

APRIL 1, 2021

SUBJECT: INITIAL COMMENTS LETTER

PROJECT NAME: DARWIN FIGUEROA TRUCK STORAGE & REPAIR SHOP

PROJECT #2020060081

APPLICATION: MAJOR SITE PLAN #26442

Met with staff 4/29/21. DRC 5/10/21.

1. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.10.B - Copy of NPDES Permit or NOI
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: Please have the contractor provide a copy of the NPDES permit or NOI prior to construction.
2. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: Copy of District Permit (County Interest)
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: Please provide a copy of the District permit or 10-2 prior to construction.
3. DEPARTMENT: ENGIN - DEVELOPMENT REVIEW
REVIEW ITEM: 2.12.4.K - List of approved waivers, their conditions, and the date of approval
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: 4/1/21 - Add waivers if requested in the future
4. DEPARTMENT: ENGIN - DEVELOPMENT REVIEW
REVIEW ITEM: Additional Development Review Comments
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: After approval, plans will be electronically stamped by the County. The applicant will receive an email indicating that approved plans are available for download and are located in the ePlans project Approved folder. For Development Review submittals, with the exception of Final Plats and Minor Site Plans, applicants are required to print, obtain required signatures, and sign and seal two 24"x 36" sets of the electronically stamped approved plan and deliver them to the Office of County Engineer, Development Review Section, located at 412 SE 25th Avenue Ocala, FL 34471. Upon receipt, a development order will be issued. Until such time as that development order is issued, the project does not have final approval and construction, if applicable, shall not commence. For plans requiring As-Builts, As-Builts and associated documentation shall be submitted on paper in accordance with current county requirements.
5. DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: 6.15.3 - Fire Protection/Fire Flow Capacity
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: defer to MCFR - no public utilities to tie in to
6. DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: Additional Utilities comments
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: Marion County Utilities service area for water & sewer, but outside connection distance to available utilities at this time. Shall connect within 365 days' notice of available water and/or sewer. Silver Springs primary springs protection zone.

7. DEPARTMENT: FRMSH - FIRE MARSHAL REVIEW
REVIEW ITEM: 6.18.2 - Fire Flow/Fire Hydrant
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: Plans indicate a dry hydrant tank to be installed. Please contact MCFR for the correct size of the tank
8. DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: 2.12.24 - Landscape requirements/6.8.6 - Buffering
STATUS OF REVIEW: WAIVERS REQUESTED WITH COMMENT #29
REMARKS: Buffering required along west side (Public use), south side (residential use) and along ROW.
9. DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: 4.4.4 -Sign (provisions for advertising signage), if it is a multi occupancy complex like shopping centers they must submit a master sign plan.
STATUS OF REVIEW: ENGINEER ACKNOWLEDGED INFO COMMENT
REMARKS: Signs not shown. Future signage to meet LDC Section 4.4.4.
10. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.2 A(1)/(2) - Contributing Basins/Tc
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please add the Contributing Basin map exhibit to the plan set. Please label basin size.
11. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.2.A(3) - Retention/Detention Area Design Parameters
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: 1) Please add dimensions to the DRA on the plans. 2) Please show soil boring locations with IDs on the plan set.
12. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.2.A(5) - Existing/Proposed Stormwater Structures
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please specify inlet type on the plans and provide the FDOT index.
13. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.9 - Grading Criteria
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please add additional grading detail in the area behind the truck shop to ensure contractor grades this area to flow to the pond.
14. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.2.A(12)/6.12.5 - Stormwater Details, Cross Sections, References
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: What is the proposed material for the truck turnaround area draining to Inlet 2. Please consider adding a call out and detail for the construction of this area.
15. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.10 - Karst Topography and High Recharge Areas
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please provide the Karst Analysis.

16. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: 6.13.12 - Operation and Maintenance
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please provide an Operation and Maintenance document with procedures for the operation and maintenance of the stormwater facility also include the certification as follows "I hereby certify that I, my successors, and assigned shall perpetually operate and maintain the stormwater management and associated elements in accordance with the specifications show herein and on the approved plan." Owner must sign and date.
17. DEPARTMENT: ENGDRN - STORMWATER REVIEW
REVIEW ITEM: Please provide a final signed and sealed hard copy signature page with references to the stormwater analysis or final hard copy of the full stormwater analysis.
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please provide a final signed and sealed hard copy signature page with references to the stormwater analysis or final hard copy of the full stormwater analysis.
18. DEPARTMENT: ENGTRF - TRAFFIC REVIEW
REVIEW ITEM: 6.11.4.B - Cross access
STATUS OF REVIEW: WAIVER REQUESTED. STAFF SUPPORTS TO THE NORTH BUT NOT TO THE SOUTH. SUPPORTS NOT PAVING SUBJECT TO PROVIDING A COVENANT
REMARKS: 03/17/21 - A 24 ft wide paved cross access easement is required along Gainesville Road.

LDC 6.11.4.B(2) - Cross Access (Parallel Access)

CODE states cross access shall be provided and constructed for all commercial, industrial, and multi-family residential development on arterial and collector roads unless it is determined by the County Engineer to not be practical or reasonable due to adjacent features, specific type of development, or the potential development of the adjacent property.

APPLICANT requests waiver because cross access will be provided from the driveway south to the southerly property line. As discussed, cross access to the north of the driveway is not needed. A paving of the cross access easement area is also requested.

19. DEPARTMENT: ENGTRF - TRAFFIC REVIEW
REVIEW ITEM: 6.11.5 - Driveway access
STATUS OF REVIEW: WAIVER REQUESTED. STAFF SUPPORTS
REMARKS: 03/17/21 - 1. The driveway is required to intersect the road at a ninety degree angle. 2. Confirm that the driveway meets FDOT sight distance criteria for a commercial area with trucks and provide a note on the plans stating such. 2. The driveway does not meet spacing requirements. Staff supports a waiver.

LDC 6.11.5.C(1) - Driveway Spacing & 6.11.5.C(6) - Driveway Radius

CODE states the minimum allowed distance between a commercial driveway and the nearest intersecting roadway or driveway shall be as shown in Table 6.11-2 and 6.11-3. CODE states commercial driveways shall be at minimum 24 feet wide within the right-of-way and have a 25 foot radius.

APPLICANT requests a waiver from the 90 degree requirement and driveway spacing. The driveway with larger radii than required allows for better access than a perpendicular driveway with smaller radii.

20. DEPARTMENT: ENGTRF - TRAFFIC REVIEW
REVIEW ITEM: 6.12.12 - Sidewalks
STATUS OF REVIEW: WAIVER REQUESTED. STAFF SUPPORTS
REMARKS: 03/17/21 - Sidewalk is required along Gainesville Road. Staff supports payment of a fee in-lieu of sidewalk construction. If approved by the DRC, the fee comes out to \$13,688.00 and must be paid prior to final plan approval.
- LDC 6.12.12.D - Sidewalk Fee**
CODE states at the discretion of the Development Review Committee, in-lieu-of construction along external streets, the developer may pay a sidewalk fee to the County in an amount necessary to complete construction.
APPLICANT requests a waiver for sidewalks to be constructed and fee to be paid in-lieu-of construction. Fee is to be paid before final inspections.
21. DEPARTMENT: ENGIN - DEVELOPMENT REVIEW
REVIEW ITEM: 2.21.2.B - Major Site Plan fee of \$250.00 + (\$5.00 x total site acreage) made payable to Marion County BCC
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: 4/1/21 - Due with resubmittal
22. DEPARTMENT: ENGIN - DEVELOPMENT REVIEW
REVIEW ITEM: 2.12.4.D - Owner's certification on front sheet with signature prior to plan approval
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: 4/1/21 - Include language from this section of code in the owner's certification
23. DEPARTMENT: UTIL - MARION COUNTY UTILITIES
REVIEW ITEM: Utilities Plan Review Fee per Resolution 15-R-583 - payable to Marion County Utilities
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: \$130
24. DEPARTMENT: ENGSUR - SURVEY REVIEW
REVIEW ITEM: 6.4.7.A(2 & 3) - One copy of the vertical control field notes shall be submitted to the Office of the County Engineer for review
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please provide.
25. DEPARTMENT: ENGSUR - SURVEY REVIEW
REVIEW ITEM: 6.4.7.B(4) - One copy of the horizontal control notes along with reduction reports shall be submitted to the Office of the County Engineer for review
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Please provide.
26. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.7.3 - Tree protection
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: 1. Plan needs to show tree protection around trees, not just a detail 2. SE corner of proposed parking will encroach on roots of 26" Oak, it will be in the tree protection zone. Can asphalt be adjusted?

27. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.2 - Landscape plan requirements (details, schedule, calculations, notes)
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: 1. Show native status, and native requirement calculations
28. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.4 - Landscape area requirements for non-residential development
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Landscape area calculations shown on plan do not meet required 20%.
29. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.6 - Buffers
STATUS OF REVIEW: WAIVER REQUESTED. STAFF CONDITIONALLY SUPPORTS PROVIDED THAT FENCE IS OF STURDY CONSTRUCTION AND DURABLE MATERIAL.
REMARKS: 1. Label Buffers types on plan. 2. Provide calculations showing buffer meets planting requirements. Buffer as shown does not meet requirements. 3. B type buffer required on South property boundary. Show planting area on plans, Waiver will be required for fence instead of a wall.

LDC 6.8.6 - Buffers

CODE states it is the intent of this section to eliminate or reduce the negative impacts of the adjacent uses upon each other such that the long term continuance of either use is not threatened by such impacts and the uses may be considered compatible.

APPLICANT requests waiver so that existing trees be left and a 6 foot privacy fence be installed at 20 feet. Existing trees in the roadway buffer vicinity should meet the requirements of required trees.

30. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.7 - Parking areas and vehicular use areas
STATUS OF REVIEW: WAIVER REQUESTED. STAFF DOES NOT SUPPORT.
REMARKS: 1. Parking areas must be screened from road. 2. Parking terminus islands must have a shade tree

LDC 6.8.7.A - Parking Areas Buffer

CODE states a minimum five-foot wide landscape area shall be provided around the perimeter of parking areas to form a landscape screen.

APPLICANT requests waiver because buffer should provide screening from the parking area. Twelve trees more than required are being preserved and planting additional trees should not be needed.

31. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.8 - Building landscaping
STATUS OF REVIEW: WAIVER REQUESTED. STAFF CONDITIONALLY SUPPORTS SUBJECT TO ADDITIONAL PLANTINGS IN THE BUFFER TO EQUAL WHAT WOULD BE AT THE BUILDING
REMARKS: A minimum of 60% of the public view of the wall must be Landscaped

LDC 6.8.8.B - Building Landscaping

CODE states landscape areas shall be provided adjacent to or within 25 feet from the building walls and shall extend along 60 percent of the total length of the wall, excluding those areas required for access to the building.

APPLICANT requests waiver because the building is a truck repair garage and the bays across the front will not allow plantings. The entire site is buffered along the roadway and that should be sufficient.

32. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.8.9 - Service and equipment areas
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: please show screening of dumpster on plan
33. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.13.3.D(4) - Landscaping of private stormwater management facilities
STATUS OF REVIEW: WAIVER REQUESTED. STAFF DOES NOT SUPPORT
REMARKS: Additional plantings are required to screen DRA from road.
- LDC 6.13.3.D(4) - Landscaping of Private Stormwater Management Facilities**
CODE states A retention/detention area that is adjacent to a public right-of-way shall be constructed to be aesthetically pleasing with curvilinear form and shall be landscaped with a mixed plant pallet meeting Marion-friendly landscaping standards minimally consisting of four shade trees and 200 square feet of landscaping comprised of shrubs and/or groundcover for every 100 lineal feet of frontage or fractional part thereof, or, in the case of a wet facility, a littoral zone meeting the governing water management district criteria. The proposed landscaping shall be arranged to provide ease of maintenance and screening of stormwater structures.
APPLICANT requests waiver because the roadway buffer is adjacent to the DRA. There is no room for additional landscaping and none should be required.
34. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.19.3 - Outdoor lighting plan requirements
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Will there be outdoor lighting? If so a photometric plan is required
35. DEPARTMENT: LSCAPE - LANDSCAPE DESIGN AND IRRIGATION
REVIEW ITEM: 6.19.4 - Exterior lighting design standards
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS:
36. DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: 2.12.32/6.5.4 - Modified environmental assessment or exemption if information is available to the county to indicate no habitat or existence of endangered species or vegetation
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Due to previous development of subject property, assessment not required. Please provide an exemption letter as described in Section 6.5.3.
37. DEPARTMENT: ZONE - ZONING DEPARTMENT
REVIEW ITEM: 5.2 & 5.3 - Verify any overlay zones such as ESOZ, Springs Protection, or Flood Plain
STATUS OF REVIEW: ENGINEER WILL COMPLY
REMARKS: Subject property located within the Primary Springs Protection Overlay Zone (SPOZ). LDC Section 5.4.4.A(3) requires truck repair/services to comply with FDEP. Please provide note to that affect.



Marion County Board of County Commissioners

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: 05-05-21 Parcel Number(s): 13410-000-00 Permit Number: _____
mm/dd/yyyy

A. PROJECT INFORMATION: Fill in below as applicable:

Project Name: Major Site Plan for Darwin Figueroa Commercial ☐ or Residential ☒
Subdivision Name (if applicable): N/A
Unit _____ Block _____ Lot _____

B. PROPERTY OWNER'S AUTHORIZATION: Attach a letter from the owner(s) or the owner(s) may sign below authorizing the applicant to act on the owner's behalf for this waiver request:

Property Owner's Name (print): Darwin Figueroa
Property Owner's Signature: _____
Property Owner's Mailing Address: 545 Silver Course Ct
City: Ocala State: FL Zip Code: 34472 Phone # 352-229-7261

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

Firm Name (if applicable): Abshier Engineering Inc. Contact Name: Ed Abshier
Mailing Address: P.O. Box 2770 City: Belleview State: FL Zip Code: 34421
Phone # 352-245-8592 Alternate Phone # 352-266-9555
Email address: ed@abshiereng.com

D. WAIVER INFORMATION:

Section & Title of Code: 6.11.4.B - Cross Access
Reason/Justification for Waiver Request: Cross access will be provided from the driveway south to the southerly property line. As we discussed cross access to the north of the driveway is not needed. A paving of the cross access easement area is also requested.

DEVELOPMENT REVIEW USE:

Received By: _____ Date Processed: _____ Project # _____ AR # _____

ZONING USE: Parcel of record: Yes ☐ No ☐ Eligible to apply for Family Division: Yes ☐ No ☐
Zoned: _____ ESOZ: _____ P.O.M. _____ Must Vacate Plat: Yes ☐ No ☐
Land Use: _____ Date: _____ Verified by: _____

Revised 5/2017



**Marion County
Board of County Commissioners**

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

Section & Title of Code: 6.11.5 - Driveway Access
Reason/Justification for Waiver Request: We believe the D/W with larger radii then required as shown allows for better access than a perpendicular D/W with smaller radii. We request a waiver from the 90 degree requirement and driveway spacing.

Section & Title of Code: 6.12.12 - Sidewalks
Reason/Justification for Waiver Request: We request a waiver for sidewalks to be constructed and fee to be paid in lieu of construction. Fee to be paid before final inspections.

Section & Title of Code: 6.8.6 - Buffers
Reason/Justification for Waiver Request: Please see submitted pictures. We request that existing trees be left and a 6' privacy fence be installed at 20'. Existing trees in the roadway Buffer vicinity should meet the requirements of required trees.

