



**Marion County  
Board of County Commissioners**

**31389**

**Office of the County Engineer**

412 SE 25th Ave.  
Ocala, FL 34471  
Phone: 352-671-8686  
Fax: 352-671-8687

**DEVELOPMENT REVIEW COMMITTEE WAIVER REQUEST FORM**

Date: 07-10-25 Parcel Number(s): 21585-001-00 Permit Number: AR 31389

**A. PROJECT INFORMATION:** Fill in below as applicable:

Project Name: Farm Credit Building Addition Commercial ☒ Residential ☐  
Subdivision Name (if applicable): \_\_\_\_\_  
Unit \_\_\_\_\_ Block \_\_\_\_\_ Lot \_\_\_\_\_ Tract \_\_\_\_\_

**B. PROPERTY OWNER'S AUTHORIZATION:** The property owner's signature authorizes the applicant to act on the owner's behalf for this waiver request. The signature may be obtained by email, fax, scan, a letter from the property owner, or original signature below.

Name (print): Marcus A. Boone  
Signature: \_\_\_\_\_  
Mailing Address: 119030 Southern Boulevard #200 City: West Palm Beach  
State: FL Zip Code: 33411 Phone # 561-855-3066  
Email address: \_\_\_\_\_

**C. APPLICANT INFORMATION:** The applicant will be the point of contact during this waiver process and will receive all correspondence.

Firm Name (if applicable): Davis Dinkins Engineering, P.A. Contact Name: Davis  
Mailing Address: 125 NE 1st Ave, Suite 2 City: Ocala  
State: FL Zip Code: 34470 Phone # 352-854-5961  
Email address: davis@dinkinsengineering.com

**D. WAIVER INFORMATION:**

Section & Title of Code (be specific): 6.12.12.A, B, & C  
Reason/Justification for Request (be specific): Requesting a fee in lieu for a small portion on the west and eastern property lines to allow for future design flexibility and extension at the time additional sidewalks are installed.  
\_\_\_\_\_  
\_\_\_\_\_

**DEVELOPMENT REVIEW USE:**

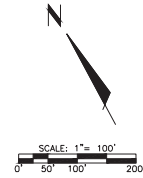
Received By: email 7/10/25 Date Processed: 7/11/25 kah Project # 2023080063 AR # 31389

**ZONING USE:** Parcel of record: Yes ☐ No ☐ Eligible to apply for Family Division: Yes ☐ No ☐  
Zoned: \_\_\_\_\_ ESOZ: \_\_\_\_\_ P.O.M. \_\_\_\_\_ Land Use: \_\_\_\_\_ Plat Vacation Required: Yes ☐ No ☐  
Date Reviewed: \_\_\_\_\_ Verified by (print & initial): \_\_\_\_\_



**IMPORTANT NOTE:**  
PRIOR TO CONSTRUCTION IN THE  
R/W, THE FINAL PLANS AND PERMIT  
MUST BE APPROVED BY F.D.O.T.

**48 HOURS BEFORE YOU DIG**  
**1-800-432-4770**  
IT'S THE LAW IN FLORIDA

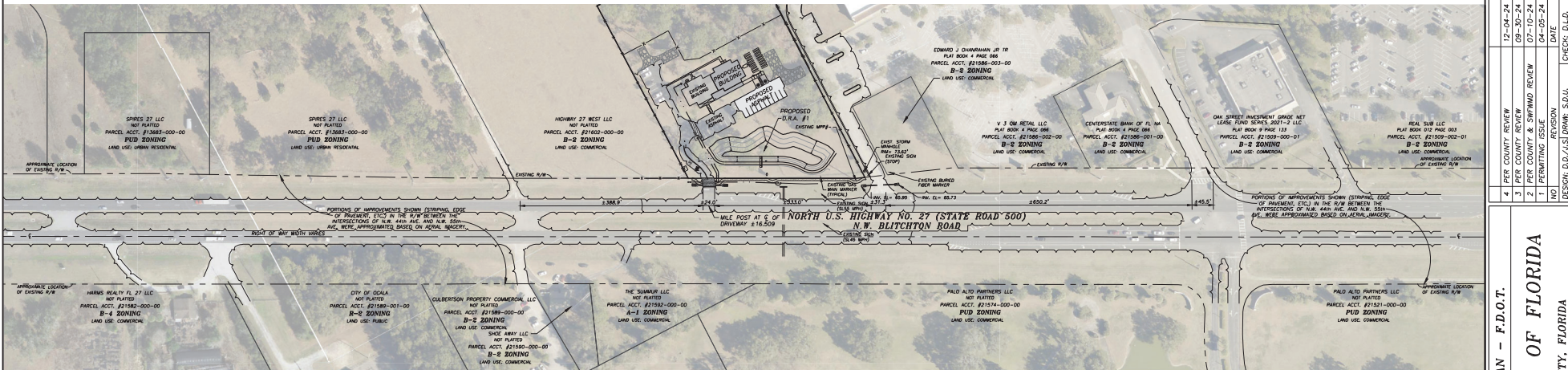


**DEVELOPMENT REVIEW  
COMMITTEE  
MARION COUNTY, FLORIDA**  
  
APPLICATION #: 31389  
APPROVAL DATE: 1/13/25  
EXPIRATION DATE: 1/13/27

All construction shall conform to the construction standards contained in the Marion County Land Development Code, latest revision. Areas of the right-of-way disturbed during construction shall be dressed and seeded. Grass and mulch may be used if approved by the County Engineer or designer.

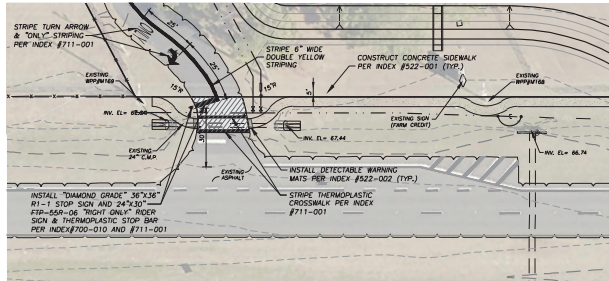
**NOTICE**  
The approval of these plans is limited to construction under the jurisdiction of Marion County and does not constitute nor waive the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

**DAVIS DINKINS, P.A.**  
ENGINEERING, P.A.  
CERTIFICATE OF AUTHORIZATION #28150  
125 NE 1<sup>ST</sup> AVENUE  
SUITE 200  
OCALA, FL 34901  
PHONE: (352) 854-5861



