SECTION: COUNTY: 86039000 BROWARD

STATE RD:

814

PERMIT:

2024-L-491-00013

EXHIBIT B

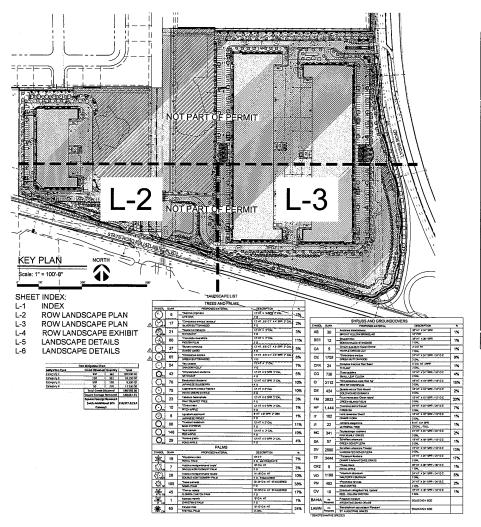
LANDSCAPE IMPROVEMENT PLANS

The AGENCY agrees to install the landscape improvements in accordance with the plans and specifications attached hereto and incorporated herein.

Please see attached plans prepared by: Andrew Witkin, PLA

Witkin Hults & Partners

Date: September 8, 2025



GOVERNING STANDARD PLANS: PLANS FOR ROAD AND BRIDGE CONSTRUCTION AND APPLICABLE PLANS FOR ROAD AND BRIDGE CONSTRUCTION AND APPLICABLE NITES AND AREA OF A STANDARD BRIDGE AT THE FOLLOWING WEBSITE: https://www.fod.gov/deadgr/data/epidatagr/da

GOVERNING STANDARD SPECIFICATIONS:
FLORIDA DEPARTMENT OF TRANSPORTATION, FY 2024-25 STANDARD
SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION AT THE
FOLLOWINGWEBSITE: https://www.tdq.gov/programmanagement/implemented/

ANY PLANT MATERIAL
SUBSTITUTION WITHIN OR
IMPACTING THE FOOT RICHT OF
IMPACTING THE FOOT RICHT OF
THE CONTRACTOR, OWNER,
LANDSCAPE ARCHITECT OR
OTHER WILL NEED TO GET
APPROVAL FROM THE FOOT
DISTRICT LANDSCAPE ARCHITECT.

OWNERSHIP OF ALL SUTTRILE
EXCAVITED MATERIALS, AS
DETERMINED BY THE
DEPARTMENT, SHALL REMAIN IN
THE DEPARTMENT, SHALL REMAIN IN
THE DEPARTMENT UNITLA FIRMA
ACCEPTANCE OF THE PERMITTEL
PROJECT IS PLUYILLED
BY ALLED BY THE PERMITTEL
AND THE STEEL OF THE PERMITTEL
THE SITE TO THE BROWARD
THE SITE TO THE BROWARD
STOCKPILED BY THOSE AREAS AS
DIRECTED BY THE OEPARTMENT,
INCLUDING ASPHALT MILLINGS.

INCLUDING ASPHALT MILLINGS.

CYPRESS MULCH IS NOT
PERMITTED ON THE POPE
PERMITTED ON CYPRESS
PRODUCTS), RECYCLED MULCH
CONTAINING NO CYPRESS
BY THE MULCH AND SOIL COUNCIL
CERTIFICATION TO THE FOOT
DISTRICT OPERATIONS PERMIT
LANDSCAPE INSPECTOR UPON
INSPECTION.

THE DESIGN SPEED FOR THIS PROJECT IS 45 MPH.

CONTRACTOR SHALL REPAIR ALL DAMAGE DONE TO THE FDOT PROPERTY DURING DEMOLITION, RELOCATION & AOR INSTALLATION ACTIVITIES AT HIS SOLE EXPENSE.

FOR THE PORTION OF LANDSCAPE PLANT MATERIAL THAT WILL BE INSTALLED WITHIN THE FOOT RIGHT OF WAY LANDSCAPE INSTALLATION SHALL COMPLY WITH CURRENT APPLICABLE FOOT MAINTENANCE SECEIFICATION 550. Online Reference: sam5800000wc1722/117992.pdf

SOODED AREA WILL BE IN ACCORDANCE WITH STANDARD PLANS INDEX 570-010 AND STANDARD SECTIONS 192, 570, 981, 982, 983, 987 OF THE DEPARTMENT'S LATEST EDITION OF GOVERNING DESIGN STANDARDS AND STANDARDS AREA WILL BE SODDED WITHIN ONE (1) WEEK OF INSTALLATION OF SAID PERMITTED WORK.

