

## SITE DATA

Property Owner(s): Donald E. & Rita K. Wise  
OR BK 7905, PG 370  
Clayton E. Wise  
OR BK 3742, PG 926

Developer: Breland Homes Coastal, LLC  
801 W. Romana St. Suite A  
Pensacola, FL 32502

Surveyor: Mullins, LLC  
801 W. Romana St. Suite A  
Pensacola, FL 32502  
(251) 263-3513 - kevin@mullinsllc.net  
Kevin Gardner, PLS - FL License # 7258

Engineer: Mullins, LLC  
801 W. Romana St. Suite A  
Pensacola, FL 32502  
(258) 975-0653 - eric@mullinsllc.net  
Eric Lane, P.E. - FL License # 86920

Gross Project Area: 25.91 Acres (25.91 Buildable)  
Wetland Area: 0 Acres  
Gross Density: 3.20 Units / Acre (Residential)  
Current Zoning: LDR  
Type of Subdivision: Single-Family  
Number of Lots: 83 Lots  
Contour Interval: One-Foot  
Datum: Florida North NAD1983 & NGVD88  
Street Length: 4,332 LF  
Type of Streets: Public  
R/W Width: 50'  
Pavement Width: 26' B.O.C. To B.O.C.  
Street Maintenance: Public  
Stormwater Maintenance: Public  
Min. Lot Area: 52,00' x 130.0' (6,760 SF)  
Min. Lot Width at Building Line: 50.00 feet  
Min. Depth of Front Yard: 25 feet  
Min. Depth of Rear Yard: 25 feet  
Min. Width of Each Side Yard: On each side, 5 feet or 10% of the lot width at the street right-of-way, whichever is greater, but not required to exceed 15 feet  
Max. Building Height (feet): 45 feet  
Corner Lots: Will have one front setback (25') and a fifteen feet setback (15') along the other right-of-way.

### SADDLE RIDGE PHASE ONE LEGAL DESCRIPTION

COMMENCING AT A CAPPED 1/2" REBAR FOUND ON THE NORTHERLY RIGHT OF WAY MOBILE HIGHWAY (U.S. HIGHWAY 90), SAID POINT FURTHER DESCRIBED AS BEING ON THE WEST LINE OF SECTION 16 AND LOCATED N 03°10'02" E A DISTANCE OF 1687.48' FROM THE SOUTHWEST CORNER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA;  
THENCE FROM THE POINT OF COMMENCEMENT AND ALONG THE EXISTING SAID NORTHERLY RIGHT OF WAY S 58°19'55" E A DISTANCE OF 473.34' TO A CAPPED 1/2" REBAR FOUND (X) MONIE 4655;  
THENCE CONTINUE ALONG THE EXISTING SAID NORTHERLY RIGHT OF WAY S 58°19'55" E A DISTANCE OF 193.47' TO A CAPPED 1/2" REBAR FOUND (PARKER 3268);  
THENCE LEAVING THE EXISTING SAID NORTHERLY RIGHT OF WAY LINE N 04°52'16" E A DISTANCE OF 19.00' TO A POINT ON THE DEDICATED NORTHERLY RIGHT OF WAY FOR MOBILE HIGHWAY (U.S. 90);  
SAID POINT FURTHER DESCRIBED AS BEING THE POINT OF BEGINNING;  
THENCE FROM THE POINT OF BEGINNING AND LEAVING SAID DEDICATED NORTHERLY RIGHT OF WAY N 04°52'16" E A DISTANCE OF 315.09';  
THENCE N 03°21'00" E A DISTANCE OF 175.80';  
THENCE S 86°39'00" E A DISTANCE OF 50.00';  
THENCE N 03°21'00" E A DISTANCE OF 88.69';  
THENCE S 86°52'12" E A DISTANCE OF 435.44';  
THENCE N 03°07'48" E A DISTANCE OF 180.00';  
THENCE S 86°52'12" E A DISTANCE OF 9.68';  
THENCE N 03°07'48" E A DISTANCE OF 100.00';  
THENCE N 86°52'12" W A DISTANCE OF 52.00';  
THENCE N 03°07'48" E A DISTANCE OF 180.00';  
THENCE S 86°52'12" E A DISTANCE OF 117.73';  
THENCE WITH A CURVE TURNING TO THE LEFT HAVING AN ARC LENGTH OF 29.07', A RADIUS OF 25.00', A CHORD BEARING OF N 59°49'08" E, AND A CHORD LENGTH OF 27.46';  
THENCE WITH A CURVE TURNING TO THE RIGHT HAVING AN ARC LENGTH OF 7.82', A RADIUS OF 325.00', A CHORD BEARING OF N 27°15'50" E, AND A CHORD LENGTH OF 7.82';  
THENCE N 27°53'11" E A DISTANCE OF 114.98';  
THENCE N 62°06'49" W A DISTANCE OF 650.40';  
THENCE N 27°53'11" E A DISTANCE OF 38.78' TO A CAPPED 1/2" REBAR FOUND (BOWE FL 1540);  
THENCE N 07°42'44" E A DISTANCE OF 336.11' TO THE SOUTHERLY LINE OF BRIDLEWOOD AS RECORDED IN PLAT BOOK 19 PAGE 21 IN THE ESCAMBIA COUNTY CLERK'S OFFICE;  
THENCE ALONG SAID SOUTHERLY LINE OF BRIDLEWOOD S 80°39'29" E A DISTANCE OF 866.28' TO A 4" X 4" CONCRETE MONUMENT FOUND (RLS 0046);  
THENCE ALONG THE WESTERLY LINE OF BRIDLEWOOD S 03°07'46" W A DISTANCE OF 1594.50';  
THENCE N 87°16'30" W A DISTANCE OF 357.09' TO A FENCE CORNER POST;  
THENCE S 32°57'04" W A DISTANCE OF 25.26' TO FENCE CORNER POST;  
THENCE N 87°06'54" W A DISTANCE OF 286.53' TO A POINT ON THE DEDICATED NORTHERLY RIGHT OF WAY FOR MOBILE HIGHWAY (U.S. 90);  
THENCE ALONG SAID DEDICATED NORTHERLY RIGHT OF WAY N 58°33'43" W A DISTANCE OF 126.69' TO THE POINT OF BEGINNING, CONTAINING 25.16 ACRES, MORE OR LESS.

TOGETHER WITH A 25' WIDE DRAINAGE RIGHT OF WAY MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCING AT A CAPPED 1/2" REBAR FOUND ON THE NORTHERLY RIGHT OF WAY MOBILE HIGHWAY (U.S. HIGHWAY 90), SAID POINT FURTHER DESCRIBED AS BEING ON THE WEST LINE OF SECTION 16 AND LOCATED N 03°10'02" E A DISTANCE OF 1687.48' FROM THE SOUTHWEST CORNER OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 31 WEST, ESCAMBIA COUNTY, FLORIDA;  
THENCE FROM THE POINT OF COMMENCEMENT AND ALONG THE EXISTING SAID NORTHERLY RIGHT OF WAY S 58°19'55" E A DISTANCE OF 473.34' TO A CAPPED 1/2" REBAR FOUND (X) MONIE 4655;  
THENCE CONTINUE ALONG THE EXISTING SAID NORTHERLY RIGHT OF WAY S 58°19'55" E A DISTANCE OF 193.47' TO A CAPPED 1/2" REBAR FOUND (PARKER 3268);  
THENCE LEAVING THE EXISTING SAID NORTHERLY RIGHT OF WAY LINE N 04°52'16" E A DISTANCE OF 19.00' TO A POINT ON THE DEDICATED NORTHERLY RIGHT OF WAY FOR MOBILE HIGHWAY (U.S. 90);  
THENCE LEAVING SAID DEDICATED NORTHERLY RIGHT OF WAY N 04°52'16" E A DISTANCE OF 315.09';  
THENCE N 03°21'00" E A DISTANCE OF 175.80' TO THE POINT OF BEGINNING;  
THENCE FROM THE POINT OF BEGINNING N 03°21'00" E A DISTANCE OF 193.40';  
THENCE WITH A CURVE TURNING TO THE LEFT HAVING AN ARC LENGTH OF 39.37', A RADIUS OF 25.00', A CHORD BEARING OF N 41°45'36" W, AND A CHORD LENGTH OF 35.42';  
THENCE N 86°52'12" W A DISTANCE OF 133.28';  
THENCE WITH A CURVE TURNING TO THE RIGHT HAVING AN ARC LENGTH OF 157.08', A RADIUS OF 100.00', A CHORD BEARING OF N 41°52'12" W, AND A CHORD LENGTH OF 141.42';  
THENCE N 03°07'48" E A DISTANCE OF 193.57';  
THENCE WITH A CURVE TURNING TO THE RIGHT HAVING AN ARC LENGTH OF 33.39', A RADIUS OF 225.00', A CHORD BEARING OF N 07°22'54" E, AND A CHORD LENGTH OF 33.36';  
THENCE N 11°38'00" W A DISTANCE OF 62.30';  
THENCE WITH A CURVE TURNING TO THE LEFT HAVING AN ARC LENGTH OF 30.85', A RADIUS OF 475.00', A CHORD BEARING OF N 09°46'22" E, AND A CHORD LENGTH OF 30.84';  
THENCE N 07°54'44" E A DISTANCE OF 199.20';  
THENCE WITH A CURVE TURNING TO THE RIGHT HAVING AN ARC LENGTH OF 32.47', A RADIUS OF 500.00', A CHORD BEARING OF S 09°46'22" W, AND A CHORD LENGTH OF 32.47';  
THENCE S 11°38'00" W A DISTANCE OF 62.30';  
THENCE WITH A CURVE TURNING TO THE LEFT HAVING AN ARC LENGTH OF 29.68', A RADIUS OF 200.00', A CHORD BEARING OF S 07°22'54" W, AND A CHORD LENGTH OF 29.65';  
THENCE S 03°07'48" E A DISTANCE OF 193.57';  
THENCE WITH A CURVE TURNING TO THE LEFT HAVING AN ARC LENGTH OF 117.81', A RADIUS OF 75.00', A CHORD BEARING OF S 41°52'12" E, AND A CHORD LENGTH OF 106.07';  
THENCE S 86°52'12" E A DISTANCE OF 183.48';  
THENCE S 03°21'00" W A DISTANCE OF 243.60';  
THENCE N 86°39'00" W A DISTANCE OF 25.00' TO THE POINT OF BEGINNING, CONTAINING 0.75 ACRES, MORE OR LESS.

