ALG SD CENTERLINE 423 47/100 FT TO P C OF A CURVE CONCAVE TO N HAVING A RADIUS OF 100 FT AND DELTA ANGLE OF 23 DEG 08 MIN 02 SEC SWLY WLY NWLY ALG ARC OF SD CURVE OF AN ARC DISTANCE OF 40 37/100 FT (CHORD BEARING OF N 89 DEG 32 MIN 56 SEC W CHORD DISTANCE OF 40 10/100 FT) TO P T OF SD CURVE N 77 DEG 58 MIN 53 SEC W ALG SD CENTERLINE FOR 151 92/100 FT S 02 DEG 57 MIN 0 SEC W 560 45/100 FT TO NLY LI OF 20 FT GAS EASEMENT FOR UNITED STATES OF AMERICA RECORDED DB 209 P 105 N 87 DEG 03 MIN 0 SEC W ALG NLY LI 135 FT TO ELY R/W LI OF BRADFORD DR (60 FT R/W) S 02 DEG 57 MIN 0 SEC W ALG ELY R/W LI FOR 150 FT TO NLY R/W LI OF AFORESAID TWIN OAKS DR (66 FT R/W) S 87 DEG 03 MIN 0 SEC E ALG SD NLY R/W LI FOR 60 FT TO P C OF A CURVE CONCAVE TO NW HAVING A RADIUS OF 407 35/100 FT AND DELTA ANGLE OF 33 DEG 56 MIN 0 SEC ELY AND NLY ALG SD NLY R/W LI AND ARC OF SD CURVE FOR AN ARC DISTANCE OF 241 25/100 FT (CHORD BEARING OF N 75 DEG 59 MIN 0 SEC E CHORD DISTANCE OF 237 74/100 FT TO P R C OF CURVE CONCAVE TO SE HAVING A RADIUS OF 473 35/100 FT AND DELTA ANGLE OF 33 DEG 56 MIN 0 SEC NELY AND ELY AFORESAID NLY R/W LI AND ARC OF SD CURVE FOR AN ARC DISTANCE OF 280 34/100 FT (CHORD BEARING OF N 75 DEG 59 MIN 0 SEC E CHORD DISTANCE OF 276 26/100 FT) TO P R C OF CURVE CONCAVE TO NW HAVING A RADIUS OF 94 51/100 FT AND DELTA ANGLE OF 76 DEG 06 MIN 27 SEC NELY ALG AFORESAID NLY R/W LI NOW (60 FT R/W) ARC OF SD CURVE FOR AN ARC DISTANCE 125 54/100 FT (CHORD BEARING OF N 54 DEG 53 MIN 46 SEC E CHORD DISTANCE OF 116 51/100 FT) TO P R C OF A CURVE CONCAVE TO SE HAVING A RADIUS OF 84 94/100 FT AND A DELTA ANGLE OF 76 DEG 37 MIN 08 SEC NELY ALG SD NLY R/W LI AND ARC OF SD CURVE FOR AN ARC DISTANCE OF 113 59/100 FT (CHORD BEARING OF N 55 DEG 35 MIN 24 SEC E CHORD DISTANCE OF 105 31/100 FT) TO POB AND ALSO BEG AT SE COR OF PARCEL B TWIN OAKS VILLAS S/D PB 8 P 89 N 03 DEG 56 MIN 45 SEC E ALG WLY R/W LI OF NEW WARRINGTON RD (SR #95 200 FT R/W) FOR 670 20/100 FT TO POB N 03 DEG 56 MIN 3 45 SEC E ALG SD R/W LI 80 42/100 FT TO SLY R/W LI OF NLY LEG OF TWIN OAKS DR (60 FT R/W) SWLY ALG SD SLY R/W LI AND ARC OF CURVE CONCAVE TO SE HAVING A RADIUS OF 24 94/100 FT AND A DELTA ANGLE OF 76 DEG 37 MIN 08 SEC FOR AN ARC DISTANCE OF 33 35/100 FT (CHORD BEARING OF S 55 DEG 35 MIN 24 SEC W CHORD DISTANCE OF 30 92/100 FT) TO P R C OF A CURVE CONCAVE TO NW HAVING A RADIUS OF 154 51/100 FT AND DELTA ANGLE OF 29 DEG 06 MIN 09 SEC SWLY ALG SD SLY R/W LI AND ARC OF SD CURVE FOR AN ARC DISTANCE OF 78 48/100 FT (CHORD BEARING OF S 31 DEG 20 MIN 26 SEC W CHORD DISTANCE OF 77 64/100 FT) S 03 DEG 56 MIN 45 SEC W ALG SD R/W LI FOR 33 62/100 FT TO NLY R/W LI OF SLY LEG OF SD TWIN OAKS DR (50 FT R/W) S 40 DEG 56 MIN 24 SEC E ALG SD NLY R/W LI 26 36/100 FT S 86 DEG 03 MIN 15 SEC E FOR 1 37/100 FT N 03 DEG 56 MIN 45 SEC E 60 FT S 86 DEG 03 MIN 15 SEC E FOR 40 FT TO POB OR 2182 P 617 SEC 37 TWN 25 R30W CA 183

