

CONSTRUCTION PLANS

LKQ BONIFAY ADDITION

2497 PANHANDLE LANE

BONIFAY, FL 32425

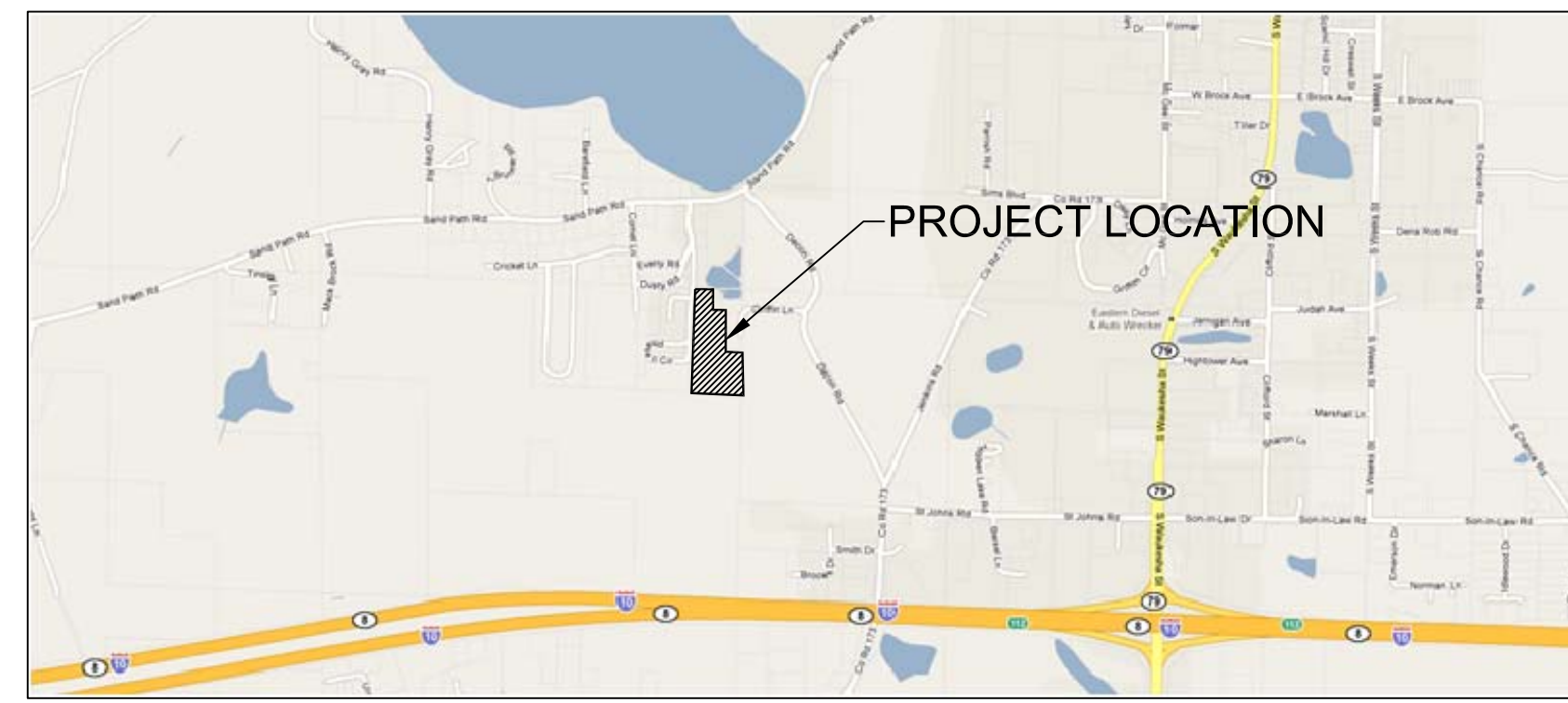
PARCEL NO. 1011.00-000-000-014.000

STR: 11/4N/15W

PREPARED FOR:

DAMRON HOLDING COMPANY, LLC
4950 W HWY 486
CRYSTAL RIVER, FL 34423

SHEET	DESCRIPTION
C-1	COVER SHEET
C-2	SITE / LANDSCAPE PLAN
C-3	GRADING AND DRAINAGE PLAN
C-4	BASIN MAP
C-5	SURVEY



VICINITY MAP

GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL PERMITS FROM THE OWNER PRIOR TO COMMENCEMENT OF CONSTRUCTION AND THOROUGHLY REVIEWING AND UNDERSTANDING ALL PERMIT CONDITIONS. ALL WORK SHALL COMPLY WITH THE REQUIREMENTS OF THE PERMITS. ANY ADDITIONAL CONSTRUCTION BUILDING PERMITS REQUIRED TO EXECUTE/COMPLETE THE WORK SHOWN IN THESE DOCUMENTS SHALL BE OBTAINED BY THE CONTRACTOR.
2. ALL CONSTRUCTION MATERIALS AND METHODS SHALL CONFORM TO THE LATEST EDITION OF HOLMES COUNTY LAND DEVELOPMENT CODE AND ALL HOLMES COUNTY TECHNICAL STANDARDS.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL WORK WITH SUBCONTRACTORS AND OTHER PUBLIC OR PRIVATE UTILITIES CONSTRUCTING FACILITIES WITHIN THE PROJECT LIMITS.
4. THE CONTRACTOR SHALL SOLID SOD ALL SLOPES STEEPER THAN 5:1 AND WITHIN COUNTY/FDOT RW, AND SEED AND MULCH ALL OTHER AREAS DISTURBED BY CONSTRUCTION. IT IS THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN SOD/SEED AND MULCH UNTIL STABILIZATION HAS OCCURRED.
5. CONTRACTOR SHALL CONTACT THE ENGINEER AND/OR OWNER PRIOR TO ANY CONSTRUCTION ACTIVITY THAT MAY DAMAGE OR OTHERWISE AFFECT TREES.
6. EXISTING UNDERGROUND UTILITY LINES SHOWN ON THE DRAWINGS WERE TAKEN FROM RECORD DRAWINGS AND DOCUMENTS FURNISHED BY OTHERS, AND NOT FIELD VERIFIED. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATION OF ALL UNDERGROUND UTILITIES WHICH MAY BE AFFECTED BY THE PROPOSED CONSTRUCTION, PRIOR TO ACTUAL CONSTRUCTION. THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED IF A CONFLICT EXISTS BETWEEN ACTUAL FIELD CONDITIONS AND THESE PLANS. CALL SUNSHINE STATE ONE CALL AT 1-800-432-4770 MIN. 48 HOURS BEFORE DIGGING.
7. THE CONTRACTOR SHALL COORDINATE ALL CONSTRUCTION, INCLUDING TESTING, WITH ENGINEER AND APPROPRIATE HOLMES COUNTY INSPECTORS IN ACCORDANCE WITH HOLMES COUNTY REQUIREMENTS.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ANY PERMITS THAT IS NOT PROVIDED BY THE ENGINEER OR OWNER. THESE PERMITS MAY BE ROAD CROSSING, ON-SITE PIPING PERMIT, UTILITY, SITE CLEARING, AND ALL PERMIT FROM THE GOVERNMENTAL AGENCIES HAVING JURISDICTION OVER THE PROJECT SITE.
9. THE CONTRACTOR SHALL REPLACE ALL EXIST. PAVING, STABILIZED EARTH, CURBS, SIDEWALKS, MAIL BOXES, DRIVEWAYS, FENCES, SIGNS, LIGHTS, CULVERTS, AND OTHER IMPROVEMENTS WITH THE SAME OR BETTER TYPE OF MATERIAL THAT WAS REMOVED DURING THE CONSTRUCTION OR AS DIRECTED BY THE ENGINEER.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR FURNISHING ALL FILED AND ACTUAL INFORMATION TO THE ENGINEER FOR THE PREPARATION OF RECORD DRAWINGS. A MARK-UP 'IN RED' SET OF PLANS SHALL BE AVAILABLE AT ALL TIME AT THE CONSTRUCTION SITE. FINAL FIELD CONDITIONS SHALL BE SURVEYED BY A LICENSE SURVEYOR. TEN CERTIFIED AS-BUILT SURVEYS SHALL BE FURNISHED TO THE ENGINEER AFTER THE FINAL INSPECTION.
11. ALL PAVEMENT SHALL MEET THE FOLLOWING REQUIREMENTS:
 - A. COMPACTED TO A DENSITY OF NOT LESS THAN 98% PER ASTM D 1557-70.
 - B. DENSITY TEST SHALL BE CONDUCTED EVERY 12" OF COMPACTED DEPTH OR AS DIRECTED BY THE ENGINEER.
12. THE INFORMATION PROVIDED IN THESE PLANS IS SOLELY TO ASSIST THE CONTRACTOR IN ASSESSING THE NATURE AND EXTENT OF THE CONDITIONS WHICH MAY BE ENCOUNTERED DURING THE COURSE OF WORK. ALL CONTRACTORS ARE DIRECTED, PRIOR TO BIDDING, TO CONDUCT WHATEVER INVESTIGATIONS THEY MAY DEEM NECESSARY TO ARRIVE AT THEIR OWN CONCLUSIONS REGARDING THE ACTUAL CONDITIONS THAT WILL BE ENCOUNTERED, AND UPON WHICH THEIR BIDS WILL BE BASED UPON.
13. WALLS FINISHED WITH STUCCO SHALL ALSO BE PAINTED. BUILDINGS ONLY FINISHED WITH PAINT SHALL NOT BE CONSIDERED ARCHITECTURALLY FINISHED.
14. EROSION / SEDIMENTATION CONTROL
CONTRACTOR IS TO PROVIDE EROSION CONTROL/SEDIMENTATION BARRIER (HAY BALES OR SILTATION CURTAIN) TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS AND WATERWAYS. IN ADDITION CONTRACTOR SHALL PLACE STRAW, MULCH OR OTHER SUITABLE MATERIAL ON GROUND IN AREAS WHERE CONSTRUCTION RELATED TRAFFIC IS TO ENTER AND EXIT THE SITE. IF, IN THE OPINION OF THE ENGINEER AND/OR LOCAL AUTHORITIES, EXCESSIVE QUANTITIES OF EARTH ARE TRANSPORTED OFF-SITE EITHER BY NATURAL DRAINAGE OR VEHICULAR TRAFFIC, THE CONTRACTOR IS TO REMOVE AND CLEAN TO THE SATISFACTION OF THE ENGINEER AND/OR AUTHORITIES.
15. NO STOCKPILING OF MATERIAL IN ROADWAY OR SIDEWALK; ALL DIRT AND DBRIS WILL BE REMOVED FROM JOB SITE DAILY. ROAD AND SIDEWALK TO BE SWEEPED DAILY AS PART OF DAILY CLEAN-UP.
16. ANY PORTION OF ROADWAY THAT SUSTAINS EXCESSIVE CONSTRUCTION RELATED DAMAGE, IN THE OPINION OF THE ENGINEER, SHALL BE REPAIRED AT CONTRACTOR EXPENSE IN A MANNER SPECIFIED BY THE ENGINEER AND AUTHORITY HAVING JURISDICTION OVER CONSTRUCTION SITE.