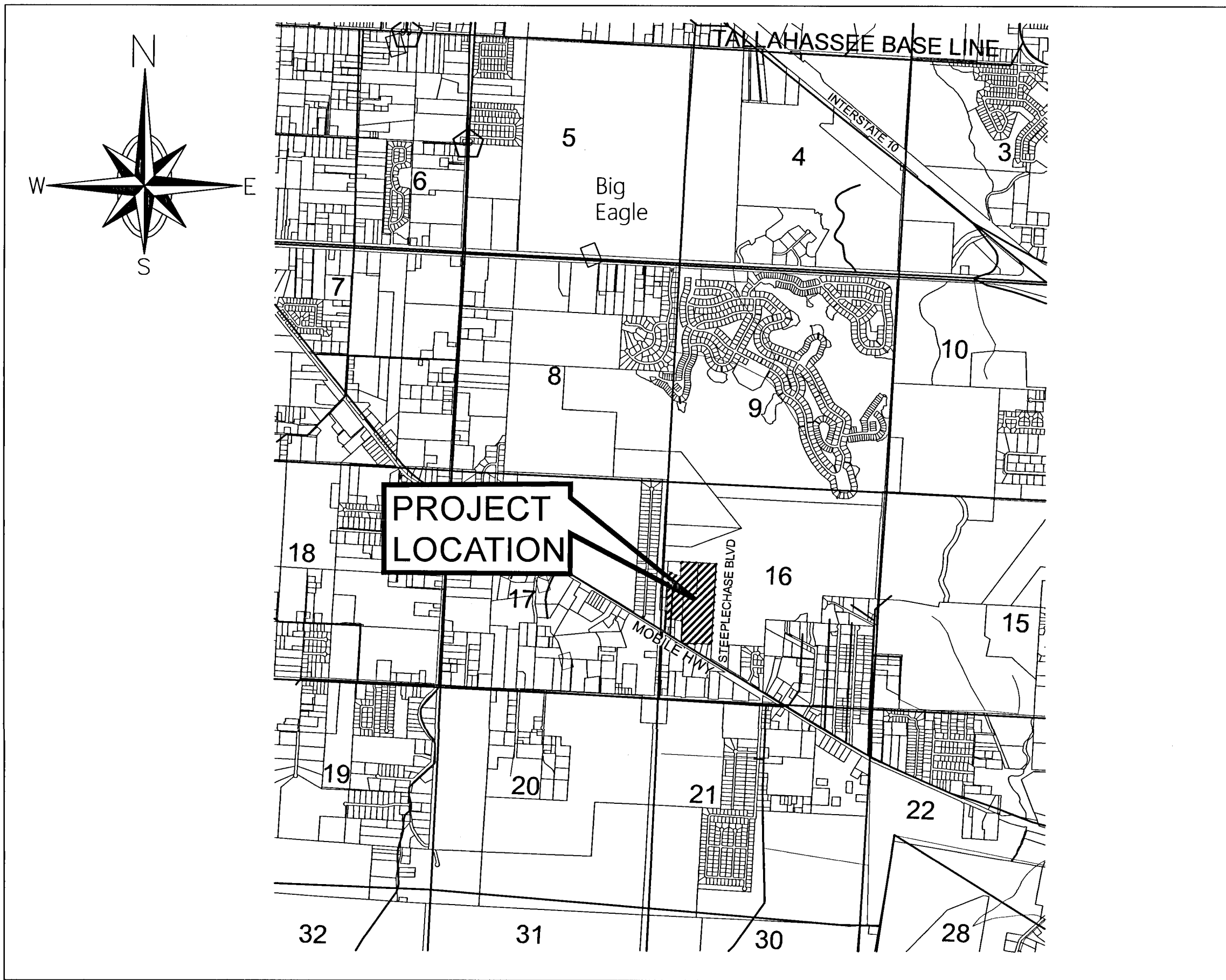
# CONSTRUCTION PLANS FOR SADDLE RIDGE PHASE 1

A 83 LOT SUBDIVISION IN A PORTION OF SECTION 16 TOWNSHIP 1 SOUTH, RANGE 31 WEST  
ESCAMBIA COUNTY, FLORIDA

ZONED: LDR

FUTURE LAND USE: MU-S

DEVELOPER:  
BRELAND HOMES COASTAL, LLC  
801 W. ROMANA ST. SUITE A  
PENSACOLA, FL 32502



## LOCATION MAP

NTS

# \*\*ISSUED FOR CONSTRUCTION\*\*



48 HOURS  
BEFORE YOU DIG  
CALL SUNSHINE ONE  
1-800-432-4770  
www.callsunshine.com

## February 2021

## DRAINAGE FEE

Imperv. Surf. 119,467 Sq ft

Stormwater Ret. .67 % (F)

Total Drainage Fee \$4,002.14

Pond Maint. Fee: MSBU

### ECUA Engineering Manual Reference Note\*

\*Note shall be inserted in the upper right corner of plan sheet.  
\*applicable only to ECUA infrastructure to be constructed in public ROW or in utility easement; not to be applied to private water/sewer facilities on private property (see Building Code)

#### A. ECUA Engineering Manual Incorporated by Reference

The ECUA Engineering Manual, dated December 18, 2014, along with Update # 1 dated September 1, 2016 (hereinafter "Manual"), located at [www.ecua-fl.gov](http://www.ecua-fl.gov), is hereby incorporated by reference into this Project's official contract documents as if fully set forth therein. It is the Contractor's responsibility to be knowledgeable of the Manual's contents and to construct the Project in accordance with the Manual. The Contractor shall provide its employees access to the Manual at all times, via Project site or office, via digital or paper format. In the event of a conflict between the Manual and Plans, Contractor shall consult Engineer of Record for proper resolution.

#### B. Additional Documents to be completed by the Engineer of Record

Does this Project have additional technical specifications or construction details that supplement and/or supersede the Manual listed above? ☒ YES ☐ NO. If yes, Contractor shall construct Project in accordance with said documents as listed and located below:

| Document Name                          | Document Type            | Location                            |
|--|--------------------------|-------------------------------------|
| Specification                          | Detail                   | Plans                               |
| D-20 15" Low Pressure Sewer Service    | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| D-22 Low Pressure Flushing Connections | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
|  | <input type="checkbox"/> | <input type="checkbox"/>            |
|  | <input type="checkbox"/> | <input type="checkbox"/>            |

\*Project Manuals used only with ECUA CIP Projects

#### C. Engineer of Record Responsibilities

The Engineers of Record (EORs) that have affixed their seals and signatures on these plans warrant their portions of the plans have been designed in accordance with the Manual (unless otherwise directed by the ECUA Project Engineer). The EORs shall be knowledgeable of the Manual's contents and shall assume responsibility for its use on this Project.

Approved: Eric Lane Date: 4-1-21

This document has been reviewed in accordance with requirements of applicable Escambia County Regulations and Ordinances, and does not in any way relieve the submitting Architect, Engineer, Surveyor, or other signatory from responsibility of details as drawn.

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PLANS PREPARED BY:

**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN,  
SURVEYING

801 W. Romana St., Suite A, Pensacola, FL 32502

(850) 462-8412

Mullins Project No. 20-123P

NOTE: THE SCALE OF THESE PLANS MAY HAVE CHANGED DUE TO REPRODUCTION.

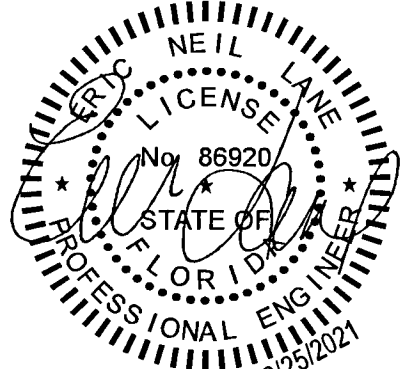
CONSTRUCTION PLAN SET  
February 2021

SHOP DRAWINGS  
TO BE SUBMITTED TO:  
MULLINS, LLC  
ATTN: ERIC LANE, P.E.  
801 W. ROMANA ST. SUITE A  
PENSACOLA, FL 32502

## ENGINEERING STATEMENT

ALL PROPOSED ROADWAYS, DRAINAGE, AND OTHER IMPROVEMENTS ARE DESIGNED TO COMPLY WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL DEVELOPMENT REQUIREMENTS.

ENGINEER OF RECORD: ERIC LANE, P.E.  
P.E. NO. 86920



ERIC LANE, P.E. CO.# 32689  
FL. PE. NO. 86920



GENERAL NOTES:

1. THE CONTRACTORS SHALL NOTIFY THE COUNTY DESIGN ENGINEER OR DESIGNEE 48 HOURS PRIOR TO CONSTRUCTION.
2. ALL CONDITIONS AND STIPULATIONS OF THE CONSTRUCTION PERMITS AND THE APPROVALS ISSUED BY THE ESCAMBIA COUNTY ENGINEER SHALL BE COMPLIED WITH IN EVERY DETAIL.
3. ALL ROADS DAMAGED BY CONSTRUCTION OPERATIONS ARE TO BE PATCHED OR RECONSTRUCTED AS DIRECTED BY THE COUNTY ENGINEER OR DESIGNEE.
4. THE CONTRACTOR SHALL TAKE STEPS NECESSARY TO PREVENT EROSION AND ANY OFF SITE SEDIMENT TRANSPORT RESULTING FROM INCREASED RUNOFF DURING CONSTRUCTION BY PROVIDING SILT FENCE AND/OR STAKED HAY BALES AS REQUIRED BY FDOT SPECIFICATION 104, THE FLORIDA STORMWATER, EROSION, AND SEDIMENT CONTROL INSPECTOR'S MANUAL, LATEST EDITION, OR AS INDICATED ON THE PLANS. ALL EROSION CONTROL MEASURES SHALL REMAIN IN PLACE UNTIL ASSOCIATED DISTURBED AREAS ARE STABILIZED AS TO REDUCE SEDIMENT RUNOFF, UNLESS OTHERWISE DIRECTED BY THE ENGINEER OR DESIGNEE.
5. ANY NECESSARY PERMITS WILL BE THE RESPONSIBILITY OF THE CONTRACTOR. ESCAMBIA COUNTY OR ITS DESIGNEE WILL ASSIST THE CONTRACTOR WITH REQUIRED PERMITS.
6. THE CONTRACTOR IS CAUTIONED TO VISIT THE SITE AND FAMILIARIZE THEMSELVES WITH THE PROJECT PRIOR TO BIDDING AND/OR CONSTRUCTION.
7. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO PRESERVE OR RELOCATE ALL BENCHMARKS (VERTICAL CONTROL) AS NEEDED DURING CONSTRUCTION. ALL PUBLIC OR PRIVATE CORNER MONUMENTATION SHALL BE PROTECTED. IF A PUBLIC OR PRIVATE CORNER MONUMENTATION IS IN DANGER OF BEING DESTROYED AND HAS NOT BEEN PROPERLY REFERENCED, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR DESIGNEE IMMEDIATELY. ANY ESCAMBIA COUNTY HARN/VGPS NETWORK MONUMENTS OR BUREAU OF SURVEY AND MAPPING GPS NETWORK MONUMENTS WITHIN THE LIMITS OF CONSTRUCTION SHALL BE PROTECTED. IF ANY HARN/VGPS NETWORK MONUMENTS OR BUREAU OF SURVEY AND MAPPING GPS NETWORK MONUMENTS ARE DISTURBED OR DESTROYED, THE CONTRACTOR SHALL BE RESPONSIBLE FOR REPLACEMENT OF THE MONUMENTS AND HAVE THE MONUMENTS POSITION DETERMINED BY A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER USING GUIDELINES AS ESTABLISHED BY NATIONAL GEODETIC SURVEY FOR BLUE BOOKING AND APPROVAL.
8. EXISTING DRAINAGE FEATURES WITHIN CONSTRUCTION LIMITS SHALL REMAIN UNLESS OTHERWISE NOTED.
9. THE CONTRACTOR SHALL MATCH EXISTING CONDITIONS AT THE BEGINNING AND END OF CONSTRUCTION AS DIRECTED BY THE COUNTY ENGINEER OR DESIGNEE.
10. EXISTING STREETS AND DRIVES SHALL BE MAINTAINED TO LOCAL TRAFFIC AND PROPERTY OWNERS.
11. ALL ROADWAY CONSTRUCTION SHALL COMPLY WITH THE ESCAMBIA COUNTY TECHNICAL SPECIFICATIONS, LATEST EDITION.
12. ALL MATERIALS, TESTING AND CONSTRUCTION METHODS SHALL CONFORM TO THE ESCAMBIA COUNTY TECHNICAL SPECIFICATIONS, LATEST EDITION.
13. ANY REFERENCE TO FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION, DIVISION 1, GENERAL REQUIREMENTS AND COVENANTS, SHALL BE EXCLUDED AND NOT APPLICABLE TO ANY SPECIFICATION REFERRED HEREIN OR OTHERWISE LISTED IN THESE PLANS OR RELATED DOCUMENTS OR THE ESCAMBIA COUNTY TECHNICAL SPECIFICATIONS.
14. EXISTING STREET AND ROAD NAME SIGNS ON THE PROJECT SHALL BE KEPT VISIBLE AT ALL TIMES FOR THE FACILITATION OF ACCESS BY EMERGENCY VEHICLES. ALL OTHER EXISTING SIGNS THAT CONFLICT WITH CONSTRUCTION OPERATIONS SHALL BE TAKEN DOWN AND STOCKPILED WITHIN THE R/W LIMITS BY THE CONTRACTOR, AS DIRECTED BY THE COUNTY ENGINEER OR DESIGNEE. ANY EXISTING SIGNS THAT ARE TO BE RELOCATED AND ARE DAMAGED BEYOND USE BY THE CONTRACTOR, SHALL BE REPLACED BY THE CONTRACTOR AT HIS/HER EXPENSE.
15. CONTRACTOR SHALL COMPLY WITH ALL F.D.E.P. AND ARMY CORP. OF ENGINEERS REQUIREMENTS.
16. IN THE EVENT THAT SURVEY MONUMENTATION OR REFERENCE POINTS ARE MISSING OR HAVE BEEN DESTROYED, PLEASE CONTACT:  
  
ESCAMBIA COUNTY SURVEYOR  
3363 WEST PARK PLACE  
PENSACOLA, FLORIDA 32505  
PH: (850) 595-3427
17. GRADED AGGREGATE BASE SHALL BE REQUIRED WHERE THE SEASONAL HIGH GROUND WATER ENCROACHES WITHIN TWO (2) FEET OF THE BOTTOM OF BASE.
18. TREES WITHIN LIMITS OF CONSTRUCTION SHALL BE REMOVED UNLESS OTHERWISE NOTED IN PLANS.
19. ALL COMPACTED FILL SHALL BE PLACED IN FOUR INCH (4") LIFTS FOR HAND POWERED TAMPERS AND EIGHT INCH (8") LIFTS FOR HEAVY EQUIPMENT OPERATED TAMPERS.
20. MAINTENANCE OF TRAFFIC AS PER FDOT INDEX 600.
21. THE CONTRACTOR SHALL, AT A MINIMUM, MATCH EXISTING SIGNING AND PAVEMENT MARKINGS. ALL SIGNING AND PAVEMENT MARKINGS SHALL BE PLACED IN ACCORDANCE WITH THE LATEST FDOT DESIGN STANDARDS. THE CONTRACTOR SHALL CONTACT THE COUNTY TRAFFIC DEPARTMENT PRIOR TO INSTALLATION OF ANY SIGNING AND PAVEMENT MARKINGS.
22. ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES SHALL BE INSTALLED PRIOR TO SITE DISTURBANCE AND MAINTAINED IN GOOD WORKING ORDER UNTIL PROJECT IS COMPLETE AND SITE BECOMES STABILIZED.
23. TEMPORARY BENCHMARKS HAVE BEEN ESTABLISHED ON THIS PROPERTY WHICH SHOULD BE USED BY THE CONTRACTOR DURING CONSTRUCTION. DESCRIPTIONS OF THE BENCHMARKS CAN BE FOUND IN THESE PLANS.
24. CLEARING AND GRUBBING SHALL BE LIMITED TO THE ROADWAY RIGHT-OF-WAY, DRAINAGE EASEMENTS AND DETENTION PONDS. NO ADDITIONAL CLEARING OTHER THAN SPECIFIED ON THE PLANS SHALL BE ALLOWED, UNLESS PROPER PERMITS ARE OBTAINED THROUGH THE COUNTY.
25. ALL UNDERGROUND UTILITIES AND DRAINAGE STRUCTURES SHALL BE INSTALLED PRIOR TO CURB AND BASE CONSTRUCTION.
26. THE CONTRACTOR SHALL COORDINATE ALL REQUIRED TESTING WITH THE SOILS ENGINEER. PAYMENT FOR TESTING WILL BE IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
27. THE CONTRACTOR SHALL ADJUST ALL VALVE BOX AND MANHOLE CASTINGS TO MATCH FINAL SURFACE ELEVATIONS.
28. THE PROJECT ENGINEER (ENGINEER OF RECORD) SHALL PROVIDE TO ESCAMBIA COUNTY "AS-BUILT" RECORD DRAWINGS FOR VERIFICATION AND APPROVAL BY ESCAMBIA COUNTY ONE WEEK PRIOR TO REQUESTING A FINAL INSPECTION, AND PROVIDE "AS-BUILT" CERTIFICATION THAT THE PROJECT CONSTRUCTION ADHERES TO THE PERMITTED PLANS AND SPECIFICATIONS. THE "AS-BUILT" CERTIFICATION OR THE "AS-BUILT" RECORD DRAWINGS MUST BE SIGNED, SEALED AND DATED BY THE REGISTERED FLORIDA PROFESSIONAL ENGINEER.
29. CONTRACTOR SHALL MAINTAIN RECORD DRAWINGS DURING CONSTRUCTION WHICH SHOW "AS-BUILT" CONDITIONS OF ALL WORK INCLUDING PIPING, DRAINAGE STRUCTURES, TOPO OF POND(S), OUTLET STRUCTURES, DIMENSIONS, ELEVATIONS, GRADING ETC. RECORD DRAWINGS SHALL BE PROVIDED TO THE ENGINEER OF RECORD PRIOR TO REQUESTING FINAL INSPECTION.
30. THE OWNER OR HIS AGENT SHALL ARRANGE/SCHEDULE WITH THE COUNTY A FINAL INSPECTION OF THE DEVELOPMENT UPON COMPLETION AND ANY INTERMEDIATE INSPECTIONS AT (850) 595-3434. AS-BUILT PLANS AND CERTIFICATION ARE REQUIRED PRIOR TO REQUEST FOR FINAL INSPECTION/APPROVAL.
31. NOTIFY SUNSHINE UTILITIES 48 HOURS IN ADVANCE PRIOR TO DIGGING WITHIN R/W; 1-800-432-4770.
32. ALL ASPECTS OF THE STORMWATER/DRAINAGE COMPONENTS AND/OR TRANSPORTATION COMPONENTS SHALL BE COMPLETED PRIOR TO REQUESTING A FINAL INSPECTION.
33. NO DEVIATIONS OR REVISIONS FROM THESE PLANS BY THE CONTRACTOR SHALL BE ALLOWED WITHOUT PRIOR WRITTEN APPROVAL FROM BOTH THE DESIGN ENGINEER AND ESCAMBIA COUNTY. ANY DEVIATIONS MAY RESULT IN DELAYS IN COUNTY ACCEPTANCE OF IMPROVEMENTS.

DRAINAGE NOTES:

1. CONSTRUCT THE STORMWATER MANAGEMENT FACILITY INCLUDING INLET STRUCTURE, FILTER SYSTEM (TEMP. OR FINAL), AND OUTFALL SYSTEM AND STABILIZE WITH SOD. DO NOT CLEAR ANY OTHER AREAS OF THE SITE UNTIL POND IS STABILIZED.
2. CLEAR THE REMAINING PORTION OF THE SITE AND CREATE DIVERSION CHANNELS TO DIRECT STORMWATER FLOW TO THE POND. WHERE NEEDED, CHECK DAMS CONSTRUCTED OF HAY BALES, DAMS SHALL BE USED TO TRAP SEDIMENT BEFORE IT REACHES THE POND.
3. ENDWALL DIMENSIONS, LOCATIONS AND POSITIONS ARE FOR ROUND AND ELLIPTICAL CONCRETE PIPE AND FOR ROUND AND PIPE-ARCH CORRUGATED METAL PIPE. ROUND CONCRETE PIPE SHOWN.
4. FRONT SLOPE AND DITCH TRANSITIONS SHALL BE IN ACCORDANCE WITH FDOT INDEX NO. 280.
5. ENDWALLS MAY BE CAST IN PLACE OR PRECAST CONCRETE. REINFORCING STEEL SHALL BE GRADES 40 OR 60. ADDITIONAL REINFORCEMENT NECESSARY FOR HANDLING PRECAST UNITS SHALL BE DETERMINED BY THE CONTRACTOR OR THE SUPPLIER. COST OF REINFORCEMENT SHALL BE INCLUDED IN THE CONTRACT UNIT PRICE FOR CONCRETE, (ENDWALLS).
6. ALL EXPOSED CORNERS AND EDGES OF CONCRETE ARE TO BE CHAMFERED 3/4".
7. CONSTRUCTION OF THE ROADWAY AND DRAINAGE SYSTEMS SHALL CONFORM TO THE MOST RECENT FDOT ROAD AND BRIDGE MANUAL AND SUPPLEMENTS.
8. CONCRETE MEETING THE REQUIREMENTS OF ASTM C-478 (4000 PSI) MAY BE USED IN LIEU OF CLASS 1 CONCRETE IN PRECAST ITEMS MANUFACTURED IN PLANTS WHICH ARE UNDER THE STANDARD OPERATING PROCEDURES FOR THE INSPECTION OF PRECAST DRAINAGE PRODUCTS.
9. ON OUTFALL DITCHES WITH SIDE SLOPES FLATTER THAN 1% : 1, PROVIDE 20" TRANSITIONS FROM THE ENDWALL TO THE FLATTER SIDE SLOPES, RIGHT OF WAY PERMITTING.
10. FOR SODDING AROUND ENDWALLS SEE INDEX NO. 281.
11. PIPE LENGTH PLAN QUANTITIES SHALL BE BASED ON THE PIPE END LOCATIONS SHOWN IN THE STANDARD LOCATION CONTROL END VIEW, OR LENGTHS BASED ON SPECIAL ENDWALL LOCATIONS CALLED FOR IN THE PLANS.