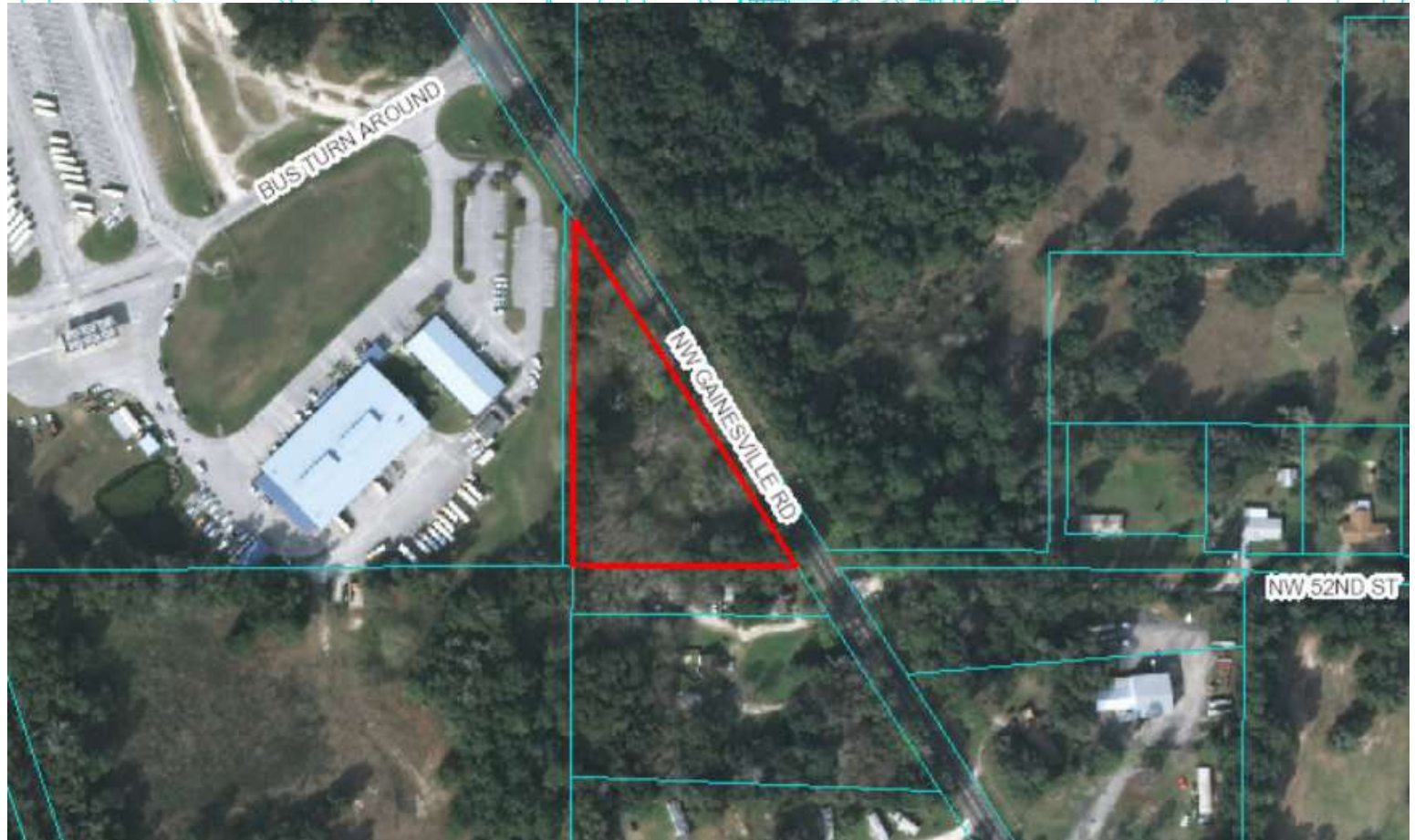
Section & Title of Code: 6.8.7 - Buffers
Reason/Justification for Waiver Request: Buffer along should provide screening from the parking area. We are preserving 12 more trees than required and planting additonal trees should not be needed.

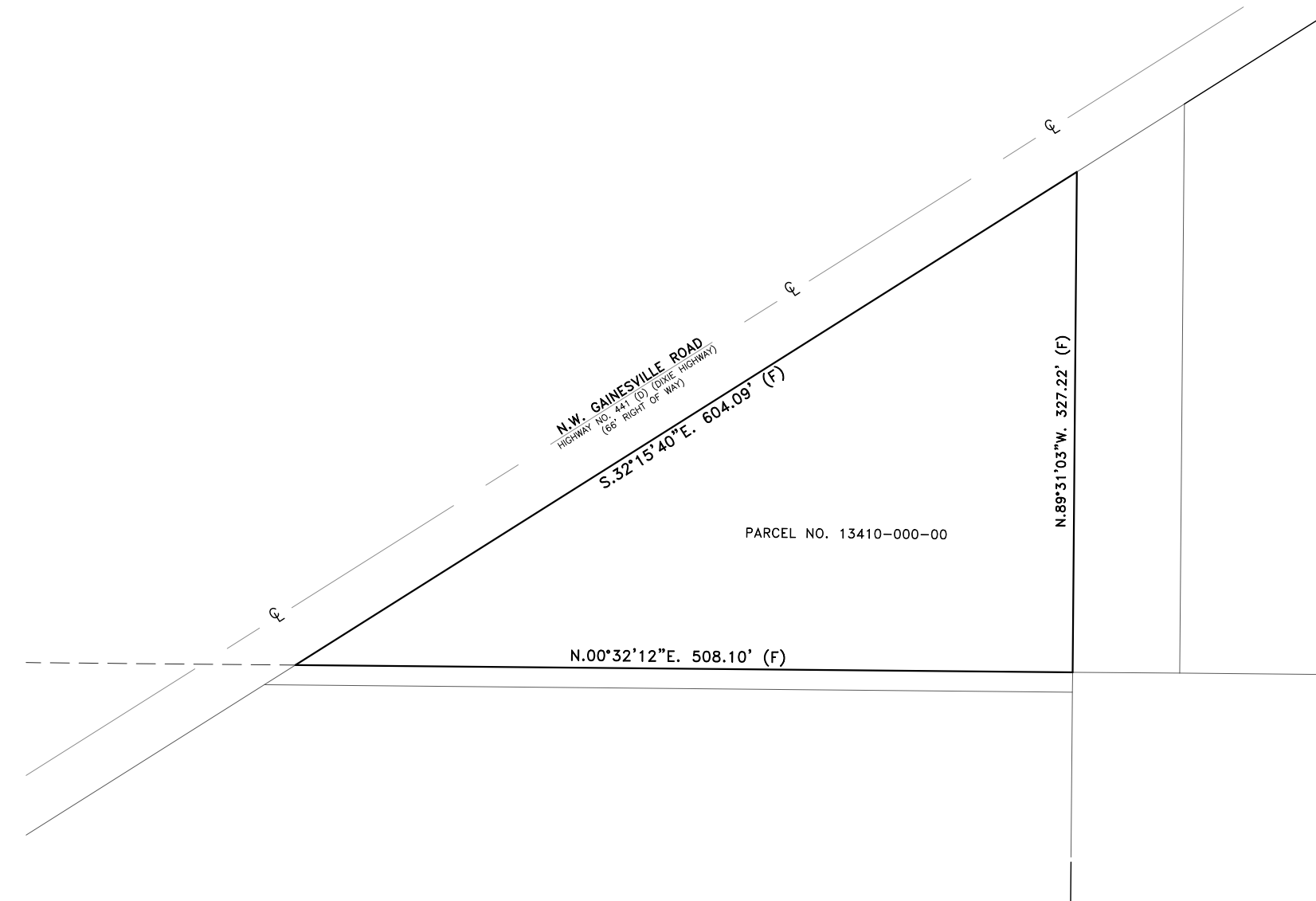
Section & Title of Code: 6.8.8 - Building Landscaping
Reason/Justification for Waiver Request: Building is a truck repair garage. the bays across the front will not allow plantings. The entire site is buffered along the roadway that should be sufficient.

Section & Title of Code: 6.13.3D(4) - DRA Landscaping
Reason/Justification for Waiver Request: The Roadway Buffer is adjacent to the DRA. There is no room for additional landscaping and none should be required.

Revised 7/2017

DARWIN FIGUEROA TRUCK STORAGE & REPAIR SHOP - MAJOR SITE PLAN
5230 NW GAINESVILLE RD OCALA
Project #2020060081 #26442 Parcel #13410-000-00
ABSHIER ENGINEERING



$$1'' = 100'$$


THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 14 SOUTH, RANGE 21 EAST, MARION COUNTY, FLORIDA, LYING WEST OF HIGHWAY NO. 441.

ALL CONSTRUCTION COVERED BY THESE PLANS SHALL COMPLY WITH THE MATERIAL REQUIREMENTS AND QUALITY CONTROL STANDARDS CONTAINED IN THE MARION COUNTY LAND DEVELOPMENT CODE.

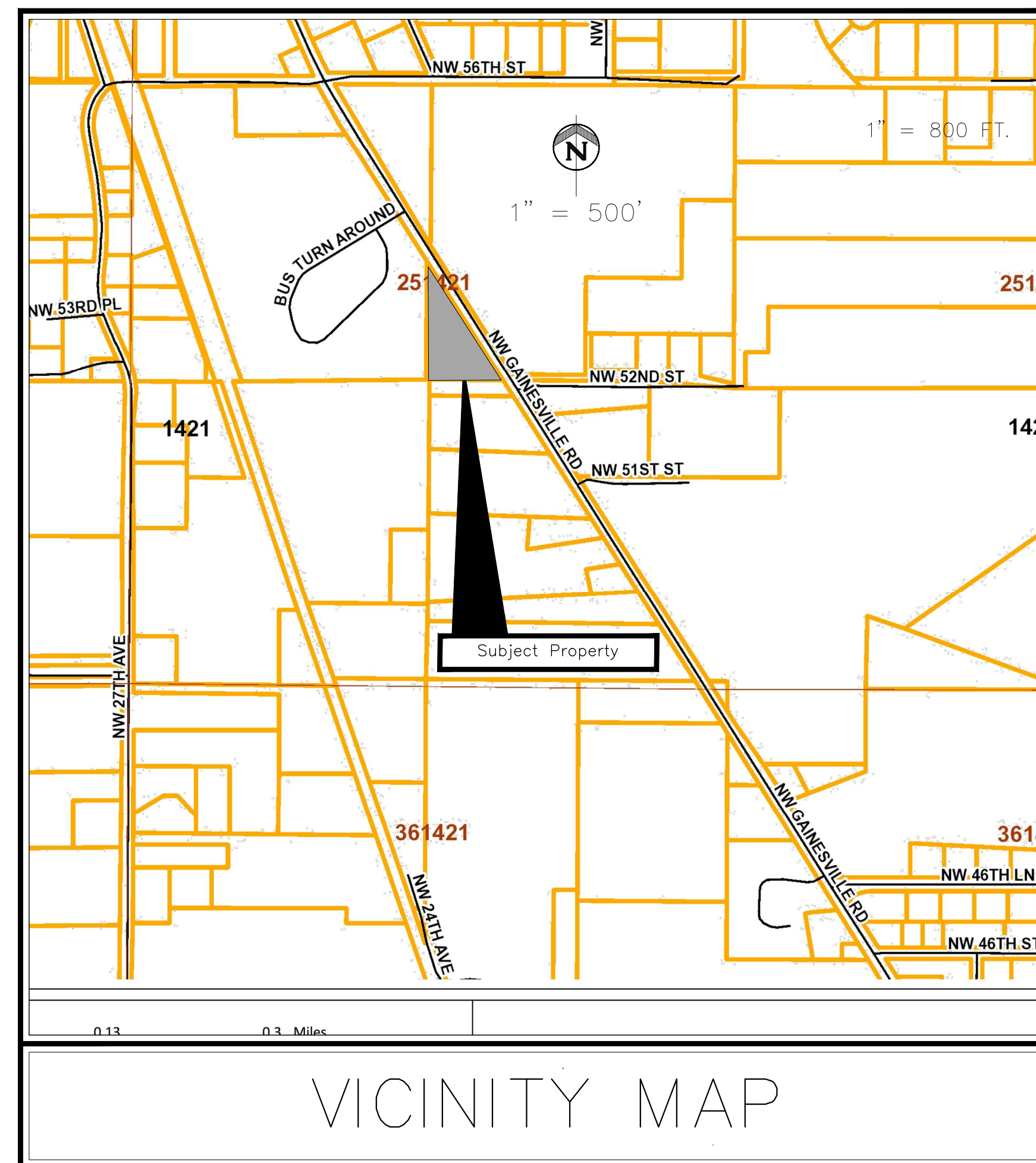
OWNERS/DEVELOPER

DARWIN FIGUEROA
545 SILVER COURSE CT
OCALA, FLORIDA 34472
352-229-7261

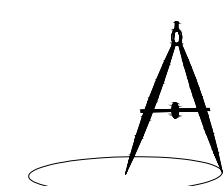
MAJOR SITE PLAN

FOR

DARWIN FIGUEROA



1. ALL PROPOSED BUILDING IS ONE.
2. THIS PROJECT IS LOCATED IN MARION COUNTY, FL.
3. THIS SITE IS IN FLOOD ZONE "X" AS SHOWN ON FIRM MAP #12083C0740D
4. THIS SITE IS IN THE SPRINGS PROTECTION SECONDARY ZONE.
5. THERE IS 28,604sf OF IMPERVIOUS AREA PROPOSED WITH THIS PROJECT.
6. NO SITE LIGHTING IS PROPOSED FOR THIS PROJECT. IF SITE LIGHTING IS ADDED IT WILL REQUIRE BUILDING PERMITS AND SHALL COMPLY WITH SECTION 6.19 OF THE MARION COUNTY LDC.



ABSHIER ENGINEERING, INC.

5614 SE 111th STREET, BELLEVIEW, FLORIDA

CA# 9930

BELLEVUE, FL 34421-2770

FAX: (352) 245-8597

[illegible]

INDEX OF SHEETS

1. COVER SHEET
2. AERIAL
3. SITE PLAN
4. STORM DRAINAGE & UTILITY PLAN
5. GRADING PLAN
6. CONSTRUCTION DETAILS
- L1. LANDSCAPE PLAN
- L2. LANDSCAPE DETAILS
- SW1 SWPPP
- S1 SURVEY

THIS PROJECT HAS NOT BEEN GRANTED CONCURRENCY APPROVAL AND/OR GRANTED AND/OR RESERVED ANY PUBLIC FACILITY CAPACITIES. FUTURE RIGHTS TO DEVELOP THE PROPERTY ARE SUBJECT TO A DEFERRED CONCURRENCY DETERMINATION, AND FINAL APPROVAL TO DEVELOP THE PROPERTY HAS NOT BEEN OBTAINED. THE COMPLETION OF CONCURRENCY REVIEW AND/OR APPROVAL HAS BEEN DEFERRED TO LATER DEVELOPMENT REVIEW STAGES, SUCH AS, BUT NOT LIMITED TO, BUILDING PERMIT REVIEW.

UPON COMPLETION OF THE LANDSCAPING AND/OR IRRIGATION INSTALLATION, THE CONTRACTOR SHALL REQUEST AN INSPECTION BY THE DESIGN PROFESSIONAL. PRIOR TO THE INSPECTION, THE CONTRACTOR MUST PROVIDE A CLEAR AND LEGIBLE AS-BUILT DIAGRAM OF THE IRRIGATION SYSTEM. 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.

ENGINEERS CERTIFICATE

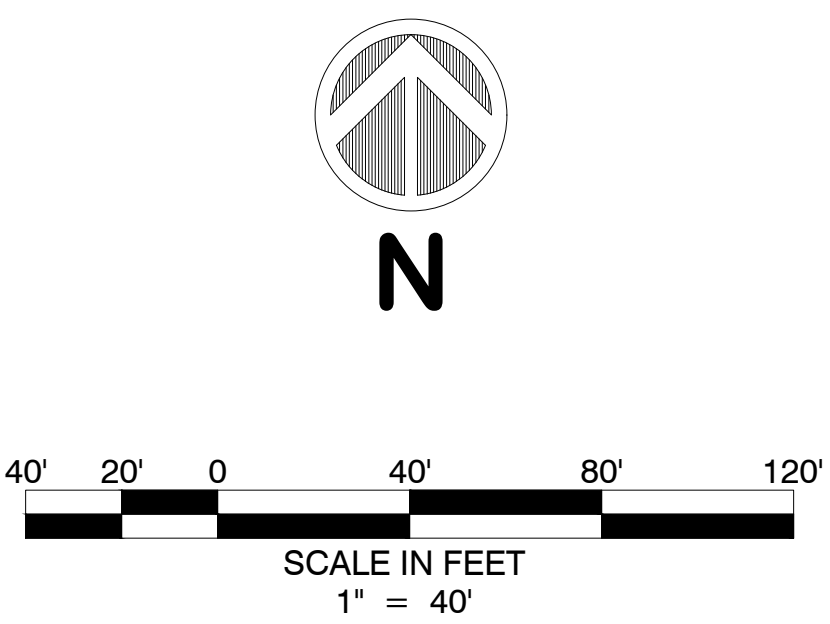
I HEREBY CERTIFY THAT THESE PLANS AND CALCULATIONS WERE COMPLETED IN ACCORDANCE WITH ALL APPLICABLE REQUIREMENTS OF THE MARION COUNTY LAND DEVELOPMENT CODE (LDC), EXCEPT AS WAIVED.

EDWARD ABSHIER JR.
FLORIDA REGISTERED ENGINEER NO. 53961

OWNER'S SIGNATURE

I CERTIFY THAT MY SUCCESSORS AND ASSIGNS SHALL PERPETUALLY OPERATE AND MAINTAIN THE STORMWATER MANAGEMENT SYSTEM AND ASSOCIATED ELEMENTS IN ACCORDANCE WITH THE SPECIFICATIONS SHOWN HEREIN AND ON THE APPROVED PLAN.

DARWIN FIGUEROA



ABSHIER ENGINEERING, INC.
5614 SE 111TH STREET, BELLEVUE, FLORIDA
CA# 9930
P.O. BOX 2770
BELLEVUE, FL 34421-2770
PHONE: (352) 245-8592
FAX: (352) 245-8597

AERIAL PLAN
MAJOR SITE PLAN
DARWIN FIGUEROA
MARION COUNTY, FLORIDA

DATE 2/20/21
DRAWN BY R.E.A.
CHKD BY R.E.A.

