Lyons Exchange Center

6401 Lyons Road
Coconut Creek, FL

VICINTY MAP

ALL WORK TO COMPLY WITH THE FOLLOWING CODES:

THIS PROJECT IS TO BE BUILT IN ACCORDANCE WITH ALL CITY OF COCONUT CREEK BUILDING DEPARTMENT REQUIREMENTS AND AMENDMENTS, BROWARD COUNTY REQUIREMENTS AND FOLLOWING CODES:

- 2017 FLORIDA BUILDING CODE
- NATIONAL ELECTRICAL CODE 2014
- 2017 THE FLORIDA FIRE PREVENTION CODE
- NFPA-101, 2015 EDITION W/ FLORIDA AMENDMENTS
- NFPA 1 UNIFORM FIRE CODE 2015 W/ FLORIDA AMENDMENTS
- FLORIDA STATUES
- FLORIDA ADMINISTRATIVE CODE

PROPERTY OWNER/DEVELOPER (BUTTERS ACQUISITION, LLC) IS TO MAINTAIN THE GREEN COMPONENTS FOR THE LIFE OF THE BUILDING.

NOTES

OWNER:
BUTTERS ACQUISITIONS LLC
6820 Lyons Tech. Cir. , Ste. 100
Coconut Creek , FL 33073
Contact: Malcolm Butters
T - 954-312-2400
E - msbutters@butters.com

GENERAL CONTRACTOR:
BUTTERS CONSTRUCTION & DEVELOPMENT
6820 Lyons Tech. Cir. , Ste. 100
Coconut Creek , FL 33073
Contact: Adam Vaisman
T - 954-312-2400
E - Avaisman@butters.com

ARCHITECT:
HNM ARCHITECTURE, LLC
3705 North Federal Highway
Delray Beach, FL 33435
Contact: Jaime O. Mayo
T - 561-733-2225
E - jmayo@hnm-architecture.com

CIVIL:
CAUFIELD & WHEELER, INC.
7900 Glades Road, Suite 100
Boca Raton, FL 33434
Contact: John F. Wheeler
T - 561-392-1991
E - john@cwiassoc.com

LANDSCAPE:
LYNN BENDER LANDSCAPE ARCHITECTURE
5610 Adair Way
Lake Worth, FL 33467
Contact: Lynn Bender
T - 561-644-3237
E - lbenderlarch@outlook.com

PROJECT TEAM

SITE & BUILDING STATISTICS

ZONING CLASSIFICATION:	I0-1 (Industrial Office)
GROSS SITE AREA:	305,799.96 sf or 7.02 Acres
MAX LOT COVERAGE:	35.00% or 107,029.98 sf
PROPOSED LOT COVERAGE:	33.80% or 103,356 sf
MAX ALLOWABLE BLDG HT:	48'-0"
MAX PROPOSED BLDG HT:	44'-0"

PERVIOUS AREAS

MIN. OPEN SPACE REQD:	61,159.99 sf (20.00% of Net Site Area)
PROPOSED OPEN AREA:	105,307.08 sf (34.44% of Net Site Area)

IMPERVIOUS AREAS

GROSS BUILDING AREA :	103,356 sf (33.80% of Site Area)
VEHICULAR USE AREA (VUA):	89,747.36 sf (29.35% of Site Area)
MISC. CONCRETE AREAS: (Walks/Curbing/Dumpster/Stairs/Ramps)	7,389.52 sf (2.41% of Site Area)

TYPE OF OCCUPANCY: F 1- MODERATE-HAZARD FACTORY INDUSTRIAL - AS PER FBC 306.2 W/ ACCESSORY USE BUSINESS (B) AREA- AS PER FBC 304.1

TYPE OF CONSTRUCTION: Type IIIB (Fully Sprinklered)

ALLOWABLE BUILDING AREA: UNLIMITED
(per FBC 507.4 'Sprinklered, one-story buildings') : Fully Sprinklered Building, surrounded and adjoined by public ways or yards not less than 60 feet in width

PARKING CALCULATIONS

Gross Building Area:	103,356 sf
less exterior entry area:	930.28 sf
less meter/pump room:	558.44 sf
Net Building Area:	101,867.28 sf
10.0% Office Area:	10,186.73 sf
@ 1/300 sf = 34 Stalls Reqd	
90.0% Warehouse Area:	91,680.55 sf
@ 1/2000 sf = 46 Stalls Reqd	
TOTAL PARKING REQUIRED:	80 Stalls
TOTAL PARKING PROVIDED:	82 Stalls (includ 5 HC stalls)

SITE AND BUILDING STATISTICS

DRAWING INDEX

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
5	2019-05-14 DRC COMMENTS-5
4	2019-04-08 DRC-4 - CLIENT REV./EAST LOOP DRIVE
3	2019-02-18 DRC CMMNTS-3/LYONS RD ACCESS REV.
2	2018-11-06 DRC COMMENTS/CLIENT REVISION-2
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

HNM ARCHITECTURE
3705 North Federal Highway • Delray Beach, Florida 33483 • T. 561.733.2225
info@hnm-architecture.com • AA26000726 • www. hnm-architecture.com

STATE OF FLORIDA
MICHAEL W HANLON
AR 0017270
REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT . REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

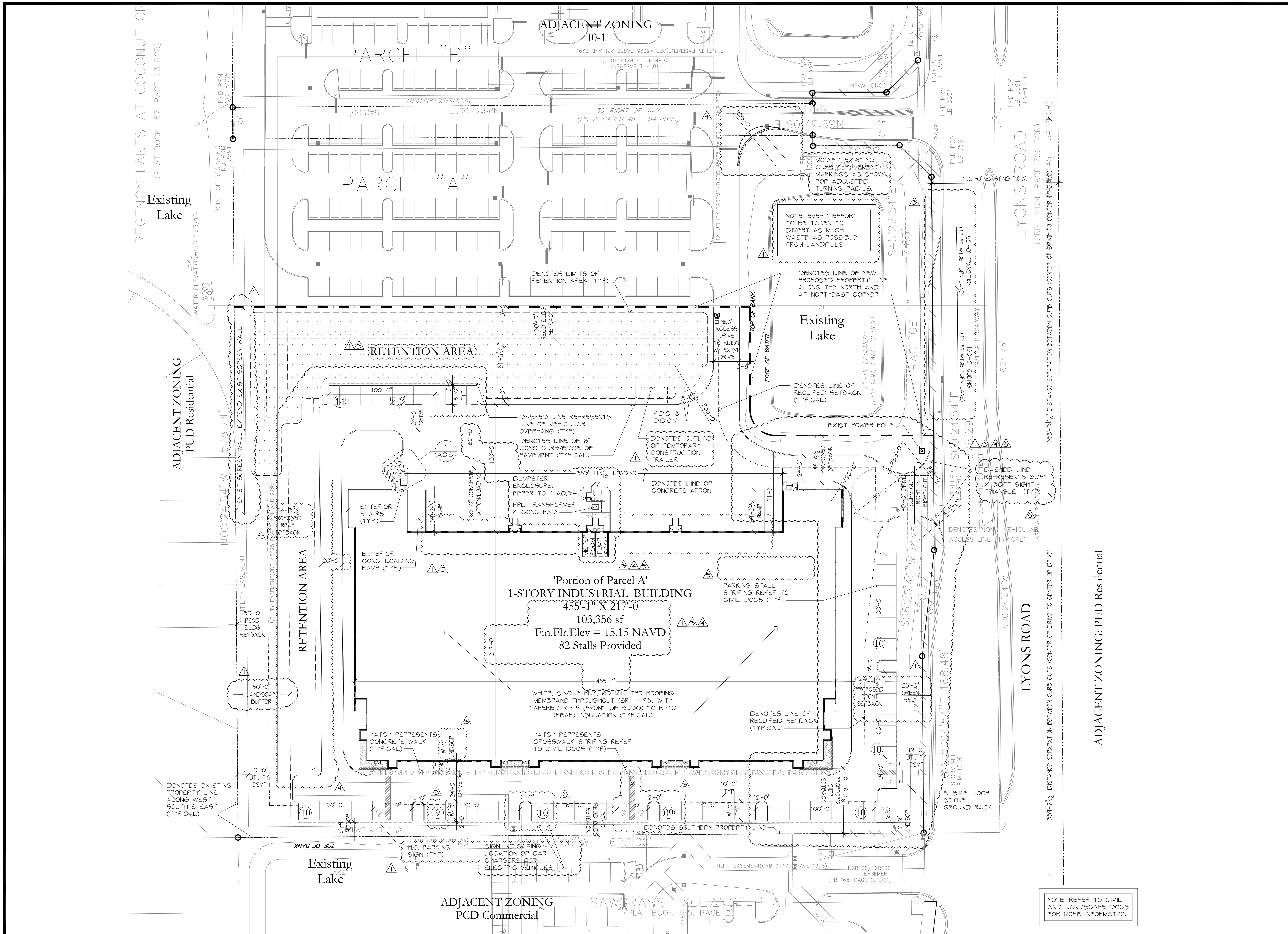
HNM PROJECT NUMBER: 18-030

ISSUED DATE: 2019-05-14

SCALE: N.T.S.

TITLE: COVER SHEET

DRAWING NUMBER: A-0.0



Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING

6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
5	2019-05-14 DRC COMMENTS-5
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1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

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STATE OF FLORIDA
MICHAEL W. HANLON
AR 0017270
REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT - REG. NUMBER: AR0017270

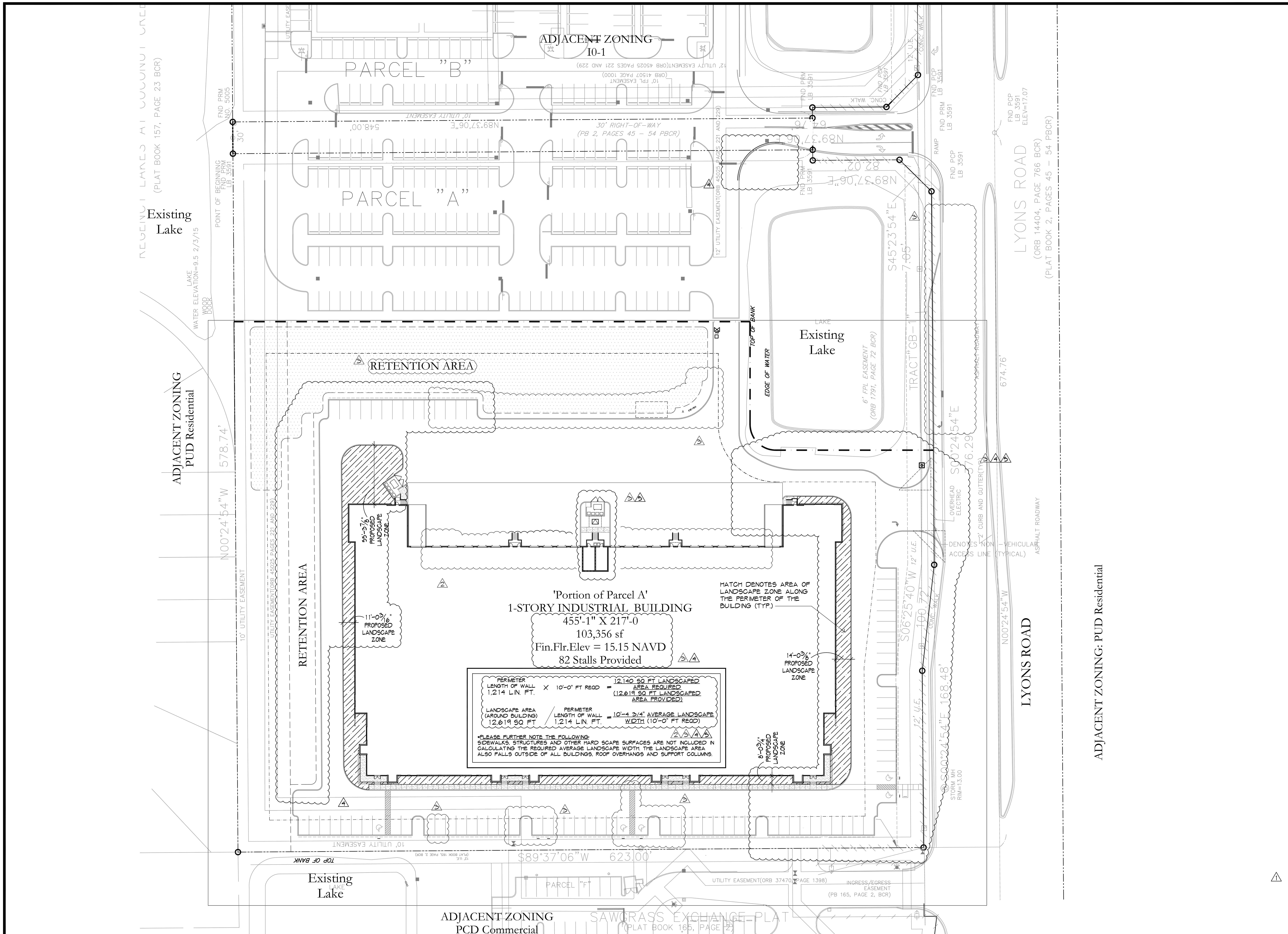
ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER: 18-030
ISSUED DATE: 2019-05-14
SCALE: 1" = 40'-0"
N

TITLE: SITE PLAN

DRAWING NUMBER: A-0.1

1 | SITE PLAN
1" = 40'-0"



1
1" = 40'-0"

LANDSCAPE AREA AT BUILDING DIAGRAM SITE PLAN

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
5	2019-05-14 DRC COMMENTS-5
4	2019-04-08 DRC-4 - CLIENT REV./EAST LOOP DRIVE
3	2019-02-18 DRC CMMNTS-3/LYONS RD ACCESS REV.
2	2018-11-06 DRC COMMENTS/CLIENT REVISION-2
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

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STATE OF FLORIDA MICHAEL W HANLON AR 0017270 REGISTERED ARCHITECT

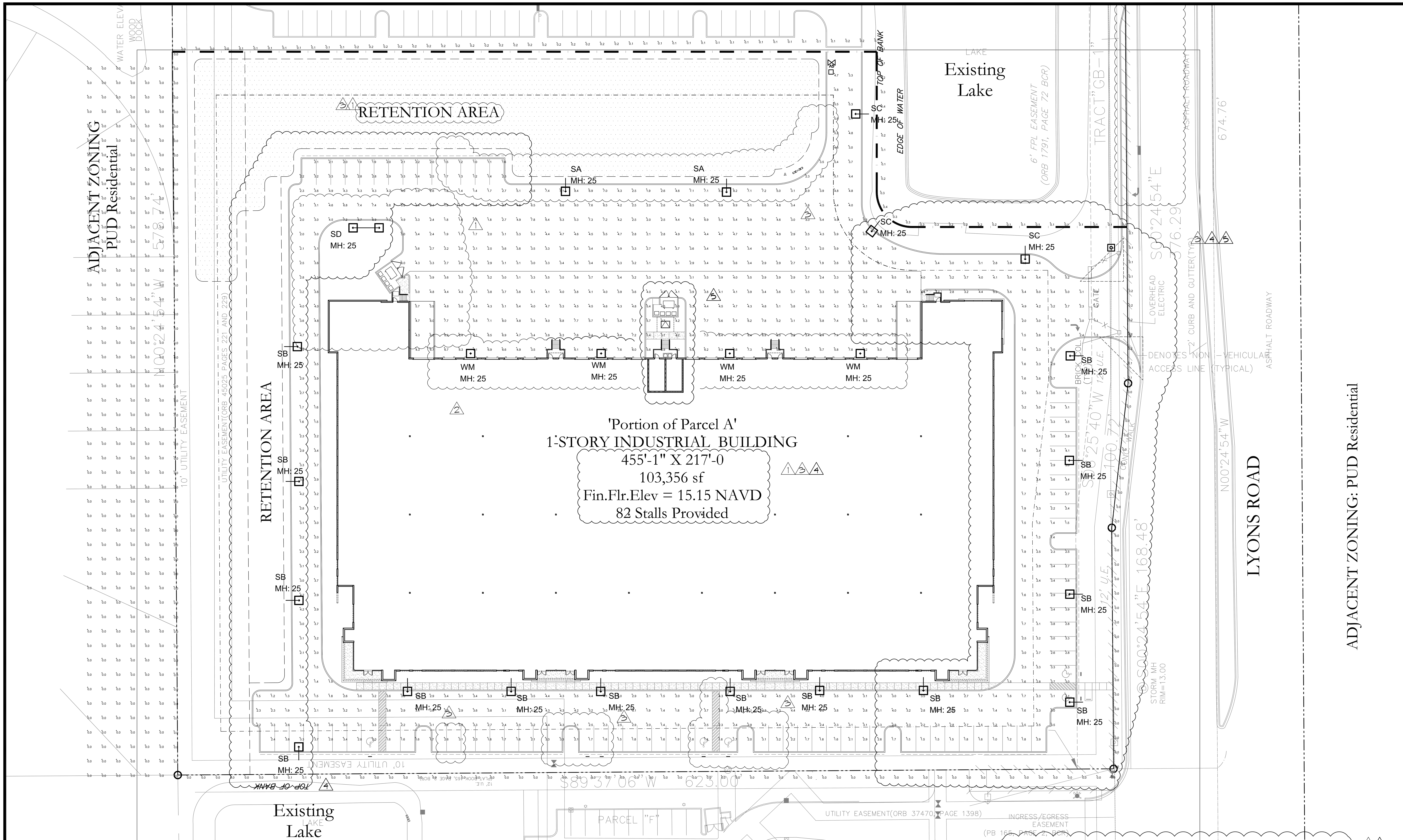
MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT . REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER: 18-030
ISSUED DATE: 2019-05-14
SCALE: 1" = 40'-0"
N

TITLE: LANDSCAPE AREA AT BUILDING DIAGRAM SITE PLAN

DRAWING NUMBER: A-0.1.1



Luminaire Schedule					
Symbol	Qty	Label	Description	LLF	Lum. Lumens
	2	SA	CREE LTG#: OSQ-HO-A-4ME-50L-40K-UL / MTD AT 25' AFG	0.900	51571
	14	SB	CREE LTG#: OSQ-A-4ME-T-40K-ULBLS / MTD AT 25' AFG	0.900	16830
	3	SC	CREE LTG#: OSQ-A-2ME-U-40K-UL / MTD AT 25' AFG	0.900	26943
	1	SD	CREE LTG#: (2) OSQ-HO-A-5ME-40L-40K-UL / MTD AT 25' AFG	0.900	39153
	4	WM	CREE LTG#: OSQ-HO-A-4ME-40L-40K-UL / WALL MTD AT 25' AFG	0.900	44930

Calculation Summary								
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
PROPERTY LINE	Illuminance	Fc	0.05	0.3	0.0	N.A.	N.A.
RESIDENTIAL ZONE	Illuminance	Fc	0.00	0.0	0.0	N.A.	N.A.
SITE AREA	Illuminance	Fc	3.76	9.0	1.0	3.76	9.00

Note: Full cutoff fixtures must be used per City requirements.
Note: Exterior lighting shall be on a lighting control system.
Note: All non-residential land uses shall reduce site illumination to a maximum of (1) footcanlde within (1) hour of the close of business hours.
Note: Light fixtures shall be bronze finish.

1
1" = 40'-0"
PHOTOMETRIC SITE PLAN

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
5	2019-05-14 DRC COMMENTS-5
4	2019-04-08 DRC-4 - CLIENT REV./EAST LOOP DRIVE
3	2019-02-18 DRC CMMNTS-3/LYONS RD ACCESS REV.
2	2018-11-06 DRC COMMENTS/CLIENT REVISION-2
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

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info@hnm-architecture.com • AA26000726 • www. hnm-architecture.com

STATE OF FLORIDA MICHAEL W HANLON AR 0017270 REGISTERED ARCHITECT

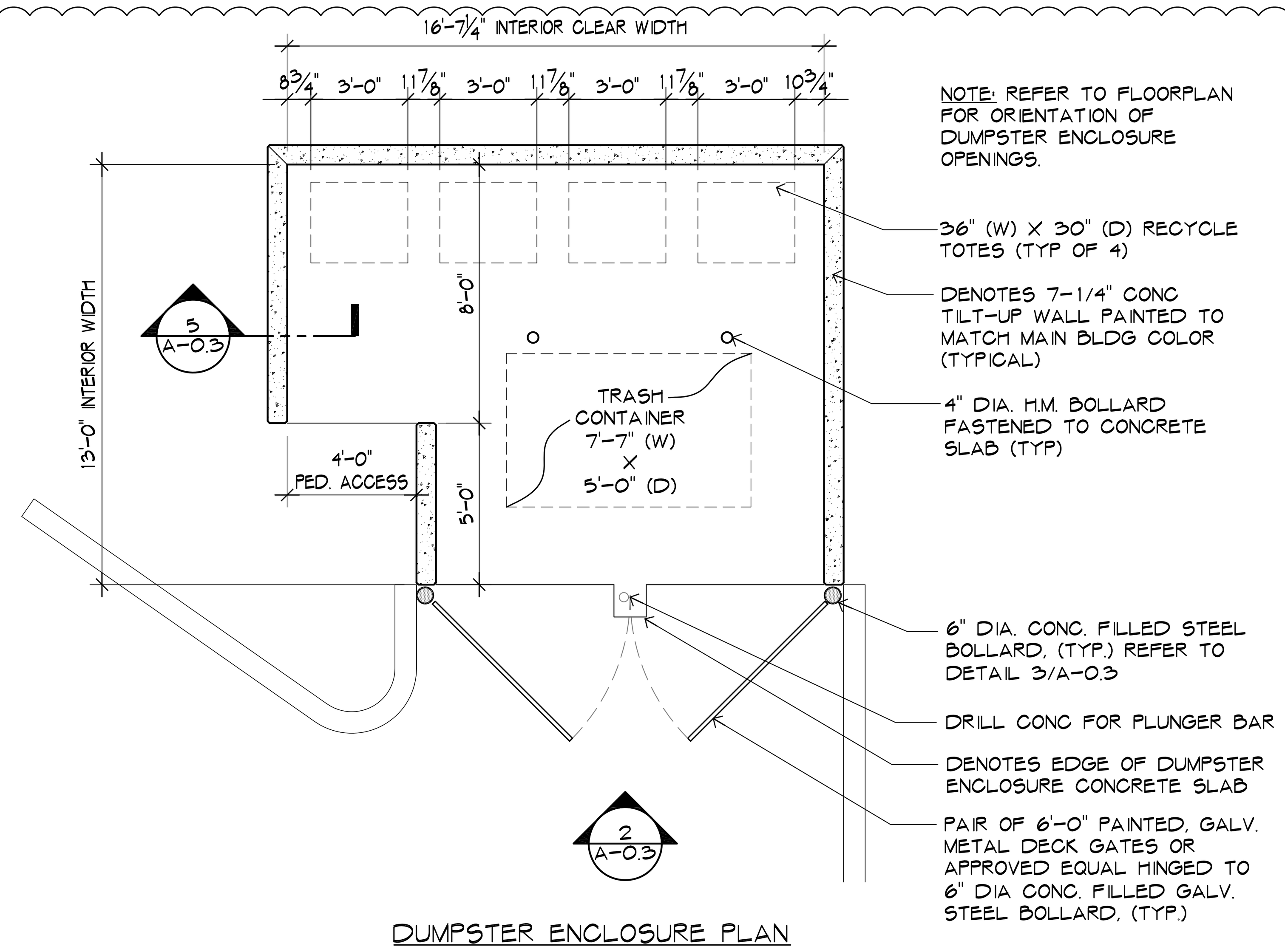
MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT . REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER: 18-030
ISSUED DATE: 2019-05-14
SCALE: 1" = 40'-0"
N

TITLE: PHOTOMETRIC SITE PLAN

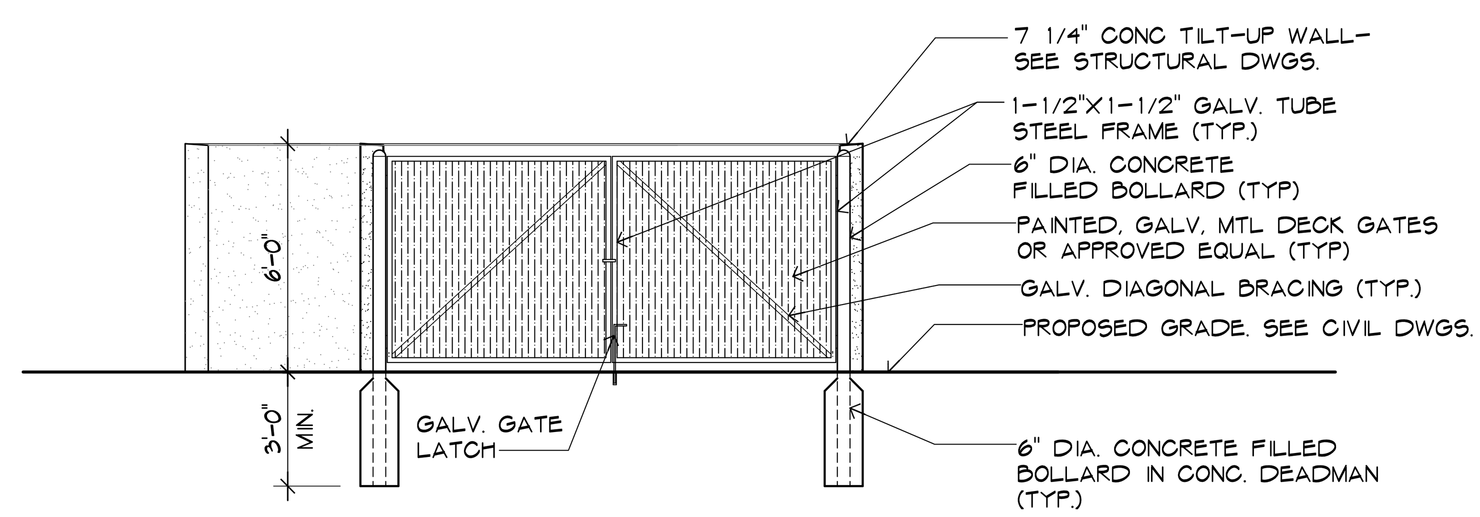
DRAWING NUMBER: A-0.2



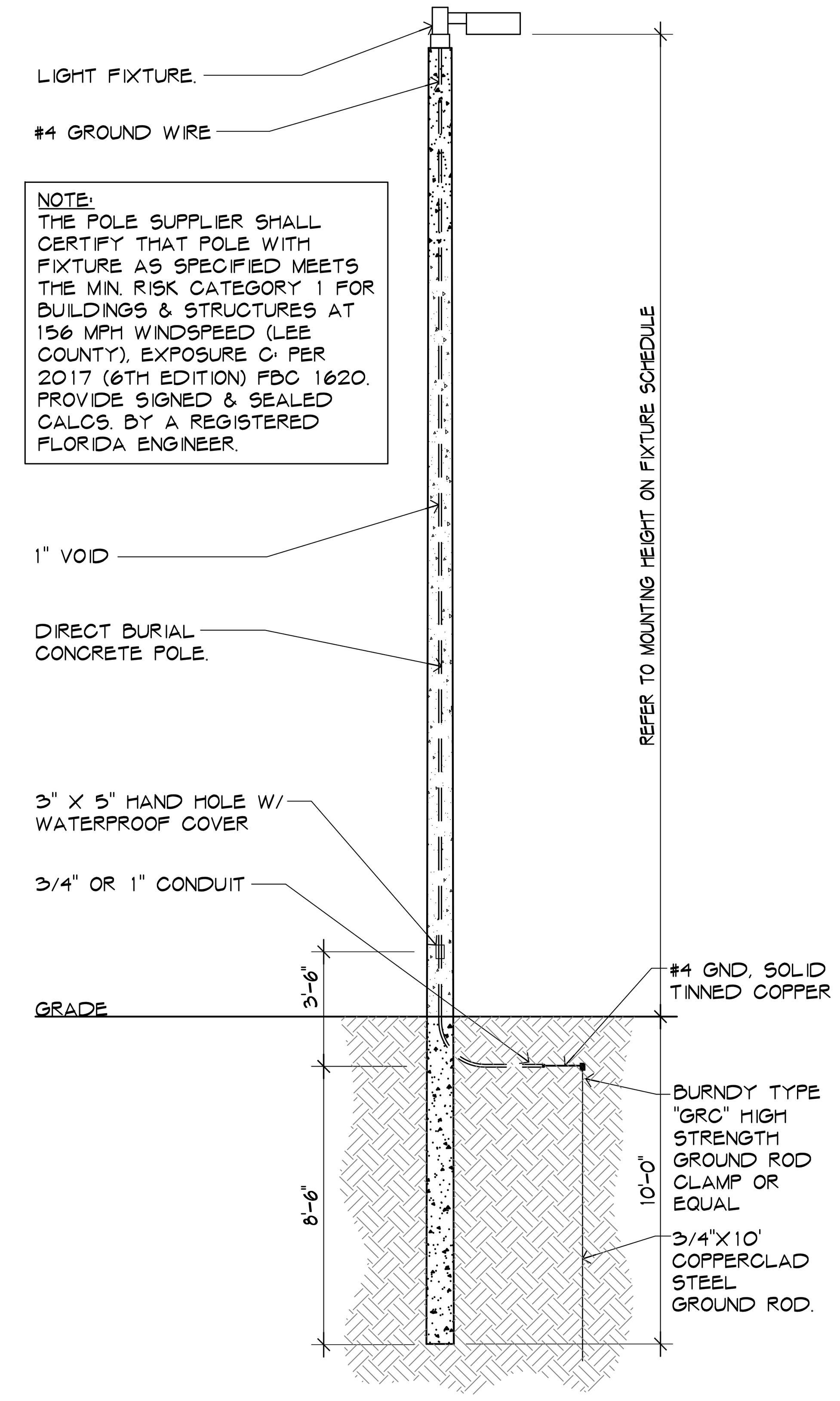
HARDWARE NOTES:

- CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ALL DUMPSTER GATES AND HARDWARE.
- LATCHING: LOCKABLE FOR LATCH & BOTTOM PLUNGER BAR
- GATE POST: 3-1/2" DIA. GALV. STEEL TUBE
- GATE FRAMES: 1-1/2"X1-1/2" GALV. STEEL TUBE
- HINGES: NON-LIFT-OFF TYPICAL S.S. PIN OFFSET FOR 180 DEGREE GATE SWING - 3 PER LEAF
- PROTECTIVE BOLLARDS ARE SHOWN FOR DUMPSTERS ENCLOSURES AND DUMPSTER COURT AREAS.

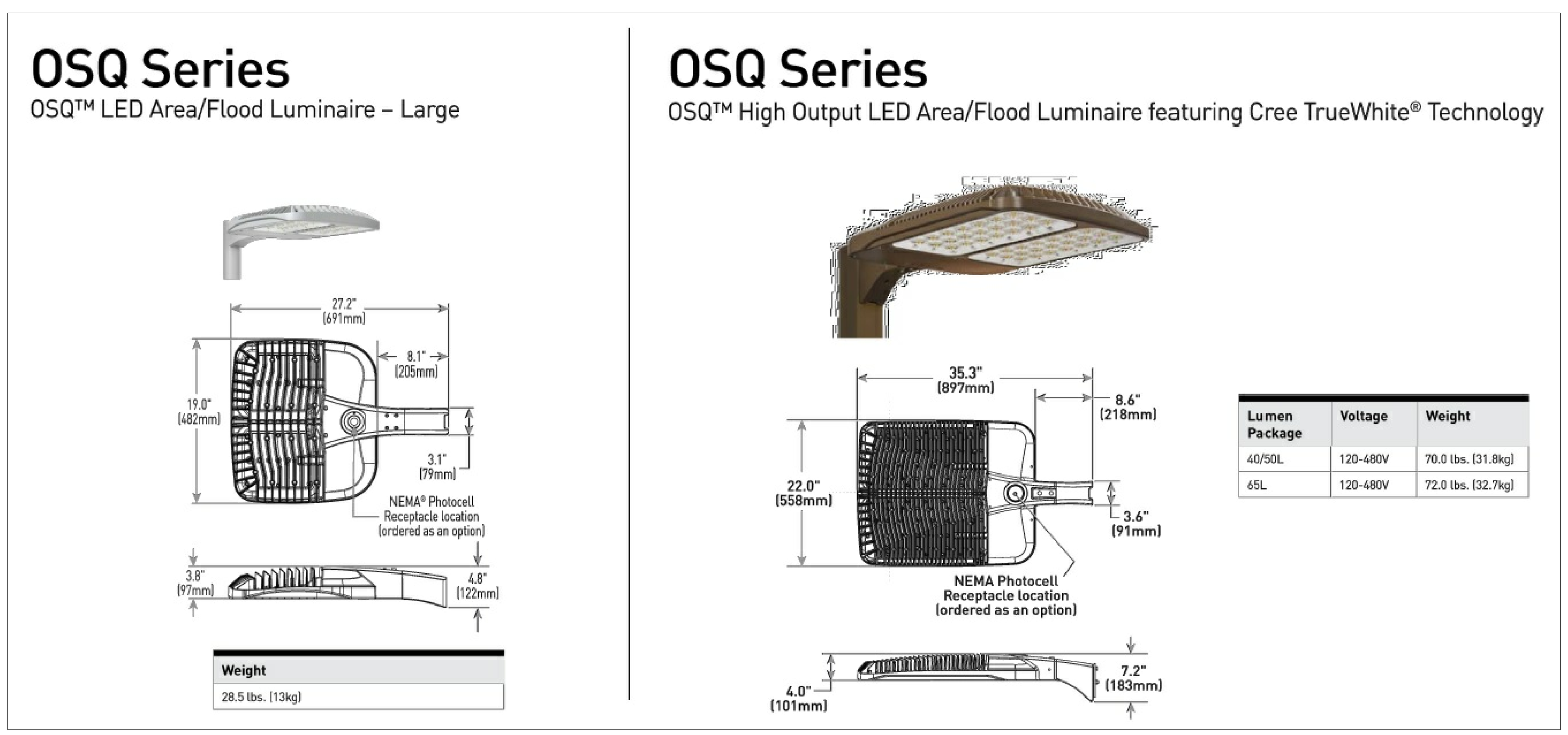
1 — 1/4"=1'-0"
DUMPSTER ENCLOSURE PLAN



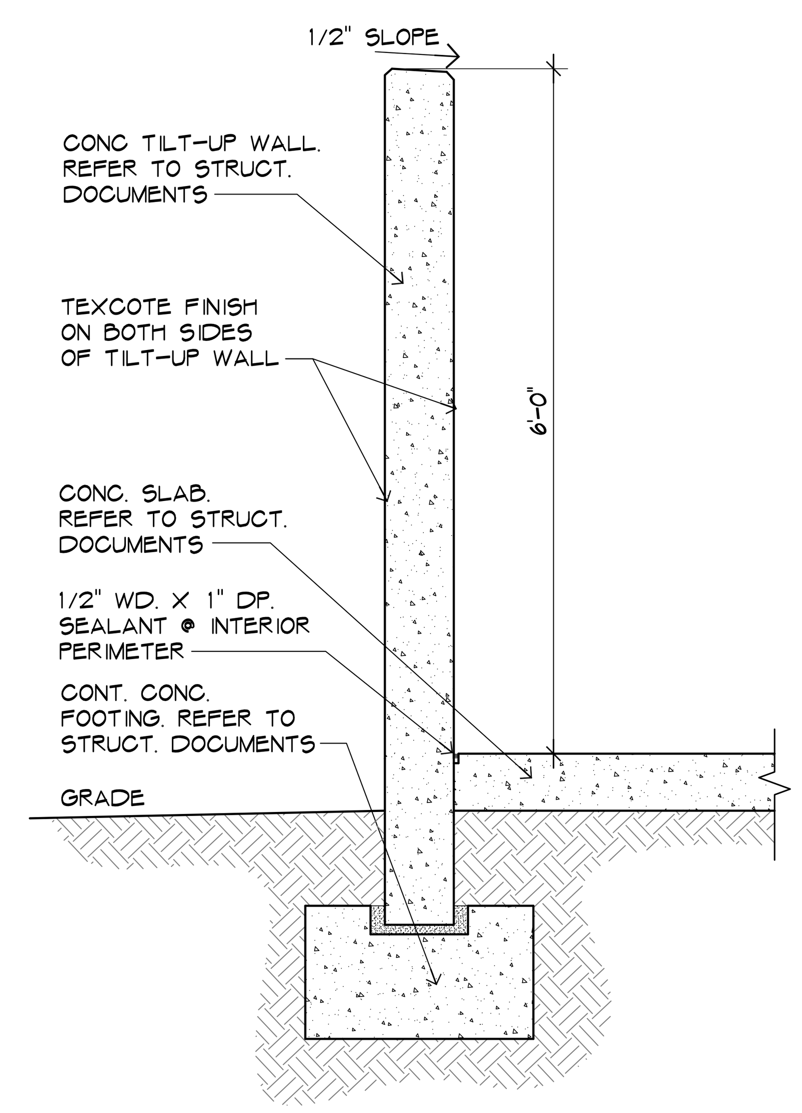
2 — 1/4"=1'-0"
DUMPSTER ENCLOSURE ELEVATION



4 — 1/4"=1'-0"
LIGHT POLE DETAIL



3 — N.T.S.
LIGHT POLE AND WALL MOUNTED FIXTURES



5 — 3/4"=1'-0"
DUMPSTER WALL DETAIL

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING

6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

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STATE OF FLORIDA — MICHAEL W. HANLON — AR 0017270 — REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT - REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

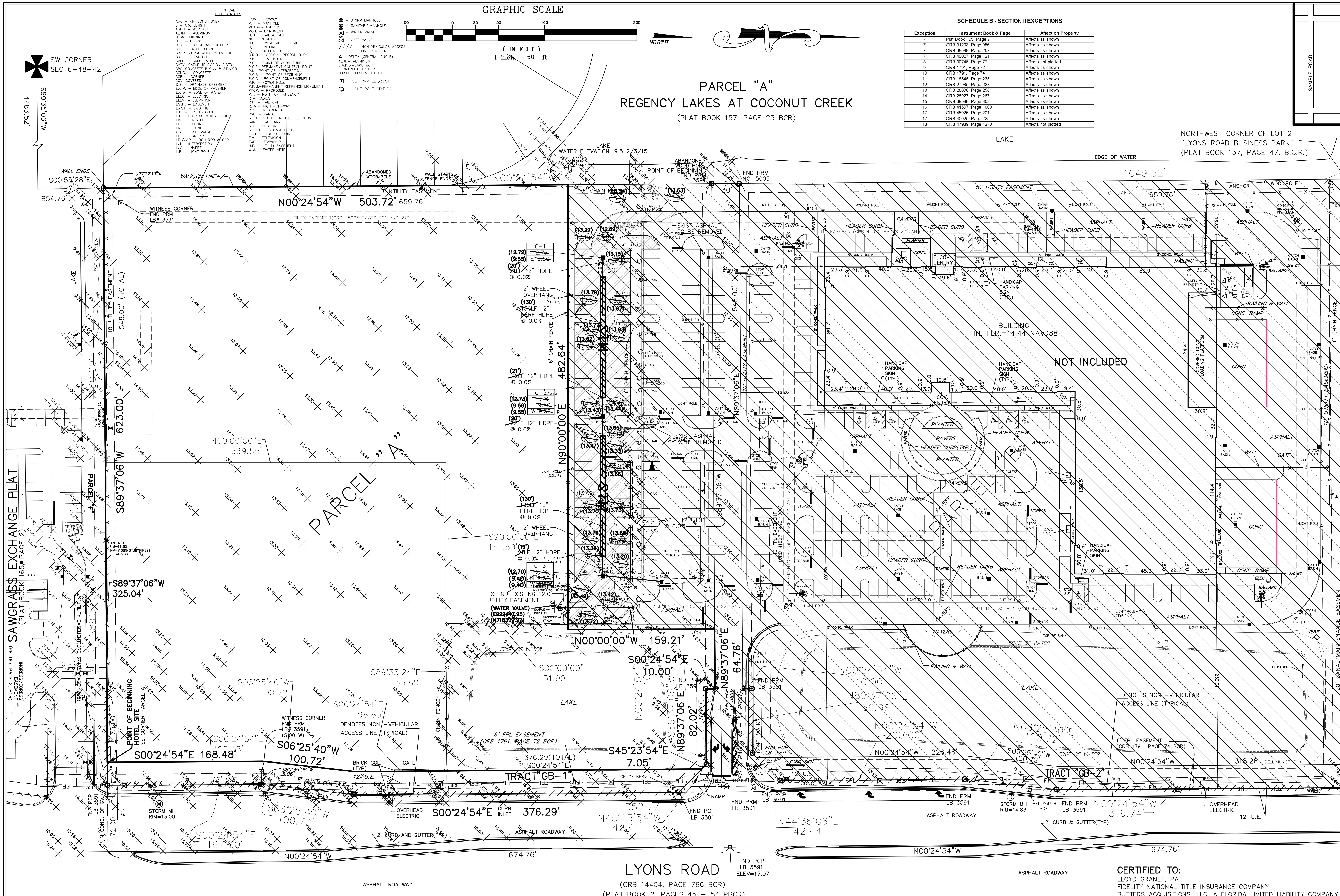
HNM PROJECT NUMBER: 18-030

ISSUED DATE: 2019-05-14

SCALE: AS NOTED

TITLE: SITE PLAN DETAILS

DRAWING NUMBER: A-0.3



SCHEDULE B - SECTION II EXCEPTIONS

Exception	Instrument Book & Page	Affect on Property
7	Plat Book 165, Page 7	Affects as shown
7	ORB 31203, Page 956	Affects as shown
7	ORB 39588, Page 267	Affects as shown
7	ORB 40027, Page 121	Affects as shown
8	ORB 30746, Page 77	Affects not plotted
9	ORB 1791, Page 72	Affects as shown
10	ORB 1791, Page 74	Affects as shown
11	ORB 18546, Page 235	Affects as shown
12	ORB 27985, Page 638	Affects as shown
13	ORB 28000, Page 258	Affects as shown
14	ORB 28027, Page 267	Affects as shown
15	ORB 39588, Page 308	Affects as shown
16	ORB 41507, Page 1000	Affects as shown
17	ORB 45025, Page 221	Affects as shown
17	ORB 45025, Page 229	Affects as shown
18	ORB 47989, Page 1270	Affects not plotted

CERTIFIED TO:
LLOYD GRANET, PA
FIDELITY NATIONAL TITLE INSURANCE COMPANY
BUTTERS ACQUISITIONS, LLC, A FLORIDA LIMITED LIABILITY COMPANY

NOTES:

1. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID UNLESS SEALED WITH A SURVEYOR'S SEAL.
2. SURVEY MAP OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL LAND SURVEYOR.
3. LANDS SHOWN HEREON WERE ABSTRACTED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, AGENT FILE NO. 14111597RO, DATED JANUARY 23, 2015, 8:00AM.
4. ELEVATIONS ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 AND ARE BASED ON BROWARD COUNTY BENCHMARK #2430 ELEVATION = 13.445 SURVEY WAS TAKEN FROM THIS LOCATION IN JANUARY 1998, BENCHMARK HAS SINCE BEEN DESTROYED. THE CONVERSION TO THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 IS +1.555
5. BEARINGS SHOWN HEREON ARE RELATIVE TO THE RECORD PLAT BASED ON THE SOUTH LINE OF PARCEL "A," BEARING S88°37'06"W.
6. THE "DESCRIPTION" SHOWN HEREON IS IN ACCORD WITH THE DESCRIPTION PROVIDED BY THE CLIENT.
7. UNDERGROUND FOUNDATIONS WERE NOT LOCATED.
8. ADDITIONS OR DELETIONS TO SURVEY MAPS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
9. FLOOD ZONE: "X"; COMMUNITY PANEL NO. 12011C0165H F; DATE: AUGUST 18, 2014.
10. ALL EASEMENTS NOT REFERENCED BY AN OFFICIAL RECORD BOOK AND PAGE WERE CREATED BY PLAT BOOK165, PAGE 7, BROWARD COUNTY RECORDS

DESCRIPTION:

PARCEL A, PARCEL B, TRACT GB–1 AND TRACT GB–2 OF SPRINGS–MCKENZIE PLAT, ACCORDING TO PLAT THEREOF, AS RECORDED IN PLAT BOOK 165, PAGE 7, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; TOGETHER WITH AN ABANDONED 30 FOOT RIGHT–OF–WAY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF PARCEL A OF SPRINGS–MCKENZIE PLAT AS RECORDED IN PLAT BOOK 165, PAGE 7, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA; THENCE NORTH 00° 24' 54" WEST, A DISTANCE OF 30.00 FEET TO THE SOUTHWEST CORNER OF PARCEL B OF SAID SPRINGS–MCKENZIE PLAT; THENCE NORTH 89° 37' 06" EAST ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 548.00 FEET; THENCE SOUTH 00° 24' 54" EAST, A DISTANCE OF 30.00 FEET TO A POINT OF INTERSECTION WITH THE NORTH LINE OF SAID PARCEL A; THENCE SOUTH 89° 37' 06" WEST ALONG SAID NORTH LINE, A DISTANCE OF 548.00 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA.

CONTAINING 339,325.78 SQUARE FEET OR 7.7898 ACRES, MORE OR LESS.

CERTIFICIATE:

I HEREBY CERTIFY THAT THE ATTACHED TOPOGRAPHIC SURVEY OF THE HEREON DESCRIBED PROPERTY IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF AS SURVEYED UNDER MY DIRECTION ON AUGUST 20, 2018. I FURTHER CERTIFY THAT THIS TOPOGRAPHIC SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH IN CHAPTER 5J–17 ADOPTED BY THE FLORIDA BOARD OF SURVEYORS AND MAPPERS, PURSUANT TO FLORIDA STATUTES 472.027.

CERTIFIED TO:

COCONUT CREEKS HOTEL II, L.L.L.P

DAVID P. LINDLEY, P.L.S.
REG. LAND SURVEYOR#5005
STATE OF FLORIDA –LB 3591

REVISIONS	DATE	BY
ADD CERTIFICATION	8/22/18	TW
REVISE BOUNDARY	8/20/18	TW
UPDATE SURVEY	8/15/18	TW

FILE NAME 8281 SUR 2 nav88.dwg

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING
LAND SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

SPRINGS–MCKENZIE PLAT
PARCELS "A", "B", "GB–1" AND "GB–2"
TOPOGRAPHIC SURVEY

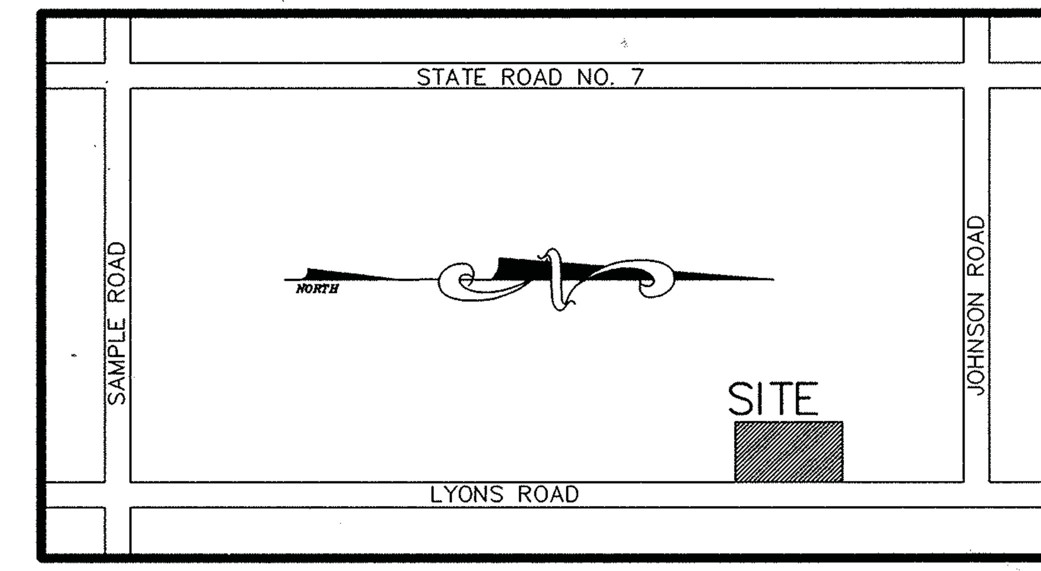
DATE 2-4-15
DRAWN BY dpl
F.B./ PG. elect
SCALE 1"=50'

JOB # 8281
SHT.NO. 1
OF 1 SHEETS

SPRINGS - MCKENZIE PLAT

BEING A REPLAT OF A TRACTS 75, 76, 77 AND 78, BLOCK 85, THE PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 6, TOWNSHIP 48 SOUTH, RANGE 42 EAST, CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA

06-09-98 02:08PM ORB 28361 PG 971



LOCATION MAP n.t.s.

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD and WHEELER, INC.
PLANNERS - ENGINEERS - SURVEYORS
7301-A WEST PALMETTO PARK ROAD, SUITE 100A
BOCA RATON, FLORIDA 33433 - (561)392-1991
MAY - 1997

DESCRIPTION:

TRACTS 75, 76, 77 & 78 IN BLOCK 85 OF PALM BEACH FARMS COMPANY PLAT NO.3, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGES 45 TO 54 INCLUSIVE OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA;

SAID LANDS SITUATE, LYING AND BEING IN THE CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA.

CONTAINING 20.0 ACRES

DEDICATION:

STATE OF FLORIDA)
COUNTY OF BROWARD)

KNOW ALL MEN BY THESE PRESENTS THAT JUMPING SPRINGS FARMS, INC., A FLORIDA CORPORATION AND SOLAR TESTING SERVICE, INC., A FLORIDA CORPORATION OWNERS OF LAND DESCRIBED HEREON, HAVE CAUSED SAID LANDS TO BE SURVEYED, SUBDIVIDED AND PLATTED AS SHOWN HEREON AND TO BE KNOWN AS "SPRINGS - MCKENZIE PLAT", A REPLAT.

THE UTILITY EASEMENTS AS SHOWN HEREIN ARE HEREBY DEDICATED TO THE PUBLIC FOR PROPER PURPOSES.

THE ADDITIONAL RIGHT-OF-WAY AS SHOWN HEREIN ARE HEREBY DEDICATED TO THE PUBLIC FOR PROPER PURPOSES.

THE CANAL MAINTENANCE EASEMENT AS SHOWN HEREIN IS HEREBY DEDICATED TO THE PUBLIC FOR PROPER PURPOSES.

TRACTS "GB-1" AND "GB-2" ARE HEREBY DEDICATED TO THE OWNER AS LANDSCAPE BUFFERS AND ARE THE PERPETUAL MAINTENANCE RESPONSIBILITY OF THE OWNERS AND/OR ASSIGNS.

IN WITNESS WHEREOF, JUMPING SPRINGS FARMS INC., A FLORIDA CORPORATION, HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ITS SEAL TO BE AFFIXED HERETO, THIS 9 DAY OF October, 1997

JUMPING SPRINGS FARMS INC.,
A FLORIDA CORPORATION

W. F. Davis — WITNESS WILFRED L. DAVIS
Norma Davis — NORMA DAVIS, PRESIDENT
Sylvia Fedor — WITNESS SYLVIA FEDOR

IN WITNESS WHEREOF, SOLAR TESTING SERVICE, INC., A FLORIDA CORPORATION HAS CAUSED THESE PRESENTS TO BE SIGNED BY ITS PRESIDENT AND ITS SEAL TO BE AFFIXED HERETO, THIS 15 DAY OF October 199

SOLAR TESTING SERVICE, INC.,
A FLORIDA CORPORATION

Raymond A. Simpson — WITNESS RAYMOND A. SIMPSON
JACK MCKENZIE, PRESIDENT
Diane Braun — WITNESS DIANE BRAUN

Notice: There may be additional restrictions that are not recorded in this plat that may be found in the public records of the County.