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: MARKN@REBOL-BATTLE.COM
ESCAMBIA COUNTY PUBLIC WORKS 3363 WEST PARK PLACE PENSACOLA, FLORIDA 32501	CONTACT: MRS. JOHNNY PETTIGREW PHONE: 850.595.3404
FLORIDA POWER & LIGHT 5120 DOGWOOD DRIVE MILTON, FLORIDA 32570	CONTACT: CHAD SWAILS PHONE: 850.429.2446
SUNSHINE UTILITIES	PHONE: 800.432.4770
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

FEMA FLOOD INSURANCE RATE MAP INFORMATION					
<small>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:</small>					
FLOOD ZONE(S)	COMMUNITY No.	MAP No.	PANEL No.	SUFFIX	MAP REVISION DATE
X	120033	12033C	0370	G	SEPT 29, 2006



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



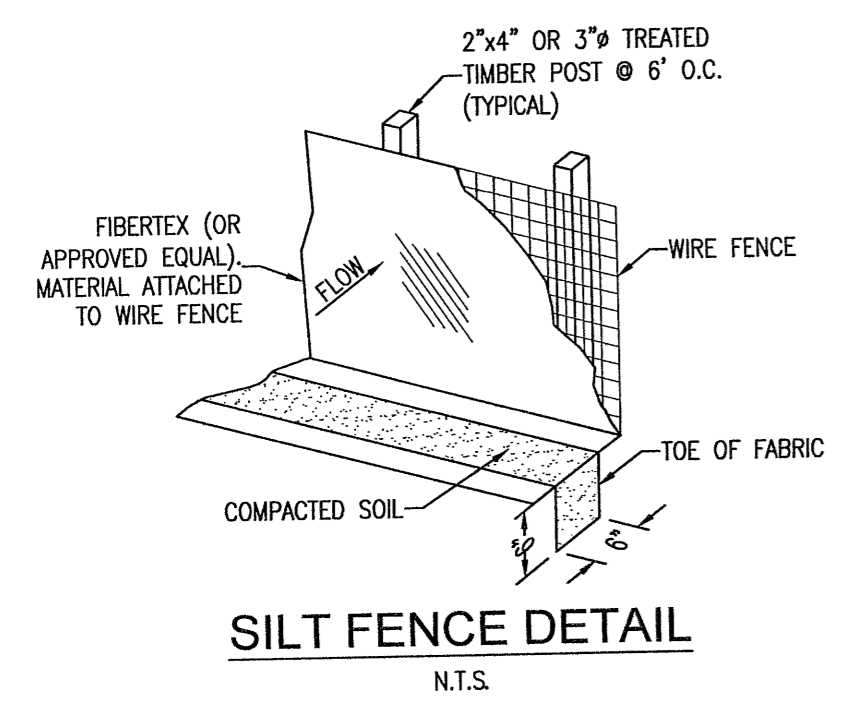
THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING "RELEASED FOR CONSTRUCTION" DRAWINGS FROM REBOL-BATTLE & ASSOCIATES BEFORE BEGINNING CONSTRUCTION. REBOL-BATTLE & ASSOCIATES WILL NOT BE RESPONSIBLE FOR ANY CONSTRUCTION BASED ON PLANS THAT HAVE NOT BEEN RELEASED FOR CONSTRUCTION.