CONSTRUCTION SEQUENCE:

1. THE FOLLOWING SEQUENCE OF CONSTRUCTION SHALL BE FOLLOWED:
  - A) CONSTRUCT TREE PROTECTION BARRICADES AND SEDIMENTATION/EROSION CONTROLS AND CLEARLY FLAG THE LIMITS OF CONSTRUCTION. DO NOT BEGIN CONSTRUCTION UNTIL EROSION CONTROL DEVICES HAVE BEEN INSPECTED AND APPROVED BY THE LOCAL PERMITTING AUTHORITY.
  - B) CONSTRUCT ALL STORMWATER MANAGEMENT FACILITIES. DO NOT CLEAR ANY OTHER AREAS OF THE SITE UNTIL THE POND/SWALE IS STABILIZED.
  - C) CLEAR THE REMAINING PORTION OF THE SITE AND CREATE DIVISION BERMS OR CHANNELS TO DIRECT RUNOFF TO THE STORMWATER FACILITIES WHERE NEEDED, CHECK DAMS CONSISTING OF HAY BALES OR OTHER MATERIALS SHALL BE USED TO TRAP ANY SEDIMENTS BEFORE THEY REACH THE POND/SWALE.
  - D) CONSTRUCT UTILITIES AND OTHER IMPROVEMENTS IN ACCORDANCE WITH THE APPROVED DRAWINGS.
  - E) SEED/SOD AND LANDSCAPE IN ACCORDANCE WITH THE APPROVED DRAWINGS.
  - F) OBTAIN A STORMWATER OPERATION AND MAINTENANCE PERMIT. RECORD DRAWINGS SHALL BE FILED WITH THE LOCAL PERMITTING AUTHORITY.

LAYOUT NOTES:

1. THE ELEVATIONS AS SHOWN HEREON ARE REFERENCED TO NATIONAL GEODETIC VERTICAL DATUM.
2. IT IS THE CONTRACTORS RESPONSIBILITY TO DETERMINE THE EXACT LOCATION OF EXISTING UTILITIES AND TO DETERMINE IF OTHER UTILITIES WILL BE ENCOUNTERED DURING THE COURSE OF THE WORK AND TAKE ALL NECESSARY STEPS TO PROVIDE FOR UTILITY PROTECTION.
3. REFERENCE BENCHMARKS EXISTS ON THIS PROPERTY AS SHOWN HEREON.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FINAL LAYOUT AND ALIGNMENT OF ALL BUILDINGS, DRIVEWAYS, PARKING AREAS, ROADS AND OTHER FACILITIES. CONTRACTOR SHALL CONTACT THE ENGINEER IMMEDIATELY UPON ANY APPARENT CONFLICTS, AND PRIOR TO CONSTRUCTING SAID IMPROVEMENTS.
5. CONTRACTOR SHALL CONTACT THE ENGINEER IMMEDIATELY REGARDING ANY APPARENT CONFLICTS IN THE PROPOSED IMPROVEMENTS ENCOUNTERED DURING THE COURSE OF CONSTRUCTION.

EARTHWORK NOTE:

1. NO REPRESENTATION IS MADE REGARDING A BALANCED SITE. THE CONTRACTOR SHALL DETERMINE IF ANY ADDITIONAL FILL IS REQUIRED AND PROVIDE SAME AT NO ADDITIONAL COST TO THE OWNER. LIKEWISE, ANY EXCESS MATERIAL SHALL BE HAULED FROM THE SITE AND PROPERLY DISPOSED OF AT NO ADDITIONAL COST.

LAND DISTURBANCE NOTE:

1. ALL LAND SHALL REMAIN IN ITS CURRENTLY MAINTAINED OR NATURAL, VEGETATED STATE WHERE APPLICABLE, UNTIL SUCH TIME AS PROPER PERMITTING AND APPROVALS FOR FUTURE SITE "DEVELOPMENT" ARE GRANTED BY ESCAMBIA COUNTY AND OTHER JURISDICTIONAL AGENCIES. PER ESCAMBIA COUNTY'S LAND DEVELOPMENT CODE, ONCE APPROVED, THE CONSTRUCTION PHASE ALLOWS THE CONSTRUCTION OF THE SUBDIVISION INFRASTRUCTURE TO PROCEED, BUT IT DOES NOT ALLOW DEVELOPMENT ON THE INDIVIDUAL SUBDIVISION LOTS. REMOVAL OF PROTECTED TREES, LAND CLEARING ACTIVITIES, PLACEMENT OF FILL MATERIALS, TRENCHING, EXCAVATION, GRADING, ALTERATION OF LAND TOPOGRAPHY OR VEGETATIVE COVER OR ANY OTHER "LAND DISTURBANCE ACTIVITIES" OUTSIDE APPROVED INFRASTRUCTURE AREAS WILL REQUIRE ADDITIONAL APPROVALS IN THE FUTURE. TREE REMOVAL ON RESIDENTIAL LOTS & OTHER NON-INFRASTRUCTURE AREAS PRIOR TO CONSTRUCTION OF DWELLING SHALL ONLY BE ALLOWED AFTER COUNTERISSUANCE OF A BUILDING PERMIT FOR THE DWELLING OR A SEPARATE TREE REMOVAL PERMIT. PLEASE CONTACT ESCAMBIA COUNTY FOR GUIDANCE PRIOR TO ANY FUTURE SITE DEVELOPMENT WORK ACTIVITIES.

UTILITY NOTES:

1. THE LOCATION SHOWN FOR EXISTING UNDERGROUND UTILITIES IS APPROXIMATE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMMENCING WORK IN EACH AREA. THE CONTRACTOR AGREES TO BE COMPLETELY RESPONSIBLE FOR ALL DAMAGES WHICH MIGHT OCCUR BY HIS/HER FAILURE TO EXACTLY LOCATE AND PRESERVE ALL UTILITIES.
2. UTILITY OWNERS SHALL BE NOTIFIED AT LEAST 48 HOURS PRIOR TO ANY CONSTRUCTION SO THAT THE UTILITY OWNER CAN SPOT VERIFY AND/OR EXPOSE THEIR UTILITIES.

KNOWN UTILITIES OWNERS INCLUDE:

- |  |   |
|--|---|
| SANITARY SEWER AND WATER - ECUA<br>MR. BLAINE BECK<br>9255 STURDEVANT ST.<br>PENSACOLA, FL 32514<br>PH: (850) 619-6094                   | ELECTRIC - GULF POWER<br>MR. ALLEN THOMPSON<br>5120 DOGWOOD DRIVE<br>MILTON, FL 32570<br>PH: (850) 549-1225 |
| NATURAL GAS - PENSACOLA ENERGY<br>MRS. DIANE MOORE<br>1625 ATWOOD DRIVE<br>PENSACOLA, FL 32514<br>PH: (850) 474-5319                     | CABLE - COX CABLE<br>MR. TROY YOUNG<br>2421 EXECUTIVE PLAZA<br>PENSACOLA, FL 32504<br>PH: (850) 457-4564    |
| TELEPHONE - AT&T FLORIDA<br>MR. STEVE KENNINGTON<br>6689 MAGNOLIA STREET<br>MILTON, FL 32570<br>PH: (850) 812-4848                       | SUNSHINE STATE ONE-CALL<br>7200 LAKE ELLENOR DRIVE, SUITE<br>ORLANDO, FL 32809<br>PH: (800) 432-4770        |
| TRAFFIC DEPARTMENT - ESCAMBIA COUNTY PUBLIC WORKS<br>MR. JOHNNY COX<br>3363 WEST PARK PLACE<br>PENSACOLA, FL 32505<br>PH: (850) 595-3404 |   |
3. AT&T FLORIDA WILL COMPLETE ALL WORK DURING THE HOURS OF 7:30 AM - 4:30 PM, MONDAY THRU FRIDAY. NO NIGHT OR WEEKEND WORK.
  4. ALL CABLE DAMAGE MUST BE REPORTED TO THE AT&T FLORIDA REPAIR SERVICE DEPARTMENT AT 611 FROM A LAND LINE OR 877-737-2478 IF USING A CELL PHONE.
  5. CONTRACTOR IS TO USE CAUTION WHEN WORKING IN OR AROUND AREAS OF OVERHEAD TRANSMISSION LINES AND UNDERGROUND UTILITIES.
  6. UTILITIES ARE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION. NECESSARY REPAIRS SHALL BE CONSIDERED INCIDENTAL TO OTHER PAY ITEMS AND SHALL BE TO THE SATISFACTION OF THE UTILITY OWNERS.
  7. WORK PROPOSED NEXT TO THE R/W WITH EXISTING SWALES MAY REQUIRE ADDITIONAL PROVISIONS TO REPAIR/RESTORE EXISTING DRAINAGE SWALES AS NEEDED TO ENSURE ADEQUATE DRAINAGE. R/W SHOULDER STABILIZATION SHOULD BE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION LATEST EDITION.
  8. ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W'S OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN-CUT OR JACK-AND-BORED. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND THE UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY.
  9. ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT PROPER DEPTHS. THIS NOTE SHOULD ALSO INDICATE A MINIMUM 30" OF COVER IS REQUIRED OVER ALL UTILITIES. THIS DIMENSION SHALL BE MEASURED FROM PROPOSED GRADE IF ROAD IS IN FILL AND MEASURED FROM TOP OF CURB IF ROAD IS IN CUT.
  10. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD AT LEAST TWO WEEKS PRIOR TO PLACEMENT OF BASE MATERIAL TO ASSIST IN THE COORDINATION OF ALL OTHER UNDERGROUND UTILITIES.
  11. ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT.