EDWARD ABSHIER JR., P.E. #53961
DATE: March 16, 2021

SHT. 2 OF 6

DATE	REVISED PER COUNTY COMMENTS	REVISIONS	BY	R.E.A.
11/22/17				

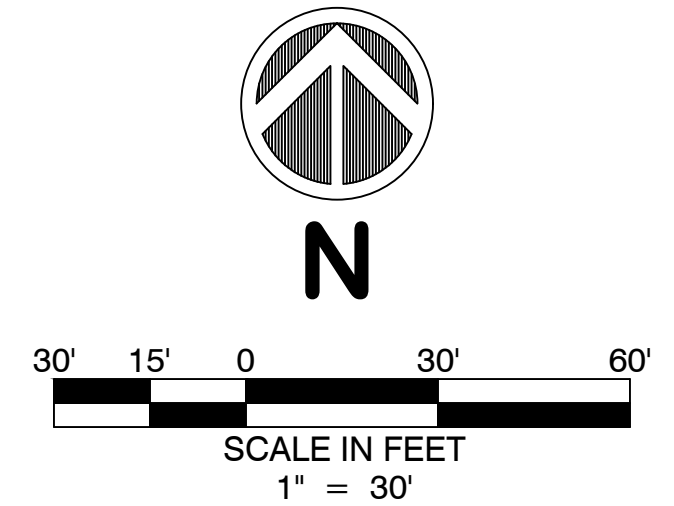
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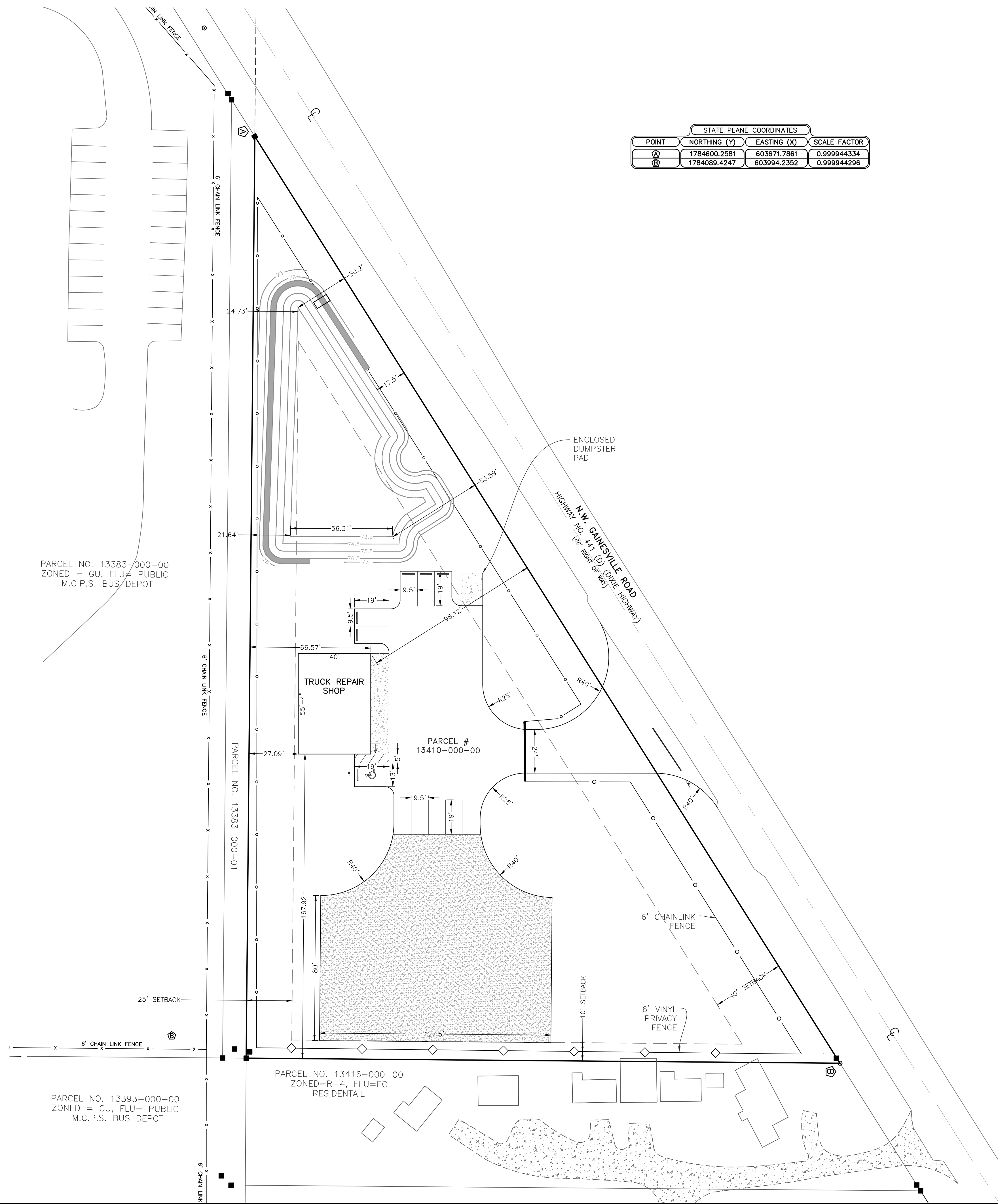
ABSHIER ENGINEERING, INC.
5614 SE 11TH STREET, BELLEVUE, FLORIDA
CA # 0020

SITE PLAN

DATE 2/20/21
DRAWN BY R.E.A.
CHKD BY R.E.A.



STATE PLANE COORDINATES			
POINT	NORTHING (Y)	EASTING (X)	SCALE FACTOR
A	1784600.2581	603671.7861	0.999944334
B	1784089.4247	603994.2352	0.999944296



SITE DATA

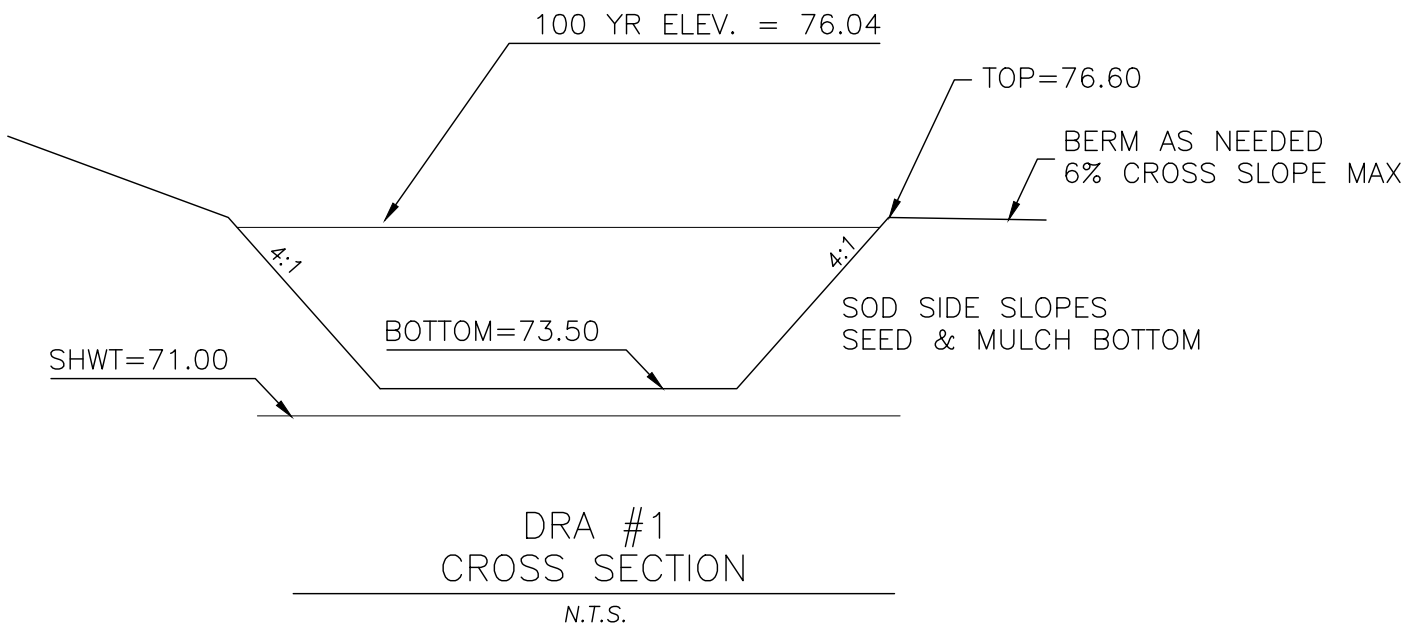
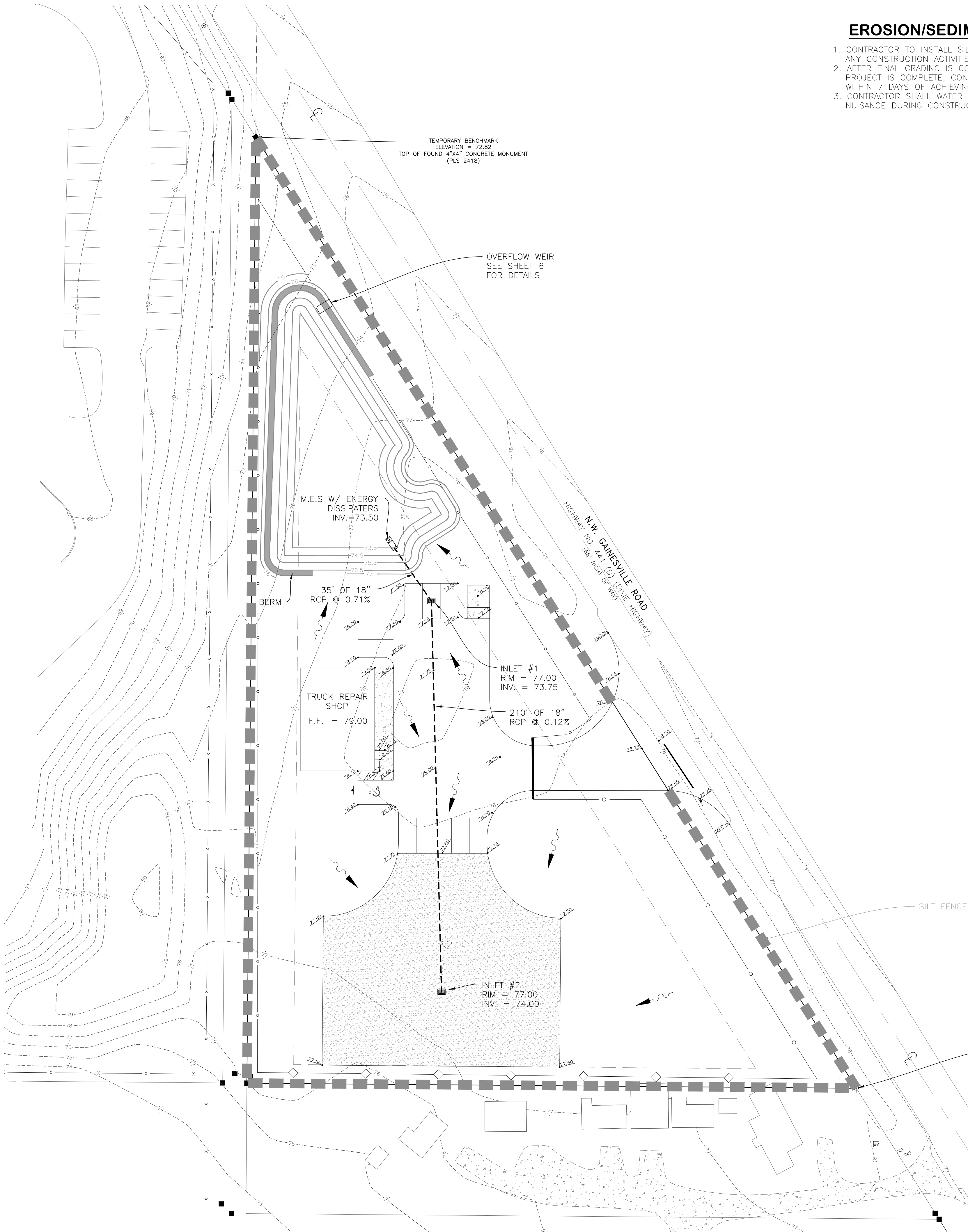
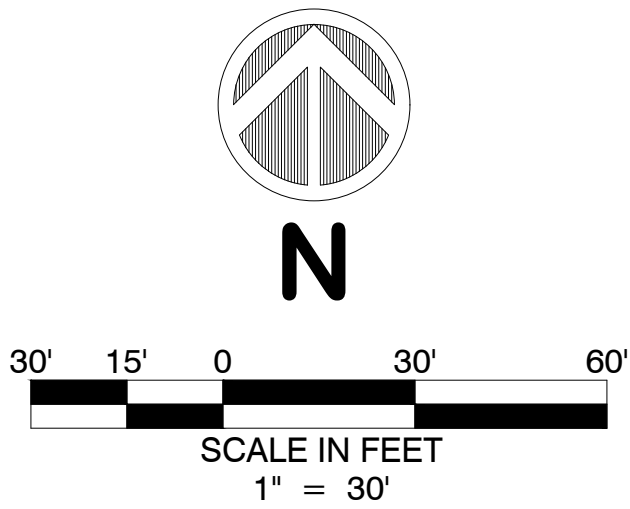
1. TOTAL ACRES = ±1.91 ACRES - 83,200Sf
2. ZONING = B-4, LAND USE = EC
3. PROJECT ADDRESS - TO BE ASSIGNED
4. BUILDING TYPE - STEEL
5. BUILDING HEIGHT - ±25'
6. STANDARD PARKING SPACES:
REQUIRED SPACES = 3 BAYS @ 3 SPACES/BAY
TOTAL REQUIRED = 9 SPACES
PROVIDED = 11 SPACES
7. HANDICAP PARKING SPACES:
REQUIRED = 1 SPACE
PROVIDED = 1 SPACE
8. OWNER/DEVELOPER - DARWIN FIGUEROA
545 SILVER COURSE CT
OCALA, FL 34472
(352) 229-7261
9. ENGINEER - ABSHIER ENGINEERING, INC.
P.O. BOX 2770
BELLEVUE, FL 34421-2770
(352) 245-8592
10. SOIL TYPE - ARREDONDO, SPARR, & ZUBER
11. PERMITTING AGENCIES:
-MARION COUNTY
-SURWMO
12. WATER BY WELL, SEWER BY SEPTIC
13. ELECTRICAL TRANSMISSION SYSTEM PROVIDED
BY DUKE ENERGY.
14. LOCATED IN SECTION 25,TOWNSHIP 14 SOUTH,
RANGE 21 EAST, BELLEVUE, FLORIDA.
16. AREAS FOR TOTAL SITE
PROPOSED BUILDING AREA = 2,213sf
PROPOSED OTHER IMPERVIOUS AREA = 23,506sf
TOTAL IMPERVIOUS AREA = 25,721sf (30.9%)
OPEN AREA = sf 57,479sf (69.1%)
FLOOR AREA RATION = .0286
17. INTENDED USE FOR SITE - TRUCK REPAIR SERVICE

NOTES:

1. ALL RADII ARE 5' UNLESS OTHERWISE NOTED.
2. ALL RADII SHOWN ARE TO EDGE OF PAVEMENT.
3. ALL PARKING LOT STRIPING TO BE 4" PAINT.
4. IF CONDITIONS WARRANT HANDICAP SIGN MAY BE MOUNTED ON BUILDING.
5. NO PARKING LOT LIGHTS ARE PROPOSED. IF PARKING LOT LIGHTS ARE ADDED IN THE FUTURE, THEY SHALL MEET THE REQUIREMENTS OF SECTION 6.19 OF THE MARION COUNTY LAND DEVELOPMENT CODE.
6. ALL TRAFFIC CONTROL SIGNS TO BE 84" ABOVE GRADE AT BOTTOM OF SIGN.

EROSION/SEDIMENT NOTES

- 1. CONTRACTOR TO INSTALL SILT FENCE PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES.
- 2. AFTER FINAL GRADING IS COMPLETE IN ANY PORTION OF THE PROJECT IS COMPLETE, CONTRACTOR SHALL STABILIZE GROUND WITHIN 7 DAYS OF ACHIEVING THE FINAL GRADE.
- 3. CONTRACTOR SHALL WATER SITE IF DUST BECOMES A NUISANCE DURING CONSTRUCTION.



- NOTES:
- 1. ELEVATIONS SHOWN WERE OBTAINED BY FIELD SURVEY AND ARE BASED N.A.V.D. 88 DATUM.
 - 2. ALL PROPOSED ELEVATIONS ARE SHOWN TO EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
 - 3. ALL STORM PIPING SHALL BE CLASS I OR II, WITH A 50 YEAR LIFE.

BY		R.E.A.							
REVISIONS									
DATE									

ABSHIER ENGINEERING, INC.