PAVING AND DRAINAGE CONSTRUCTION NOTES

1. GENERAL
ALL WORKMANSHIP, MATERIALS, AND EQUIPMENT SHALL BE IN ACCORDANCE WITH THE APPLICABLE PORTIONS OF THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT), STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, CURRENT ENGLISH EDITION, FDOT ROADWAY AND TRAFFIC DESIGN STANDARDS, LATEST EDITION AND HOLMES COUNTY, LATEST EDITION.
3. STORM DRAINAGE
GENERAL: UPON COMPLETION, ALL CULVERTS ARE TO BE AT GRADE, UNIFORM ALIGNMENT, FREE OF DEBRIS AND CLEAN.
CULVERT PIPE: PIPE FOR CULVERTS SHALL BE REINFORCED CONCRETE ALL PIPE SHALL BE CLASS III, UNLESS OTHERWISE SPECIFIED ON THE PLANS. ALL LIFTING HOLES ARE TO BE MORTARED CLOSED BEFORE BACKFILLING.
INLETS AND MANHOLES, DRAINAGE STRUCTURES SHALL BE CONSTRUCTED OF REINFORCED CONCRETE COMPLETE WITH FRAME AND COVERS.
4. REPORT OF SUBSURFACE CONDITIONS
THE ENGINEER DISCLAIMS ALL RESPONSIBILITY FOR FINDINGS AND INTERPRETATIONS EXPRESSED IN THE REPORT BY THE TESTING LABORATORY. CONTRACTOR SHALL MAKE WHATEVER SUBSURFACE INVESTIGATIONS HE DEEMS NECESSARY TO SATISFY HIMSELF AS TO THE ACTUAL FIELD CONDITIONS.
5. TESTING
THE OWNER WILL PAY FOR ALL TEST REQUIRED BY HOLMES COUNTY EXCEPT THOSE PROVING SATISFACTORY OPERATION OF ALL INSTALLED EQUIPMENT, PRESSURE AND LEAKAGE TEST, AND BACTERIOLOGICAL TESTS, FOR PIPE, STRUCTURES, AND ASPHALTIC MATERIALS, THE MANUFACTURER'S OR SUPPLIER'S CERTIFICATE THAT THE MATERIALS MEET THE REQUIREMENTS OF THE OWNER'S REPRESENTATIVE. ANY TESTS WHICH HAVE TO BE MADE BECAUSE OF THE FAILURE OF INSTALLED MATERIALS TO MEET SPECIFICATIONS SHALL BE PAID FOR BY THE CONTRACTOR AND COSTS OF ANY SUCH TEST SHALL BE DEDUCTED FROM PAYMENTS DUE THE CONTRACTOR.
THE OWNER WILL RETAIN A CERTIFIED ENGINEERING TESTING LABORATORY TO PERFORM ALL MATERIALS TESTING SPECIFIED IN THE TECHNICAL SPECIFICATION AND AS MAY BE REQUIRED BY THE APPROPRIATE GOVERNMENTAL AGENCY HAVING JURISDICTION. THE REQUIRED MATERIALS TESTING IS SUMMARIZED HEREIN ON THE ATTACHED TABLE FOR THE SUBCONTRACTOR TO ENSURE THAT THE REQUIRED TESTING HAS BEEN MADE PRIOR TO COVERING UP ANY OF THE WORK.

6. SIDEWALKS
SHALL BE CONSTRUCTED, WHERE SHOWN, IN ACCORDANCE WITH HOLMES COUNTY STANDARDS. SIDEWALKS SHALL BE FIVE FEET WIDE AND FOUR INCHES THICK WITH 6x6/10x10 WWF, UNLESS OTHERWISE SPECIFIED. COMPACTION UNDER SIDEWALK SHALL BE 96% MAX. DENSITY IN ACCORDANCE WITH AASHTO T99-70.

SITE PREPARATION AND EARTHWORK NOTES

1. GENERAL
ALL WORKMANSHIP, MATERIALS, AND EQUIPMENT SHALL BE IN ACCORDANCE WITH THE APPLICABLE PORTIONS OF THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT), STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, CURRENT EDITION, FDOT ROADWAY AND TRAFFIC DESIGN STANDARDS, LATEST EDITION AND HOLMES COUNTY LAND DEVELOPMENT CODE, LATEST EDITION.
2. EXCAVATION
CONTRACTOR SHALL PROVIDE SHORING, SHEETING, AND BRACING AS MAY BE NECESSARY TO PROPERLY ACCOMPLISH THIS WORK. UNDERGROUND UTILITIES TO REMAIN FROM DAMAGE. SHOULD ANY UTILITIES BE ENCOUNTERED THAT ARE NOT INDICATED ON THE PLANS NOTIFY THE OWNER'S REPRESENTATIVE.
a) DISPOSAL: SURPLUS MATERIAL FROM EXCAVATIONS, TRASH, DEBRIS AND MATERIALS RESULTING FROM CLEARING, GRUBBING, AND OTHER OPERATIONS SHALL BECOME THE PROPERTY OF CONTRACTOR AND SHALL BE DISPOSED OF BY REMOVING FROM THE SITE.
b) CLEARING AND GRUBBING: CLEAR AND GRUB TO REMOVE STUMPS, ROOTS, TREES, VEGETATION, ORGANIC MATERIALS, EXISTING PAVEMENT, STRUCTURES AND OTHER OBSTRUCTIONS TO THE WORK. ALL ORGANIC SOILS OR MUCK SHALL BE REMOVED AND BACKFILLED WITH SUITABLE MATERIALS.
3. GRADING
STRIP THE TOPSOIL FROM ALL AREAS WITHIN THE LIMITS OF CLEARING AND GRUBBING AND STOCKPILE ON THE SITE. TOPSOIL MAY BE SPREAD OVER AREAS OUTSIDE BUILDING AND PAVING LINES UPON COMPLETION OF ROUGH GRADING.
GRADE THE SITE TO THE FINISHED CONTOURS INDICATED. IMMEDIATELY BEFORE REQUESTING FINAL INSPECTIONS, CHECK THE LINES AND DRESS TO THE PROPER CONTOURS. ALL AREAS ARE TO BE STABILIZED. THESE AREAS ARE TO BE MAINTAINED UNTIL ACCEPTANCE BY OWNER. WHEN SOD, PLANT BEDS, GRAVEL AREAS AND THE LIKE ARE INDICATED ON LANDSCAPE DRAWINGS OR SPECIFIED, MAKE ALLOWANCES WHEN ROUGH GRADING FOR THE FINISHED GRADES IN THESE AREAS.
a) BORROW: SUITABLE EXCAVATED MATERIAL, AS DETERMINED BY THE OWNER'S REPRESENTATIVE, MAY BE USED FOR GRADING. PROCURE ADDITIONAL MATERIALS, WHERE NECESSARY, FROM BORROW PITS APPROVED BY THE OWNER'S REPRESENTATIVE AND FURNISH AT NO ADDITIONAL COST TO THE OWNER. BORROW MATERIALS SHALL HAVE PLASTIC INDEX OF SIX (6) OR LESS WITH A MAXIMUM OF 20 PERCENT PASSING A 200 SIEVE.
b) COMPACTION: AREAS OUTSIDE OF BUILDING AND PAVING LINES SHALL BE COMPACTED TO 90 PERCENT OF MAXIMUM DENSITY (ASSTHTO T-180) AT OPTIMUM MOISTURE (ASTM D 1556).

CONSTRUCTION SCHEDULE AND TECHNIQUES

- THE FILL MATERIAL WILL BE CLEAN FINE SAND FROM A PERMITTED BORROW PIT.
- HAYBALES OR SILT SCREEN SHALL BE INSTALLED AT LOCATIONS SHOWN ON THE PLANS AND AROUND THE INLETS AFTER THEIR CONSTRUCTION AND THE EROSION CONTROL SHALL REMAIN IN PLACE UNTIL GRADING AND ROAD CONSTRUCTION IS COMPLETE. REMOVE SILT SCREEN OR HAY BALES AFTER SOIL STABILIZATION.
- NO DEWATERING IS EXPECTED DURING THE CONSTRUCTION UNLESS INCIDENTAL TO ROAD CONSTRUCTION, GRADING AND UTILITY INSTALLATION.

OWNER: DAMRON HOLDING COMPANY, LLC PO BOX NO. 1787 CRYSTAL RIVER, FL 34423	CIVIL ENGINEER: TAMPA CIVIL DESIGN PO BOX NO. 1787 LUTZ, FL 33548-1787 (727) 487-3497 CONTACT: JEREMY COUCH, P.E.
	CONTRACTOR: BETRON BUILDERS 17004 SHADY PINES DR LUTZ FL 33548-6185 (813)477-8115 CONTACT: PHIL BETRON

H.R.S. STANDARD SEPARATION STATEMENT FOR WATER/SEWER CONFLICTS

1. SANITARY SEWERS, FORCE MAINS, AND STORM SEWERS SHOULD ALWAYS CROSS UNDER WATER MAINS, SANITARY SEWERS, FORCE MAINS AND STORM SEWERS CROSSING WATER MAINS SHALL BE LAID TO PROVIDE A MINIMUM VERTICAL DISTANCE OF 18 INCHES BETWEEN THE INVERT OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE WHENEVER POSSIBLE.

WHERE SANITARY SEWERS, FORCE MAINS AND STORM SEWERS MUST CROSS A WATER MAIN WITH LESS THAN 18 INCHES VERTICAL DISTANCE, BOTH THE SEWER AND THE WATER MAIN SHALL BE CONSTRUCTED OF DUCTILE IRON PIPE (DIP) AT THE CROSSING. (DIP IS NOT REQUIRED FOR STORM SEWERS IF IT IS NOT AVAILABLE IN THE SIZE PROPOSED.) SUFFICIENT LENGTHS OF DIP MUST BE USED TO PROVIDE A MINIMUM SEPARATION OF 10 FEET BETWEEN ANY TWO JOINTS. ALL JOINTS ON THE WATER MAIN WITHIN 20 FEET OF THE CROSSING MUST BE LEAK FREE, AND MECHANICALLY RESTRAINED. A MINIMUM VERTICAL CLEARANCE OF 6 INCHES MUST BE MAINTAINED AT THE CROSSING.

WHERE THERE IS NO ALTERNATIVE TO SEWER PIPES CROSSING OVER THE WATER MAIN, THE CRITERIA FOR MINIMUM SEPARATION OF 18 INCHES BETWEEN LINES AND 10 FEET BETWEEN JOINTS SHALL BE REQUIRED.

ALL CROSSING SHALL BE ARRANGED SO THAT THE SEWER PIPE JOINTS AND THE WATER MAIN PIPE JOINTS ARE EQUIDISTANT FROM THE POINT OF CROSSING (PIPES CENTERED ON THE CROSSING).

WHERE A NEW PIPE CONFLICTS WITH AN EXISTING PIPE, THE NEW PIPE SHALL BE CONSTRUCTED OF DIP AND THE CROSSING SHALL BE ARRANGED TO MEET THE REQUIREMENTS ABOVE.
2. A MINIMUM 10 FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN ANY TYPE OF SEWER AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE.