ACKNOWLEDGMENT:

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGMENTS, NORMA DAVIS, AS PRESIDENT OF JUMPING SPRINGS FARMS INC., A FLORIDA CORPORATION, TO ME WELL KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HER FREE ACT AND DEED AS SUCH INDIVIDUAL FOR THE PURPOSES THEREIN DESCRIBED THIS 9 DAY OF October, 1997

MY COMMISSION EXPIRES: 5/8/2001
Cheri D. Lauria
NOTARY PUBLIC
STATE OF FLORIDA

ACKNOWLEDGMENT:

STATE OF FLORIDA)
COUNTY OF BROWARD)

I HEREBY CERTIFY THAT ON THIS DAY PERSONALLY APPEARED BEFORE ME, AN OFFICER DULY AUTHORIZED TO ADMINISTER OATHS AND TAKE ACKNOWLEDGMENTS, JACK MCKENZIE, AS PRESIDENT OF SOLAR TESTING SERVICE, INC., A FLORIDA CORPORATION, TO ME WELL KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE EXECUTION THEREOF TO BE HIS FREE ACT AND DEED AS SUCH INDIVIDUAL FOR THE PURPOSES THEREIN DESCRIBED THIS 15 DAY OF October, 1997

MY COMMISSION EXPIRES:
Cheri D. Lauria
NOTARY PUBLIC
STATE OF FLORIDA

CHERI D. LAURIA
My Comm Exp. 5/08/2001
Bonded By Service Ins
No. CC645762
[ ] Personally Known [ ] Other I.D.

CITY OF COCONUT CREEK
PLANNING AND ZONING BOARD:

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE PLANNING AND ZONING BOARD OF THE CITY OF COCONUT CREEK, FLORIDA, THIS 13th DAY OF AUGUST A.D. 1997

CHAIRMAN-FRANK PACIFICI

CITY COMMISSION:

THIS IS TO CERTIFY THAT THIS PLAT HAS BEEN APPROVED FOR RECORD BY THE CITY COMMISSION OF THE CITY OF COCONUT CREEK BY ORDINANCE NO. 147-97 ADOPTED THIS 11th DAY OF SEPTEMBER, A.D. 1997, PURSUANT TO SECTION 13-166, COCONUT CREEK CODE OF ORDINANCES.

Barbara S. Price
CITY CLERK BARBARA PRICE, CMC, AAE

CITY ENGINEER:

THIS PLAT IS HEREBY APPROVED FOR RECORD THIS 22nd DAY OF MAY, A.D. 1998

Paul S. Romano
CITY ENGINEER - PAUL S. ROMANO
FLORIDA P.E. REG. NO. 48833

BROWARD COUNTY
ENGINEERING DIVISION

THIS PLAT IS APPROVED AND ACCEPTED FOR RECORD.

BY: HENRY P. COOK
DIRECTOR OF ENGINEERING
FLORIDA P.E. REG. NO. 12506

DATE: 5-26-98

BROWARD COUNTY DEPARTMENT OF STRATEGIC PLANNING AND GROWTH MANAGEMENT:

THIS PLAT IS HEREBY APPROVED AND ACCEPTED FOR RECORD.

BY DIRECTOR — DATE May 26, 1998

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES DEPARTMENT, COUNTY RECORDS DIVISION - MINUTES SECTION:

THIS IS TO CERTIFY THAT THIS PLAT COMPLIES WITH THE PROVISIONS OF CHAPTER 177, FLORIDA STATUTES, AND WAS ACCEPTED FOR RECORD BY THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, THIS 16 DAY OF December, 1997

ATTEST: ROGER J. DESJARLAIS, COUNTY ADMINISTRATOR
BY: Mary Anne Darby, DEPUTY
Lori Parrish, CHAIR - COUNTY COMMISSION

BROWARD COUNTY FINANCE AND ADMINISTRATIVE SERVICES DEPARTMENT, COUNTY RECORDS DIVISION - RECORDING SECTION:

THIS INSTRUMENT WAS FILED FOR RECORD THE 9th DAY OF June 1998 AND RECORDED IN PLAT BOOK 165 AT PAGE (S) 7
RECORD VERIFIED.

ATTEST: ROGER J. DESJARLAIS
COUNTY ADMINISTRATOR
BY: Leonard Andrews, DEPUTY

COUNTY COMMISSIONERS BROWARD COUNTY FLORIDA CREATED OCT. 1ST 1915

BROWARD COUNTY PLANNING COUNCIL:
THIS IS TO CERTIFY THAT THE BROWARD COUNTY PLANNING COUNCIL

APPROVED THIS PLAT SUBJECT TO ITS COMPLIANCE WITH DEDICATION OF RIGHTS-OF-WAY FOR TRAFFICWAYS THIS 28th DAY OF August, 1997

BY: CHAIRPERSON — DATE: 1/22/98

THIS PLAT COMPLIES WITH THE APPROVAL OF THE BROWARD COUNTY PLANNING COUNCIL OF THE ABOVE DATE AND IS APPROVED AND ACCEPTED FOR RECORD THIS 26 DAY OF May, 1998

BY: Susan L. Trevarthen — ADMINISTRATOR OR DESIGNEE

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THE ATTACHED PLAT IS A TRUE CORRECT REPRESENTATION OF LAND RECENTLY SURVEYED, SUBDIVIDED AND PLATTED UNDER MY RESPONSIBLE SUPERVISION AND DIRECTION, THAT THE SURVEY DATA SHOWN HEREON COMPLIES WITH THE APPLICABLE REQUIREMENTS OF CHAPTER 177, FLORIDA STATUTES A.D., 1971, THAT PERMANENT REFERENCE MONUMENTS WERE SET IN ACCORDANCE WITH SECTION 177.091 OF SAID CHAPTER 177 ON THIS 4th DAY OF November 1997, THAT THE BENCHMARKS SHOWN ARE REFERENCED TO THE NATIONAL GEODETIC VERTICAL DATUM (N.G.V.D.) OF 1929 IN CONFORMITY WITH STANDARDS ADOPTED BY THE NATIONAL OCEAN SURVEY FOR THIRD ORDER CONTROL STANDARDS. THE SURVEY DATA CONFORMS WITH THE APPLICABLE SECTIONS OF CHAPTER 61G17-6, F.A.C.

CAULFIELD & WHEELER, INC.

BY: DAVID P. LINDLEY, P.L.S.
REG. LAND SURVEYOR #5005
STATE OF FLORIDA

JUMPING SPRINGS | JUMPING SPRINGS NOTARY | SOLAR TESTING | SOLAR TESTING NOTARY | CITY COMMISSION | CITY ENGINEER | COUNTY COMMISSIONER | COUNTY ENGINEER | COUNTY SURVEYOR | SURVEYOR

SPRINGS – MCKENZIE PLAT

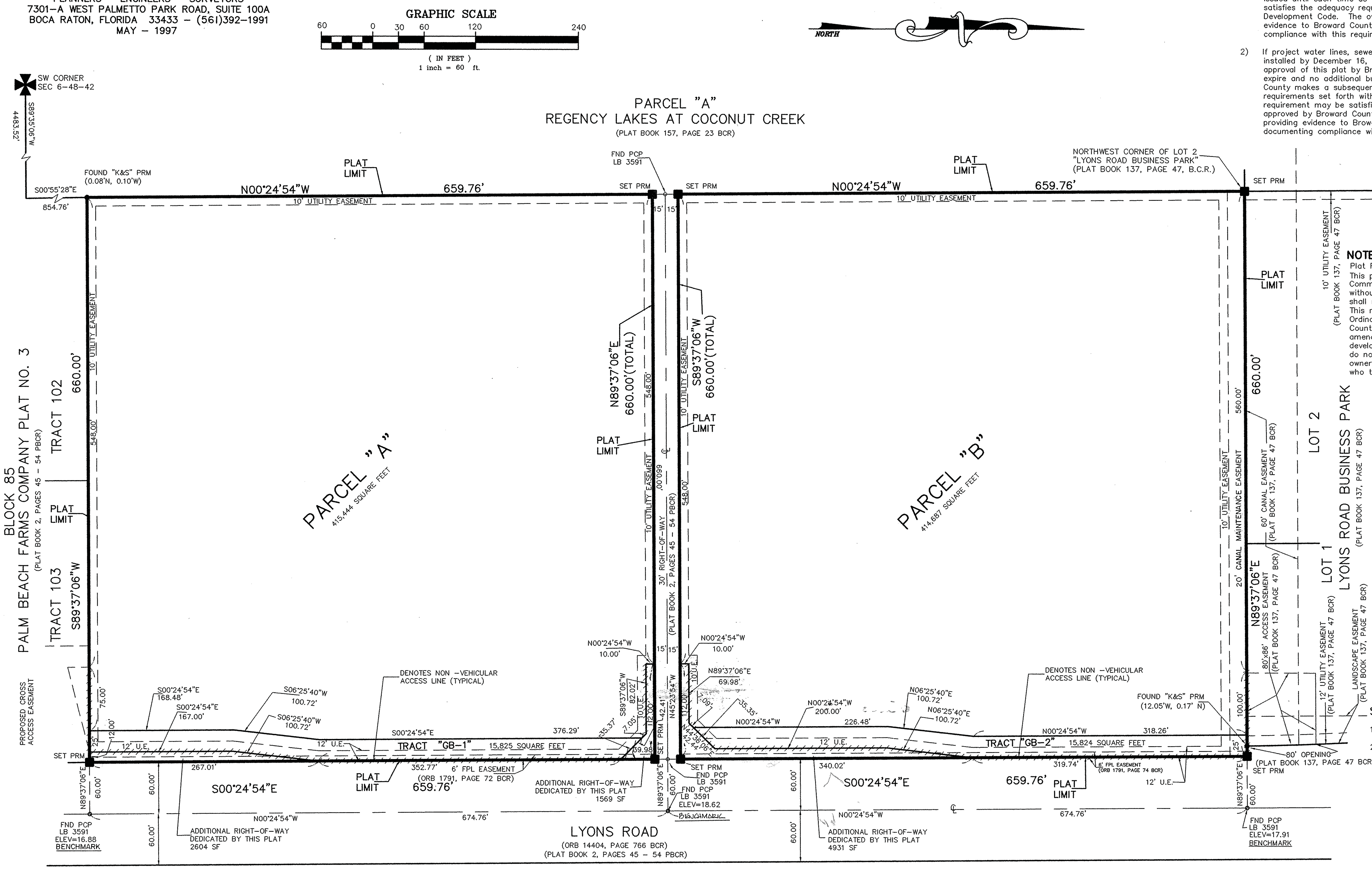
BEING A REPLAT OF A TRACTS 75, 76, 77 AND 78, BLOCK 85, THE PALM BEACH FARMS COMPANY PLAT NO. 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGES 45 THROUGH 54 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA, LYING IN SECTION 6, TOWNSHIP 48 SOUTH, RANGE 42 EAST, CITY OF COCONUT CREEK, BROWARD COUNTY, FLORIDA

THIS INSTRUMENT PREPARED BY
DAVID P. LINDLEY
OF
CAULFIELD and WHEELER, INC.
PLANNERS – ENGINEERS – SURVEYORS
7301-A WEST PALMETTO PARK ROAD, SUITE 100A
BOCA RATON, FLORIDA 33433 – (561)392-1991
MAY – 1997

NOTE:

1) If a building permit for a principal building (excluding dry models, sales and construction offices) and first inspection approval are not issued by December 16, 2002, which date is five (5) years from the date of approval of this plat by Broward County, then the County's finding of adequacy shall expire and no additional building permits shall be issued until such time as Broward County makes a subsequent finding that the application satisfies the adequacy requirements set forth within the Broward County Land Development Code. The owner of the property shall be responsible for providing evidence to Broward County from the appropriate governmental entity, documenting compliance with this requirement within the above referenced time frame; and/or

2) If project water lines, sewer lines, drainage, and the rock base for internal roads are not installed by December 16, 2002, which date is five (5) years from the date of approval of this plat by Broward County, then the County's finding of adequacy shall expire and no additional building permits shall be issued until such time as Broward County makes a subsequent finding that the application satisfies the adequacy requirements set forth within the Broward County Land Development Code. This requirement may be satisfied for a phase of the project, provided a phasing plan has been approved by Broward County. The owner of the property shall be responsible for providing evidence to Broward County from the appropriate governmental entity, documenting compliance with this requirement within the above referenced time frame.

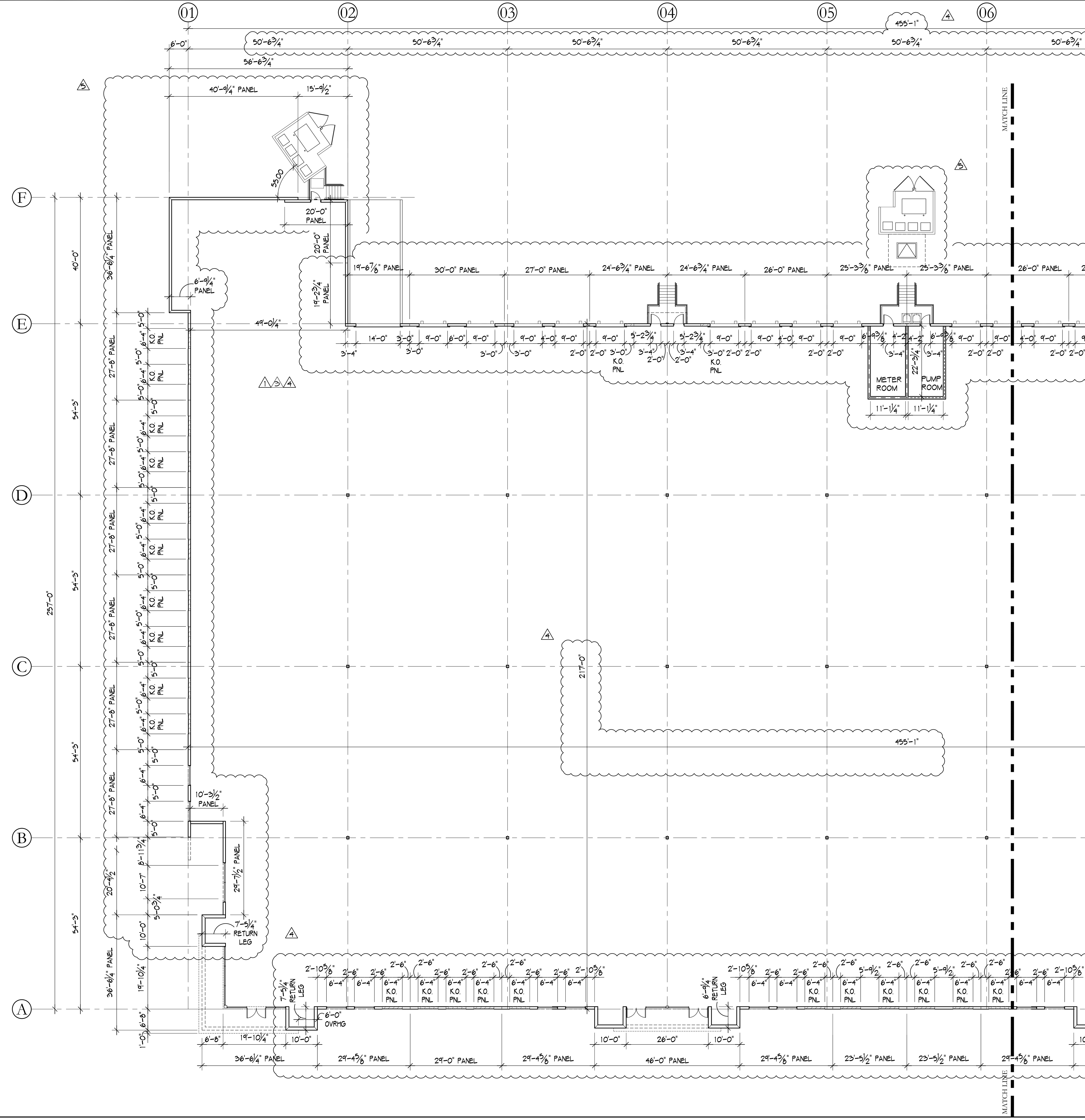


NOTE:
Plat Restriction Note:
This plat is restricted to 265,000 sq.ft. of industrial use. Commercial/retail uses and free-standing office buildings are not permitted without the approval of the Board of County Commissioners who shall review and address these uses for increased impacts. This note is required by Chapter 5, Article IX, Broward County Code of Ordinances, and may be amended by approval of the Broward County Board of County Commissioners. This notation and any amendments thereto are solely indicating the approved development level for property located within he plat and do not operate as a restriction in favor of any property owner including owner or owners of property within the plat who took title to the property with reference to this plat.

SURVEYOR'S NOTES:

1. ■ Denotes Permanent Reference Monument NO. 5005(P.R.M.).
2. Benchmark of Origin: Broward County Benchmark No. 2350. Benchmark is a railroad spike in east face of wood power pole, 20' +/– north of centerline of Northwest 77 Court, 8' +/– west of centerline of Northwest 48 Avenue. Elevation = 18.440'
3. BEARINGS SHOWN HEREON ARE RELATIVE TO THE EAST LINE OF "REGENCY LAKES AT COCONUT CREEK", BEARING N00°24'54"W.
4. B.C.R. – Denotes Broward County Records.
5. P.B.C.R. – Denotes Palm Beach County Records.
6. O.R.B. – OFFICIAL RECORDS BOOK.
7. PG. – Denotes PAGE.
8. U.E. – DENOTES UTILITY EASEMENT.
9. SF – DENOTES SQUARE FEET.
10. O-P.C.P. – DENOTES PERMANENT CONTROL POINT

Notice: There may be additional restrictions that are not recorded in this plat that may be found in the public records of the County.



1
1/16"=1'-0"
PARTIAL FLOOR PLAN

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road
Coconut Creek, Florida

NO.	DATE / REVISION
5	2019-05-14 DRC COMMENTS-5
4	2019-04-08 DRC-4 - CLIENT REV./EAST LOOP DRIVE
3	2019-02-18 DRC CMMNTS-3/LYONS RD ACCESS REV.
2	2018-11-06 DRC COMMENTS/CLIENT REVISION-2
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

HNM
ARCHITECTURE
3705 North Federal Highway ▪ Delray Beach, Florida 33483 ▪ T. 561.733.2225
info@hnm-architecture.com ▪ AA26000726 ▪ www. hnm-architecture.com

STATE OF FLORIDA
MICHAEL W HANLON
AR 0017270
REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT . REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER:
18-030

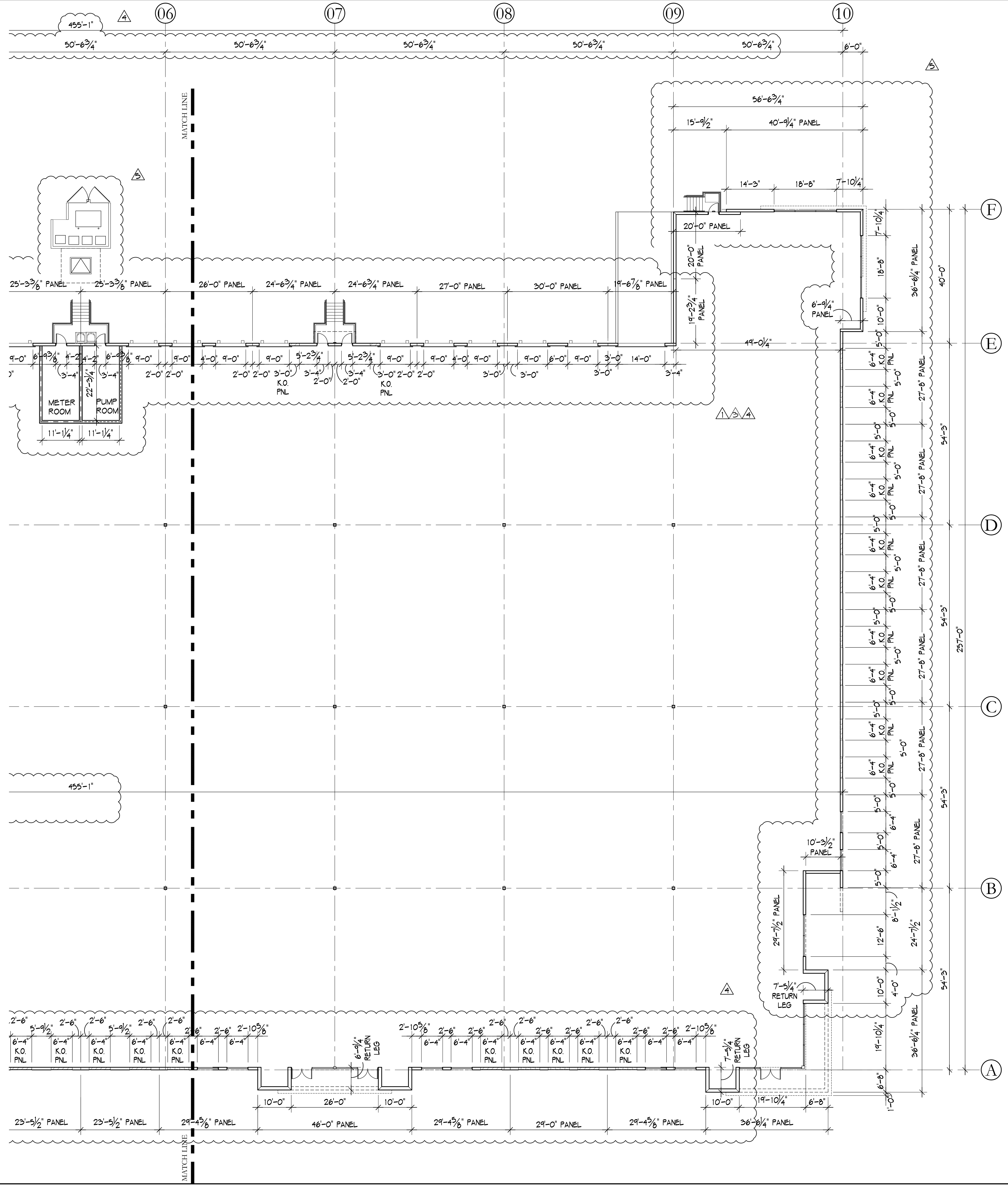
ISSUED DATE:
2019-05-14

SCALE:
1/16"=1'-0"

N

TITLE:
PARTIAL FLOOR PLAN

DRAWING NUMBER:
A-1.0



1
1/16"=1'-0"
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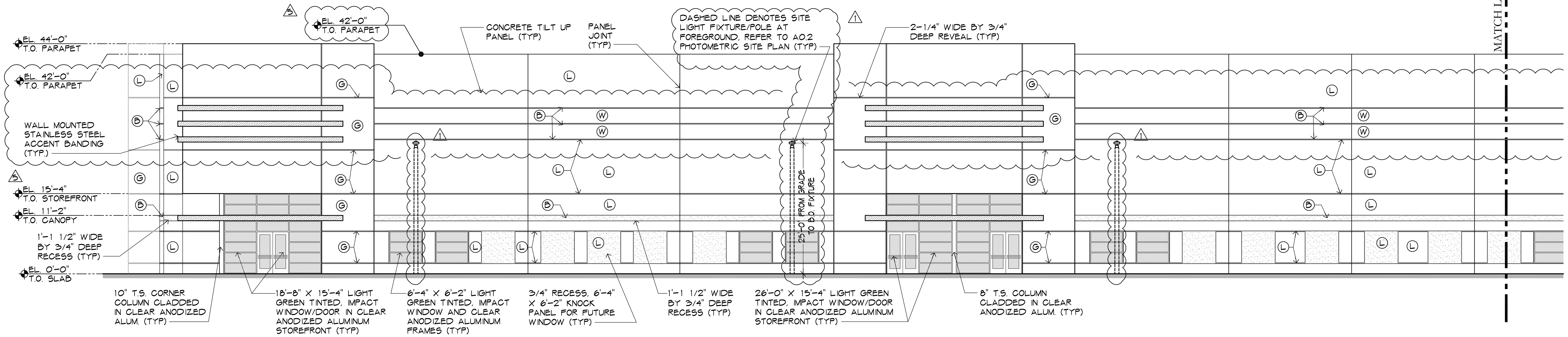
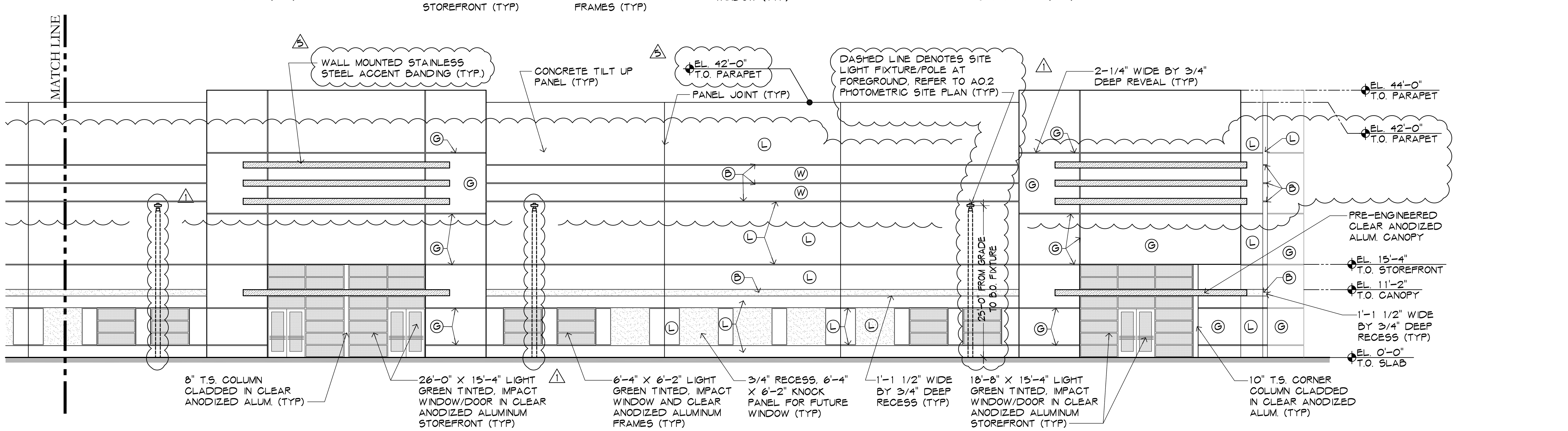
STATE OF FLORIDA MICHAEL W HANLON AR 0017270 REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT . REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER: 18-030
ISSUED DATE: 2019-05-14
SCALE: 1/16"=1'-0"
N
TITLE: PARTIAL FLOOR PLAN
DRAWING NUMBER: A-1.1



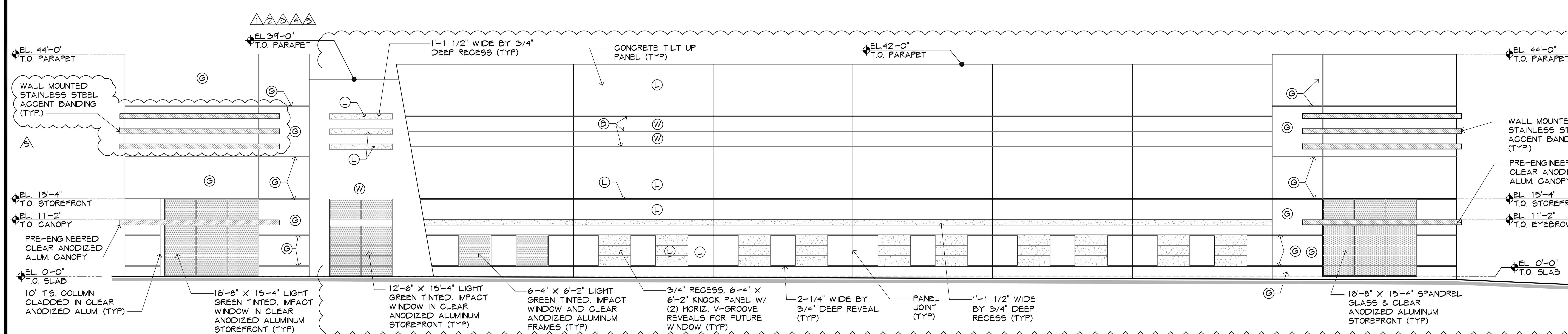


PAINT COLOR LEGEND:

G	GRAY:	SW 7019 "GAUNLET GRAY"
L	LIGHT GRAY:	SW 6260 "UNIQUE GRAY"
B	LIGHT BLUE:	SW 6949 "SLICK BLUE"
W	WHITE:	SW 7005 "PURE WHITE"

- ALL WINDOWS TO BE WHITE ESP ALUMINUM FRAMES WITH LIGHT GREEN TINTED IMPACT GLASS, U.N.O.
- EXTERIOR OF ENTIRE BUILDING TO RECEIVE "TEX-COTE" XL-70W PRIMER THEN APPLIED TEXTURE AS NOTED BELOW:
  - ENTRY PANELS – COARSE TEXTURE
  - MAIN PANELS – FINE TEXTURE
  - 1'-0" WIDE REVEALS – SMOOTH TEXTURE
- ALL COLORS TO BE "SHERWIN WILLIAMS" EXTERIOR ACRYLIC LATEX OR APPROVED EQUAL
- ALL METAL RAILINGS TO BE WHITE ENAMEL PAINTED

1
3/32"=1'-0"
SOUTH ELEVATION



2
3/32"=1'-0"
EAST ELEVATION

Lyons Exchange Center
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2	2018-11-06 DRC COMMENTS/CLIENT REVISION-2
1	2018-10-01 DRC COMMENTS-1

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

HNM ARCHITECTURE
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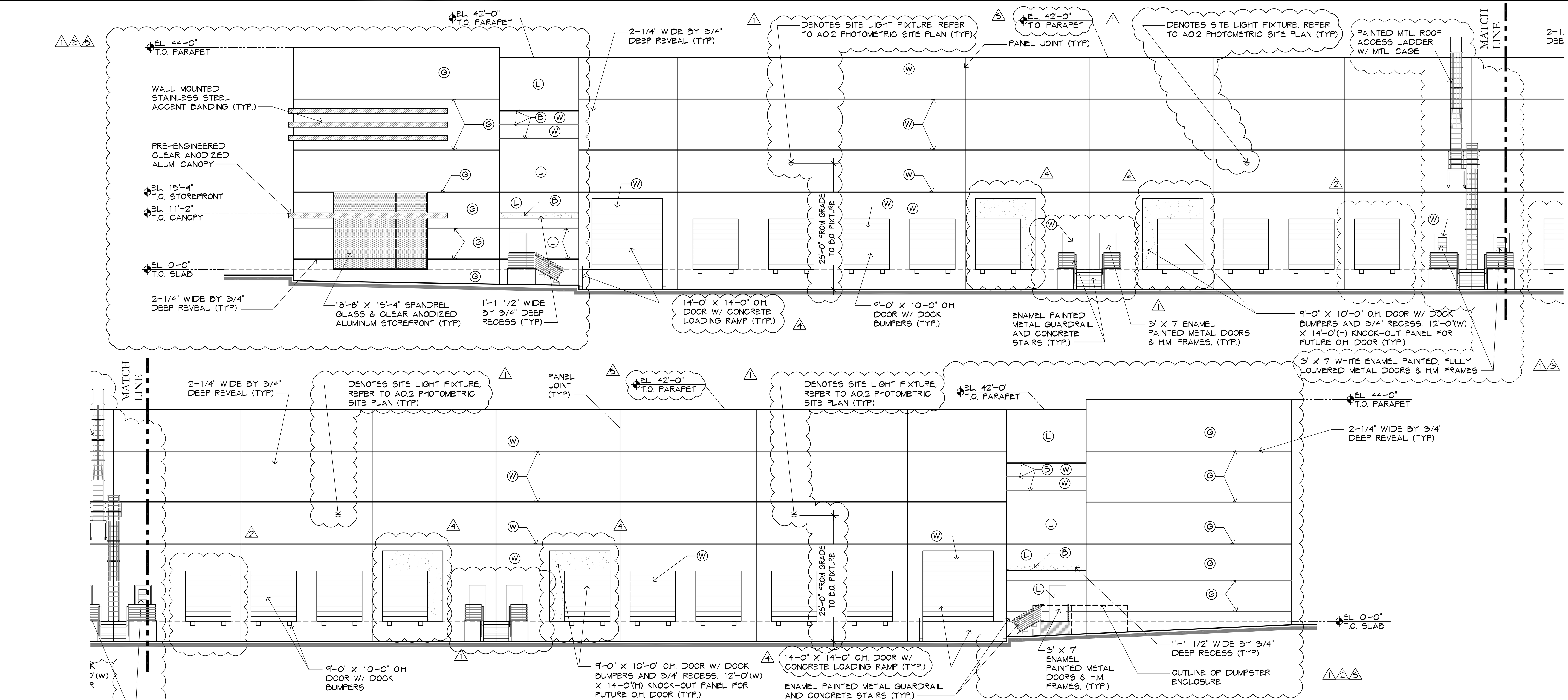
info@hnm-architecture.com • AA26000726 • www.hnm-architecture.com

STATE OF FLORIDA · MICHAEL W. HANLON · AR 0017270 · REGISTERED ARCHITECT

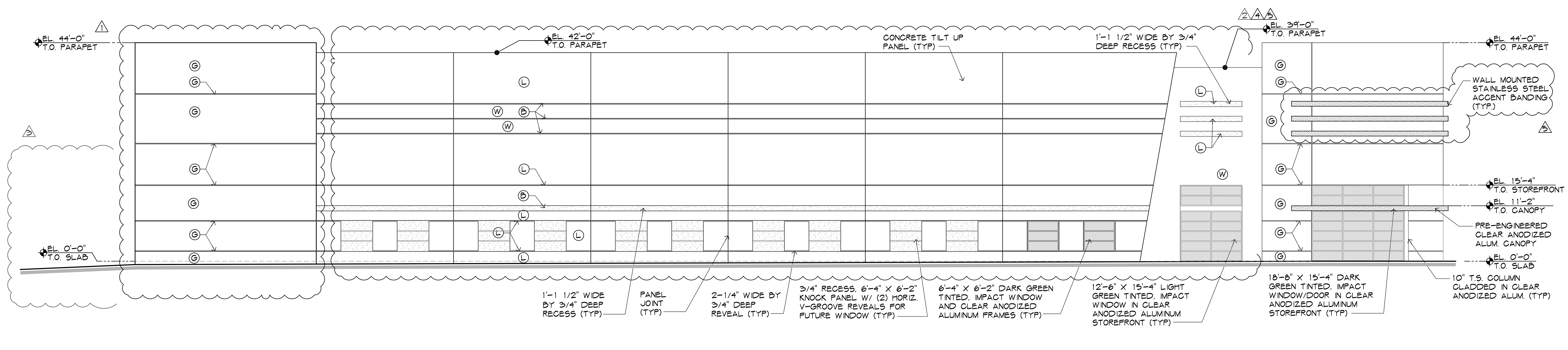
MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT :: REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

HNM PROJECT NUMBER: 18-030
ISSUED DATE: 2019-05-14
SCALE: 3/32"=1'-0"
TITLE: SOUTH & EAST ELEVATIONS
DRAWING NUMBER: A-4.0



1 3/32"=1'-0" NORTH ELEVATION



2 3/32"=1'-0" WEST ELEVATION

Lyons Exchange Center

SPECULATIVE INDUSTRIAL BUILDING

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STATE OF FLORIDA MICHAEL W. HANLON AR 0017270 REGISTERED ARCHITECT

MICHAEL W. HANLON
FLORIDA REGISTERED ARCHITECT REG. NUMBER: AR0017270

ELECTRONIC SIGNATURE SERIAL NUMBER:

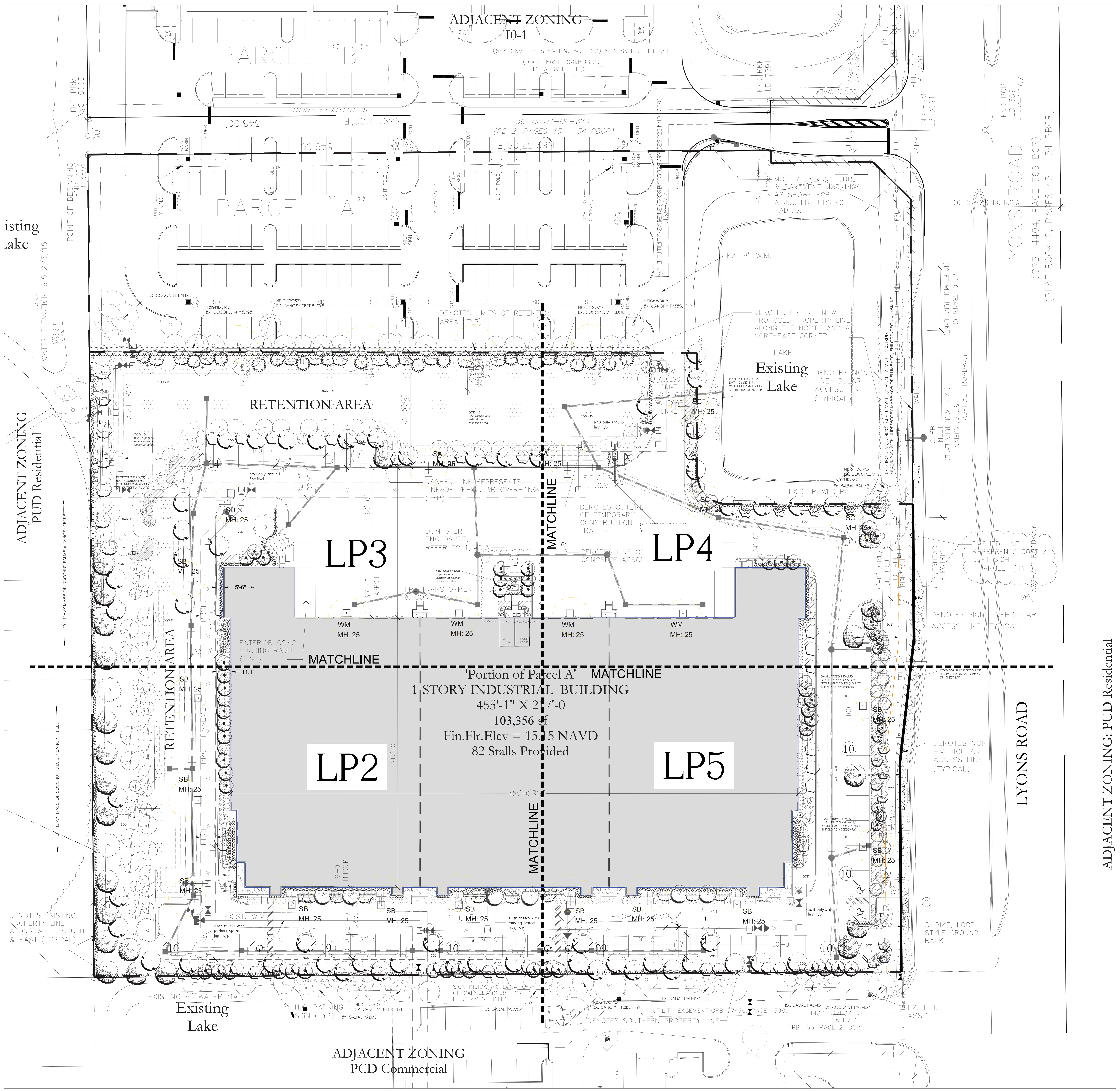
HNM PROJECT NUMBER: 18-030

ISSUED DATE: 2019-05-14

3/32"=1'-0"

TITLE: NORTH & WEST ELEVATIONS

DRAWING NUMBER: A-4.1



LP1
1"=40'-0"

OVERALL LANDSCAPE PLAN - KEY

Scale in Feet
1" = 40' - 0"
40' 0 20' 40' 80'

KNOW WHAT'S BELOW
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CITY OF COCONUT CREEK

STANDARD LANDSCAPE NOTES

1. All landscape and specifications shall meet or exceed the minimum requirements as provided in the City of Coconut Creek Land Development Code. Plans are incomplete without written notes and specifications.
2. All planting material shall meet or exceed Florida Grade #1 as specified in Grades and Standards for Nursery Plants, current edition. Trees shall not be tipped, topped, or shaped prior to installation.
3. Landscape shall be placed to edge of abutting streets, canals, lakes or other lands.
4. All mechanical equipment, air conditioning, irrigation pump stations and equipment, FPL transformers, pool pumps, etc., must be screened on three (3) sides by landscape shrubs.
   NOTE: The quantity of screening shrubs is in addition to the required number of shrubs as provided in the code calculation table. All screening shrubs shall be planted for proper operation of equipment being screened and/or per the requirements of the utility as necessary. All hedge material required for screening purposes shall be planted with branches touching. Adjust on-center spacing as necessary and/or provide additional plants to provide an adequate screen.
5. Sight distance concerns must be maintained for clear sight visibility from thirty (30) inches to seventy-two inches, tree trunks excluded. Measurement shall be made from top of root ball planted at proper elevation.
6. Guying/staking practices shall not permit nails, screws, wires, etc., to penetrate outer surfaces of trees, palms or other plant material. Trees, palms and plant material rejected due to this practice shall be replaced with the inspector on site.
7. Burlap material, wire cages, plastic/canvas straps, etc., must be cut and removed for the top one-half (1/2) depth of the root ball. Trees and shrubs grown in grow bags or grow bag type material must have such material REMOVED ENTIRELY prior to planting the tree or shrub.
8. All plant material shall be free of pests, insects, disease, weeds, etc.
9. All required landscape material shall be installed using a planting soil mix comprised of a type appropriate to the individual proposed plant material and the native soil found on the site.
10. All plant material shall be planted at the proper depth, as originally grown and/or so the top of the root ball is flush or slightly above finished grade immediately after planting. All trees should provide trunk taper when properly planted at the correct planting depth.
11. All plant material shall be watered in at time of planting to eliminate air pockets in the root zone area.
12. Upon completion of work, the site shall be cleared of all debris, superfluous materials, and equipment caused by this permit to the satisfaction of the inspector.
13. Refer to Coconut Creek Fire Equipment Clear Zone diagram to maintain a safe zone fronting fire hydrants.
14. Do not plant trees, shrubs or groundcover within Electric Meter Clear Zone. Provide a safe zone as described by the Electrical Inspector.
15. All landscaped areas shall be provided with an underground fully automatic irrigation system using pop-up sprinklers. System shall provide 100% coverage with 50% overlap (minimum) using rust free water, except preserved areas remaining in natural state. A rain sensor device or switch shall be installed that will override the irrigation system when adequate rainfall has occurred. Water shall not be directed and/or provided onto impervious surfaces and/or be designed or installed to throw water over an impervious surface such as a sidewalk, etc. Hours of operation for all irrigation systems shall be limited to 5:00 p.m. to 8:00 a.m. only or as may be further restricted by South Florida Water Management District or other jurisdictional agency.
16. Irrigation permits and plans shall be submitted for approval at time of building permits.
17. All non-single family or duplex irrigation systems other than City water systems shall require a South Florida Water Management District water use permit prior to issuance of an irrigation permit and installation of the irrigation system as required.
18. All site amenities to include site street lights, landscape common open space, irrigation common open space, buffers, berms, landscape entry features, etc. leading up to and including the model center and/or first certificate of occupancy must be completed and functional prior to issuance of the first requested certificate of occupancy.
19. The height of all required, designed and installed berms shall be from the highest adjacent point whether it is the sidewalk, parking area, vehicular use area, surrounding ground, etc. Where a berm abuts a sidewalk, there shall be a one (1) foot level sod area adjacent to the sidewalk prior to the start of incline for the berm.
20. An inspection is required prior to the backfilling of trees/palms in all parking medians and islands.

NOTE: THIS COMMENT SHEET IS TO BE PLACED ON ALL LANDSCAPE PLANS "AS IS".

LANDSCAPE DATA	PER SECTION 13-443	REQUIRED	PROVIDED
ZONING CATEGORY	IO-1 (industrial office)		
TOTAL SITE AREA	305,799.96 sf (7.02 acres)		
TOTAL BUILDING AREA	103,356 (33.94 % of net site area)		
OVERALL LANDSCAPE			
NET SITE AREA - plot area or portion thereof, not utilized for structures and parking (VUA).	Minimum 20% of net site area		104,300.36 sf (34.11%)
TREES (CANOPY & PALMS @ 3:1)	2 TREES PER 1000 SF	209	213
SHRUBS (nic groundcover)	5 SHRUBS PER 1000 SF	522	2432
PERIMETER LANDSCAPE			
WEST (PUD RESIDENTIAL USE - 50' BUFFER)	501 L.F. (with req. wall for entire pl)		
TREES (15' X 7' MIN.)	1 TREE PER 40 LF	13	13
ADDT TREES	3 PER 100 LF	15	15
SHRUBS (EX. WALL)	CONTINUOUS HEDGE	250	250
NORTH (IO-1 INDUSTRIAL OFFICE USE)	767 L.F. (total distance east to west, incl lake perimeter)		
TREES	1 TREE PER 40 LF	19	19
SHRUBS	CONTINUOUS HEDGE (less 24' drive)	372	372 +
EAST (LYONS ROAD ROW - 25' BUFFER)	375 L.F. (9375 sf)		
TREES (O.H.W. PRESENT)	1 TREE PER 1000 SF	10	10 *
SHRUBS	CONTINUOUS HEDGE & 40 SHRUBS PER 2000 SF OF OPEN SPACE (less exit drive) PLANTED IN 3 TIER LEVELS	180 + 188 = 368	724
SOUTH (PCD COMMERCIAL USE)	648 L. F.		
TREES	1 TREE PER 40 LF	17	17
SHRUBS	CONTINUOUS HEDGE (less 24' drive)	312	312
INTERIOR LANDSCAPE AREA (VUA)	90,454.93 SF		
PARKING	24,600 SF (82 X 300 SF)		
TOTAL SPACES	82 SPACES		
TREES	1 TREE PER 10 SPACES	9	9
OTHER VUA (NIC PARKING)	58,187.5 SF		
LANDSCAPE AREA	1 SF OF LANDSCAPE AREA PER 100 SF OF PAVED AREA	582 sf	> 582 sf
DIVIDER MEDIANS	1 TREE PER 40 LF	N/A	N/A
FOUNDATION LANDSCAPE			
PROPOSED BUILDING TOTAL PERIMETER	1,186 LF (incl. truck loading area)		
	1 TREE PER 40 LF	30	30
	20 SHRUBS PER 40 LF	755	913 +
	30 GROUNDCOVER PER 40 LF	1133	1313 +
STREET TREES (* continue theme from north in 25' row buffer)	1 PER 30 L.F. (O.H.W.)		
LYONS ROAD (PROVIDED ON- SITE west of the ex. 12' u.e.)*	375 L.F.	13	13 *
TOTAL REQUIRED TREES		335	339
	40 % shade / canopy	81	190 (56.1 %)
(refer to plant schedule for qty & % breakdowns of	30% intermediate	61	91 (26.8 %)
tree size categories.)	10% small	20	34 (10 %)
	palms	50 % max of req	72 @ 3:1 = 24 (7.1 %)
NATIVE TREES	50% MIN of 315 total proposed	158 min required	239 provided (75.6 %)
NATIVE PALMS	50% MIN of 72 proposed	36 min required	64 provided (88.8 %)
NATIVE SHRUBS (inc groundcovers & butterfly areas)	50% MIN of 3631 proposed	1787 min required	1956 provided (54 %)
DIVERSIFICATION (refer to sheet LP-2 thru LP-5 for clarification of specific plant ID in plant schedule)	NO MORE THAN 25% OF ANY ONE SPECIES CAN BE USED	25% MAX	YES @ < 25% **
** Refer to Plant Schedule column for detail % breakdown			

CITY GREEN PLAN NOTE:
312 PROPOSED TREES & 81 PROPOSED PALMS (refer to sheets LP2 thru LP5 for locations and Plant List for SF Canopy Area Totals)
PROPOSED TREE CANOPY = 74,050 SF
PROPOSED PALM CANOPY = 6,650 SF

TOTAL CANOPY AREA ADDED TO SITE = 80,700 SF (26 % of the total site area) (77.4 % of the overall net site landscape / green area)

New canopy proposed will help to achieve the city's goal of "40% tree canopy coverage throughout the city with maximum tree coverage on public and private land by 2020."

IRRIGATION NOTE: (Water source from CITY WATER)
An automatic properly functioning underground irrigation system with a rain sensing cutoff device shall be in compliance with the South Florida Building Code and city Building Code requirements. The rain sensing cutoff device shall be located and installed in such a manner that the building eaves, balconies and similar overhangs do not interfere with the operation of the device. The irrigation system shall be rust free & properly maintained in good working order and provide a minimum coverage of 100% with 50% overlap.

Adequate irrigation of all newly proposed landscaped areas shall be provided for the first full growing season and continue thereafter only as necessary to maintain required vegetation in good and healthy condition. Irrigation systems shall conform to following standards:
a. Irrigation systems shall be continuously maintained in working order and shall be designed so not to overlap water zones or to water impervious areas.
b. No irrigation system shall be installed or maintained abutting any public street which causes water from the system to spurt onto the roadway or to strike passing vehicular traffic.

IRRIGATION PLANS WILL BE REVIEWED AT THE TIME OF BUILDING PERMIT APPLICATION.