WITKIN HULTS

WITKIN HULTS

F PARTNERS

INTERNATIONAL PROPERTY

INTERNATIONAL

GREYSTAR COCOMAR COCONUT CREEK, FL STATE ROAD 814 ROWLANDSCAPE PLAN: INDEX

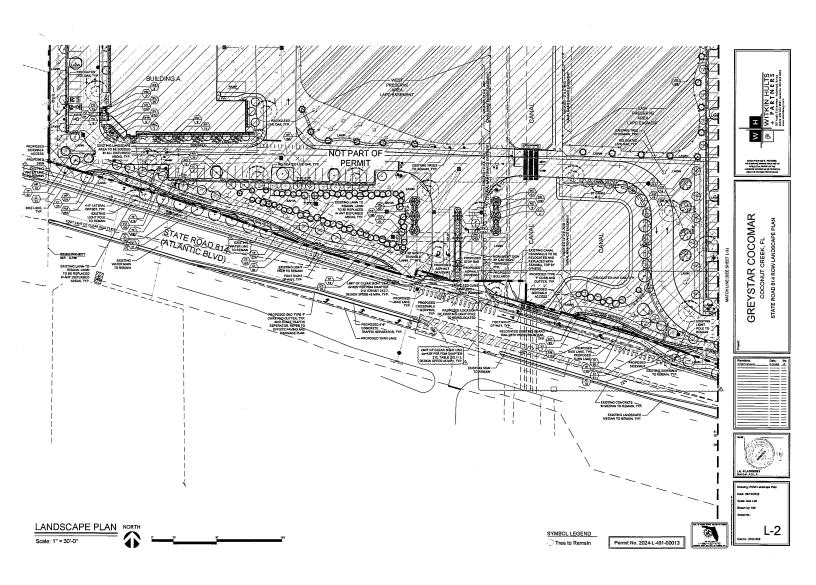


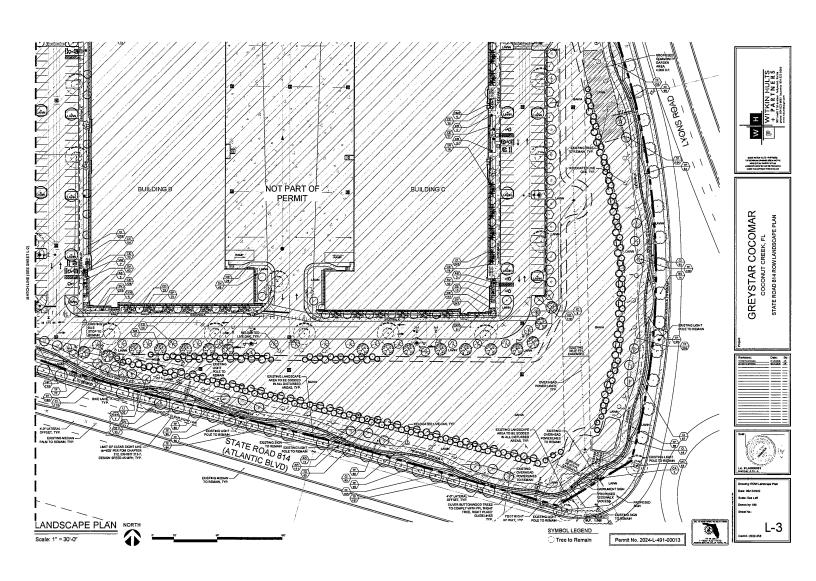
ic. #LA0000889 wroer ASLA rewing: ROW Landscape Plan; i