LEGEND

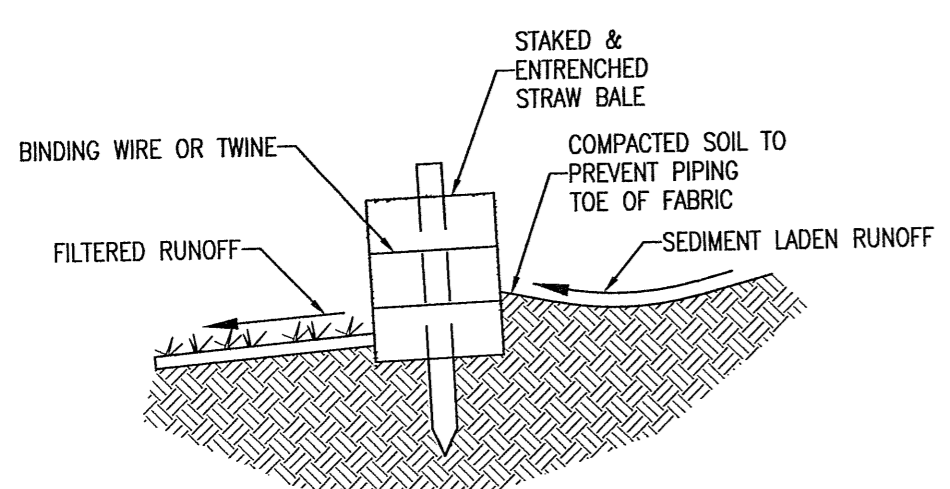
	EXISTING ASPHALT
	EXISTING CONCRETE
	DEMOLITION
	DEMOLITION LINE
	BOUNDARY LINE
	EASEMENT LINE
	LOT LINE
	RIGHT-OF-WAY LINE
	OVERHEAD UTILITIES
	EXISTING CONTOUR
	STRAW BALE
	SILT FENCE
	BENCHMARK
	WATER METER
	WATER VALVE
	GUY ANCHOR
	UTILITY POLE
	LIGHT POLE
	POST
	STREET SIGN
	SIGN

- EROSION CONTROL NOTES**
1. ALL STOCKPILES ARE TO BE PROTECTED FROM DUST AND EROSION.
 2. ALL CONTROL MEASURES SHALL COMPLY WITH THE MANAGEMENT PRACTICES CONTAINED IN THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION'S "EROSION & SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL" LATEST EDITION.
 3. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MANAGE ALL SEDIMENT AND EROSION CONTROL MEASURES AS REQUIRED BY REGULATORY AGENCIES.
 4. NO CLEARING, GRADING, EXCAVATING, FILLING, OR OTHER DISTURBANCE OF THE NATURAL TERRAIN SHALL OCCUR UNTIL EROSION AND SEDIMENTATION CONTROL MEASURES HAVE BEEN INSTALLED, EXCEPT THOSE OPERATIONS NEEDED TO IMPLEMENT THESE MEASURES.