IN CASES WHERE IT IS NOT POSSIBLE TO MAINTAIN A 10 FOOT HORIZONTAL SEPARATION, THE WATER MAIN MUST BE LAID IN A SEPARATE TRENCH OR ON AN UNDISTURBED EARTH SHELVE LOCATED ON ONE SIDE OF THE SEWER OR FORCE MAIN AT SUCH AN ELEVATION THAT THE BOTTOM OF THE WATER MAIN IS AT LEAST 18 INCHES ABOVE THE TOP OF THE SEWER.

WHERE IT IS NOT POSSIBLE TO MAINTAIN A VERTICAL DISTANCE OF 18 INCHES IN PARALLEL INSTALLATIONS, THE WATER MAIN SHALL BE CONSTRUCTED OF DIP AND THE SEWER OR THE FORCE MAIN SHALL BE CONSTRUCTED OF DIP (IF AVAILABLE IN THE SIZE PROPOSED) WITH A MINIMUM VERTICAL DISTANCE OF 6 INCHES. THE WATER MAIN SHOULD ALWAYS BE ABOVE THE SEWER. JOINTS ON THE WATER MAIN SHALL BE LOCATED AS FAR APART AS POSSIBLE FROM JOINTS ON THE SEWER OR FORCE MAIN (STAGGERED JOINTS).

OPERATION AND MAINTENANCE INSTRUCTIONS AND GUIDELINES

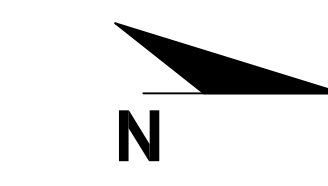
1. THE OWNER SHALL CHECK WEIR (AND/OR ORIFICE) IN ALL CONTROL STRUCTURES PERIODICALLY TO ASSURE THAT THEY ARE FREE FROM DEBRIS WHICH MAY HAVE EFFECT ON THEIR HYDRAULIC FUNCTION. ANY DAMAGES OR CLOGGING NEED TO BE REPAIRED AND/OR CLEANED IMMEDIATELY.
2. THE REMOVAL OF NATIVE VEGETATION (INCLUDING CATTAILS) IS PROHIBITED WITHIN THE WET DETENTION POND. REMOVAL INCLUDES DREDGING. THE APPLICATION OF HERBICIDE, INTRODUCTION OF GRASS CARP AND CUTTING, THE PROPERTY OWNER AND/OR OPERATION/MAINTENANCE ENTITY SHALL NOT REMOVE NATIVE VEGETATION THAT BECOMES ESTABLISHED WITHIN THE WET DETENTION POND.
3. THE OWNER AND/OR OPERATION/MAINTENANCE ENTITY SHALL NOT CONSTRUCT OR MAINTAIN ANY BUILDING OR STRUCTURE OR UNDERTAKE OR PERFORM ANY ACTIVITY IN THE WETLANDS, BUFFER AREAS, DRAINAGE EASEMENTS AND CONSERVATION AREAS.
4. THE POND BANKS SHOULD BE REGULARLY MOWED, WITH GRASS CLIPPINGS REMOVE FROM THE POND, AND NOTE THAT ANY ERODED BANKS SHOULD BE REPAIRED AND RESODDED TO MAINTAIN THE CORRECT VOLUME.
5. PICK UP GRASS CLIPPINGS AFTER CUTTING. MOW FREQUENTLY ENOUGH TO PREVENT THATCH BUILDUP. LIMIT FERTILIZER USE AROUND THE RETENTION POND AND DO NOT FERTILIZE GRASS IN THE POND AREA.
6. RESOD DISTURBED SIDE SLOPE AND ANY AREAS WHERE GRASS OR SOD HAS BEEN REMOVED OR ERODED.
7. ALL STORM WATER PIPES, INLETS, CATCH BASINS, MANHOLES, FLUMES, POND INFLOW AND OUTFALL STRUCTURES, INCLUDING OIL SKIMMERS AND DISCHARGE PIPES, SHOULD BE INSPECTED ON REGULAR BASIS (MONTHLY OR QUARTERLY) AND AFTER SEVERE RAINFALLS. THEY SHOULD BE MAINTAINED TO OPERATE AS DESIGNED BY REMOVING BUILT UP DEBRIS AND VEGETATION FROM INLETS, OUTLETS, CULVERTS, REPAIR DETERIORATION STRUCTURES.
8. NOTE THE CHEMICAL, OILS, GREASES, OR SIMILAR WASTES ARE NOT TO BE DISPOSED OF DIRECTLY OR THROUGH STORM SEWERS TO THE STORMWATER FACILITY. TREATMENT PONDS ARE DESIGNED TO REMOVE NORMAL ROAD, PARKING LOT, ROOF, AND YARD RUNOFF ONLY.
9. NO ALTERATION OF ANY PART OF THE STORMWATER FACILITIES IS PERMITTED WITHOUT PRIOR APPROVE FORM ALL APPLICABLE GOVERNING AGENCIES.
10. IT IS USUALLY MORE COST EFFECTIVE TO MONITOR AND PERFORM ROUTINE MAINTENANCE ON SURFACE WATER MANAGEMENT SYSTEM THAN TO LET IT FAIL AND THEN HAVE TO RECONSTRUCT THE ENTIRE SYSTEM.

PREPARED BY

TAMPA CIVIL DESIGN
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JULY 2010

LKQ BONIFAY ADDITION



SCALE: 1"=50'
 GRAPHIC SCALE (IN FEET)

	EXISTING	PROPOSED	TOTAL
TOTAL AREA	(15.56 AC) 677,866 SF		
PROJECT AREA	292,223 SF (6.70 AC)		292,223 SF (100%)
BUILDING AREA	13,672 SF	22,065 SF	35,740 SF (12.23%)
PAVEMENT AREA	18,136 SF	53,092 SF	71,228 SF (24.37%)
PERVIOUS AREA	260,415 SF	0 SF	161,677 SF (57.22%)
POND AREA	0 SF	23,578 SF	23,578 SF (6.18%)
PROP. USE	VEH SALE/R		
LAND USE	SMIMP 15-2 (HIGH USE)		
DATUM	NAVD 1988		

LEGAL DESCRIPTION

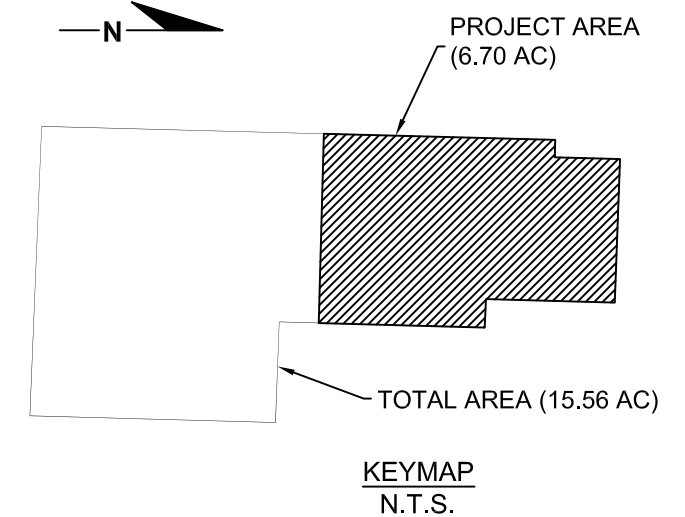
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GENERAL NOTES

- SITE IS NOT LOCATED WITHIN ANY FLOOD PLAINS.
- ALL NON USABLE EXCAVATED MATERIAL SHALL BE HAULED OFFSITE FOR DISPOSAL.
- GENERAL CONTRACTOR REQUIRED TO SUBMIT NOTICE OF COMMENCEMENT.
- EOR WILL PROVIDE RECORDED DRAWINGS TO NWFWM.
- NO EXISTING STRUCTURES WILL BE REMOVED.
- OWNER WILL BE RESPONSIBLE FOR OPERATION AND MAINTENANCE OF THE STORMWATER SYSTEM.
- IF ANY WELLS ARE DISCOVERED WITHIN THE PROJECT AREA, THEY WILL BE ABANDONED IN ACCORDANCE WITH NWFWM CRITERIA.
- ALL FILL EXCAVATED FROM THE POND SHALL BE STORED ONSITE IN THE STOCKPILE AREA WITHIN THE SILT FENCE BARRIER FOR USE ONSITE IN THE BUILDING AREAS. UNSUITABLE FILL MATERIAL SHALL BE HAULED OFFSITE AND DISPOSED OF AT A LAND FILL OR OTHER NWFWM APPROVED LOCATION.

BOTANICAL NAME	COMMON NAME	CONT.	SPECIFICATIONS	QUANTITY
TREES (CANOPY)				
QUERCUS VIRGINIANA	LIVE OAK	30 GAL	HEIGHT 8'-10" MIN AT PLANTING 1" CALIPER MIN.	4
MAGNOLIA GRANDIFLORA	SOUTHERN MAGNOLIA	30 GAL	HEIGHT 8'-10" MIN AT PLANTING 1" CALIPER MIN.	4

LEGEND	
PROPOSED LIVE OAK	(Symbol)
PROPOSED SOUTHERN MAGNOLIA	(Symbol)
TREE TO BE REMOVED	X



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 PO BOX NO. 1787
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PROJECT:
LKQ BONIFAY ADDITION
 PANHANDLE LANE
 BONIFAY, FL 32425

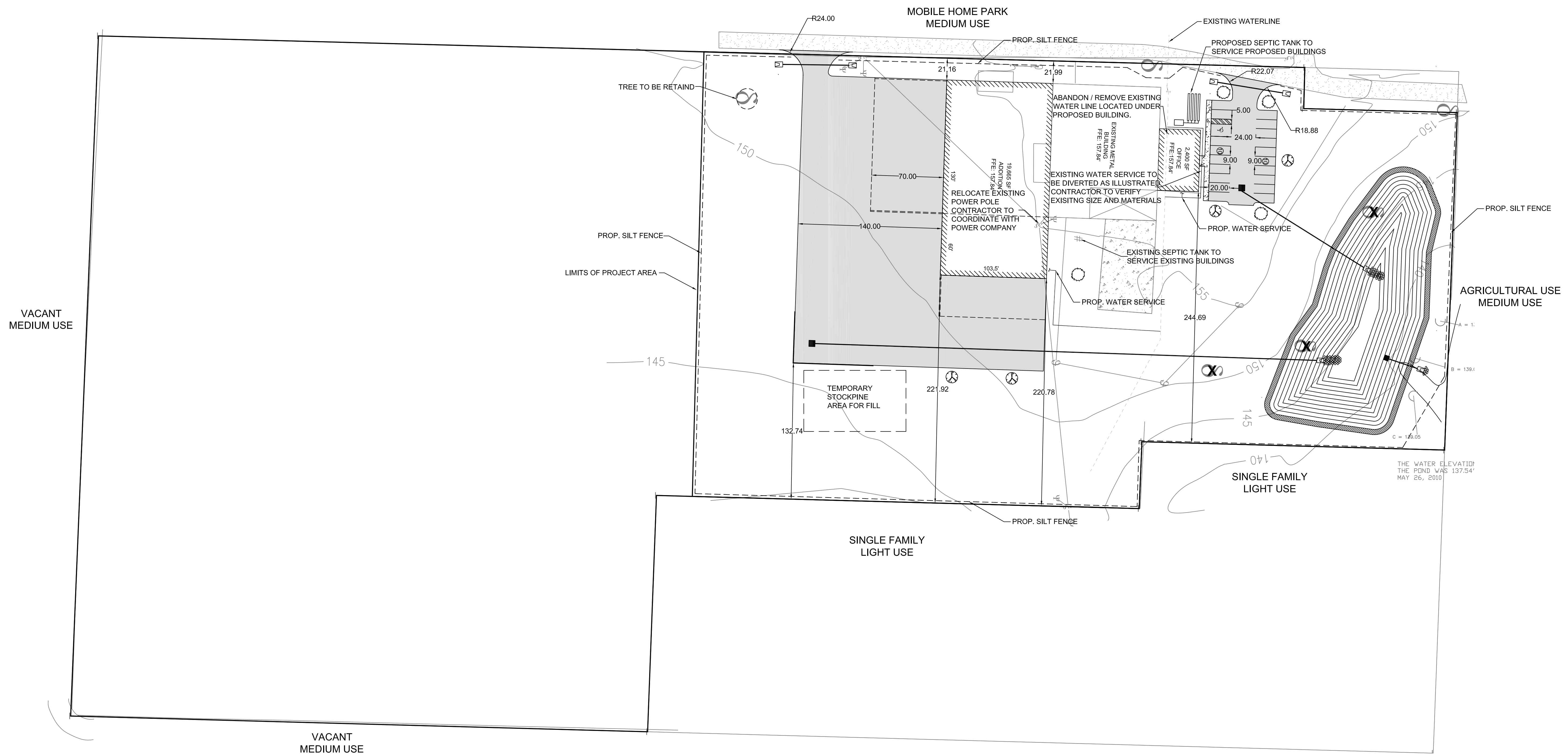
CLIENT:
 DAMRON HOLDING COMPANY, LLC
 4650 W HWY 486
 CRYSTAL RIVER, FL 34423