EROSION NOTES:

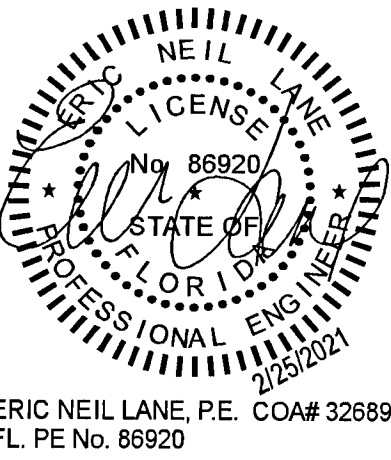
1. EROSION PROTECTION: SOIL EROSION SEDIMENTATION MUST BE CONTROLLED AND RETAINED ON SITE DURING CONSTRUCTION. THEREFORE, EROSION PROTECTION, SUCH AS STAKED BALED HAY AND SILT FENCE BARRIERS, MUST BE INSTALLED PRIOR TO START OF CONSTRUCTION.
2. SILT FENCE BARRIER SHALL BE INSTALLED AS SHOWN ON PLANS, AND IN ALL AREAS SUBJECT TO SOIL EROSION SEDIMENTATION.
3. POND SLOPES SHALL BE SODDED.
4. GRADES AT CURBS ARE AT FLOWLINE.
5. EROSION CONTROL MATTING SHALL BE BONTERRA CF9 OR EQUAL APPROVED BY THE ENGINEER. INLET FILTER SYSTEMS SHALL BE SILT-SAVER, INC. OR EQUAL APPROVED BY THE ENGINEER.
6. CONTRACTOR SHALL RETAIN ALL SOIL EROSION SEDIMENTATION ON-SITE. (BUT NOT IN THE WETLANDS)
7. ALL DISTURBED AREAS NOT SPECIFICALLY SHOWN TO BE SODDED SHALL BE GRASSED AND MULCHED. THE GRASS SEED SHALL BE 20 PARTS BERMUDA AND 80 PARTS PENSACOLA BAHIA. APPLICATION SHALL BE 100 POUNDS PER ACRE. IF CONSTRUCTION OCCURS DURING THE MONTHS OF OCTOBER THROUGH JANUARY, SEEDING SHALL BE 50 PARTS WINTER RYE AND 50 PARTS PENSACOLA BAHIA AT 100 POUNDS PER ACRE. SEEDED AREAS SHALL BE FERTILIZED WITH 8-8-8 NPK DRY FERTILIZER AT THE RATE OF 800 POUNDS PER ACRE.
8. ALL AREAS TO BE GRASSED AND MULCHED SHALL HAVE A MINIMUM OF ONE INCH OF TOPSOIL DISTRIBUTED PRIOR TO SEEDING.
9. FUNCTIONAL EROSION AND SILTATION CONTROLS SHALL BE INSTALLED AS NEEDED THROUGHOUT THE CLEARED AREAS AND AS SHOWN ON THE CONSTRUCTION PLANS IMMEDIATELY SUBSEQUENT TO ESTABLISHED ROUGH GRADE.
10. ALL EROSION CONTROL STRUCTURES SHALL BE IN PLACE BEFORE DEMOLITION BEGINS.
11. CONSTRUCT FILTER FENCES, HAY BALES AND TREE BARRICADES.
12. STRIP THE TOP SOIL AND STOCK PILE FOR USE IN LANDSCAPED AREAS.
13. STABILIZE CONSTRUCTION DRIVEWAYS WITH GRAVEL AS REQUIRED TO PREVENT SILT FROM LEAVING THE SITE.
14. INSTALL UTILITIES AND DRAINAGE PIPES PROTECTING INLETS w/STAKED HAY BALES OR FILTER FENCE TO PREVENT EROSION FORM ENTERING THE DRAINAGE SYSTEMS. CONSTRUCT STORMWATER MANAGEMENT CONTROL STRUCTURES. (FILTRATION, RATE CONTROL, ETC.)
15. CONSTRUCT BUILDINGS, PARKING AND OTHER IMPROVEMENTS AS SHOWN ON THE PLANS; MAINTAIN SEDIMENTATION, EROSION AND TREE PROTECTION MEASURES.
16. FINAL GRADE THE SITE AND LANDSCAPE AS PER PLANS AND SPECIFICATIONS, STABILIZING ALL DISTURBED AREAS.
17. USE RAIL FENCE AROUND PROTECTED TREES.
18. NO HEAVY EQUIPMENT IN NATURAL AREAS, ALL PLANTING TO BE DONE BY HAND.
19. ALL DISTURBED AREAS SHALL BE SATISFACTORILY STABILIZED. UNLESS OTHERWISE SPECIFIED, SOD SHALL BE PROVIDED IN THE FOLLOWING AREAS:
  - A) ALL SLOPES 3:1 AND STEEPER.
  - B) ENTIRE AREA BETWEEN SIDEWALKS AND BACK OF ROAD CURB.
  - C) INTERIOR SLOPES OF PONDS AND SWALES, AND IN A THREE-FOOT WIDE STRIP ALONG THE TOP-OF BANK OF ALL PONDS AND SWALES.
  - D) IN A TWO-FOOT WIDE STRIP ALONG ALL BUILDINGS, STRUCTURES, ROADS WHERE NO SIDEWALKS RUN PARALLEL, AND OUTER EDGES OF ALL SIDEWALKS. OTHER AREAS MAY BE SEEDED AND MULCHED, UNLESS OTHERWISE SPECIFIED. CONTRACTOR SHALL MAINTAIN GRASSED AREAS UNTIL PLANTS HAVE TAKEN ROOT AND THE AREA IS SATISFACTORILY STABILIZED.
  - E) CONSTRUCTION ENTRANCE TO BE CONSTRUCTED OF 6 INCHES (MIN) #57 STONE TO PREVENT TRACKING ONTO STREETS.
20. THE DEVELOPER/CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
21. RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.
22. ALL DISTURBED AREAS WHICH ARE NOT SODDED OR PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH AND/OR HYDROSEED. SEEDED AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE CONTINUED GROWTH AFTER WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105.
23. DEVELOPER/CONTRACTOR/HOMEOWNERS ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2-YEAR WARRANTY PERIOD.
24. ON SITES > 1 ACRE, IF > 1 CONTIGUOUS ACRE IS CLEARED, A GROUND COVER SUFFICIENT TO PREVENT EROSION SHOULD BE PLANTED OR OTHERWISE STABILIZED WITHIN 10 WORKING DAYS ON THAT PORTION OF THE SITE UPON WHICH FURTHER ACTIVE CONSTRUCTION WILL NOT BE UNDERTAKEN WITHIN 90 DAYS.
25. TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH 1/2" RAINFALL EVENT OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL MAINTENANCE EFFORTS. INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP/NWFWMD.
26. A HEALTHY GROWTH OF GRASS WITHIN DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL. IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDDED/MULCHED/FERTILIZED WILL BE ACCEPTABLE.
27. SAG FILTERS IN CURB THROATS ARE NOT AN ALLOWABLE SEDIMENT CONTROL METHOD.

REVISIONS

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SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



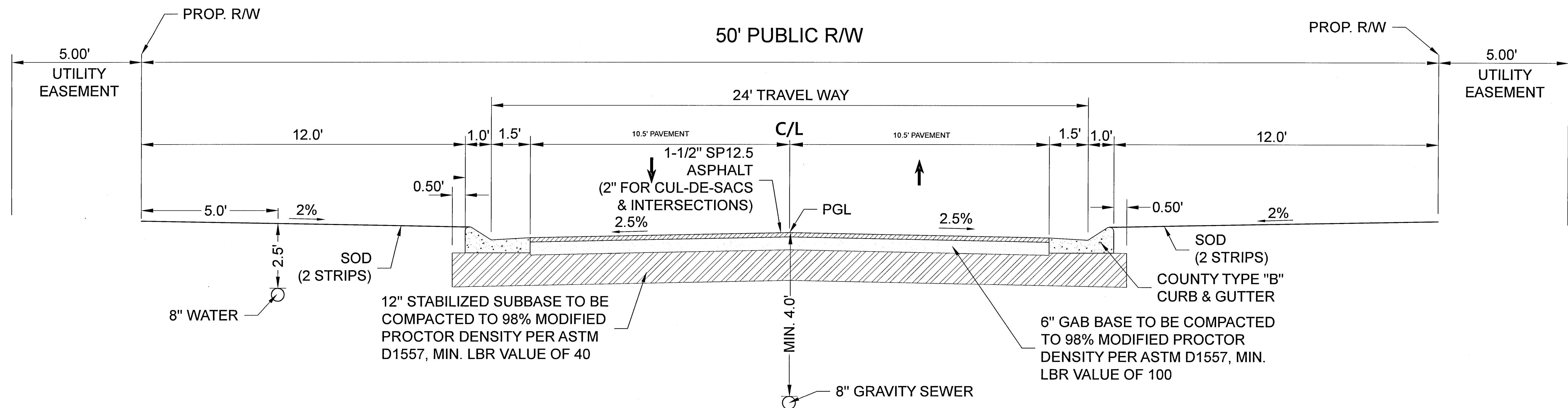
ERIC NEIL LANE, P.E. COA# 32689  
FL PE No. 86920

Construction Plans for  
**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

General Notes

Job No: 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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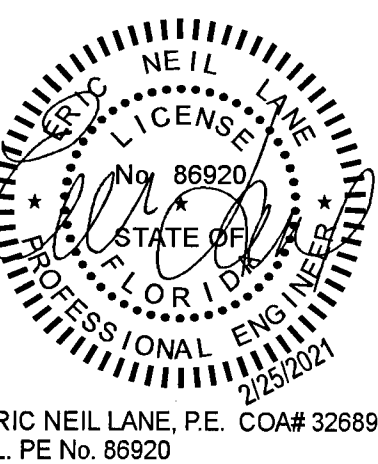