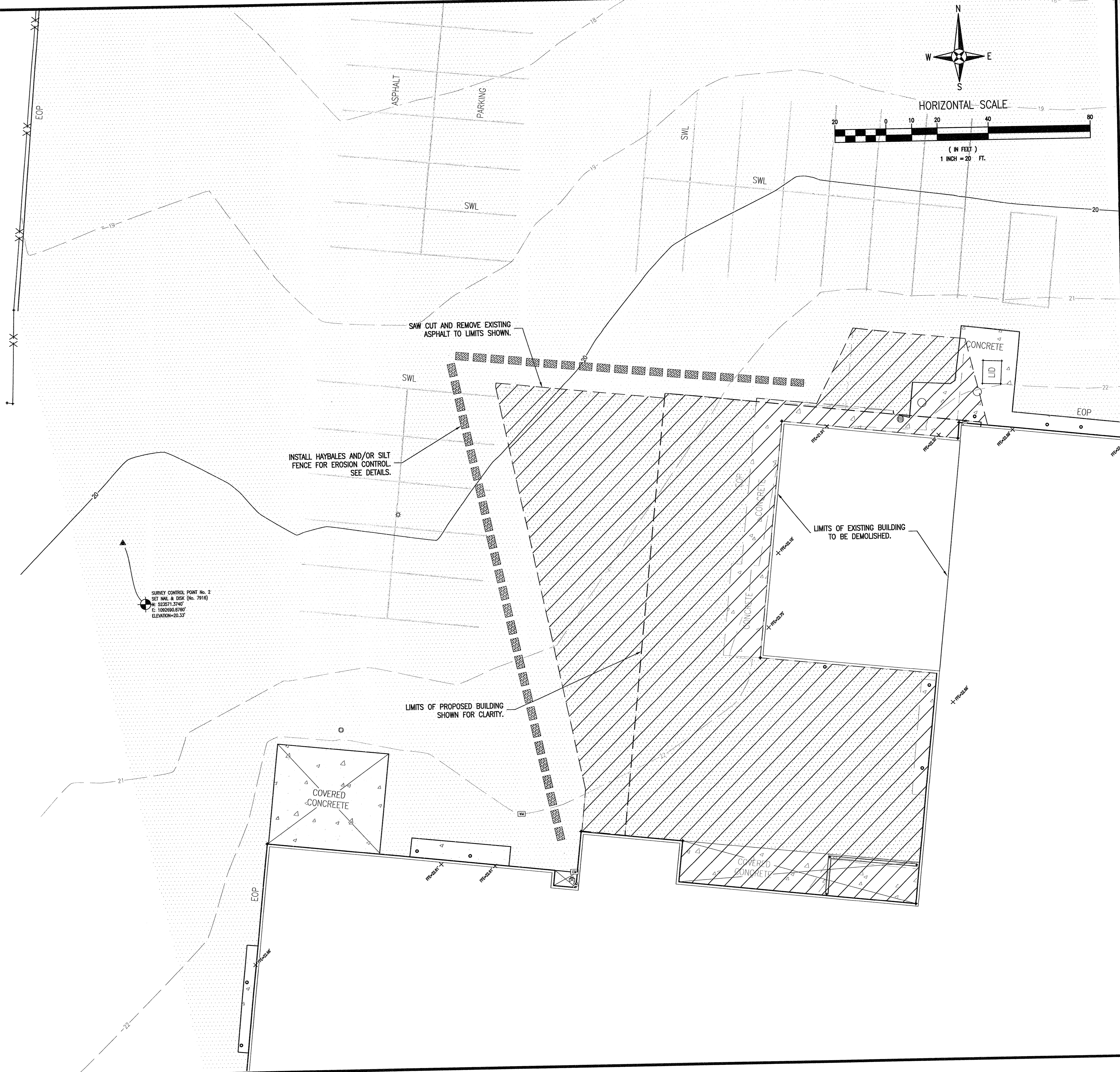
- TREE PROTECTION NOTES:**
1. NO PROTECTED OR HERITAGE TREES ARE LOCATED WITHIN PROJECT LIMITS.



SILT FENCE DETAIL
N.T.S.



STRAW BALE DETAIL
N.T.S.



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

**PETE MOORE CHEVROLET
SERVICE BAY ADDITION
ESCAMBIA COUNTY, FL**

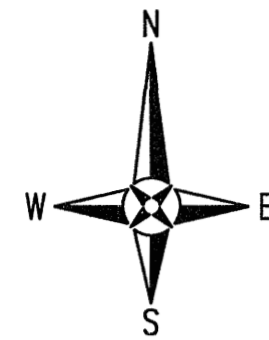
No.	DATE	REVISION	ESCO COMMENTS
1	5/22/24		

NOT FOR CONSTRUCTION
LICENSING BOARD
No. 53126
5/22/24
STATE OF FLORIDA
PAUL A. BATTLE, P.E.
No. 53126

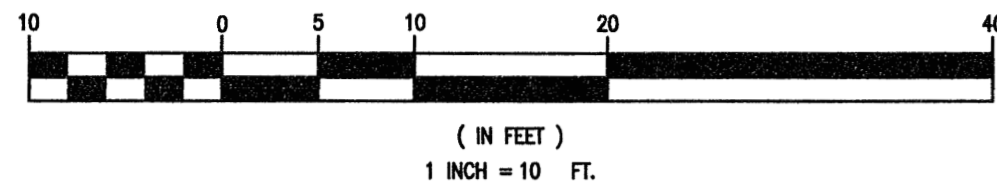
Dr. By: JRR
Ck By: PAB
Job No.: 2024.022
Date: May 2, 2024

DRAWING No.
C100

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HORIZONTAL SCALE



LEGEND	
	EXISTING ASPHALT
	EXISTING CONCRETE
	PROPOSED ASPHALT
	PROPOSED CONCRETE
	BOUNDARY LINE
	EASEMENT LINE
	LOT LINE
	RIGHT-OF-WAY LINE

GENERAL NOTES:

1. ALL PAVEMENT MARKINGS AND STRIPING SHALL BE THERMOPLASTIC AND INSTALLED PER LATEST STANDARD PLANS FOR ROAD CONSTRUCTION.
2. ALL CONSTRUCTION IN RIGHTS-OF-WAY SHALL BE IN ACCORDANCE WITH LATEST FDOT STANDARD PLANS FOR ROAD CONSTRUCTION.
3. ALL DISTURBED AREAS IN THE RIGHT-OF-WAY SHALL BE REGRADED AND SODDED AND/OR SEED AND MULCHED PER LATEST STANDARD PLANS FOR ROAD CONSTRUCTION.
4. ALL NEEDED STRIPING DESTROYED DURING CONSTRUCTION SHALL BE RE-STRIPED ACCORDING TO LATEST STANDARD PLANS FOR ROAD CONSTRUCTION.
5. ALL LANES MUST BE OPEN FOR TRAFFIC DURING AN EVACUATION NOTICE OF A HURRICANE OR OTHER CATASTROPHIC EVENT AND SHALL REMAIN OPEN FOR THE DURATION OF THE EVACUATION OR EVENT AS DIRECTED BY THE LOCAL MAINTENANCE ENGINEER OR HIS DESIGNEE.
6. ALL SIGNS SHALL BE INSTALLED PER LATEST STANDARD PLANS FOR ROAD CONSTRUCTION, WIND ZONE No.:1.
7. THE DEPARTMENT WILL REVIEW ALL LANE, DETOUR AND LAND SHIFT REQUESTS SEPARATELY FROM THE PERMIT PROCESS. FDOT APPROVAL IS REQUIRED BEFORE COMMENCEMENT OF WORK INVOLVING THE CLOSURE, DETOUR, OR LANE SHIFT FOR WORK ALONG THE STATE HIGHWAY SYSTEM. IF A LANE CLOSURE IS NEEDED, SUBMIT A WRITTEN REQUEST WITH PROPOSED DATES/TIMES/MOT PLAN. ALLOW AT LEAST 2 WEEKS IN YOUR SCHEDULING FOR THIS SPECIAL REVIEW.
8. 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.
9. 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.

PARKING CALCULATIONS:

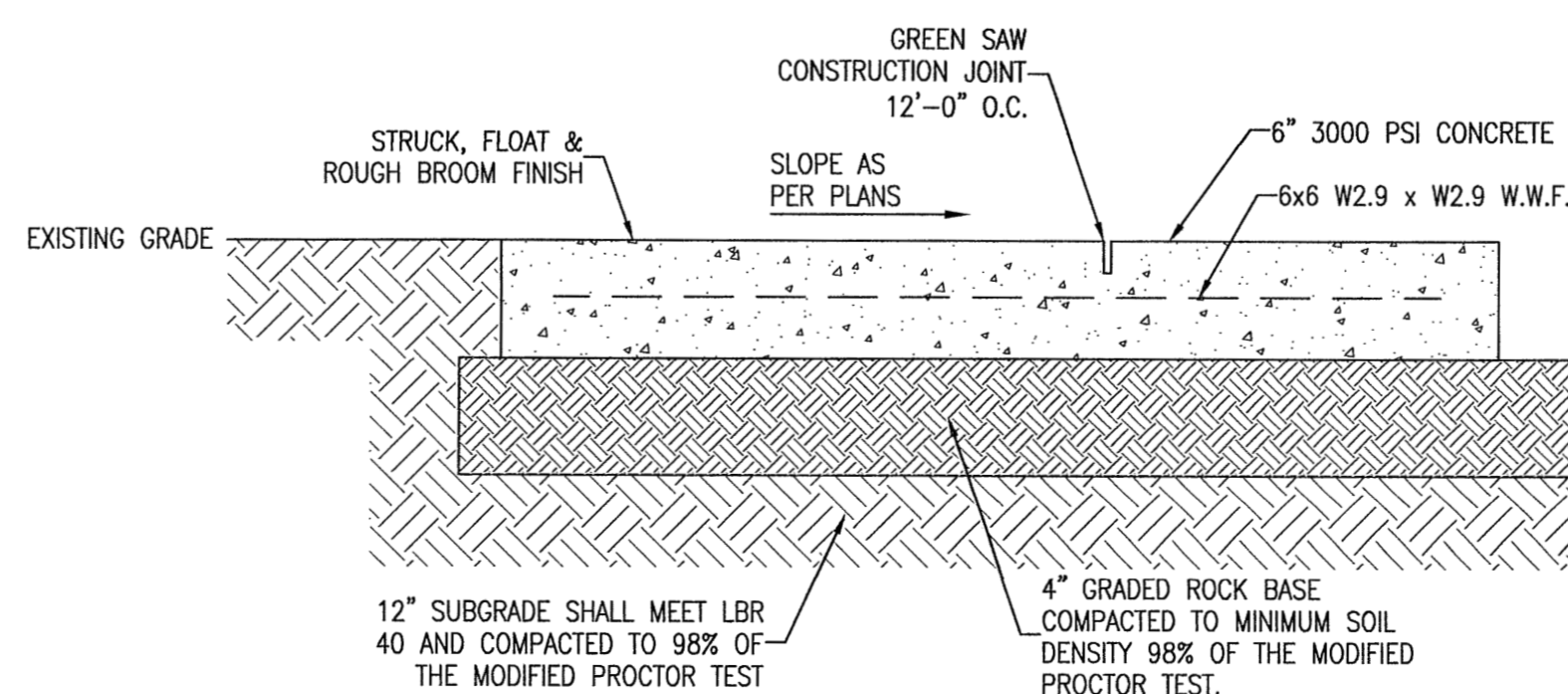
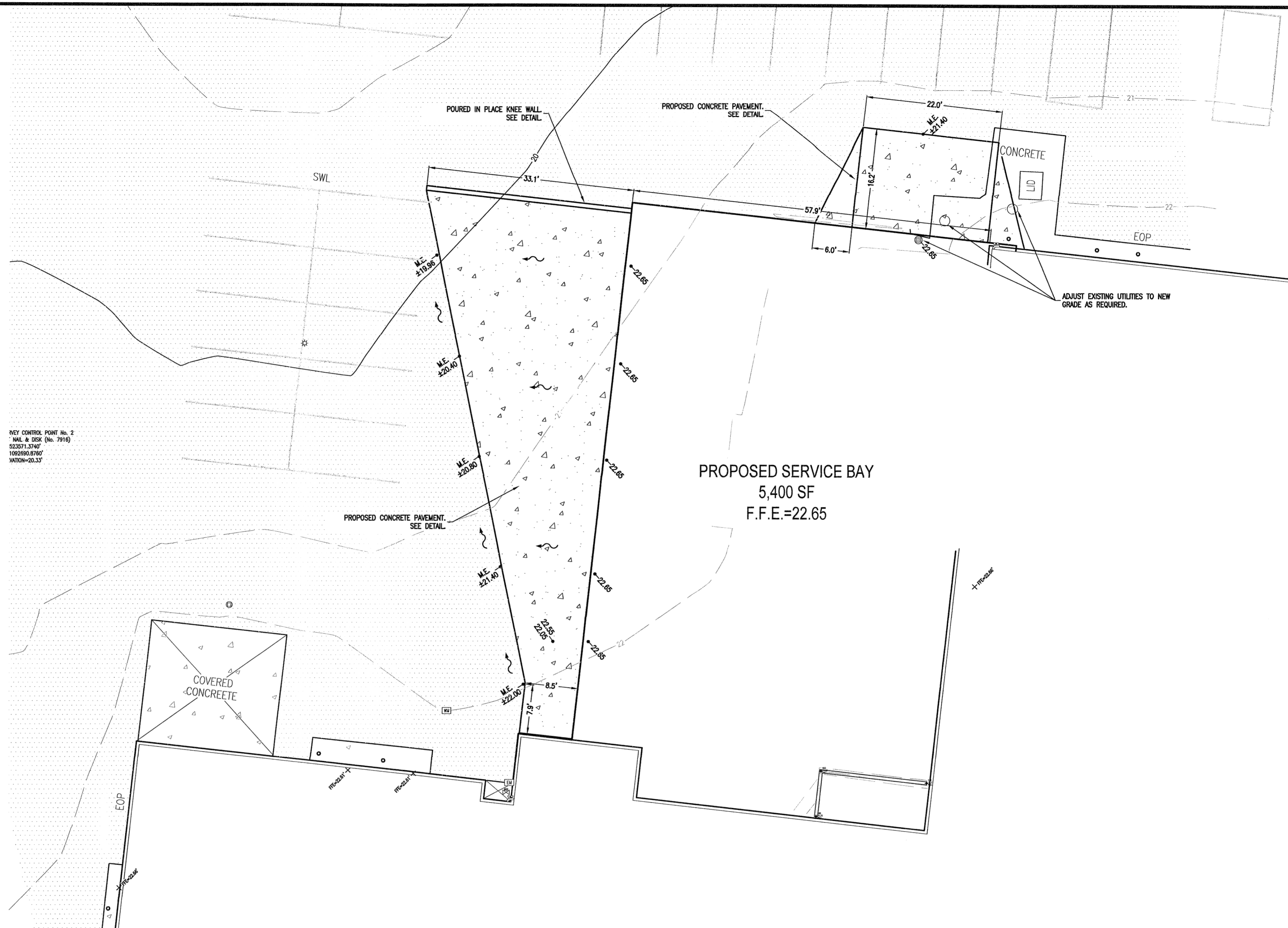
NO NEW PARKING IS PROPOSED WITH THIS SERVICE BAY ADDITION.