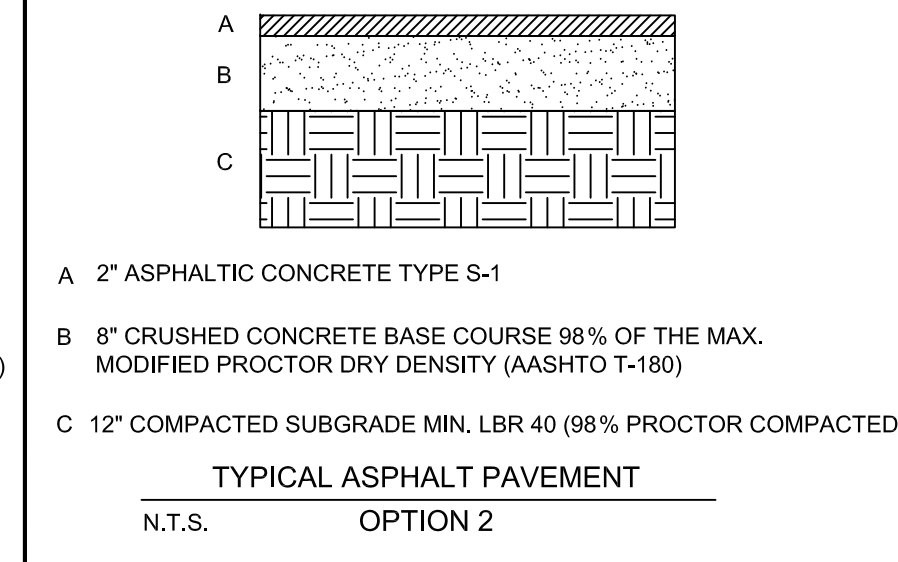
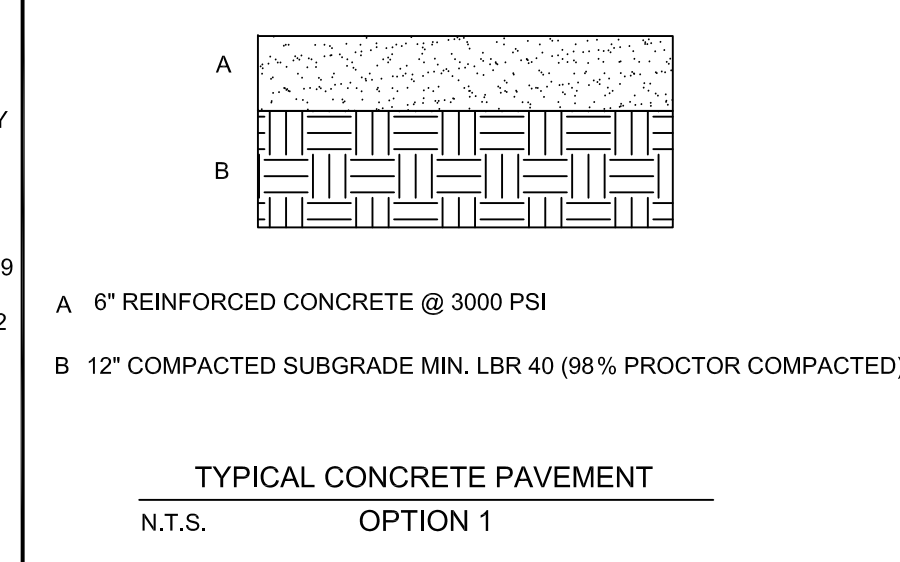
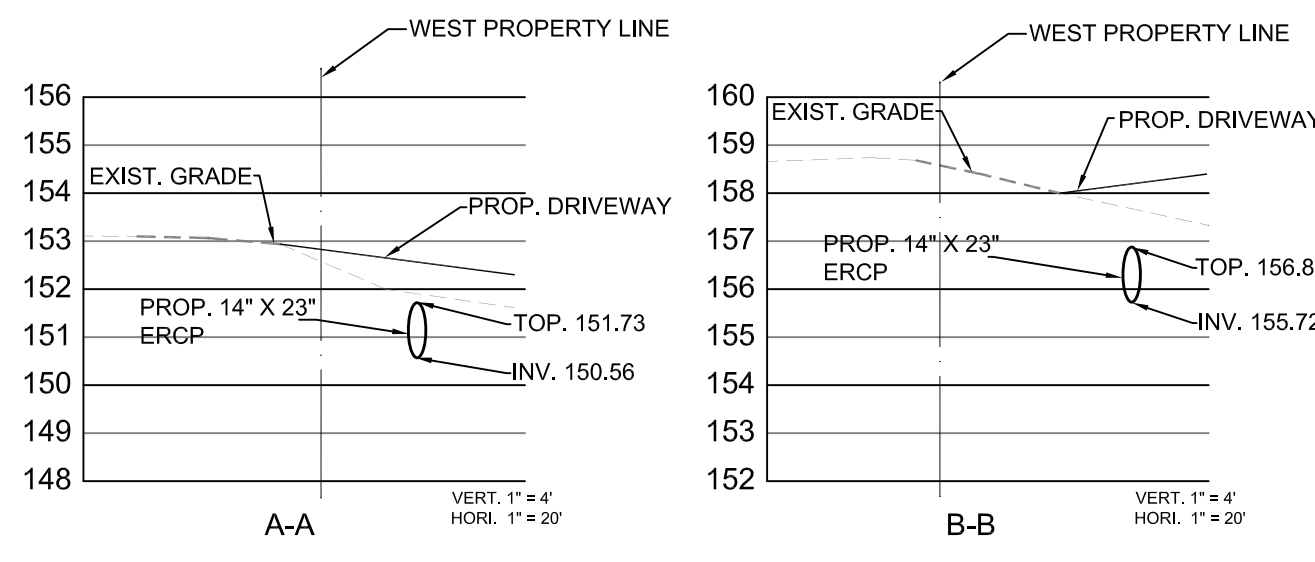
REVISION	DATE
DESIGN PLANS	3-24-10
REVISED PER NWFWM	5-31-2010

DES: J.C.
 DRFT: J.O.

JEREMY COUCH, P.E.
 PROFESSIONAL ENGINEER # 70658

SITE / LANDSCAPE PLAN
 SHEET NO:
 C-2





CONSTRUCTION SURFACE WATER MANAGEMENT FOR LKQ EXPANSION

A. PRIOR TO INITIATING THE CONSTRUCTION ACTIVITIES:

- THE CONTRACTOR MUST PROVIDE STAKED SILT SCREEN AROUND THE ENTIRE PROPERTY BOUNDARY. THE STAKED SILT SCREEN MUST BE INSTALLED STRICTLY AS PER FOOT STANDARD INDEX NO. 102.
- THE CONTRACTOR MUST PROVIDE A FLOATING TURBIDITY BARRIER AROUND THE AREA OF THE OUTFALL CONTROL STRUCTURE ACCORDING TO FOOT STANDARD INDEX NO. 103.
- THE CONTRACTOR MUST PROVIDE THE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH FOOT STANDARD INDEX 102.