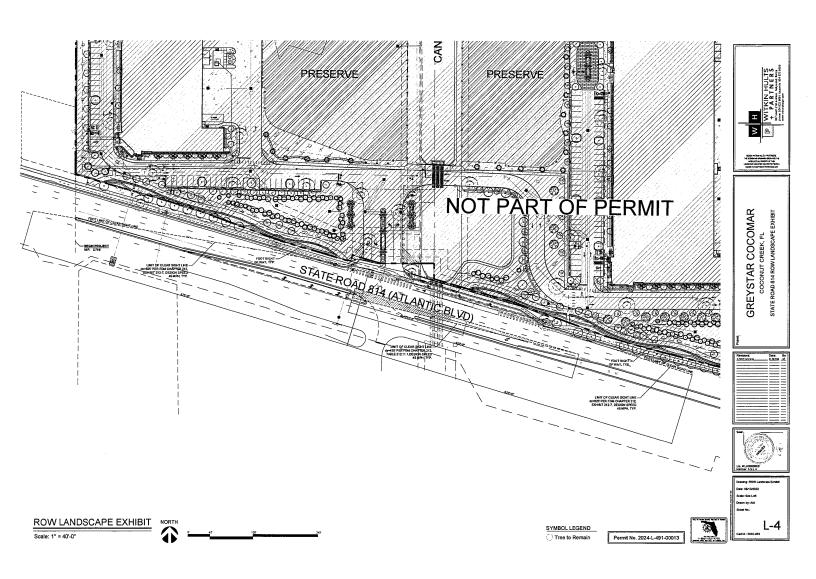
Scale: See Lat Drewn by: AM Sheet No:

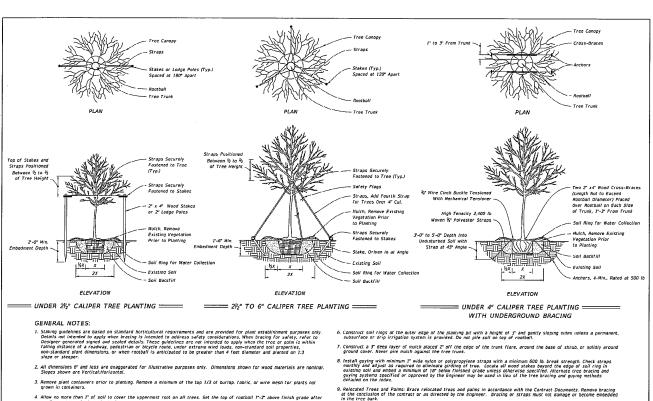
Permit No. 2024-L-491-00013











GREYSTAR COCOMAR COCONUT CREEK, FL LANDSCAPE DETAILS





L-5

INDEX

580-001

SHEET

1 of 2

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LANDSCAPE INSTALLATION

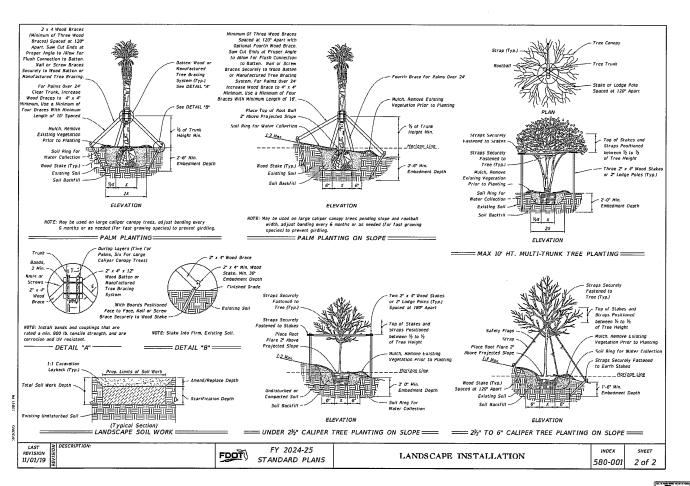
10. Use 2" x 2" minimum wood stakes unless otherwise shown in the Plans or directed by the Engineer. Use wood meeting #2 Common or better in accordance with the Standard Grading Rules for Southern Pine. 11. Drive stakes into existing, undisturbed soil. Localized compaction may be provided to prevent displacement of the stakes for previously disturbed existing soils that do not provide sufficient stability.