5614 SE 111TH STREET, BELLEVUE, FLORIDA

CA# 9930

P.O. BOX 2770

PHONE: (352) 245-8592

BELLEVUE, FL 34421-2770

FAX: (352) 245-8597

GRADING PLAN

MAJOR SITE PLAN

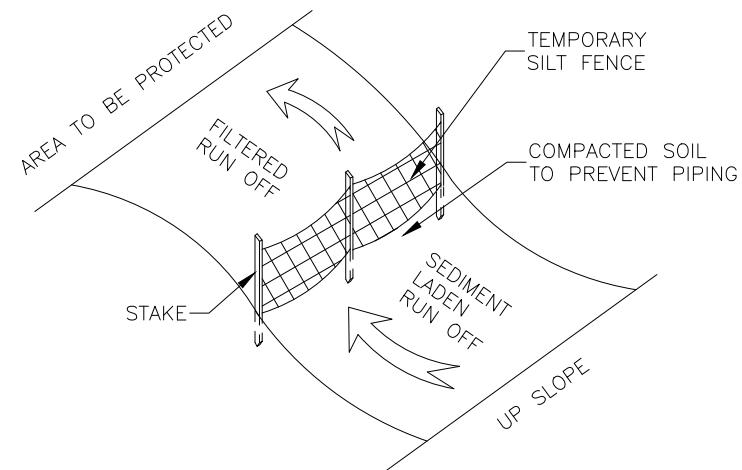
DARWIN FIGUEROA

MARION COUNTY, FLORIDA

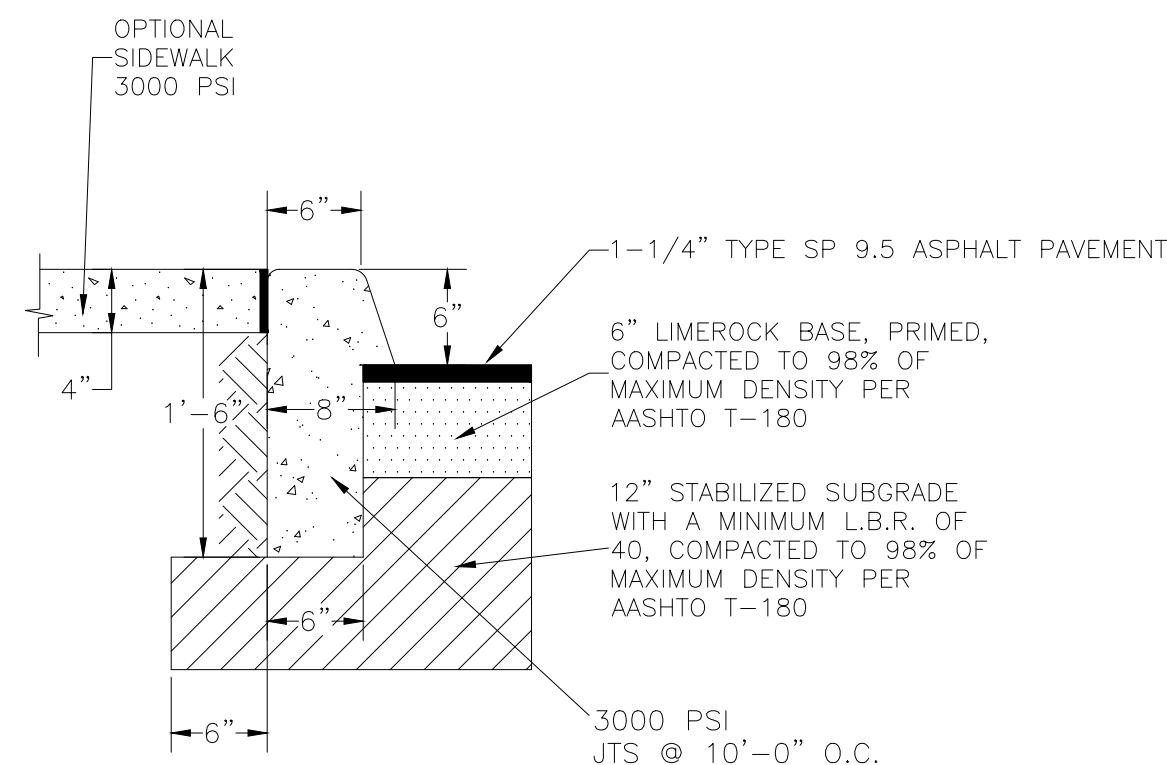
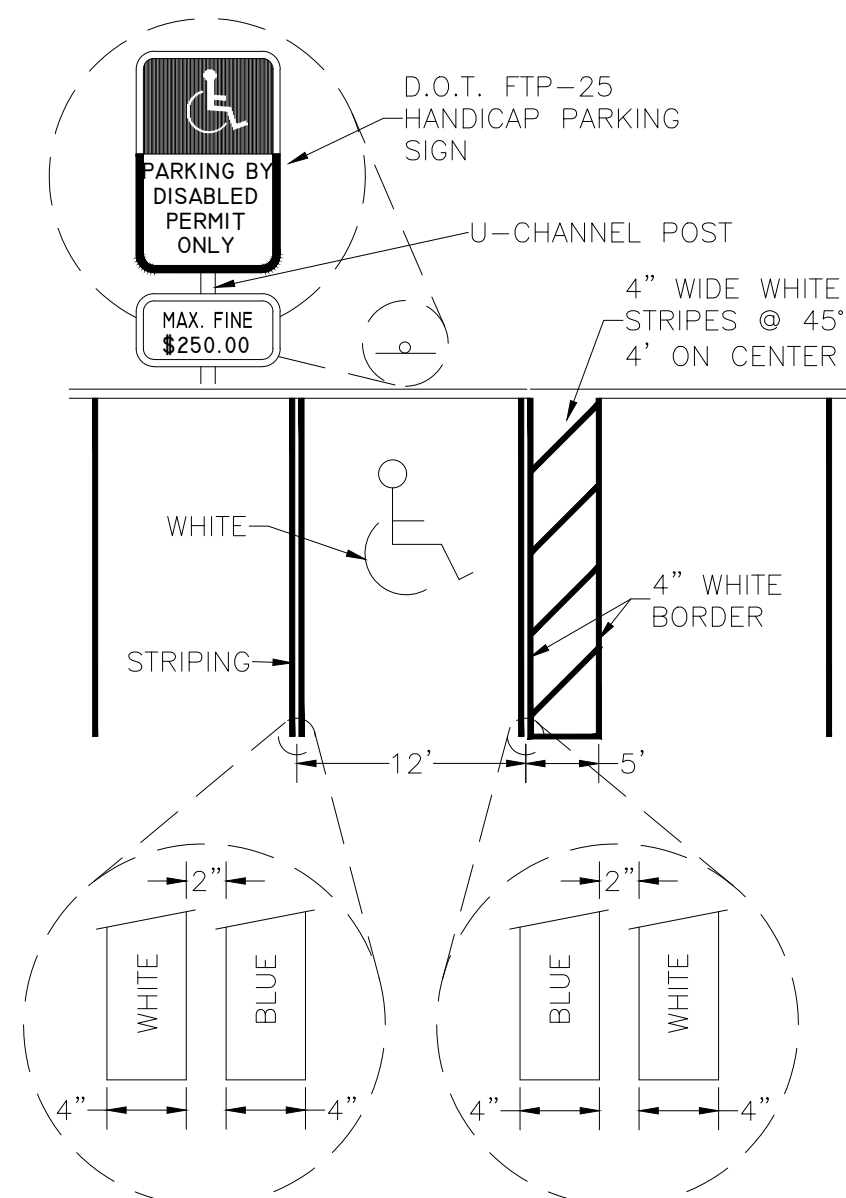
DATE	2/20/21
DRAWN BY	R.E.A.
CHKD BY	R.E.A.

EDWARD ABSHIER JR., P.E. #63961

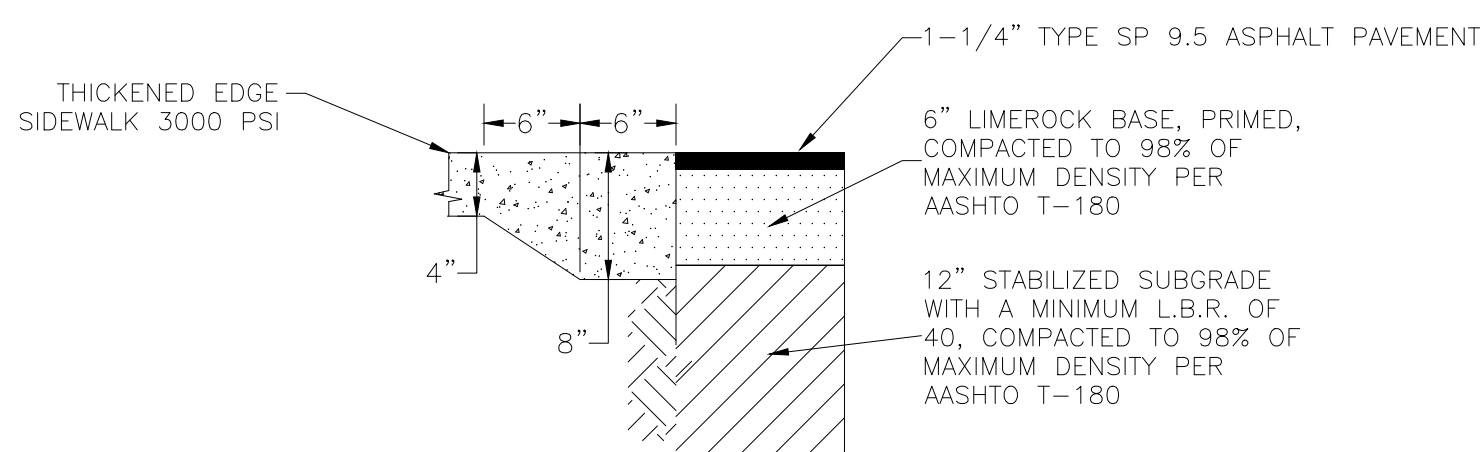
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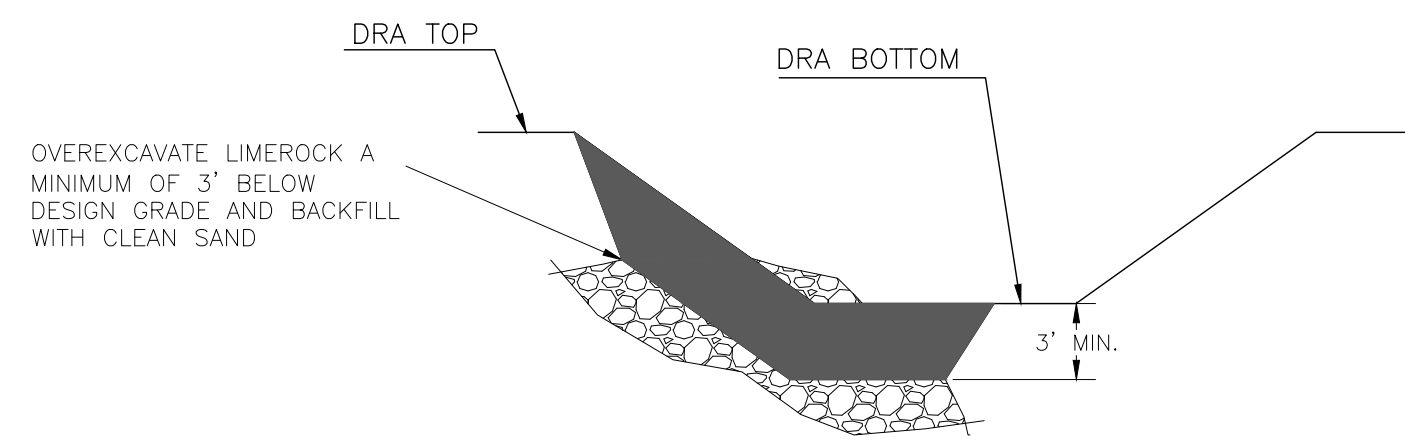
1. THE FOLLOWING LIST REPRESENTS A BASIC EROSION AND SEDIMENT CONTROL PROGRAM WHICH IS TO BE IMPLEMENTED TO HELP PREVENT OFF SITE EROSION AND SEDIMENT DURING CONSTRUCTION.
2. TEMPORARY EROSION CONTROL, TO BE UTILIZED DURING CONSTRUCTION AT AREAS DESIGNATED BY THE ENGINEER OR AREAS ON SITE WHERE UNSTABILIZED GRADES MAY CAUSE EROSION PROBLEMS; EROSION CONTROL MAY BE REMOVED WHEN THE UPSLOPE AREA HAS BEEN STABILIZED BY SOD, OR COMPACTED AS DETERMINED BY THE OWNER.
3. PERMANENT EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AT THE EARLIEST PRACTICAL TIME CONSISTENT WITH GOOD CONSTRUCTION PRACTICES, ONE OF THE FIRST CONSTRUCTION ACTIVITIES SHOULD BE THE INSTALLATION OF PERMANENT AND TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES AROUND THE PERIMETER OF THE PROJECT OR THE INITIAL WORK AREA TO PROTECT THE PROJECT, ADJACENT PROPERTIES AND WATER RESOURCES.
4. TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD TO ASSURE ECONOMICAL, EFFECTIVE AND CONTINUOUS CONTROL THROUGHOUT THE CONSTRUCTION PHASE. TEMPORARY MEASURES SHALL NOT BE CONSTRUCTED FOR EXPEDIENTY IN LIEU OF PERMANENT MEASURES.
5. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE ADEQUATELY MAINTAINED TO PERFORM THEIR INTENDED FUNCTION DURING CONSTRUCTION OF THE PROJECT.
6. NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF BARRIERS SHALL BE ACCOMPLISHED PROMPTLY.
7. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH RAINFALL, THEY MUST BE REMOVED WITHIN ONE (1) HOUR OF DEPOSITION REACHES APPROXIMATELY ONE HALF THE HEIGHT OF THE BARRIER.
8. MATERIAL FROM SEDIMENT TRAPS SHALL NOT BE STOCKPILED OR DISPOSED OF IN A MANNER WHICH MAKES THEM HIGHLY SUSCEPTIBLE TO BEING WASHED INTO ANY WATERCOURSE BY RUNOFF OR HEAVY RAIN.
9. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE BARRIERS ARE NO LONGER REQUIRED MUST BE DRESSED TO CONFORM TO THE EXISTING GRADE, AND BE REVEGETED.
10. SILT FEE TO BE PAID FOR UNDER THE CONTRACT UNIT PRICE FOR STAKED SILT FEE (LF).



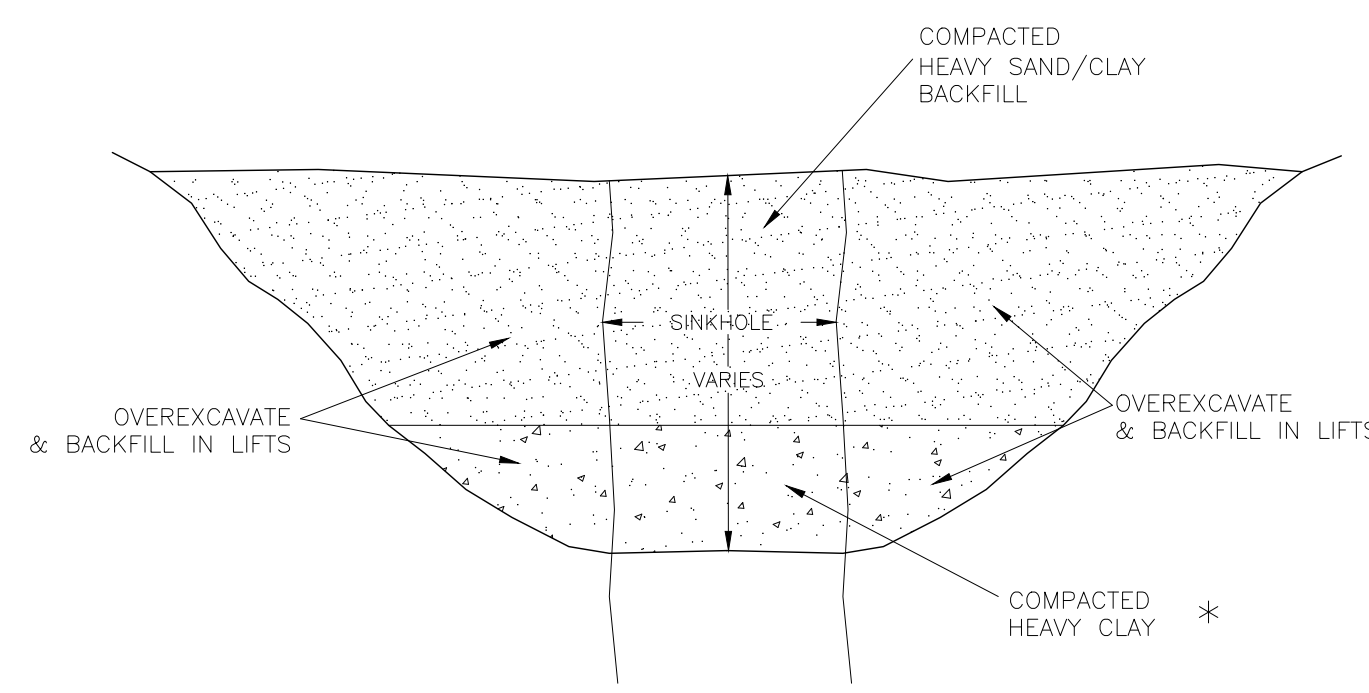
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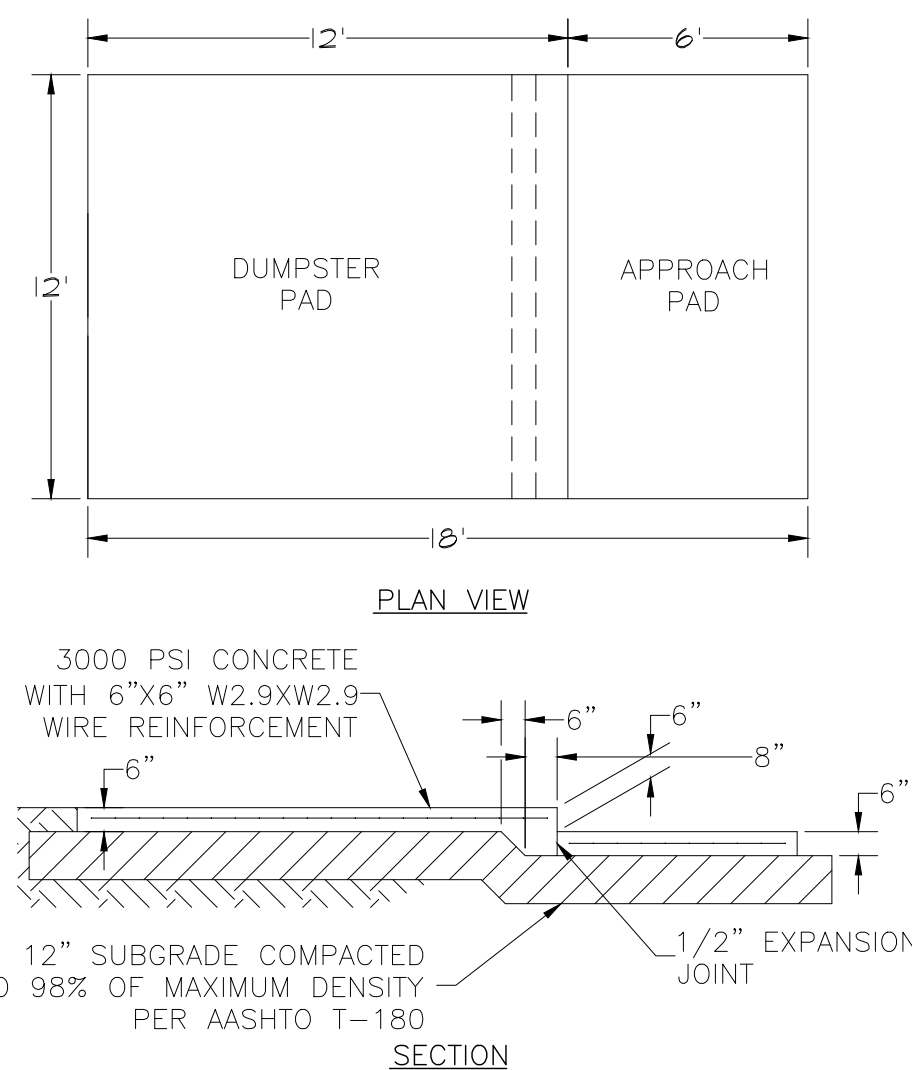