REVISION		DATE
1	DRC rev #1 comments	9/28/18
2	DRC rev #2 comments	11/05/18
	(not clouded for clarity - addt trees & palms added overall & adjusted to meet min code req)	
3	DRC comments 3/ lyons rd access rev	12/28/18 02/19/19
4	DRC client rev. / east loop drive	04/08/19
5	DRC comments rev #5	05/06/19

LBLA, Inc.
Landscape Architecture
5610 Adair Way
Lake Worth, FL 33467
Phone: 561-644-3237
LbenderLarch@gmail.com
FL-LA6666715

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY LA, ARCHITECT &/OR ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

Lyons Exchange Center

SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road Coconut Creek, Florida

OVERALL LANDSCAPE PLAN

LYNN M. BENDER
REGISTERED LANDSCAPE ARCHITECT
REGISTERED LANDSCAPE ARCHITECT LYNN M. BENDER LA6666715 STATE OF FLORIDA
5/6/19

PROJECT NO.	CADD I.D.
18-030 (HNM)	LYONS EXCHANGE

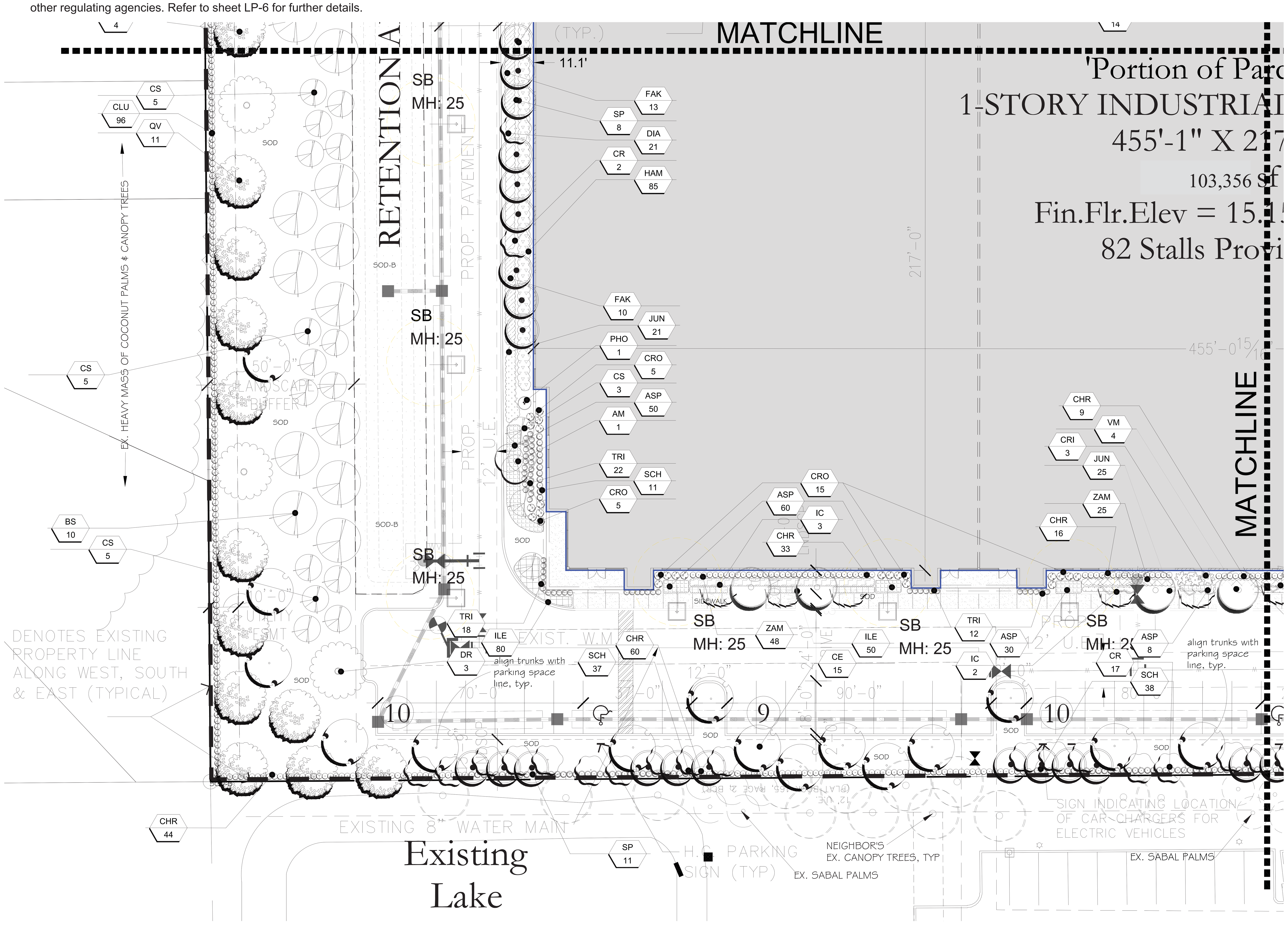
DRAWN BY : LMB
CHECKED BY : LMB
SCALE : 1" = 40'-0"
DATE : AUGUST 28, 2018

SHEET :
LP1
1 OF 6 SHEETS

PLANT LEGEND

- QV — LIVE OAK — 15' HT. X 8' SPR MIN. 3.5" DBH MIN
- CE — GREEN BUTTONWOOD — 14' HT. X 7' SPR.; 3" DBH MIN
- DR — ROYAL POINCIANA — 15' HT. X 8' SPR MIN. 3.5" DBH MIN
- LI — CRAPE MYRTLE — 12' HT. X 5' SPR MIN. MULTI 5 TRUNK MIN.
- CS — DESERT CASSIA — 10' HT. X 4' SPR MIN. FULL
- BS — GUMBO LIMBO — 15' HT. X 8' SPR MIN. 3.5" DBH MIN
- CD — PIGEON PLUM — 10' HT. X 5' SPR MIN.
- AR — RED MAPLE — 12' HT. X6" SPR. 3" DBH
- IC — DAHOON HOLLY — 10' HT. X 5' SPR MIN.
- CR — CLUSIA STD. — 12' HT. X6" SPR. 3" DBH
- LL — LIGUSTRUM — 10' HT. X 10' SPR. MUTLI, TREE FORM
- MC — WAX MYRTLE — 15' HT. X 8' SPR MIN. MULTI 5 TRUNK MIN.
- VM — MONTGOMERY PALM — 8' CT, MATCHED
- SP — SABAL PALM — 12' CT - 18' CT, STG HTS
- TR — THRINAX PALM — 8' CT MIN.
- AM — CHRISTMAS PALM — 8' CT MIN; TRIPLE
- PHO — PYGMY DATE PALM — 3'-4' OA; TRIPLE
- CHR — RED TIP COCOPLUM — 30" HT.; PLANT TIP TO TIP; FULL TO BASE
- CLU — CLUSIA HEDGE — 24" HT.; PLANT TIP TO TIP; FULL TO BASE
- TRI — SCHEFFLERA TRINETTE — 18" HT.; 2' O.C.; FULL TO BASE
- SCH — SCHEFFLERA ARBORICOLA HEDGE — 24" HT.; PLANT TIP TO TIP; FULL TO BASE
- CRI — Crinum Lily — 7 GAL , 3 PPP, FULL
- CRO — Croton spp. — 7 GAL , 30" HT, FULL
- HAM — FIREBUSH — 18" HT.; 18" OC; FULL
- PLU — PLUMBAGO — 18" HT.; 18" OC; FULL
- FAK — DWF FAKAHATCHEE GRASS — 24" HT; FULL, 30" OC
- JUN — JUNIPER — 15" HT.; 18" O.C.; FULL
- VIB — Viburnum hedge — 24" HT; FULL, TIP TO TIP
- DIA — Flax lily — 20" HT.; 2' OC; FULL
- SPA — Cordgrass — 20" HT; 2' OC, FULL
- ZAM — FL Coontie — 18" HT.; 18" OC
- ILE — DWF YAUPON HOLLY — 12" HT.; 15" OC; FULLY ROOTED POTS
- ASP — FOXTAIL FERN — 12" HT.; 18" OC; FULL

NOTE: Root barriers shall be installed (and included in bidding) by the Landscape Contractor, where required & in accordance to the municipality &/or other regulating agencies. Refer to sheet LP-6 for further details.



OVERALL SITE - PROPOSED PLANT LIST									
TYPE / CATEGORY	KEY	QTY	COMMON NAME	SCIENTIFIC NAME	SIZE / SPECIFICATION	NATIVE	DIVERSITY %	AREA PER TREE (SF)	CANOPY COVERAGE (SF)
TREES									
CANOPY / CAT 1	QV	20	LIVE OAK	Quercus virginiana	15' HT. X 8' SPR MIN. 3.5" DBH MIN	YES	5.2	300	6000
CANOPY / CAT 1	CR	42	PITCH APPLE	Clusia rosea	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	10.8	300	12600
CANOPY / CAT 1	AR	47	RED MAPLE	Acer rubrum	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	12.1	300	14100
CANOPY / CAT 1	BS	17	GUMBO LIMBO	Bursera simaruba	15' HT. X 8' SPR MIN. 3.5" DBH MIN	YES	4.4	300	5100
CANOPY / CAT 1	CE	58	GREEN BUTTONWOOD	Conocarpus erectus	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	15.0	300	17400
CANOPY / CAT 1	DR	6	ROYAL POINCIANA	Delonix regia	15' HT. X 8' SPR MIN. 3.5" DBH MIN	NO	1.6	300	1800
INTERMEDIATE / CAT 2	CS	46	SCRAMBLED EGG TREE	Cassia surattensis	10' HT. X 4' SPR MIN., 2" DBH, FULL	NO	11.9	150	6900
INTERMEDIATE / CAT 2	CD	6	PIGEON PLUM	Coccoloba diversifolia	10' HT. X 4' SPR MIN., 2" DBH, FULL	YES	1.6	150	900
INTERMEDIATE / CAT 2	IC	31	DAHOON HOLLY	Ilex cassine	10' HT. X 4' SPR MIN., 2" DBH, FULL	YES	8.0	150	4650
INTERMEDIATE / CAT 2	LL	8	LIGUSTRUM	Ligustrum spp.	10' HT. X 10' SPR. MUTLI, TREE FORM	NO	2.1	150	1200
SMALL / CAT 3	LI	16	CRAPE MYRTLE	Lagerstroemia spp	8' HT X 4' SPR; MULTI, 5 TRUNK MIN (1.5" DBH PER TRUNK)	NO	4.1	100	1600
SMALL / CAT 3	MC	18	WAX MYRTLE	Myrica cerifera	8' HT X 4' SPR; MULTI, 5 TRUNK MIN (1.5" DBH PER TRUNK)	YES	4.7	100	1800
		315	trees + 24* palms = 339					total =	74,050 SF
PALMS									
CAT 3	SP	55	CABBAGE PALM	Sabal palmetto	18 @ 12' CT, 19 @ 18' CT, 18 @ 24' CT; MIX STG HTS IN GROUPINGS	YES	14.2	100	5500
CAT 3	VM	6	MONTGOMERY PALM	Veitchia montgomeriana	8' CT, MATCHED	NO	1.6	100	600
CAT 4	AM	2	CHRISTMAS PALM	Adonidia merrillii	8' CT; TRIPLE	NO	.5	50	100
CAT 4	TR	9	FL THATCH PALM	Thrinax radiata	8' CT MIN.	YES	2.3	50	450
		72	total palms @ 3:1 = 24* tree credits		TOTAL NATIVE TREES & PALMS : 239 TREES & 64 PALMS =	78 % o.a.	OF 387 TOTAL qty SPECIES	total =	6,650 sf
SHRUBS & GROUNDCOVER									
ACCENT	CRI	16	CRINUM LILY	Crinum asiaticum	7 GAL MIN, 3PPP, FULL	NO	.7		
ACCENT	PHO	10	PYGMY DATE PALM	Phoenix roebelenii	3'-4' OA, TRIPLE	NO	.4		
HEDGE	CHR	821	RED TIP COCOPLUM	Chrysobalanus icaco 'Red Tip'	30" HT MIN. @ INSTALL; 2' O/C; FULL TO BASE	YES	n/a		
HEDGE	CLU	224	SMALL LEAF CLUSIA	Clusia guttifera	24" X 18" MIN. @ INSTALL; 2' O/C; FULL TO BASE	NO	n/a		
SHRUB	CRO	108	CROTON SPP.	Codiaeum variegatum	7 GAL. MIN, 30" OA HT, FULL, TIP TO TIP	NO	4.8		
SHRUB	FAK	123	DWF FAKAHATCHEE	Tripsacum floridanum	24" HT MIN. @ INSTALL; 30" O/C; FULL	YES	5.5		
SHRUB	HAM	229	FIREBUSH	Hamelia patens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES	10.3		
SHRUB	PLU	92	PLUMBAGO	Plumbago zeylanica	18" X 18" MIN..; 18" OC; FULL	NO	4.1		
SHRUB	TRI	153	TRINETTE SCHEFFLERA	Schefflera arboricola 'Trinette'	18" X 18" MIN. @ INSTALL; TIP TO TIP; FULL TO BASE	NO	6.9		
SHRUB	SCH	117	SCHEFFLERA ARBORICOLA	Schefflera arboricola	24" HT MIN @ INSTALL; TIP TO TIP; FULLY ROOTED	NO	5.2		
SHRUB	SPA	40	SAND CORDGRASS	Spartina bakeri	20" X 20", FULL, 2' O/C	YES	1.8		
SHRUB	ZAM	273	FL COONTIE	Zamia floridana	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES	12.2		
HEDGE	VIB	137	SANDANKWA VIBURNUM	Viburnum suspensum	24" HT MIN. @ INSTALL; PLANT TIP TO TIP; FULL TO BASE	NO	n/a		
SHRUB	DIA	170	VAR. FLAX LILY	Dianella tasmanica varigata	20" X 20", FULL, 2' O/C	NO	7.6		
SHRUB	ILE	270	DWF YAUPON HOLLY	Ilex vomitoria 'Schillings Dwarf'	12" HT MIN @ INSTALL; 15" O/C; FULLY ROOTED	YES	12.1		
		2746	total shrubs						
GROUNDCOVER	ASP	291	FOXTAIL FERN	Asparagus densiflorus var. meyeri	12" OA MIN. @ INSTALL; FULL; 18" OC	NO	13.0		
GROUNDCOVER	JUN	337	PARSONS JUNIPER	Juniper 'parsonii'	15" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	NO	15.1		
		628	total groundcover		TOTAL NATIVE SHRUBS = 1956 of 3631 shrubs & gc (Including 200 butterfly plants)	54 %	OF 2229 TOTAL SPECIES*	*excluding hedges & butterfly areas	
	SOD-B	TBD	BAHIA SOD	Paspalum notatum	SOD LAID FLAT; END TO END; NO GAPS; ROLLED (RETENTION AREAS ONLY				
	SOD	TBD	ST AUGUSTINE	Stenotaphrum secundatum	SOD LAID FLAT; END TO END; NO GAPS; ROLLED				
		TBD	MULCH		2 CU FT BAGS, NON-CYPRESS; FDA INSPECTED AND CERT. GRADE 'A' (approx tbd sf at 3" thick min.)				
SUGGESTED HABITAT & BUTTERFLY ENHANCED AREAS	HAB mix	200 total			MIX OF ALL 6 BELOW PLANTS TO BE EQUALLY DISPERSE BTW 3 HABITAT BEDS (SEE SHEET LP-3 & LP-4)				
SHRUB (NECTAR)	12 per area	48	FIREBUSH	Hamelia patens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (NECTAR)	4 per area	16	FIDDLEWOOD	Citharexylum fruticosum	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
GROUNDCOVER (NECTAR)	8 per area	32	LANTANA	Lantana involucrata	1 GAL, FULLY ROOTED; 15" O/C	YES			
SHRUB (FOOD)	12 per area	48	WILD PLUMBAGO	Plumbago scandens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (FOOD)	8 per area	32	COONTIE	Zamia pumila	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (FOOD)	6 per area	24	BUTTERFLY WEED	Asclepias curassavica	1 GAL, FULLY ROOTED; 15" O/C	YES			

N

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20' 0 10' 20' 40'

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LP2
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LANDSCAPE PLAN

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5 clouding of planting modifications/shifting/bed adjustments not shown for clarity purposes. Refer to Comment Responses for detail of revisions

	REVISION	DATE
1	DRC rev #1 comments	9/28/18
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		02/19/19
4	DRC client rev. #4 east loop drive	04/08/19
5	DRC comments rev #5	05/06/19

LBLA, Inc.
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CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY LA, ARCHITECT &/OR ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

Lyons Exchange Center
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LANDSCAPE PLAN

LYNN M. BENDER
REGISTERED LANDSCAPE ARCHITECT
STATE OF FLORIDA
5/6/19

PROJECT NO. 18-030 (HNM)
CADD I.D. LYONS EXCHANGE
DRAWN BY : LMB
CHECKED BY : LMB
SCALE : 1" = 20'-0"
DATE : AUGUST 28, 2018

SHEET :
LP2
2 OF 6 SHEETS

PLANT LEGEND

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LIVE OAK
15' HT. X 8' SPR MIN. 3.5" DBH MIN

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14' HT. X 7' SPR.; 3" DBH MIN

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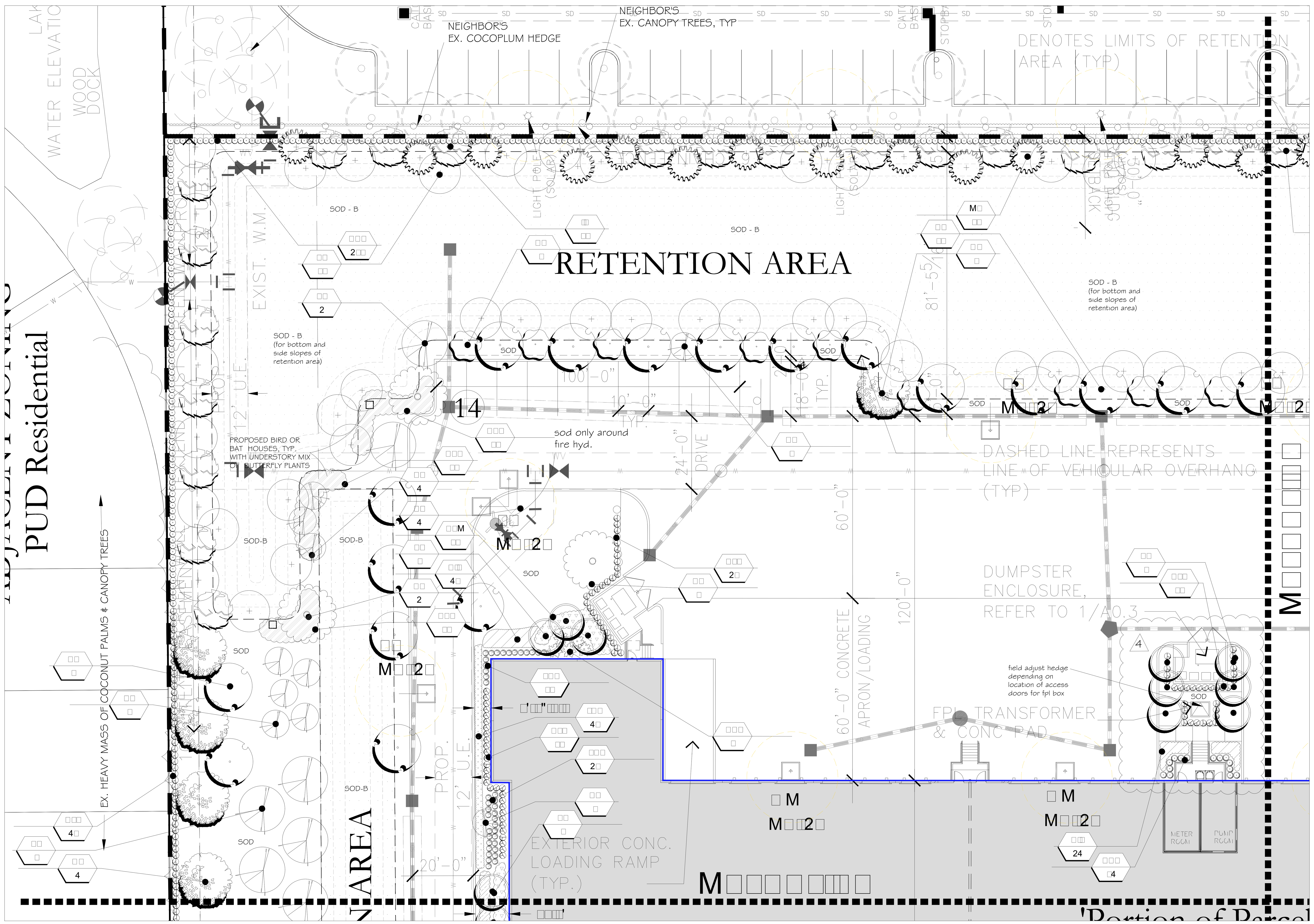

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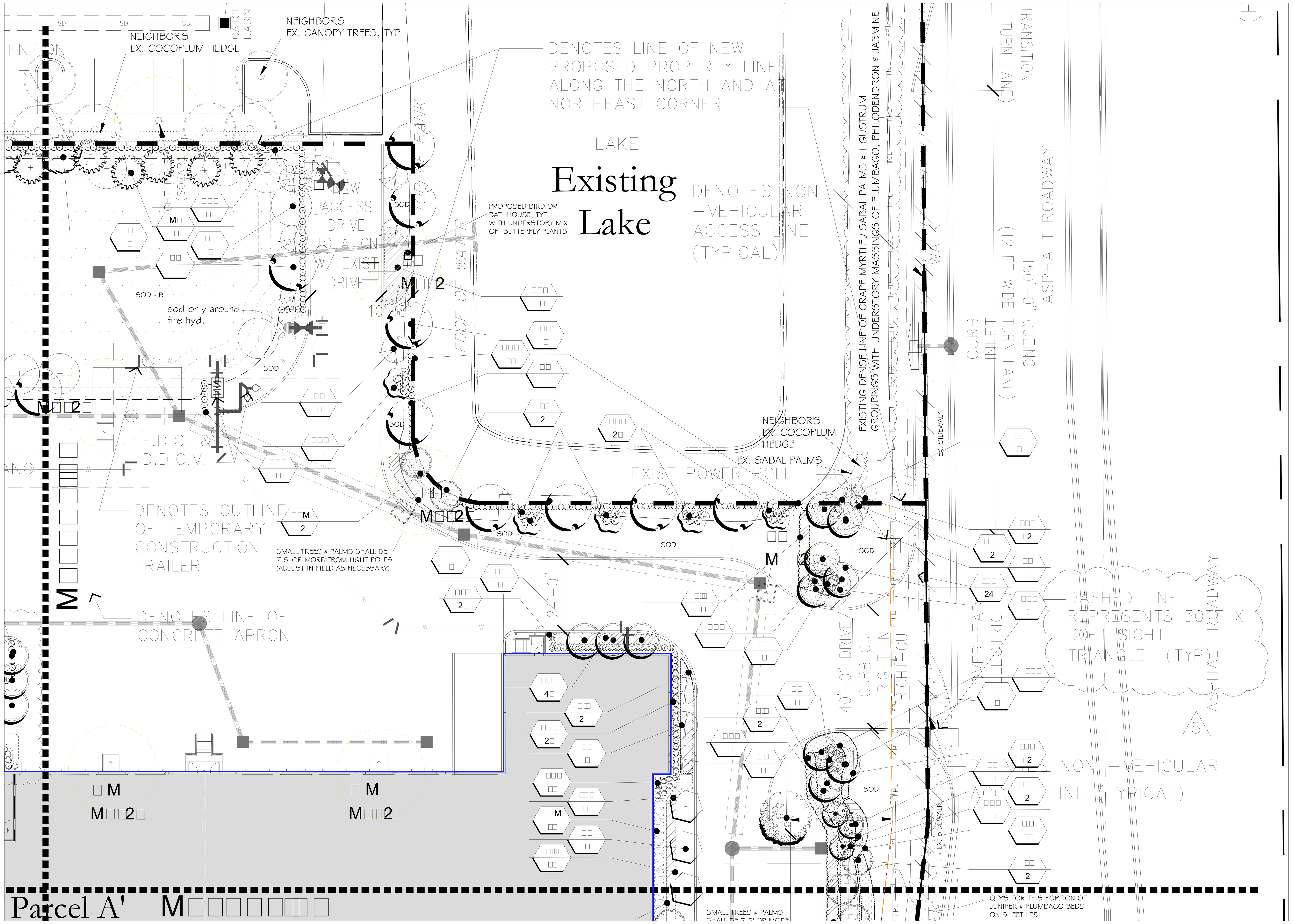

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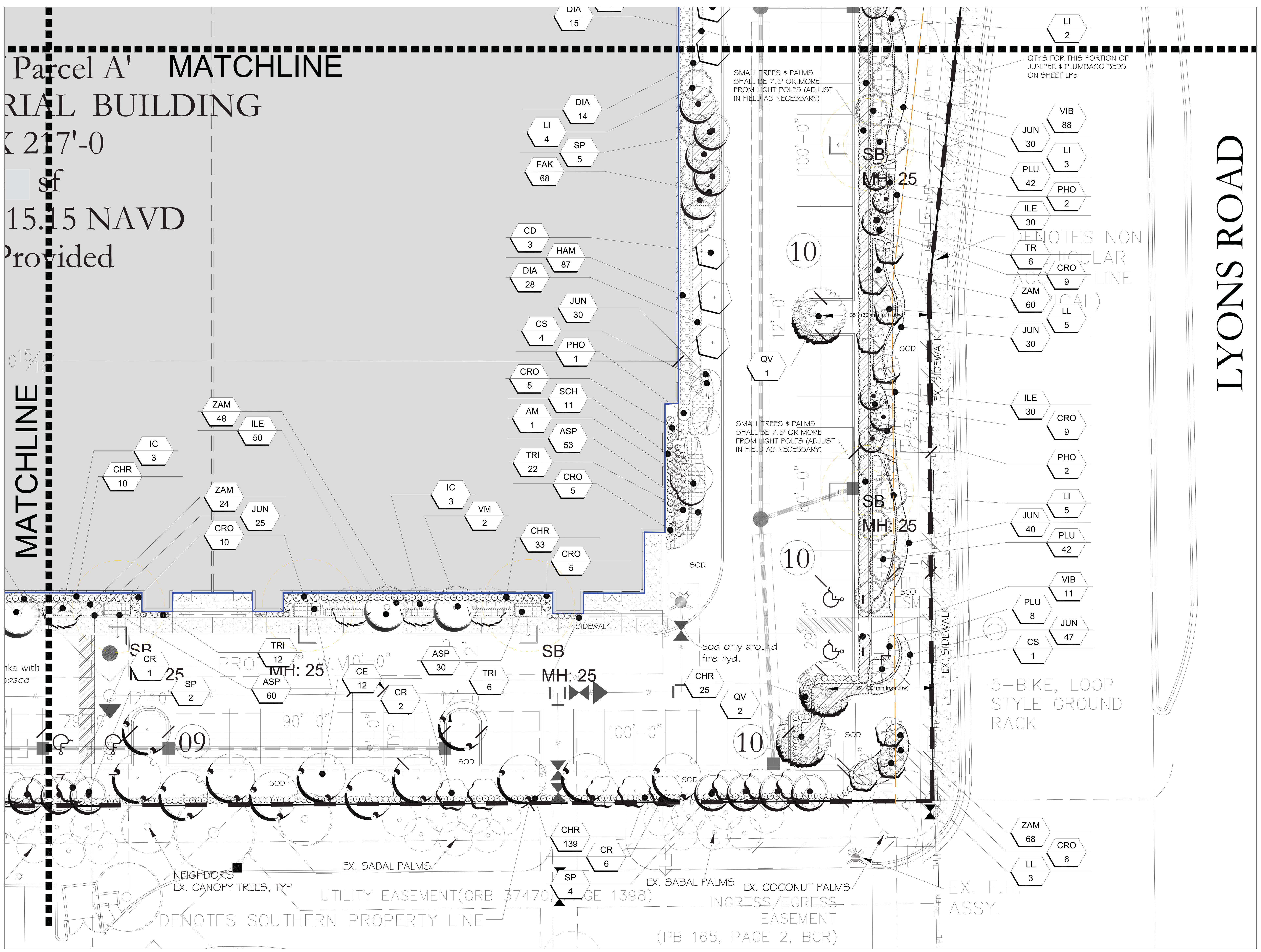

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CANOPY / CAT 1	CR	42	PITCH APPLE	Clusia rosea	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	10.8	300	12600
CANOPY / CAT 1	AR	47	RED MAPLE	Acer rubrum	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	12.1	300	14100
CANOPY / CAT 1	BS	17	GUMBO LIMBO	Bursera simaruba	15' HT. X 8' SPR MIN. 3.5" DBH MIN	YES	4.4	300	5100
CANOPY / CAT 1	CE	58	GREEN BUTTONWOOD	Conocarpus erectus	12' HT X 5' SPR MIN; 2" DBH, FULL CANOPY	YES	15.0	300	17400
CANOPY / CAT 1	DR	6	ROYAL POINCIANA	Delonix regia	15' HT. X 8' SPR MIN. 3.5" DBH MIN	NO	1.6	300	1800
INTERMEDIATE / CAT 2	CS	46	SCRAMBLED EGG TREE	Cassia surattensis	10' HT. X 4' SPR MIN., 2" DBH, FULL	NO	11.9	150	6900
INTERMEDIATE / CAT 2	CD	6	PIGEON PLUM	Coccoloba diversifolia	10' HT. X 4' SPR MIN., 2" DBH, FULL	YES	1.6	150	900
INTERMEDIATE / CAT 2	IC	31	DAHOON HOLLY	Ilex cassine	10' HT. X 4' SPR MIN., 2" DBH, FULL	YES	8.0	150	4650
INTERMEDIATE / CAT 2	LL	8	LIGUSTRUM	Ligustrum spp.	10' HT. X 10' SPR. MUTLI, TREE FORM	NO	2.1	150	1200
SMALL / CAT 3	LI	16	CRAPE MYRTLE	Lagerstroemia spp	8' HT X 4' SPR; MULTI, 5 TRUNK MIN (1.5" DBH PER TRUNK)	NO	4.1	100	1600
SMALL / CAT 3	MC	18	WAX MYRTLE	Myrica cerifera	8' HT X 4' SPR; MULTI, 5 TRUNK MIN (1.5" DBH PER TRUNK)	YES	4.7	100	1800
		315	trees + 24* palms = 339					total =	74,050 SF
PALMS									
CAT 3	SP	55	CABBAGE PALM	Sabal palmetto	18 @ 12' CT, 19 @ 18' CT, 18 @ 24' CT; MIX STG HTS IN GROUPINGS	YES	14.2	100	5500
CAT 3	VM	6	MONTGOMERY PALM	Veitchia montgomeriana	8' CT, MATCHED	NO	1.6	100	600
CAT 4	AM	2	CHRISTMAS PALM	Adonidia merrillii	8' CT; TRIPLE	NO	.5	50	100
CAT 4	TR	9	FL THATCH PALM	Thrinax radiata	8' CT MIN.	YES	2.3	50	450
		72	total palms @ 3:1 = 24* tree credits		TOTAL NATIVE TREES & PALMS : 239 TREES & 64 PALMS =	78 % o.a.	OF 387 TOTAL qty SPECIES	total =	6,650 sf
SHRUBS & GROUNDCOVER									
ACCENT	CRI	16	CRINUM LILY	Crinum asiaticum	7 GAL MIN, 3PPP, FULL	NO	.7		
ACCENT	PHO	10	PYGMY DATE PALM	Phoenix roebelenii	3'-4' OA, TRIPLE	NO	.4		
HEDGE	CHR	821	RED TIP COCOPLUM	Chrysobalanus icaco 'Red Tip'	30" HT MIN. @ INSTALL; 2' O/C; FULL TO BASE	YES	n/a		
HEDGE	CLU	224	SMALL LEAF CLUSIA	Clusia guttifera	24" X 18" MIN. @ INSTALL; 2' O/C; FULL TO BASE	NO	n/a		
SHRUB	CRO	108	CROTON SPP.	Codiaeum variegatum	7 GAL. MIN, 30" OA HT, FULL, TIP TO TIP	NO	4.8		
SHRUB	FAK	123	DWF FAKAHATCHEE	Tripsacum floridanum	24" HT MIN. @ INSTALL; 30" O/C; FULL	YES	5.5		
SHRUB	HAM	229	FIREBUSH	Hamelia patens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES	10.3		
SHRUB	PLU	92	PLUMBAGO	Plumbago zeylanica	18" X 18" MIN..; 18" OC; FULL	NO	4.1		
SHRUB	TRI	153	TRINETTE SCHEFFLERA	Schefflera arboricola 'Trinette'	18" X 18" MIN. @ INSTALL; TIP TO TIP; FULL TO BASE	NO	6.9		
SHRUB	SCH	117	SCHEFFLERA ARBORICOLA	Schefflera arboricola	24" HT MIN @ INSTALL; TIP TO TIP; FULLY ROOTED	NO	5.2		
SHRUB	SPA	40	SAND CORDGRASS	Spartina bakeri	20" X 20", FULL, 2' O/C	YES	1.8		
SHRUB	ZAM	273	FL COONTIE	Zamia floridana	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES	12.2		
HEDGE	VIB	137	SANDANKWA VIBURNUM	Viburnum suspensum	24" HT MIN. @ INSTALL; PLANT TIP TO TIP; FULL TO BASE	NO	n/a		
SHRUB	DIA	170	VAR. FLAX LILY	Dianella tasmanica varigata	20" X 20", FULL, 2' O/C	NO	7.6		
SHRUB	ILE	270	DWF YAUPON HOLLY	Ilex vomitoria 'Schillings Dwarf'	12" HT MIN @ INSTALL; 15" O/C; FULLY ROOTED	YES	12.1		
		2746	total shrubs						
GROUNDCOVER	ASP	291	FOXTAIL FERN	Asparagus densiflorus var. meyeri	12" OA MIN. @ INSTALL; FULL; 18" OC	NO	13.0		
GROUNDCOVER	JUN	337	PARSONS JUNIPER	Juniper 'parsonii'	15" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	NO	15.1		
		628	total groundcover		TOTAL NATIVE SHRUBS = 1956 of 3631 shrubs & gc (Including 200 butterfly plants)	54 %	OF 2229 TOTAL SPECIES*	*excluding hedges & butterfly areas	
	SOD-B	TBD	BAHIA SOD	Paspalum notatum	SOD LAID FLAT; END TO END; NO GAPS; ROLLED (RETENTION AREAS ONLY				
	SOD	TBD	ST AUGUSTINE	Stenotaphrum secundatum	SOD LAID FLAT; END TO END; NO GAPS; ROLLED				
		TBD	MULCH		2 CU FT BAGS, NON-CYPRESS; FDA INSPECTED AND CERT. GRADE 'A' (approx tbd sf at 3" thick min.)				
SUGGESTED HABITAT & BUTTERFLY ENHANCED AREAS	HAB mix	200 total			MIX OF ALL 6 BELOW PLANTS TO BE EQUALLY DISPERSE BTW 3 HABITAT BEDS (SEE SHEET LP-3 & LP-4)				
SHRUB (NECTAR)	12 per area	48	FIREBUSH	Hamelia patens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (NECTAR)	4 per area	16	FIDDLEWOOD	Citharexylum fruticosum	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
GROUNDCOVER (NECTAR)	8 per area	32	LANTANA	Lantana involucrata	1 GAL, FULLY ROOTED; 15" O/C	YES			
SHRUB (FOOD)	12 per area	48	WILD PLUMBAGO	Plumbago scandens	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (FOOD)	8 per area	32	COONTIE	Zamia pumila	18" HT MIN @ INSTALL; 18" O/C; FULLY ROOTED	YES			
SHRUB (FOOD)	6 per area	24	BUTTERFLY WEED	Asclepias curassavica	1 GAL, FULLY ROOTED; 15" O/C	YES			

N

Scale in Feet
1" = 20' - 0"
20' 0 10' 20' 40'

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LP5
1"=20'-0"
LANDSCAPE PLAN

PROJECT ARCHITECT:
HNM ARCHITECTURE
3705 North Federal Highway • Delray Beach, Florida 33483 • T. 561.733.2225
info@hnm-architecture.com • AA26000726 • www. hnm-architecture.com

5 clouding of planting modifications/shifting/bed adjustments not shown for clarity purposes. Refer to Comment Responses for detail of revisions

	REVISION	DATE
1	DRC rev #1 comments	9/28/18
2	DRC rev #2 comments	11/5/18
3	DRC comments 3/ lyons rd access rev	12/28/18 02/19/19
4	DRC client rev. / east loop drive	04/08/19
5	DRC comments rev #5	05/06/19

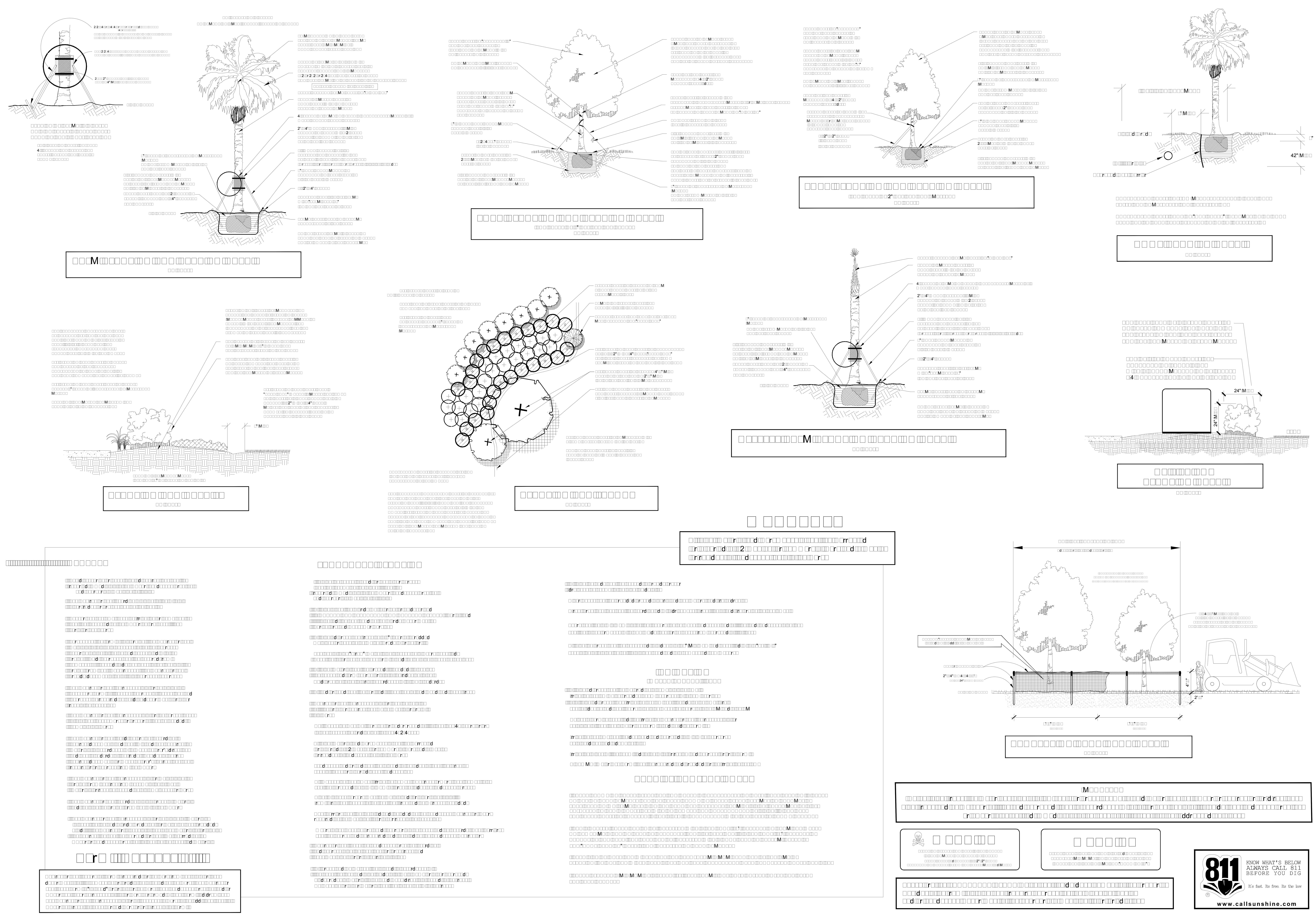
LBLA, Inc.
Landscape Architecture
5610 Adair Way
Lake Worth, FL 33467
Phone: 561-644-3237
LbenderLarch@gmail.com
FL-LA6666715

CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY LA, ARCHITECT &/OR ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

Lyons Exchange Center
SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road Coconut Creek, Florida
LANDSCAPE PLAN

LYNN M. BENDER
REGISTERED LANDSCAPE ARCHITECT
LA 6666715
STATE OF FLORIDA
5/6/19

PROJECT NO. 18-030 (HNM)
CADD I.D. LYONS EXCHANGE
DRAWN BY : LMB
CHECKED BY : LMB
SCALE : 1" = 20'-0"
DATE : AUGUST 28, 2018
SHEET :
LP5
5 OF 6 SHEETS



1	DRC rev #1 comments	9/28/18
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3	DRC comments 3/ lyons rd access rev	12/28/18
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Lake Worth, FL 33467
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FL-LA6666715

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Lyons Exchange Center

SPECULATIVE INDUSTRIAL BUILDING
6401 Lyons Road Coconut Creek, Florida

LANDSCAPE DETAILS & SPECIFICATIONS

LYNN M. BENDER
REGISTERED LANDSCAPE ARCHITECT
LA 6666715
STATE OF FLORIDA
5/6/19

LP6

LP6
N/A

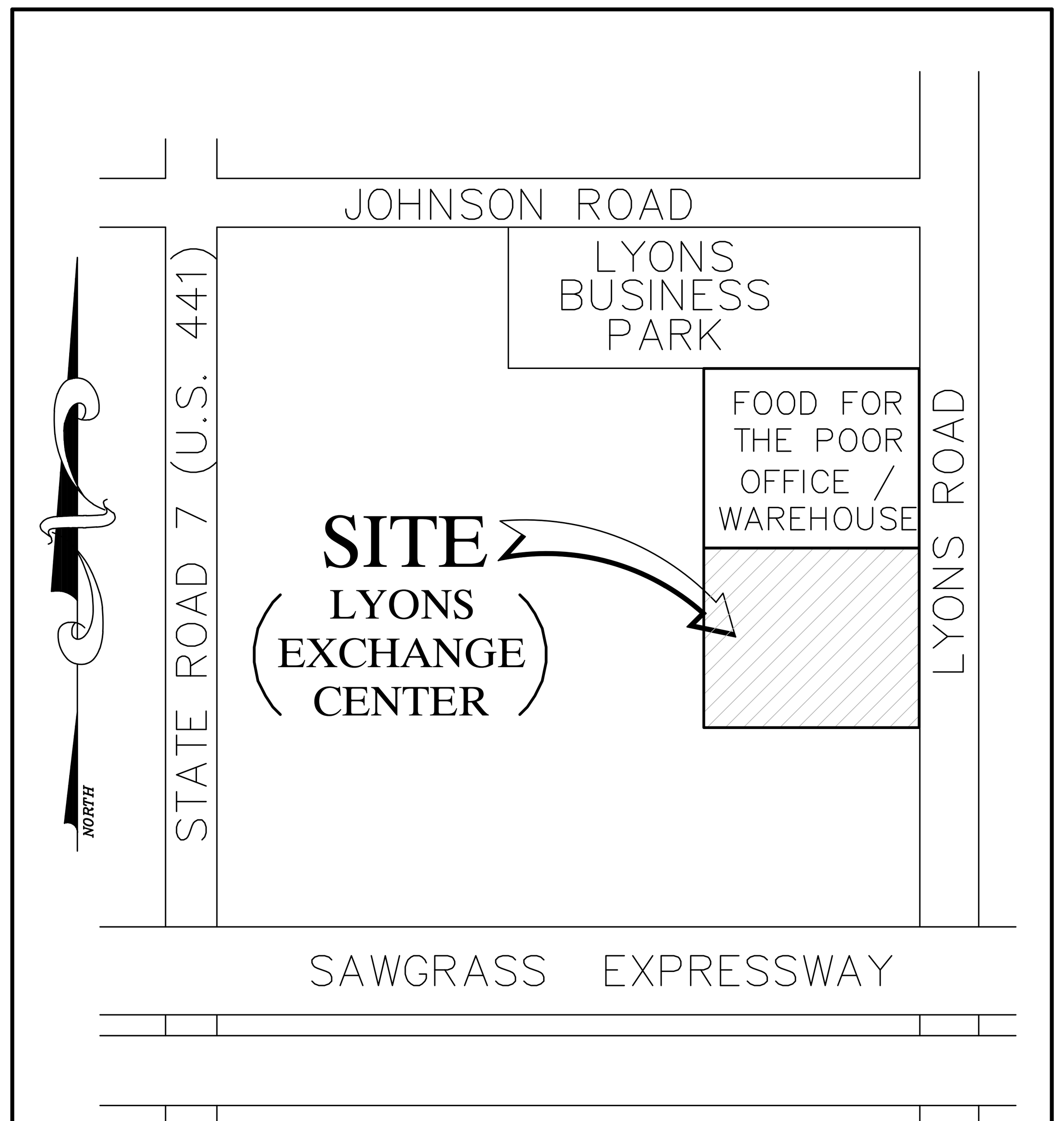
LANDSCAPE DETAILS & SPECIFICATIONS

BCEDP NO.

LYONS EXCHANGE CENTER

COCONUT CREEK, FLORIDA

PAVING, GRADING, & DRAINAGE PLAN
WATER DISTRIBUTION & SANITARY SEWER PLANS



LOCATION MAP
(n.t.s.)

Sheet No.	Sheet Description
COV-1	Cover
PD-1	Paving, Grading, & Drainage Plan
PP-1	Pollution Prevention Plan & Details
PD-2 - PD-5	Paving, Grading, & Drainage Details
WS-1	Water Distribution & Sanitary Sewer Plan
WS-2	Sanitary Sewer Profile
WS-3,WS-4,WS-5	Water Distribution & Sanitary Sewer Details
VM-1	Vehicular Movement Plan
TL-1	Proposed Entrance & Turnlane Plan
TL-2	Broward County Pavement Markings & Signs Details

PERMIT SET

MUST BE ON JOB SITE AT ALL TIMES DURING CONSTRUCTION

ALL MATERIALS USED AND INSTALLATIONS WITHIN THE PUBLIC RIGHT OF WAY OR EASEMENTS SHALL BE IN ACCORDANCE WITH BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION SPECIFICATIONS.

NOTE:
APPROVAL OF THIS PLAN DOES NOT CONSTITUTE A PERMIT FOR CONSTRUCTION.

A PERMIT FOR CONSTRUCTION MUST BE OBTAINED FROM THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION PRIOR TO COMMENCING CONSTRUCTION IN THE PUBLIC RIGHT OF WAY.

NOTICE
INSPECTION REQUIRED

24 HRS. PRIOR TO COMMENCING ANY WORK IN THE PUBLIC R/W CONTACT THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION AT 954-577-4600 FOR INSPECTION.

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERS DIVISION

☐PLAN CONSISTENT WITH PLAT REQUIREMENTS

☐PUBLIC RIGHT OF WAY APPROVAL FOR PAVING, GRADING AND DRAINAGE

BY:________________DATE:______
DOES NOT INCLUDE APPROVAL OF PAVEMENT MARKINGS & SIGNS

FR LYONS ROAD, LLC,
A DELAWARE , LLC

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY; SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

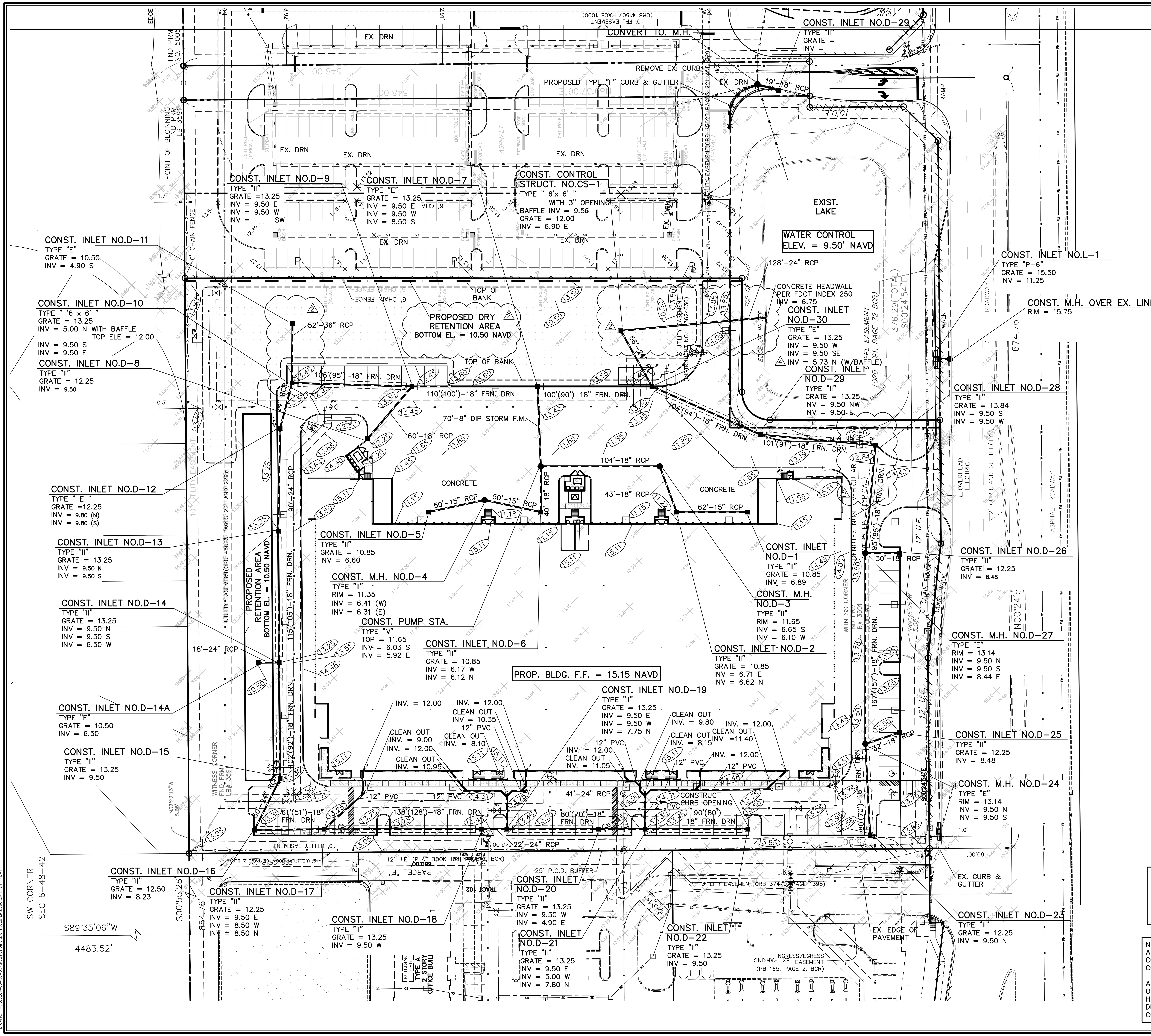
CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

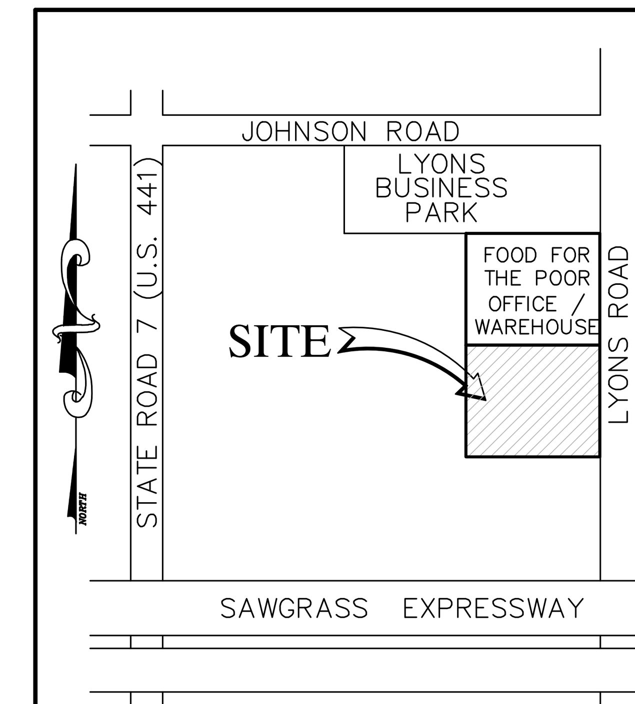
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
COVER SHEET
COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO. COV-1
OF 15 SHEETS





LOCATION MAP
(n.t.s.)

BCEDP NO.

LEGEND

- PROPOSED PIPE AND CATCH BASIN
- PROPOSED GRADE
- DIRECTION OF FLOW
- EXISTING PIPE AND INLET
- EXISTING GRADE
- PROPOSED WATER LINE
- EXISTING WATER LINE
- PROPOSED SANITARY SEWER LINE
- EXISTING SANITARY SEWER LINE

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

S.F.W.M.D. PERMIT CRITERIA
PERMIT NO. 06-00551-5
WATER CONTROL ELEV. = 9.50' (NAVD)
MIN. ROAD CROWN ELEV. = 12.50' (NAVD)
MIN. BLDG. FLOOR ELEV. = 15.15' (NAVD)
MIN. PERIMETER GRADE = 13.84' (NAVD)

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PERMIT SET
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BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERS DIVISION
☐PLAN CONSISTENT WITH PLAT REQUIREMENTS
☐PUBLIC RIGHT OF WAY APPROVAL FOR PAVING, GRADING AND DRAINAGE
BY:________________DATE:________
DOES NOT INCLUDE APPROVAL OF PAVEMENT MARKINGS & SIGNS

	REVISIONS	DATE	BY
	REV PER CITY	05/13/19	BAH
	REV PER B.C.E.P.D.	04/11/19	BAH
3	REV PER CITY: SITE PLAN COMMENTS	04/04/19	NJA
2	REV PER CITY: SITE PLAN	2/14/19	BAH
1	REV PER CITY: SITE PLAN	9/26/18	BAH

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
PAVING, GRADING, & DRAINAGE PLAN
COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591

DATE

JOB # 8281
SHT. NO.
PD-1
OF 15 SHEETS

BCEDP NO.

GENERAL NOTES

SEQUENCE AND TIMING OF EROSION AND SEDIMENT CONTROLS MEASURES

1. EXCAVATION OF WATER MANAGEMENT FACILITIES SHOULD OCCUR IMMEDIATELY AFTER CLEARING AND GRUBBING TO SERVE AS A SEDIMENT TRAP OR CATCHMENT FOR STORMWATER RUNOFF FROM EXPOSED SOILS.

2. CONSTRUCTION OF PERIMETER BERM OR SITE GRADING TO PREVENT OFF-SITE DISCHARGE OF STORMWATER RUNOFF.

3. PLACEMENT OF SILT FENCES AND OR HAY BALES, PROPERLY ANCHORED, TO CONTAIN EROSION IN AREAS PRONE TO STORMWATER RUNOFF EROSIVE VELOCITIES.

4. PERMANENT STABILIZATION WILL BE PROVIDED TO PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE CEASED BY LAYING SOD.