**F.D.O.T. GENERAL NOTES:**

1. CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES FOR UTILITY LOCATION PRIOR TO CONSTRUCTION.
2. ALL F.D.O.T. RIGHTS-OF-WAYS SHALL BE RESTORED, AT A MINIMUM, TO THE CONDITION WHICH EXISTED PRIOR TO ANY WORK, IN ACCORDANCE WITH THE F.D.O.T. STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, EROSION AND SEDIMENT CONTROL, IF REQUIRED, SHALL BE INSTALLED BEFORE ANY ROAD BUILDING, AND IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REQUIREMENTS. IF THE PERMITTEE FAILS TO RESTORE THE RIGHTS-OF-WAY TO THE CONDITION WHICH EXISTED PRIOR TO ANY WORK, THE F.D.O.T., AFTER PROVIDING NOTICE AND AN OPPORTUNITY FOR THE PERMITTEE TO RESTORE THE FACILITY, WILL REPAIR THE RIGHTS-OF-WAY AND SUBMIT AN AFFIDAVIT OF COST TO THE PERMITTEE FOR REIMBURSEMENT OR TO THE STATE'S ATTORNEY OFFICE FOR COLLECTION.
3. CHAPTER 354, FLORIDA STATUTES, REQUIRES THE PERMITTEE, PRIOR TO ANY EXCAVATION OR DEMOLITION ACTIVITIES, TO NOTIFY THE ONE-CALL SYSTEM, (ALSO CALLED SUNSHINE STATE ONE-CALL). THIS IS TO BE DONE NOT LESS THAN 72 HOURS MORE THAN 5 BUSINESS DAYS BEFORE BEGINNING. THE PHONE NUMBER FOR SUNSHINE STATE ONE-CALL, INC. IS 1-800-432-4770.
4. ALL DISTURBED AREAS WITHIN F.D.O.T. RIGHT-OF-WAY MUST BE RESTORED WITH ANGENEER BERM 500, WEED FREE.
5. AT SUCH LOCATIONS WHERE F.D.O.T. SIGNAL REFLECTORS OR OTHER STRUCTURES WILL INTERFERE WITH PROPOSED CONSTRUCTION, THE PERMITTEE WILL NOTIFY THE LOCAL MAINTENANCE OR RESIDENT ENGINEER 48 HOURS IN ADVANCE OF STARTING WORK. ALL SIGNS AND REFLECTORS THAT REQUIRE REPLACEMENT OR REPLACEMENT AS A RESULT OF PERMITTEE'S WORK WILL BE REPLACED OR REPLACED BY THE PERMITTEE.
6. CALL SUNSHINE UTILITIES FOR LOCATION SERVICE PRIOR TO CONSTRUCTION (800-432-4770).
7. TRAFFIC CONTROL THROUGH WORK ZONE SHALL BE AS SHOWN IN F.D.O.T. STANDARD PLANS INDEX #102. THERE SHALL BE NO LANE CLOSURES FROM - PM TO - PM EASTBOUND, AND NO LANE CLOSURES FROM - AM TO - AM WESTBOUND.
8. ALL STRIPING WITHIN F.D.O.T. RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH F.D.O.T. STANDARD PLANS INDEX #711 WITH LEAD FREE THERMOPLASTIC.
9. ALL SIGNAGE IS TO BE NEW UNLESS STATED OTHERWISE. SIGNS AND SIGN POSTS TO BE IN ACCORDANCE WITH F.D.O.T. STANDARD PLANS INDEX #700.
10. PAINTED REFLECTIVE PAVEMENT MARKERS ARE REQUIRED IN ACCORDANCE WITH F.D.O.T. STANDARD PLANS INDEX #706, BUT ARE NOT SHOWN FOR CLARITY PURPOSES.
11. CONFLICTING STRIPING TO BE REMOVED BY HYDROBLASTING.
12. ALL CONCRETE WITHIN FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY THAT IS TO BE REMOVED WILL NEED TO BE SAWCUT AND REMOVED FROM THE CLOSEST CONTIGUOUS JOINT.
13. ANY NECESSARY EROSION CONTROL SHALL BE PER THE S.W.P.P.P.
14. ALL CONSTRUCTION WITHIN THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE LATEST DESIGN STANDARDS AND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND THE UTILITY ACCOMMODATION MANUAL (UAM).
15. ALL MATERIALS INSTALLED WITHIN THE F.D.O.T. RIGHT-OF-WAY SHALL BE LIMITED TO THOSE ON THE F.D.O.T. QUALIFIED PRODUCTS LIST OR APPROVED PRODUCT LIST OF TRAFFIC CONTROL SIGNALS AND DEVICES.
16. THE POSTED SPEED LIMIT IS 45 MPH.
17. ALL CONCRETE WITHIN F.D.O.T. RIGHT-OF-WAY SHALL BE AN APPROVED F.D.O.T. MIX DESIGN OF 3,000 PSI MINIMUM.
18. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT A MINIMUM OF TWO (2) BUSINESS DAYS PRIOR TO ANY LANE CLOSURES OR BEGINNING ANY CONSTRUCTION WITHIN THE F.D.O.T. RIGHT-OF-WAY.
19. CONTACT CITY OF OCALA SIGNAL DEPARTMENT 48 HOURS PRIOR TO WORKING WITHIN 500 FEET OF THE SIGNALIZED INTERSECTIONS, AT 352-516-8707.
20. FUTURE PHASES OF CONSTRUCTION MAY REQUIRE MODIFICATION OF F.D.O.T. PERMIT TOGETHER WITH RECORDING OF THE CROSS-ACCESS EASEMENT OF REQUIRED, AND MAY ALSO REQUIRE A TRIP DISTRIBUTION STUDY INCLUDING "U"-TURN MOVEMENTS.



**GRADING DETAIL**  
SCALE: 1" = 30'

**MAJOR SITE PLAN - F.D.O.T.**

**FARM CREDIT OF FLORIDA**

MARION COUNTY, FLORIDA

4	PER COUNTY REVIEW	12-04-24
3	PER COUNTY REVIEW	09-30-24
2	PER COUNTY REVIEW	07-10-24
1	PERMITTING ISSUE	04-08-24
NO	REVISION	DATE

DESIGN: D.D./J.S. DRMP: S.C.U. CHECK: D.L.D.

NOT VALID UNLESS EITHER DIGITALLY SIGNED AND SEALED OR SIGNED, DATED, AND SEALED WITH PROFESSIONAL ENGINEER'S SEAL BELOW:

DAVIS L. DINKINS, P.E.  
FL LICENSE NO. 60058

DATE: \_\_\_\_\_  
IF DIGITALLY SIGNED AND SEALED:  
DAVIS L. DINKINS, STATE OF FLORIDA,  
PROFESSIONAL ENGINEER, LICENSE NO. 60058.  
THIS ITEM HAS BEEN DIGITALLY SIGNED AND  
SEALED BY DAVIS L. DINKINS ON THE DATE  
INDICATED HERE.

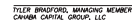
PRINTED COPIES OF THIS DOCUMENT ARE NOT  
CONSIDERED SIGNED AND SEALED UNLESS THE  
SIGNATURE MUST BE VERIFIED ON ANY  
ELECTRONIC COPIES.



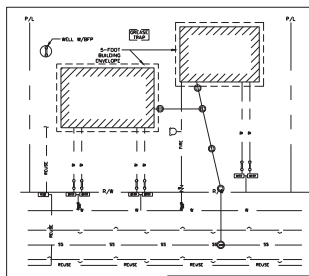






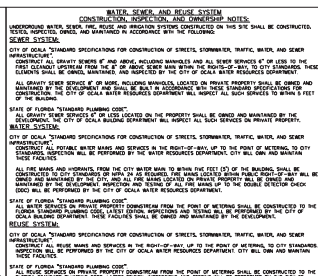


SHEET C5 OF 6



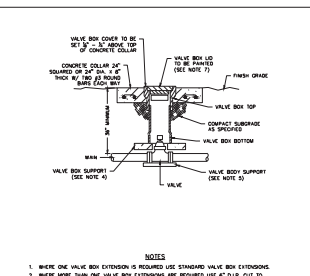
**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.



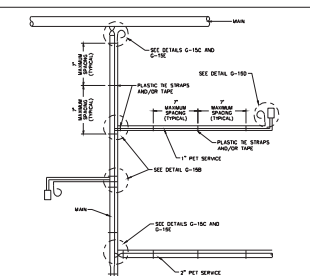
**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.



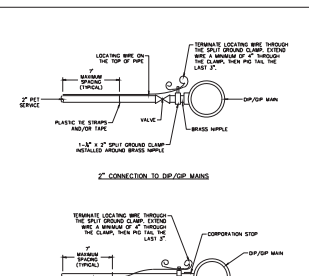
**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.