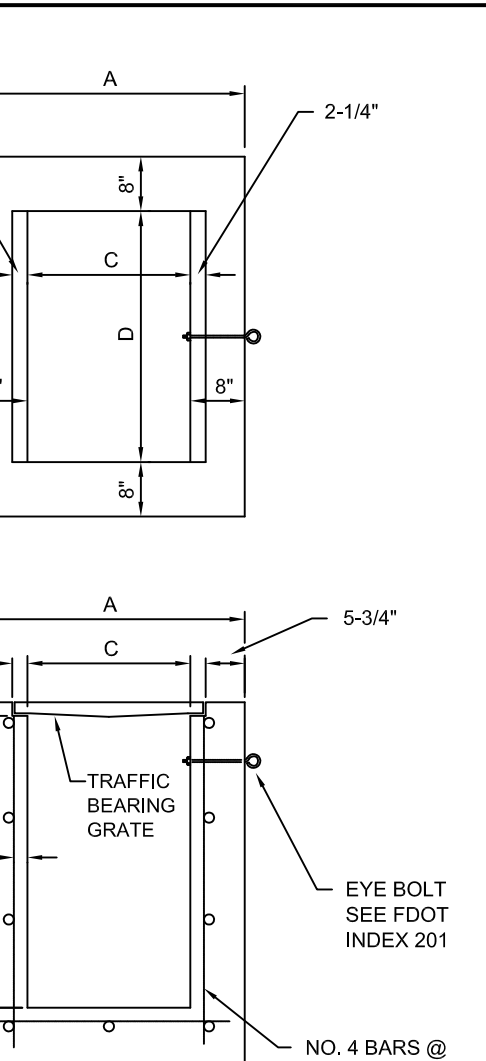
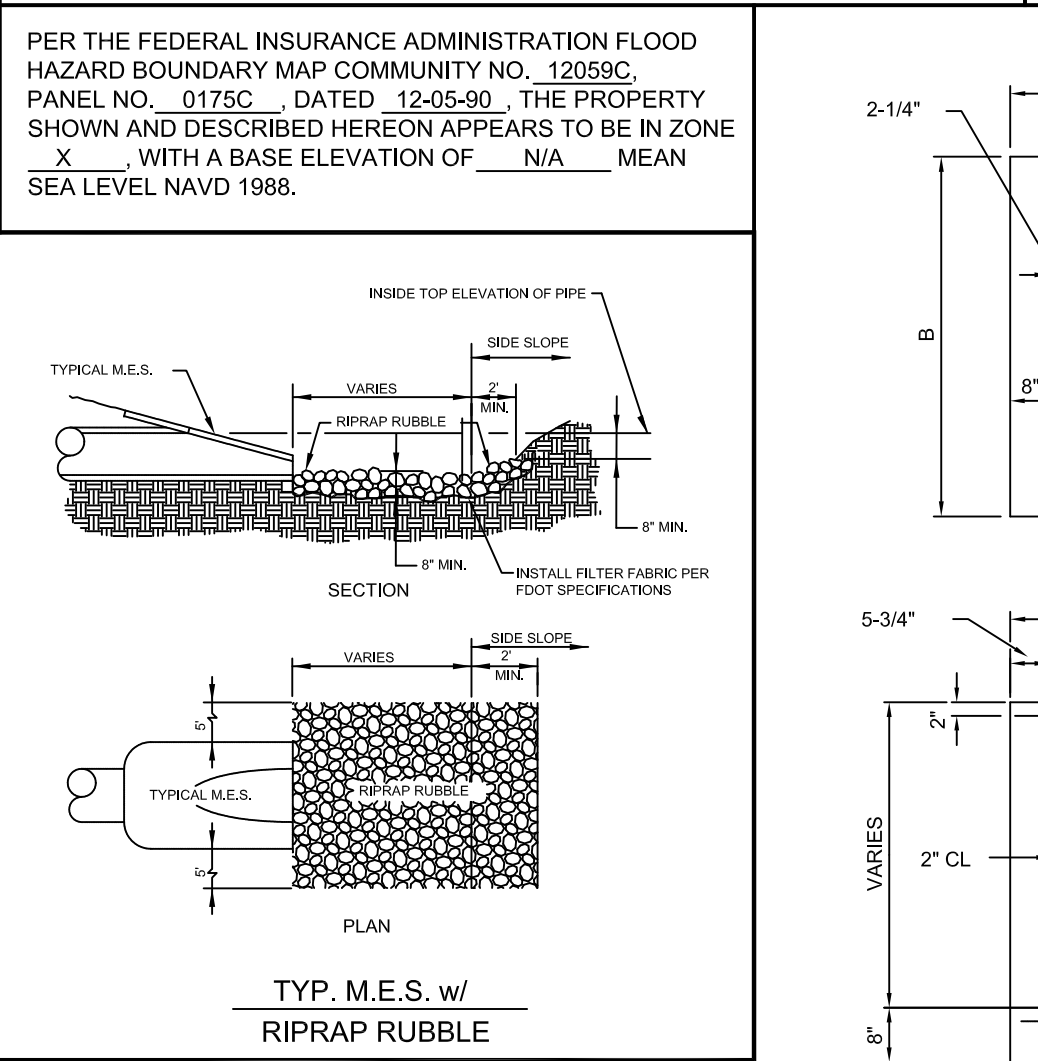
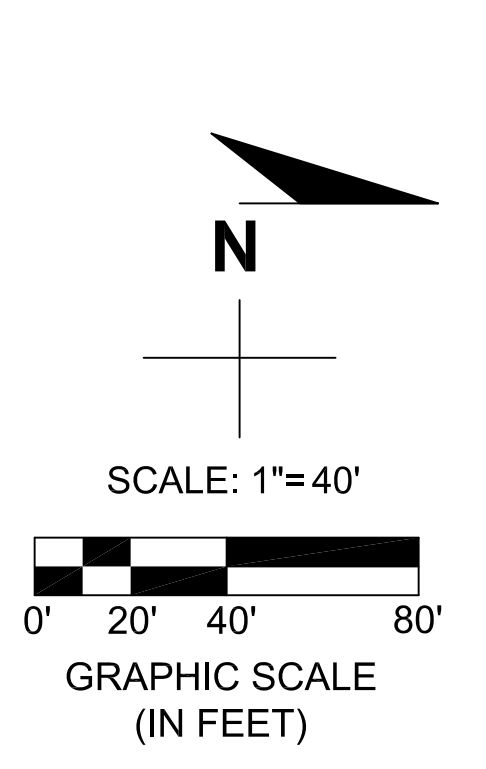
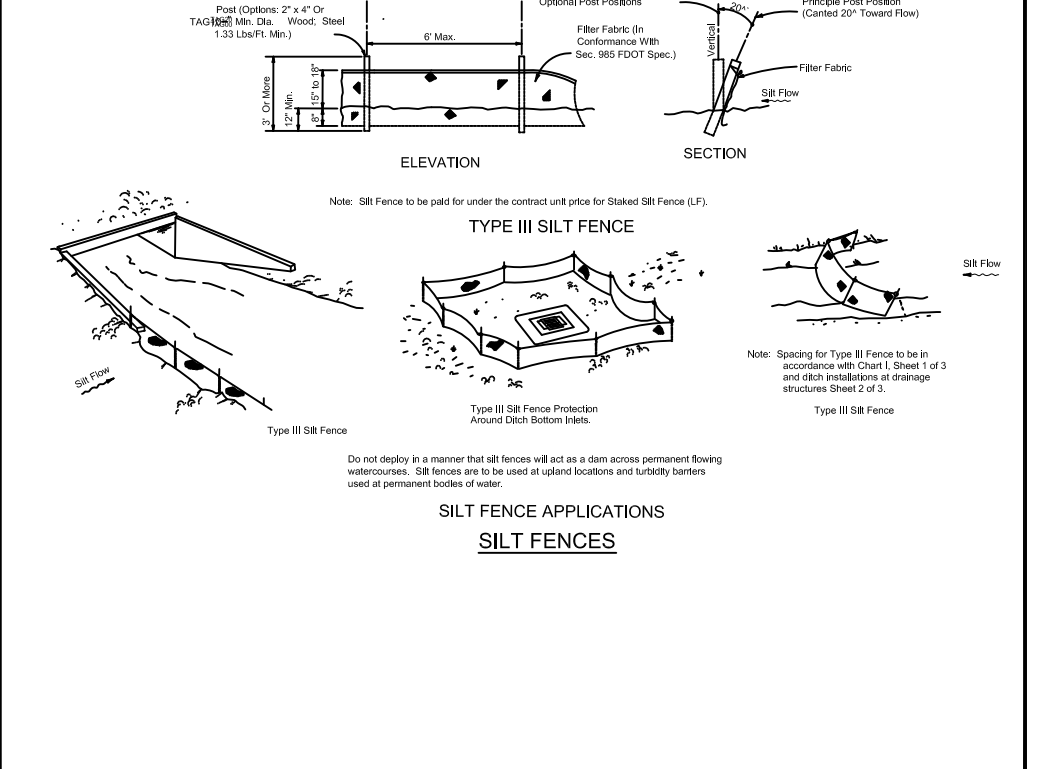
B. DURING CONSTRUCTION:

- INSTALL THE SEDIMENT BASIN AND TRASH RETAINER TO PREVENT TRANSPORT OFF SITE IN ACCORDANCE WITH FOOT STANDARD INDEX 101.
- CHECK SILT SCREEN AND TURBIDITY BARRIER DAILY AND AFTER A RAINFALL REINSTALL THE SILT SCREEN AND TURBIDITY BARRIER IF REQUIRED.

C. CONSTRUCTION CLOSE-OUT:

- SOD ALL SLOPES AND DISTURBED AREAS IMMEDIATELY.
- REMOVE SILT SCREEN AFTER ALL THE SLOPES ARE ESTABLISHED.

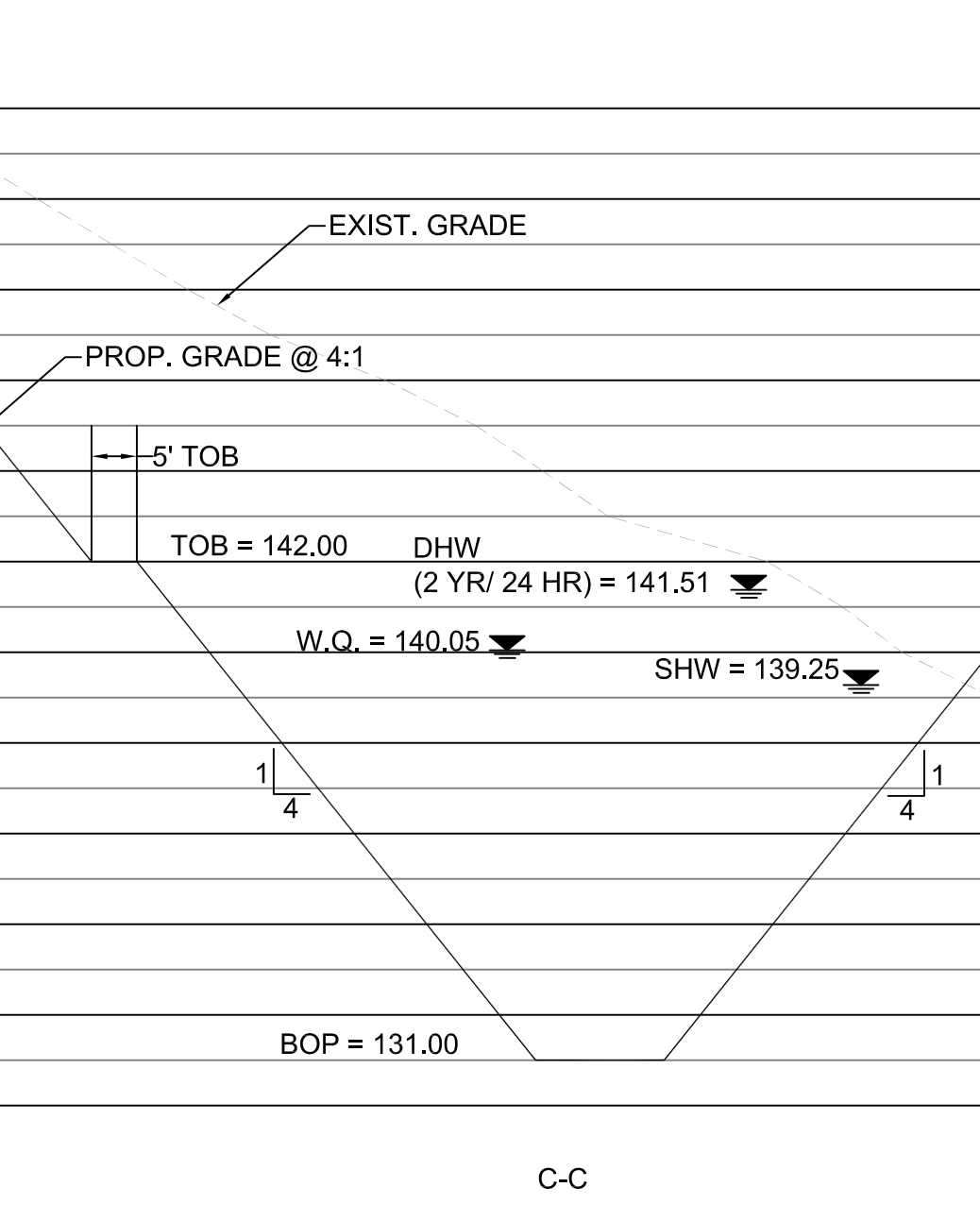
AGREED BY: PHIL BETRON
 CERTIFIED BY: JEREMY COUCH P.E.