5. INLET PROTECTION WILL BE PROVIDED FOR EACH INLET EITHER BY SILT FENCE/FILTER FABRIC STAKED IN PLACE OR HAY BALES.

6. OUTLET PROTECTION WILL BE PROVIDED BY TURBIDITY SCREENS WITHIN THE RECEIVING BODY.

STORMWATER MANAGEMENT

1. THE STORMWATER MANAGEMENT SYSTEM WILL CONSIST OF CONVEYANCE SYSTEM INCLUDING INLETS AND CULVERTS DIRECTING STORMWATER RUNOFF INTO THE DETENTION FACILITY FOR TREATMENT AND ATTENUATION, PRIOR TO DISCHARGE TO OFF-SITE RECEIVING BODIES. WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED, THE ACCUMULATED SEDIMENT WILL BE REMOVED FROM IN AND AROUND ALL INLETS AND CATCH BASINS.

MAINTENANCE/INSPECTIONS PROCEDURES
EROSION AND SEDIMENT CONTROL AND MAINTENANCE PRACTICES

THESE ARE THE INSPECTION AND MAINTENANCE PRACTICES THAT WILL BE USED TO MAINTAIN EROSION AND SEDIMENT CONTROL.

1. ALL CONTROL MEASURES WILL BE INSPECTED AT LEAST ONCE EACH WEEK AND FOLLOWING ANY STORM EVENT OF 0.5 INCHES OR GREATER. RAINFALL AMOUNT SHOULD BE BASED ON AN ONSITE RAIN GAUGE.

2. ALL MEASURES WILL BE MAINTAINED IN GOOD WORKING ORDER; IF A REPAIR IS NECESSARY, IT WILL BE INITIATED WITHIN 24 HOURS OF ONSITE INSPECTION REPORT.

3. BUILT UP SEDIMENT WILL BE REMOVED FROM SILT FENCE WHEN IT HAS REACHED ONE-THIRD THE HEIGHT OF THE FENCE.

4. SILT FENCE WILL BE INSPECTED FOR DEPTH OF SEDIMENT, TEARS, TO SEE IF THE FABRIC IS SECURELY ATTACHED TO THE FENCE POSTS, AND TO SEE THAT THE FENCE POSTS ARE FIRMLY IN THE GROUND.

5. A MAINTENANCE INSPECTION REPORT WILL BE MADE AFTER EACH INSPECTION. A COPY OF THE REPORT FORM TO BE COMPLETED BY THE INSPECTOR IS ATTACHED.

6. THE SITE SUPERINTENDENT WILL DESIGNATE A QUALIFIED EMPLOYEE WHO WILL BE RESPONSIBLE FOR INSPECTIONS, MAINTENANCE AND REPAIR ACTIVITIES, AND COMPLETING THE INSPECTION AND MAINTENANCE REPORTS.

NON-STORMWATER DISCHARGES

1. NON-STORMWATER DISCHARGES (AS PROVIDED IN PART IV.A.3 DEP DOCUMENT NO. 62-621.300(4)(A)) ARE PERMISSIBLE PROVIDED THAT DISCHARGE DOES NOT CAUSE EROSION OR CREATE TURBIDITY WITHIN THE RECEIVING BODY AND ARE IN COMPLIANCE WITH REGULATORY REQUIREMENTS. THESE DISCHARGES MAY INCLUDE WATER LINE FLUSHING, FIRE FIGHTING ACTIVITIES, FIRE HYDRANT FLUSHING, DUST CONTROL, IRRIGATION DRAINAGE AND AIR CONDITIONING CONDENSATE AND WATER USED TO SPRAY OFF LOOSE SOLIDS FROM VEHICLES (WASTEWATER FROM A MORE THOROUGH CLEANING, INCLUDING THE USE OF DETERGENTS OR OTHER CLEANERS IS NOT PERMITTED).

MATERIAL MANAGEMENT PRACTICES

1. WASTE MATERIALS: ALL WASTE MATERIALS WILL BE COLLECTED AND STORED IN A SECURELY COVERED METAL DUMPSTER PROVIDED BY A LICENSED SOLID WASTE MANAGEMENT COMPANY IN BROWARD COUNTY. THE DUMPSTER WILL MEET ALL BROWARD COUNTY AND STATE SOLID WASTE MANAGEMENT REGULATIONS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE WILL BE DEPOSITED IN THE DUMPSTER. THE DUMPSTER WILL BE EMPTIED AS NEEDED SO THERE IS NO OVERFLOW. TRASH WILL BE HAULED TO AN AUTHORIZED/PERMITTED LANDFILL FACILITY. ALL PERSONNEL WILL BE INSTRUCTED REGARDING THE CORRECT PROCEDURE OF WASTE DISPOSAL.

2. HAZARDOUS WASTE: ALL HAZARDOUS WASTE MATERIAL WILL BE DISPOSED OF IN A MANNER SPECIFIED BY LOCAL OR STATE REGULATIONS. SITE PERSONNEL WILL BE INSTRUCTED IN THESE PRACTICES.

3. SANITARY WASTE: ALL SANITARY WASTE WILL BE COLLECTED FROM THE PORTABLE UNITS A MINIMUM OF TWICE PER WEEK BY THE LICENSED SANITARY COMPANY, AS REQUIRED BY LOCAL REGULATIONS.

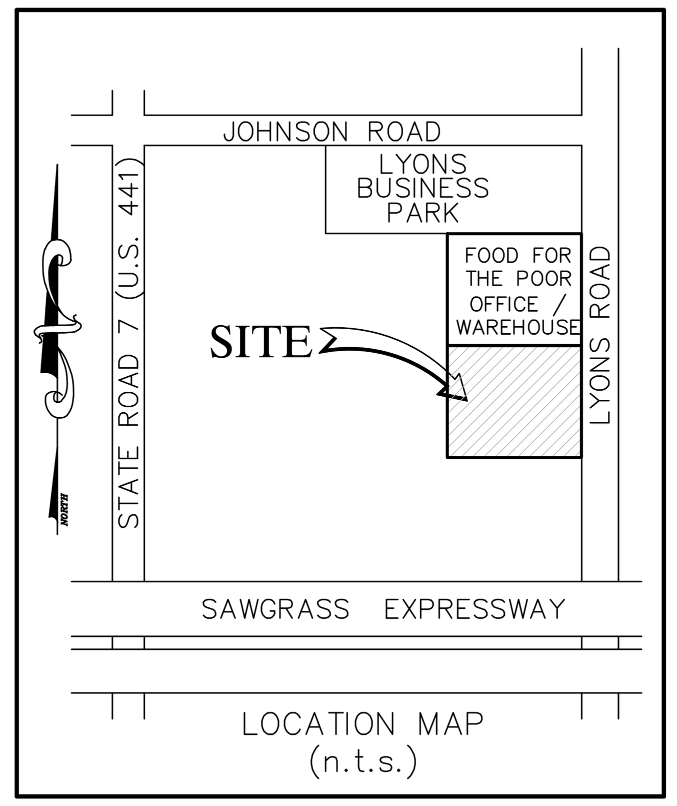
4. PETROLEUM PRODUCTS: ALL ON-SITE VEHICLES AND TANKS WILL BE MONITORED FOR LEAKS AND RECEIVE REGULAR PREVENTIVE MAINTENANCE TO REDUCE THE CHANCE OF LEAKAGE. PETROLEUM PRODUCTS WILL BE STORED IN TIGHTLY SEALED CONTAINERS, WHICH ARE CLEARLY LABELED. ANY ASPHALT SUBSTANCES USED ON-SITE WILL BE APPLIED ACCORDINGLY TO THE MANUFACTURER'S RECOMMENDATIONS. ALL ABOVE GROUND TANKS FOR FUELING WILL BE SECONDARILY CONTAINED.

5. PESTICIDES AND HERBICIDES: ANY PESTICIDE AND HERBICIDE USAGE WILL BE BY STATE LICENSED APPLICATORS.

6. FERTILIZERS: FERTILIZERS USED WILL BE APPLIED ONLY IN THE MINIMUM AMOUNT RECOMMENDED BY THE MANUFACTURER. IF STORED ON-SITE, COVERED STORAGE WILL BE PROVIDED. THE CONTENTS OF ANY PARTIALLY USED BAGS OF FERTILIZERS WILL BE TRANSFERRED TO A SEALABLE CONTAINER TO AVOID SPILLS.

7. PAINTS: ALL CONTAINERS WILL BE TIGHTLY SEALED AND STORED WHEN NOT REQUIRED FOR USE. EXCESS PAINT WILL NOT BE DISCHARGED TO THE STORM SEWER SYSTEM BUT WILL BE PROPERLY DISPOSED OF ACCORDING TO MANUFACTURERS' INSTRUCTIONS OR STATE OR LOCAL REGULATIONS.

8. OFFSITE VEHICLE TRACKING: A STABILIZED CONSTRUCTION ENTRANCE WILL BE PROVIDED TO REDUCE VEHICLE TRACKING OF SEDIMENTS. DUMP TRUCKS HAULING MATERIAL FROM THE CONSTRUCTION SITE WILL BE COVERED WITH A TARPAULIN, AS REQUIRED BY STATE LAW.



LOCATION MAP
(n.t.s.)

LEGEND

- BOUNDARY OF POLLUTION PREVENTION (SILT FENCE OR HAY BALES PER F..D.O.T. INDEX 103)
- TURBIDITY BARRIER

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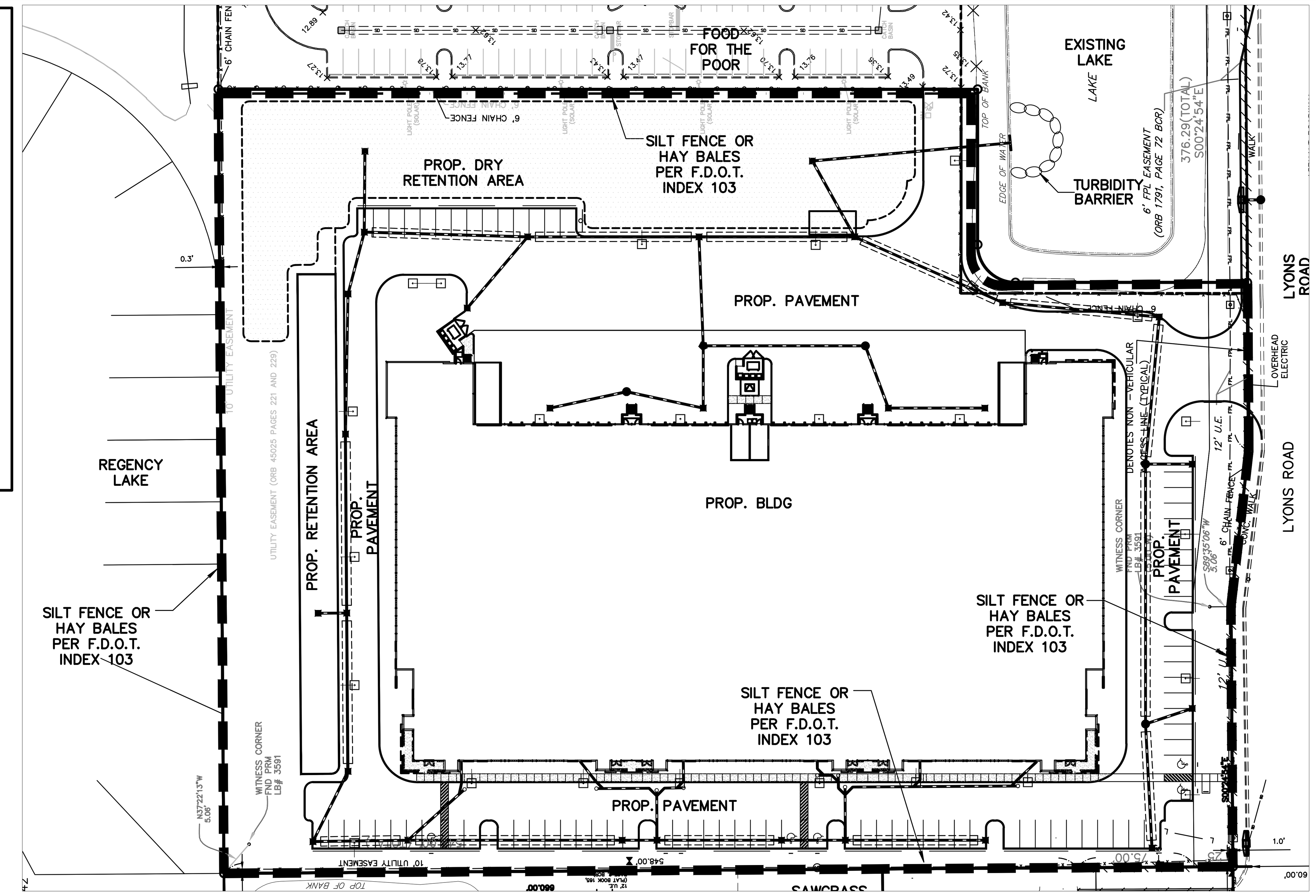
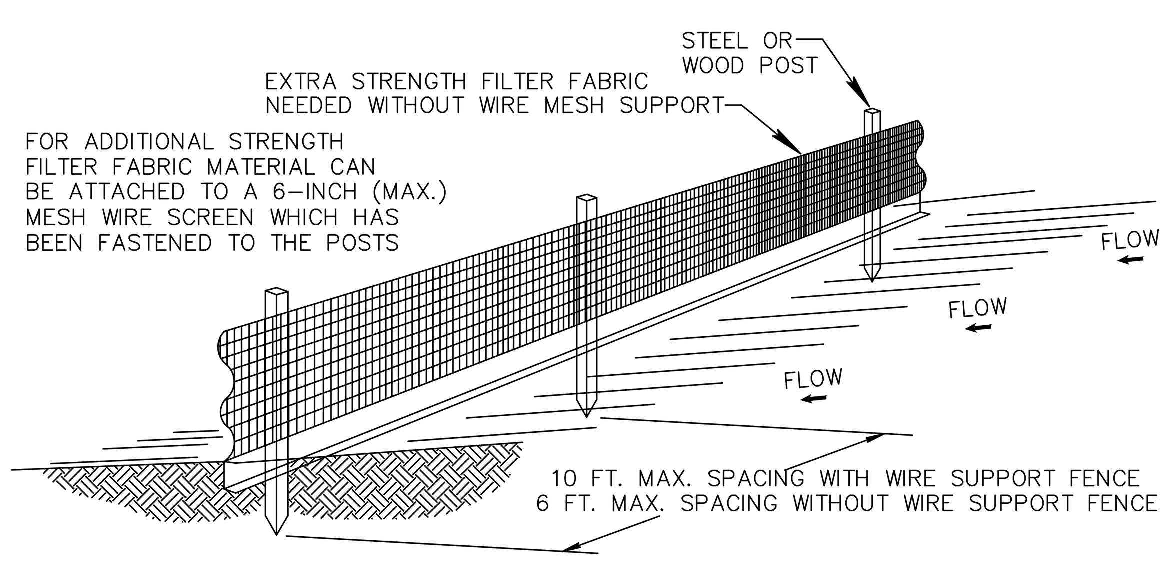
GRAPHIC SCALE
60 0 30 60 120 240
(IN FEET)
1 inch = 60 ft.



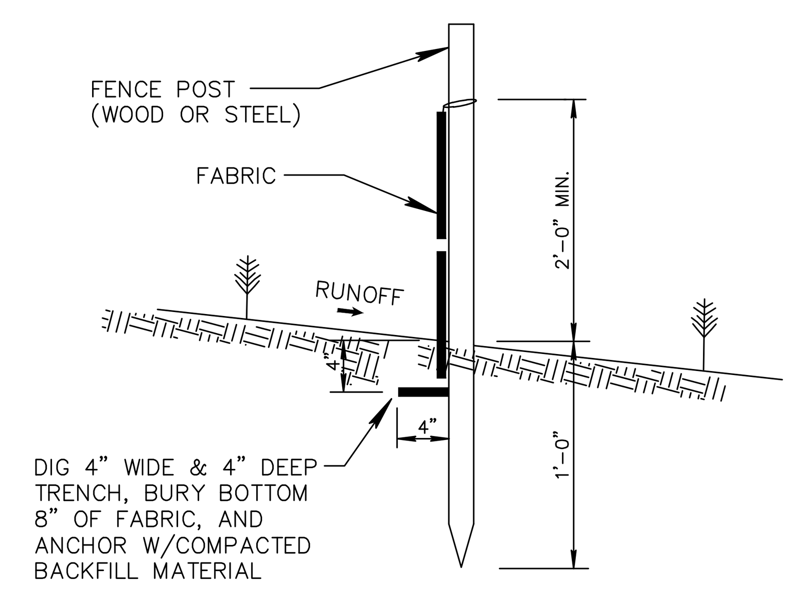
POLLUTION PREVENTION DETAIL



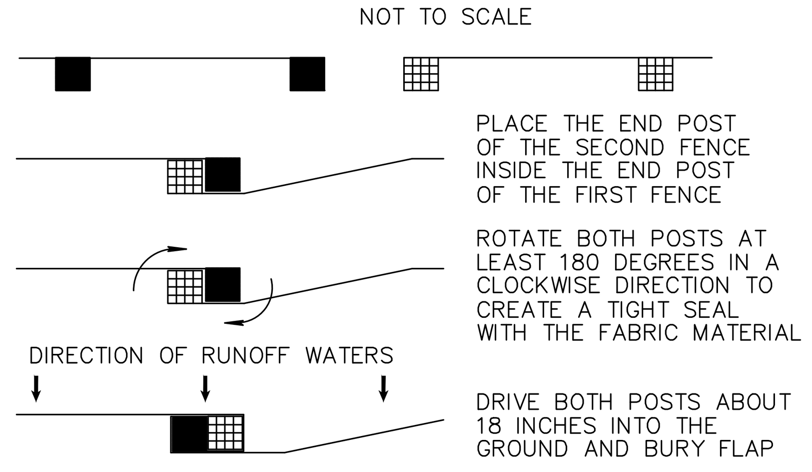
NOTES:

1. THE HEIGHT OF A SILT FENCE SHALL NOT EXCEED 36 INCHES (90 CM).
2. THE FILTER FABRIC SHALL BE PURCHASED IN A CONTINUOUS ROLL CUT TO THE LENGTH OF THE BARRIER TO AVOID THE USE OF JOINTS.
3. POSTS SHALL BE SPACED A MAXIMUM OF 10 FEET (3 M) APART AT THE BARRIER LOCATION AND DRIVEN SECURELY INTO THE GROUND A MINIMUM OF 12 INCHES (30 CM). WHEN EXTRA STRENGTH FABRIC IS USED WITHOUT THE WIRE SUPPORT FENCE, POST SPACING SHALL NOT EXCEED 6 FEET (1.8 M).
4. A TRENCH SHALL BE EXCAVATED APPROXIMATELY 4 INCHES (10 CM) WIDE AND 4 INCHES (10 CM) DEEP ALONG THE LINE OF POSTS AND UPSLOPE FROM THE BARRIER.
5. WHEN STANDARD STRENGTH FILTER FABRIC IS USED, A WIRE MESH SUPPORT FENCE SHALL BE FASTENED SECURELY TO THE UPSLOPE SIDE OF THE POSTS USING HEAVY DUTY WIRE STAPLES AT LEAST 1 INCH (25 MM) LONG, TIE WIRES, OR HOG RINGS. THE WIRE SHALL EXTEND INTO THE TRENCH A MINIMUM OF 2 INCHES (5 CM) AND SHALL NOT EXTEND MORE THAN 36 INCHES (90 CM) ABOVE THE ORIGINAL GROUND SURFACE.
6. THE STANDARD STRENGTH FILTER FABRIC SHALL BE STAPLED OR WIRED TO THE FENCE, AND 8 INCHES (20 CM) OF THE FABRIC SHALL BE EXTENDED INTO THE TRENCH. THE FABRIC SHALL NOT EXTEND MORE THAN 36 INCHES (90 CM) ABOVE THE ORIGINAL GROUND SURFACE.
7. THE TRENCH SHALL BE BACKFILLED AND THE SOIL COMPACTED OVER THE FILTER FABRIC.

SILT FENCE INSTALLATION DETAIL D 9.1a
Sheet 1 of 2

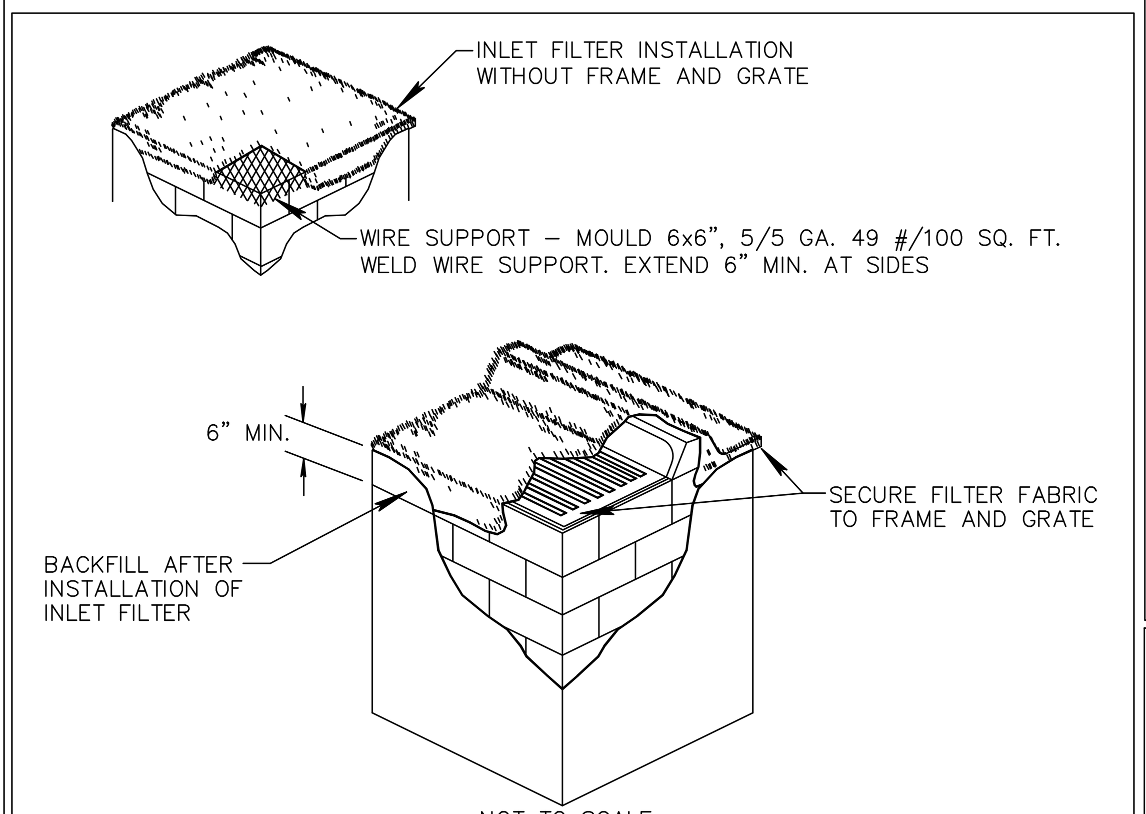


SILT FENCE SECTION
NOT TO SCALE



ATTACHING TWO SILT FENCES
NOT TO SCALE

SILT FENCE INSTALLATION DETAIL D 9.1b
Sheet 2 of 2



NOT TO SCALE

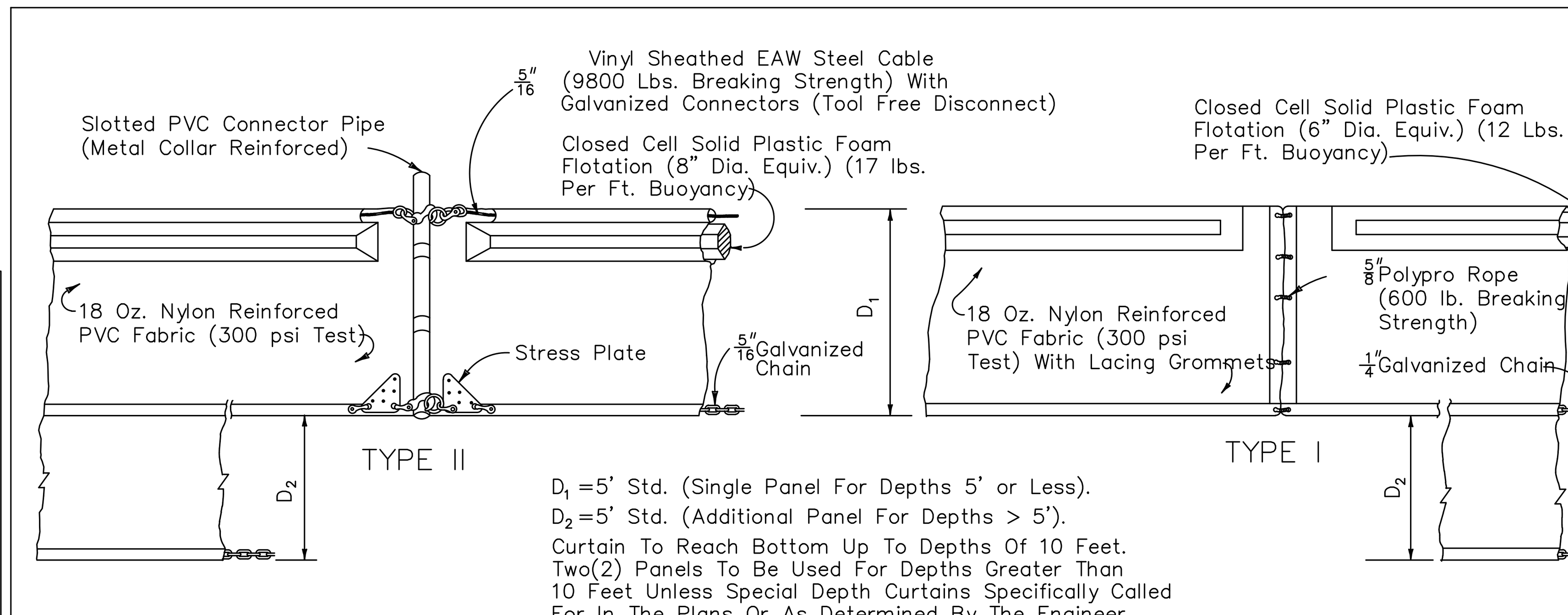
NOTES:

1. CONTRACTOR IS TO CLEAN INLET FILTER AFTER EVERY STORM.
2. CONTRACTOR TO REMOVE FABRIC JUST PRIOR TO PAVING.

A SEDIMENT TRAP WILL BE EXCAVATED BEHIND THE CURB AT THE INLET. THE BASIN SHALL BE AT LEAST 12 TO 14 INCHES IN DEPTH, APPROXIMATELY 36 INCHES IN WIDTH, AND APPROXIMATELY 7 TO 10 FEET IN LENGTH PARALLEL TO THE CURB.

STORM WATER WILL REACH THE SEDIMENT TRAP VIA CURB CUTS ADJACENT TO EACH SIDE OF THE INLET STRUCTURE. THESE OPENINGS SHALL BE AT LEAST 12 INCHES IN LENGTH. STORM WATER MAY ALSO REACH THE BASIN VIA OVERLAND FLOW LAND AREA BEHIND THE CURB. THE CURB CUTS SHALL BE REPAIRED WHEN THE SEDIMENT TRAP IS REMOVED.

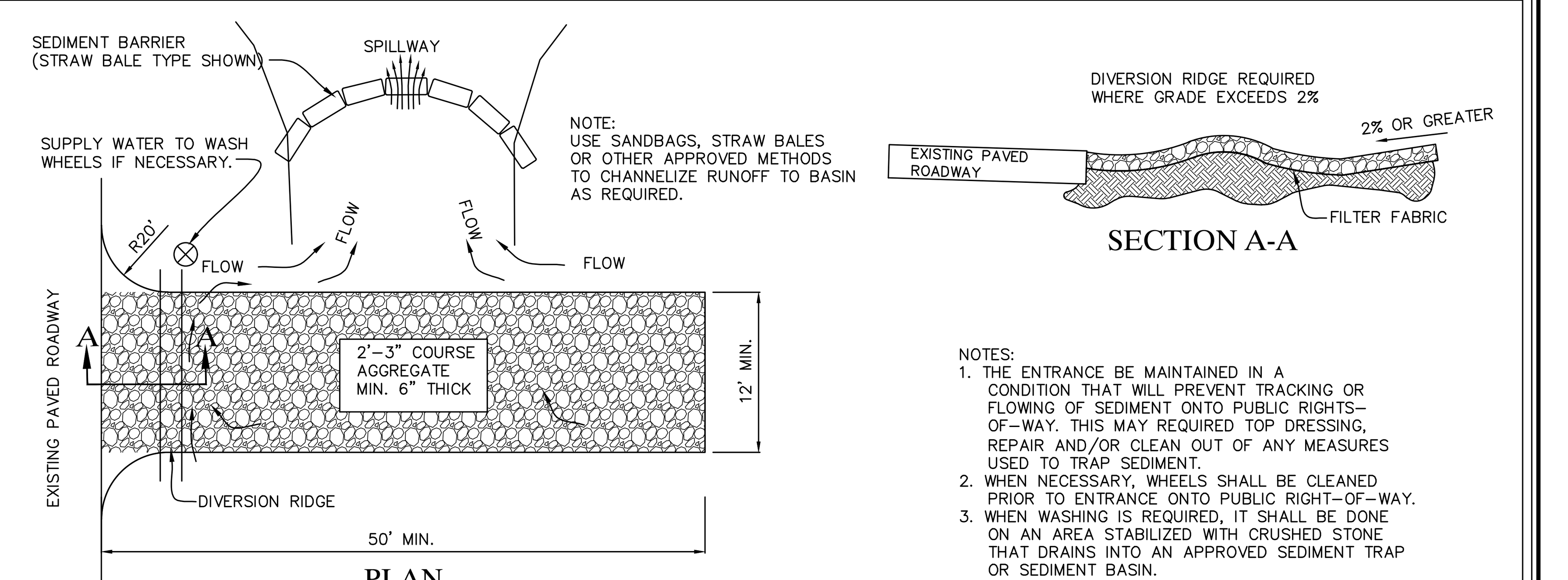
INLET FILTER DETAIL



D_1 =5' Std. (Single Panel For Depths 5' or Less).
D_2 =5' Std. (Additional Panel For Depths > 5').
Curtain To Reach Bottom Up To Depths Of 10 Feet. Two(2) Panels To Be Used For Depths Greater Than 10 Feet Unless Special Depth Curtains Specifically Called For In The Plans Or As Determined By The Engineer.

NOTICE: COMPONENTS OF TYPES I AND II MAY BE SIMILAR OR IDENTICAL TO PROPRIETARY DESIGNS. ANY INFRINGEMENT ON THE PROPRIETARY RIGHTS OF THE DESIGNER SHALL BE THE SOLE RESPONSIBILITY OF THE USER. SUBSTITUTIONS FOR TYPES I AND II SHALL BE AS APPROVED BY THE ENGINEER.

FLOATING TURBIDITY BARRIERS (FDOT INDEX 103)



NOTES:
1. THE ENTRANCE BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRED TOP DRESSING, REPAIR AND/OR CLEAN OUT OF ANY MEASURES USED TO TRAP SEDIMENT.
2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.
3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.

TEMPORARY GRAVEL CONSTRUCTION ENTRANCE
PLAT 4.03a
SOURCE: EROSION DRAW

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY: SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
POLLUTION PREVENTION PLAN
COCONUT CREEK, FLORIDA

DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE AS SHOWN

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591

DATE

JOB # 8281
SHT.NO.
PP-1
OF 15 SHEETS

BCEDP NO.

GENERAL NOTES
PAVING, GRADING & DRAINAGE

1. ALL DIMENSIONS SHOWN ON THESE DRAWINGS ARE SCALED DISTANCES. THE CONTRACTOR SHALL CONFIRM ALL MEASUREMENTS IN THE FIELD AND NOTIFY THE ENGINEER IN WRITING OF ANY DISCREPANCY PRIOR TO PERFORMING THE WORK. ALL QUANTITIES SHALL BE PAID ON THE BASIS OF FIELD MEASUREMENTS OF COMPLETED WORK.
2. REINFORCED CONCRETE PIPE (R.C.P.) SHALL BE IN ACCORDANCE WITH F.D.O.T. STANDARDS SPECIFICATIONS SEC. 941. CORRUGATED ALUMINUM PIPE (C.A.P.) SHALL BE IN ACCORDANCE WITH F.D.O.T. STANDARDS SPECIFICATIONS SEC. 945.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO MAKE SUCH EXAMINATION OF THE SITE OF THE WORK, AND OF ANY MATERIAL SOURCES INDICATED IN THE PLANS, AS MAY BE NECESSARY TO INFORM HIMSELF OF THE CONDITIONS UNDER WHICH WORK IS TO BE PERFORMED.
4. PROPOSED GRADES SHOWN IN PAVED AREAS REFER TO FINISH PAVEMENT GRADES.
5. PAVEMENT MARKING AND GEOMETRICS SHALL BE IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS .
6. ALL LOTS, ROADWAYS AND BORROW AREAS SHALL BE STRIPPED OF ALL DELETERIOUS (UNSUITABLE) MATERIALS AND MATERIALS SHALL BE DISPOSED WITHIN THE SITE.
7. ALL GRADING OF STREETS, INCLUDING THE REMOVAL OF ALL MATERIALS AND THE FINISHING OF ALL SHOULDERS, SUBGRADE PREPARATION, SWALES AND BACKSLOPES, IN ACCORDANCE WITH THE TYPICAL SECTIONS SHOWN HEREON SHALL BE INCLUDED IN THE BID PRICE FOR PAVING.
8. ANY EXISTING ROADWAY AND/OR UTILITY THAT IS DAMAGED BY THE CONTRACTOR SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE TO THE SATISFACTION OF THE ENGINEER, AND UTILITY.
9. THE FULL DEPTH OF ALL EXISTING ORGANIC AND DELETERIOUS MATERIALS WITHIN THE RIGHT –OF– WAY AND UTILITIES AND DRAINAGE EASEMENT SHALL BE COMPLETE REMOVED. NO MATERIALS OF F.D.O.T. CLASS A–5, A–7, OR A–8 SHALL BE ALLOWED.
10. ANY MUCK POCKETS OR GUMBO ENCOUNTERED SHALL BE REMOVED WITHIN THE ROADWAY TO 1.0' BELOW SUBGRADE AND TO OUTSIDE EDGE OF BOTH SHOULDERS.
11. ALL PAVING AND DRAINAGE WORK TO BE CONSTRUCTED IN FULL ACCORDANCE WITH CITY STANDARDS AND SPECIFICATIONS.
12. THE SEQUENCE OF CONSTRUCTION SHALL BE SUCH THAT ALL UNDERGROUND INSTALLATIONS OF EVERY KIND THAT WILL BE BENEATH THE PAVEMENT CURRENTLY TO BE CONSTRUCTED SHALL BE INSTALLED PRIOR TO THE COMPACTION OF SUBGRADE.
13. CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO ENGINEER AND COUNTY ON ALL PIPE, PIPE BANDS, DRAINAGE STRUCTURES, GRATES, FRAMES AND COVERS.
14. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE LOCATION OF EXISTING UTILITIES WHETHER SHOWN OR NOT SHOWN ON THESE DRAWINGS AND SHALL VERIFY ALL ELEVATIONS BEFORE STARTING CONSTRUCTION. ALL EXISTING UTILITIES DAMAGED BY THE CONTRACTOR SHALL BE RESTORED TO EXISTING OR BETTER CONDITIONS BY CONTRACTOR AT NO EXPENSE TO OWNER.
15. WHERE CONNECTIONS TO AN EXISTING DRAINAGE SYSTEM ARE PROPOSED, SAID EXISTING DRAINAGE STRUCTURES AND LINES SHALL BE PURGED OF ALL SILT AND DEBRIS PRIOR TO SAID CONNECTION, AND WHERE EXISTING DRAINAGE SYSTEM INCLUDES DITCHES, SAID DITCHES SHALL BE CLEARED AND REWORKED, AS NECESSARY, TO RESTORE THEM TO THEIR APPROVED DESIGN SECTION.
16. ALL PIPE JOINTS ARE TO BE INSPECTED BY A REPRESENTATIVE OF THE ENGINEER PRIOR TO BACKFILLING. ALL INSPECTIONS SHOULD BE ARRANGED NO LESS THAN 48 HOURS IN ADVANCE.
17. ALL CATCH BASIN GRATES MUST HAVE LOCKING CHAINS IN ACCORDANCE WITH FDOT INDEX 201.

CLEARING AND GRUBBING:

18. WORK SHALL CONSIST OF THE COMPLETE REMOVAL AND DISPOSAL OF ALL BUILDINGS, TIMBER, BRUSH, STUMPS, ROOTS, RUBBISH, AND DEBRIS AND ALL OTHER OBSTRUCTIONS RESTING ON OR PROTRUDING THROUGH THE SURFACE OF THE EXISTING GROUND AND THE SURFACE OF EXCAVATED AREAS, AND OF ALL OTHER STRUCTURES AND OBSTRUCTIONS NECESSARY TO BE REMOVED, INCLUDING SEPTIC TANKS, BUILDING FOUNDATIONS, AND PIPES.
19. ROOTS AND OTHER DEBRIS SHALL BE REMOVED TO A DEPTH OF AT LEAST ONE FOOT BELOW THE GROUND SURFACE. ALL STUMPS WITHIN THE CONSTRUCTION AREA SHALL BE COMPLETELY REMOVED AND DISPOSED OF BY THE CONTRACTOR.
20. EXISTING TREES TO REMAIN WHERE SO DIRECTED BY THE ENGINEER, SHALL BE TRIMMED, PROTECTED AND LEFT STANDING.
21. PROPERTY OBSTRUCTIONS WHICH ARE TO REMAIN IN PLACE, SUCH AS BUILDINGS, SEWERS, DRAINS, WATER OR GAS PIPES, CONDUITS, POLES, WALLS, POSTS, BRIDGES, ETC. ARE TO BE CAREFULLY PROTECTED FROM INJURY AND ARE NOT TO BE DISPLACED.
22. CLEARING AND GRUBBING MATERIALS SHALL BE DISPOSED OF BY THE CONTRACTOR IN LOCATIONS AND BY METHODS APPROVED BY THE ENGINEER.

SUBGRADE:

23. UTILIZATION OF MATERIAL IN SUBGRADE CONSTRUCTION SHALL BE IN ACCORDANCE WITH PLAN DETAILS OR AS DIRECTED BY THE ENGINEER.
24. A PROCTOR TEST SHALL BE PERFORMED ON THE PROPOSED SUBGRADE MATERIAL TO DETERMINE THE OPTIMUM MOISTURE CONTENT AND MAXIMUM DENSITY OF THE MATERIAL. IN–PLACE DENSITY TESTS OF THE FINISH SUBGRADE SHALL BE PERFORMED AT A FREQUENCY OF AT LEAST ONE TEST FOR EVERY 7,000 SQ.FT. OF PORPOSED PAVEMENT AREA TO DETERMINE COMPLIANCE WITH THE DESIGN SPECIFICATIONS OF 100% OF MAX. DENSITY PER AASHTO T–99 TESTING METHODS.
25. STABILIZED SUBGRADE SHALL HAVE A MINIMUM LIMEROCK BEARING RATIO (LBR) OF 40. THE COMPACTED SUBGRADE SHALL CONFORM TO THE LINES, GRADES, AND CROSS–SECTIONS SHOWN ON THE PLANS. ALL ROOTS, STUMPS, OR OBJECTIONABLE MATERIAL PRESENT ON, UNDER, OR PROTRUDING THROUGH THE SURFACE SHALL BE COMPLETELY REMOVED FROM THE SUBGRADE. THE FINISHED SURFACE OF THE SUBGRADE SHALL BE STRING–LINED PRIOR TO PLACEMENT OF ROCK BASE TO VERIFY THAT THE SUBGRADE HAS BEEN CONSTRUCTED TO THE PROPER LINES, CROSS–SECTIONS, AND ELEVATIONS WITHIN AN ALLOWABLE TOLERANCE OF 1/2" OF THE PROPOSED FINISH SUBGRADE ELEVATIONS.

BASE:

25. LIMEROCK COMPOSITION – THE FOLLOWING TESTS ARE REQUIRED ON THE LIMEROCK MATERIAL:
   A. CHEMICAL COMPOSITION TEST TO DETERMINE THAT MATERIAL HAS A MINIMUM PERCENT CARBONATES OF 70%.
   B. LIMEROCK BEARING RATIO TEST TO DETERMINE THAT MATERIAL CAN ACHIEVE AN LBR OF 100.
   C. SIEVE ANALYSIS TO INSURE THAT AT LEAST 97% (BY WEIGHT) OF THE MATERIAL SHALL PASS A 3–1/2" SIEVE AND MATERIAL SHALL BE GRADED UNIFORMLY DOWN TO DUST. THE FINE MATERIAL SHALL CONSIST ENTIRELY OF DUST OF FRACTURE. ALL CRUSHING OR BREAKING–UP WHICH MIGHT BE NECESSARY IN ORDER TO MEET SUCH SIZE REQUIREMENTS SHALL BE DONE BEFORE THE MATERIAL IS PLACED ON THE ROAD.
   D. LIMEROCK MATERIAL SHALL BE IN COMFORANCE WITH CITY'S REQUIREMENTS.
26. A PROCTOR TEST SHALL BE PERFORMED ON THE PROPOSED LIMEROCK MATERIAL TO DETERMINE THE MAXIMUM DENSITY OF THE MATERIAL. IN–PLACE DENSITY TESTS SHALL BE TAKEN AT A FREQUENCY OF AT LEAST ONE TEST FOR EVERY 2,400 SQ.FT. OF PROPOSED PAVEMENT TO DETERMINE COMPLIANCE WITH THE DESIGN SPECIFICATIONS OF 98% OF MAX. DENSITY PER AASHTO T–180 TESTING METHODS.
27. THE COMPACTED BASE SHALL CONFORM TO THE LINES, GRADES, AND CROSS–SECTION SHOWN ON THE PLANS. THE FINISH BASE SURFACE SHALL BE STRINGLINED OR CHECKED WITH A TEMPLATE TO VERIFY CONFORMANCE WITH THE PLAN GRADES WITHIN AN ALLOWABLE TOLERANCE OF 1/4" OF THE PROPOSED BASE ELEVATIONS. PRIME COAT SHALL BE APPLIED AT A RATE OF 0.25 GALLONS PER SQUARE YARD.

ASPHALTIC CONCRETE SURFACE COURSE:

28. TACK COAT
   A. PRIOR TO INSTALLATION OF THE OVERLAY, THE SURFACE OF THE EXISTING ASPHALT SHALL BE BROOMED TO REMOVE ALL LOOSE MATERIAL WHICH MIGHT INTERFERE WITH THE ADHESION OF THE EXISTING ASPHALT AND OVERLAY.
   B. A TACK COAT SHALL BE APPLIED TO THE TOP OF THE CLEAN ASPHALT SURFACE AT A RATE OF 0.10 GALLONS/SQ.FT. IN THE PRESENCE OF THE ENGINEER'S REPRESENTATIVE.
29. PRIME COAT SHALL BE APPLIED AT A RATE OF 0.25 GALLONS PER SQUARE YARD. PRIME AND TACK COAT FOR BASE SHALL CONFORM TO THE REQUIREMENTS AND SPECIFICATIONS OF SECTION 300–1 THROUGH 300–7 OF F.D.O.T. STANDARDS SPECIFICATIONS.
30. ASPHALTIC CONCRETE SHALL CONFORM TO FLORIDA D.O.T. REQUIREMENTS OF TYPE S–1 AND S–3. CERTIFICATIONS OF THE ASPHALT MIX SHALL BE SUBMITTED BY THE ASPHALT PLANT TO THE ENGINEER FOR APPROVAL PRIOR TO CONSTRUCTION.
31. THE TEMPERATURE OF THE ASPHALT SHALL BE AT LEAST 230 DEGREES F. DURING THE LAYING OPERATION.
32. THE THICKNESS OF THE FINISHED SURFACE COURSE SHALL BE CHECKED AT VARIOUS INTERVALS TO INSURE THE CONSTRUCTED SURFACE COURSE IS WITHIN 1/8" OF THE DESIGN THICKNESS (NO NEGATIVE TOLERANCE WILL BE ACCEPTABLE).
33. THE FINISHED SURFACE OF THE ASPHALT SHALL BE CHECKED WITH A STRAIGHT EDGE TO INSURE THAT THE LINE, GRADE, AND CROSS–SECTION OF THE FINISHED PAVEMENT SECTION IS IN CONFORMANCE WITH THE DESIGN PLANS. THE FINISHED SURFACE SHALL BE OF UNIFORM TEXTURE AND COMPACTION. THE SURFACE SHALL HAVE NO PULLED, TORN, OR LOOSENED PORTIONS AND SHALL BE FREE OF SEGREGATION, SAND, STREAKS, SAND SPOTS, OR RIPPLES. ALL AREAS OF THE SURFACE WHICH DOES NOT MEET THE FOREGOING REQUIREMENTS SHALL BE CORRECTED TO THE ENGINEER'S SATISFACTION.
34. ALL REPAIRS TO EXISTING PAVEMENT SHALL RECEIVE SAWCUT EDGE PRIOR TO RELAYING ASPHALT. UNDER PAVEMENT UTILITY PIPING OR WIRING LESS THAN FOUR (4) INCHES IN DIAMETER REQUIRES A SCHEDULE 40 PVC CASING PIPE WITH SAND BACKFILLS.
35. ALL PERMANENT CONTROL POINTS AND/OR REFERENCE MARKERS SHOWN ON PLAT SHALL BE RAISED TO FINAL GRADE IF LOCATED IN PAVEMENT OR CONCRETE. THESE POINTS AND REFERENCE MARKERS SHALL BE LOCATED AND NOTED ON THE PLAT.

NOTIFICATION, TESTING

36. NOTIFICATION – THE CONTRACTOR SHALL NOTIFY THE ENGINEER, THE CITY AND UTILITIES 48 HOURS PRIOR TO SCHEDULING FIELD OBSERVATIONS AND SHALL SUPPLY ALL EQUIPMENT NECESSARY TO TEST THE COMPLETED WORK. CALL U.N.C.L.E. PRIOR TO ANY EXCAVATION.
37. ALL DRAINAGE SYSTEMS SHALL BE PUMPED DOWN TO BELOW 1/3 OF THE DIAMETER OF THE PIPE (FROM THE INVERT) AND LAMPED AS A REQUIREMENT OF THE FINAL DRAINAGE INSPECTION.
38. GRATE AND RIM ELEVATION ARE BASED ON PROPOSED FINISHED GRADE. ADJUSTMENTS MAY BE NECESSARY DUE TO FIELD CONDITIONS. ADJUSTMENTS ARE TO BE MADE BY THE CONTRACTOR WHEN THE BASE COURSE IS IN PLACE OR SITE GRADING IS COMPLETE. COST OF ADJUSTING RIMS AND GRATES IS TO BE INCLUDED IN BASE BID.

SODDING:

39. WORK CONSISTS OF THE ESTABLISHING OF A STAND OF GRASS WITHIN THE AREAS CALLED FOR BY THE FURNISHING AND PLACING OF GRASS SOD AND FERTILIZING, WATERING, AND MAINTAINING SODDED AREAS SUCH AS TO ASSURE A HEALTHY STAND OF GRASS.
40. THE AREA OVER WHICH THE SOD IS TO BE PLACED SHALL BE SCARIFIED OR LOOSENED TO SUITABLE DEPTH. THE SOD SHALL BE PLACED ON THE PREPARED SURFACE WITH EDGES IN CLOSE CONTACT WITH APPROPRIATE TOOLS. ON AREAS WHERE THE SOD MAY SLIDE DUE TO HEIGHT AND SLOPE, THE ENGINEER MAY DIRECT THAT THE SOD BE PEGGED WITH PEGS DRIVEN THROUGH THE SOD BLOCKS INTO FIRM EARTH AT SUITABLE INTERVALS, AND SHALL BE FIRMLY AND SMOOTHLY EMBEDDED BY LIGHT TAMPING.

INSPECTIONS:

THE CONTRACTOR SHALL CONTACT THE CITY OF COCONUT CREEK AT LEAST 48 HOURS PRIOR TO THE BEGINNING OF CONSTRUCTION AND PRIOR TO THE INSPECTION OF THE FOLLOWING ITEMS:

1. CLEARING AND FILLING.
2. STORM DRAINAGE SYSTEM LAMPING.
3. SUBGRADE (DENSITY TESTS SHALL BE APPROVED PRIOR TO THE PLACEMENT OF LIMEROCK.
4. LIMEROCK BASE (DENSITY TEST AND AS–BUILTS MUST BE SUBMITTED WITH A CERTIFIED LETTER FROM THE ENGINEER OF RECORD INDICATING THEY CONFORM WITH THE APPROVED PLAN PRIOR TO THE PLACEMENT OF ASPHALT.
5. ASPHALTIC CONCRETE.
6. FINAL.
7. THE CONTRACTOR SHALL NOTIFY THE CITY AND THE ENGINEER OF RECORD AT LEAST 48 HOURS PRIOR TO THE BEGINNING OF CONSTRUCTION AND IN ADVANCE OF REQUIRED INSPECTIONS. TESTING WILL BE REQUIRED FOR THE FOLLOWING TASKS.
   A. STORM DRAINAGE
   B. WATER DISTRIBUTION SYSTEM
   C. SANITARY SEWER SYSTEM
   D. ROAD SUBGRADE
   E. FINISHED LIMEROCK BASE
   F. ASPHALTIC CONCRETE
   G. PIPE BACKFILL
8. ALL TESTING WILL BE WITNESSED BY THE CITY OF COCONUT CREEK. THE ENGINEER OF RECORD WILL PROVIDE CONSTRUCTION OBSERVATION SERVICES AND COPY REPORTS TO THE CITY ENGINEER ON A BI–WEEKLY BASIS. FINAL SITE GRADING WORK SHALL BE INSPECTED BY THE ENGINEER OF RECORD. EMERGENCY SITUATIONS AND CHANGE OF PLANS SHALL BE REPORTED AT THE TIME OF EACH OCCURRENCE.

PAVEMENT MARKING SPECIFICATIONS

All Pavement markings to be installed per these typicals, plans and specifications, and as directed by the City Engineer and shall conform to the requirements of F.D.O.T. and "The Manual on Uniform Traffic Control Devices", Broward County.

PERMANENT MARKINGS

Installation:
– All markings shall be installed by the extruded method.
– Markings shall be free of weaves, bows, drips, drags, and other degrading items.
– Chalk shall be used for all layout markings

Materials:
– All materials shall be alkyd thermoplastic meeting all State specifications.

Thickness:
– All markings shall be installed to yield 90 mils of material measured above the pavement surface.

Beads:
– Reflective beads are to be installed per FDOT specifications on all markings.

Alternate Material:
– STAYMARK marking tape, or equivalent may be used, as approved or directed by the city engineer.

Layout:
– Layout shall be made using marking chalk.
– It is recommended that marking layout be inspected by the City Engineer prior to the placement of final markings.

TEMPORARY MARKINGS

Temporary markings may be used only as specified in this section, or as approved or directed by the City Engineer.

Final Pavement Surface:
– Only foil backed marking tape is allowed.
– All tape shall be totally removed concurrent with permanent marking placement.

Other Pavement Surfaces:
– Intermediate pavement surfaces may be marked with FDOT approved materials, designs, and specifications.