**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.



**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

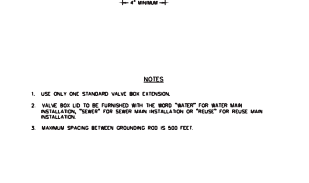
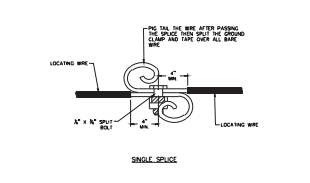
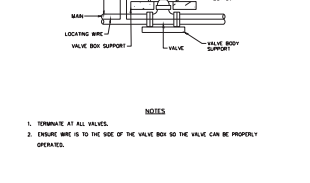
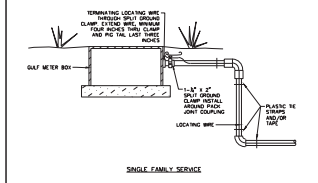
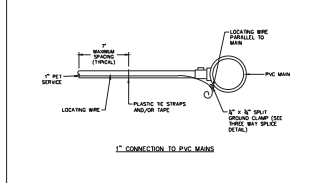
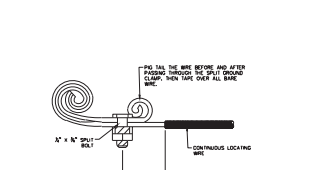
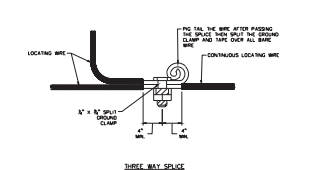
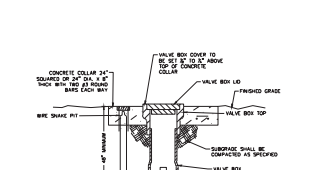
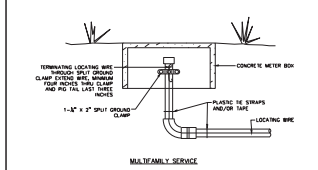
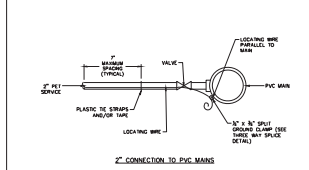
**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**



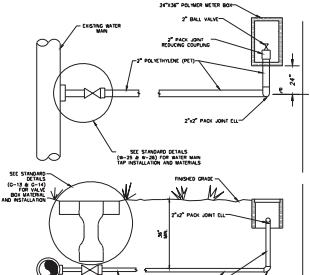
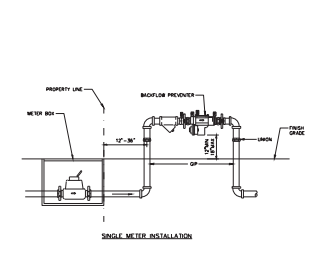
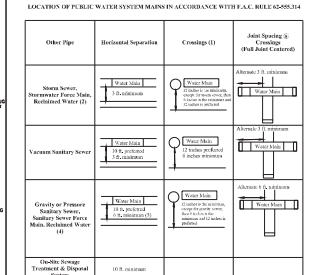
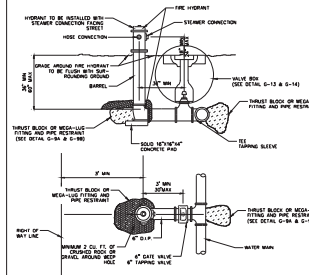
**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**



**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

**NOTES:**

1. ALL LOCATIONS WHERE THE DEPARTMENT CONSIDERS THE SERVICE LINE SHOULD BE MAINTAINED BY THE DEPARTMENT.
2. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
3. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
4. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
5. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
6. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
7. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
8. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
9. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.
10. THE SERVICE LINE SHALL BE MAINTAINED BY THE DEPARTMENT.

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**CITY OF OCALA STANDARD DETAILS FOR CONSTRUCTION**

**DEVELOPMENT REVIEW COMMITTEE**  
**MARION COUNTY, FLORIDA**  
 APPLICATION #: 31389  
 APPROVAL DATE: 1/13/25  
 EXPIRATION DATE: 1/13/27

**NOTICE:**  
 All construction shall conform to the construction standards contained in the Marion County Land Development Code, latest revision. Areas of the right-of-way disturbed during construction shall be cleared and seeded. Trees and shrubs may be used if approved by the County Engineer or designer.

The approval of these plans is limited to construction within the jurisdiction of Marion County and does not constitute nor waive the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

**DAVIS DINKINS, P.E.**  
 ENGINEER  
 CERTIFICATE OF AUTHORIZATION #28150  
 125 NE 1st Avenue  
 Ocala, FL 34703  
 PHONE: (352) 854-5861

NO.	REVISION	DATE	CHECKED	DRAWN
4	PER COUNTY REVIEW	12-04-24		
3	PER COUNTY & SHIRM REVIEW	09-30-24		
2	PER COUNTY & SHIRM REVIEW	07-10-24		
1	PERMITS REVIEW	04-02-24		
NO	REVISION			

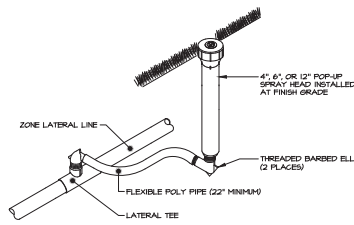
**MAJOR SITE PLAN - DETAILS**  
**FARM CREDIT OF FLORIDA**  
 MARION COUNTY, FLORIDA

NOT VALID UNLESS EITHER DIGITALLY SIGNED AND SEALED OR PHYSICALLY SIGNED AND SEALED WITH PROFESSIONAL ENGINEER'S SEAL. BELOW:

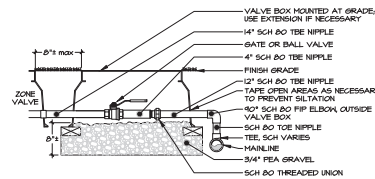
DAVIS DINKINS, P.E.  
 FL LICENSE NO. 60058

DATE: \_\_\_\_\_  
 I, DAVID L. DINKINS, STATE OF FLORIDA, PROFESSIONAL ENGINEER, LICENSE NO. 60058, THIS PLAN HAS BEEN DIGITALLY SIGNED AND SEALED BY DAVID L. DINKINS ON THE DATE INDICATED HEREIN.

PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND NO SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.



**SPRAY HEAD INSTALLATION**  
SCALE: N.T.S.

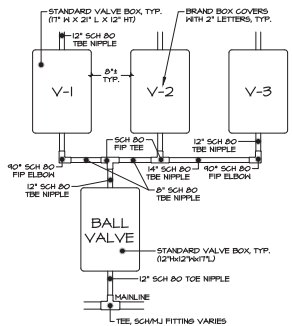


**VALVE INSTALLATION**  
SCALE: N.T.S.

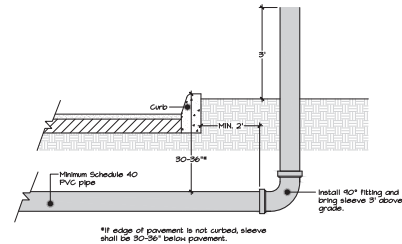
#### NOTES:

VALVE GROUPINGS SHALL NOT HAVE MORE THAN 3 VALVE BOXES AND 1 BALL VALVE BOX. IF SPACE LIMITATIONS OCCUR, SEE LANDSCAPE ARCHITECT FOR ALTERNATIVE GROUPINGS.