**TYPICAL ROADWAY SECTION**  
NOT TO SCALE

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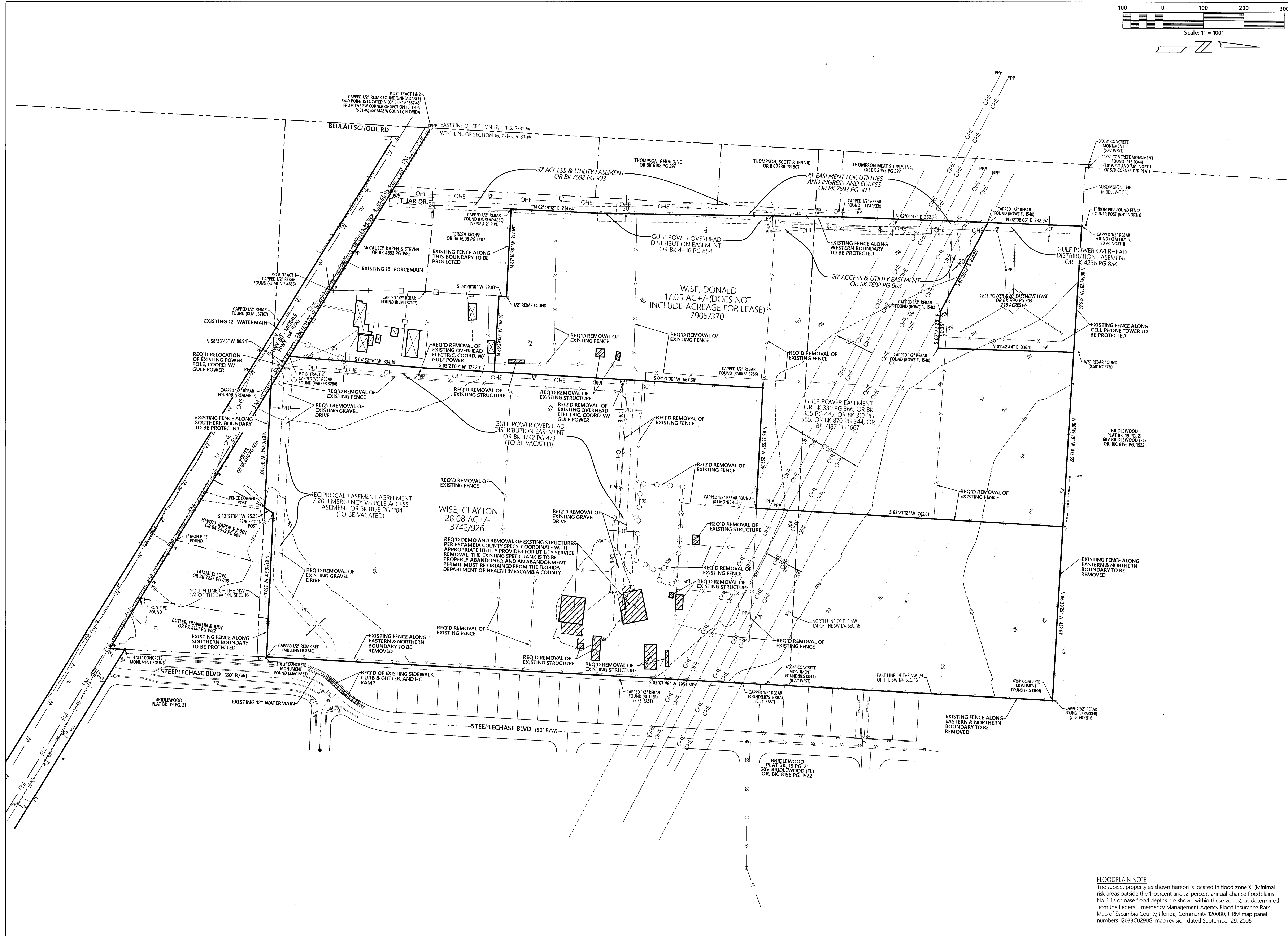
Construction Plans for  
**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Typical Roadway  
Section

Job No. 20-123P  
Date: 2/25/2021  
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**FLOODPLAIN NOTE**  
The subject property as shown hereon is located in flood zone X (Minimal risk areas outside the 1-percent and 2-percent annual-chance floodplains. No BFEs or base flood depths are shown within these zones), as determined from the Federal Emergency Management Agency Flood Insurance Rate Map of Escambia County, Florida, Community 120080, FIRM map panel numbers 12033C0290G, map revision dated September 29, 2006

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(850) 462-8412

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FL. PE No. 86920

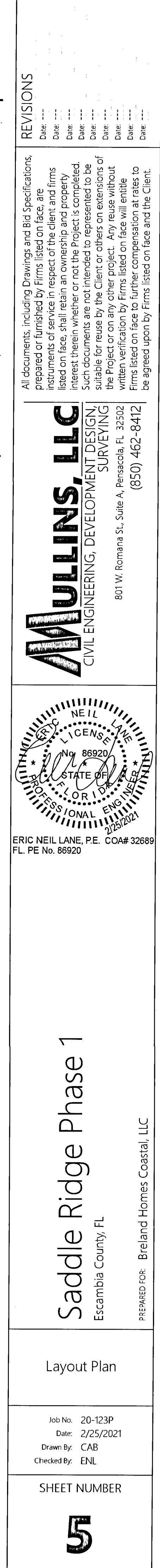
**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Existing Conditions  
& Demo Plan

Job No. 20-123P  
Date: 2/25/2021  
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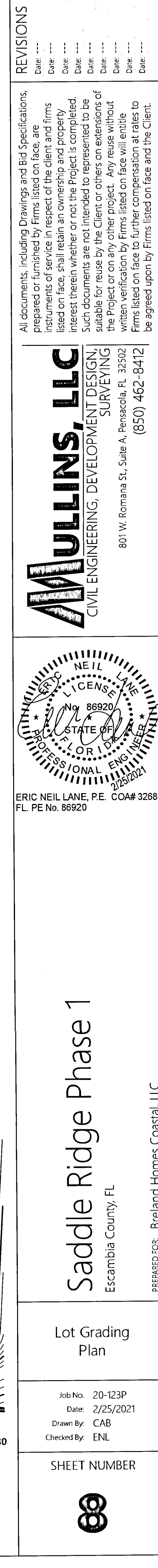
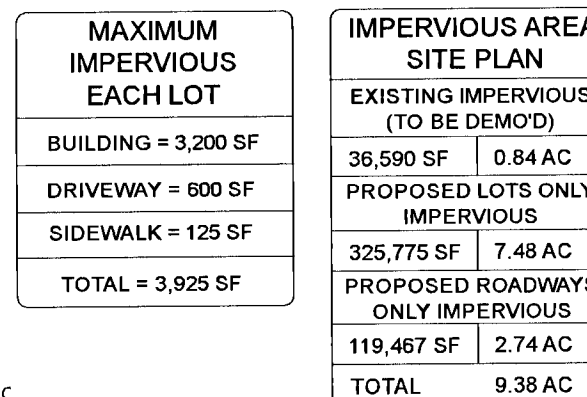