REVISION 11/01/19

Permit No. 2024-L-491-00013

FDOT STANDARD PLANS

FY 2024-25



GREYSTAR COCOMAR
COCONUT CREEK, FI.
LANDSCAPE DETAILS

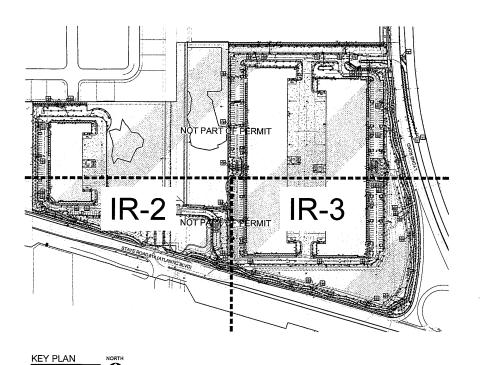






Permit No. 2024-L-491-00013





Scale: 1" = 100'-0"

SHEET INDEX:
IR-1 INDEX
IR-2 ROW IRRIGATION PLAN
IR-3 ROW IRRIGATION PLAN
IR-4 IRRIGATION DETAILS
AND SCHEDULE

GREYSTAR COCOMAR COCONUT CREEK, FL. STATE ROAD 814 ROWIRSCATION PLAN: INDEX



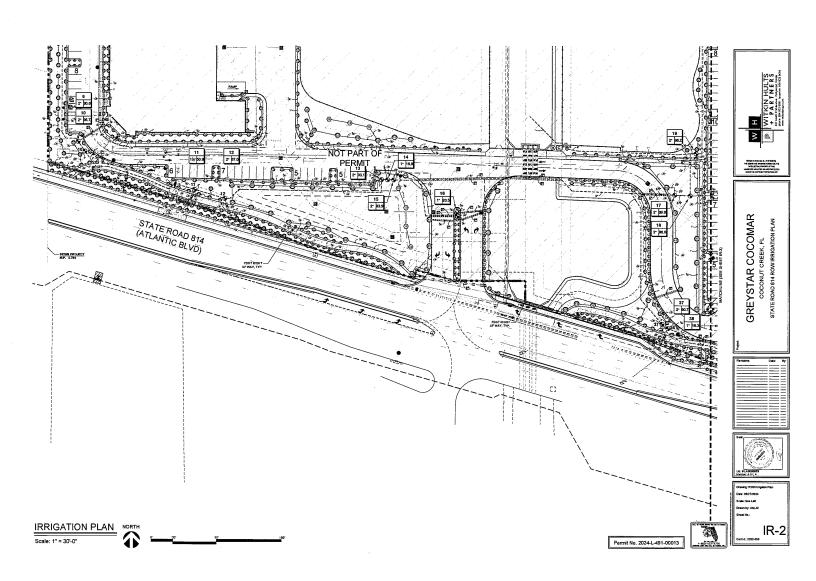


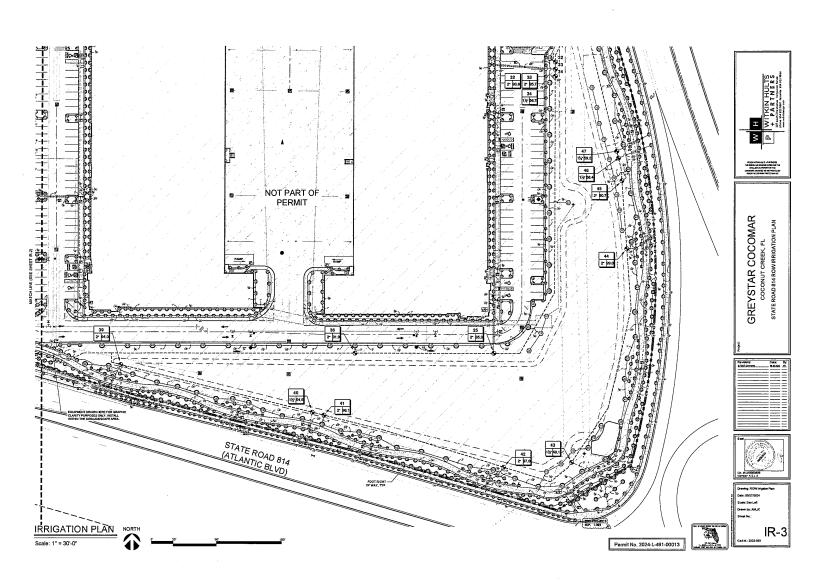


Permit No. 2024-L-491-00013







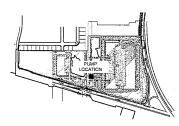


Irrigation Notes

*SIZE ALL PIPE SO NOT TO EXCEED 5" PER SECOND "INSTALL RAIN SENSOR AS PER LOCAL CODE

PIPES CONVEYING RECLAIM WATER SHALL HAVE A 3' HORIZONTAL DISTANCE SEPARATION FROM OTHER PIPING OR UTILITY SERVICES. AN 18" VERTICAL SEPARATION SHALL BE MAINTAINED WHEN APPLICABLE.