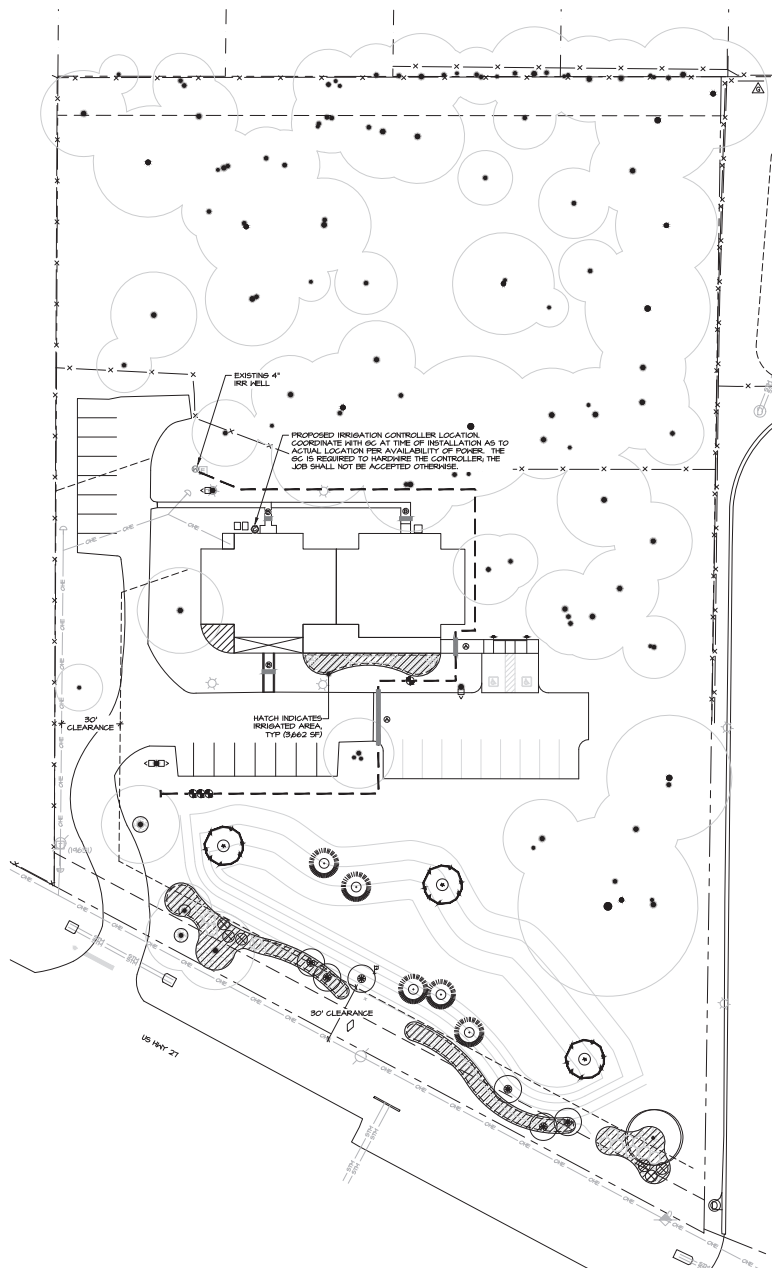
PLASTIC TAPS SHALL BE APPLIED TO EACH VALVE WITH THE ZONE NUMBER AND ZONE TYPE (TURF, SHRUB, ETC.) PREPRINTED OR LABELED WITH INDELIBLE INK.



**VALVE BOX LAYOUT - PLAN VIEW**  
SCALE: N.T.S.



**IRRIGATION SLEEVE INSTALLATION DETAIL**  
N.T.S.



#### MARION COUNTY IRRIGATION REQUIREMENTS

##### Sec. 6.4.5. - Irrigation system installation.

- Irrigation systems shall only be installed by installation professionals meeting the licensing requirements under Section 6.4.10, except those being installed by property owners on their own single-family residence or owner-occupied duplex.
- Irrigation systems shall be constructed in accordance with the Florida Irrigation Society's (FIS) Standards and Specifications for Turf and Landscape Irrigation Systems as updated.

##### Sec. 6.4.6. - Completion inspection requirements.

- Irrigation installation professionals shall be accountable for the proper installation and compliance with the conditions of the irrigation permit and approved plans.
- Upon completion of the installation, the contractor or owner shall request an inspection by the irrigation design professional. Prior to the inspection, the irrigation installation professional shall produce a clear and legible as-built diagram which accurately represents the irrigation system has installed. The diagram may be presented and reviewed during the final inspection. The diagram may be a workshop copy of the approved irrigation plan and shall include a minimum:
  - Locations of all mainlines and mainline valves;
  - Water demand per zone in GPH and;
  - Total water demand per operating cycle.
- The irrigation installation professional shall also provide to the owner:
  - Irrigation system scheduling information;
  - A copy of the irrigation controller owner's manual;
  - Irrigation system maintenance schedule, which includes:
    - Instructions for seasonal adjustments of controller and sensors;
    - Instructions covering how and when to check for leaks;
    - A schedule for checking for proper irrigation distribution coverage.
- While 60 days after installation the irrigation controller shall be adjusted to be set in accordance with the applicable irrigation schedule set forth in this Code.
- Upon completion of the irrigation system installation and the acceptance of the as-built diagram and operational information, a final inspection and Landscape/Irrigation Release shall be signed and sealed by the irrigation design professional and submitted to the County's Landscape Architect.

##### Sec. 6.4.8. - Irrigation system operation and maintenance.

- An irrigation installation professional who installs or performs work on an automatic landscape irrigation system must test for the correct operation of each installing or interrupting device or switch on that system, if such devices or switches are not installed in the system or are not in proper operating condition, the contractor must install new ones or repair the existing ones and confirm that each device or switch is in proper operating condition before completing other work on the system (S. 10.022, FIS water conservation).
- All irrigation systems should be operated and maintained in accordance with the Florida-Friendly Best Management Practices for Protection of Water Resources by the Green Industries on the Florida Turf and Neighborhood program.
- To maintain the original performance and design integrity of the irrigation system, repair of the equipment shall minimally be done with the originally specified make or their equivalents.
- Irrigation systems, including automatic rain sensor shutoff device, shall be certified by an irrigation system installation professional to be operating properly and in good repair at each time as the property may be resold.

##### Sec. 6.4.9. - Landscape irrigation schedule.

- When Daylight Savings Time is in effect, landscape irrigation shall occur only in accordance with the following irrigation schedule:
  - Nonresidential landscape irrigation may occur only on Tuesday and Friday and shall not occur between 10:00 am and 4:00 pm, and
  - No more than 0.75 inches of water may be applied per irrigation zone on each day that irrigation occurs, and in no event shall irrigation occur for more than one hour per irrigation zone on each day that irrigation occurs.
- When Eastern Standard Time is in effect, landscape irrigation shall occur only in accordance with the following irrigation schedule:
  - Nonresidential landscape irrigation may occur only on Tuesday and shall not occur between 10:00 am and 4:00 pm, and
  - No more than 0.75 inches of water may be applied per irrigation zone on each day that irrigation occurs, and in no event shall irrigation occur for more than one hour per irrigation zone on each day that irrigation occurs.
- Exceptions to landscape irrigation schedules listed in Section 6.4.9.A, above include:
  - Irrigation using a micro-spray, micro-jet, drip or bubbler irrigation system is allowed anytime.
  - Irrigation of landscape is allowed at any time of day on any day for the first 30 days and every other day for the next 30 days for a total of one 60-day period, provided that the irrigation is limited to the minimum amount necessary for seed landscape establishment.
  - Watering of chemicals, including insecticides, pesticides, herbicides, fungicides, and herbicides when required by law, the manufacturer, or best management practices is allowed anytime within 24 hours of application. Watering of chemicals shall not exceed 1 inch of water per application except as otherwise required by law, the manufacturer, or best management practices.
  - Irrigation systems may be operated anytime for maintenance and repair purposes not to exceed 30 minutes per hour per zone.
  - Irrigation using a hand-held hose equipped with an automatic shut-off nozzle is allowed anytime. The use of a hose-and-sprinkler is not considered hand watering.
  - Discharge of water from a water-to-air air-conditioning unit or other water-dependent cooling system is not limited.
  - The use of water from a reclaimed water system is allowed anytime. For the purpose of this paragraph, a reclaimed water system includes systems in which the primary source is reclaimed water, which may or may not be supplemented from another source during peak demand periods.
  - The use of recycled water from wet detention treatment ponds for irrigation is allowed anytime provided the ponds are not augmented from any ground or off-site surface water, or public supply sources.