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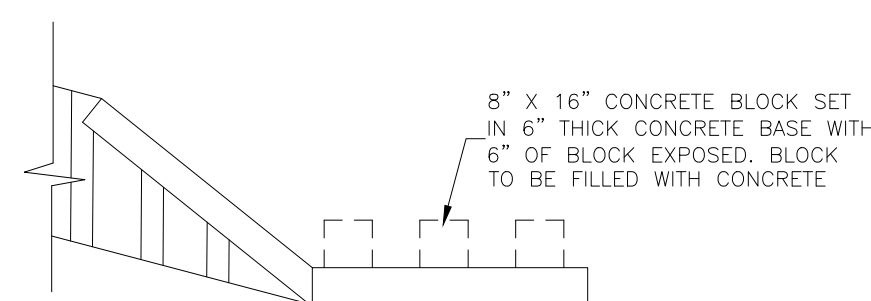


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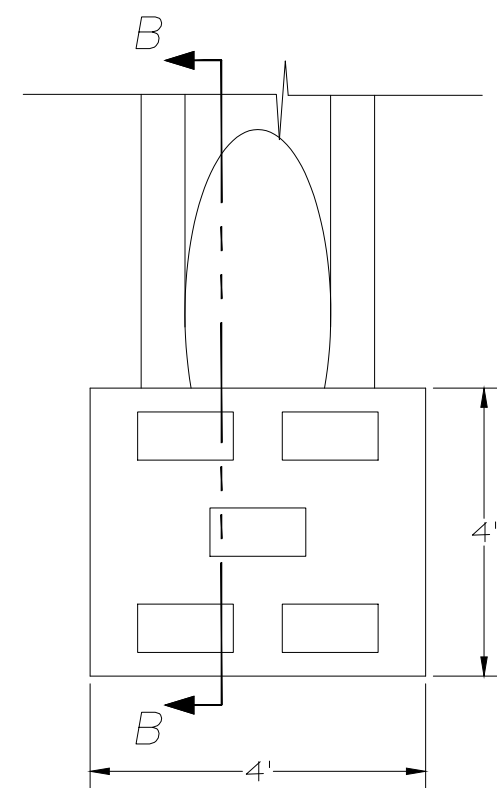
* IF GROUNDWATER IS ENCOUNTERED IN THE BOTTOM OF THE SINKHOLE, FLOWABLE GROUT SHALL BE SUBSTITUTED FOR THE COMPACTED HEAVY CLAY.



NO SCALE

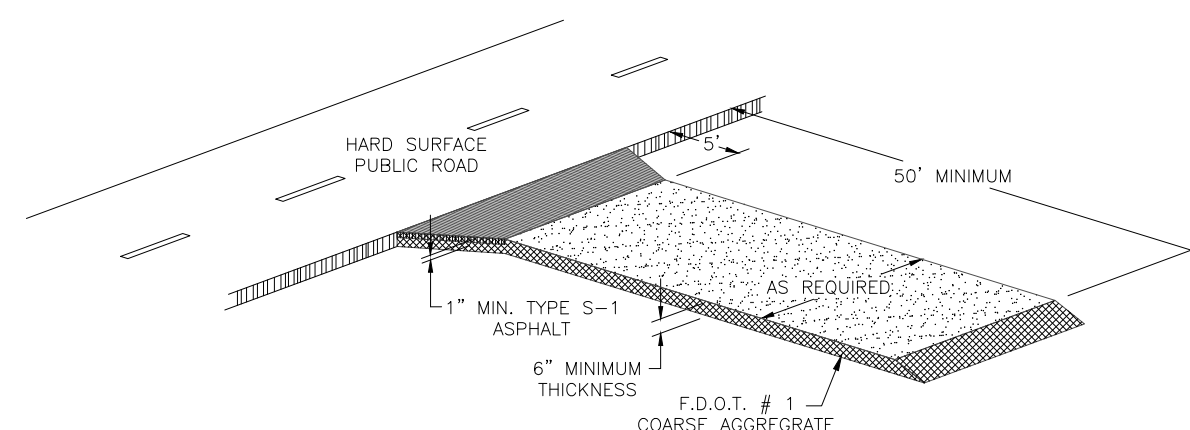


SECTION B-B

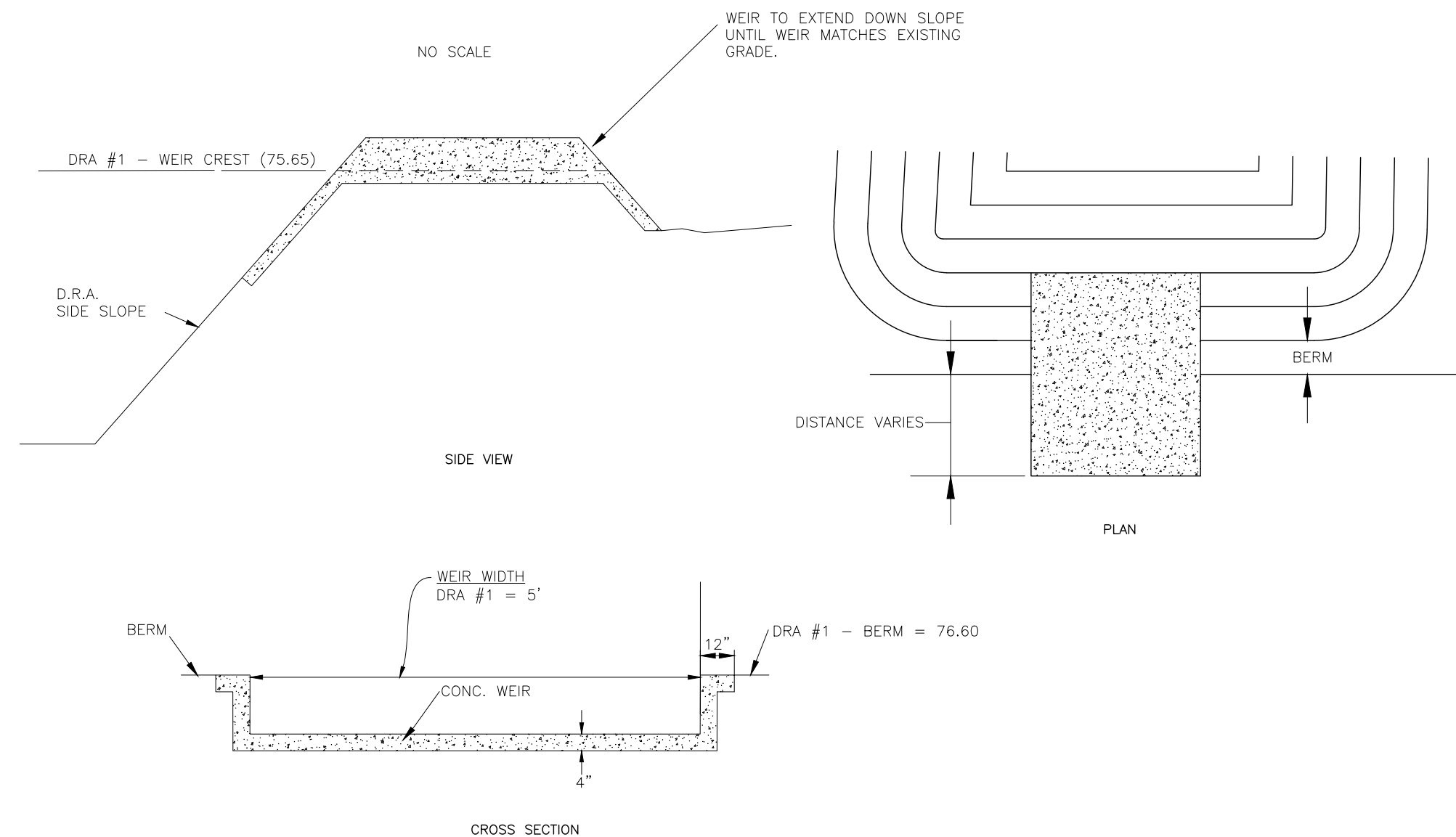


**MITERED END SECTION W/
ENERGY DISSIPATORS DETAIL**

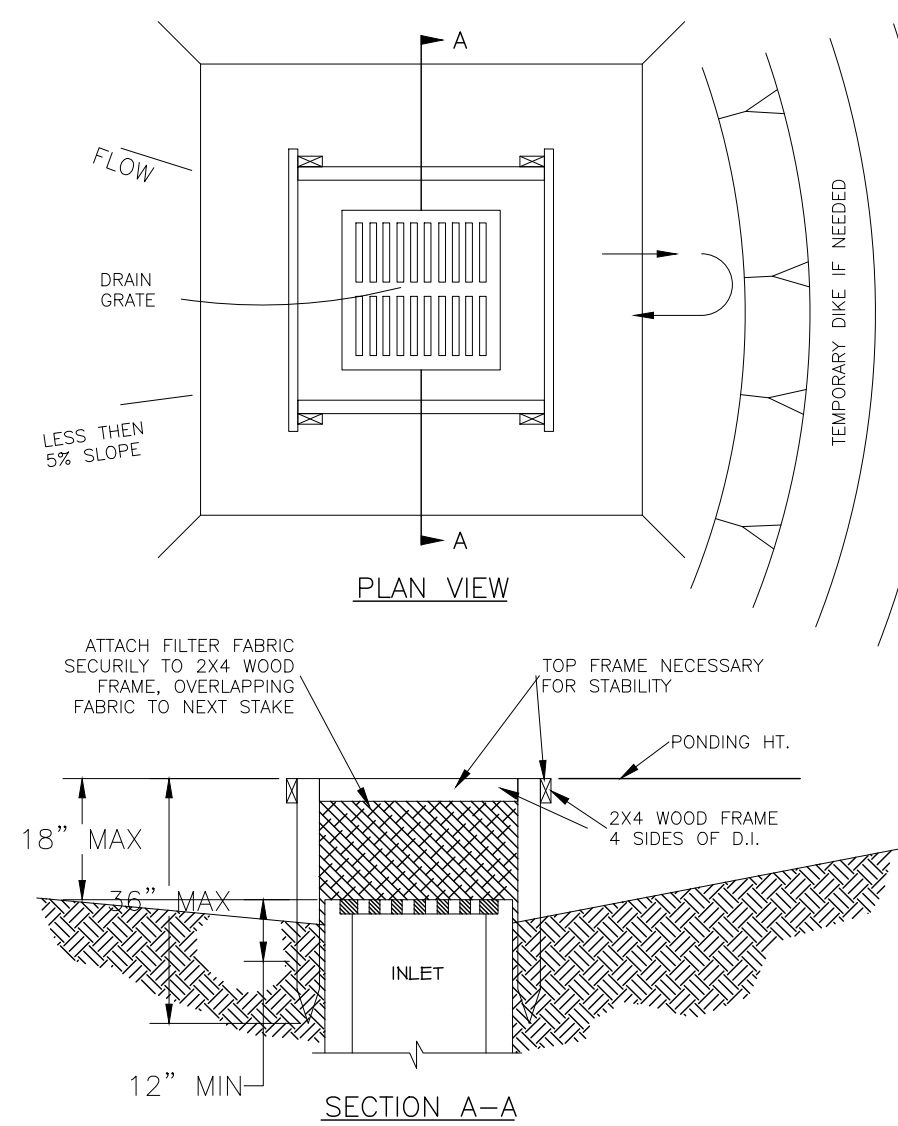
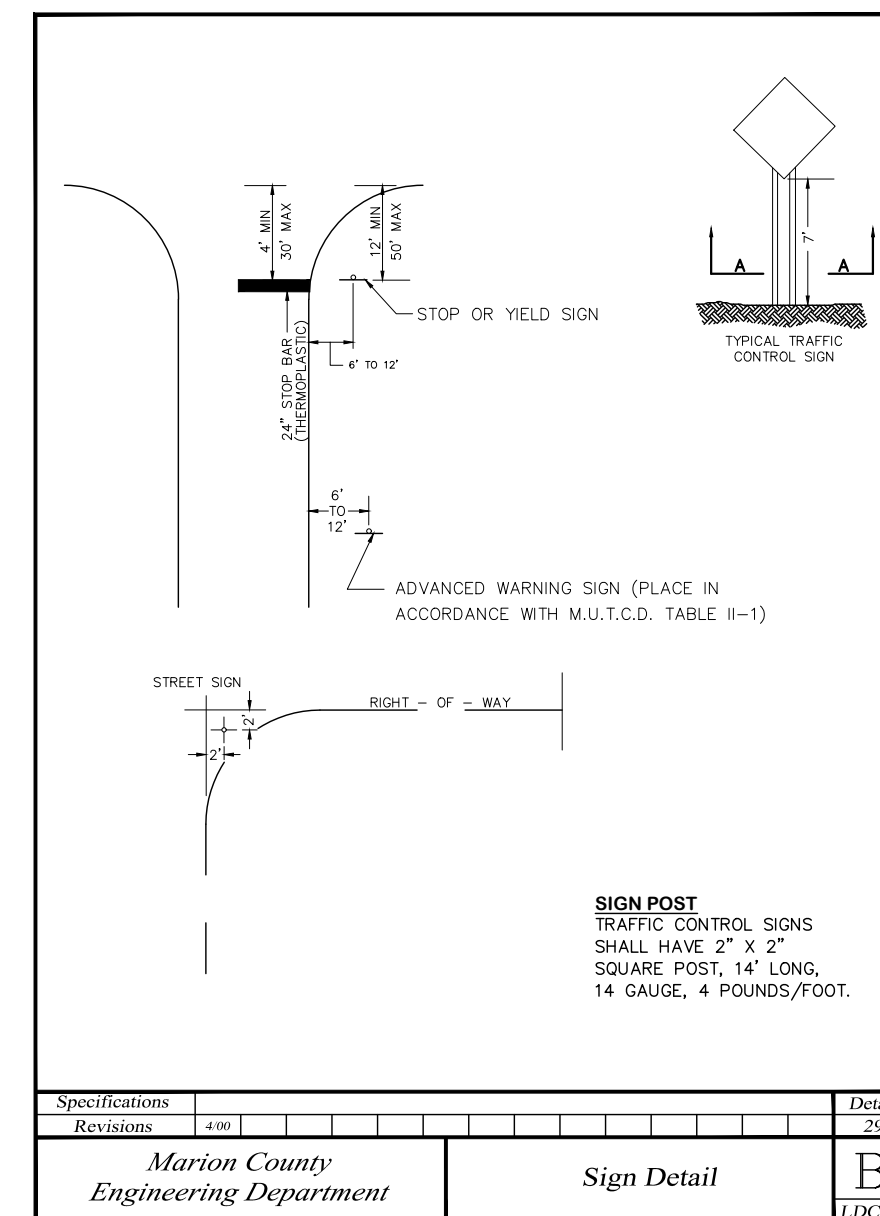
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N.T.S



N.T.S.