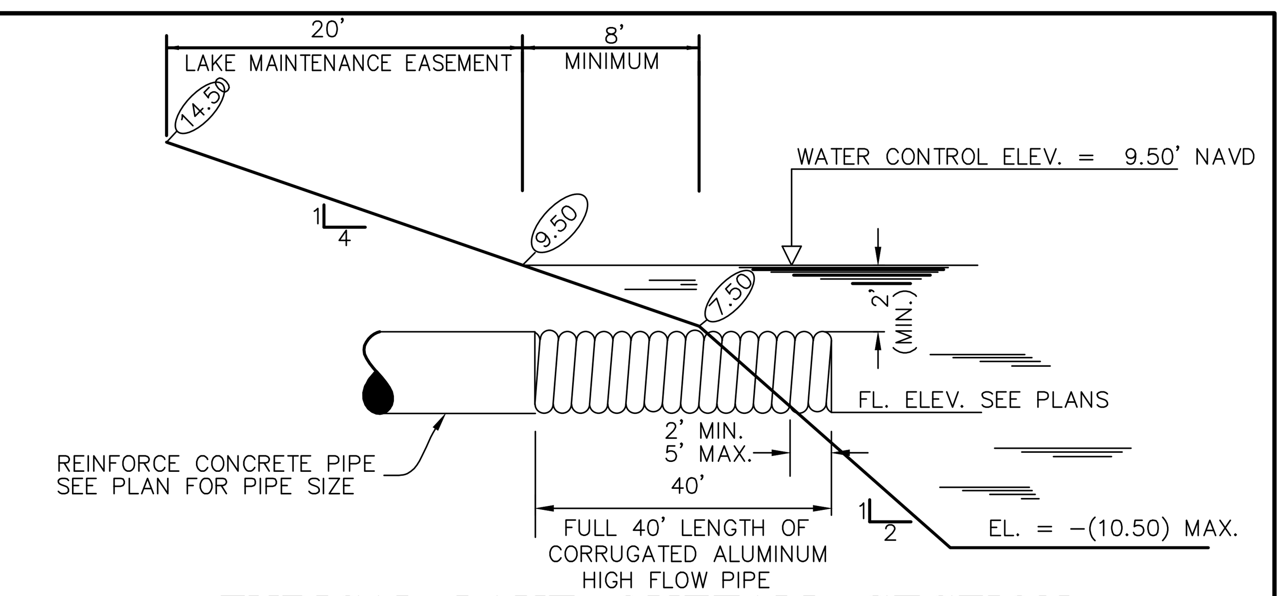
ALL PAVEMENT MARKINGS

All paved surfaces shall be properly marked prior to the hours of darkness.

RAISED PAVEMENT MARKERS

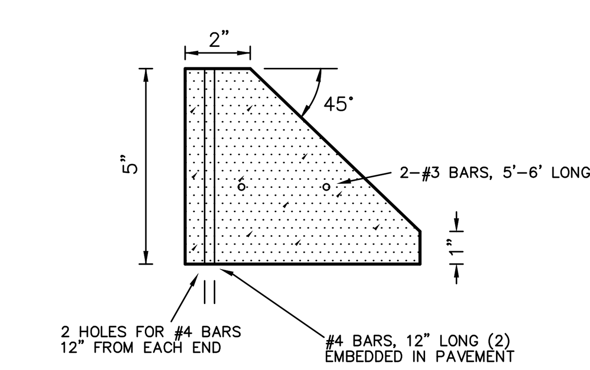
– R.P.M.s shall be installed on all lane lines and centerlines, spaced at 20'or 40'.
– R.P.M.s shall be a 4 x 4 type class "B" marker meeting FDOT specifications and shall be approved by the City Engineer prior to use.
– R.P.M.'s shall be installed using alkyd thermoplastic on asphalt and epoxy on concrete.

PAVEMENT MARKING SPECIFICATION



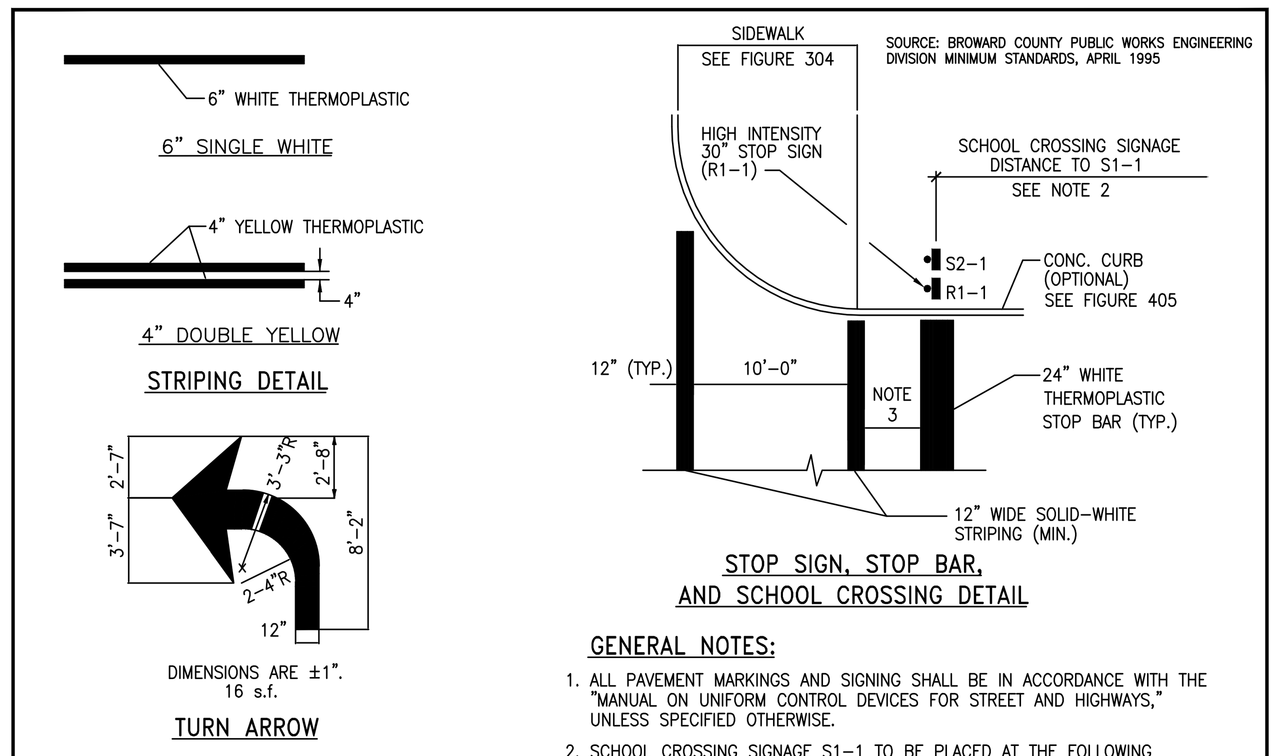
TYPICAL LAKE OUTFALL SECTION

NOT TO SCALE



CONCRETE WHEEL STOP

NOT TO SCALE



GENERAL NOTES:

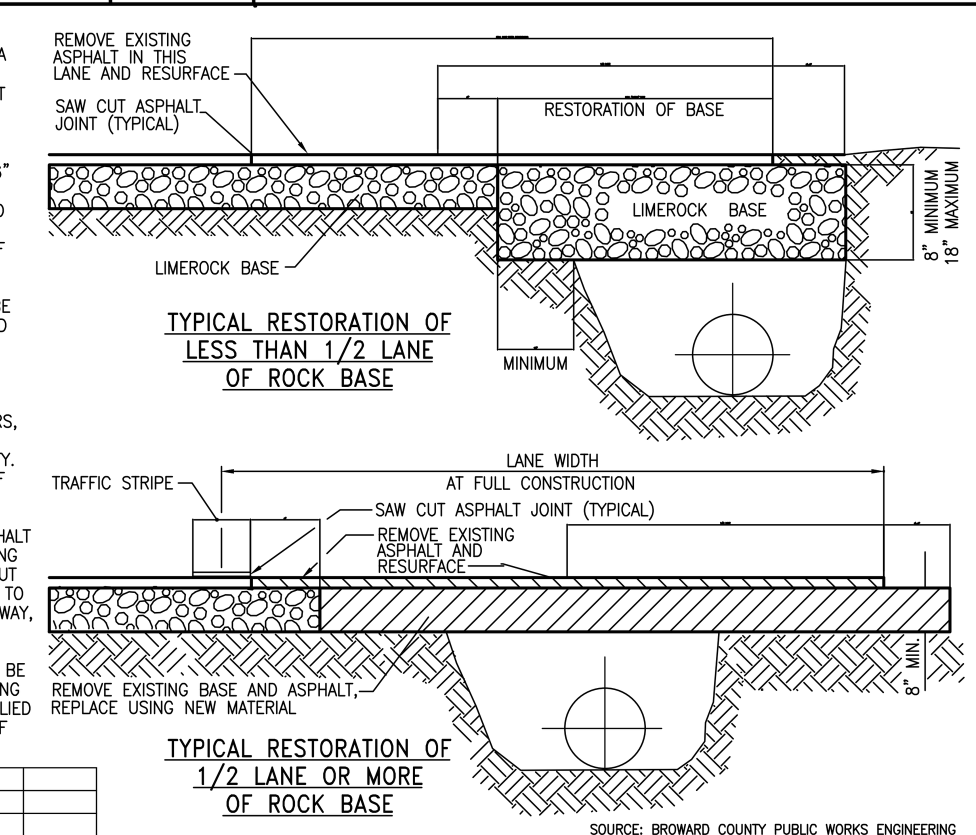
1. ALL PAVEMENT MARKINGS AND SIGNING SHALL BE IN ACCORDANCE WITH THE "MANUAL ON UNIFORM CONTROL DEVICES FOR STREET AND HIGHWAYS," UNLESS SPECIFIED OTHERWISE.
2. SCHOOL CROSSING SIGNAGE S1–1 TO BE PLACED AT THE FOLLOWING DISTANCE FROM S2–1, ON APROACH TO THE CROSSWALK: 25–35 MPH = 200'; 35–45 MPH = 350'; 45–55 MPH = 500'.
3. 4–FEET DISTANCE ACROSS TWO–LANE RESIDENTIAL STREETS; 40–FEET DISTANCE FOR FOUR TO SIX–LANE HIGHWAYS.

Date	Revisions	Appr. by

FIGURE 307 — CITY OF COCONUT CREEK UTILITIES AND ENGINEERING DEPARTMENT — Date: — Scale: N.T.S. — Dwg: F307 — PAVEMENT MARKING DETAILS

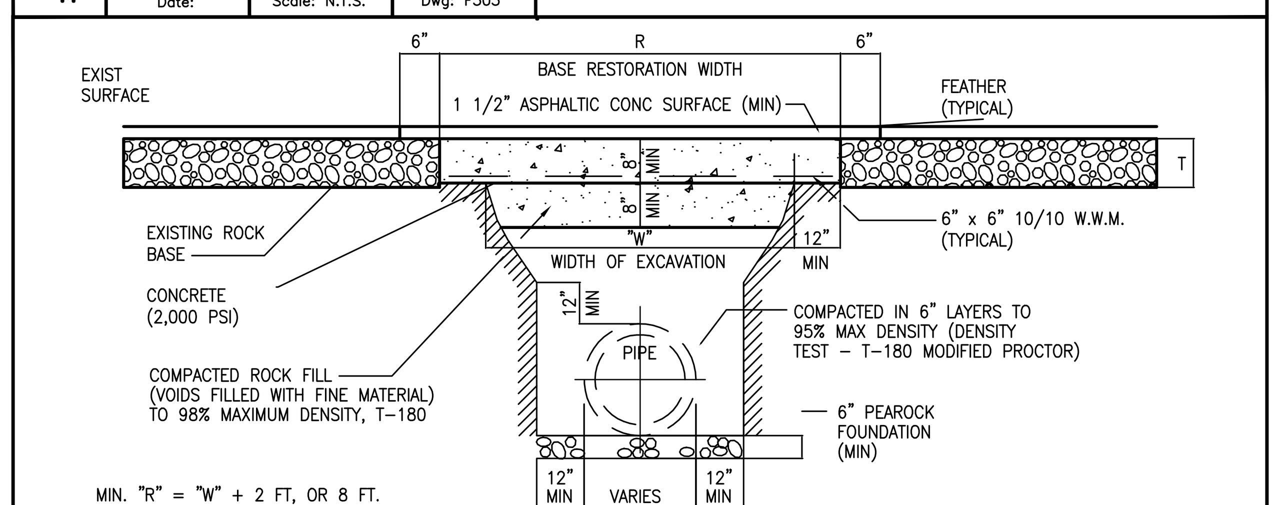
NOTES:

1. BASE MATERIAL SHALL HAVE A MINIMUM LBR OF 100 AND A MINIMUM CARBONATE CONTENT OF 70% (60% FOR LOCAL STREETS).
2. BASE SHALL BE PLACED IN 6" MAXIMUM THICKNESS LAYERS WITH EACH LAYER COMPACTED AS REQUIRED AND TESTED PRIOR TO THE PLACEMENT OF THE SUCCEEDING LAYERS.
3. SUBGRADE MATERIAL SHALL BE GRANULAR AND ANGULAR, AND SHALL HAVE A MINIMUM LBR OF 40.
4. BACKFILL SHALL BE PLACED AND COMPACTED IN 8" LAYERS, BUT TESTING WILL BEGIN 12" ABOVE THE INSTALLED FACILITY. PRIOR TO THE PLACEMENT OF THE SUCCEEDING LAYERS.
5. ALL EDGES OF EXISTING ASPHALT PAVEMENT WHERE RESURFACING WILL ABUT, SHALL BE SAW CUT IN STRAIGHT LINES PARALLEL TO OR PERPENDICULAR TO ROADWAY, PRIOR TO THE RESURFACING.
6. RESURACING MATERIAL SHALL BE CONSISTENT WITH SURROUNDING SURFACE AND SHALL BE APPLIED A MIN. OF 1" AND A MAX. OF 2" IN THICKNESS.



Date	Revisions	Appr. by

FIGURE 303 — CITY OF COCONUT CREEK UTILITIES AND ENGINEERING DEPARTMENT — Date: — Scale: N.T.S. — Dwg: F303 — RESTORATION OF FLEXIBLE PAVEMENT – LONGITUDINAL CUTS



GENERAL NOTES

1. BASE AND BACKFILL MATERIALS SHALL BE EITHER OF THE SAME TYPE AND COMPOSITION AS THE MATERIALS REMOVED, OR OF EQUAL OR GREATER STRUCTURAL ADEQUACY. MATERIALS CONTAMINATED WITH DELETERIOUS SUBSTANCES DURING EXCAVATION SHALL NOT BE USED.
2. BASE MATERIAL SHALL BE PLACED IN TWO OR THREE LAYERS AND EACH LAYER THOROUGHLY ROLLED OR TAMPED TO THE SPECIFIED DENSITY.
3. ASPHALT CONCRETE PAVEMENT JOINTS SHALL BE MECHANICALLY SAWED.
4. SURFACE TREATED PAVEMENT JOINTS SHALL BE LAPPED AND FEATHERED.
5. SURFACE MATERIAL WILL BE CONSISTENT WITH THE EXISTING SURFACE.
6. PLACE PRIME COAT ON COMPACTED BASE AND TACK ON EXISTING ASPHALT CONCRETE SURFACES AND EDGES.
7. COMPACTION TESTS SHALL BE TAKEN AS DIRECTED BY THE CITY ENGINEER AND PAID FOR BY THE PERMITTEE. A MINIMUM OF ONE PER CROSSING OR ONE PER 100–FT PARALLEL CONSTRUCTION WILL BE REQUIRED.

Date	Revisions	Appr. by

FIGURE 302 — CITY OF COCONUT CREEK UTILITIES AND ENGINEERING DEPARTMENT — Date: — Scale: N.T.S. — Dwg: F302 — RESTORATION OF FLEXIBLE PAVEMENT – CROSSINGS

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY: SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING – LAND PLANNING
LANDSCAPE ARCHITECTURE – SURVEYING
7900 GLADES ROAD – SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)–392–1991 / FAX (561)–750–1452

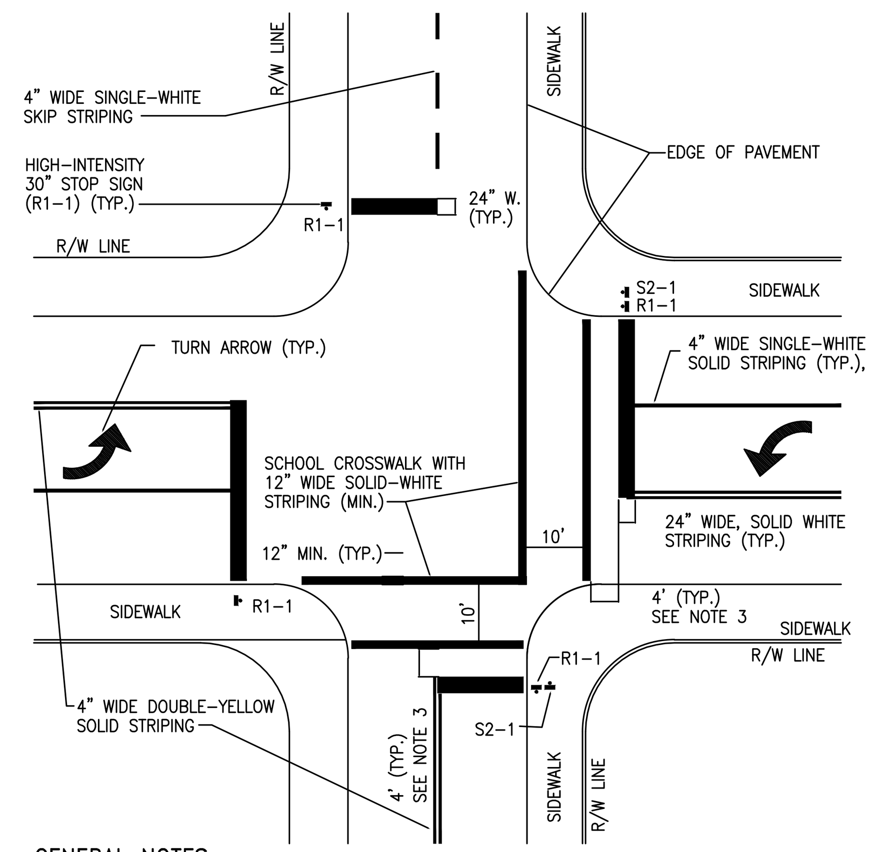
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
PAVING, GRADING, & DRAINAGE DETAILS
COCONUT CREEK, FLORIDA

DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB–0003591
DATE

JOB # 8281
SHT.NO.
PD–2
OF 15 SHEETS

BCEDP NO.



GENERAL NOTES:

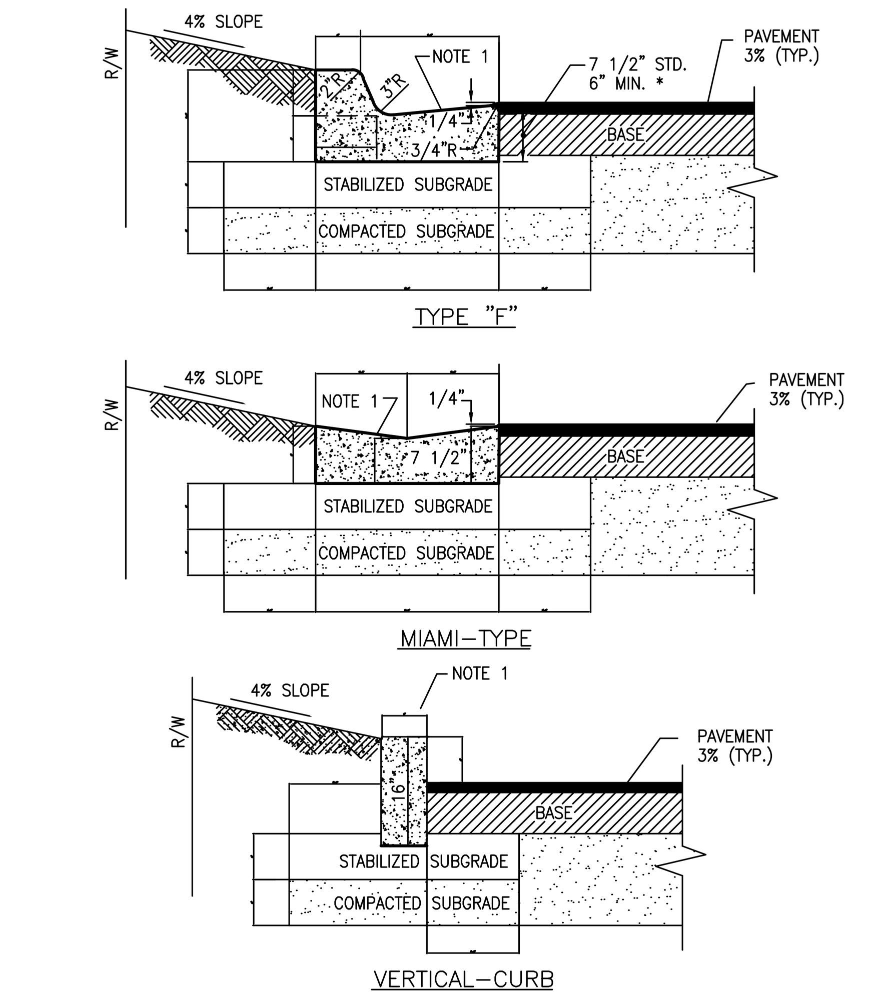
1. ALL PAVEMENT MARKINGS AND SIGNING SHALL BE IN ACCORDANCE WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREET AND HIGHWAYS," UNLESS SPECIFIED OTHERWISE.
2. SEE FIGURE 307 FOR ADDITIONAL SIGNAGE, MARKING AND CROSSWALK DETAILS.
3. 4-FEET DISTANCE ACROSS TWO-LANE RESIDENTIAL STREETS; 40-FEET DISTANCE FOR FOUR TO SIX-LANE HIGHWAY.
4. DOUBLE-SIGNING SHALL BE INSTALLED BY WORK ORDER REQUEST.

SOURCE: BROWARD COUNTY PUBLIC WORKS ENGINEERING DIVISION MINIMUM STANDARDS, APRIL 1995

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

PAVEMENT SIGNING AND MARKING DETAILS

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F306	Fig: 306

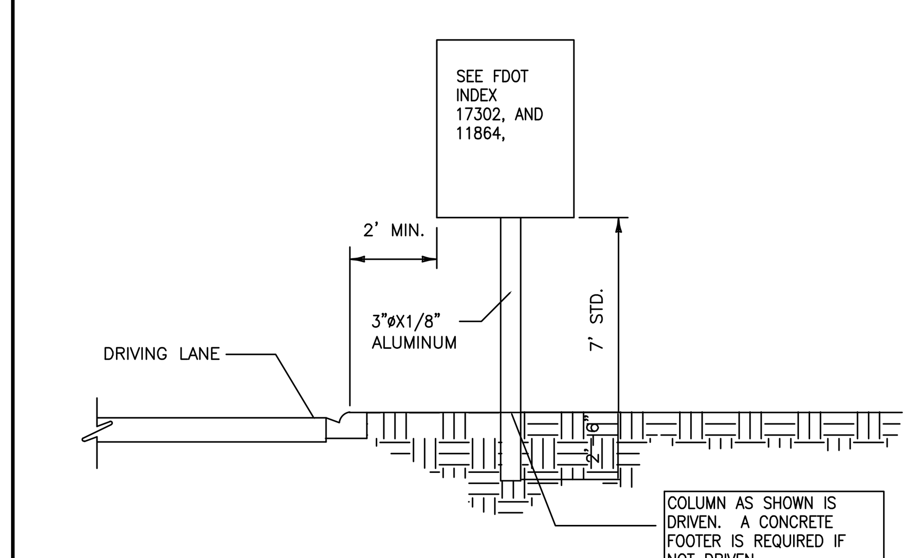


NOTE:
1. USE AN ALTERNATE ONLY PER ENGINEER DESIGN AND AND CITY APPROVAL; OR, AS CONTIGUOUS TO SPECIAL PAVERS.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

CURB AND GUTTER DETAILS

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F308	Fig: 308



GENERAL NOTES:

1. The typical section shown here serves as a guide for locating the traffic signs required under various roadside conditions. For size and details of sign construction and footing, refer to the appropriate FDOTstandard index drawing for roadside sign.
2. It shall be the CONTRACTORS respon – sibility to verify the length of sign supports in the field prior to fabrication.
3. Roadside signs shall be installed at an angle of 1 to 4 degrees away from the traffic flow(see illustration). Shoulder mounted signs shall be rotated counterclockwise and median mounted signs rotated clockwise. Signs on curves shall be mounted as noted above from the perpendicular to the motorists line of sight.
4. The setback for stop and yield signs may be reduced to 3' minimum from the driving lane if required for visibility inbusiness or residential sections with no curb and speeds of 30 MPH or less.
5. The mounting heights are measured from the bottom of the sign panel to a horizontal line extended from the edge of the driving lane. If the standard heights cannot be met, the minimum heights are follows:

Expressway & Freeway Systems	7'
Other Roadway Systems	
Rural	5'
Urban (including residential with parking and/or pedestrian activity)	7'

If a secondary sign is mounted below the major sign,the major sign shall be at least 8' and the secondary sign at least 5' for expressway & freeway systems and for other systems the height to the secondary sign shall be at least 4' for rural and 6' for urban sections.

6. Sign supports should never be placed in ditches where erosion might affect the proper operation of the breakaway feature. It is also possible that a vehicle entering the ditch might be guided into the support.

Sign Face
Angle From Center Of Roadway

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

TYPICAL ROADSIDE SIGN PLACEMENT DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F313A	Fig: 313A

GENERAL NOTES

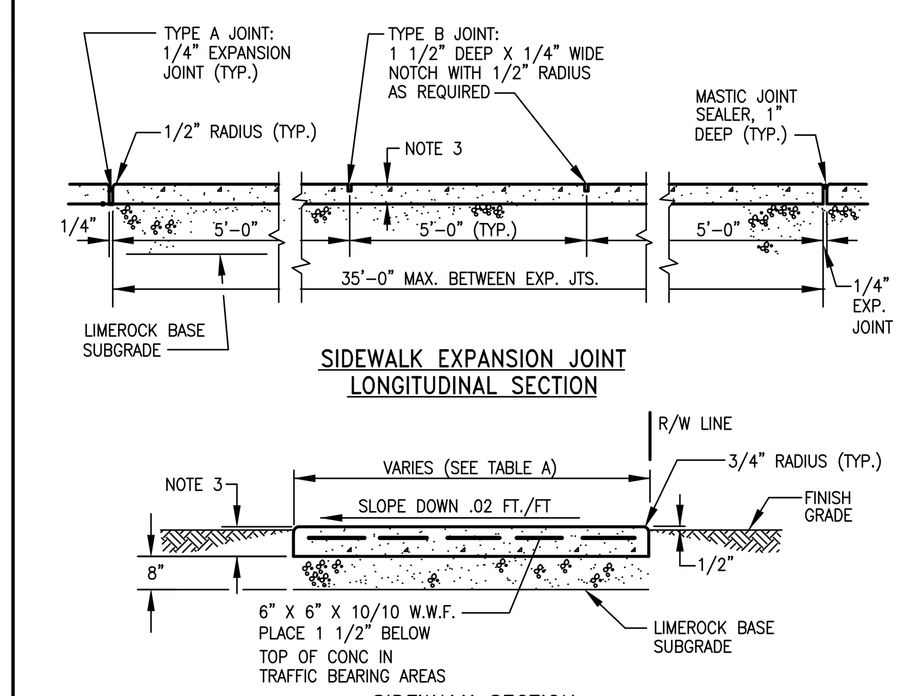
1. These inlets are suitable for bicycle and pedestrian areas and are to be used in ditches, medians and other areas subject to infrequent traffic loadings but are not to be placed in areas subject to any heavy wheel loads.
2. Inlets subject to minimal debris should be constructed without slots. Where debris is a problem inlets should be constructed with slots. Slotted inlets located within roadway clear zones and in areas accessible to pedestrians shall have traversable slots. The traversable slot modification is not adaptable to inlet Type H. Slots may be constructed at either or both ends as shown on plans.
3. Steel grates are to be used on all inlets where bicycle traffic is anticipated. Steel grates are to be used on all inlets with traversable slots. Either cast iron or steel grates may be used on inlets without slots where bicycle traffic is not anticipated. Either cast iron or steel grates may be used on all inlets with non–traversable slots. Subject to the selection described above, when Alternate G grate is specified in the plans, either the steel grate, hot dipped galvanized after fabrication, or the cast iron grate may be used, unless the plans stipulate the particular type.
4. Recommended maximum pipe sizes shown are for concrete pipe. Pipe sizes larger than those recommended must be checked for fit.
5. All exposed corners and edges of concrete are to be chamfered .
6. Pavement to be used on inlets without slots and inlets with non–traversable slots only when called for in the plans; but required on all traversable slot inlets. Cost to be included in contract unit price for inlets. Quantities shown are for information only.
7. Traversable slots constructed in existing inlets shall be paid for as inlets partial, and shall include the cost for slot openings, paving and any required replacement grates.
8. Sodding to be used on all inlets not located in paved areas and paid for under contract unit price for Sodding SY.

FDOT INDEX 232

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

STORM INLET DETAIL
GENERAL NOTES
6 OF 6

Date	Revisions	Appr. by	DATE:	Scale: N.T.S.	Dwg: F309F	Fig: 309F



SIDEWALK SECTION

TABLE A – SIDEWALK WIDTH	
WIDTH	ROADWAY APPLICATION
5'	LOCAL STREET ACCESSES
5'	TWO–LANE COLLECTOR
5'	FOUR–LANE COLLECTOR
5'	ARTERIAL ROADWAYS

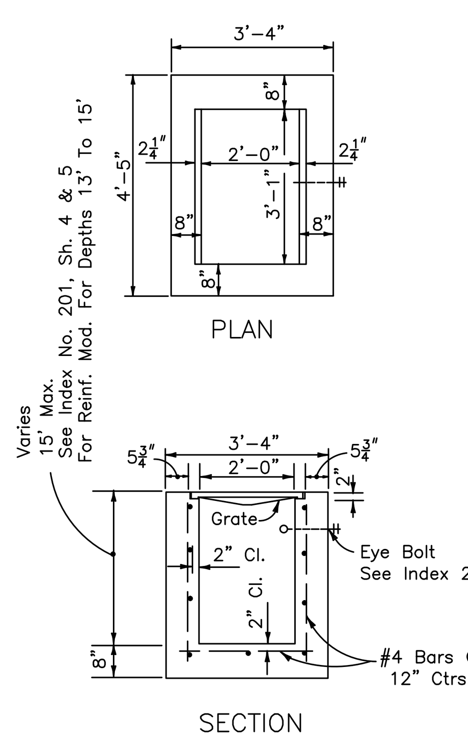
SIDEWALK JOINTS	
TYPE	LOCATION
"A"	P.C. P.T. OF CURVES
"B"	5'–0" CENTER TO CENTER ON SIDEWALKS

NOTES:
1. CONCRETE TO BE TYPE I 2500 P.S.I.
2. USE OF REINFORCED CEMENT IS PROHIBITED
3. 4" THK. MIN. (TYP.); 6" THK. AT DRIVEWAYS, EXTENDED TWO–FEET BEYOND DRIVE, ON BOTH SIDES.
4. SIDEWALK SLOPES SHALL MEET THE REQUIREMENTS OF THE AMERICAN WITH DISABILITIES ACT.
5. CONSTRUCT EXPANSION JOINTS AT SPACINGS SHOWN ABOVE; AT POINT OF CURVATURE; AT ADJOINING STRUCTURES; AND, AT THE END OF DAYS WORK.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

TYPICAL SIDEWALK DETAILS

Date	Revisions	Appr. by	DATE:	Scale: N.T.S.	Dwg: F304	Fig: 304



TYPE C

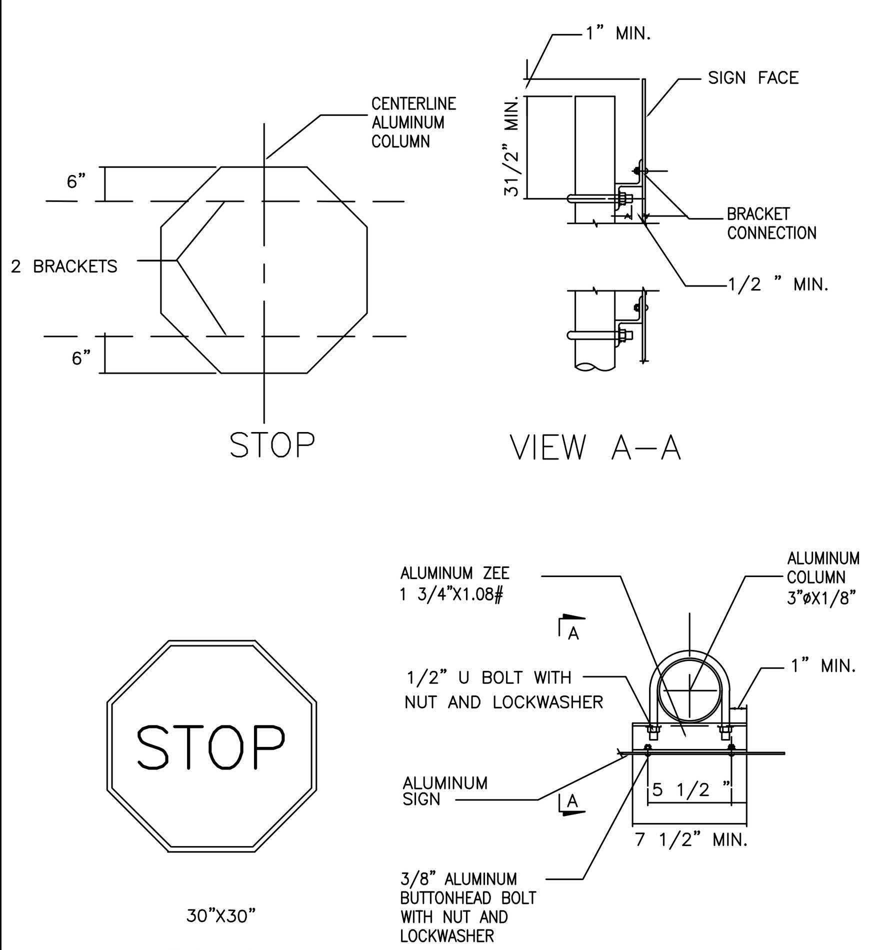
Recommended Maximum Pipe Size:
2'-0" Wall-18" Pipe
3'-1" Wall-24" Pipe

FDOT INDEX 232

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

STORM INLET DETAIL
TYPE "C"
1 OF 6

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F309A	Fig: 309A

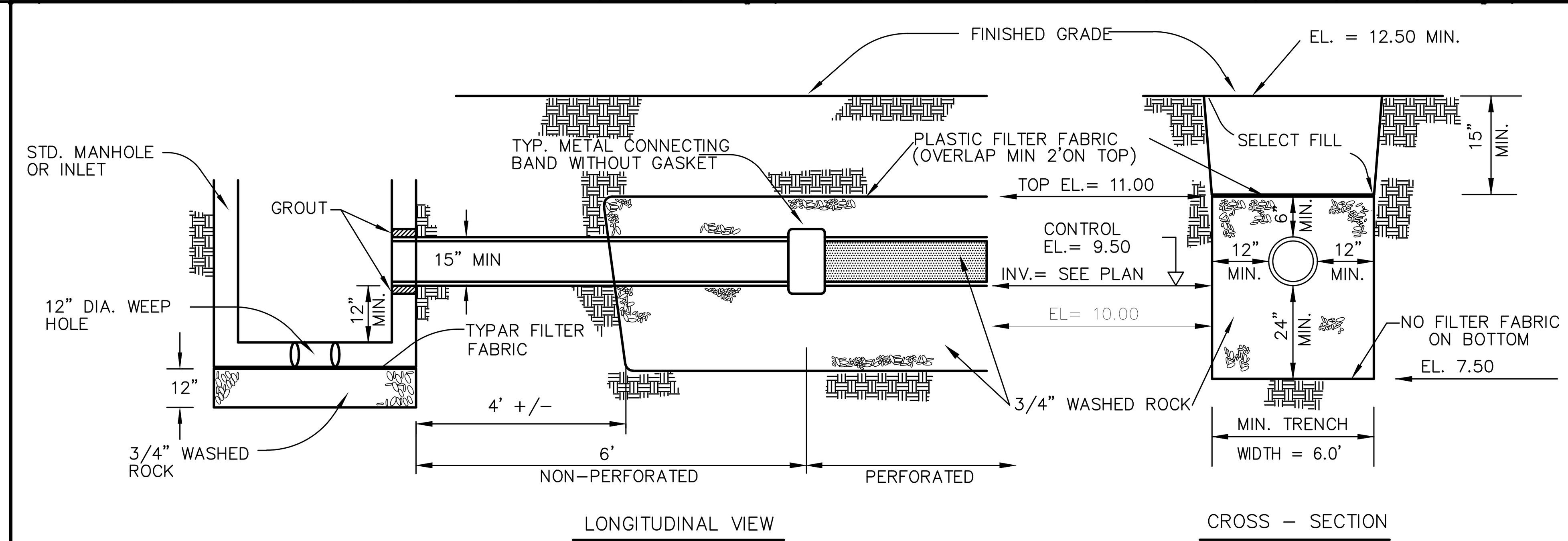


NOTES:
1. STOP SIGNS SHALL HAVE REFLECTIVE RED BACKGROUND AND WHITE LETTERING.
2. ALL SIGNS SHALL BE ACCORDING TO MUTCD. MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

STOP SIGN AND TYPICAL SIGN BRACKET DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F313	Fig: 313

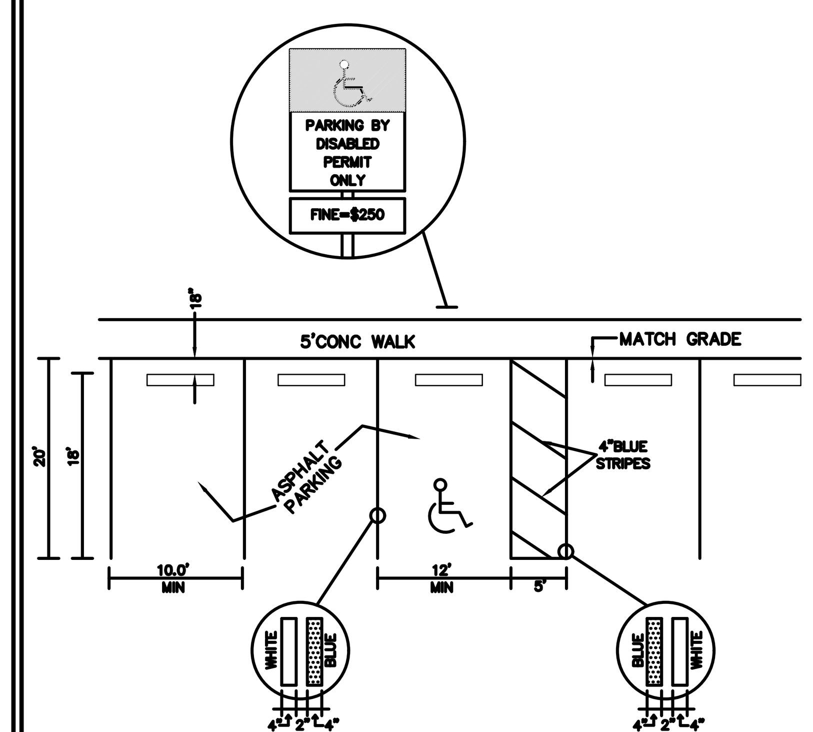


NOTES:

1. THE CONTRACTOR SHALL TAKE NECESSARY PRECAUTIONS TO PREVENT CONTAMINATION OF THE TRENCH BY SAND, SILT, OR OTHER MATERIAL.
2. THE CONTRACTOR MAY INSTALL EITHER:
   A. CORRUGATED METAL–BITUMINOUS COATED (PERFORATED) OR
   B. CORRUGATED ALUMINUM (PERFORATED) 15 GAGE.
   C. HIGH DENSITY POLYETHYLENE PIPE
3. NO PIPE PERFORATIONS FOR THE FIRST 6 FEET FROM THE INLET OR MANHOLE.
4. PIPE PERFORATIONS SHALL BE 5/16" HOLES SPACED AT 1' 7/8" (MINIMUM 200 HOLES PER LINEAR FOOT).
5. SEE DETAILS OF MANHOLE AND/OR INLET FOR CONSTRUCTION DETAILS OF SAME.
6. PLASTIC FILTER FABRIC SHALL CONFORM TO D.O.T. SECTION 985 OR APPROVED EQUAL.
7. PRIOR TO BACKFILLING ANY DRAINAGE STRUCTURES, THE CITY ENGINEERING DEPARTMENT SHALL BE GIVEN 24 HOURS NOTICE IN ORDER TO SCHEDULE AN INSPECTION OF THE FACILITY.
8. THE EXISTING WATER TABLE ELEVATION SHALL BE INDICATED ON ALL CONSTRUCTION PLANS.

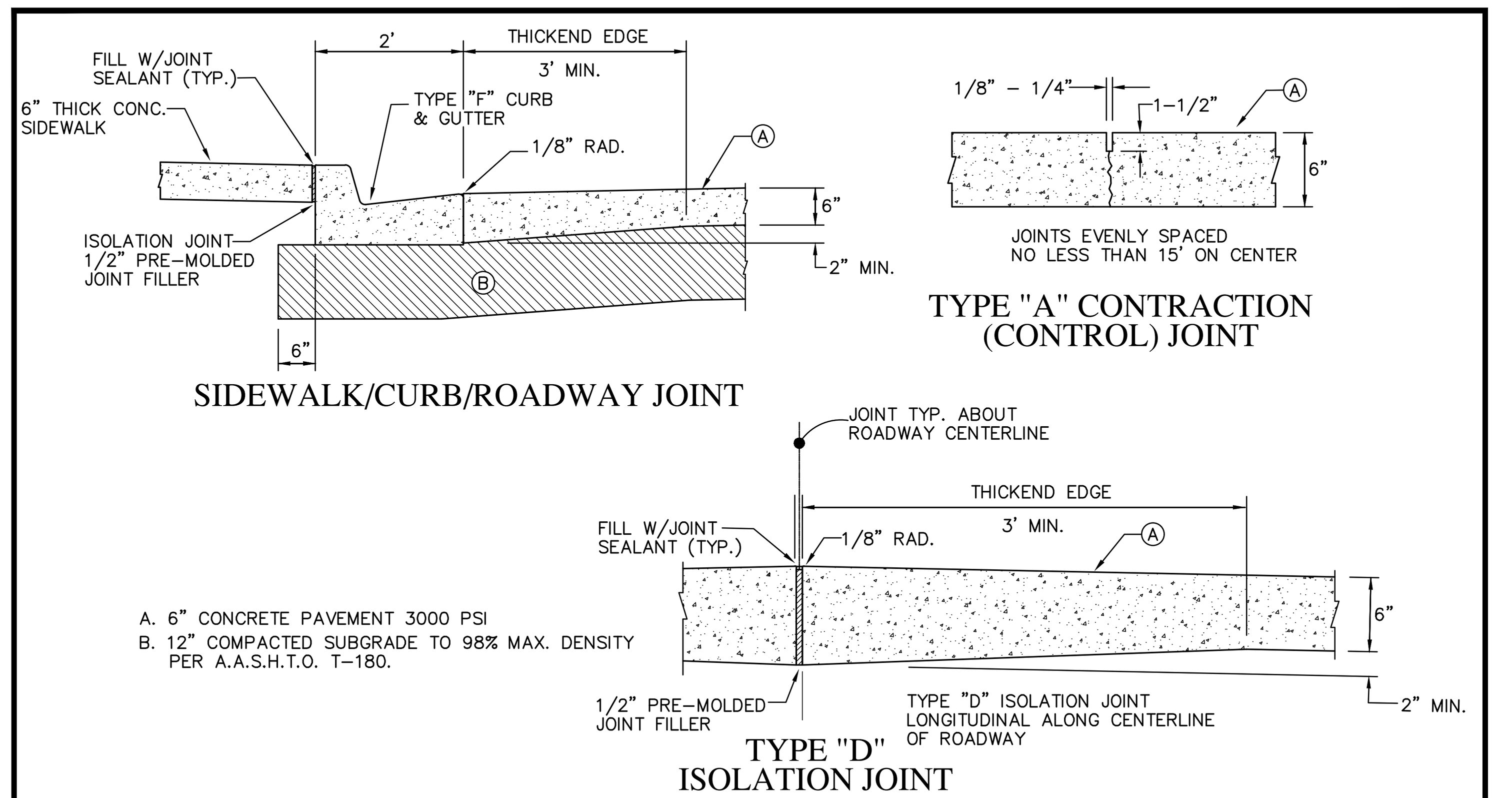
FRENCH DRAIN

NOT TO SCALE



STANDARD PARKING DETAIL

N.T.S.



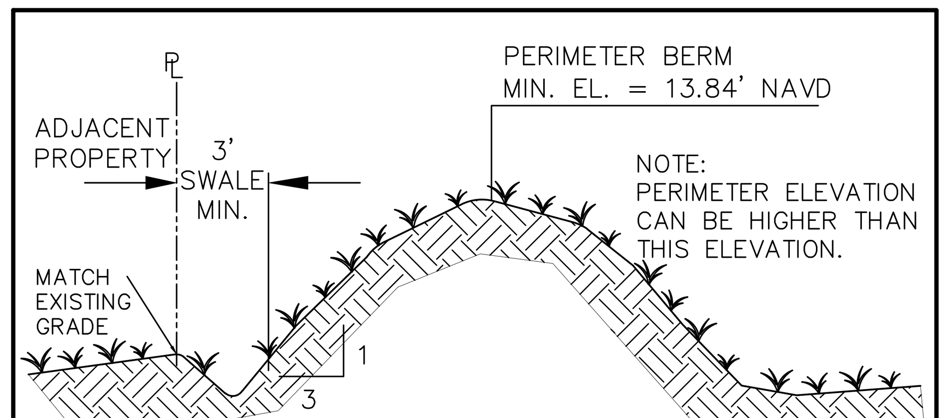
SIDEWALK/CURB/ROADWAY JOINT

TYPE "A" CONTRACTION (CONTROL) JOINT

A. 6" CONCRETE PAVEMENT 3000 PSI
B. 12" COMPACTED SUBGRADE TO 98% MAX. DENSITY PER A.A.S.H.T.O. T-180.

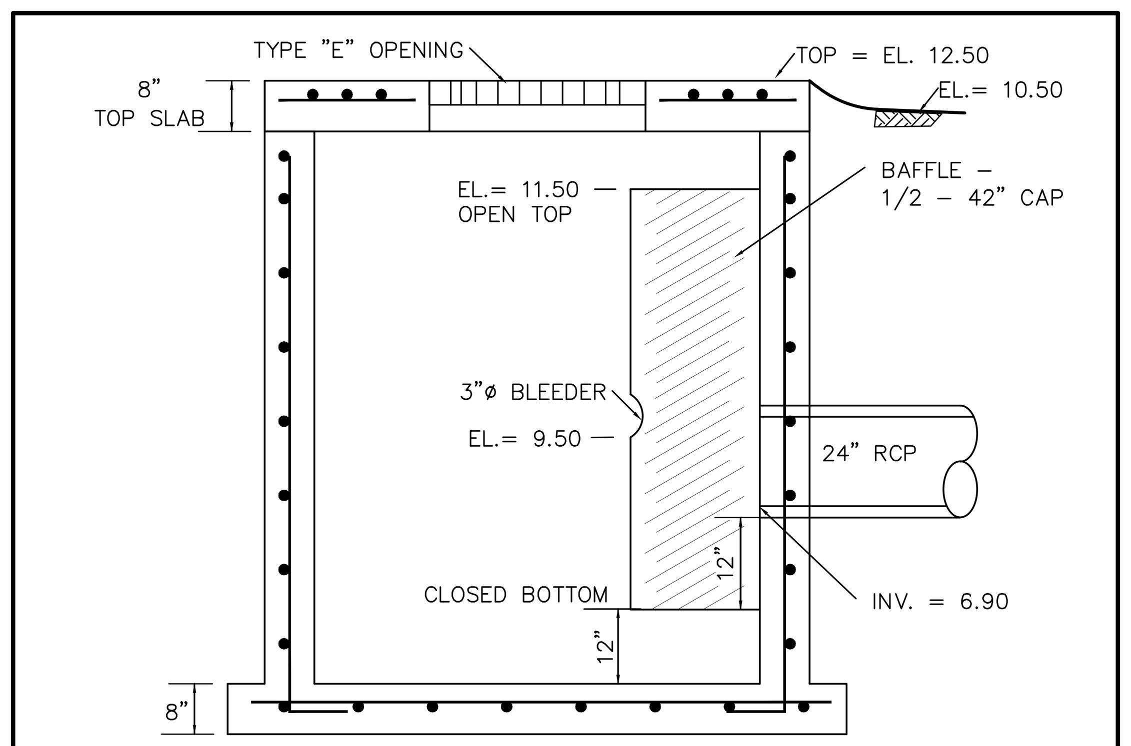
TYPE "D" ISOLATION JOINT

CONCRETE PAVEMENT – JOINTS



PERIMETER BERM (N,S,E,W,) 4

n.t.s.



CONTROL STRUCTURE DETAIL (6'x 6') 4

N.T.S.

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER B.C.E.P.D.	04/11/19	BAH
REV PER CITY; SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

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CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
PAVING, GRADING, &
DRAINAGE DETAILS
COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB–0003591
DATE

JOB # 8281
SHT.NO.
PD–3
OF 15 SHEETS

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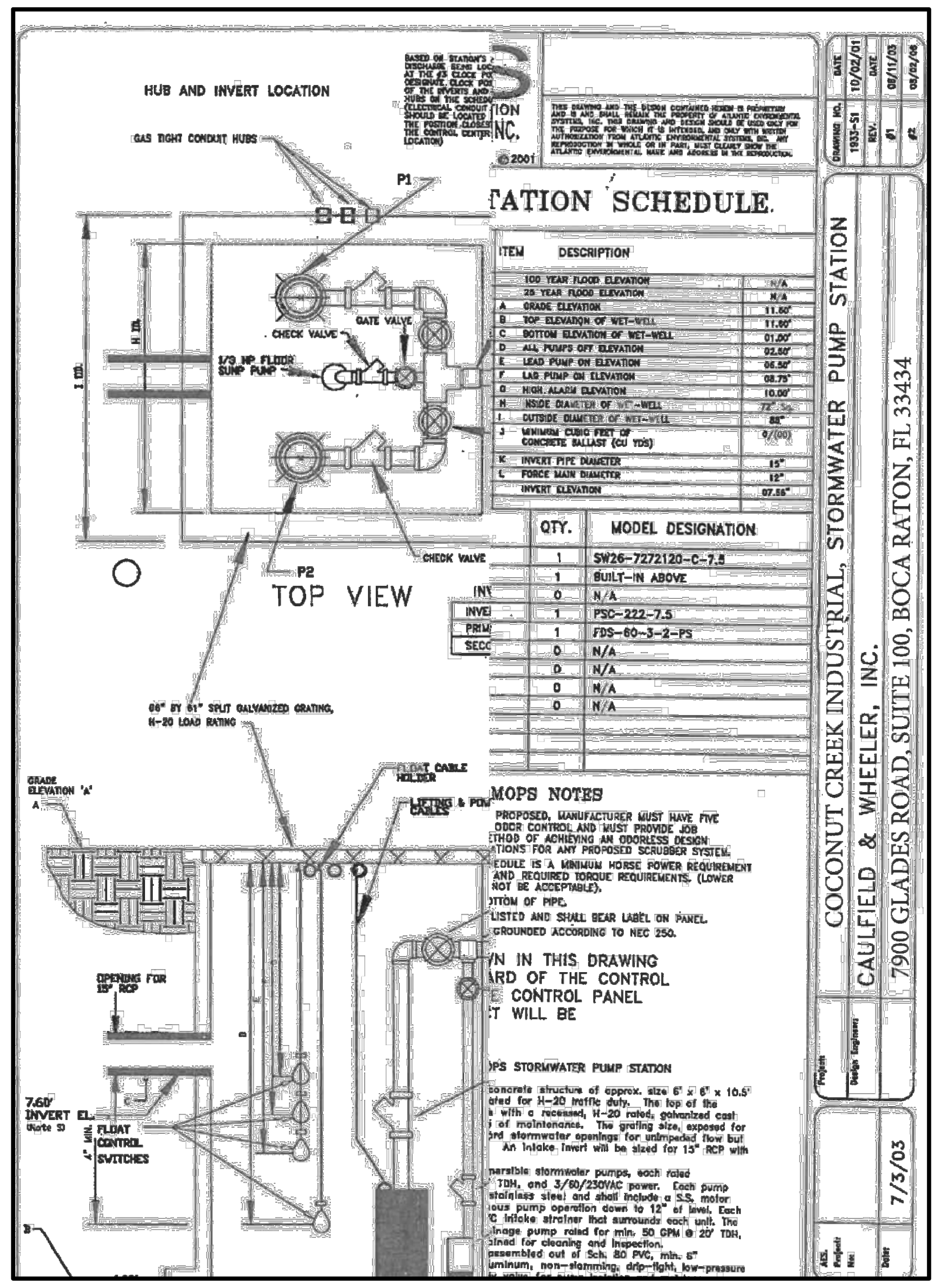


MOPS

MOPS PUMP STATION SCHEDULE

MOPS SERIES		ITEM DESCRIPTION	
PRIMARY DESIGN FLOW (G.P.M.)	1850	100 YEAR FLOOD ELEVATION	N/A
PRIMARY DESIGN HEAD (T.D.H.)	10' - 15'	25 YEAR FLOOD ELEVATION	N/A
SECONDARY DESIGN FLOW (G.P.M.)	N/A	A GRADE ELEVATION	12.6
SECONDARY DESIGN HEAD (T.D.H.)	N/A	B TOP ELEVATION OF WET WELL	12.6
RATED PERFORMANCE SPEED	3500	C BOTTOM ELEVATION OF WET WELL	-1.50
RATED MOTOR HORSEPOWER (NOTE #5)	7.5	D ALL PUMPS OFF ELEVATION	02.50'
SUBMERSIBLE PUMP TYPE (P-1,P-2)	S-Water	E LEAD PUMP ON ELEVATION	-0.50
PUMP MODEL NUMBER	MOPS	F LAG PUMP ON ELEVATION	-0.75
SERVICE ENTRANCE VOLTAGE	230	G HIGH ALARM ELEVATION	-1.0
SERVICE ENTRANCE PHASE	3	H INSIDE DIAMETER OF WET-WELL	72" Sq.
CONTROL CENTER FULL LOAD AMPS	55	I OUTSIDE DIAMETER OF WET-WELL	88"
NEMA 3R GALVANIZED STEEL DISCONNECT SWITCH, RATED AMPS	60	J MINIMUM CUBIC FEET OF CONCRETE BALLAST COLLAR (CU YDS)	0/(00)
WET-WELL SCOURER SYSTEM	N/A	K INVERT PIPE DIAMETER	18"
REMOTE STATION MONITOR	N/A	L FORCE MAIN DIAMETER	8"
		INVERT ELEVATION	5.92

MOPS EQUIPMENT IDENTIFICATION	QTY.	MODEL DESIGNATION
MOPS PUMP STATION	1	SW26-7272120-C-7.5
MOPS VALVE BOX ASSEMBLY (VBA)	1	BUILT-IN ABOVE
MOPS ODOR/GAS SCRUBBER (OGS)	0	N/A
MOPS R.P.Z. ASSEMBLY	0	N/A
MOPS CONTROL CENTER	1	PSC-222-7.5
MOPS DISCONNECT SWITCH	1	FDS-60-3-2-PS
MOPS CONTROL CENTER MOUNTING ASSEMBLY	0	N/A
MOPS WET WELL SCOURER SYSTEM	0	N/A
MOPS REMOTE STATION MONITOR	0	N/A

M.O.P.S.