##### Sec. 6.4.10. - Licensing and certification.

- Irrigation Professionals:
  - Irrigation Design Professionals shall be design professionals as licensed by the State of Florida to provide such professional services.
  - Irrigation Installation and Maintenance Professionals shall include Planting Contractors and Irrigation Contractors licensed by Marion County or the State of Florida.
  - Irrigation Installation and Maintenance Professionals, as defined by this section, shall be exempt from the separate licensing requirements for Irrigation Design Professionals when designing irrigation systems, or portions of irrigation systems, as part of a "design/build" contract to install or maintain the same system, if that system complies with all applicable requirements of this ordinance and is permitted by Marion County.
- Training:
  - Unless otherwise subject by Florida Statutes to certain continuing education requirements, contractors licensed to perform work under this section shall annually complete a minimum of four professional development hours (PDH) in Florida-Friendly Landscaping and irrigation practices from a continuing education organization designated by the Marion County Licensing Board.
  - Marion County shall confirm compliance with these PDH requirements at the time of license renewal, or by an approved audit procedure.

#### NOTE:

The anticipated irrigation demand for this site shall be 1,112 gallons per week or 256 GPD, based on a 2-day watering schedule. This demand is based on an average of 1.5" of water per week for all irrigated areas, per UH/IFAS and Water Management District general recommendations.

IRRIGATION SLEEVING LEGEND	
⊗	• (1" 4")
⊗	• (2" 2")



SCALE: 1"=30'

#### DEVELOPMENT REVIEW COMMITTEE MARION COUNTY, FLORIDA

APPLICATION #: 31389  
APPROVAL DATE: 1/13/25  
EXPIRATION DATE: 1/13/27

**NOTE:**  
If construction shall conform to the construction standards contained in the Marion County Land Development Code, listed revision. Areas of the site-plan, identified during construction shall be preserved and installed. Trees and plants may be used if approved by the State Engineer or Designer.

The approval of these plans is limited to construction under the jurisdiction of Marion County and does not substitute for the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

REVISIONS

DATE BY

Michael Pape  
& Associates, PA  
MPA  
LAND PLANNING • SITE DESIGN • LANDSCAPE ARCHITECTURE  
2381 SE 17th Street, Ocala, FL 32531-3500 • www.MPA-La.com

FARM CREDIT OF FLORIDA  
MARION COUNTY, FLORIDA  
IRRIGATION PLAN

DATE: 04-01-24  
DWN BY: JST/2025  
GRD BY: JST/25

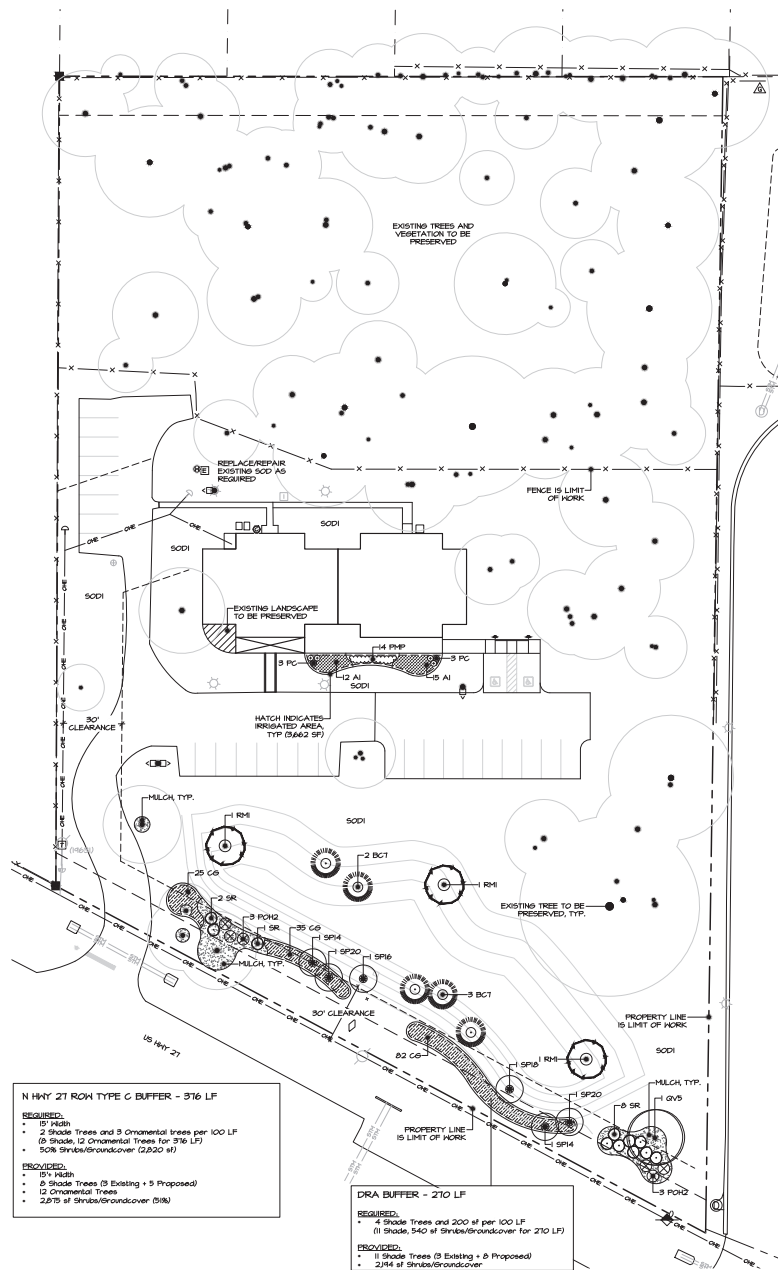
SHEET 2 OF 2

IR-1



LANDSCAPE AREA  
TYP. 80,254 SF (47%)

LANDSCAPE AREA DIAGRAM  
NOT TO SCALE



**N HWY 27 ROW TYPE C BUFFER - 376 LF**  
**REQUIRED:**  
• 5' Hds  
• 2 Shade Trees and 3 Ornamental Trees per 100 LF  
(8 Shade, 12 Ornamental Trees for 376 LF)  
• 50% Shrubs/groundcover (2,820 sf)  
**PROVIDED:**  
• 5' Hds  
• 8 Shade Trees (3 Existing + 5 Proposed)  
• 12 Ornamental Trees  
• 2,875 sf Shrubs/groundcover (5%)

**DRA BUFFER - 270 LF**  
**REQUIRED:**  
• 4 Shade Trees and 200 sf per 100 LF  
(8 Shade, 540 sf Shrubs/groundcover for 270 LF)  
**PROVIDED:**  
• 11 Shade Trees (3 Existing + 8 Proposed)  
• 2,744 sf Shrubs/groundcover

## LANDSCAPE CALCULATIONS

LAND USE: COMMERCIAL

SITE/PROJECT AREA - REFER TO CIVIL PLANS: 3.4 AC (84,224 SF)

LANDSCAPE AREA: 0.54 AC (23,254 SF) (47%) SEE DIAGRAM SHEET L-1

This site is NOT within the Springs Protection Zone

### TREE REMOVAL/PRESERVATION

See sheet TE-1 for tree preservation and removal.