IF DURING CONSTRUCTION OR OPERATION OF THE STORMWATER MANAGEMENT SYSTEM, A STRUCTURAL FAILURE IS OBSERVED THAT HAS THE POTENTIAL TO CAUSE THE DIRECT DISCHARGE OF SURFACE WATER INTO THE FLORIDAN AQUIFERSYSTEM, CORRECTIVE ACTIONS DESIGNED OR APPROVED BY A REGISTERED PROFESSIONAL SHALL BE TAKEN AS SOON AS PRACTICAL TO CORRECT THE FAILURE. A REPORT PREPARED BY A REGISTERED PROFESSIONAL MUST BE PROVIDED AS SOON AS PRACTICAL TO THE DEPARTMENT FOR REVIEW AND APPROVAL THAT PROVIDES REASONABLE ASSURANCE THAT THE BREACH WILL BE PERMANENTLY CORRECTED.

RECEIVING WATER IS EXISTING BORROW AREA FLUCC 742. PROPOSED BOND TO BE CONTROLLED AT A HIGHER ELEVATION, THEREFORE THERE WILL BE NO IMPACT TO THE HYDROPERIOD. EOR HAS PERFORMED AN ONSITE EVALUATION OF THE RECEIVING WATER AND SET 3 MEAN ANNUAL HIGH WATER ELEVATIONS USING HYDROLOGIC INDICATORS FOUND ONSITE. THE AVERAGE ELEVATION OF THE 3 POINTS IS ELEVATION 139.23' AND SHALL BE USED AS THE TAILWATER CONDITION IN ACCORDANCE WITH SECTION 2.7.1.

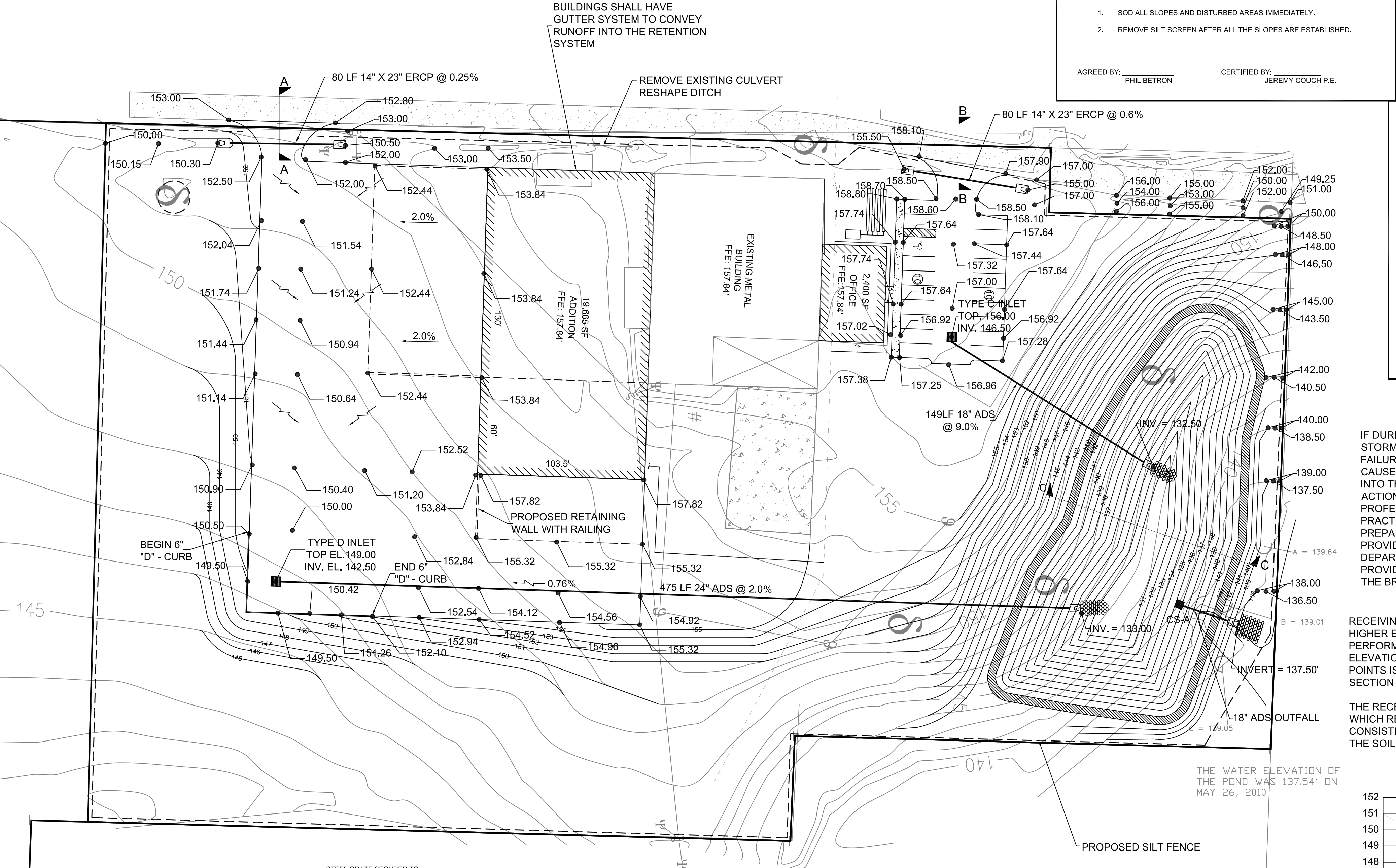
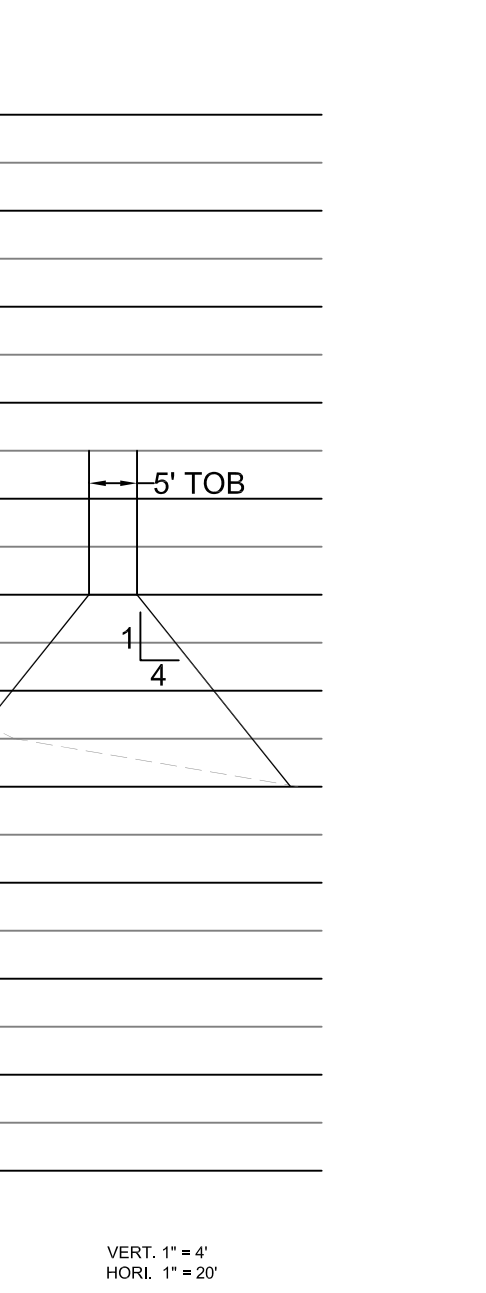
THE RECEIVING WATER IS CONTROLLED BY A CULVERT LOCATED NORTHEAST OF THE PROJECT SITE WHICH REGULATES THE WET SEASON NORMAL POOL ELEVATION. THE WET SEASON NORMAL POOL IS CONSISTENT WITH THE SURVEYED WATER SURFACE ELEVATION OF 137.54'. THIS IS ALSO CONFIRMED BY THE SOIL PROFILE TAKEN IN THE POND.



PER THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP COMMUNITY NO. 120593C, PANEL NO. 0175C, DATED 12-05-90, THE PROPERTY SHOWN AND DESCRIBED HEREON APPEARS TO BE IN ZONE X WITH A BASE ELEVATION OF N/A MEAN SEA LEVEL NAVD 1988.

RECEIVING WATER IS EXISTING BORROW AREA FLUCC 742. PROPOSED BOND TO BE CONTROLLED AT A HIGHER ELEVATION, THEREFORE THERE WILL BE NO IMPACT TO THE HYDROPERIOD. EOR HAS PERFORMED AN ONSITE EVALUATION OF THE RECEIVING WATER AND SET 3 MEAN ANNUAL HIGH WATER ELEVATIONS USING HYDROLOGIC INDICATORS FOUND ONSITE. THE AVERAGE ELEVATION OF THE 3 POINTS IS ELEVATION 139.23' AND SHALL BE USED AS THE TAILWATER CONDITION IN ACCORDANCE WITH SECTION 2.7.1.

THE RECEIVING WATER IS CONTROLLED BY A CULVERT LOCATED NORTHEAST OF THE PROJECT SITE WHICH REGULATES THE WET SEASON NORMAL POOL ELEVATION. THE WET SEASON NORMAL POOL IS CONSISTENT WITH THE SURVEYED WATER SURFACE ELEVATION OF 137.54'. THIS IS ALSO CONFIRMED BY THE SOIL PROFILE TAKEN IN THE POND.