AREA CALCULATIONS:

NO ADDITIONAL IMPERVIOUS SURFACE IS BEING ADDED AS PART OF THIS PROJECT.

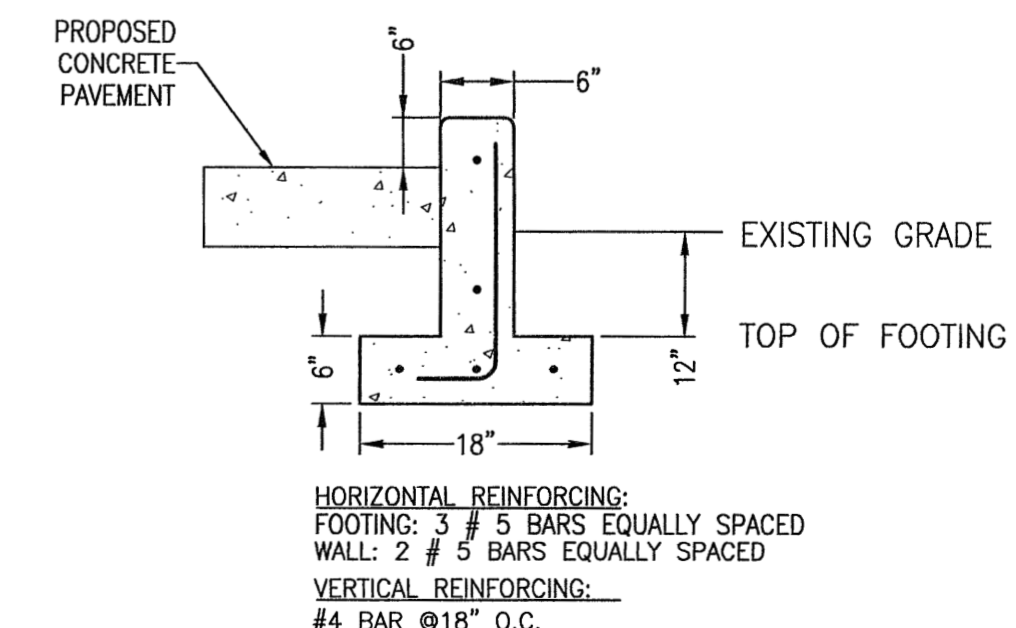
FLOOD PLAIN STATEMENT:

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 BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP OF ESCAMBIA COUNTY, FLORIDA, COMMUNITY 120080, FIRM MAP PANEL NUMBERS 1203300370G, MAP REVISION DATED SEPTEMBER 29, 2006.



CONCRETE PAVEMENT DETAIL

N.T.S.



KNEE WALL DETAIL

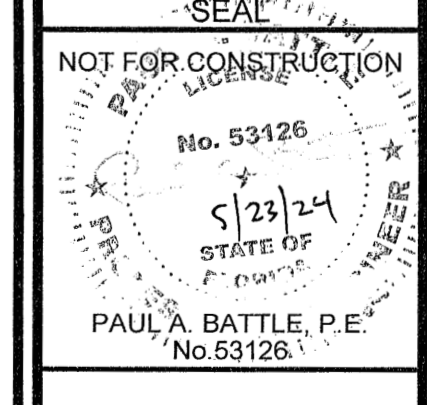
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 EB 0006657 LB7916

SITE LAYOUT AND GRADING PLAN

PETE MOORE CHEVROLET SERVICE BAY ADDITION
 ESCAMBIA COUNTY, FL

No.	DATE	REVISION	ESCO COMMENTS
1	5/22/24		



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DRAWING No.
C200

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