### SHADE TREE REQUIREMENT

SHADE TREES REQUIRED: 3.4 AC (84,224 SF) / 3,000 SF = 37

EXISTING SHADE TREES TO REMAIN: 15

PROPOSED SHADE TREES: 4 (50% NATIVE)

TOTAL SHADE TREES PROVIDED: 124

### OTHER CALCULATIONS

PROPOSED UNDERSTORY/ORNAMENTAL TREES: 12

SHRUBS, GRASSES AND GROUNDCOVER PROPOSED: 200

NATIVE = 151 (75%)

FL FRIENDLY = 200 (100%)

TOTAL NATIVE PLANTS (ALL TREES AND PLANTS): 175 (44%)

BUILDING LANDSCAPING

REQUIRED: 60% OF 15' PUBLIC FACADE (SOUTH SIDE) IN LF

PROVIDED: 64% (97 LF)

### LANDSCAPE BUFFER REQUIREMENTS

**NORTH BOUNDARY - 20' TYPE B BUFFER ADJACENT TO MEDIUM RESIDENTIAL**

Owner Requested - This plan proposes to preserve all existing trees and vegetation in north half of the site adjacent to the Residential

**EAST BOUNDARY - NO BUFFER REQUIRED - ADJACENT COMMERCIAL**

**WEST BOUNDARY - NO BUFFER REQUIRED - ADJACENT COMMERCIAL**

**SOUTH BOUNDARY - 5' TYPE C BUFFER ADJACENT TO N HWY 27 ROW**

SEE PLAN FOR BUFFER DETAILS

### WAIVERS REQUESTED:

**MODIFIED TYPE B BUFFER ALONG NORTH BOUNDARY**

Existing Trees and vegetation shall be preserved in the north portion of the site

### MARION COUNTY LANDSCAPE REQUIREMENTS:

1. Upon completion of the installation, the contractor shall request an inspection by the design professional. A Landscape and Irrigation As-Built Certification shall be signed and sealed by the design professional and submitted to the County Landscape Architect prior to the issuance of a Certificate of Occupancy per Section 6.2.12 of LDR.

2. Landscape maintenance shall be in accordance with Section 6.2.13 of LDR:

- All landscape areas shall be maintained in accordance with the Florida-Friendly Best Management Practices for Protection of Water Resources by the Green Industries, UF/IFAS and FDOT.
- Trees or palms shall not be severely pruned or shaped. The natural growth habit of a tree or palm shall be considered during the design phase to avoid maintenance conflicts.
- Trees or palms which are girdled or braced shall have such girdling or bracing removed once sufficient root growth has developed in the tree or palm to support itself. Damaging trees with girdling devices shall be considered a violation of this Code. Damaged trees shall be replaced at the expense of the owner.
- The alteration of any required and approved landscape area without obtaining prior written approval from the County is prohibited. The expansion of drought tolerant landscaping, excluding the replacement of planted areas with turfgrass, or replacing dying or diseased plants with similar plant material is excluded.
- Buffers and screening plantings shall provide healthy appearance year round and be maintained at the required minimum heights.

3. Landscape installation and maintenance shall be in accordance with Section 6.2.13 of the LDR.

- Landscape installation professionals performing work for hire within the unincorporated areas of Marion County shall be landscape contractors licensed by the Marion County Building Department, unless otherwise licensed by the State of Florida.
- Landscape maintenance professionals performing work for hire within the unincorporated areas of Marion County shall possess current on-site Certificate of Completion.
- Any person providing services for hire regarding any aspect of landscape maintenance that includes the application of fertilizer or pesticide shall meet the applicable state and county licensing and certification requirements included herein.

4. An irrigation plan shall be provided prior to issuance of a development order or building permit. All irrigation systems, including temporary, shall comply with the design standards of the Marion County Land Development Code Division 4, Sec. 6.4, and all other state and local statutes that apply. Irrigation design and plans by others.

### PLANT SCHEDULE

Note: Plant quantities are provided as a guide only. The contractor shall confirm total quantities as reflected by the plan. All sizes given are minimum unless otherwise noted. Every component of spec shall be met.

Qty	City	Plant Name	Size and Spacing	Maintenance
AI	27	African Iris, white Dietes vegeta - (AI)	#3 full, 5'-6' ppp min 42" oc	Allow natural growth, deadhead regularly
NATIVE	CG1	Bold Cypress Taxodium distichum - (CG1)	Cont./B&B 12" x 14" x 5' sp; 3-1/2" col min	Allow natural growth, prune only dead wood
NATIVE	CG2	Cordgrass Spartina bakeri - (CG2)	#3 full, 3' oc	Allow natural growth, "hayrack" if required; remove dead and frost damaged foliage biannually
PG	6	Plumbago Plumbago capensis - (PG)	#3, 18" x 18"; 42" oc	4' Ht x full mass, maintain informally; do not shear
PHF	14	Phygelia Dwarf Japanese Yew Podocarpus macrophylla "Phygelia" - (PHF)	#3, 12" x 12" Ht x 12-18" sp; 3' oc	30" Ht x full mass, maintain informally; do not shear
NATIVE	POH2	Prickly Pear Yucca watanabe - (POH2)	#4B, 6" Ht x 6' sp; multi-trunk	Allow natural growth; do not shear; prune only for form or dead wood
NATIVE	GV5	Live Oak Quercus virginiana - (GV5)	B&B, 18-24" Ht x 6-8" sp; 3-1/2" col min	Allow natural growth; prune only for form or dead wood
NATIVE	RM1	Red Maple Acer rubrum - (RM1)	Cont./B&B 12-14" Ht x 6" sp; 3-1/2" col min	Allow natural growth; prune only for form or dead wood
NATIVE	SP4	Sabal Palm Sabal palmetto - (SP4)	(BR) hurricane cut; 14' CT Ht	Allow natural growth; prune only dead fronds to keep full round head
NATIVE	SP6	Sabal Palm Sabal palmetto - (SP6)	(BR) hurricane cut; 16' CT Ht	Allow natural growth; prune only dead fronds to keep full round head
NATIVE	SP8	Sabal Palm Sabal palmetto - (SP8)	(BR) hurricane cut; 18' CT Ht	Allow natural growth; prune only dead fronds to keep full round head
NATIVE	SP20	Sabal Palm Sabal palmetto - (SP20)	(BR) hurricane cut; 20' CT Ht	Allow natural growth; prune only dead fronds to keep full round head
NATIVE	SR	Serenia repens - (SR)	#1, 24" Ht x 24" sp; 3' oc min	Allow natural growth; maintain informally
MULCH		Pine Straw - (MULCH)	3" depth	Refresh annually, or as needed
SODI		Argentine Bahia Paspalum notatum "Argentine" - (SODI)	Pallet	

IT SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO PROVIDE TEMPORARY IRRIGATION TO UNIRRIGATED BAHIA INSTALLED AS PART OF THIS CONTRACT, UNTIL ESTABLISHMENT OR TURNOVER, WHICHEVER OCCURS EARLIER.



SCALE: 1"=30'

## DEVELOPMENT REVIEW COMMITTEE MARION COUNTY, FLORIDA

APPLICATION #: 31389

APPROVAL DATE: 1/13/25

EXPIRATION DATE: 1/13/27

If construction shall conform to the construction standards contained in the Marion County Land Development Code, listed herein. Areas of the site may be disturbed during construction shall be preserved and isolated. Trees and plants may be used if approved by the County Engineer or Designer.

**NOTICE**  
The approval of these plans is limited to construction under the jurisdiction of Marion County and does not constitute for or waive the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