NOTES

- NOTES:
- | | |
|--|--|
| 1. INLET SEDIMENT BARRIERS ARE TO BE USED FOR SMALL, NEARLY LEVEL DRAINAGE AREAS. (LESS THAN 5%) | 4. THE TOP OF THE FRAME (PONDING HEIGHT) MUST BE WELL BELOW THE GROUND ELEVATION DOWNSLOPE TO PREVENT RUNOFF FROM BY-PASSING THE INLET. A TEMPORARY DIKE MAY BE NECESSARY ON THE DOWNSLOPE SIDE OF THE STRUCTURE. |
| 2. USE 2X4 WOOD OR EQUIVALENT METAL STAKES, (3 FT. MIN. LENGTH) | |
| 3. INSTALL 2X4 WOOD TOP FRAME TO INSURE STABILITY. | |

THESE DOCUMENTS AS INSTRUMENTS OF SERVICE REMAIN THE PROPERTY OF ABSHIER ENGINEERING, INC. AND NO PART THEREOF MAY BE USED OR REPRODUCED IN ANY FORM WITHOUT WRITTEN PERMISSION.

[illegible]

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FAX: (352) 245-8597

MAJOR SITE PLAN
DARWIN FIGUEROA
MARION COUNTY, FLORIDA

DATE 2/20/21
DRAWN BY R.E.A.
CHKD BY R.E.A.

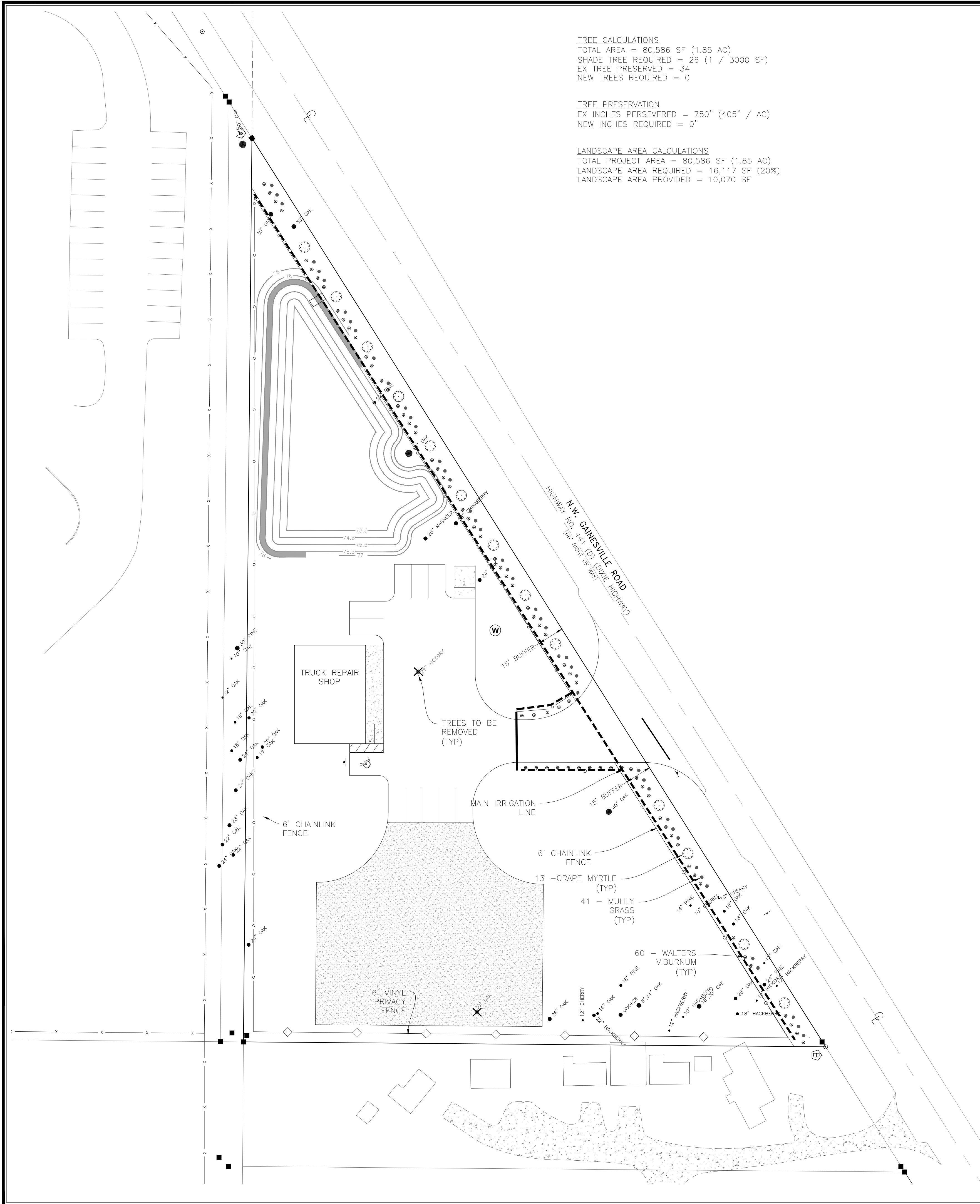
EDWARD ABSHIER JR., P.E. #53961
DATE: March 16, 2021

SHT. 6 OF 6

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LANDSCAPE PLAN
MAJOR SITE PLAN
DARWIN FIGUEROA
MARION COUNTY, FLORIDA

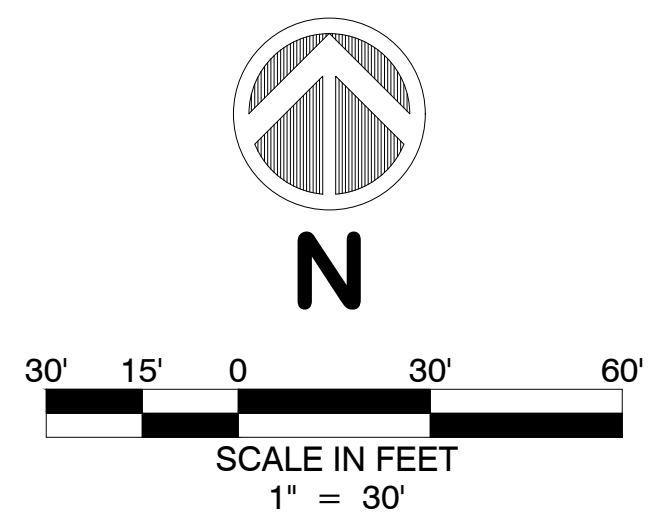
EDWARD ABSHIER JR., P.E. #53961
DATE: March 16, 2021



TREE CALCULATIONS
TOTAL AREA = 80,586 SF (1.85 AC)
SHADE TREE REQUIRED = 26 (1 / 3000 SF)
EX TREE PRESERVED = 34
NEW TREES REQUIRED = 0

TREE PRESERVATION
 EX INCHES PERSEVERED = 750" (405" / AC)
 NEW INCHES REQUIRED = 0"

LANDSCAPE AREA CALCULATIONS
TOTAL PROJECT AREA = 80,586 SF (1.85 AC)
LANDSCAPE AREA REQUIRED = 16,117 SF (20%)
LANDSCAPE AREA PROVIDED = 10,070 SF



TREE/PLANT SCHEDULE			
COMMON NAME	BOTANICAL NAME	SIZE	QUANTITY
SHADE TREES			
ALLEE ELM	ULMUS CHINENSIS	.	.
LIVE OAK	QUERCUS VIRGINIA	3.5" CALIPER	.
		.	.
		.	.
		.	.
ORNAMENTAL TREES			
CRAPE MYRTLE	LAGERSTROEMIA INDICA – MAUVE	15 GAL. – 4'-5" HT.	11
LITTLE GEM MAGNOLIA	MAGNOLIA GRANDIFLORA	.	.
		.	.
SHRUBS & GRASSES			
WINTER GEM BOXWOOD	BUXUS MICRO PHYLLA	.	.
JAPANESE YEW	TAXUS CUSPIDATA	.	.
MUHYL GRASS	MUHLenbergia CAPILLARIS	3 GAL. – 24" HT.	41
WALTER'S VIBURNUM	VIBURNUM OBOVATUM	3 GAL. – 24" HT.	60

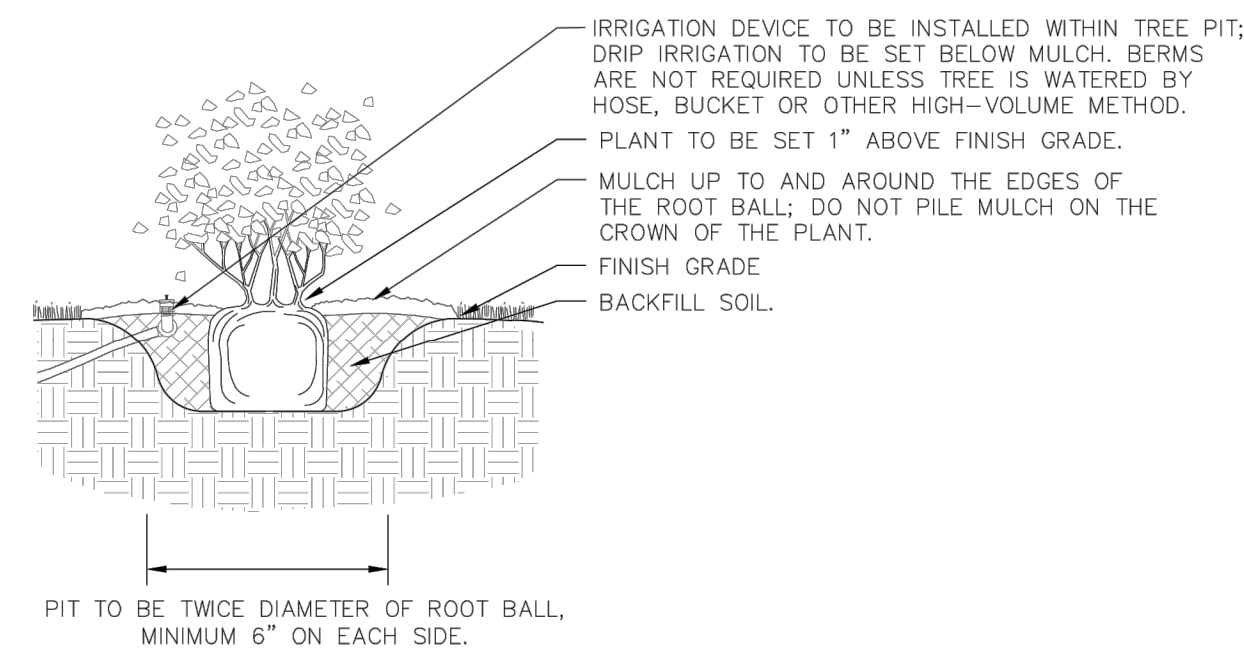
LANDSCAPE NOTES:

1. SIMPLE DRIP IRRIGATION SYSTEM TO BE CONNECTED TO A SIMPLE BATTERY OPERATED TIMER UNTIL PLANTS ARE ESTABLISHED. DROUGHT TOLERANT PLANTS BEING INSTALLED SHOULD NOT REQUIRE IRRIGATION AFTER THEY ARE ESTABLISHED.
2. IRRIGATION AS-BUILTS WILL BE PROVIDED AT PROJECT COMPLETION.
3. ALL DISTURBED AREAS TO BE SODDED WITH ARGENTINE BAHIA SOD.
4. ALL PLANT MATERIAL TO BE FLORIDA GRADE #1.
5. ALL PLANT BEDS SHALL USE PINE STRAW MULCH.
6. HANDWORK TO MAINTAIN LANDSCAPE AS APPROVED IN PERPETUITY.
7. 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.

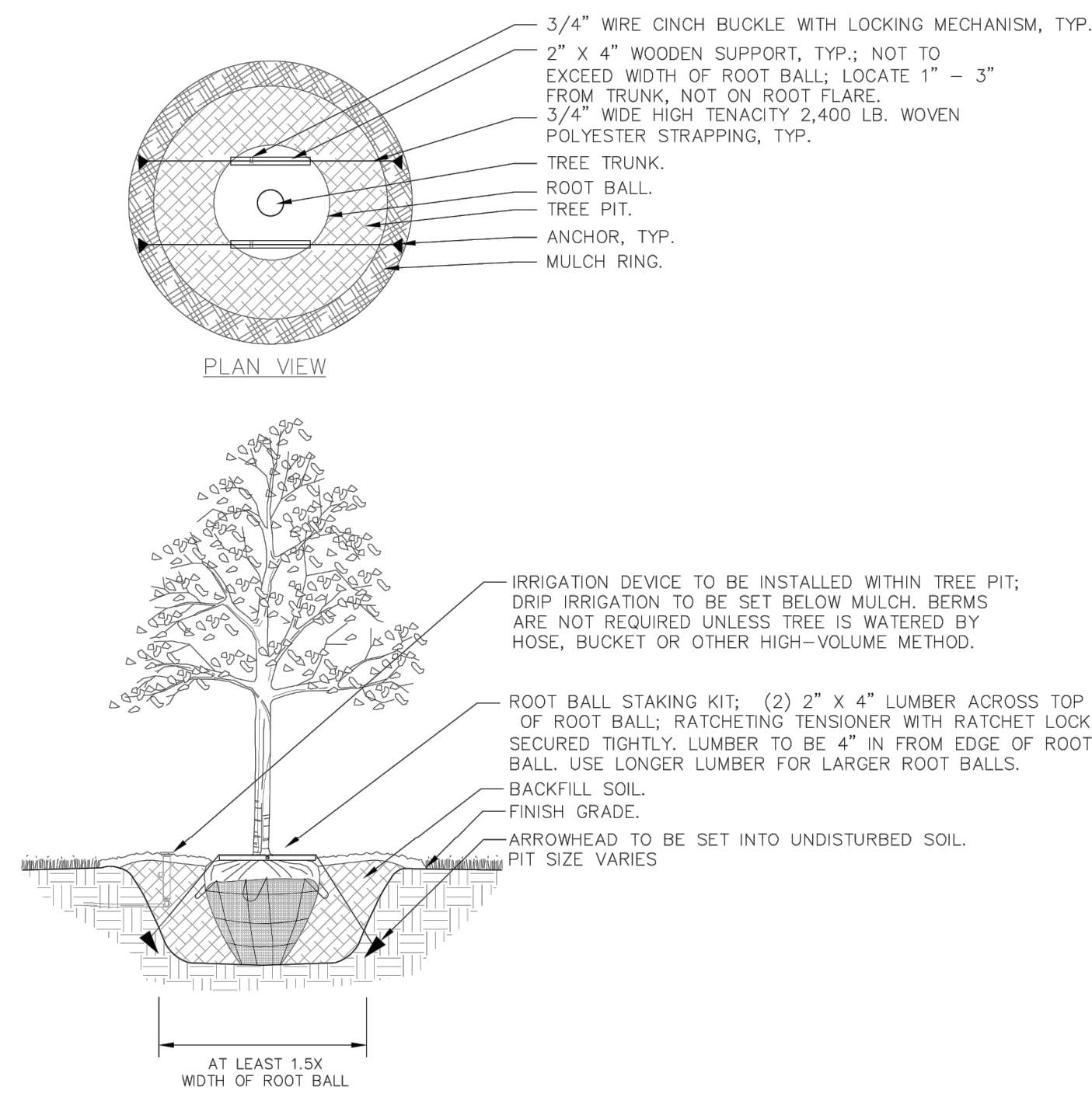
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LANDSCAPE DETAILS

EDWARD ABSHIER JR., P.E. #53961
DATE: March 16, 2021

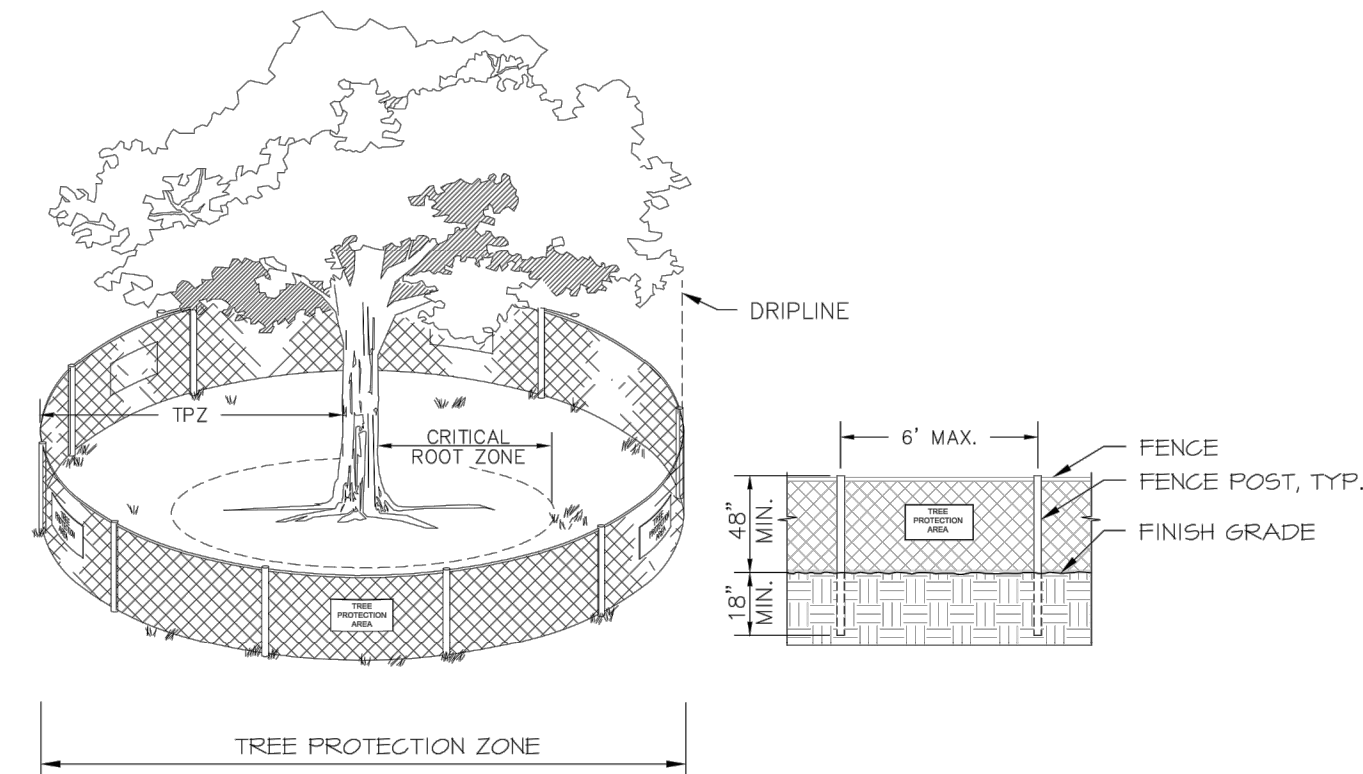


SHRUB INSTALLATION



TREE INSTALLATION WITH ROOT BALL KIT
(TREES OVER 10' HEIGHT AT INSTALLATION AND
WITHIN PUBLICLY USED AREAS)