TAMPA CIVIL DESIGN
 PO BOX NO. 1787
 LUTZ, FL 33548-1787
 (727) 487-3497 PHONE
 (813) 482-9128 FAX

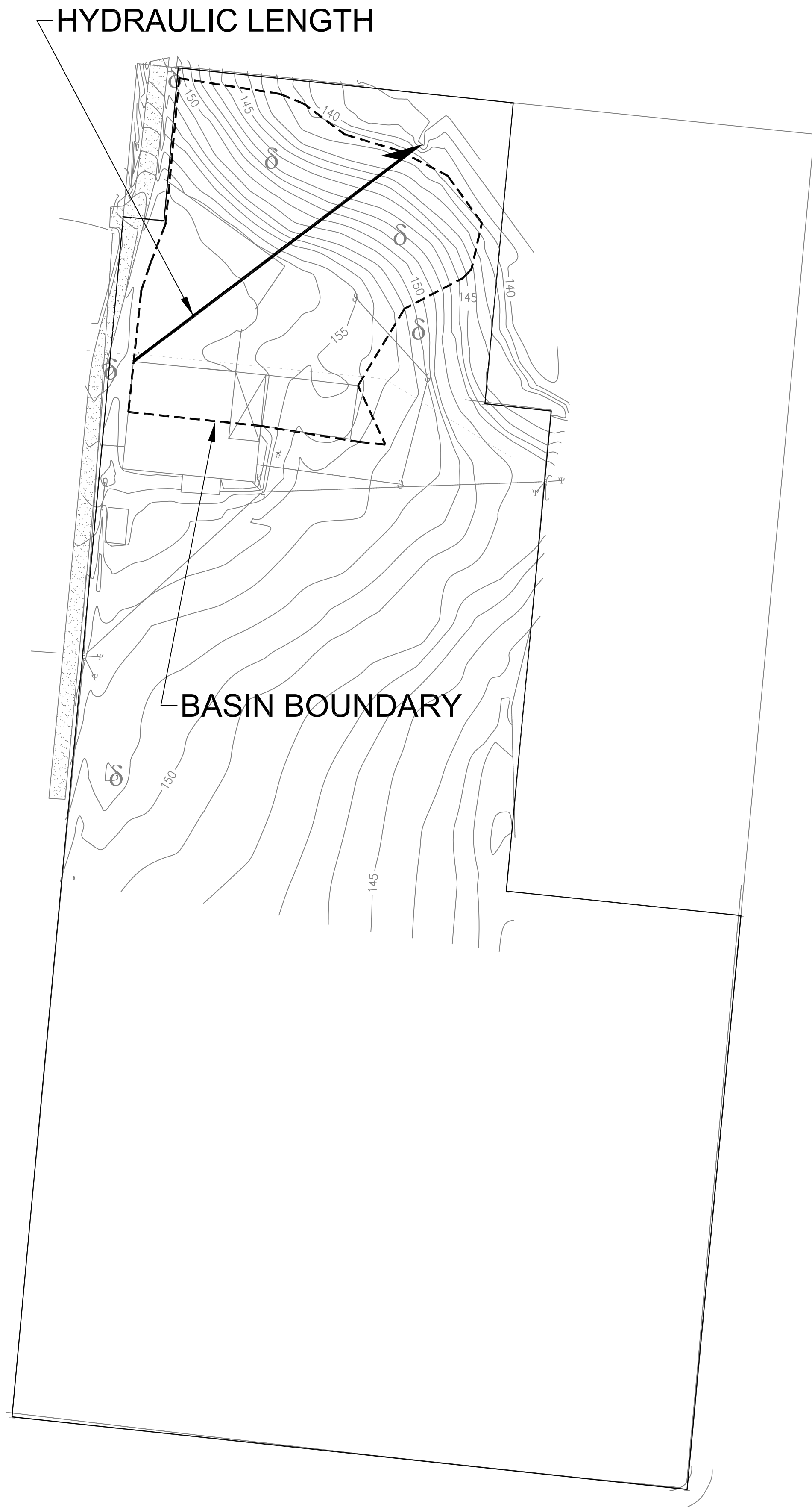
PROJECT:
LKQ BONIFAY ADDITION
 PANHANDLE LANE
 BONIFAY, FL 32425

CLIENT:
 DAMRON HOLDING COMPANY, LLC
 4650 W HWY 486
 CRYSTAL RIVER, FL 34423

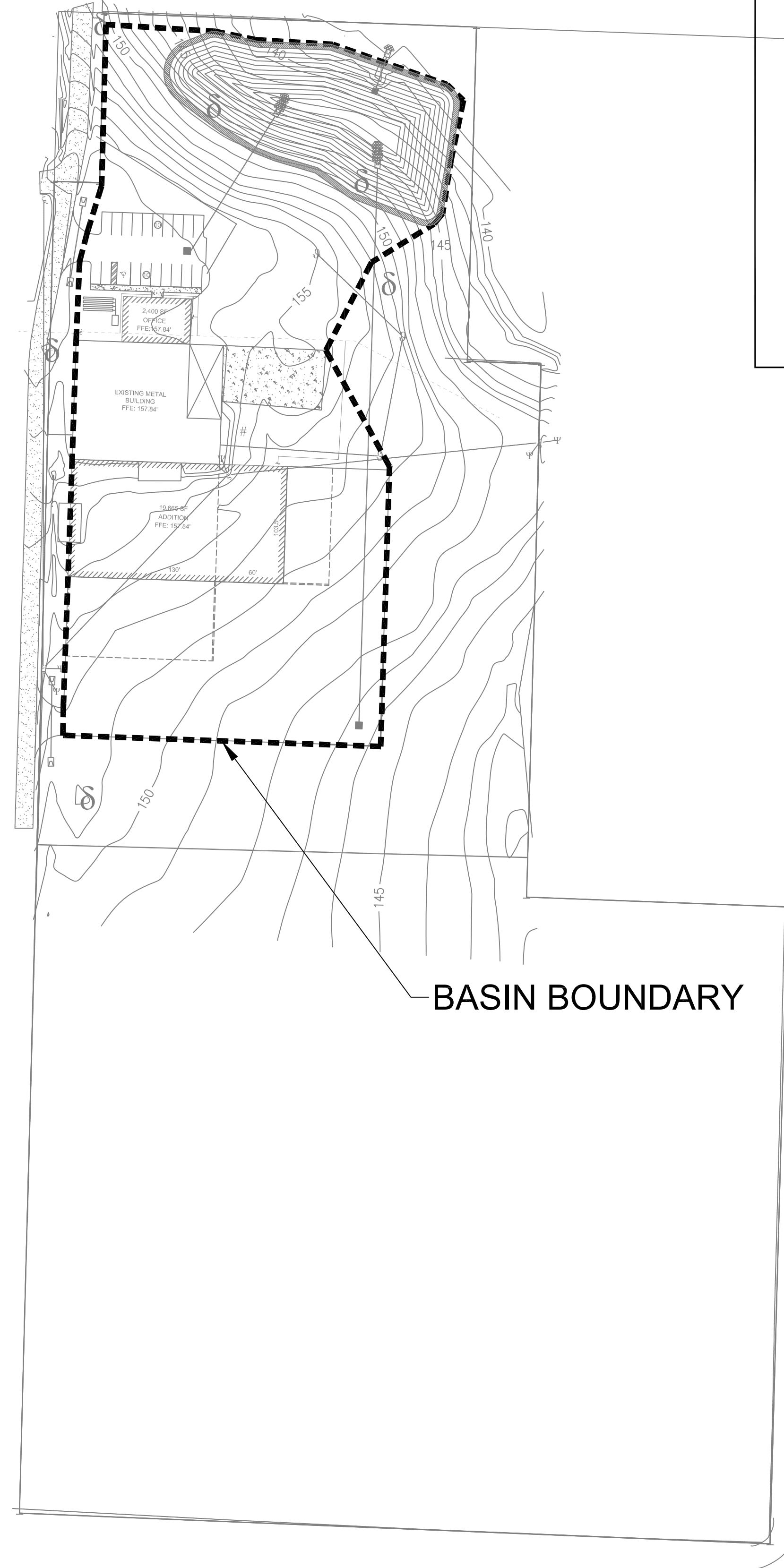
REVISION	DATE
DESIGN PLANS	3-24-19
REVISED PER NFWFWD	5-31-2010
REVISED PER NFWFWD	7-01-2010

DES: J.C.
 DRFT: J.C.

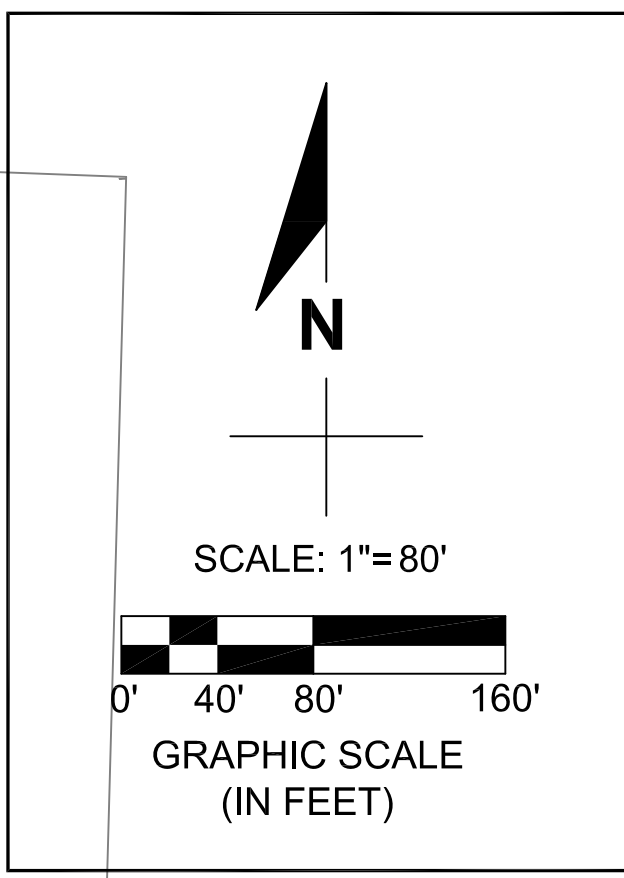
JEREMY COUCH, P.E.
 PROFESSIONAL ENGINEER # 70658
 GRADING PLAN
 SHEET NO:
 C-3



PRE DEVELOPMENT BASIN
 AREA 2.01 AC
 CN 65.74
 TC = 6.32



POST DEVELOPMENT BASIN
 AREA 3.91 AC
 CN 90.29
 TC 5 MIN



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 PANHANDLE LANE
 BONIFAY, FL 32425

CLIENT:
 DAMRON HOLDING COMPANY, LLC
 4650 W HWY 486
 CRYSTAL RIVER, FL 34423

REVISION	DATE
DESIGN PLANS	3-24-10

DES: J.C.
 DRFT: J.O.

JEREMY COUCH, P.E.
 PROFESSIONAL ENGINEER # 70658

BASIN MAP

SHEET NO:
 C-4

BOUNDARY & TOPOGRAPHIC SURVEY

SHEET 1 OF 2



LEGEND & ABBREVIATIONS

Symbol	Description
	UTILITY POLE
	GUY ANCHOR
	SET 5/8" REBAR/CAP LB 7156
	DENOTES DEED CALL
	FENCE LINE

← UNLESS NOTED OTHERWISE

P.O.B. = POINT OF BEGINNING
 TWP = TOWNSHIP
 RGE = RANGE
 NAVD = NORTH AMERICAN VERTICAL DATUM
 STA = STATION

LEGAL DESCRIPTION AS RECORDED IN OFFICIAL RECORDS BOOK 332, PAGE 868

A parcel in the E 1/2 of the NE 1/4 of the NE 1/4 of Section 11, T4N, R15W, better described as: Begin at the NE corner of said Section and run West 295.16 feet for the Point of Beginning; thence run South 295.16 feet, thence East 65.16 feet, thence South 470.00 feet, thence East 230.00 feet to the East line of said Section, thence South 554.84 feet to the South line of said NE 1/4 of NE 1/4, thence West along South line of said forty, 660.00 feet to the West line of said E 1/2, thence North 1320.00 feet to the North line of said Section, thence East 364.84 feet to the point of beginning, Being 15.55 acres more or less.