BILL OF MATERIALS
MOPS PUMP STATION

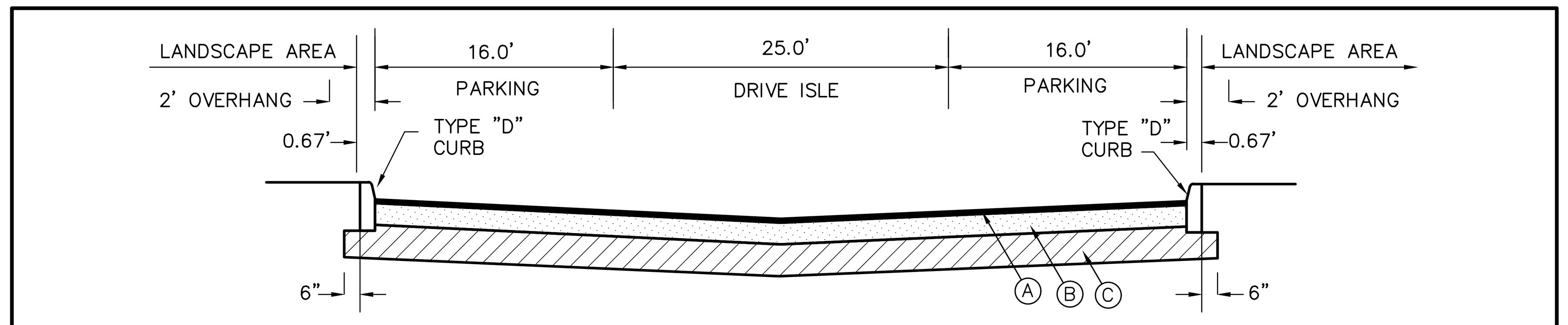
INCLUDES CHECKED ITEMS BELOW:		MODEL:
✓	PUMP STATION MODEL	SW26-7272120-C-7.5
✓	VALVE BOX ASSEMBLY MODEL	Built-In
☐	ODOR/GAS SCRUBBER MODEL	N/A
✓	STATION SUMP PUMP	MOPS-PE51P1
☐	R.P.Z. ASSEMBLY	N/A
✓	CONTROL CENTER MODEL	PSC-222-7.5
✓	DISCONNECT SWITCH MODEL	FDS-60-3-2-PS
☐	CONTROL CENTER MOUNTING ASSEMBLY	N/A
☐	A.E.S. MAINTENANCE CONTRACT	N/A
☐	REMOTE STATION MONITOR	N/A
✓	SHOP DRAWINGS	
✓	START-UP / WARRANTY VALIDATION	
✓	O & M MANUALS	
☐	OTHER	N/A

ATLANTIC ENVIRONMENTAL SYSTEMS, INC.

M.O.P.S.

U.L. LISTING CONFIRMATION

All electrical items (pump motor, motor power cable, float switches, and control panel) will be U.L. Listed or U.L. Recognized (as applicable) to the proper U.L. standards (U.L. 508A for Panel, U.L. 778 for Motor and Cable, U.L. 799 for Floats.)

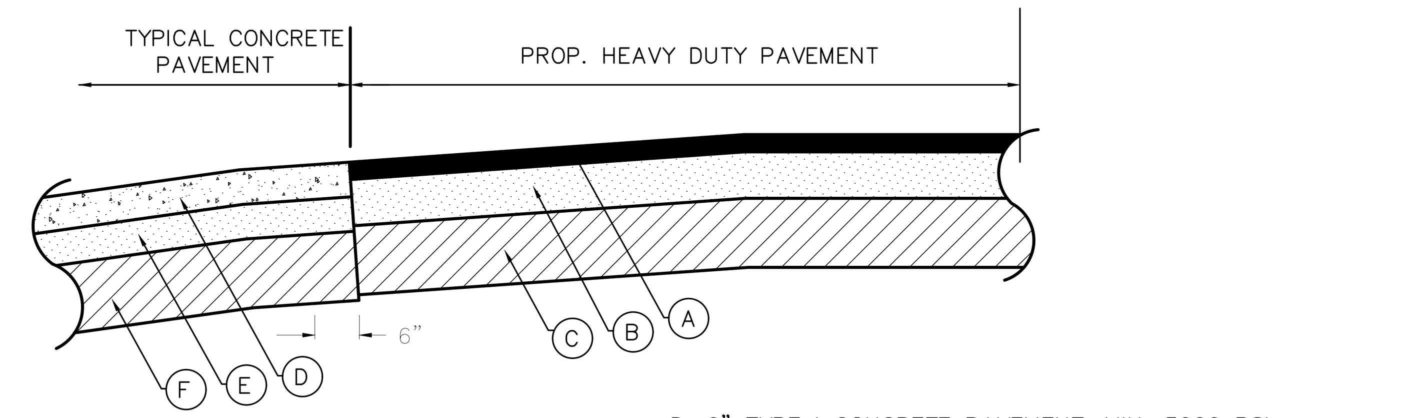


NOTE:
LIGHT DUTY PAVEMENT AREAS WITHOUT WATER, SEWER, DRAINAGE, AND UTILITY LINES TO BE SUPPORTED WITH TENSAR GEOGRID MATS AND FABRIC PER REPORT NO. 11641 BY UNIVERSAL ENGINEERING SERVICES, INC DATED JUNE 10, 2011.

A. 2" – INCH MIN. (COMPACTED THICKNESS APPLIED IN TWO LIFTS) TYPE S–III ASPHALTIC CONCRETE SURFACE COURSE OVER PRIMED BASE, AND TACK COAT BETWEEN PAVING COURSES, OR ONE LIFT TYPE S–I ASPHALTIC CONCRETE SURFACE COURSE OVER PRIMED BASE.
B. 8" COMPACTED LIMEROCK BASE ,COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO T–180; MIN % CARBONATE = 60%; AND LBR OF 100.
C. 12" COMPACTED SUBGRADE,COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO T–180.

PROPOSED PARKING / PAVEMENT SECTION
('LD' - LIGHT DUTY)

N.T.S.



A. 3" TYPE S–1 ACSC, 2 LIFTS
(1 1/2 " TYPE S–1 ACSC, 2ND LIFT (WEAR COURSE))
(1 1/2" TYPE S–1 ACSC, 1ST LIFT (BASE COURSE))

B. 8" COMPACTED LIMEROCK BASE MIN. % CARBONATE = 60%, MIN. LBR = 100, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO–T–180.

C. 12" COMPACTED SUBGRADE, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO–T–180.

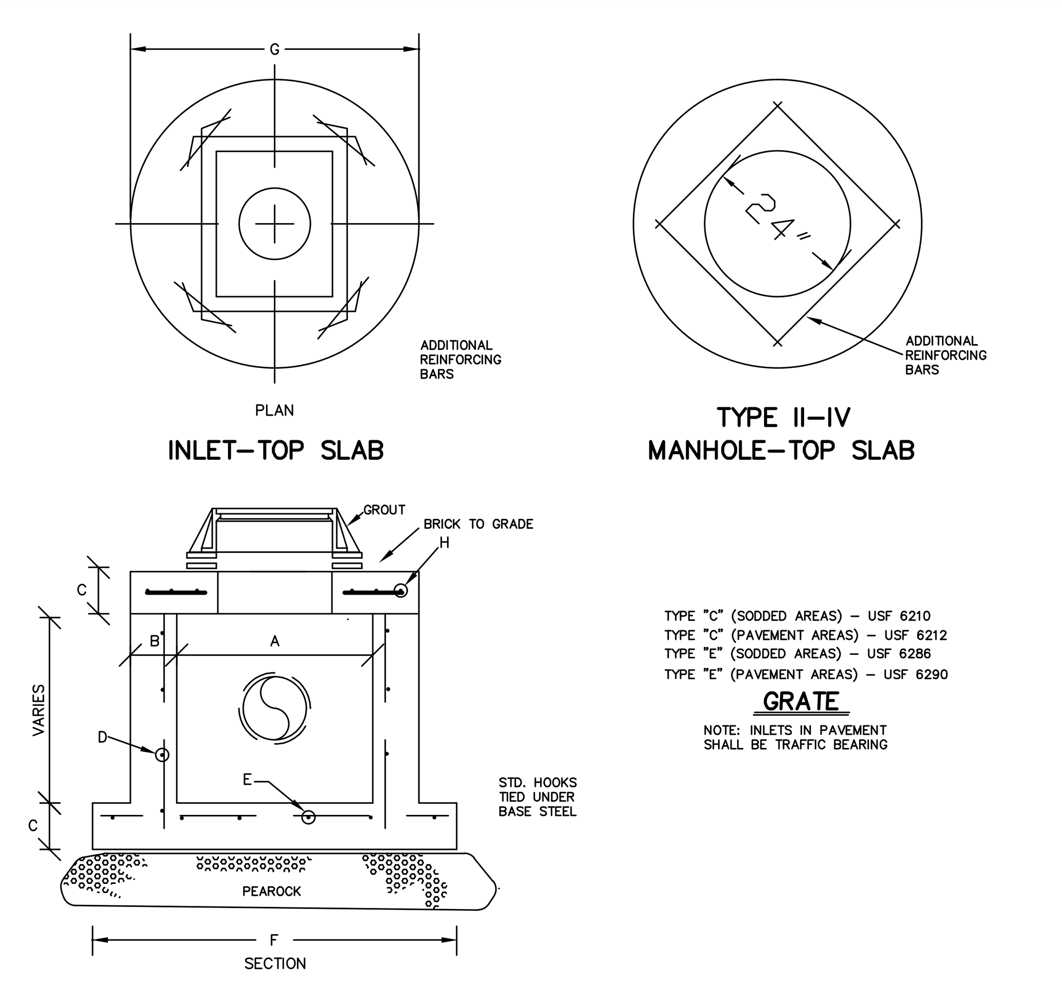
D. 6" TYPE I CONCRETE PAVEMENT, MIN. 3000 PSI

E. 6" COMPACTED LIMEROCK BASE MIN. % CARBONATE = 60%, MIN. LBR = 100, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO–T–180.

F. 12" COMPACTED SUBGRADE, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO–T–180.

PAVEMENT SECTION
('HD' - HEAVY DUTY)

N.T.S.



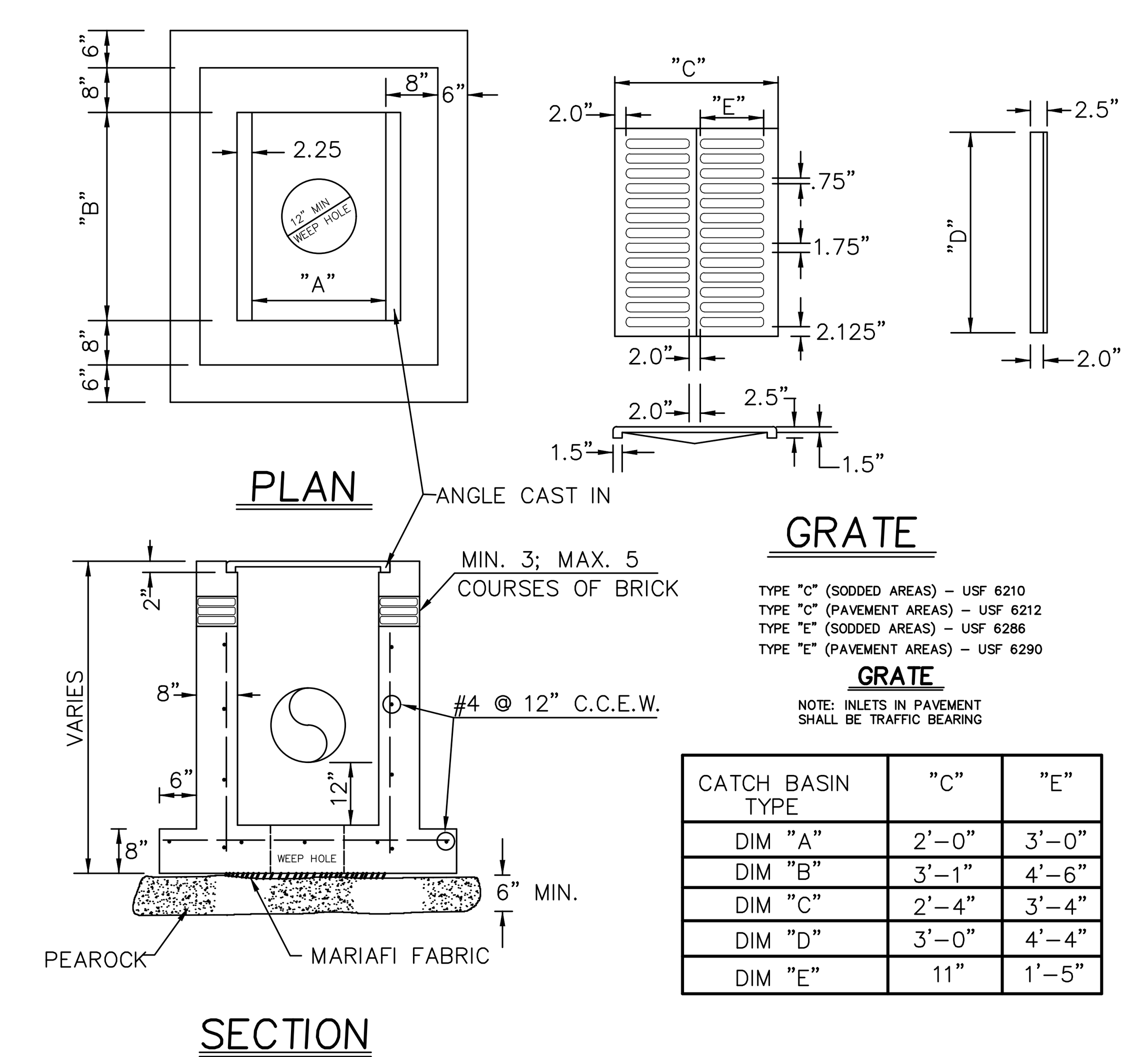
TYPE "C" (SODDED AREAS) – USF 6210
TYPE "C" (PAVEMENT AREAS) – USF 6212
TYPE "E" (SODDED AREAS) – USF 6286
TYPE "E" (PAVEMENT AREAS) – USF 6290

GRATE

NOTE: INLETS IN PAVEMENT SHALL BE TRAFFIC BEARING

PRECAST INLET TYPE II–IV

PIPE DIA.	TYPE	"A"	"B"	"C"	"D"	"E"	"F"	"G"	"H"
15"–24"	II	4'–0" Φ	8"	8"	#4 @ 12" C.C.E.W.	#4 @ 12" C.C.E.W.	6'–4"Φ	5'–4"Φ	#4 @ 6" C.C.E.W.
30"–36"	III	5'–0" Φ	8"	8"	#5 @ 12" C.C.E.W.	#5 @ 12" C.C.E.W.	7'–4"Φ	6'–4"Φ	#5 @ 8" C.C.E.W.
42"–48"	IV	6'–0" Φ	8"	10"	#5 @ 12" C.C.E.W.	#5 @ 6" C.C.E.W.	8'–4"Φ	7'–4"Φ	#5 @ 6" C.C.E.W.
54"	V	8'–0" Φ	10"	10"	2–W.W.M. W/4 12" C.C. VERT.	#5 @ 6" C.C.E.W.	10'–8"Φ	9'–8"Φ	#5 @ 6" C.C.E.W.



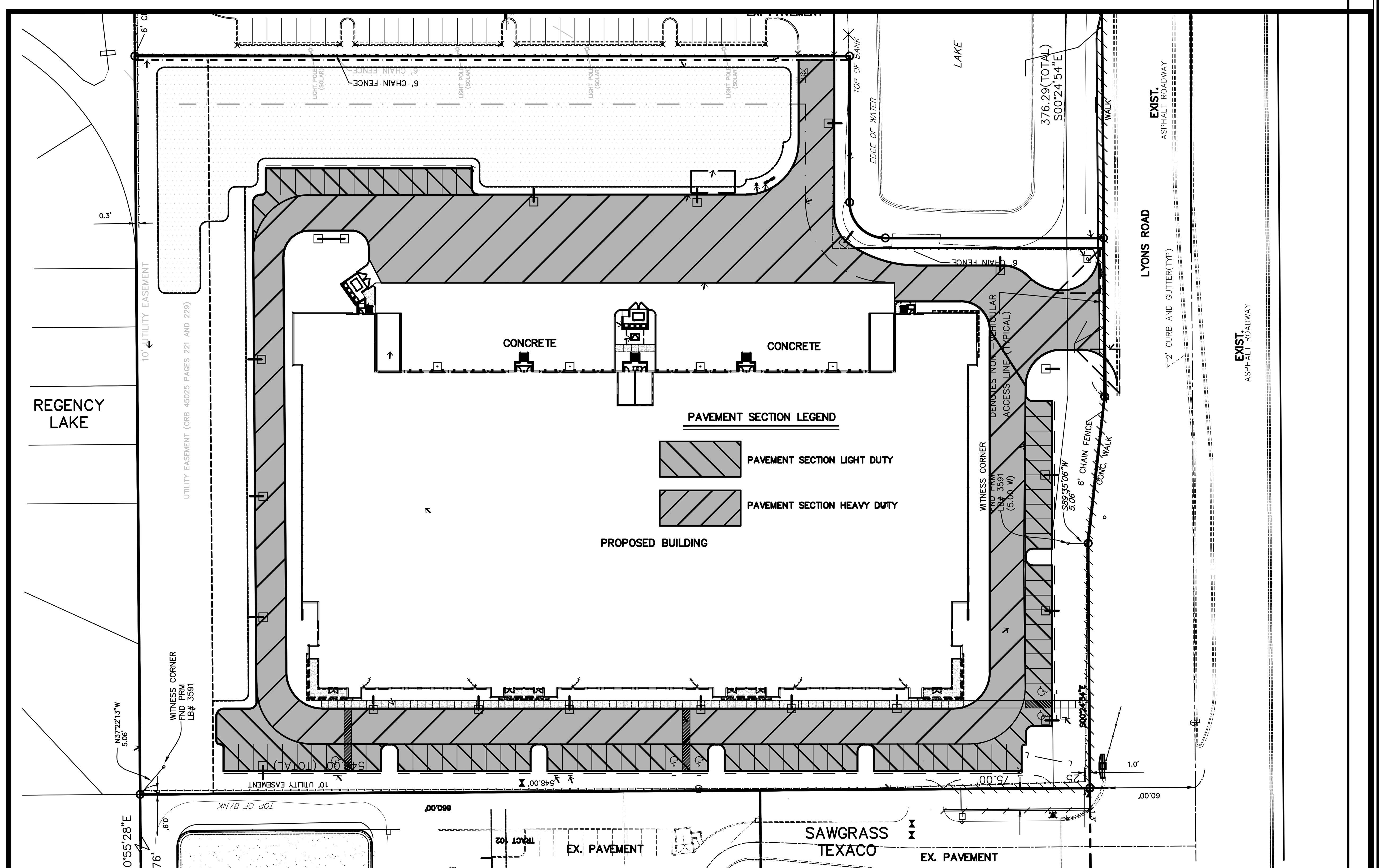
TYPE "C" (SODDED AREAS) – USF 6210
TYPE "C" (PAVEMENT AREAS) – USF 6212
TYPE "E" (SODDED AREAS) – USF 6286
TYPE "E" (PAVEMENT AREAS) – USF 6290

GRATE

NOTE: INLETS IN PAVEMENT SHALL BE TRAFFIC BEARING

CATCH BASIN TYPE	"C"	"E"
DIM "A"	2'–0"	3'–0"
DIM "B"	3'–1"	4'–6"
DIM "C"	2'–4"	3'–4"
DIM "D"	3'–0"	4'–4"
DIM "E"	11"	1'–5"

PRECAST INLET TYPE "C" & "E"



PAVEMENT LIGHT DUTY, HEAVY DUTY LOCATION

REV PER CITY	05/13/19	BAH
REV PER CITY: SITE PLAN COMMENTS	04/04/19	NJA
REVISIONS	DATE	BY

FILE NAME 8281ENG.DWG

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JOHN F. WHEELER
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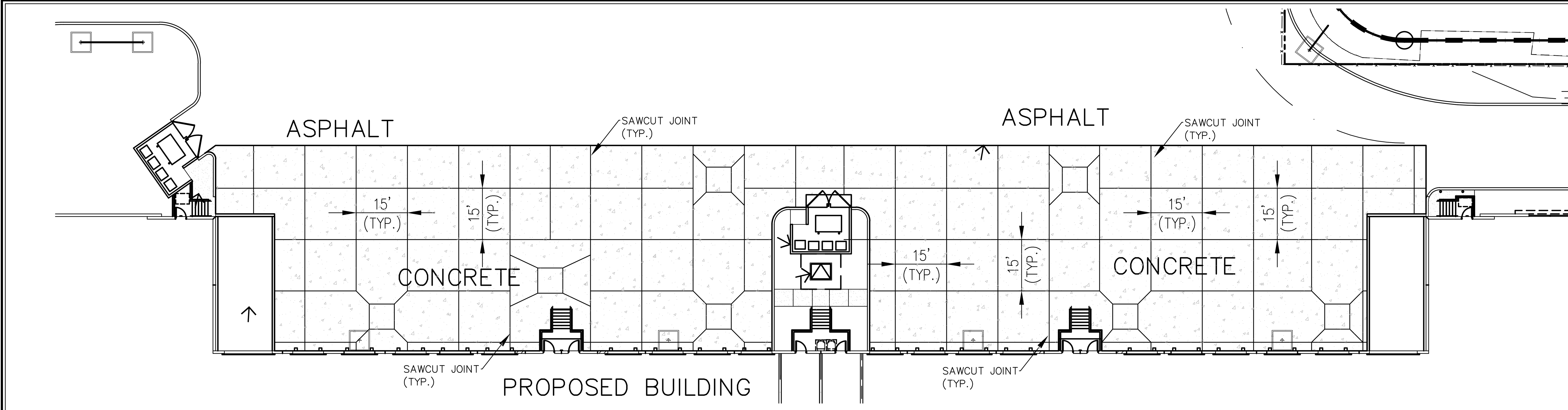
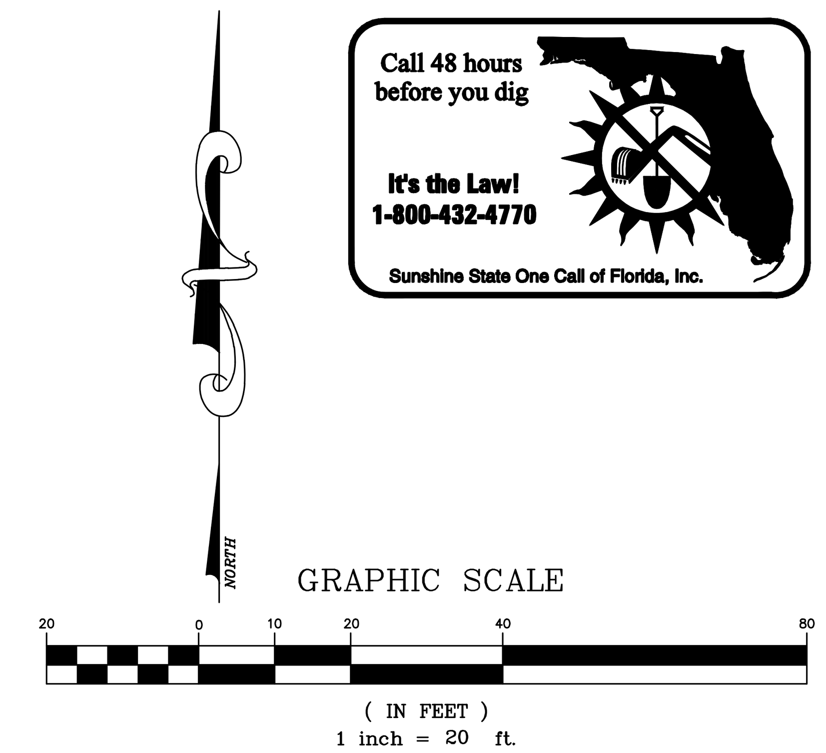
SHT.NO.
PD–4
OF 15 SHEETS

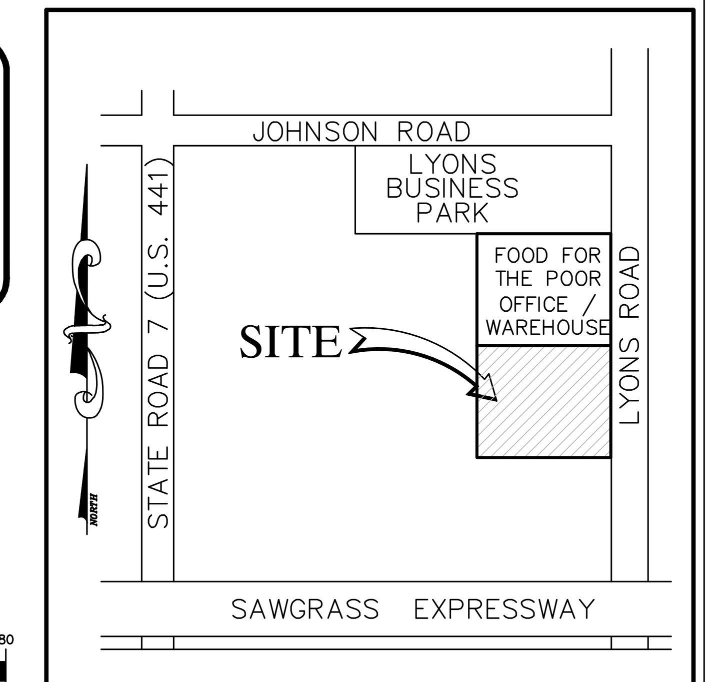
Drawing: P:\08281-00-00-00\drawings\eng\details\8281PGD_DETAILS.dwg



CONCRETE JOINT PLAN



Call 48 hours before you dig
It's the Law!
1-800-432-4770
Sunshine State One Call of Florida, Inc.



LOCATION MAP
(n.t.s.)

GENERAL NOTES:

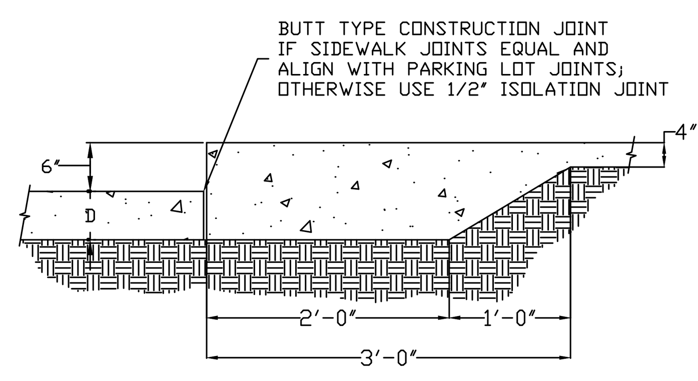
1. USE ACI OR FC&PA CERTIFIED FLATWORK FINISHER
2. USE ACI 330R-01 GUIDE FOR DESIGN AND CONSTRUCTION OF CONCRETE PARKING LOTS
3. USE ACI 330.1-94 STANDARD SPECIFICATION FOR PLAIN CONCRETE PARKING LOTS
4. ALL CONCRETE USED IN PARKING LOT, UNLESS OTHERWISE INDICATED, SHALL HAVE A COMPRESSIVE STRENGTH OF 3,500 PSI AT 28 DAYS.
5. PREPARE THE SUBGRADE IN ACCORDANCE WITH THE GEOTECHNICAL ENGINEEER'S RECOMMENDATIONS FOR RIGID PAVEMENTS. SUBGRADE SOIL DENSITY TESTING MUST BE COMPLETED AND VERIFIED BY THE GEOTECHNICAL ENGINEER PRIOR TO CONCRETE PLACEMENT.
6. IMPORTED SOIL USE FOR BACK FILL SHOULD BE FREE OF HEAVY CLAY, SILTS, STONES, PLANT ROOT OR OTHER FOREIGN MATERIAL GREATER THAN 1½" IN DIAMETER IN ORDER TO ACHIEVE ADEQUATE COMPACTION AROUND ANY FIXED OBJECT IN GROUND. ALTERNATE WILL BE TO USE FLOWABLE FILL.
7. LAYOUT CONTROL JOINT BY STARTING WITH ANY DRAINAGE INLET WITHIN THE PAVEMENT SECTION AND WORK TOWARD EDGE OF PAVEMENT
8. KEEP ALL JOINTS CONTINUOUS
9. CONTROL JOINTS SHALL BE FORMED OR SAWED WITHIN 12 HOURS FROM TIME OF PLACEMENT;
   A. SIDEWALK-SPACING SHALL BE SAME AS WIDTH OF PAVEMENT AND LESS THAN 5 FEET IN LENGTH
   B. PAVEMENT-MAXIMUM SPACING SHALL BE 2.5 TIMES THICKNESS IN UNIT OF FEET AND LESS THAN 15 FEET IN LENGTH (E.G. T=4 INCH SPACING AT 10'x10')
10. CURE CONCRETE IMMEDIATELY AFTER FINISHING OPERATION IS COMPLETED BY USING ONE OF THE FOLLOWING METHODS: WATER, PIGMENTED WATER-BASED CURING COMPOUND OR VISQUEEN AND BURLAP

CURBS:

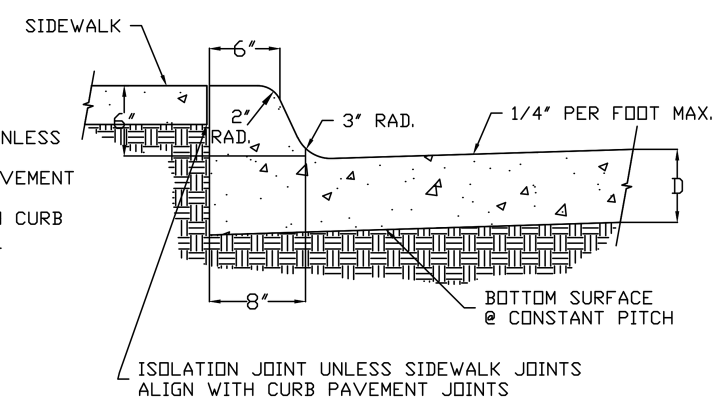
1. ALL CURBING SHALL BE CONSTRUCTED OF CONCRETE THAT WILL OBTAIN A MINIMUM COMPRESSIVE STRENGTH OF 2,500 PSI AT 28 DAYS
2. ALL CONCRETE CURBS SHALL BE SPACED WITH A FULL-DEPTH, ½" WIDTH ISOLATION JOINT MATERIAL PRIOR TO PLACEMENT OF ADJACENT CONCRETE PAVEMENT
3. THERE SHALL BE CONTROL JOINTS, EITHER TOOL OR SAW-CUT, MATCH PAVEMENT JOINTS, UNLESS OTHERWISE SPECIFIED; JOINTS SHALL BE FORMED WITHIN 12 HOURS OF PLACEMENT
4. ALL CURB ENDS THAT DO NOT TIE INTO OTHER FACILITIES SHALL TRANSITION DOWN TO PAVEMENT GRADE IN 24 INCHES
5. CONSTRUCTION JOINT SHALL BE TIED WITH A No.4 TIE BAR EXTENDED 6 INCHES INTO EACH CURB SECTION AND SHALL BE SPACED WITH A FULL-DEPTH ½" WIDTH ISOLATION JOINT MATERIAL

RECOMMENDED MAX. JOINT SPACINGS

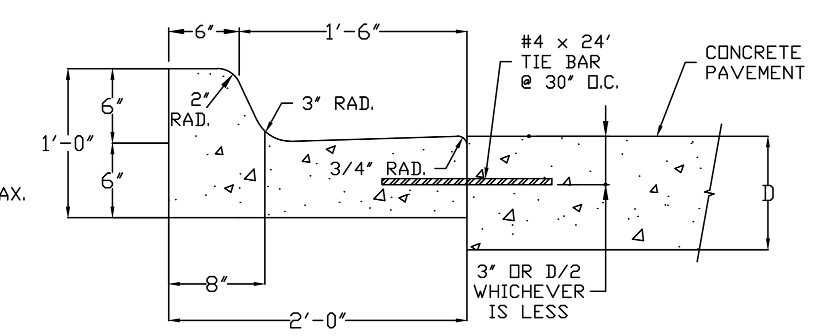
PAVEMENT THICKNESS (INCHES)	RECOMMENDED MAXIMUM JOINT SPACING (FEET)
3.5 (FOR WHITETOPPING ONLY)	6
4.0	10
4.5	10
5.0	12
5.5	12
6.0	15
OVER 6.0	15



SIDEWALK/CURB
N.T.S.

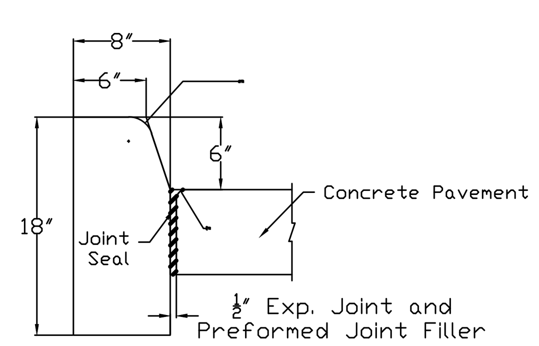


INTEGRAL CURB
N.T.S.

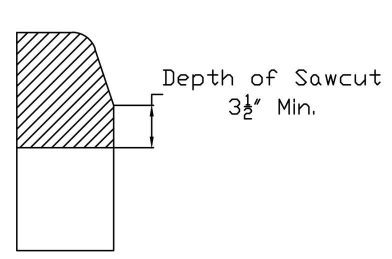


TIED CURB
N.T.S.

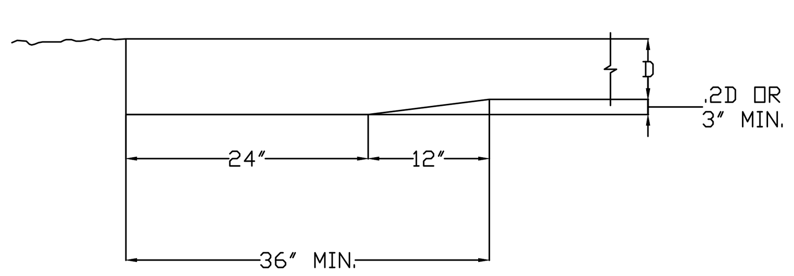
TYPE F, FOOT CURB SHOWN, OTHER TYPE MAY BE USED WITH THE SAME TIE BAR CONFIGURATION.



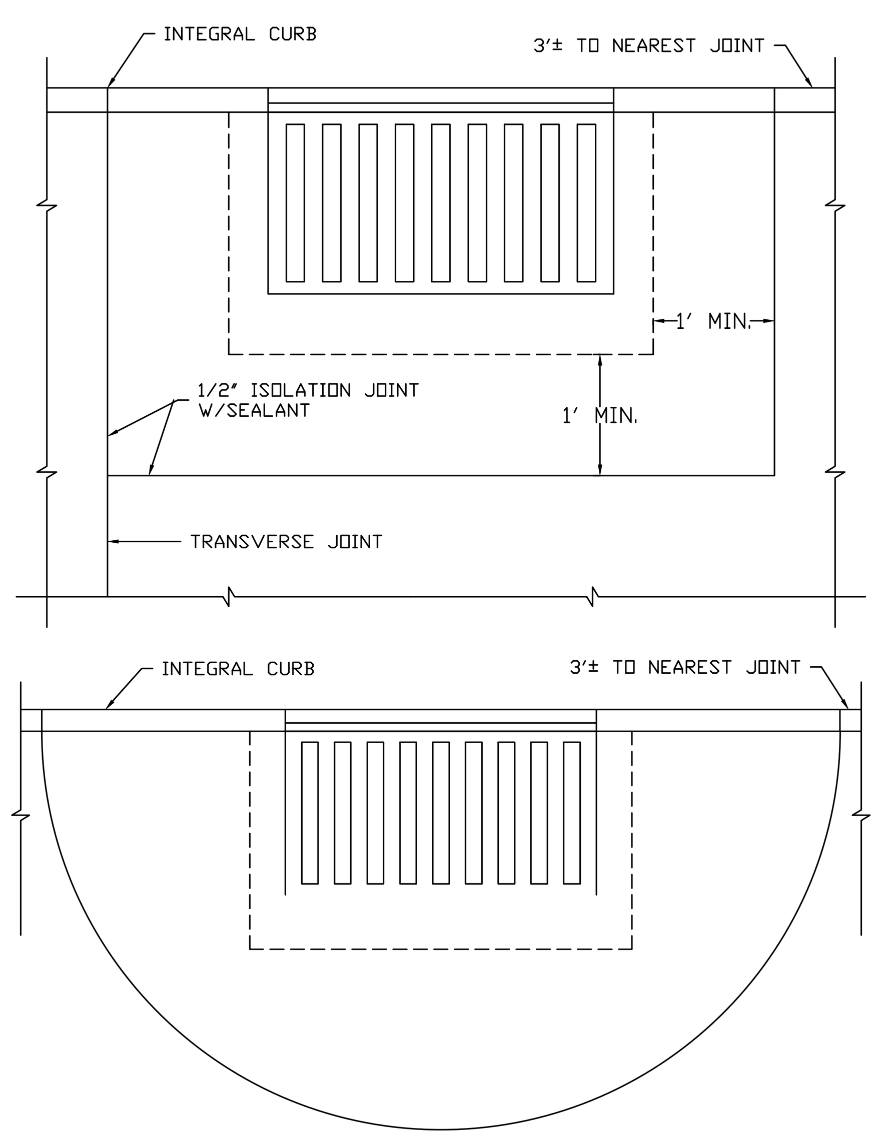
TYPE 'D' CONCRETE CURB
N.T.S.



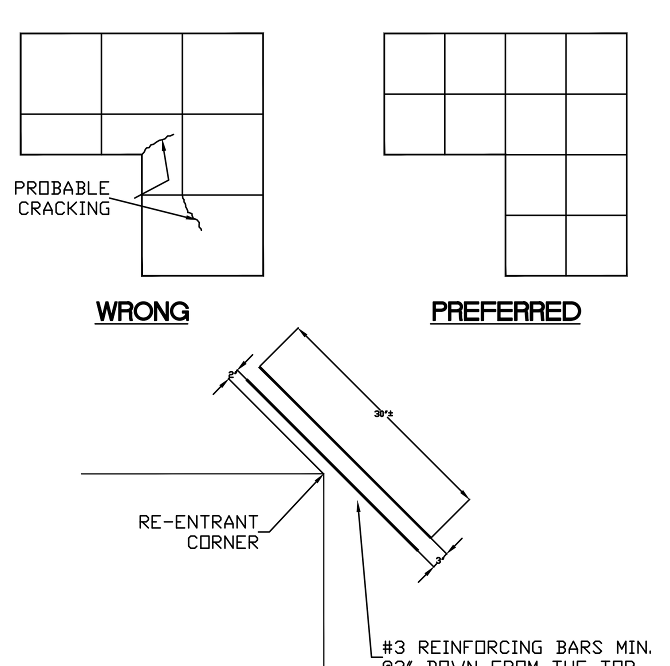
TYPE 'D' CONTRACTION JOINT IN CURB
N.T.S.



THICKENED EDGE
N.T.S.



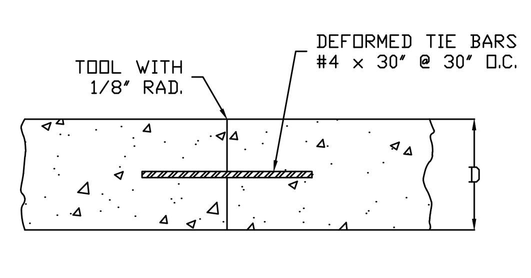
JOINTS AT INLETS
N.T.S.



WRONG

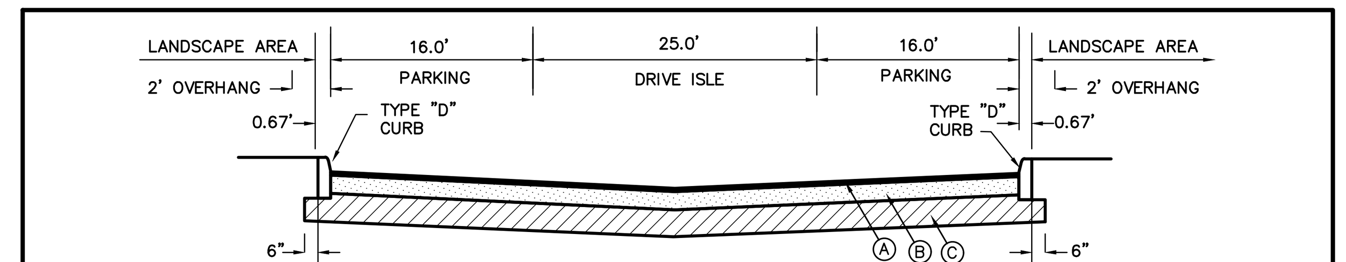
PREFERRED

ACCEPTABLE ALTERNATE
N.T.S.



TYPE 'B' TIED JOINT
N.T.S.

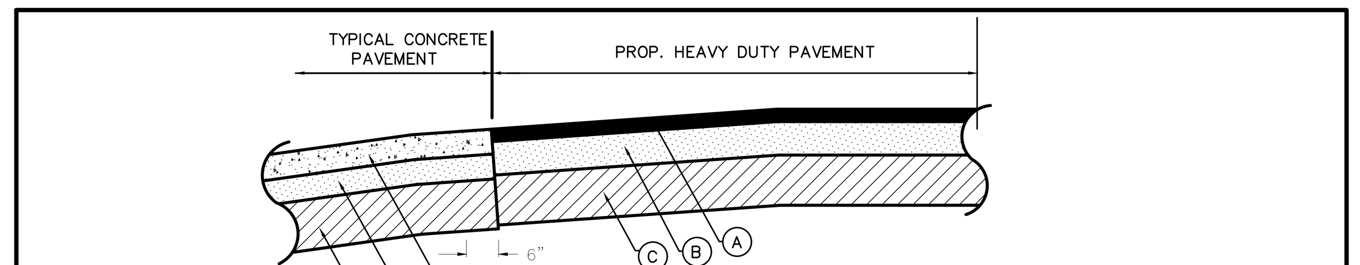
TIED LONGITUDINAL CONSTRUCTION OR CONTRACTION JOINT WHERE REQUIRED. NOTE: DO NOT TIE MORE THAN THREE LANES TOGETHER.



A. 2" – INCH MIN. (COMPACTED THICKNESS APPLIED IN TWO LIFTS) TYPE S-III ASPHALTIC CONCRETE SURFACE COURSE OVER PRIMED BASE, AND TACK COAT BETWEEN PAVING COURSES, OR ONE LIFT TYPE S-I ASPHALTIC CONCRETE SURFACE COURSE OVER PRIMED BASE.
B. 8" COMPACTED LIMEROCK BASE ,COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO T-180; MIN % CARBONATE = 60%; AND LBR OF 100.
C. 12" COMPACTED SUBGRADE,COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO T-180.

NOTE:
LIGHT DUTY PAVEMENT AREAS WITHOUT WATER, SEWER, DRAINAGE, AND UTILITY LINES TO BE SUPPORTED WITH TENSAR GEOGRID MATS AND FABRIC PER REPORT NO. 11641 BY UNIVERSAL ENGINEERING SERVICES, INC DATED JUNE 10, 2011.

PROPOSED PARKING / PAVEMENT SECTION
('LD' - LIGHT DUTY)
N.T.S.



A. 3" TYPE S-1 ACSC, 2 LIFTS
(1 1/2 " TYPE S-1 ACSC, 2ND LIFT (WEAR COURSE))
(1 1/2" TYPE S-1 ACSC, 1ST LIFT (BASE COURSE))

B. 8" COMPACTED LIMEROCK BASE MIN. % CARBONATE = 60%, MIN. LBR = 100, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO-T-180.

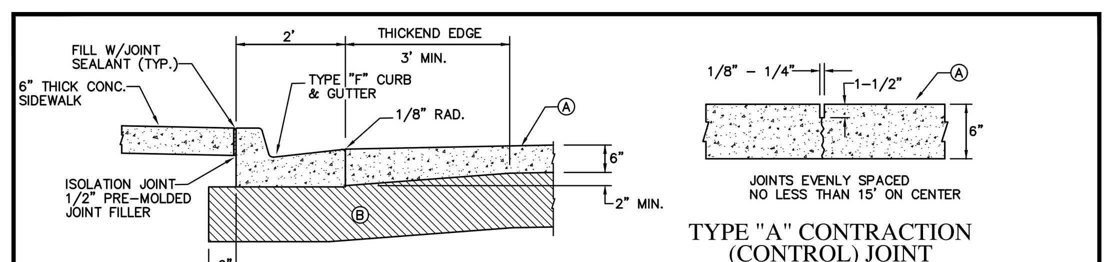
C. 12" COMPACTED SUBGRADE, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO-T-180,

D. 6" TYPE I CONCRETE PAVEMENT, MIN. 3000 PSI

E. 6" COMPACTED LIMEROCK BASE MIN. % CARBONATE = 60%, MIN. LBR = 100, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO-T-180.

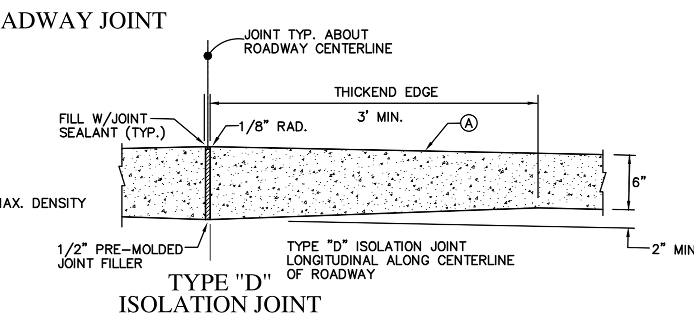
F. 12" COMPACTED SUBGRADE, COMPACTED TO A MINIMUM OF 98% OF MAX. DENSITY PER AASHTO-T-180,

PAVEMENT SECTION
('HD' - HEAVY DUTY)
N.T.S.



SIDEWALK/CURB/ROADWAY JOINT

TYPE "A" CONTRACTION (CONTROL) JOINT



A. 6" CONCRETE PAVEMENT 3000 PSI
B. 12" COMPACTED SUBGRADE TO 98% MAX. DENSITY PER A.A.S.H.T.O. T-180.

TYPE "D"
ISOLATION JOINT

CONCRETE PAVEMENT – JOINTS

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH

FILE NAME 8281PGD_DETAILS.dwg

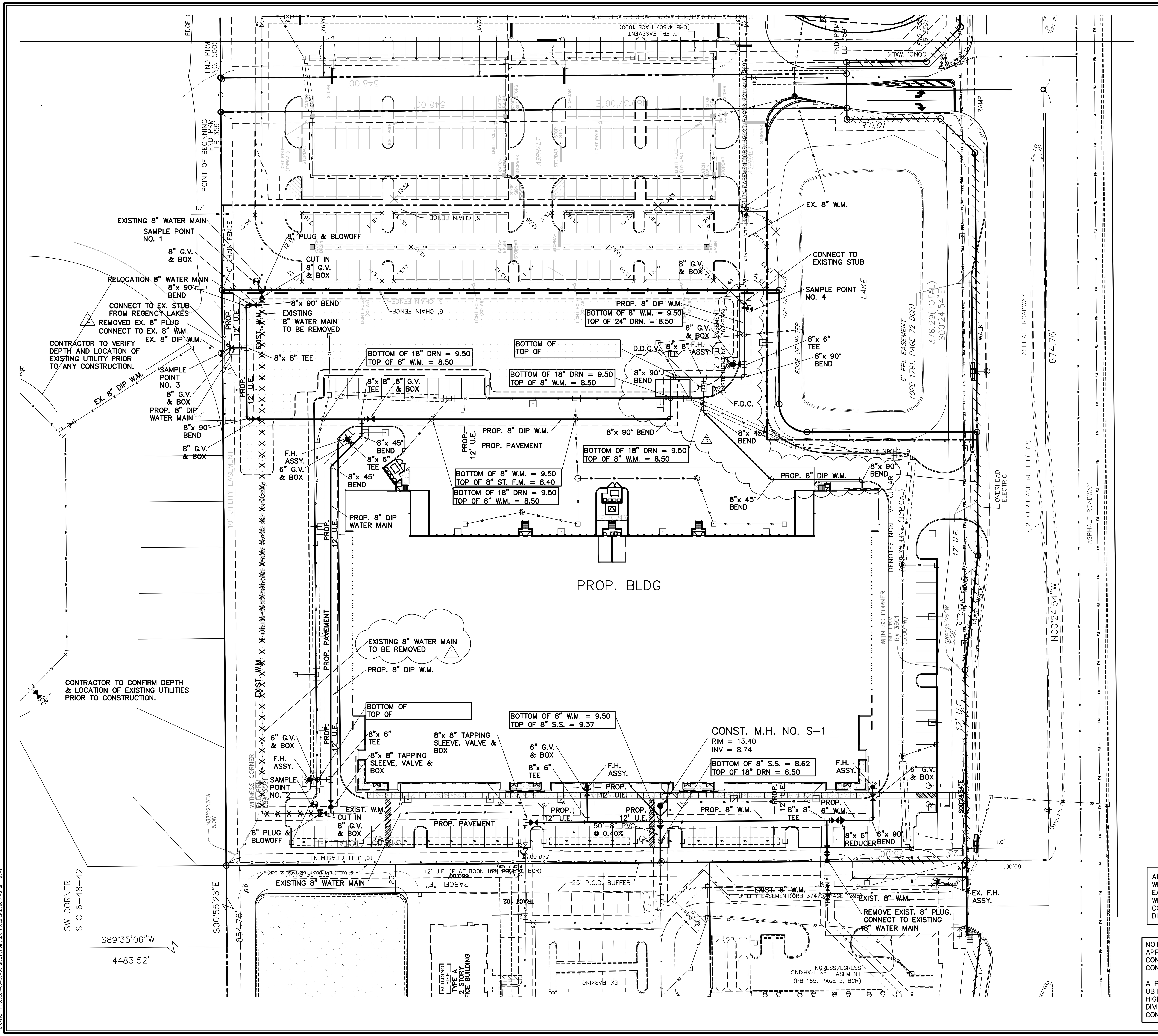
CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

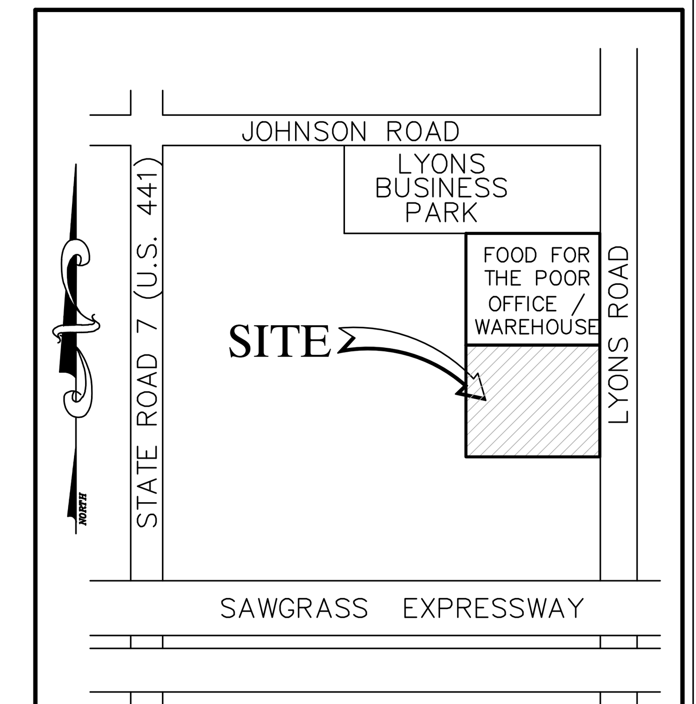
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
PAVING, GRADING, & DRAINAGE DETAILS
COCONUT CREEK, FLORIDA

DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

BCEDP NO.