SET TREE AND APPLY MULCH PER TREE PLANTING PIT DETAIL



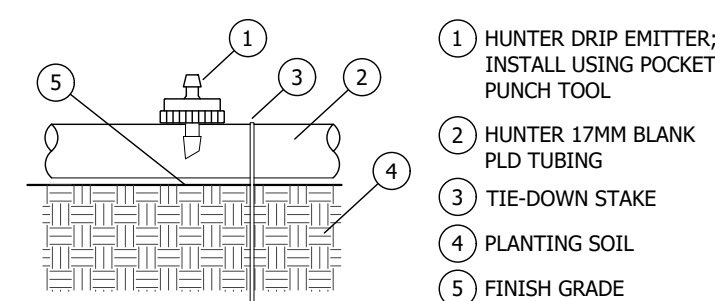
TREE PROTECTION DETAIL

NOTES:

1. TREE PROTECTION BARRICADES SHALL BE INSTALLED AROUND ALL PROTECTED TREES AND GROUPS OF TREES PRIOR TO ANY CLEARING OR GRADING OPERATIONS, INCLUDING THE REMOVAL OF OTHER TREES.
2. FOR LARGE GROUPS OF TREES, BARRICADES MAY BE PLACED BETWEEN THE PROTECTED TREES AND THE CONSTRUCTION ACTIVITY AREA.
3. BARRICADES SHALL BE MADE OF RIGID MATERIAL CAPABLE OF SURVIVING FOR THE DURATION OF THE CONSTRUCTION.
4. BARRICADES SHALL BE INSPECTED WEEKLY DURING THE DURATION OF CONSTRUCTION AND REPAIRED/REINSTALLED AS REQUIRED.
5. CLEANING OF EQUIPMENT OR MATERIAL OR THE DISPOSAL OF WASTE MATERIALS, INCLUDING BUT NOT LIMITED TO PAINT, OIL, PAINT SOLVENTS, ASPHALT, CONCRETE, AND MORTAR WITHIN THE TREE PROTECTION ZONE (TPZ) OF ANY TREE IS NOT ALLOWED.
6. THE MOVEMENT OF EQUIPMENT OR STORAGE OF EQUIPMENT, MATERIALS, DEBRIS, OR FILL WITHIN THE TPZ OF ANY TREE IS NOT ALLOWED.
7. IF A TREE IS NOT PERMITTED FOR REMOVAL IS DESTROYED, OR RECEIVES MAJOR DAMAGE DURING CONSTRUCTION, WITH THE EXCEPTION OF NATURAL EVENTS, SO AS TO PLACE ITS LONG TERM SURVIVAL IN QUESTION, MUST BE REPLACED AT AN INCH-TO-INCH BASIS OF THE TOTAL (COMBINED) DBH OF THE TREE(S) DESTROYED OR DAMAGED. THE REPLACEMENT TREE(S) SHALL BE OF COMPARABLE SPECIES OF THE DESTROYED OR DAMAGED TREE(S) WITH A MINIMUM SIZE OF 3 1/2" CALIPER.
8. REQUIRED SIGNS SHALL STATE "TREE PROTECTION ZONE".

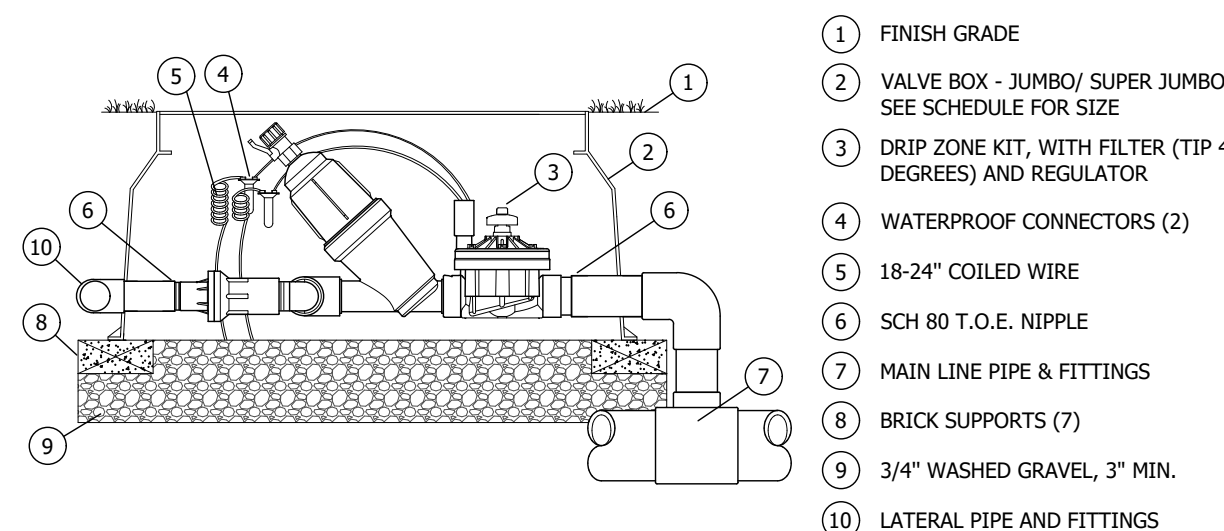
IRRIGATION NOTES

- A. THE CONTRACTOR SHALL BE RESPONSIBLE FOR:
1. FOLLOWING ALL APPLICABLE CODES AND REGULATIONS CONCERNING THE WORK, WHETHER THEY ARE IMPLIED OR STIPULATED IN THE CONSTRUCTION DOCUMENTS.
 2. REPORTING AND REPAIRING ANY DAMAGE CAUSED BY HIS WORK OR ACTIONS.
 3. MAINTAINING THE JOBSITE IN A CLEAN, PROFESSIONAL AND WORKMANLIKE MANNER.
 4. COORDINATION WITH ALL OTHER ASPECTS OF THE JOB AFFECTING THE FINISHED CHARACTER, INCLUDING ADJUSTMENTS TO HEAD AND PIPE LOCATIONS IF REQUIRED.
 5. COMPLETING THE WORK IN A CONTINUOUS AND FLUID MANNER UNTIL IT IS COMPLETE, FROM SITE PREPARATION THROUGH FINAL WALK THROUGH AND TURNOVER.
 6. REVIEWING THE SITE AS A WHOLE TO DETERMINE IF ANY ASPECTS OF THE PLAN(S) PRESENT A CONFLICT WITH THE SITE CONDITIONS. ANY CONFLICTS SHALL BE BROUGHT TO THE LANDSCAPE ARCHITECT IMMEDIATELY.
 7. OBSERVING AND REPORTING ANY CONDITIONS WHICH WOULD AFFECT THE PERFORMANCE OF THE IRRIGATION SYSTEM(S) TO INCLUDE WATER QUALITY.
- B. THE SCOPE OF WORK SHALL INCLUDE:
1. PROVIDING A DESIGN/BUILD IRRIGATION SYSTEM BASED ON THE PERFORMANCE SPECIFICATIONS AND DETAILS AS PROVIDED IN THE CONSTRUCTION DOCUMENTS.
 2. PRESENTATION OF SUBMITTALS AND SAMPLES OF MATERIALS AS REQUIRED.
 3. SUBMITTAL OF A WRITTEN GUARANTEE INCLUDING ALL MANUFACTURER'S WARRANTIES.
 4. SUPPLY OF MATERIAL OF THE SPECIFIED TYPE, SIZE, AND QUANTITY.
 5. PROVIDE A PROPERLY BALANCED IRRIGATION SYSTEM WHICH DELIVERS ADEQUATE WATER TO THE IRRIGATED AREAS WITHOUT APPLYING ANY WATER TO IMPERVIOUS AREAS.
- C. THE IRRIGATION SYSTEM PROVIDED BY THE CONTRACTOR SHALL COVER THE IRRIGATION PROJECT AREA/ LIMITS AS IDENTIFIED ON THE PLANS, OR AS APPROVED BY THE OWNER. THE AREA SHALL BE 100% IRRIGATED WITH BALANCED HEAD TO HEAD COVERAGE, USING SEPARATE ZONES FOR TURF AND TREES/ SHRUBS. THE IRRIGATION SYSTEM SHALL BE EQUIPPED WITH AN AUTOMATIC CONTROLLER, AUTOMATIC RAIN CUT-OFF SWITCH, AND BACK-FLOW PREVENTION.
- D. THE LANDSCAPE ARCHITECT IS RESPONSIBLE FOR ENSURING THAT WORK MEETS ALL REQUIREMENTS AS OUTLINED IN THE SPECIFICATIONS AND PLANS, IMPLIED OR STIPULATED. THE CONTRACTOR SHALL PROVIDE FOR ALL WORK AND MATERIALS REQUIRED IN ANY - ANY WORK THAT DOES NOT IS NOT SUBJECT TO REPLACEMENT BY THE CONTRACTOR AT CONTRACTOR'S EXPENSE.
- E. ALL IRRIGATION INSTALLATION/ MAINTENANCE PROFESSIONALS SHALL BE LICENSED AND CERTIFIED IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.
- F. ALL IRRIGATION INSTALLATION/ MAINTENANCE SHALL BE PERFORMED IN ACCORDANCE WITH THE FLORIDA-FRIENDLY BEST MANAGEMENT PRACTICES FOR PROTECTION OF WATER RESOURCES BY THE GREEN INDUSTRIES.
<http://ff.ifas.ufl.edu>



HUNTER Emitter with Tubing on Grade

NOT TO SCALE



HUNTER DRIP CONTROL KIT

NOT TO SCALE

IRRIGATION WATERING RESTRICTIONS, NON-RESIDENTIAL

1. IRRIGATION IS NOT ALLOWED BETWEEN 10:00 A.M. AND 4:00 P.M.
2. WHEN DAYLIGHT SAVINGS TIME IS IN EFFECT, NON-RESIDENTIAL LANDSCAPE IRRIGATION MAY OCCUR ONLY ON TUESDAY OR WEDNESDAY.
3. WHEN EASTERN STANDARD TIME IS IN EFFECT, NON-RESIDENTIAL LANDSCAPE IRRIGATION MAY OCCUR ONLY ON TUESDAY.
4. FOR EACH DAY THAT IRRIGATION OCCURS, NO MORE THAN THREE-QUARTER INCH (3/4") OF WATER MAY BE APPLIED PER IRRIGATION ZONE, AND IN NO EVENT SHALL AN IRRIGATION ZONE OPERATE FOR MORE THAN ONE HOUR.
5. ALL LANDSCAPE IRRIGATION SHALL BE LIMITED IN AMOUNT TO THAT WHICH IS NECESSARY TO MEET LANDSCAPE ESTABLISHMENT AND NEEDS.

NOTE: IRRIGATION OF A NEW LANDSCAPE IS ALLOWED AT ANY TIME OF DAY FOR THE INITIAL THIRTY (30) DAYS, AND EVERY OTHER DAY FOR THE NEXT THIRTY (30) DAYS, FOR A TOTAL OF ONE SIXTY (60) DAY PERIOD.

IRRIGATION SCHEDULE

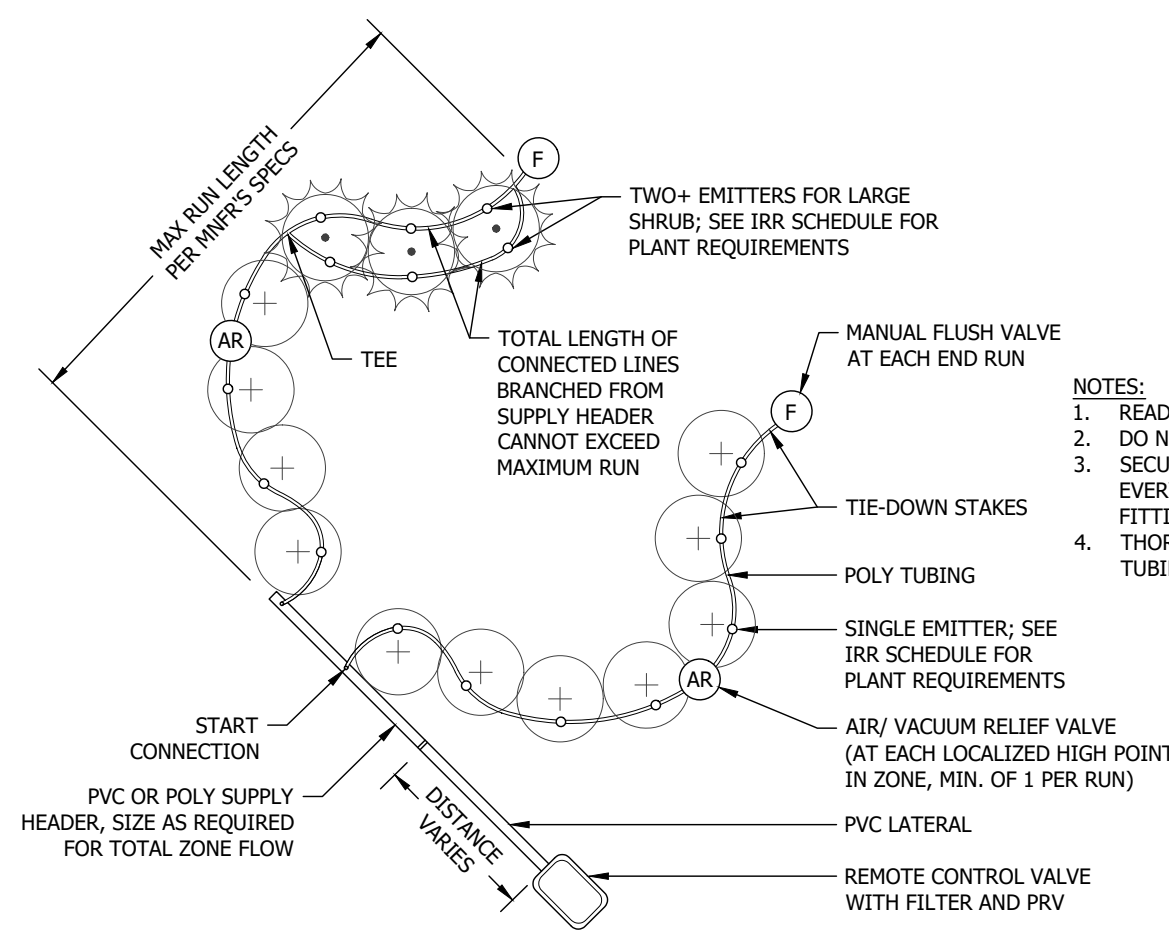
<u>MANUFACTURER / MODEL</u>	<u>TYPE</u>	<u>ARC</u>	<u>PSI</u>	<u>GPM*</u>
Hunter PCB-50 (1 bubbler per tree)	Trickle	TREE	15-70 psi	1 @ 0.50 gpm

Bed planting area to Receive POINT SOURCE IRRIGATION

Hunter HE point source emitters at each plant:
HE-20-B (red; 2 gph) = 1 assigned to each 3 gal plant

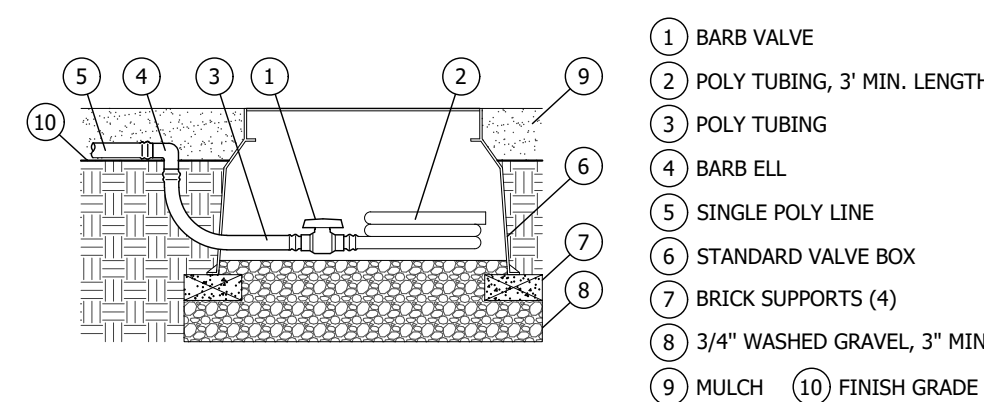
Lateral line to emmiters = Hunter blank tubing PLD-BLNK 17mm

Notes: Pierce blank tubing with emitters at each plant



POINT-SOURCE IRRIGATION - SINGLE RUN LAYOUT

NOT TO SCALE



MANUAL FLUSH VALVE - POLY END RUN

NOT TO SCALE

LATERAL ZONE LINE PIPE SIZING DOWNSTREAM
OF EACH ZONE VALVE
(UNLESS OTHERWISE NOTED ON THESE PLANS)

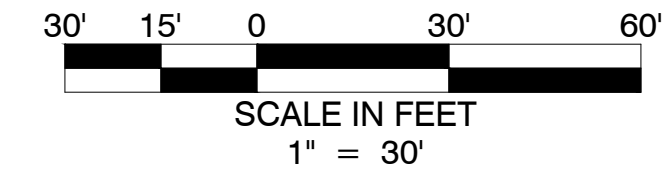
THE BELOW GUIDE GIVES A GENERAL OUTLINE FOR LATERAL ZONE LINE PIPE SIZING. SIZING SHOULD BE STARTED FROM THE FURTHEST MOST EXTREMITIES OF EACH ZONE AND WORKED BACK TO THE ZONE VALVE. CARE SHOULD BE TAKEN TO TOTAL EACH INTERSECTION OF LATERAL ZONE LINE TO KEEP AN ACCURATE ACCOUNT OF GPM ALL THE WAY BACK TO THE VALVE. THE GPM FOR EACH ZONE IS GIVEN AT EACH VALVE CALL-OUT ON THE PLANS.