A SINGLE FIELD DECODER SHOULD BE USED TO OPERATE A SINGLE SOLENOIDWALVE.

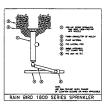


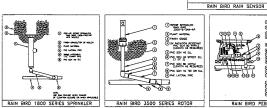


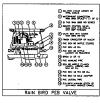




Permit No. 2024-L-491-00013











6000 6 0 0 0 Then bird 100 id Sense MRN Turk Sprew Con Frout billion with Co-Moissel Wiper Seal 115 Side and bottom least 120n MPT Femile Threated Visit. 9999 Ren (Inct 100 10 Seves MPR) Tut Sarey COs. Populo Sevesiar with Co-Molecul Wave See See and Botom Iring. 1.Gos. MPT Female Threshold Visio. ååååå

Pps Searc PM

Plan Drd 1805 15 Sansa MPR
Turl Spray 60th Pool to Spraid with Co-Mokadad Word Seal. 16
Solar Dottom History 1804 10th NPT Fermia Treasportinia, Pan Bird HISS Sens MPR
 Shub Sines 60 Prouts Sensitive veh CoMissaut How Set
 Side and Bottom Hist. 1/2: NPT Funds Threaded Hist.

IRRIGATION SCHEDULE(ATLANTIC BLVD ROW SWALE)

IRRIGATION BREAKDOWN

9999

POPP POPP Ren British 15 Street MPR 9-10 Street FP Provide Street with Co-Middles Moor Steel. 4 Side and Bottominia. 1/2" NPT Femile Threedocking. OMBOL

MASSACHARIDACCA (FSSDPFIDA)

Impato Learlier PPC Class 200 83 37

Impato Learl 97<u>4</u> 7241 3201 36221 26591

	- Imposon Lateral Line: IMC Class 200:50 9 21 1 1/2*	183 4 F	
	ingeontates the PIC Oses 20050R21 2	16.08	
	Pop Sears PVC Class 200 SER 21 2	15201	
1.2 2 2 2 2	Ppo Searc PVC Com 200 SCR 21 2 1/2*	21 #	
	Ppo Seem PVC Class 200 SDR 21 4*	571	
IRRIGATION 27MICL	SCHEDULE(LYONS ROAD MEDIAN)	gty	PS
	Rain Bird 1805 8 Survey MPR Tod Street 6 Ch Provide When Sand		20
	Sou and Botominist, 1(2n, NPT Family Threaded Inity		
9999		,	30

dööd	Ren Bird 1806 12 Serves MPR Turf Strey S.On. Pop-Up Sprintler with Co-Holdad Wiper Seel. Side and Botom Intol. 1/2n. NPT Fermile Threaded Intel.	ж
4 è B Ò	Rain Bird 1605 15 Spring MPR Furl Spray GOn Pop-Lip Sprinker with Co-Ministry Wiper Swar Side and Botominat, 1, Gin MPT Fermile Threscholdinks.	18
SYMECK	HANDFACTURINADOR, DESCRIPTION	gTY
POCZ	Port of Commisson 3* Port of Commisson to existing impason along Allartic Bivis Corrector to Field Verly Commisson.	1
Poca	Port of Conveien 3* Point of Convedica to existing largeton along Atlantic Blvd. Contract or to Fleid Verify Convedica.	1
POCA	Port of Connector 7* Point of Connector to existing largeson along Alterec (Avid. Connector to Field Verly Connector).	1
	ImperonLevel Line PVC Class 200 90R 21 34*	200

POCH	Port of Connection 3" Point of Connection to easing largeson along Atlantic Shris Contractor to Feld Verty Connection	1	
	Interest Line PVC Class 200 90R 21 34*	20201	
	Impetion Lateral Line, PVC Class 200 90 R 21 17	121.54	
	Impelon Lateral Line PVC Class 200 90 R 21 1 for	179.24	
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	Impation Lateral Line PVC Greek 200 SDR 25 2	37.71	
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PARTNERS
PARTNERS

GREYSTAR COCOMAR COCOMAR COCONUT CREEK, FL IRRIGATION DETAILS AND SCHEDULE