REVISIONS  
DATE BY

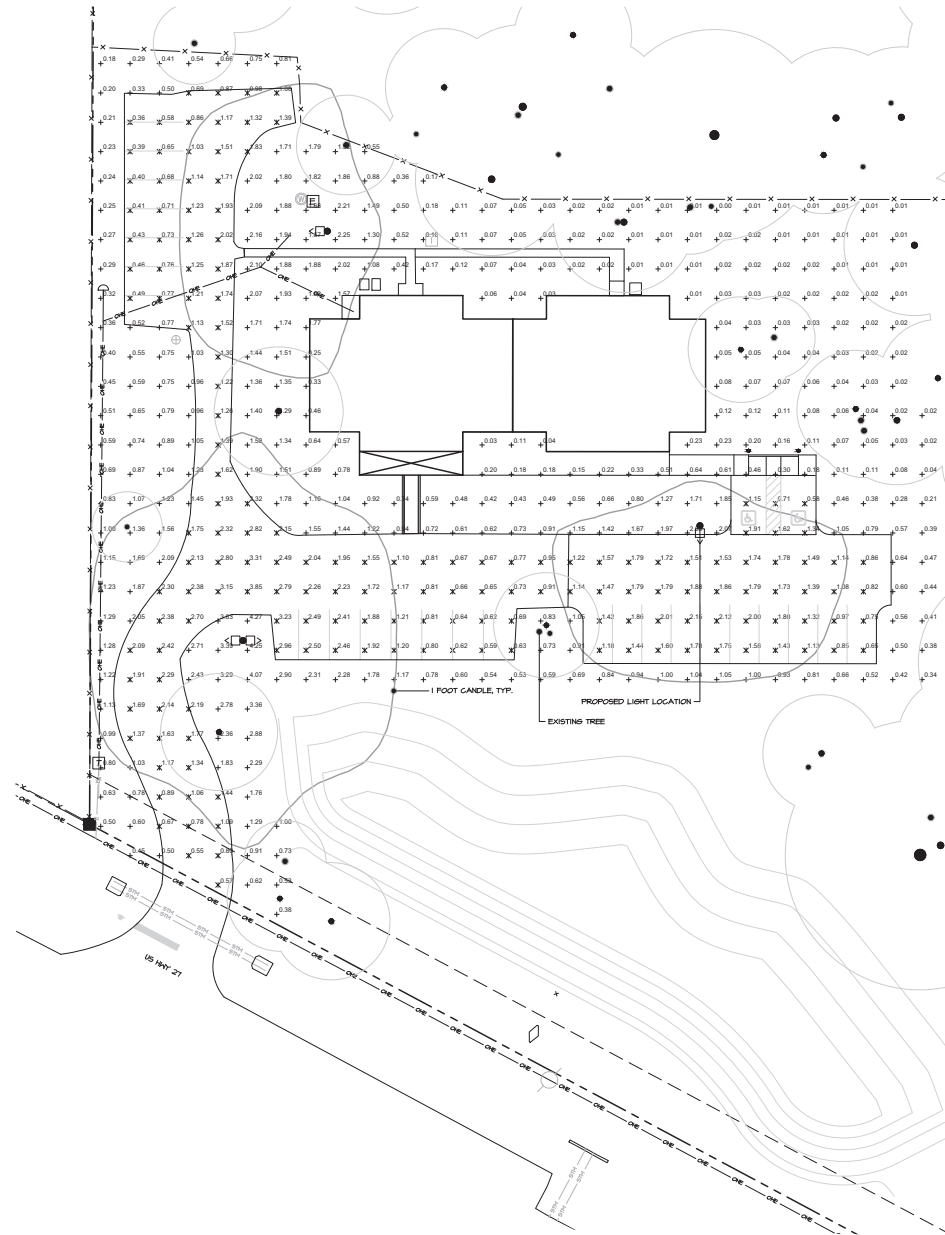
Michael Pape  
& Associates, PA  
MPA  
LAND PLANNING • SITE DESIGN • LANDSCAPE ARCHITECTURE  
2381 SE 17th Street, Ocala, FL • 352.531.3500 • www.mpa-la.com

FARM CREDIT OF FLORIDA  
MARION COUNTY, FLORIDA  
LANDSCAPE PLAN

DATE: 04-01-24  
DWN BY: JST/24-25  
GRD BY: JST/25

SHEET 1 OF 2

L-1



# DEVELOPMENT REVIEW COMMITTEE MARION COUNTY, FLORIDA

APPLICATION #: 31389  
APPROVAL DATE: 1/13/25  
EXPIRATION DATE: 1/13/27

All construction shall conform to the construction standards contained in the Marion County Land Development Code, latest revision. Areas of the right-of-way disturbed during construction shall be preserved and sodded. Grass and mulch may be used if approved by the County Engineer or Designer.

**NOTICE**  
The approval of these plans is limited to construction under the jurisdiction of Marion County and does not substitute nor waive the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

## LIGHTING LEGEND

➡ SHOEBOLT LIGHT; STREETWORKS SINGLE USUL DISCRETE LED, USUL-CLIP-AND-ANCHOR-TS-BZ-LOC-TH-PEL 2" MOUNTING HT, DURA-STRESS OR VALMONT CONCRETE POLE

ROTATE OPTICS AS SHOWN ON LIGHT SYMBOL

CONFIRM SPECIFICATIONS WITH SUBMITTAL OF CUTSHEETS AND FULL PRODUCT CODE NUMBERS  
FIXTURE, AS SPECIFIED, IS AVAILABLE THROUGH GEL FOR LEASE.

## NOTES

- The lighting layout meets the recommendations for safe lighting levels established by the Illuminating Engineering Society of North America in the general areas where lights have been provided to the greatest extent possible. Architectural lighting will be required for areas around the building to maintain adequate lighting for safety and security, and such lighting is not addressed or shown on this plan.
- Any changes or substitutions made to this plan shall be evaluated to ensure adequate light levels are provided.
- Illuminance values shown are for design purposes only. Variations in actual installation or changes to the plan or specifications may cause the actual measured values to vary.
- Orient fixtures and arms as shown on plan.
- Buildings have been included in the calculation as non-reflective obstructions.
- All point-by-point values shown are maintained (a light depreciation factor has been included). Light levels are measured at finished grade.
- Only fixtures shown have been included in this calculation. Light installations for off-site roadways and/or adjoining properties have not been included.
- All electrical engineering, cabling, installation details and installation specifications, etc. shall be by others.
- Lighting shall be installed in accordance with the lighting plan by a licensed electrical contractor. The contractor is responsible to design and install the electrical connections necessary to supply power to the proposed lights. All connections shall be underground and in conduit.

## STATISTICS

SITE AREA  
Average: 1.45 fc  
Min: 0.56 fc (paved surfaces)  
Max: 3.85 fc (paved surfaces)



SCALE: 1"=20'

REVISIONS

DATE BY

Michael Pape  
& Associates, PA  
MPA  
LAND PLANNING • SITE DESIGN • LANDSCAPE ARCHITECTURE  
2351 SE 17th Street, Ocala, FL 34471 • 352.351.3500 • www.mpa-la.com

FARM CREDIT OF FLORIDA  
MARION COUNTY, FLORIDA  
PHOTOMETRIC PLAN

DATE: 04-01-24  
DWN BY: RAZ  
CHKD BY: SRS

SHEET 1 OF 1

LTG-1



SECTION 4, TOWNSHIP 15 SOUTH, RANGE 21 EAST  
MARION COUNTY, FLORIDA

DEVELOPMENT REVIEW  
COMMITTEE  
MARION COUNTY, FLORIDA

APPLICATION #: 31389  
APPROVAL DATE: 1/13/25  
EXPIRATION DATE: 1/13/27

All construction shall conform to the construction standards contained in the Marion County Land Development Ordinance, which may be amended from time to time. The right-of-way disturbed during construction shall be restored to original condition or better. The approval of these plans is limited to the construction shown on these plans and does not constitute a warranty of the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

NOTICE  
The approval of these plans is limited to the construction shown on these plans and does not constitute a warranty of the requirements of other agencies for additional permits, as applicable, by state and/or federal laws.