GALLONS PER MINUTE (GPM)	APPROPRIATE PIPE SIZE
0-10 GPM	3/4" PVC
11-16 GPM	1" PVC
17-25 GPM	1 1/4" PVC
26-35 GPM	1 1/2" PVC
36-55 GPM	2" PVC

- NOTES:**
1. READ AND FOLLOW ALL MNFR'S SPECS.
 2. DO NOT EXCEED 5 FPS WITHIN TUBING.
 3. SECURE TUBING WITH TIE-DOWN STAKES EVERY 5' MAX AND WITHIN 1' OF ALL FITTING OUTLETS, PER MNFR'S SPECS.
 4. THOROUGHLY FLUSH LATERALS AND ALL TUBING PRIOR TO FINAL CONNECTIONS.

7. CONTRACTOR TO INSTALL SILT FENCE PRIOR TO BEGINNING ANY CONSTRUCTION ACTIVITIES.
8. AFTER FINAL GRADING IS COMPLETE IN ANY PORTION OF THE PROJECT IS COMPLETE, CONTRACTOR SHALL STABILIZE GROUND WITHIN 7 DAYS OF ACHIEVING THE FINAL GRADE.
9. CONTRACTOR SHALL WATER SITE IF DUST BECOMES A NUISANCE DURING CONSTRUCTION.

CONTRACTOR SHALL DEVELOP AND IMPLEMENT A PLAN TO ASSURE THAT ALL WASTE, SUCH AS DISCARDED BUILDING MATERIALS, CONCRETE TRUCK WASH-OUT, CHEMICALS, LITTER AND SANITARY WASTE, ARE PROPERLY CONTROLLED WHILE ON-SITE AND TRANSPORTED AND DISPOSED OF (OFF-SITE) IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS. NO WASTE MATERIALS OF ANY KIND ARE PERMITTED TO BE BURIED ON-SITE OR DISCHARGED TO SURFACE WATERS OF THE STATE OR TO THE CITY'S STORM WATER SYSTEM.

[illegible]

ABSCHIER ENGINEERING, INC.
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BELLEVUE, FL 34421-2770 FAX: (352) 245-8597

SWPPP PLAN
MAJOR SITE PLAN
DARWIN FIGUEROA
MARION COUNTY, FLORIDA

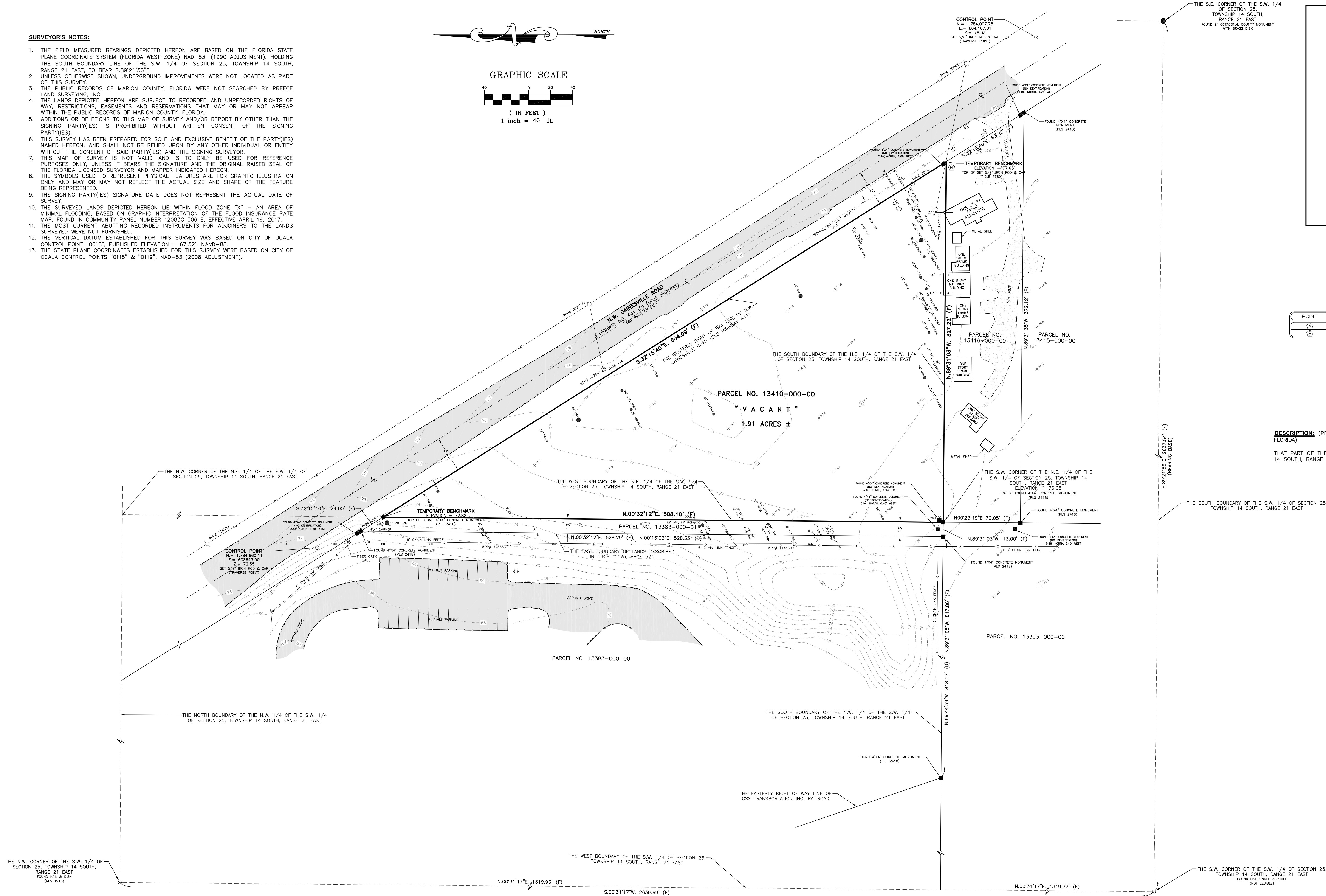
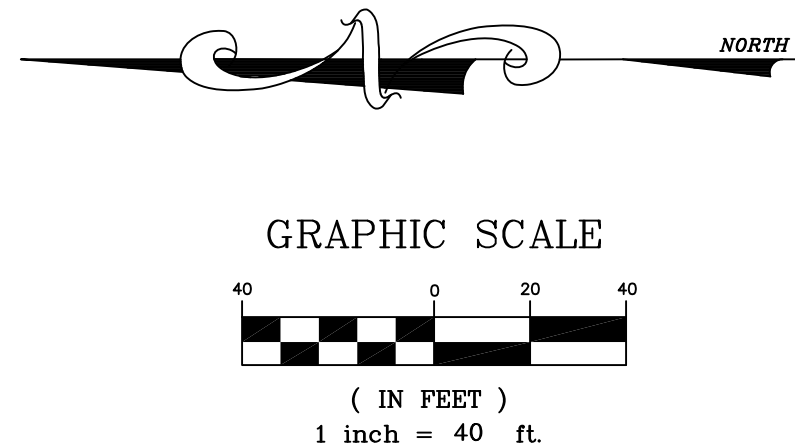
DATE 2/20/21
DRAWN BY R.E.A.
CHKD BY R.E.A.

DATE: March 16, 2021

PAGE 1 OF 1

SURVEYOR'S NOTES:

1. THE FIELD MEASURED BEARINGS DEPICTED HEREON ARE BASED ON THE FLORIDA STATE PLANE COORDINATE SYSTEM (FLORIDA WEST ZONE) NAD-83, (1990 ADJUSTMENT), HOLDING THE SOUTH BOUNDARY LINE OF THE S.W. 1/4 OF SECTION 25, TOWNSHIP 14 SOUTH, RANGE 26 EAST, TO BEAR S.89°11'56"E.
2. THERE ARE NO OTHER SURFACE OR UNDERGROUND IMPROVEMENTS NOT LOCATED AS PART OF THIS SURVEY.
3. THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA WERE NOT SEARCHED BY PRECEE LAND SURVEYING, INC.
4. THE LANDS DEPICTED HEREON ARE SUBJECT TO RECORDED AND UNRECORDED RIGHTS OF WAY, RESTRICTIONS, EASEMENTS AND RESERVATIONS THAT MAY OR MAY NOT APPEAR WITHIN THE PUBLIC RECORDS OF MARION COUNTY, FLORIDA.
5. THIS SURVEY OR DELETION TO THIS TYPE OF SURVEY ARISING FROM REPORT BY OTHER THAN THE SIGNING PARTY(IES) IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY(IES).
6. THIS SURVEY HAS BEEN PREPARED FOR SOLE AND EXCLUSIVE BENEFIT OF THE PARTY(IES) NAMED HEREON, AND SHALL NOT BE RELIED UPON BY ANY OTHER INDIVIDUAL OR ENTITY OTHER THAN THE CONTRACTOR(S) SAID PARTY(IES).
7. THIS MAP OF SURVEY IS NOT VALID AND IS TO ONLY BE USED FOR REFERENCE PURPOSES ONLY, UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF THE FLORIDA LICENSED SURVEYOR AND MAPPER INDICATED HEREON.
8. THIS MAP IS NOT INTENDED TO REPRESENT PHYSICAL FEATURES AND/OR GRAPHIC ILLUSTRATION ONLY AND MAY OR MAY NOT REFLECT THE ACTUAL SIZE AND SHAPE OF THE FEATURE BEING REPRESENTED.
9. THE SIGNING PARTY(IES) SIGNATURE DATE DOES NOT REPRESENT THE ACTUAL DATE OF SURVEY.
10. THE SURVEYED LANDS DEPICTED HEREON LIE WITHIN FLOOD ZONE "X" - AN AREA OF MINIMAL FLOODING, BASED ON GRAPHIC REPRESENTATION OF THE FLOOD INSURANCE RATE MAP, FOUND IN COMMUNITY FLOOD INSURANCE NUMBER 12083C 506 E, EFFECTIVE APRIL 19, 2017.
11. THERE ARE NO CURRENTLY RECORDING INSTRUMENTS FOR ADJUNCTIONS TO THE LANDS SURVEYED WERE NOT FURNISHED.
12. THE VERTICAL DATUM ESTABLISHED FOR THIS SURVEY WAS BASED ON CITY OF OCALA AT 100' MSL. NAVD-83 ELEVATION = 67.52', NAVD-88.
13. THE STATE PLANE COORDINATES ESTABLISHED FOR THIS SURVEY WERE BASED ON CITY OF OCALA CONTROL POINTS "0118" & "0119", NAD-83 (2008 ADJUSTMENT).



STATE PLANE COORDINATES			
POINT	NORTHING (Y)	EASTING (X)	SCALE FACTOR
A	1784600.2581	603671.7861	0.999944334
B	1784089.4247	603994.2352	0.999944296

DESCRIPTION: (PER O.R. BOOK 6991, PAGE 1892, PUBLIC RECORDS OF MARION COUNTY, FLORIDA)

THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 14 SOUTH, RANGE 21 EAST, MARION COUNTY, FLORIDA, LYING WEST OF HIGHWAY NO. 441.

(P) = PLAT DIMENSION	TBM = TEMPORARY BENCHMARK	⊗ = WELL	⊕ = HOSE BIBB
(F) = FIELD MEASUREMENT	RCP = REINFORCED CONCRETE PIPE	⊗ = TRAFFIC CONTROL BOX	⊕ = BURIED CABLE MARKER
(D) = DEED DIMENSION	CMP = CORRUGATED METAL PIPE	⊗ = WATER METER	⊕ = GREASE TRAP
(C) = CALCULATED DIMENSION	VCP = VITRIFIED CLAY PIPE	⊗ = TELEPHONE RISER BOX	⊕ = SANITARY MANHOLE
(X) = EXCEPTION DIMENSION	PVC = POLYVINYL CHLORIDE	⊗ = ELECTRIC BOX	⊕ = STORM DRAINAGE MANHOLE
R/W = RIGHT OF WAY LINE	HVC = HIGH DENSITY POLYETHYLENE	⊗ = CALLED TV RISER BOX	⊕ = TELEPHONE MANHOLE
CH = CHORD BEARING	OU = OVERHEAD UTILITY(IES)	⊗ = IRRIGATION CONTROL BOX	⊕ = STORM INLET
OB = OFFICIAL RECORDS BOOK	FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION	⊗ = WOOD POWER POLE	⊕ = CENTERLINE
PC = POINT OF CURVATURE	BP = BACKFLOW PREVENTER	⊗ = GUY ANCHOR	⊕ = MONITORING WELL
PCP = POINT OF REVERSE CURVATURE	A/C = AIR CONDITIONER	⊗ = FIRE HYDRANT	⊕ = LIGHT POLE
PT = POINT OF TANGENCY	FOCM = FIBER OPTIC CABLE MARKER	⊗ = FIRE DEPARTMENT CONNECTION	⊕ = SIGN POST
LC = LICENSED BUSINESS	PRM = PERMANENT REFERENCE MONUMENT	⊗ = WATER VALVE	⊕ = MALBOX
LS = LICENSED SURVEYOR	PCP = PERMANENT CONTROL POINT	⊗ = SEWER VALVE	⊕ = SANITARY CLEAN-OUT
FE = FINISHED FLOOR ELEVATION	PSM = PROFESSIONAL SURVEYOR & MAPPER	⊗ = SET 5/8" IRON ROD & CAP - LB 7389	⊕ = BROKEN LINE, NOT DRAWN TO SCALE
TRB = TELEPHONE RISER BOX	PLS = PROFESSIONAL LAND SURVEYOR	⊗ = FOUND 5/8" IRON ROD & CAP	⊕ = DEFICITS CONCRETE
WPP = WOOD POWER POLE	RLS = REGISTERED LAND SURVEYOR	⊗ = FOUND 4"x4" CONCRETE MONUMENT	
OSP = OVERHEAD POWER POLE	IDENTIFICATION	⊗ = SET 4"x4" CONCRETE MONUMENT	
MP = METAL POWER POLE	NO. = NUMBER	⊗ = FOUND 8" OCTAGONAL CONCRETE MONUMENT	



STATE CERTIFIED SDVBE

BOUNDARY & TOPOGRAPHIC SURVEY
FOR:
ABSHIER ENGINEERING



BELLWETHER PROFESSIONAL PARK
2201 S.E. 30TH AVENUE, SUITE 102
OCALA, FL 34471
PHONE: (352) 351-0091
FAX: (352) 351-0093 FAX
EMAIL: glenn@psinc.us

(LICENSED BUSINESS NO. 7389)

SURVEYOR'S CERTIFICATION

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE STANDARDS
OF PRACTICE ESTABLISHED IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE
CODE, FOR A BOUNDARY & TOPOGRAPHIC SURVEY.

DATE _____

GLEN H. PREECE, JR., P.S.M. - LS 5427

DATE OF FIELD SURVEY: OCTOBER 5, 2020

DRAWN: J.R.C.		REVISIONS		BY	DATE
CHECKED: G.H.P.					
F.B.	PAGES				
103	51-54				
FILE INFO: 25-14-21					
SCALE: 1" = 40'		COPYRIGHT © 2020	JOB ORDER # 20-089		