LOCATION MAP
(n.t.s.)

LEGEND

- PROPOSED WATER LINE (SIZE NOTED)
- PROPOSED GATE VALVE AND BOX
- PROPOSED REDUCER
- FIRE HYDRANT
- SAMPLE POINT
- EXISTING WATER LINE
- EXISTING GATE VALVE
- PROPOSED SANITARY SEWER LINE
- SANITARY SEWER FLOW DIRECTION
- EXISTING SANITARY SEWER LINE
- PROPOSED DRAINAGE SYSTEM
- EXISTING DRAINAGE SYSTEM

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

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PERMIT SET

MUST BE ON JOB SITE AT ALL TIMES DURING CONSTRUCTION

ALL MATERIALS USED AND INSTALLATIONS WITHIN THE PUBLIC RIGHT OF WAY OR EASEMENTS SHALL BE IN ACCORDANCE WITH BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION SPECIFICATIONS.

NOTE:
APPROVAL OF THIS PLAN DOES NOT CONSTITUTE A PERMIT FOR CONSTRUCTION.

A PERMIT FOR CONSTRUCTION MUST BE OBTAINED FROM THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION PRIOR TO COMMENCING CONSTRUCTION IN THE PUBLIC RIGHT OF WAY.

NOTICE
INSPECTION REQUIRED

24 HRS. PRIOR TO COMMENCING ANY WORK IN THE PUBLIC R/W CONTACT THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION AT 954-577-4600 FOR INSPECTION.

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERS DIVISION

☐PLAN CONSISTENT WITH PLAT REQUIREMENTS

☐PUBLIC RIGHT OF WAY APPROVAL FOR PAVING, GRADING AND DRAINAGE

BY:__________ DATE:______
DOES NOT INCLUDE APPROVAL OF PAVEMENT MARKINGS & SIGNS

	REVISIONS	DATE	BY
4	REV PER CITY: SITE PLAN COMMENTS	05/13/19	BAH
3	REV PER CITY: SITE PLAN	04/04/19	NJA
2	REV PER CITY: SITE PLAN	2/14/19	BAH
1	REV PER CITY:	10/31/18	BAH
	REV PER CITY: SITE PLAN	9/26/18	BAH

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

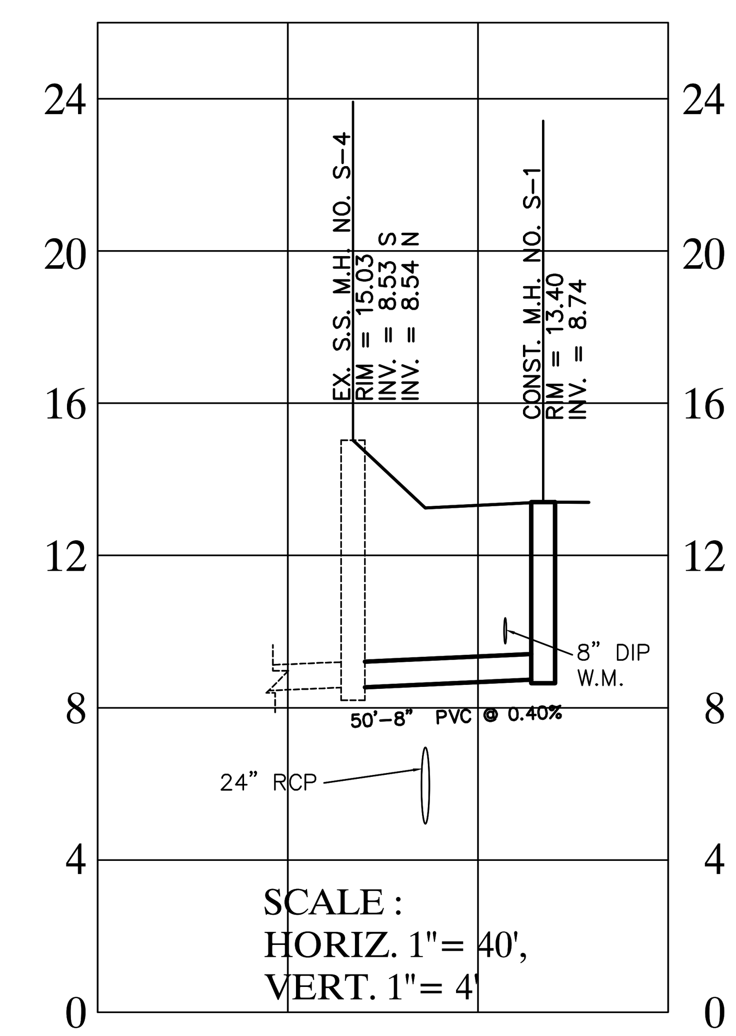
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
WATER DISTRIBUTION & SANITARY SEWER PLAN
COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO.
WS-1
OF 15 SHEETS

BCEDP NO.



REV PER CITY	05/13/19	BAH
REV PER CITY; SITE PLAN COMMENTS	04/04/19	NJA
REVISIONS	DATE	BY

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

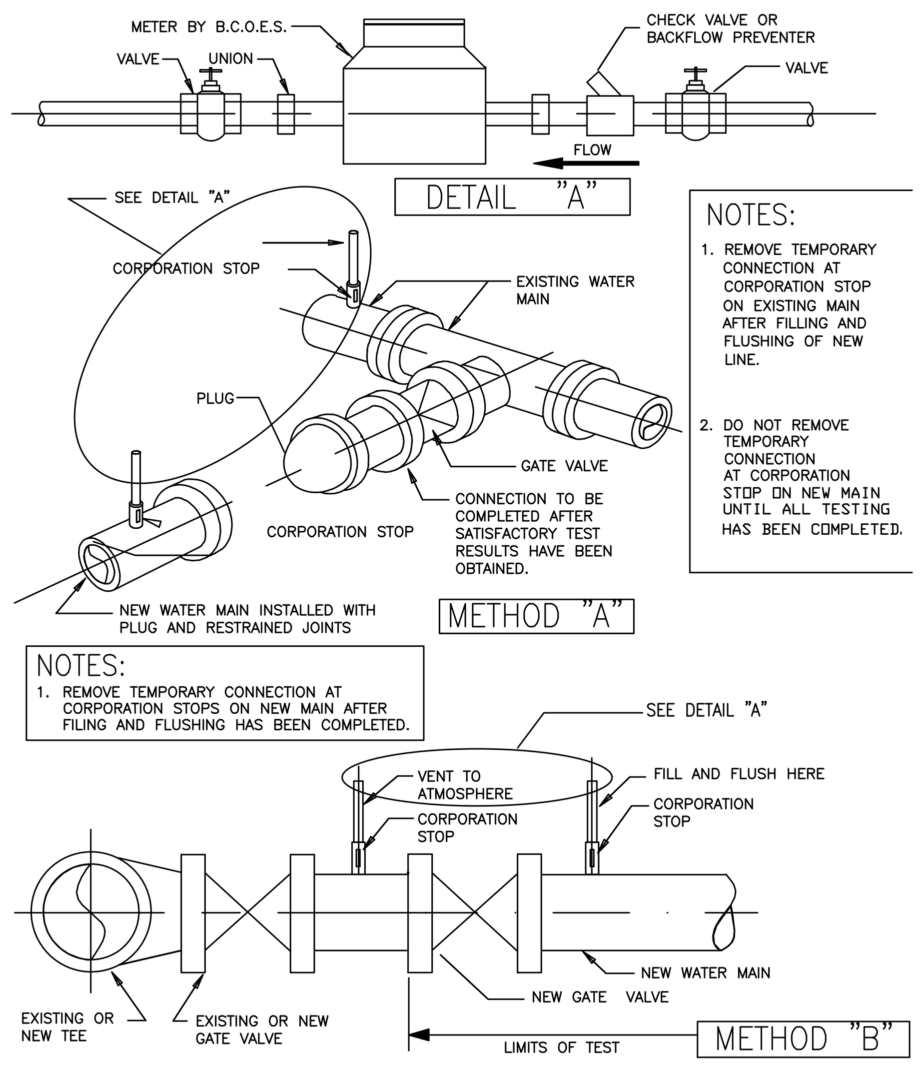
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
SANITARY SEWER PROFILE

COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO.
WS-2
OF 15 SHEETS



NOTES:

1. REMOVE TEMPORARY CONNECTION AT CORPORATION STOP ON EXISTING MAIN AFTER FILLING AND FLUSHING OF NEW LINE.
2. DO NOT REMOVE TEMPORARY CONNECTION AT CORPORATION STOP ON NEW MAIN UNTIL ALL TESTING HAS BEEN COMPLETED.

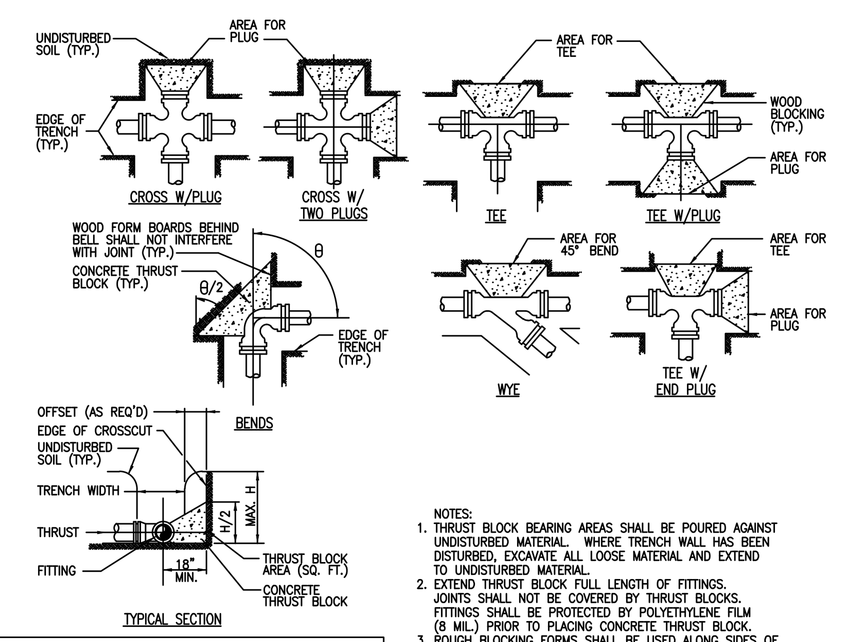
NOTES:

1. REMOVE TEMPORARY CONNECTION AT CORPORATION STOPS ON NEW MAIN AFTER FILING AND FLUSHING HAS BEEN COMPLETED.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

FILLING AND FLUSHING DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F104	Fig: 104



SCHEDULE FOR THRUST BLOCK AREAS *						
PIPE SIZE (INCHES)	90 BEND (SQ FT)	45 BEND (SQ FT)	22-1/2 BEND (SQ FT)	11-1/4 BEND (SQ FT)	TEE & PLUG (SQ FT)	DESIGN PRESS (PSI)
4						150
6						150
8						150
10						150
12						150
14						150
16						150
18						150
20						150
24						150

NOTE:
THRUST BLOCK AREAS TO BE COMPUTED ON BASIS OF ______ LBS. PER SQ. FT. SOIL RESTRAINT BEARING. (1,500 MIN) SEE NOTE 5
* TO BE COMPLETED BY ENGINEER.

NOTES:

1. THRUST BLOCK BEARING AREAS SHALL BE POURED AGAINST UNDISTURBED MATERIAL. WHERE TRENCH WALL HAS BEEN DISTURBED, EXCAVATE ALL LOOSE MATERIAL AND EXTEND TO UNDISTURBED MATERIAL.
2. EXTEND THRUST BLOCK FULL LENGTH OF FITTINGS. JOINTS SHALL NOT BE COVERED BY THRUST BLOCKS. FITTINGS SHALL BE PROTECTED BY POLYETHYLENE FILM (8 MIL.) PRIOR TO PLACING CONCRETE THRUST BLOCK.
3. ROUGH BLOCKING FORMS SHALL BE USED ALONG SIDES OF THRUST BLOCKS, AS REQUIRED.
4. THRUST BLOCKS SHALL BE USED IN COMBINATION, AS REQUIRED, TO SUIT THE SPECIFIC FITTING ARRANGEMENT.
5. ALTERNATE DESIGNED RESTRAINING SYSTEMS SHALL BE PROVIDED WHERE STANDARD THRUST BLOCKING IS NOT SUITABLE AND/OR SOIL RESISTANCE BEARING IS LESS THAN 1500 PSF.
6. ALL WOOD BLOCKING SHALL BE PRESSURE TREATED WITH PRESERVATIVE.
7. RESTRAINT: ALL FITTINGS AND PIPE JOINTS 8" OR SMALLER MAY BE RESTRAINED USING THRUST BLOCKS. ALL OTHERS MUST BE RESTRAINED AS FOLLOWS:

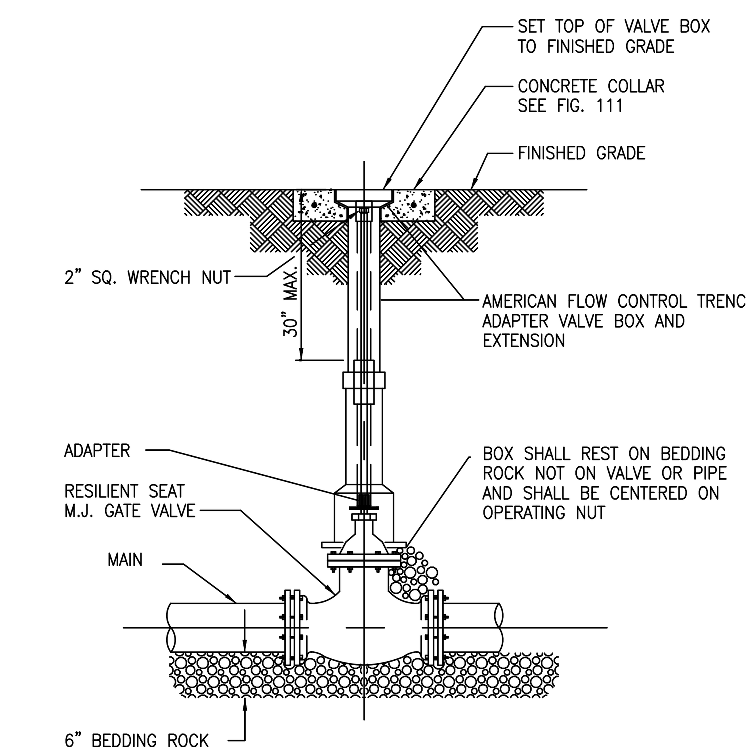
JOINT	RESTRAINT
PUSH-ON PVC	EBBA IRON SERIES 2800 HARNESS
PUSH-ON DIP	TR-FLEX BY U.S. PIPE OR FLEX RING BY AMERICAN
FITTINGS WITH DIP	EBBA IRON SERIES 1100 MEGALUG
FITTINGS WITH PVC	EBBA IRON SERIES 2000 MEGALUG

8. SOIL TYPE: GOOD SAND
9. LAYING CONDITIONS: TYPE 2, STANDARD ANSI/AWWA C150/A21.50
10. HYDROSTATIC TEST PRESSURE: 150 PSI
11. DEPTH OF COVER: 2.5 FT.
12. LENGTHS LISTED HERE ARE BASED ON CLASS 50 D.I.P.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

THRUST BLOCK DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F107	Fig: 107

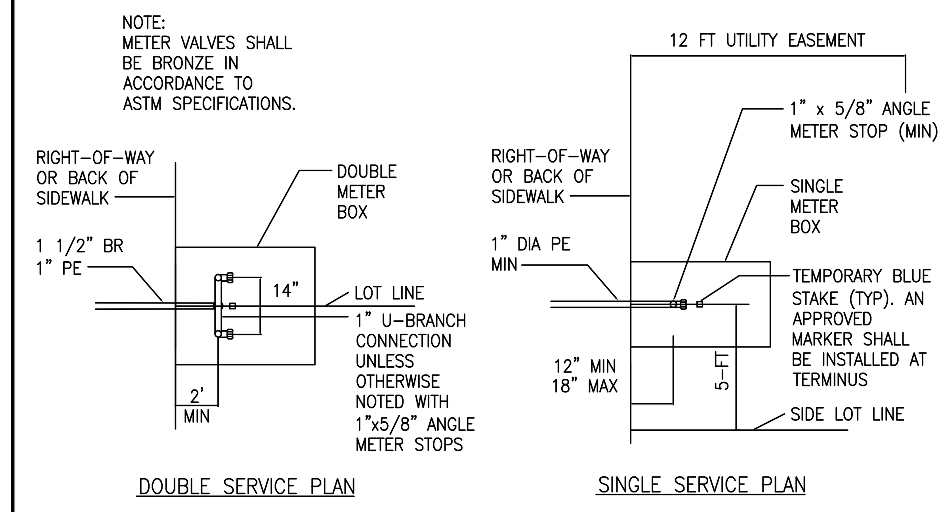


NOTES:
WHEN VALVE IS NOT LOCATED IN PAVEMENT, PLACE A WHITE PAVEMENT REFLECTOR MARKER IN THE DRIVE LANE, ADJACENT TO THE VALVE.

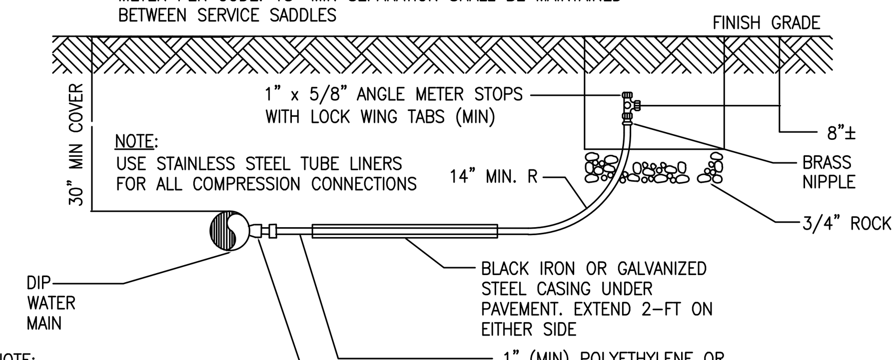
CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

GATE VALVE AND BOX DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F115	Fig: 115



NOTE:
WATER METER TO BE INSTALLED BY THE CITY. METER BOX TO BE SUPPLIED BY THE CITY AND INSTALLED BY THE BUILDER. BACKFLOW PREVENTOR SHALL BE INSTALLED DOWNSTREAM OF METER PER CODE. 18" MIN SEPARATION SHALL BE MAINTAINED BETWEEN SERVICE SADDLES



NOTE:
USE STAINLESS STEEL TUBE LINERS FOR ALL COMPRESSION CONNECTIONS

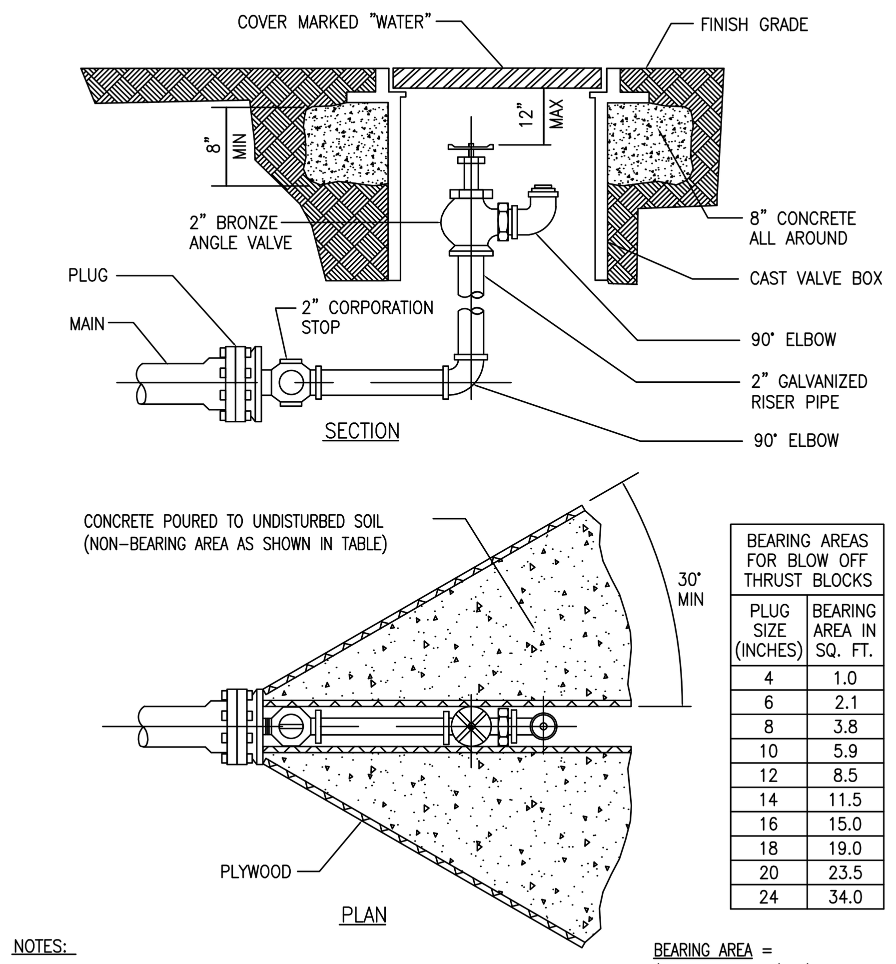
NOTE:

DOUBLE STRAP SERVICE SADDLES SHALL BE INSTALLED ON PIPE OTHER THAN DIP

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

WATER SERVICE CONNECTION DETAILS

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F119	Fig: 119



BEARING AREAS FOR BLOW OFF THRUST BLOCKS	
PLUG SIZE (INCHES)	BEARING AREA IN SQ. FT.
4	1.0
6	2.1
8	3.8
10	5.9
12	8.5
14	11.5
16	15.0
18	19.0
20	23.5
24	34.0

NOTES:

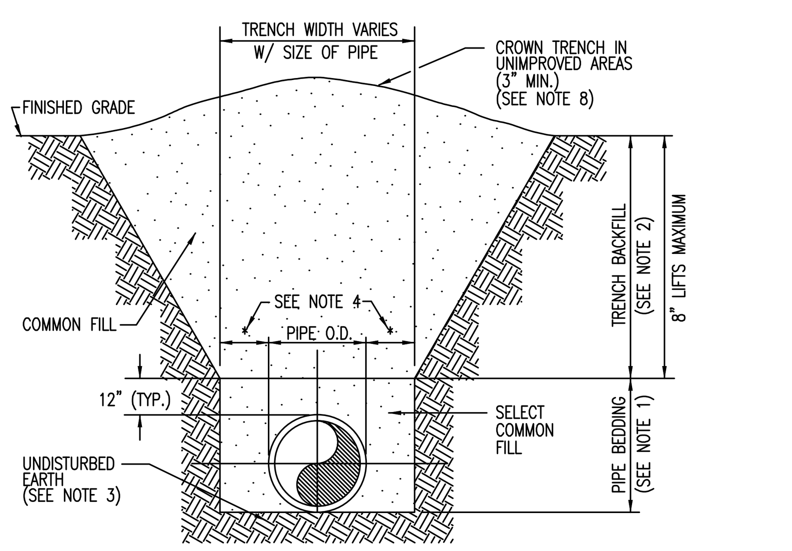
1. PIPE JOINT COMPOUND SHALL BE APPLIED TO MALE THREADS ONLY.
2. COAT ALL EXPOSED THREADS WITH BITUMASTIC BEFORE BACKFILLING.
3. 2" TOP IN BOTTOM OF PLUG.
4. PLYWOOD AND CONCRETE TO HAVE A HEIGHT EQUAL TO THE DIAMETER OF THE PIPE.

BEARING AREA =
(TEST PRESSURE/150) x
(2000/SOIL BEARING STRESS)
x (TABLE VALUE)

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

BLOW OFF VALVE DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F117	Fig: 117



NOTES:

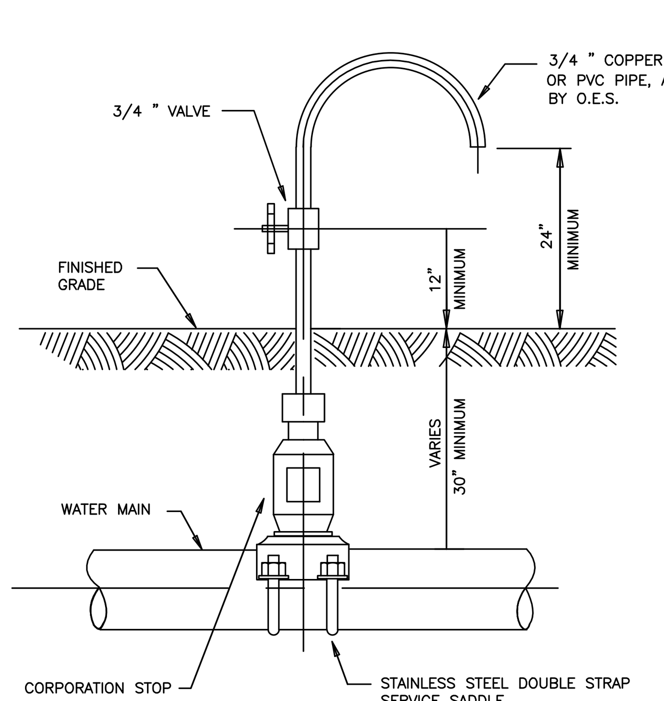
1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 100% OF THE MAXIMUM DENSITY AS PER AASHTO T-99-C.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 100% OF THE MAXIMUM DENSITY AS PER AASHTO T-99-C.
3. PIPE BEDDING UTILIZING SELECT COMMON FILL OR BEDDING ROCK IN ACCORDANCE WITH TYPE A BEDDING AND TRENCHING DETAIL MAY BE REQUIRED AS DIRECTED BY THE CITY OF COCONUT CREEK.
4. (*): 15" MAX. FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. REFER TO SECTION 2.18-E OF THE MANUAL FOR SHEETING AND BRACING IN EXCAVATIONS.
8. FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES. SURFACE RESTORATION WITHIN CITY OR COUNTY RIGHT-OF-WAY SHALL COMPLY WITH THE APPLICABLE REGULATIONS.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

TYPE B BEDDING
AND TRENCHING DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F010	Fig: 010

A CORPORATION STOP SHALL BE INSTALLED WITH A LENGTH OF COPPER TUBING EXTENDING ABOVE THE GROUND. THE TUBING SHALL BE INSTALLED WITH A 180° BEND AND A VALVE.

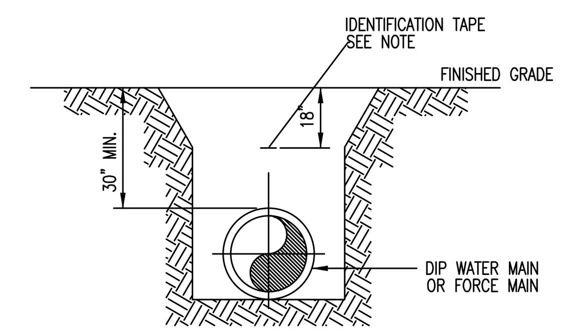


NOTES:
SAMPLING POINTS SHALL BE LOCATED AND LATER REMOVED AS REQUIRED BY BROWARD COUNTY HEALTH DEPARTMENT. CORPORATION STOP SHALL BE REMOVED AND SADDLE PLUGGED WITH A BRASS FITTING.

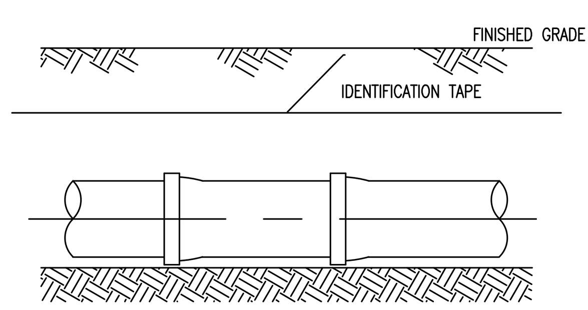
CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

BACTERIOLOGICAL DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F106	Fig: 106



SECTION



PROFILE

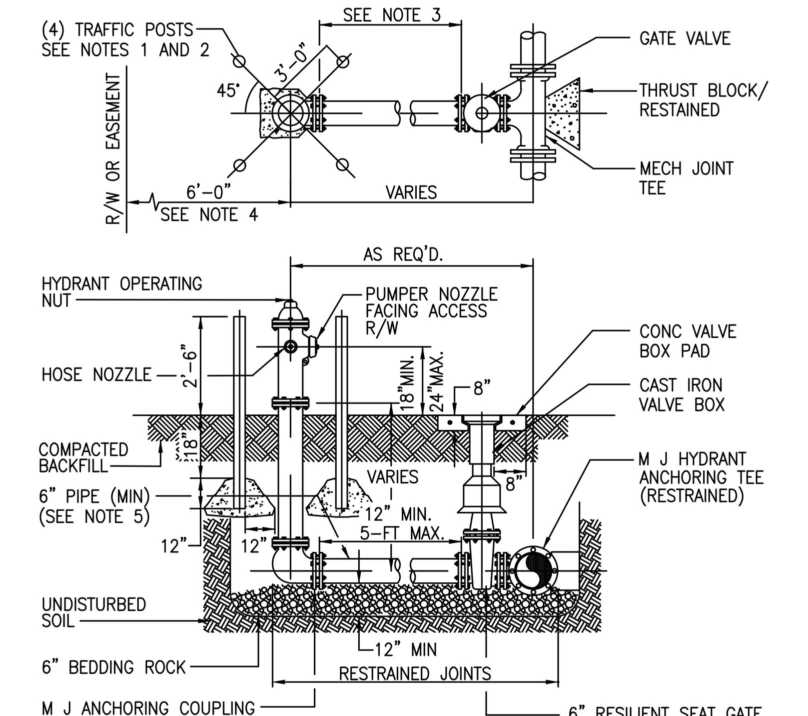
NOTE:

DETECTABLE IDENTIFICATION TAPE SHALL BE INSTALLED DIRECTLY OVER CENTERLINE OF THE PIPE AT 18-INCHES BELOW FINISHED GRADE.

CITY OF COCONUT CREEK
UTILITIES DEPARTMENT

LOCATING TAPE DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F112	Fig: 112



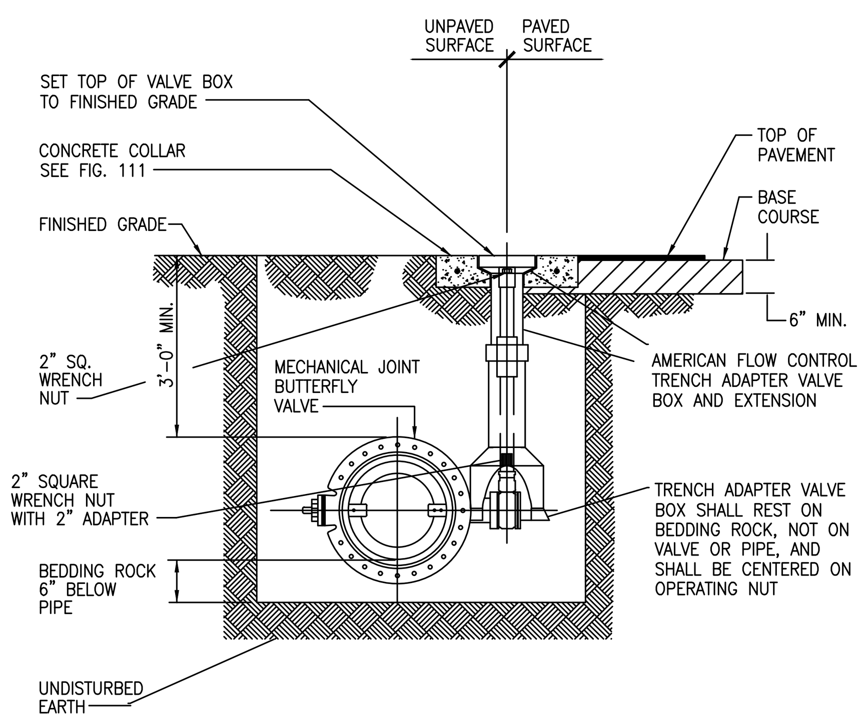
NOTES:

1. HYDRANT GUARDS TO BE 4" DIAMETER GALVANIZED STEEL PIPE FILLED WITH CONCRETE AND TO BE PLACED AT LOCATION AS REQUESTED BY THE CITY ENGINEER.
2. OMIT REAR GUARDS IN LOCATION WHERE SIDEWALKS EXIST.
3. USE MECHANICAL JOINT RETAINER GLAND CLOW MODEL NO. F1058 OR APPROVED EQUAL.
4. HYDRANT SETBACK SHALL BE SET TO A DISTANCE OF 7-FT MAXIMUM AND 4-FT MINIMUM FROM THE EDGE OF PAVEMENT OR CONFORM TO D.O.T. REQUIREMENTS WHERE APPLICABLE.
5. SERVICE LINES FOR FIRE HYDRANTS TO BE SIZED TO ALLOW A MINIMUM OF 20 PSI RESIDUAL PRESSURE AT THE HYDRANT UNDER FIRE FLOW CONDITIONS.
6. TWO BLUE REFLECTIVE PAVEMENT MARKERS FOR IDENTIFICATION OF THE HYDRANT AND ITS VALVE LOCATION SHALL BE INSTALLED ON THE CENTER OF THE ADJACENT PAVED DRIVE LANE TO THE HYDRANT; MARKERS SHALL BE SPACED 1-FT APART, PERPENDICULAR TO THE ROAD CENTERLINE.
7. FIRE HYDRANT SHALL BE CLOW MEDALLION OR AMERICAN DARLING.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

FIRE HYDRANT ASSEMBLY DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F103	Fig: 103



NOTES:
WHEN WATER VALVE IS NOT LOCATED IN PAVEMENT, PLACE A WHITE PAVEMENT REFLECTOR MARKER IN THE DRIVE LANE, ADJACENT TO THE VALVE.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

BUTTERFLY VALVE AND BOX DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F116	Fig: 116

PRESSURE PIPE NOTES

1. THERE SHALL BE 30" MINIMUM COVER FROM FINISHED GRADE TO TOP OF PIPE, AND 24"' MINIMUM FOR WATER SERVICE LINE.

2. DUCTILE IRON PIPE (DIP) THICKNESS SHALL CONFORM TO THE DEPARTMENT'S APPROVED MATERIAL LIST. POTABLE WATER DIP SHALL BE CEMENT LINED. FORCE MAIN DIP SHALL BE CERAMIC EPOXY LINED.

4. ALL FITTINGS SHALL BE DUCTILE IRON WITH MECHANICAL JOINTS AND CEMENT OR CERAMIC EPOXY LINING.

5. POTABLE WATER, VALVES 10 INCHES AND SMALLER SHALL BE RESISLIANT SEAT GATE VALVES AND SHALL BE IN CONFORMANCE WITH CITY OF COCONUT CREEK REQUIREMENTS. (ECCENTRIC PLUG VALVES. POTABLE WATER)

6. ALL TRENCHING, PIPE-LAYING, BACKFILL, PRESSURE TESTING, AND DISINFECTION MUST COMPLY WITH ALL APPLICABLE FEDERAL, STATE, COUNTY AND HEALTH DEPARTMENT STANDARDS AND REGULATIONS.

BCEDP NO.

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY; SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
WATER DISTRIBUTION &
SANITARY SEWER DETAILS
COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO.
WS-3
OF 15 SHEETS

WATER DISTRIBUTION SYSTEM

GENERAL NOTES

1. All work shall be done in accordance with the City of Coconut Creek Specifications and Requirements.

2. No construction should be undertaken until it is assured that all required agency permits have been obtained, and that these plans conform to the requirements of such permits.

3. Contractor shall notify owners of all existing utilities and obtain locations prior to construction.

4. The location and depth of existing utilities shown on the approved plans are to be verified in the field by the Contractor. Any discrepancy in or variation from the approved plans is to be brought to the attention of the Engineer prior to construction of the water system.

5. A pre–construction meeting is to be held prior to delivery of materials and initiation of any water and sewer construction. The meeting shall be attended by the City, Contractor, Engineer and other interested parties.

6. Six (6) copies of all necessary shop drawings shall be submitted to the Engineer for approval prior to scheduling of the pre–construction meeting.

7. All materials supplied by the project shall conform to the shop drawings as approved prior to construction. Substitute materials will not be approved after delivery to the job site. All requests for material substitution shall be approved prior to delivery of these materials to the job site.

8. The Contractor shall be responsible at all times throughout the duration of construction for the protection of existing and newly installed utilities from damage or disruption of service. The Contractor shall be responsible for taking such measures as necessary to protect the health, safety and welfare of those persons having access to the work site.

9. The Contractor shall schedule inspections and tests and notify Engineer a minimum of 24–48 hours in advance.

10. If unsuitable material is encountered as determined by the Engineer, it shall be completely removed from the trench area and replaced with acceptable granular material.

11. All underground utilities shall be in place prior to subgrade compaction and roadway construction.

12. Contractor shall restore swale areas, concrete and asphalt improvements damaged during construction, to existing or better conditions prior to construction. Photographs shall be taken to document existing conditions.

13. Pipe backfill to be placed in lifts of 1' compacted to within 98% of the soils modified proctor value (AASHTO T–180) and all checked by a certified testing laboratory for proper compaction. All test results to be sent to the Engineer.

14. Upon completion of construction, a final inspection shall be done to verify proper adherence to all facets of the contract documents.

15. Water Mains – Install AWWA/ANSI C151/A21 51–96 Ductile Iron Pipe, Class 51 cement lined and bituminous sealed and coated in accordance with AWWA/ANSI C104/A21 4–95.

16. Minimum cover over water mains shall be thirty (30) inches, unless otherwise noted.

17. Water Service – Install Polyethylene Plastic Tubing (ASTM–D2737) Class 160 SDR 9.0, and AWWA C901–96 service line to be pressure tested at 100 psi with no visible leakage.

18. The end of the water service shall be marked by the contractor with 2" x 2" stake and electronic marker as manufactured by Automated Products Corp. of Austin, Texas, or approved equal.

19. Hydrostatic and leakage tests shall be performed on water mains in accordance with AWWA C600–99. Length of test shall be 2 hours and test pressure shall be 150 psi. Allowable leakage shall not be greater than:

$$L = \frac{(S)(D)(P)^{1/2}}{133,200}$$

Where L = Allowable Leakage (Gal/Hr)
S = Length of Pipe Tested (Feet)
D = Nominal Pipe Diameter (Inches)
P = Average Test Pressure (P.S.I.G.)

20. Disinfection of water main shall be in accordance with AWWA C651–99. Mains shall not be put into domestic service until the necessary bacteriological samples have been approved by the Broward County Health Department. Maximum distance between sample points shall be 1000'.

21. Gate valves 4" and larger shall comply with AWWA Standard C500–93, have a maximum working pressure of 200 psi and be tested at 400 psi; and City requirements.

22. Storm and sanitary sewers crossing under water mains shall be laid to provide a minimum vertical distance of eighteen (18) inches between the invert of the upper pipe and the crown of the lower pipe. Where this minimum separation cannot be maintained, the crossing shall be arranged so that the sewer pipe joints and water main joints are equidistant from the point of crossing with no less than ten (10) feet between any two joints and both pipes shall be D.I.P. Where there is not alternative to sewer pipes crossing over a water main, the criteria for minimum separation between lines and joints in the above shall be required and both pipes shall be D.I.P. irrespective of separation. D.I.P. is not required for storm sewer.

23. Maintain ten (10) feet horizontal distance between water main and storm or sanitary sewer main, as a minimum.

24. Force main crossing water main shall be laid to provide a minimum vertical distance of eighteen (18) inches between the outside of the force main and outside of the water main with water main crossing over the force main.

25. The contractor shall guarantee to the satisfaction of the City of Coconut Creek, Florida all materials and workmanship for one year from the date of acceptance.

26. Hydrostatic Testing shall be maximum 2000 feet of pipe.

27. Corporation stops for all 2 inch or less service connection shall be brass alloy type ASTM B–62 latest revision.

28. Service line shall be tested at 100 psi with no visible leaks.

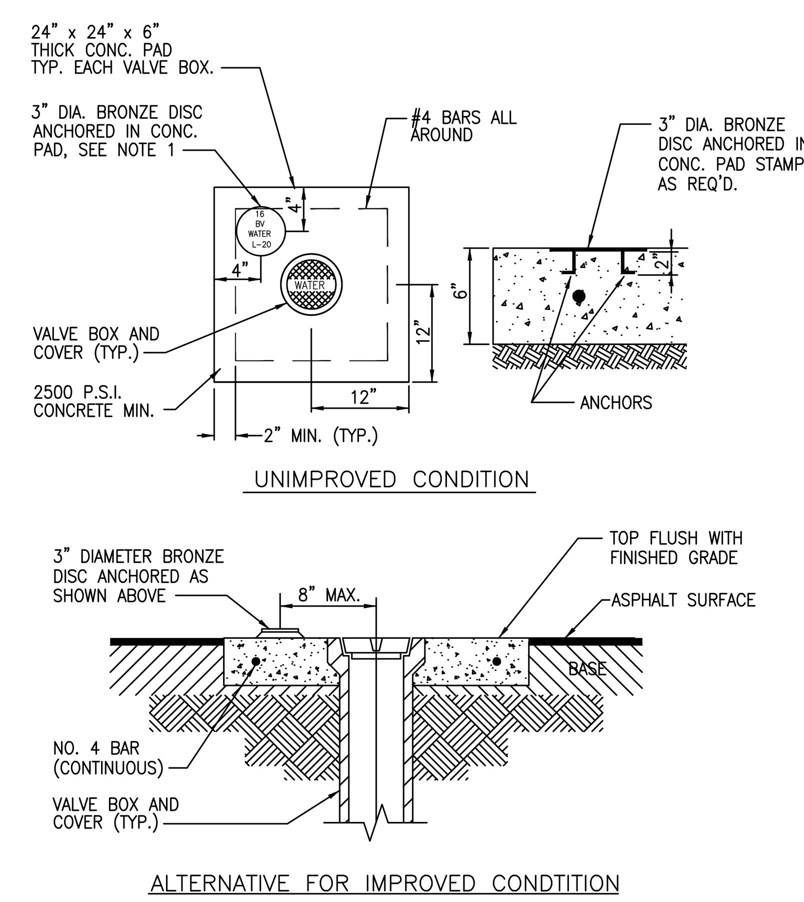
29. Service lines shall be less than 2".

30. The contractor shall be responsible for obtaining locations from all other utility facilities, prior to construction.

31. All applicable permits must be obtained prior to commencement of construction (DOT, Health Department, County Engineer, etc.).

32. No connection to or any other construction shall be performed on an existing department owned or maintained main or structure without the presence of a department inspector.
33. Facilities proposed herein shall be constructed in accordance with the approved plans and the department's minimum standards. Conflicts between the preceding documents should be called to the attention of the department for resolution. Deviations from the approved plans must be approved in advance by the department.

34. Upon completion of construction, a final inspection shall verify proper adherence to all facets of the plans and specifications.