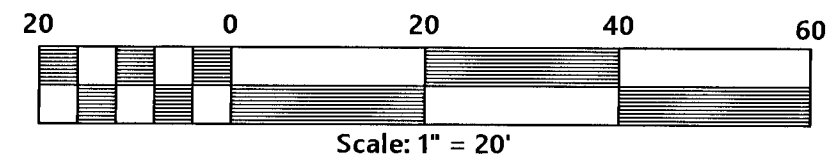
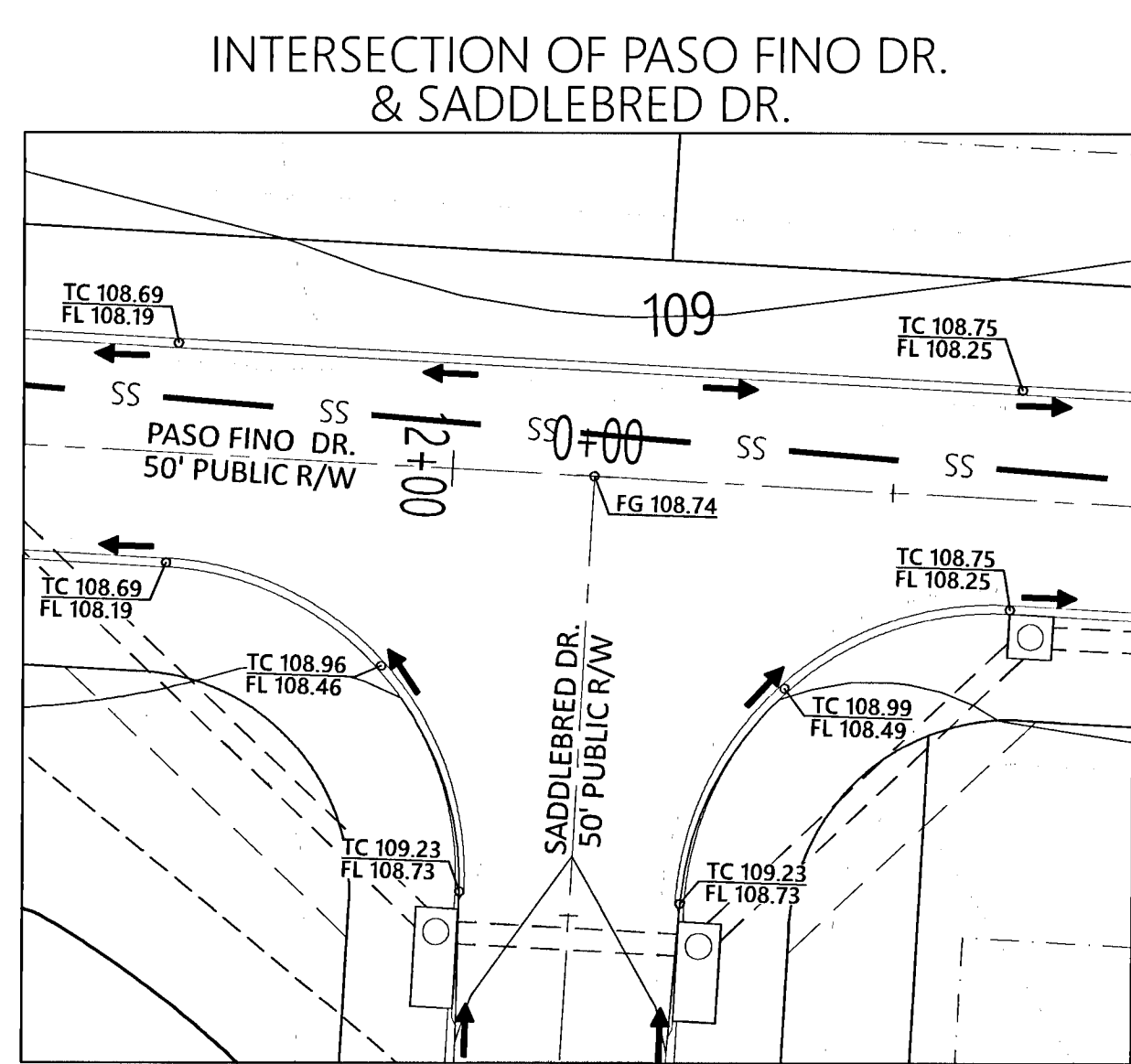
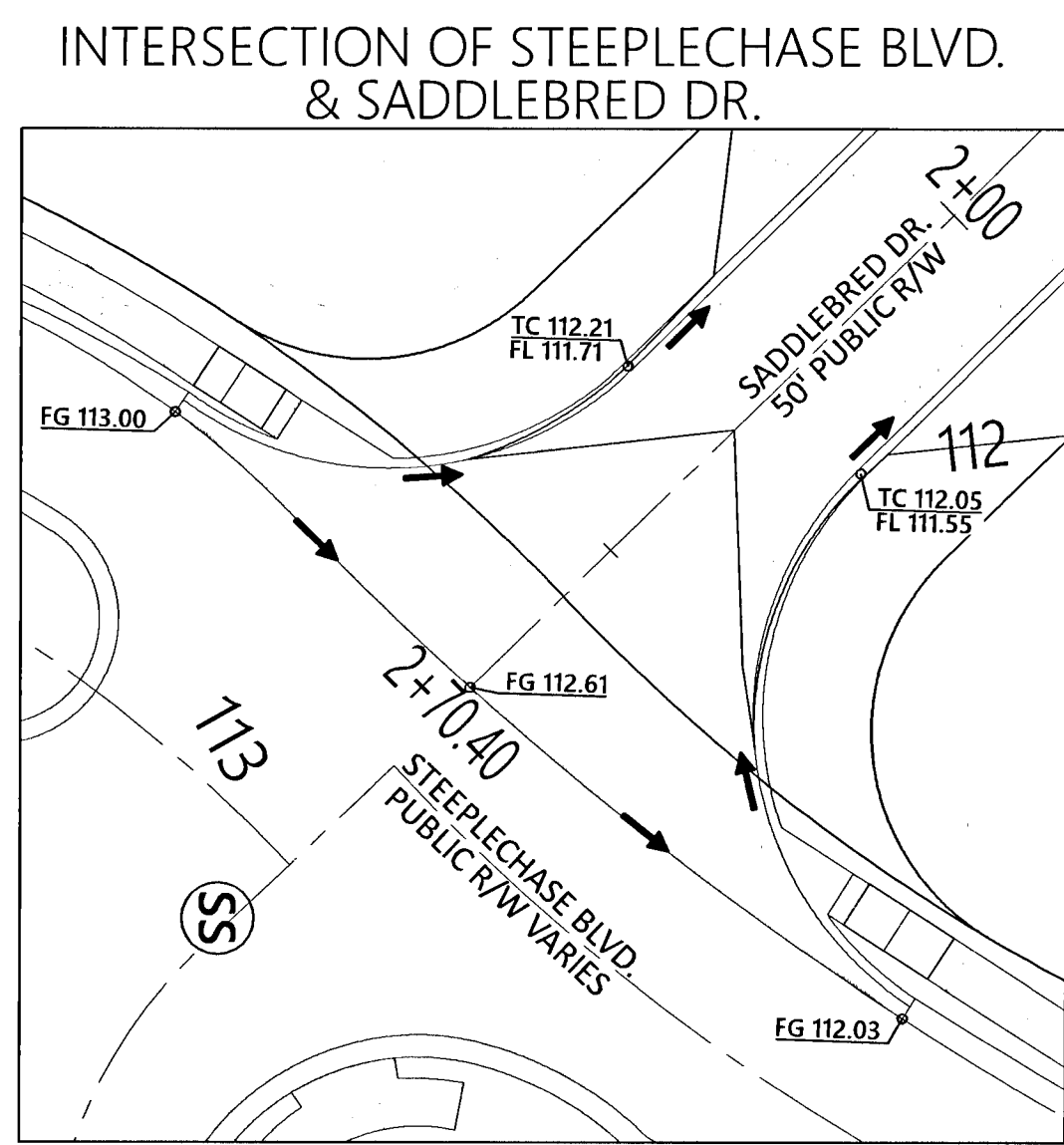
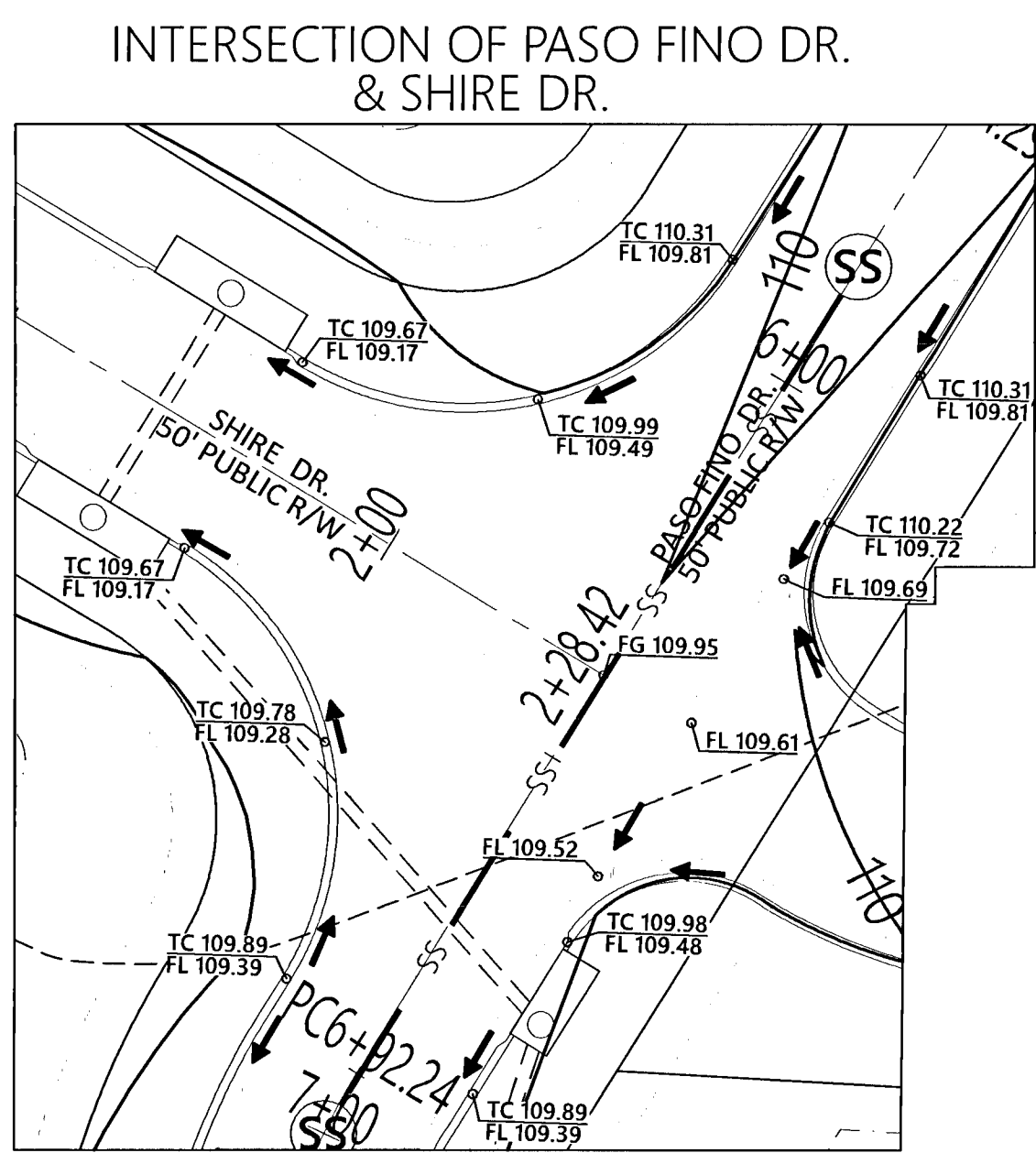
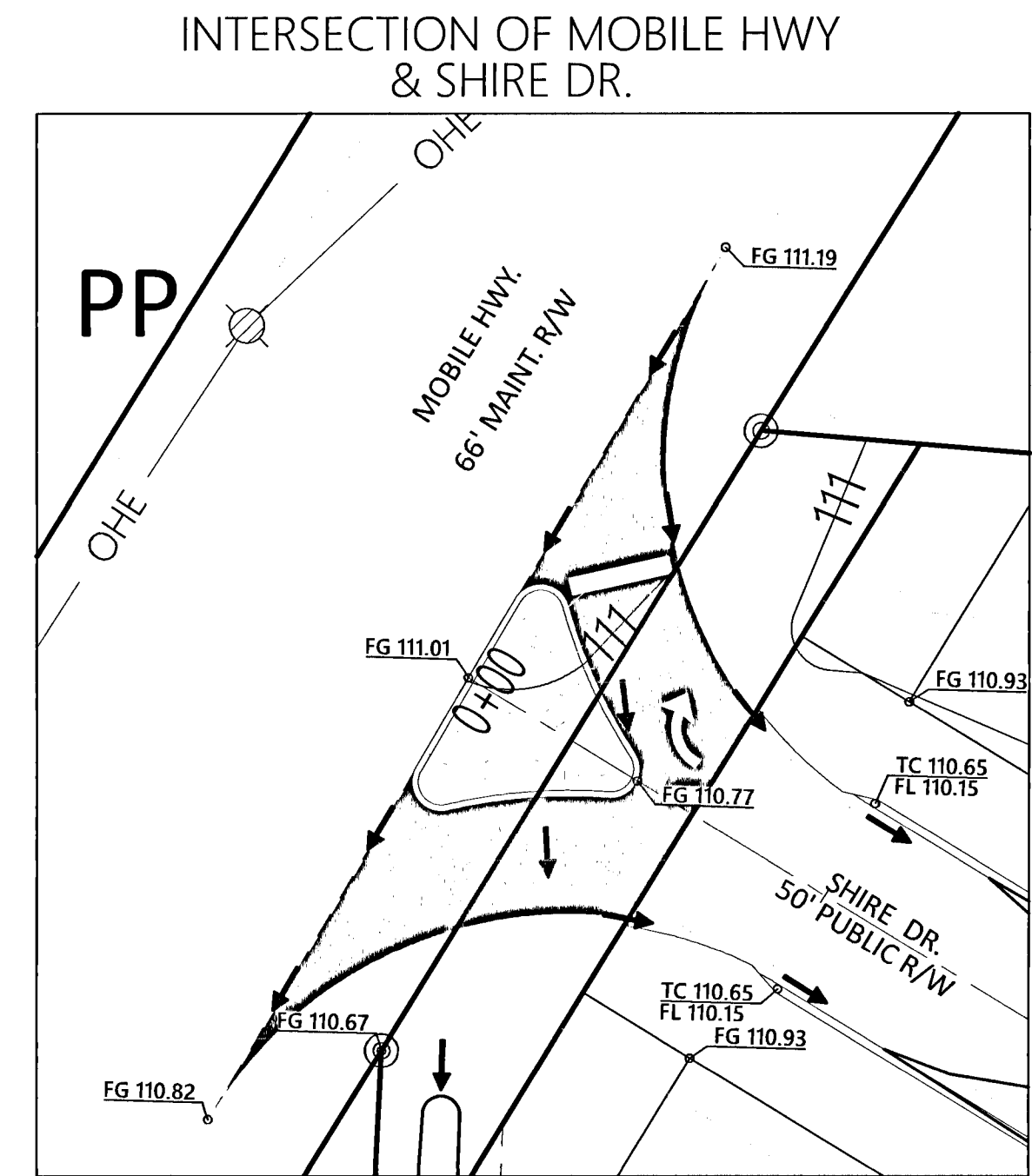