NO.	REVISIONS	BY	DATE

DRAWN:	S.W.M.
REVIEWED:	
CHECKED:	
APPROVED:	
SCALE:	1" = 40'

**R.M. BARRINEAU & ASSOCIATES, INC.**  
PROFESSIONAL SURVEYORS & MAPPERS  
FLORIDA LICENSE NO. 12345  
ADDRESS: 12345 MAIN ST., SUITE 100, GAITHERSBURG, MD 20878  
PHONE: (301) 123-4567 FAX: (301) 123-4568  
WWW: WWW.RMBARRINEAU.COM

BOUNDARY & TOPOGRAPHIC  
SURVEY FOR:  
FLORIDA FEDERAL LANDBANK,  
FLCA

REFERENCES:  
F.B. 652, PGS. 17-18  
FILE: 54-TT5-421

J.O.# 22117  
DWG.# 22117  
SHT 1 OF 1

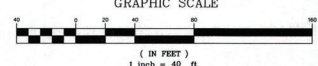
LEGEND

- UNLESS OTHERWISE NOTED
- CENTERLINE OF RIGHT OF WAY
  - CHORD BEARING
  - OFFICIAL RECORDS OF MARION COUNTY
  - REGULAR PARKING SPACE COUNT
  - CORRESPONDING SCHEDULE B-2 ITEM
  - FOUND 5/8" IRON ROD & CAP - F.D.O.T.
  - SET 5/8" IRON ROD & CAP - LB 5091
  - FOUND 4" x 4" CONCRETE MONUMENT - NO I.D.
  - SET 4" x 4" CONCRETE MONUMENT - LB 5091
  - FOUND 8" OCTAGONAL CONCRETE MONUMENT
  - FOUND NAIL & DISC
  - SET NAIL & DISC - LB 5091
  - FOUND 1" IRON PIPE
  - FOUND RAILROAD SPIKE
  - (7) FIELD MEASUREMENT
  - (7) DEED DIMENSION
  - (7) CALCULATED DIMENSION
  - (7) DRAINAGE MANHOLE
  - (7) STORM DRAINAGE GRATE
  - (7) CURB INLET GRATE
  - (7) YARD DRAIN
  - (7) SANITARY MANHOLE
  - (7) SANITARY CLEANOUT
  - (7) SEWER VALVE
  - (7) GREASE MANHOLE
  - (7) WOOD POWER POLE
  - (7) METAL LIGHT POLE
  - (7) CONCRETE POWER POLE
  - (7) ELECTRIC TRANSFORMER
  - (7) ELECTRIC BOX
  - (7) ELECTRIC METER
  - (7) CUY ANCHOR
  - (7) SPOT/GROUND LIGHT
  - (7) TELEPHONE VAULT
  - (7) TELEPHONE BOX
  - (7) TELEPHONE CABLE MARKER
  - (7) TELEPHONE MANHOLE
  - (7) CABLE BOX
  - (7) SATELLITE DISH
  - (7) FIBER OPTIC CABLE MARKER
  - (7) FIRE HYDRANT
  - (7) WATER VALVE
  - (7) WATER METER
  - (7) BACKFLOW PREVENTOR
  - (7) IRRIGATION CONTROL VALVE
  - (7) HOSE BIBB
  - (7) WELL
  - (7) MONITORING WELL
  - (7) FIRE DEPARTMENT CONNECTION
  - (7) GAS METER
  - (7) GAS VALVE
  - (7) AIR CONDITIONER PAD
  - (7) METAL REFLECTOR POST
  - (7) BOLLARD
  - (7) KEY PAD
  - (7) MAILBOX
  - (7) SIGN
  - (7) TRAFFIC SIGNAL CONTROL BOX
  - (7) CONCRETE TRAFFIC SIGNAL BOX
  - (7) TRAFFIC SIGNALIZATION MAST ARM
  - (7) FLAG POLE
  - (7) POLYVINYL CHLORIDE
  - (7) REINFORCED CONCRETE PIPE
  - (7) CORRUGATED METAL PIPE
  - (7) HIGH DENSITY POLYETHYLENE
  - (7) AERIAL ELECTRIC
  - (7) OVERHEAD TRAFFIC SIGNALIZATION
  - (7) UNDERGROUND TELEPHONE LINE
  - (7) UNDERGROUND FIBER OPTICS
  - (7) UNDERGROUND WATER LINE
  - (7) UNDERGROUND GAS LINE
  - (7) UNDERGROUND SANITARY SEWER LINE
  - (7) UNDERGROUND ELECTRIC
  - (7) UNDERGROUND FORCEMAIN
  - (7) FINISH FLOOR ELEVATION
  - (7) SPOT ELEVATION
  - (7) SPOT ELEVATION - BASE OF CURB
  - (7) BENCHMARK/CONTROL POINT
  - (7) BROKEN LINE, NOT DRAWN TO SCALE
  - (7) DENOTES CONCRETE
  - (7) DENOTES ASPHALT

TREE LEGEND

- (SIZE DENOTED INSIDE SYMBOL)
- CAMPOR
  - CEDAR
  - CHERRY
  - CHINA BERRY
  - GRAPE MYRTLE
  - CYPRESS
  - DOGWOOD
  - ELM
  - HICKORY
  - HOLLY
  - MAGNOLIA
  - MAPLE
  - MISC.
  - OAK
  - PALM
  - PECAN
  - PINE
  - SWEETGUM

GRAPHIC SCALE



DESCRIPTION:

PER WARRANTY DEED AS RECORDED IN OFFICIAL RECORDS BOOK 4669, PAGE 652 OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA:

COMMENCE AT THE SE CORNER OF THE NE 1/4 OF SECTION 4, TOWNSHIP 15 SOUTH, RANGE 21 EAST, MARION COUNTY, FLORIDA; THENCE S.89°49'24"W. 644.92 FEET; THENCE N.00°16'00"E. 89.95 FEET TO THE POINT OF BEGINNING, SAID POINT ALSO BEING ON THE NORTHEASTERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 27; THENCE ALONG AND WITH SAID RIGHT-OF-WAY LINE, N.62°29'45"W. 376.88 FEET; THENCE DEPARTING SAID RIGHT-OF-WAY LINE, N.00°17'50"W. 413.27 FEET; THENCE N.89°24'12"E. 339.20 FEET; THENCE S.00°16'00"W. 591.45 FEET TO THE POINT OF BEGINNING, EXCEPT ADDITIONAL RIGHT-OF-WAY AS PER O.R. BOOK 1018, PAGE 340, OF THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.

NOTES:

1. DATE OF FIELD SURVEY: JUNE 29, 2022.
2. SUBJECT TO RIGHTS OF WAY, RESTRICTIONS, EASEMENTS AND RESERVATIONS OF RECORD.
3. UNLESS OTHERWISE SHOWN, UNDERGROUND IMPROVEMENTS NOT LOCATED.
4. PUBLIC RECORDS NOT SEARCHED BY R.M. BARRINEAU & ASSOCIATES, INC.
5. BEARINGS AND STATE PLANE COORDINATES DEPICTED HEREON ARE GRID, WEST FLORIDA ZONE, NAD-83 (CORR56) EPOCH:2002.0000, BASED ON TRIMBLE VIRTUAL REFERENCE STATION NETWORK AND REFERENCED TO CITY OF OCALA ENGINEERING DEPARTMENT CONTROL POINT 0009 WITH AN ELEVATION OF 70.98' NAVD-88.
6. VERTICAL DATUM BASED ON CITY OF OCALA ENGINEERING DEPARTMENT CONTROL POINT 0009 WITH AN ELEVATION OF 70.98' NAVD-88.
7. ORIENTATION FOR THE IMPROVEMENTS SHOWN HEREON SHOULD NOT BE USED TO RECONSTRUCT BOUNDARY LINES.
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. THIS SURVEY DEPICTS THE PROPERTY AS IT EXISTED ON THE SURVEY DATE, NOT NECESSARILY THE SIGNATURE DATE.
10. THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE BENEFIT OF THE PARTY(IES) NAMED HEREON, AND SHALL NOT BE DUPLICATED OR RELIED UPON BY ANY OTHER INDIVIDUAL OR ENTITY WITHOUT AUTHORIZATION FROM R.M. BARRINEAU & ASSOCIATES, INC.

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THE SURVEY REPRESENTED HEREON MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-17.050-052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES AND THAT THE SURVEY IS IN ACCORDANCE WITH ALL APPLICABLE REQUIREMENTS OF THE MARION COUNTY LAND DEVELOPMENT CODE.

9/8/2022

SIGNATURE DATE

TRAVIS P. BARRINEAU, P.S.M. - LS 6897

OF R.M. BARRINEAU & ASSOCIATES, INC.

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER