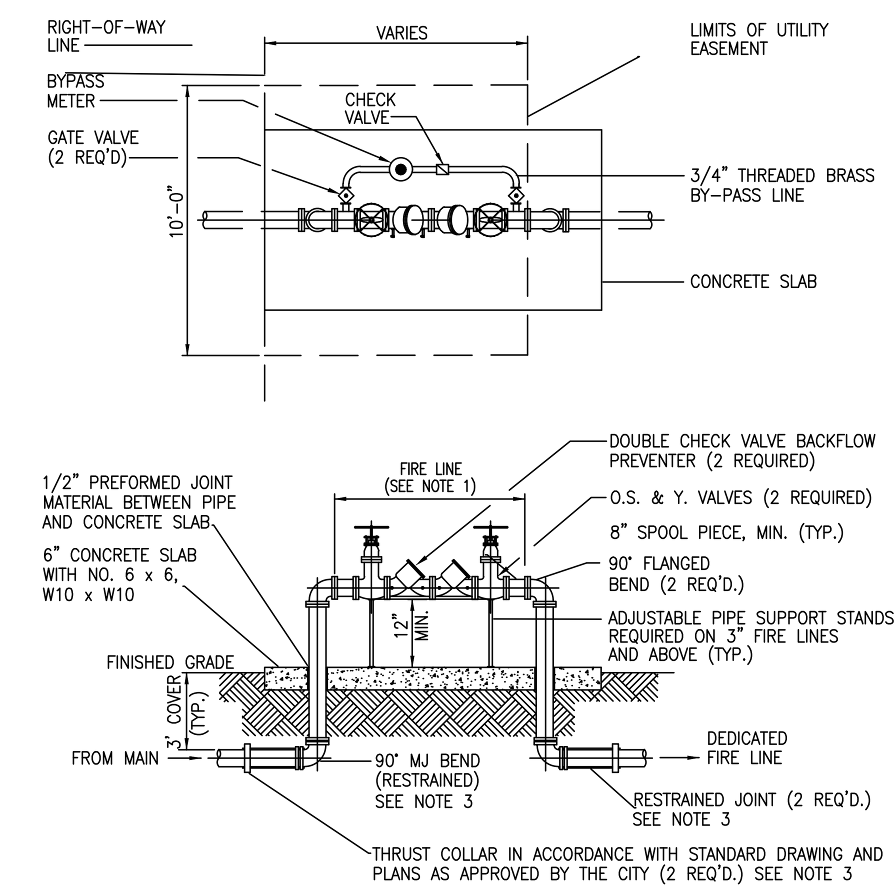
NOTES:

1. BRONZE DISC TO BE SUPPLIED BY CITY.
2. AMERICAN FLOW CONTROL TRENCH ADAPTER VALVE BOX AND EXTENSION IS PREFERRED.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

VALVE COLLAR DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F111	Fig: 111



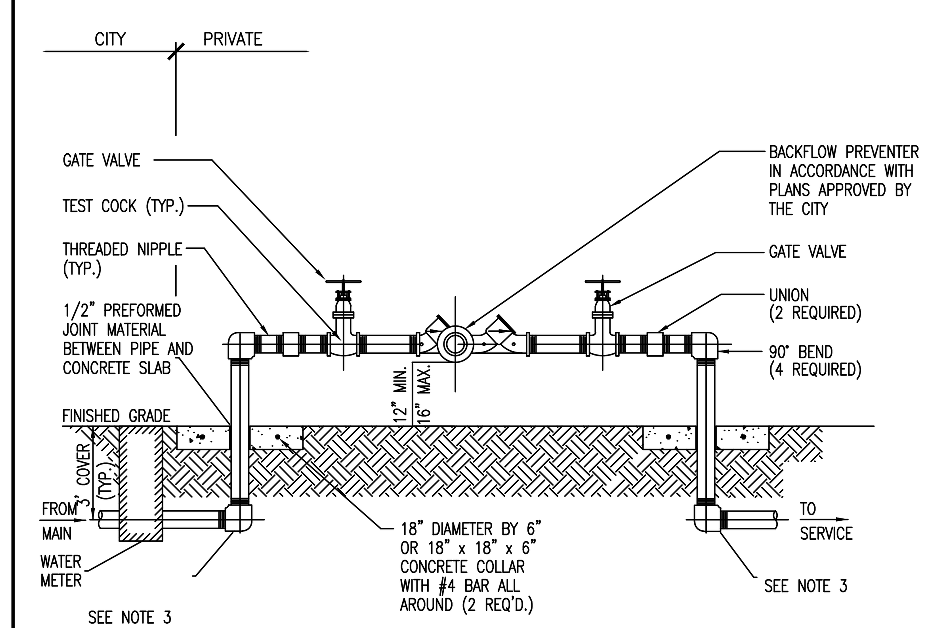
NOTES:

1. ALL PIPE AND FITTINGS 2" AND SMALLER SHALL BE THREADED BRASS.
2. ALL PIPE FITTINGS 4" DIA. AND LARGER SHALL BE CEMENT–LINED DUCTILE IRON WITH FLANGED FITTINGS FOR ABOVEGROUND USE. MECHANICAL JOINT FITTINGS SHALL BE USED UNDERGROUND.
3. MEGALUGS, OR EQUAL, CAN BE USED IN PLACE OF RESTRAINED JOINTS ON ALL UNDERGROUND PIPING.
4. PAINT ALL ABOVEGROUND DUCTILE PIPING, FITTINGS AND VALVES.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

FIRELINE DOUBLE DETECTOR
CHECK VALVE ASSEMBLY

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F121	Fig: 121



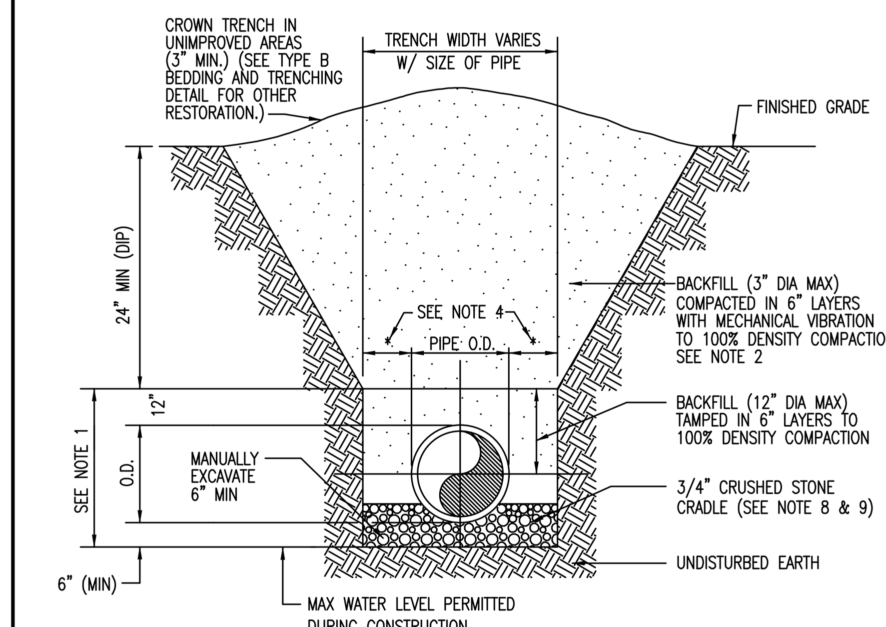
NOTES:

1. ALL PIPE AND FITTINGS 2" AND SMALLER SHALL BE THREADED BRASS, AS SHOWN. ALL 3" PIPE TO BE GALVANIZED STEEL.
2. ALL PIPE FITTINGS LARGER THAN 4" SHALL BE CEMENT–LINED DUCTILE IRON WITH FLANGED FITTINGS FOR ABOVEGROUND USE. MECHANICAL JOINT FITTINGS SHALL BE USED UNDERGROUND WITH RESTRAINED JOINTS AND THRUST COLLARS.
3. MEGALUGS, OR EQUAL, CAN BE USED IN PLACE OF RESTRAINED JOINTS ON ALL UNDERGROUND DUCTILE IRON PIPING (4" AND LARGER).
4. PAINT ALL ABOVEGROUND DUCTILE PIPING, FITTINGS AND VALVES.
5. METER VALVES SHALL BE BRONZE IN ACCORDANCE TO ASTM SPECIFICATIONS.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

REDUCED PRESSURE BACKFLOW PREVENTER

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F120	Fig: 120



NOTES:
1. PIPE BEDDING: SELECT COMMON FILL COMPACTED TO 100% OF THE MAXIMUM DENSITY AS PER AASHTO T–99–C.
2. TRENCH BACKFILL: COMMON FILL COMPACTED TO 100% OF THE MAXIMUM DENSITY AS PER AASHTO T–99–C.
3. USE TYPE A BEDDING TO BE DETERMINED IN THE FIELD AS DIRECTED BY THE CITY OF COCONUT CREEK.
4. (*): 15" MAX. FOR PIPE DIAMETER LESS THAN 24", AND 24" MAX. FOR PIPE DIAMETER 24" AND LARGER.
5. WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.
6. ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.
7. REFER TO SECTION 2.18–E OF THE MANUAL FOR SHEETING AND BRACING IN EXCAVATIONS.
8. GRAVITY SEWERS SHALL UTILIZE TYPE A BEDDING, IF REQUIRED BY THE CITY. BEDDING DEPTH SHALL BE 6" MINIMUM FOR ANY DIAMETER PIPE.
9. DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL GOVERN DEPTH OF BEDDING ROCK BELOW THE PIPE. APPLICABLE GOVERNING AGENCY SHALL DETERMINE IN THE FIELD REQUIRED REMOVAL OF UNSUITABLE MATERIAL TO REACH SUITABLE FOUNDATION.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

TYPE A BEDDING
AND TRENCHING DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F020	Fig: 020

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY: SITE PLAN COMMENTS	04/04/19	NJA

FILE NAME 8281ENG.DWG

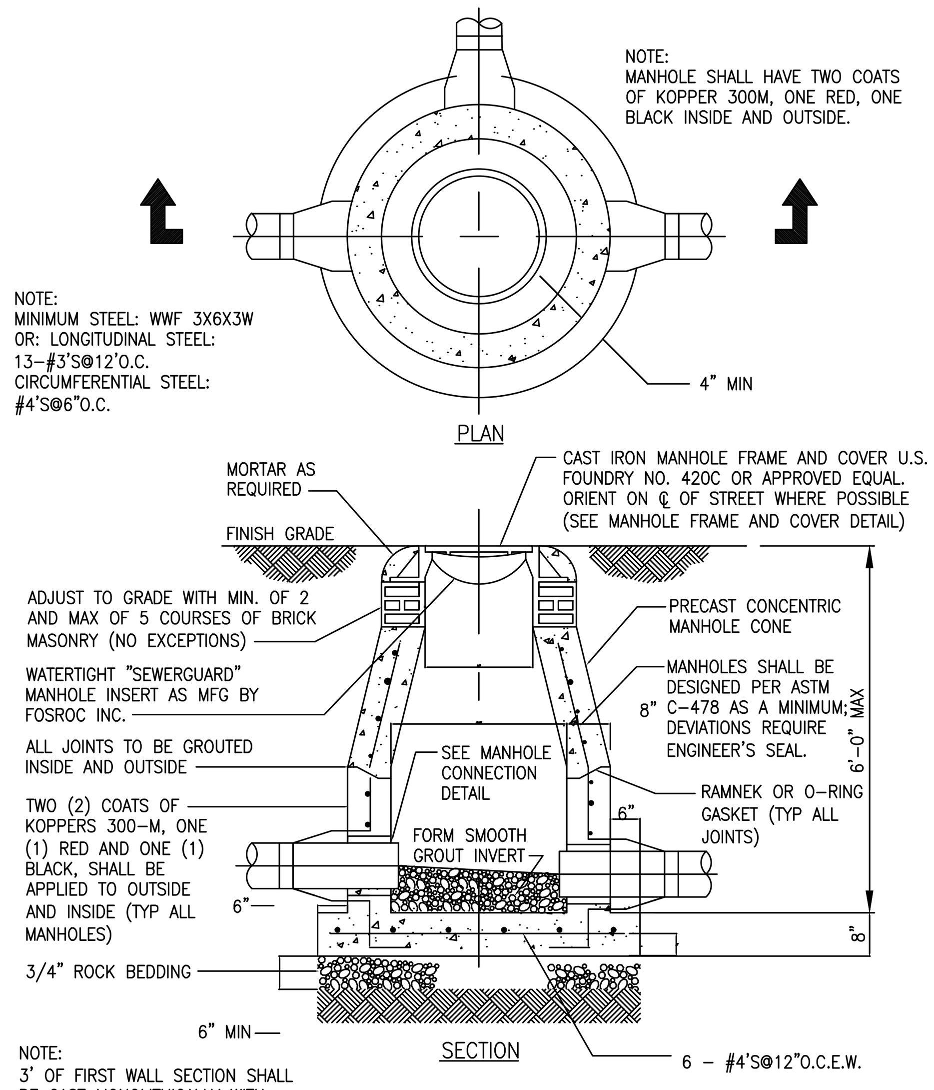
CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
WATER DISTRIBUTION &
SANITARY SEWER DETAILS
COCONUT CREEK, FLORIDA

DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

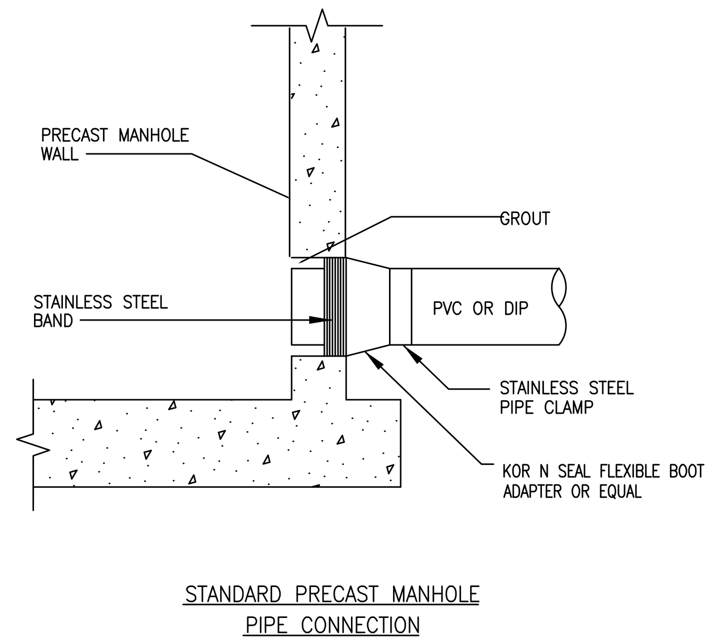
JOB # 8281
SHT.NO.
WS-4



CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

CONCENTRIC PRECAST MANHOLE DETAIL (6'-0" AND UNDER)

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F200	Fig: 200

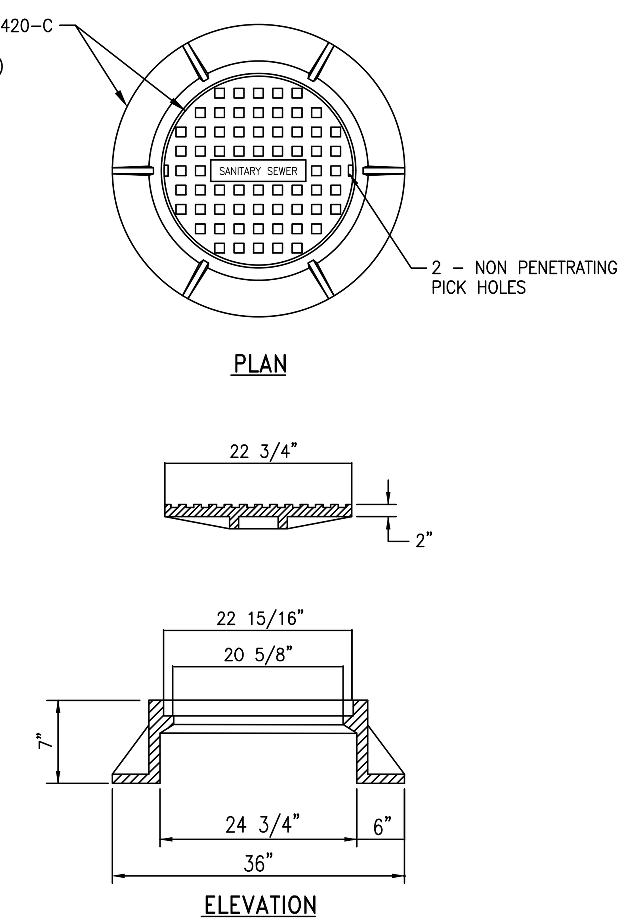


NOTES:
1. THE CITY MAY APPROVE ALTERNATE WATER TIGHT CONNECTION DETAILS FOR CONNECTION OF 24" DIAMETER PIPES AND LARGER.
2. AN OUTSIDE DROP CONNECTION SHALL BE REQUIRED FOR ALL INFLUENT PIPES WHICH HAVE AN INVERT 2' OR MORE ABOVE THE MANHOLE BOTTOM.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

MANHOLE CONNECTION DETAIL (WITH BUILT-IN RUBBER BOOT)

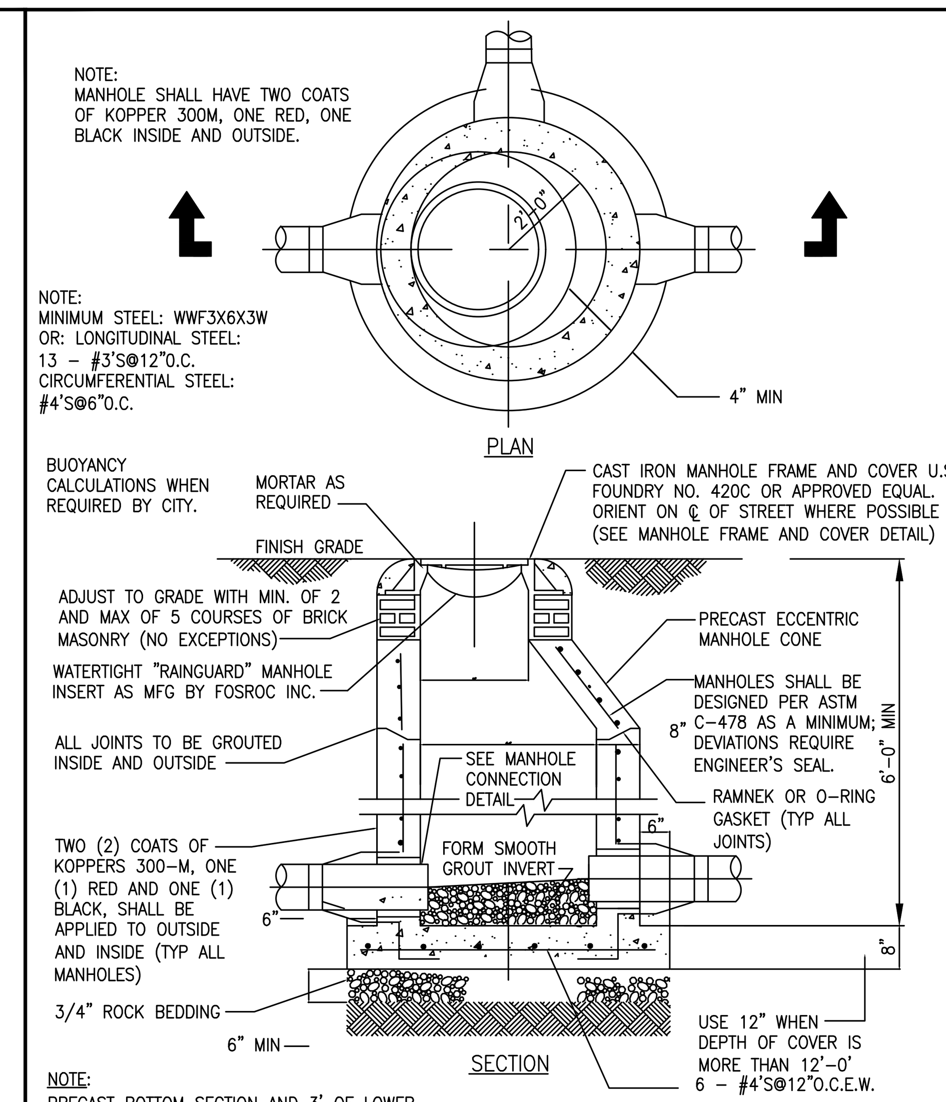
Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F201	Fig: 201



CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

SANITARY MANHOLE COVER

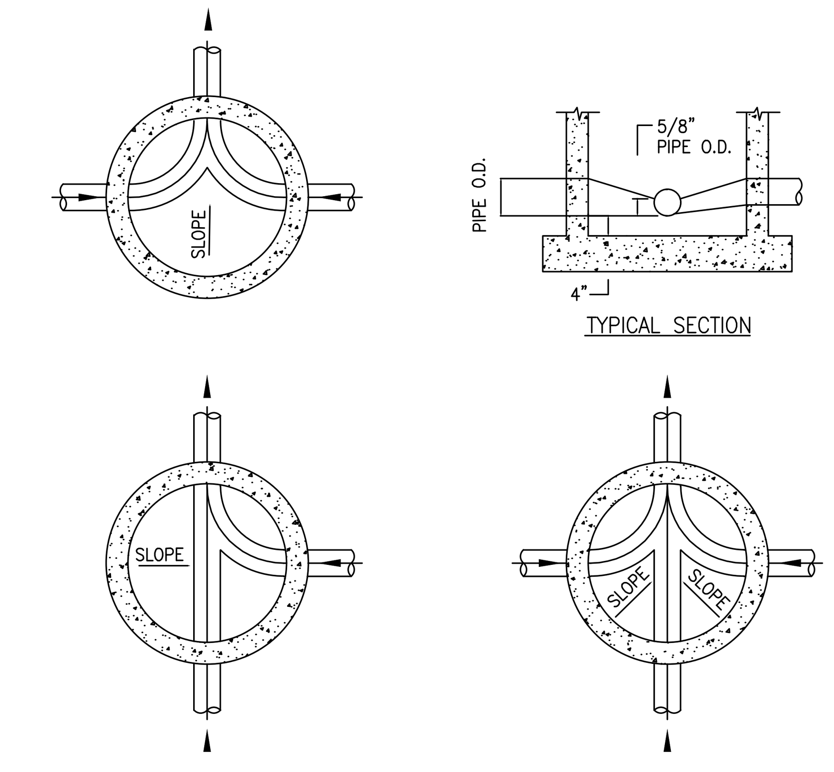
Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F203	Fig: 203



CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

ECCENTRIC PRECAST MANHOLE DETAIL (6'-0" DEPTH AND GREATER)

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F200A	Fig: 200A

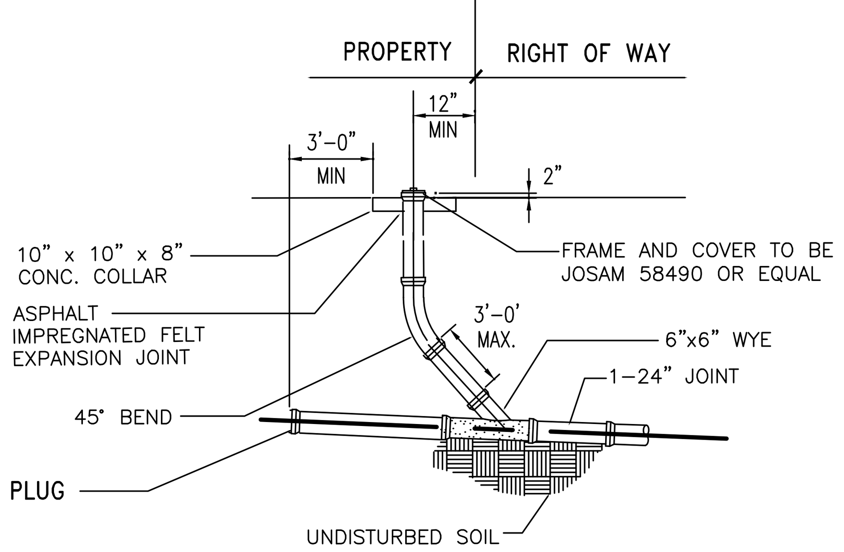


NOTES:
1. INVERT CHANNELS TO BE CONSTRUCTED FOR SMOOTH FLOW WITH NO OBSTRUCTIONS.
2. SPILLWAYS SHALL BE CONSTRUCTED BETWEEN PIPES WITH DIFFERENT INVERT ELEVATIONS PROVIDING FOR SMOOTH FLOWS.
3. CHANNELS TO BE FORMED IN ALL MANHOLES TO ACCEPT T.V. CAMERA.
4. WHEN DIRECTIONAL CHANNELS EXCEEDING 45-DEGREES OCCUR, AN EXTRA FLOW LINE ELEVATION DROP OF 0.05-FT ACROSS THE MANHOLE SHALL BE PROVIDED.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

MANHOLE FLOW CHANNEL DETAIL

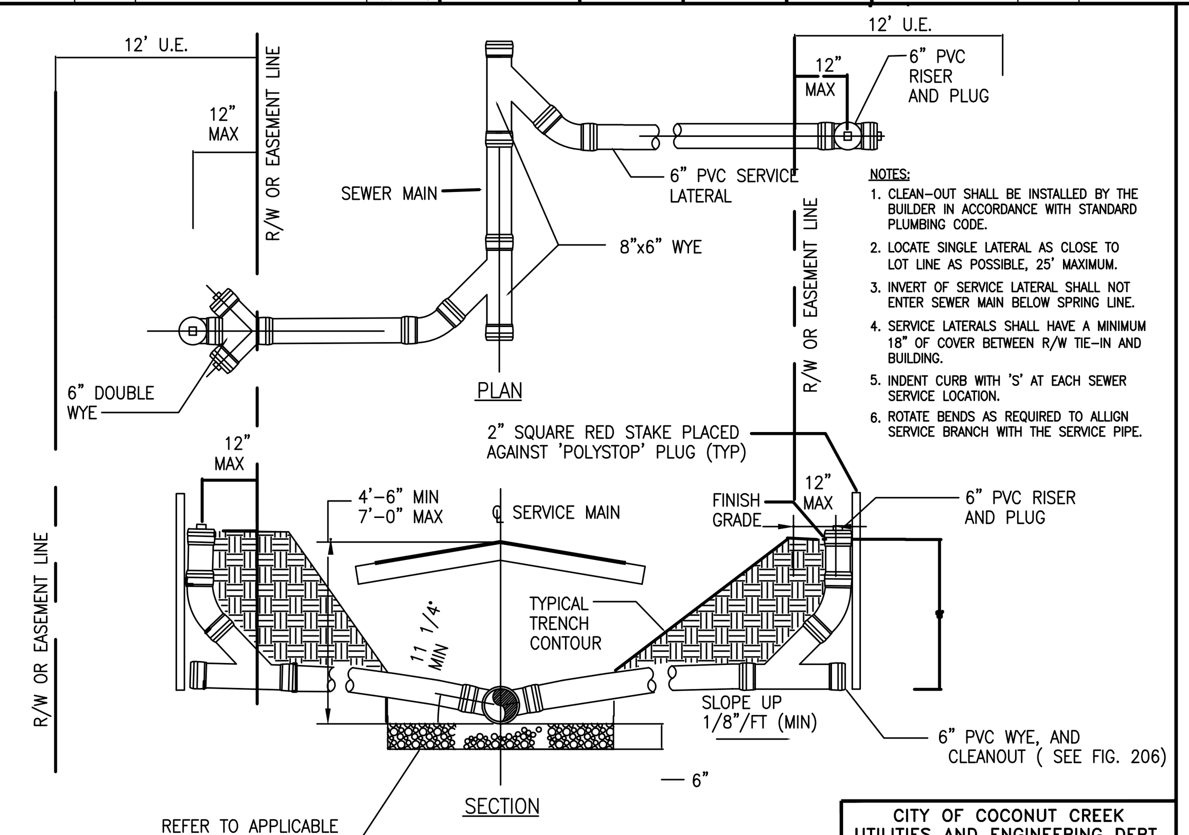
Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F200B	Fig: 200B



CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPARTMENT

SANITARY SERVICE CLEANOUT DETAIL

Date	Revisions	Appr. by	Date:	Scale: N.T.S.	Dwg: F206	Fig: 206

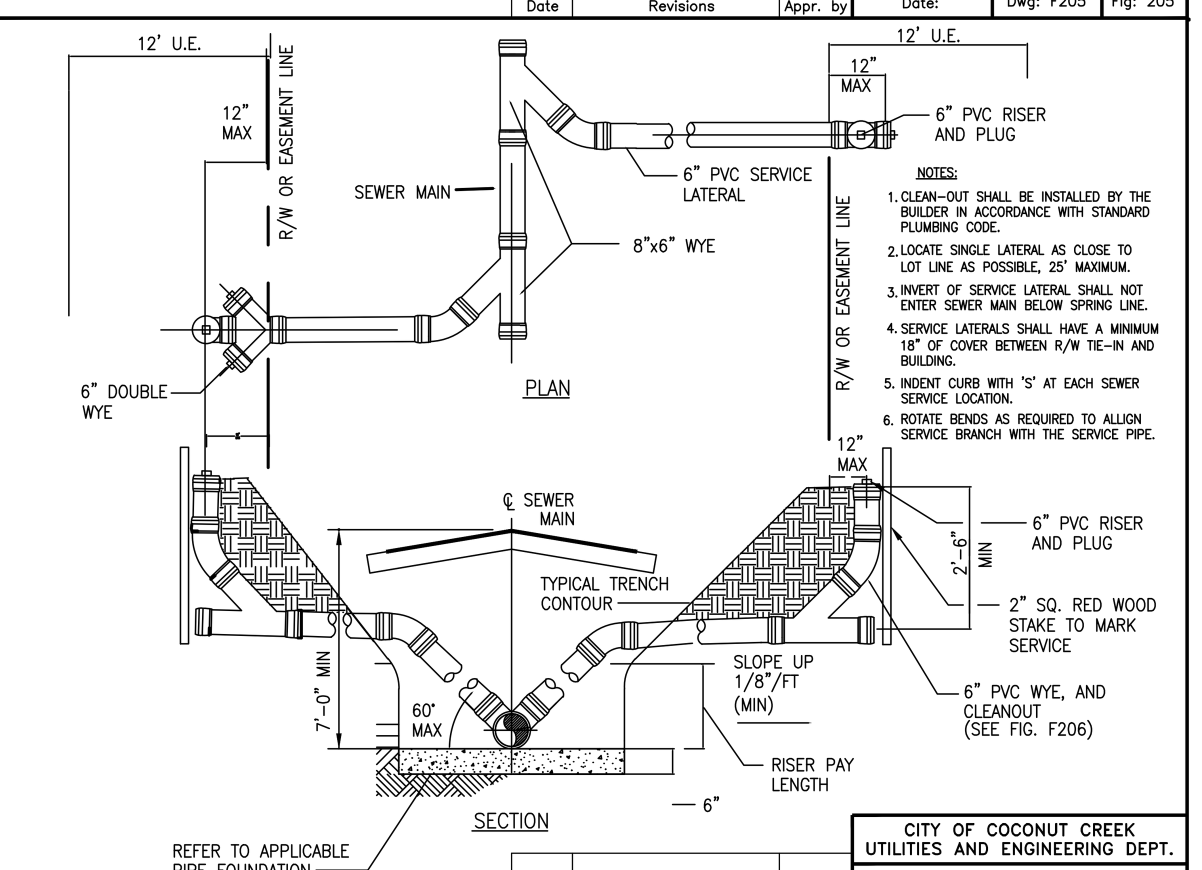


NOTES:
1. CLEAN-OUT SHALL BE INSTALLED BY THE BUILDER IN ACCORDANCE WITH STANDARD PLUMBING CODE.
2. LOCATE SINGLE LATERAL AS CLOSE TO LOT LINE AS POSSIBLE, 25' MAXIMUM.
3. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
4. SERVICE LATERALS SHALL HAVE A MINIMUM 18" OF COVER BETWEEN R/W TIE-IN AND BUILDING.
5. INDENT CURB WITH 'S' AT EACH SEWER SERVICE LOCATION.
6. ROTATE BENDS AS REQUIRED TO ALLIGN SERVICE BRANCH WITH THE SERVICE PIPE.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPT.

SHALLOW SERVICE LATERAL DETAIL

Date	Revisions	Appr. by	Date:	Dwg: F205	Fig: 205



NOTES:
1. CLEAN-OUT SHALL BE INSTALLED BY THE BUILDER IN ACCORDANCE WITH STANDARD PLUMBING CODE.
2. LOCATE SINGLE LATERAL AS CLOSE TO LOT LINE AS POSSIBLE, 25' MAXIMUM.
3. INVERT OF SERVICE LATERAL SHALL NOT ENTER SEWER MAIN BELOW SPRING LINE.
4. SERVICE LATERALS SHALL HAVE A MINIMUM 18" OF COVER BETWEEN R/W TIE-IN AND BUILDING.
5. INDENT CURB WITH 'S' AT EACH SEWER SERVICE LOCATION.
6. ROTATE BENDS AS REQUIRED TO ALLIGN SERVICE BRANCH WITH THE SERVICE PIPE.

CITY OF COCONUT CREEK
UTILITIES AND ENGINEERING DEPT.

DEEP SERVICE LATERAL DETAIL

Date	Revisions	Appr. by	Date:	Dwg: F205A	Fig: 205A

3	REV PER CITY	05/13/19	BAH
	REV PER CITY; SITE PLAN COMMENTS	04/04/19	NJA
	REVISIONS	DATE	BY

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
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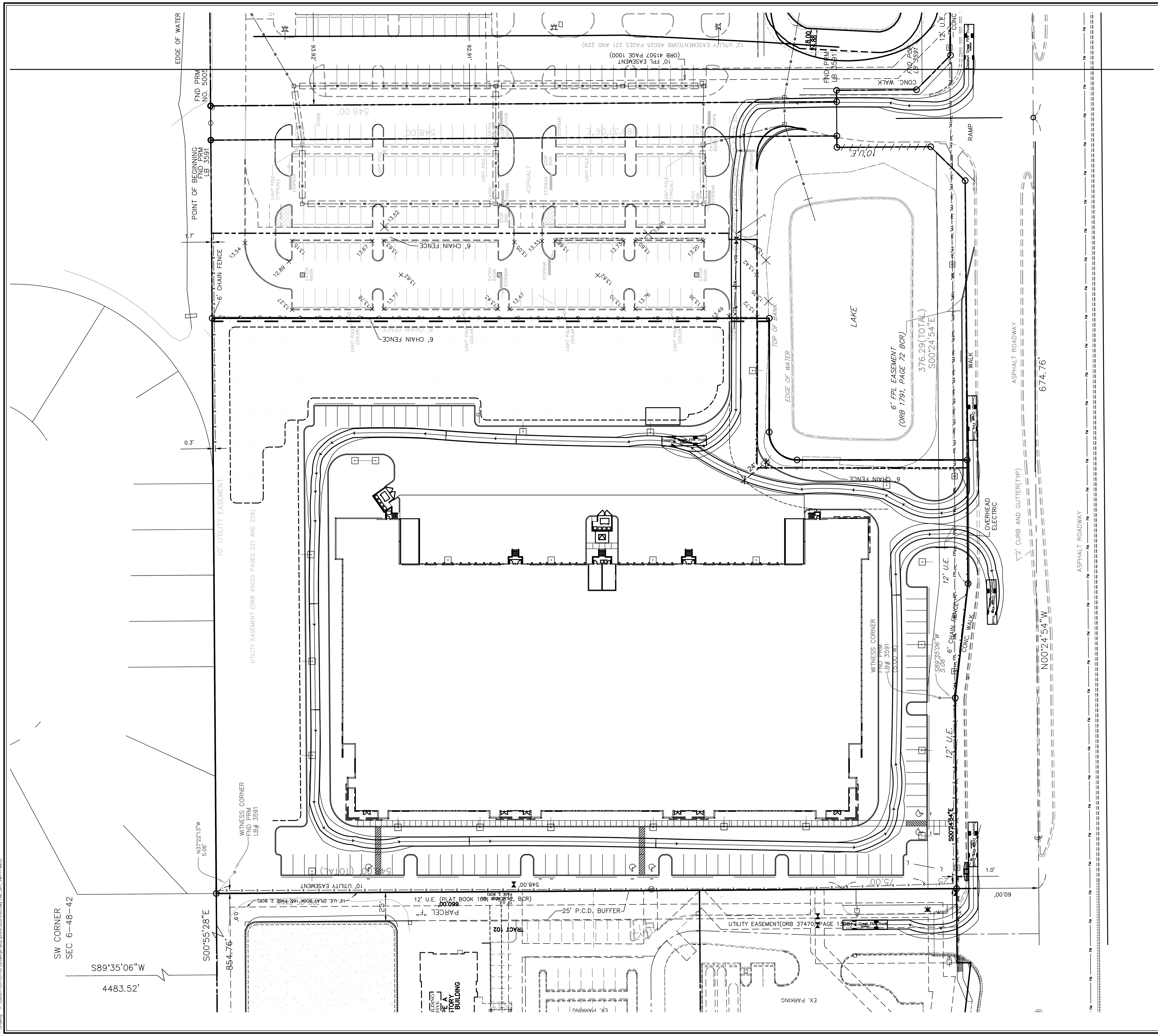
LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
WATER DISTRIBUTION & SANITARY SEWER DETAILS
COCONUT CREEK, FLORIDA

DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO.
WS-5
OF 15 SHEETS

BCEDP NO.



Call 48 hours before you dig

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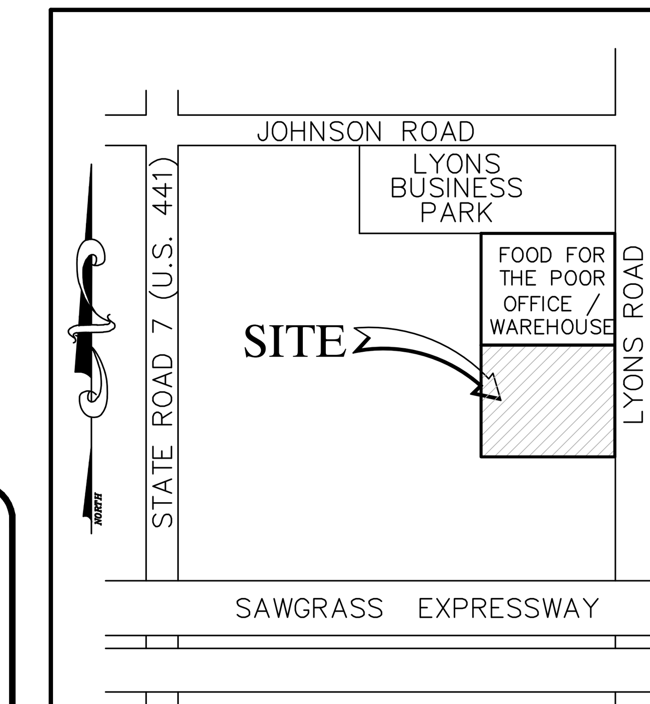
Sunshine State One Call of Florida, Inc.



LOCATION MAP
(n.t.s.)

LEGEND

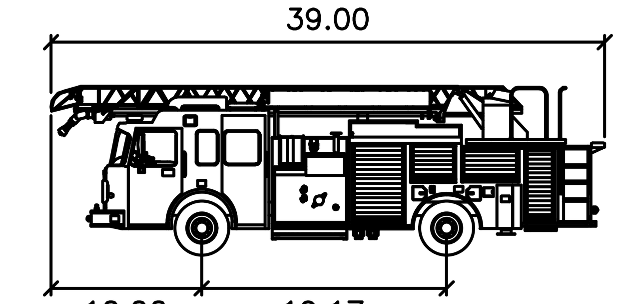
- PROPOSED PIPE AND CATCH BASIN
- PROPOSED GRADE
- DIRECTION OF FLOW
- EXISTING PIPE AND INLET
- EXISTING GRADE
- PROPOSED WATER LINE
- EXISTING WATER LINE
- PROPOSED SANITARY SEWER LINE
- EXISTING SANITARY SEWER LINE

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

S.F.W.M.D. PERMIT CRITERIA
PERMIT NO.
WATER CONTROL ELEV. = 9.50' (NAVD)
MIN. ROAD CROWN ELEV. = 12.50' (NAVD)
MIN. BLDG. FLOOR ELEV. = 14.50' (NAVD)



Coconut Creek Fire Truck

feet

Width	: 8.33
Track	: 7.88
Lock to Lock Time	: 6.0
Steering Angle	: 33.3

REVISIONS	DATE	BY
REV PER CITY	05/13/19	BAH
REV PER CITY: SITE PLAN	9/26/18	BAH

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER COCONUT CREEK, FLORIDA VEHICULAR MOVEMENT PLAN

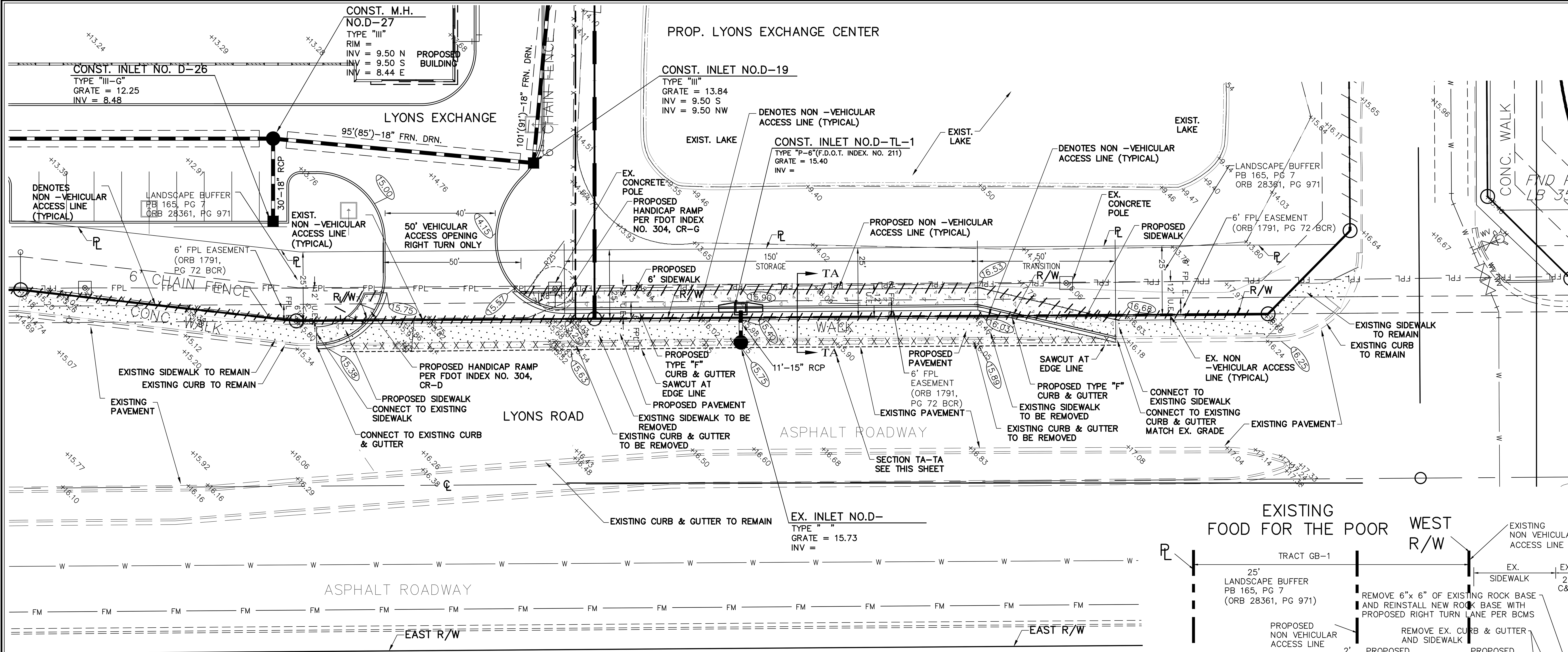
COCONUT CREEK, FLORIDA

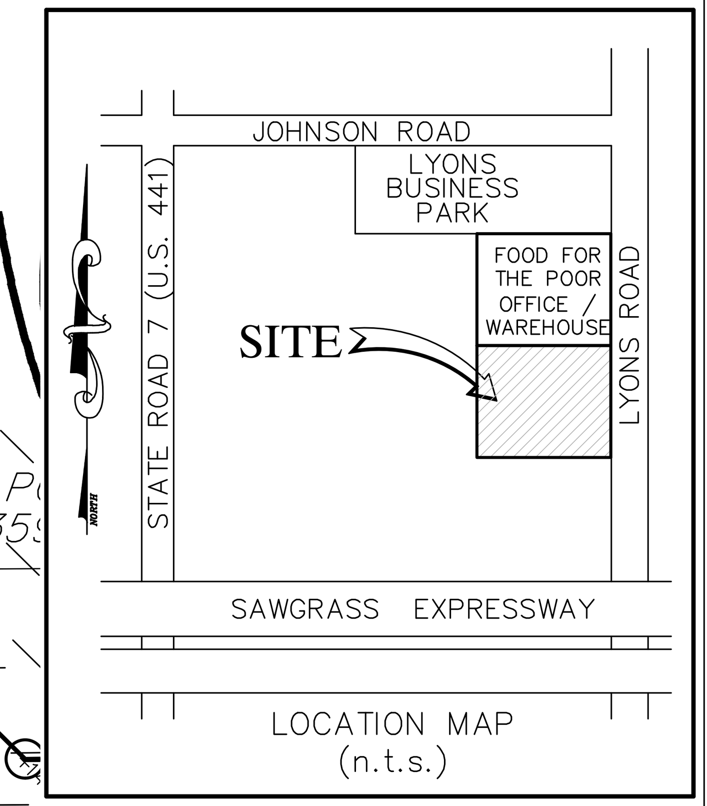
DATE 6/26/18
DRAWN BY BAH
F.B./ PG. N/A
SCALE N.T.S.

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

JOB # 8281
SHT.NO. VM-1
OF 15 SHEETS

BCEDP NO.





LEGEND

- PROPOSED PIPE AND CATCH BASIN
- PROPOSED GRADE
- DIRECTION OF FLOW
- EXISTING PIPE AND INLET
- EXISTING GRADE
- PROPOSED WATER LINE
- EXISTING WATER LINE
- PROPOSED SANITARY SEWER LINE
- EXISTING SANITARY SEWER LINE
- EXISTING SIDEWALK TO REMAIN
- PROPOSED SIDEWALK
- EXISTING TO BE REMOVED

LYONS EXCHANGE CENTER ENTRANCE CONSTRUCTION PLAN

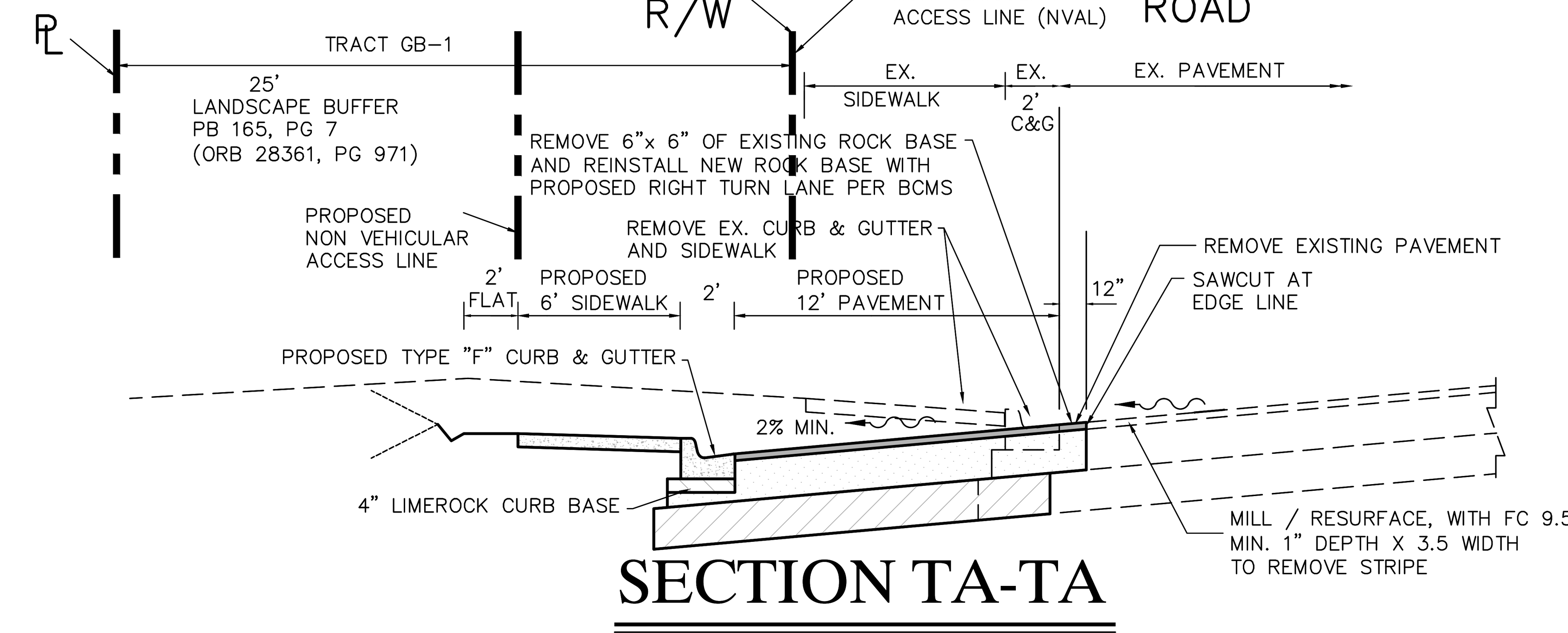
NORTH

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

Call 48 hours before you dig
It's the Law!
1-800-432-4770
Sunshine State One Call of Florida, Inc.



SECTION TA-TA

N.T.S.

LYONS EXCHANGE CENTER ENTRANCE PAVEMENT MARKING & SIGNAGE PLAN

BCHED NO.

REV PER CITY	05/13/19	BAH
REVISIONS	DATE	BY

FILE NAME 8281ENG.DWG

CAULFIELD & WHEELER, INC.
CIVIL ENGINEERING - LAND PLANNING
LANDSCAPE ARCHITECTURE - SURVEYING
7900 GLADES ROAD - SUITE 100
BOCA RATON, FLORIDA 33434
PHONE (561)-392-1991 / FAX (561)-750-1452

LYONS EXCHANGE CENTER
COCONUT CREEK, FLORIDA
PROPOSED ENTRANCE & TURNLANE PLAN

COCONUT CREEK, FLORIDA

DATE	6/26/18
DRAWN BY	BAH
F.B./ PG.	N/A
SCALE	1"= 20'

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591

DATE

JOB # 8281
SHT.NO.
TL-1
OF 15 SHEETS

LYONS EXCHANGE CENTER

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REV PER CITY 05/13/19 BAH

DROP LANE LENGTH TABLE

SPEED (MPH)	MIN. DISTANCE	PREFERRED DISTANCE
30-35 MPH	400'	600'
40-45 MPH	600'	800'

DIRECTIONAL ARROWS REQUIRED TABLE

DISTANCE	ARROWS REQ'D
100' OR LESS	1 ARROW
101'-149'	2 ARROWS
150'-200'	3 ARROWS

*ONE ADDITIONAL ARROW FOR EACH ADDITIONAL 100' OF STORAGE

SPECIAL EMPHASIS MARKINGS NOTES

1. FOR TRAFFIC AND PEDESTRIAN SIGNAL INSTALLATION, REFER TO INDEX NO. 630-001 THROUGH 695-001.
2. FOR PUBLIC SIDEWALK CURB RAMPS, REFER TO INDEX NO. 522-002.
3. FOR PAVEMENT MARKINGS AND SIGN INSTALLATION, REFER TO INDEXES 700-010 THROUGH 700-120 AND 659-010.
4. CROSSWALK WIDTHS: INTERSECTION CROSSWALK 6' FOR MINIMUM, 10' FOR STANDARD. MID-BLOCK CROSSWALK 10' FOR MINIMUM.
5. ALL CROSSWALK MARKINGS MUST BE WHITE.
6. LONGITUDINAL MARKINGS IN SPECIAL EMPHASIS CROSSWALK MUST BE 24" WIDE AND SPACED TO AVOID THE WHEEL PATH OF VEHICLES. CENTER THE LONGITUDINAL MARKINGS AT EACH LINE. PLACE ADDITIONAL LONGITUDINAL MARKINGS AT THE CENTER OF EACH LANE. THE MAXIMUM SPACING ALLOWED BETWEEN LONGITUDINAL MARKINGS IS 60".
   - WHEN THE CROSSWALK IS SKEWED TO THE LANE LINES, THE LONGITUDINAL MARKINGS SHOULD BE PARALLEL TO THE LANE LINES.
   - 24" LONGITUDINAL BARS IN SPECIAL EMPHASIS CROSSWALK MUST BE PERFORMED IN THERMOPLASTIC.
   - 12" TRANSVERSE LANE LINES IN THE SPECIAL EMPHASIS CROSSWALK MAY BE STANDARD THERMOPLASTIC OR PREFORMED THERMOPLASTIC.

NOTES

1. ALL PAVEMENT MARKINGS SHALL BE ALKYD BASED THERMOPLASTIC AND FULLY RETROREFLECTORIZED.
2. ALL PAVEMENT MARKINGS ON PAVER SYSTEMS SHALL BE 3M 380/381 SERIES TAPE OR EQUIVALENT AND APPLIED WITH P60 ADHESIVE AS PER MANUFACTURERS SPECIFICATIONS.
3. ALL PAVEMENT MARKINGS AND SIGNING SHALL BE IN ACCORDANCE WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES", BCTED STANDARDS, AND FDOT DESIGN STANDARDS.
4. SEE FDOT INDEX NO 706-001 FOR PLACEMENT OF RPM's (FOR BULLNOSE RPM TREATMENT, SEE LEGEND NO. 1)
5. RPM's SHALL BE CLASS "B" OR EQUIVALENT, APPLIED WITH EPOXY OR BITUMINOUS ADHESIVE.
6. FDOT APPROVED SEALER SHALL BE USED WHEN APPLYING MARKINGS ON CONCRETE.
7. FOR BIKE LANE DETAILS SEE FDOT INDEX NO. 711-002.
8. MARKINGS IN AND ADJACENT TO BIKE LANES SHALL BE THERMOPLASTIC WITH A MIXTURE OF 50% GLASS SPHERES AND 50% SHARP SILICA SAND APPLIED AT A RATE DETERMINED BY THE MANUFACTURER'S SPECIFICATIONS.
9. EXISTING MARKINGS SHALL BE REMOVED BY WATER BLASTING OR SAND BLASTING.
10. ALL STOP LINES TO BE 4' BEHIND CROSSWALK OR SIDEWALK.
11. PAVEMENT MARKING REFLECTIVITY SHALL BE UNIFORM ACROSS THE ENTIRE STRIPE AND SHALL HAVE A MINIMUM REFLECTIVITY READING OF 250 MILLICANDELAS FOR WHITE AND 175 MILLICANDELAS FOR YELLOW.
12. ALL PRODUCTS MUST BE ON FDOT'S APPROVED PRODUCTS LIST (APL).
13. RPMS SHALL NOT BE INSTALLED ADJACENT TO BIKE LANES.

LEGEND

1 YELLOW/YELLOW RPM DETAILS

DIRECTION OF TRAVEL
CENTERLINE
1' OC, 1' MIN TO CROSSWALK
DIRECTION OF TRAVEL
REFLECTIVE YELLOW

2 MEDIAN NOSE PAINT DETAILS

RAISED SEPARATOR — REFLECTIVE YELLOW — RADIUS POINT
GRASS MEDIAN — REFLECTIVE YELLOW — RADIUS POINT
POINT OF CURVE — GRASS MEDIAN — REFLECTIVE YELLOW — RADIUS POINT
* DO NOT PAINT BRICK PAVERS

3 PAINTED MEDIAN DETAILS

DIRECTION OF TRAVEL
6" SOLID DOUBLE YELLOW
1' OC
YELLOW PAINT
18" SOLID YELLOW
YELLOW/YELLOW RPM's
DIRECTION OF TRAVEL

4 EDGE LINE DETAILS

2"
6" SOLID WHITE OR YELLOW
EDGE OF PAVEMENT

5 CHEVRON DETAILS - CROSSWALK AREAS AND IN FRONT OF CURB RAMPS

DIRECTION OF TRAVEL
WHITE/RED RPM's
18" SOLID WHITE
8" SOLID WHITE
DIRECTION OF TRAVEL
(SEE FDOT INDEX NO. 17346 FOR SPACING OF CHEVRONS)

6 STREET NAME BLADE DETAILS

SEE BCTED STOP SIGN AND STREET IDENTIFICATION ASSEMBLY TYPICAL DETAILS.

7 TYPE IV SEPARATOR DETAILS

2"
REFLECTIVE YELLOW PAINT
YELLOW/YELLOW RPM's
6' - 12"
6" SOLID YELLOW
TYPE "F" CURB AND GUTTER

8 6'-10' SKIP DETAILS

6' - 10' SKIPS 6" WHITE SHALL BE USED FOR THE FOLLOWING CONDITIONS:
- HORIZONTAL CURVE SECTIONS
- CHANGES IN HORIZONTAL ALIGNMENT
- TRANSITIONS GREATER THAN 100'

9 2'-4' SKIP DETAILS

2' - 4' SKIPS 6" WHITE SHALL BE USED FOR THE FOLLOWING CONDITIONS:
- RADIUS GUIDE LINES BETWEEN DUAL LEFTS TURN MOVEMENT (90' RADIUS PREFERRED OR AS NOTED ON PLANS)
- BUS BAY TRANSITIONS

STOP SIGN NOTE

WHERE SIDE ROADS INTERSECT A MULTI LANE STREET OR HIGHWAY THAT HAS A SPEED LIMIT OF 45 MPH OR HIGHER, THE MINIMUM SIZE OF THE STOP SIGNS FACING THE SIDE ROAD APPROACHES, EVEN IS THE SIDE ROAD ONLY HAS ONE APPROACH LANE, SHALL BE 36"X36".

WHERE SIDE ROADS INTERSECT A MULTI-LANE (INCLUDING TURN LANE) STREET OR HIGHWAY THAT HAS A SPEED LIMIT OF 40 MPH OR LOWER, THE MINIMUM SIZE OF THE STOP SIGN FACING THE SIDE ROAD APPROACHES SHALL BE 36"X36".

REVISIONS	
DATE	DESCRIPTION
01-15-2016	N/A
06-11-2018	UPDATED FDOT INDEX REFERENCE
08-23-2018	UPDATED NOTES

BROWARD COUNTY FLORIDA

PUBLIC WORKS DEPARTMENT
TRAFFIC ENGINEERING DIVISION

DESIGN BY: CARMELO CARATOZZOLO, P.E. — SCALE: NTS
DRAWN BY: STEPHON RAMOUTAR
CHECKED BY: ANDREW SEBO, P.E., PTOE

PAVEMENT MARKINGS AND SIGNS DETAILS

JOB # 8281

JOHN F. WHEELER
PROFESSIONAL ENGINEER
LICENSE NO. 25478
STATE OF FLORIDA
ENG NO. EB-0003591
DATE

SHEET NO.
TL-2
OF 15 SHEETS