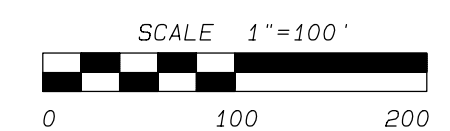
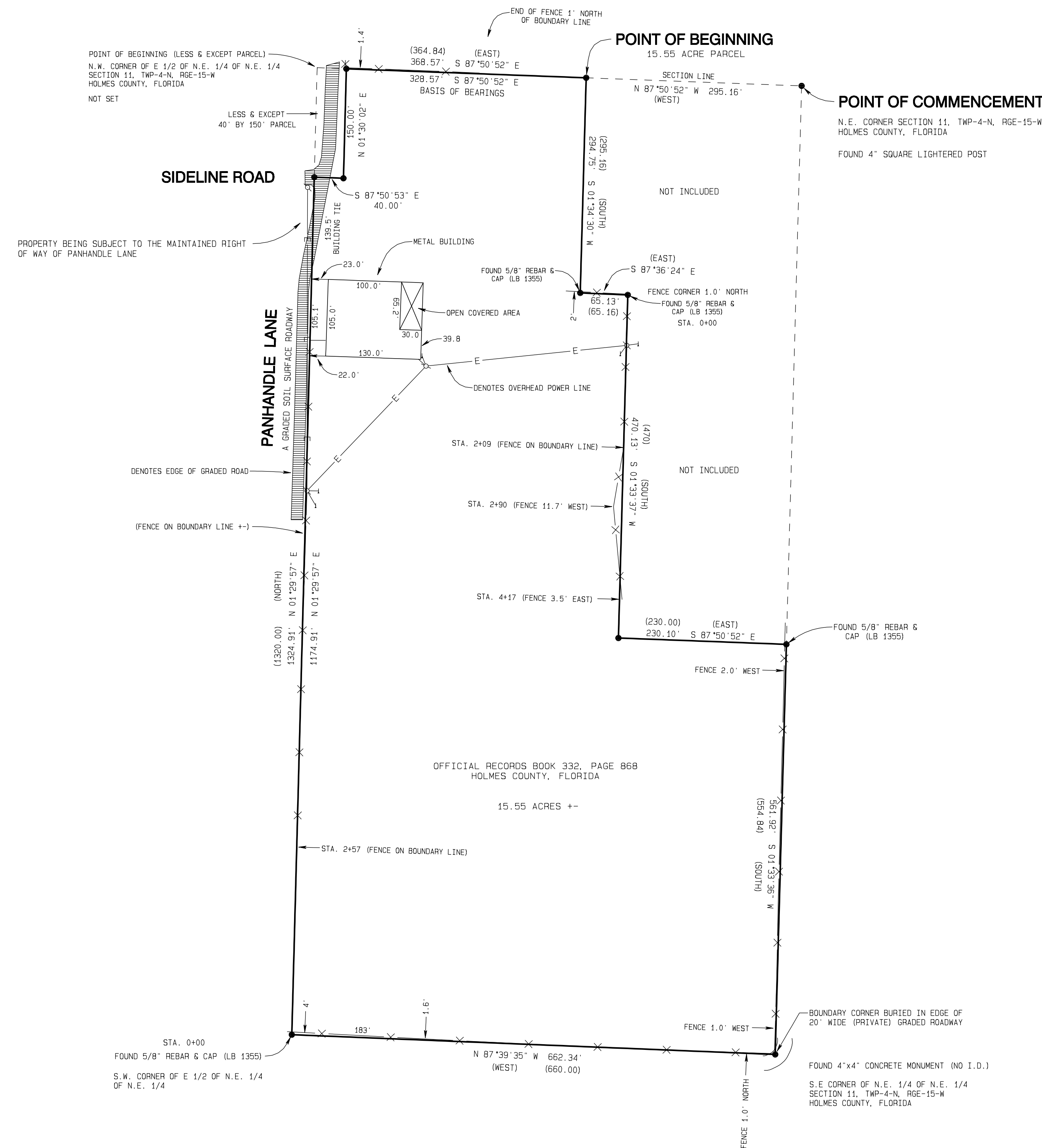
LESS & EXCEPT:

Begin (POB) at the NW corner of the East 1/2 of the NE 1/4 of the NE 1/4 of Section 11, Township 4 North, Range 15 West, Holmes County, Florida, and run S 87°44'22" E 40.00 feet, thence S 01°29'54" W 150.00 feet, thence N 87°44'22" W 40.00 feet, thence N 01°29'54" E 150.00 feet to the point of beginning.

NOTES OF SURVEY

- The date of last fieldwork for this survey was 12-14-09.
- The bearings shown on this map are based upon the north boundary line of Section 11, Township 4 North, Range 15 West, using a value of S 87°50'52" E.
- The elevations shown on this map (sheet 2 of 2) are based upon Florida Department of Transportation Vertical Control Station 52-98-F05V with an elevation of 101.22 feet (NAVD 88).
- No underground installations, improvements or utilities have been determined or verified by this survey.
- No environmentally sensitive areas, if any, have been verified or determined by this survey.

IMPORTANT →



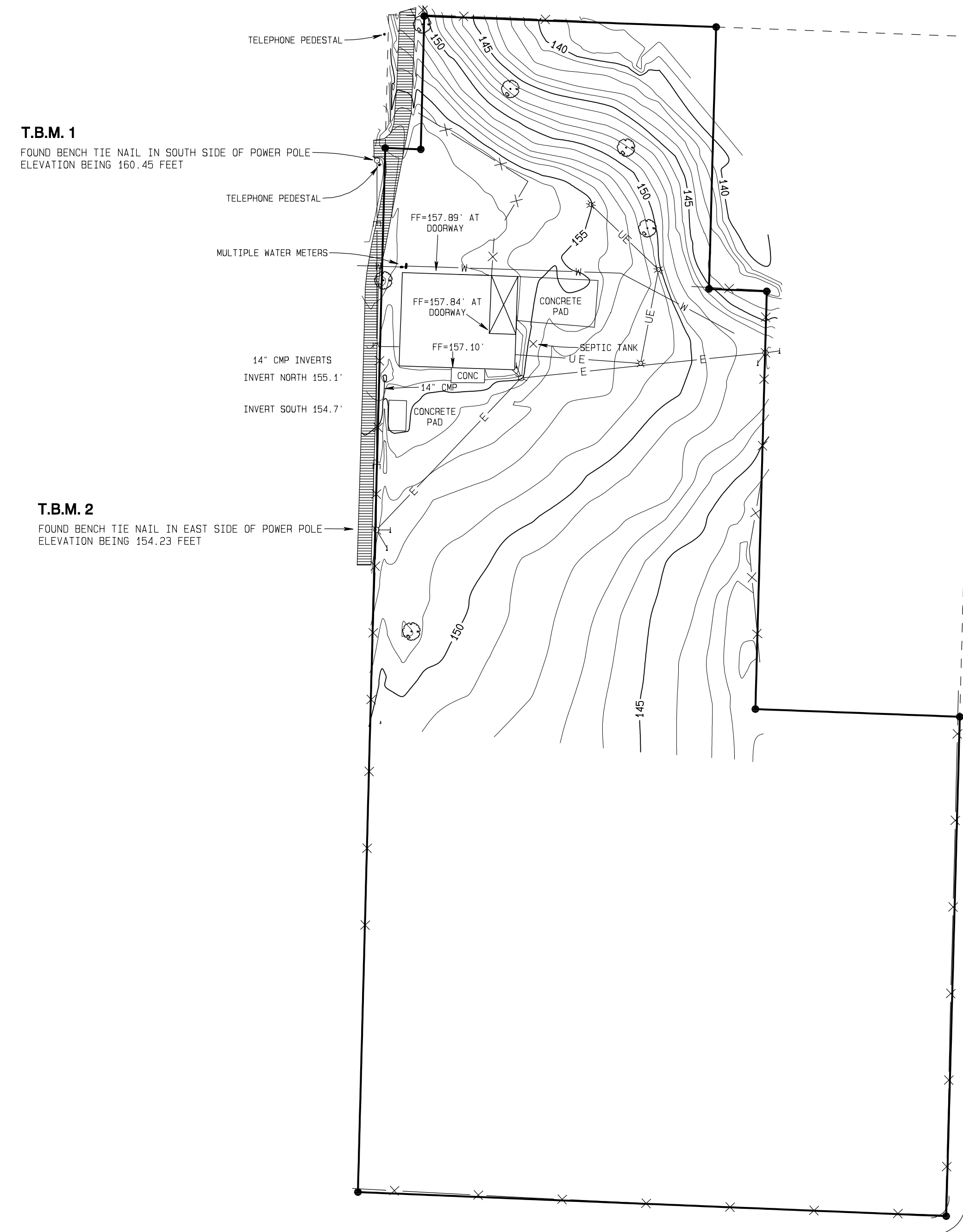
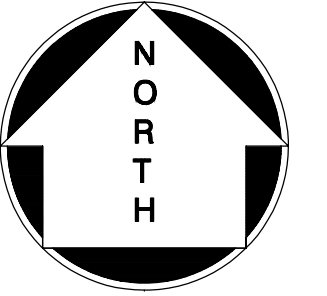
NOT FULL AND COMPLETE WITHOUT SHEET 2 OF 2

The undersigned has not researched the title of this property. There may be deeds, easements, rights of way or restrictions affecting the boundaries and/or use of this property.

CLARK SURVEYING AND MAPPING, INC.	
1889 Highway 177/Bonifay, Florida 32425 Tel 850 547-2780	
<p>SURVEY FOR</p> <p style="text-align: center; font-size: 1.2em;">LKQ</p> <p>HOLMES COUNTY, FLORIDA</p> <p>PROJECT No. LKQ100-09-001</p> <p>PLAT BOOK PAGE</p> <p>SEC. 11 TWP. 4-N RGE. 15-W</p> <p>BEARING REFERENCE: SEE NOTES</p> <p>LAST FIELDWORK: 12-14-09</p>	<p>Unless it bears the signature and the original raised seal of a Florida Licensed Surveyor & Mapper, this Map/Report is for informational purposes only and is not valid.</p> <p style="text-align: right;">LB #7156</p> <p style="text-align: center;">NOT VALID WITHOUT RAISED SEAL</p> <p>JASON A. CLARK, P.S.M. No. 6337</p> <p>DATED 12-17-09</p> <p style="text-align: right;">SHEET 1 OF 2</p>

BOUNDARY & TOPOGRAPHIC SURVEY

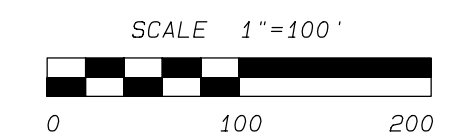
SHEET 2 OF 2



Symbol	Description
	UTILITY POLE
	TREE
	GUY ANCHOR
	LIGHT POLE
	WATER LINE
	OVERHEAD POWER
	UNDERGROUND ELECTRIC
	FENCE

FF = FINISHED FLOOR ELEVATION
 CONC = CONCRETE
 TBM = TEMPORARY BENCH MARK
 CMP = CORRUGATED METAL PIPE

SEE SHEET 1 OF 2 FOR ADDITIONAL NOTES



NOT FULL AND COMPLETE WITHOUT SHEET 1 OF 2

The undersigned has not researched the title of this property. There may be deeds, easements, rights of way or restrictions affecting the boundaries and/or use of this property.

CLARK SURVEYING AND MAPPING, INC.

1889 Highway 177/Bonifay, Florida 32425 Tel 850 547-2780

SURVEY FOR

LKQ

HOLMES COUNTY, FLORIDA

PROJECT No. LKQ100-09-001

PLAT BOOK PAGE

SEC. 11 TWP. 5-N RING. 14-W

BEARING REFERENCE: GRID NORTH, SEE NOTES

LAST FIELDWORK: 12-14-09

Unless it bears the signature and the original raised seal of a Florida Licensed Surveyor & Mapper, this Map/Report is for informational purposes only and is not valid.

JASON A. CLARK, P.S.M. No. 6337

DATED 12-17-09

LB #7156

NOT VALID WITHOUT RAISED SEAL

SHEET 2 OF 2