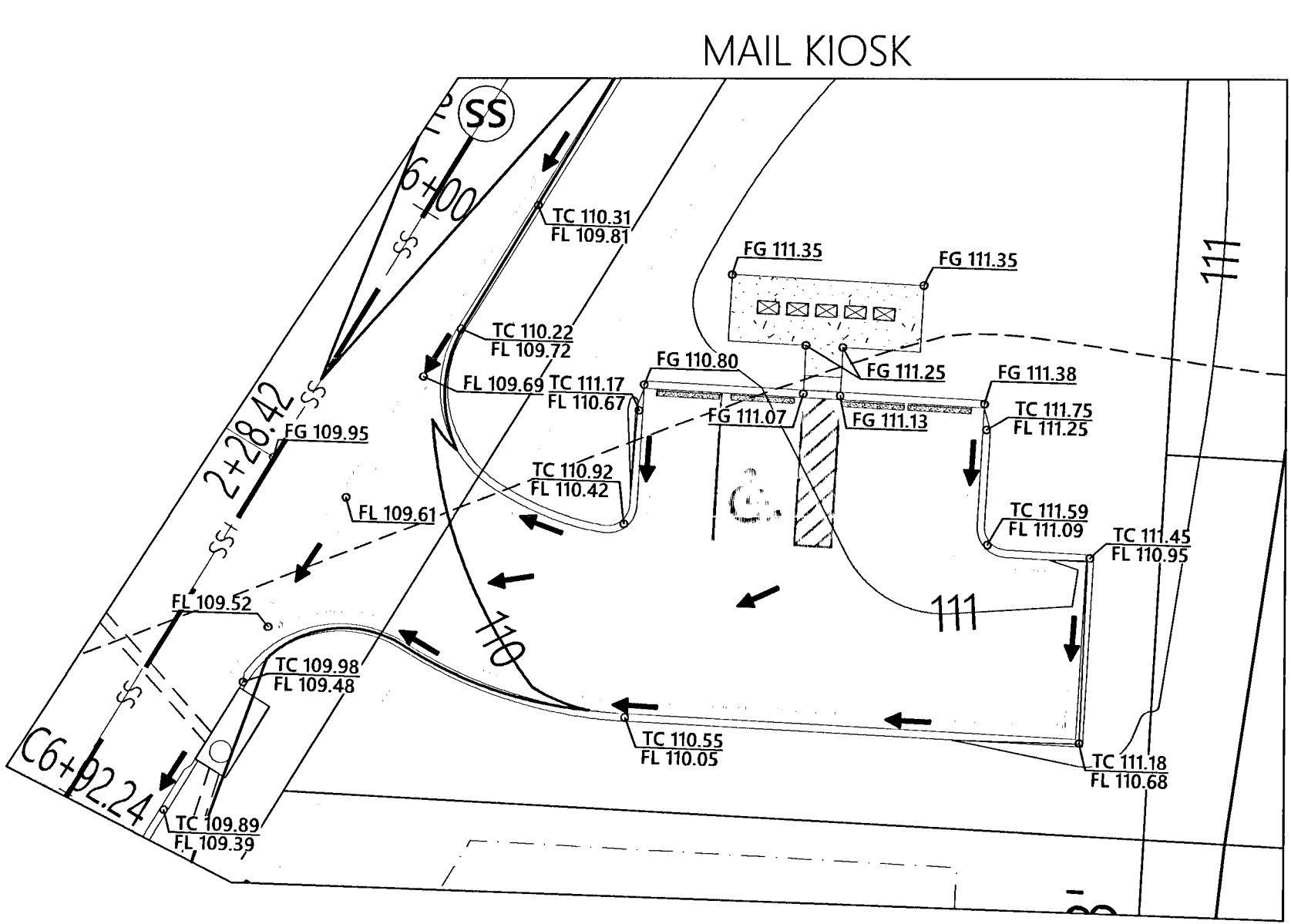
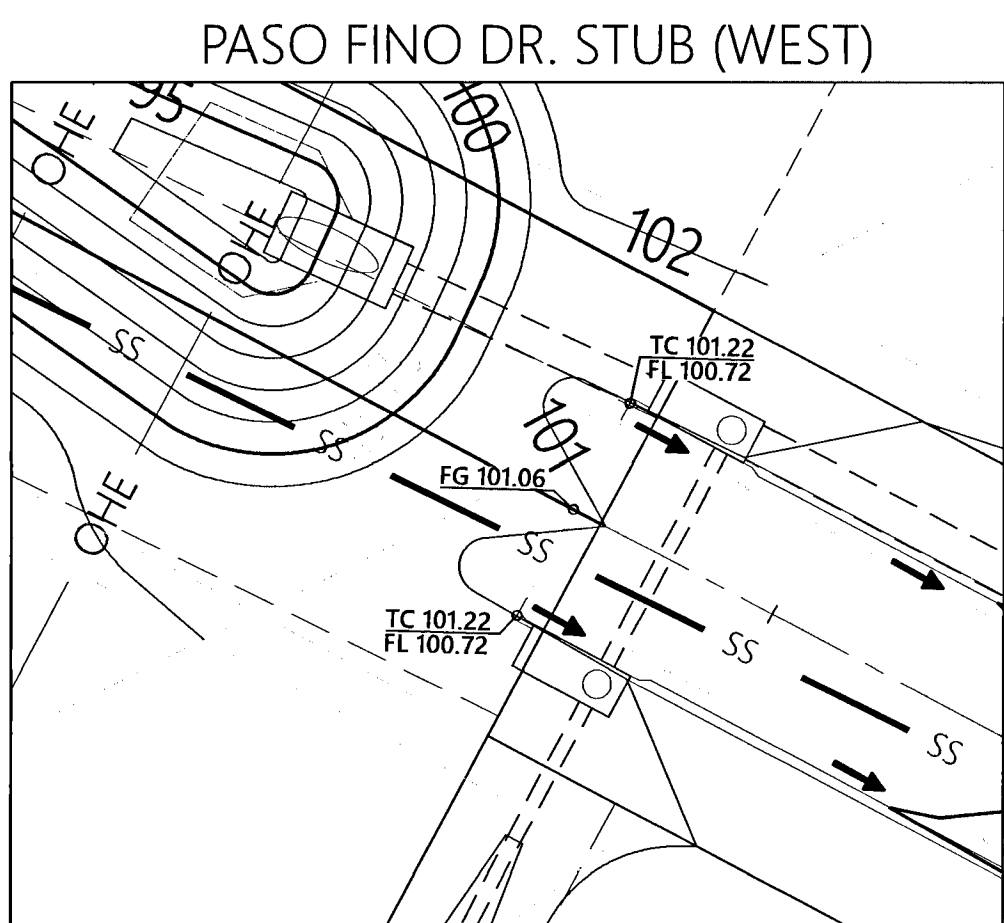
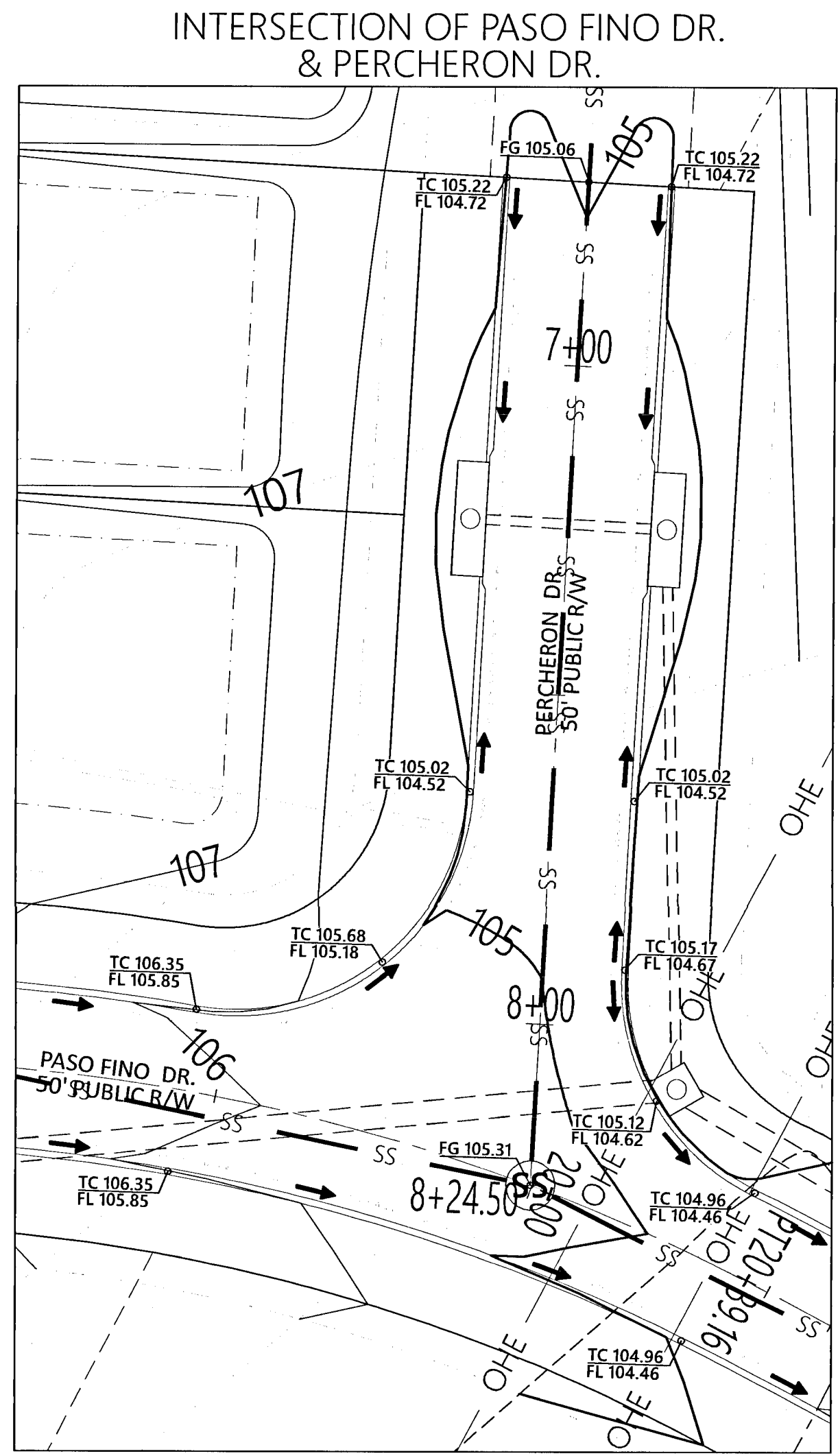
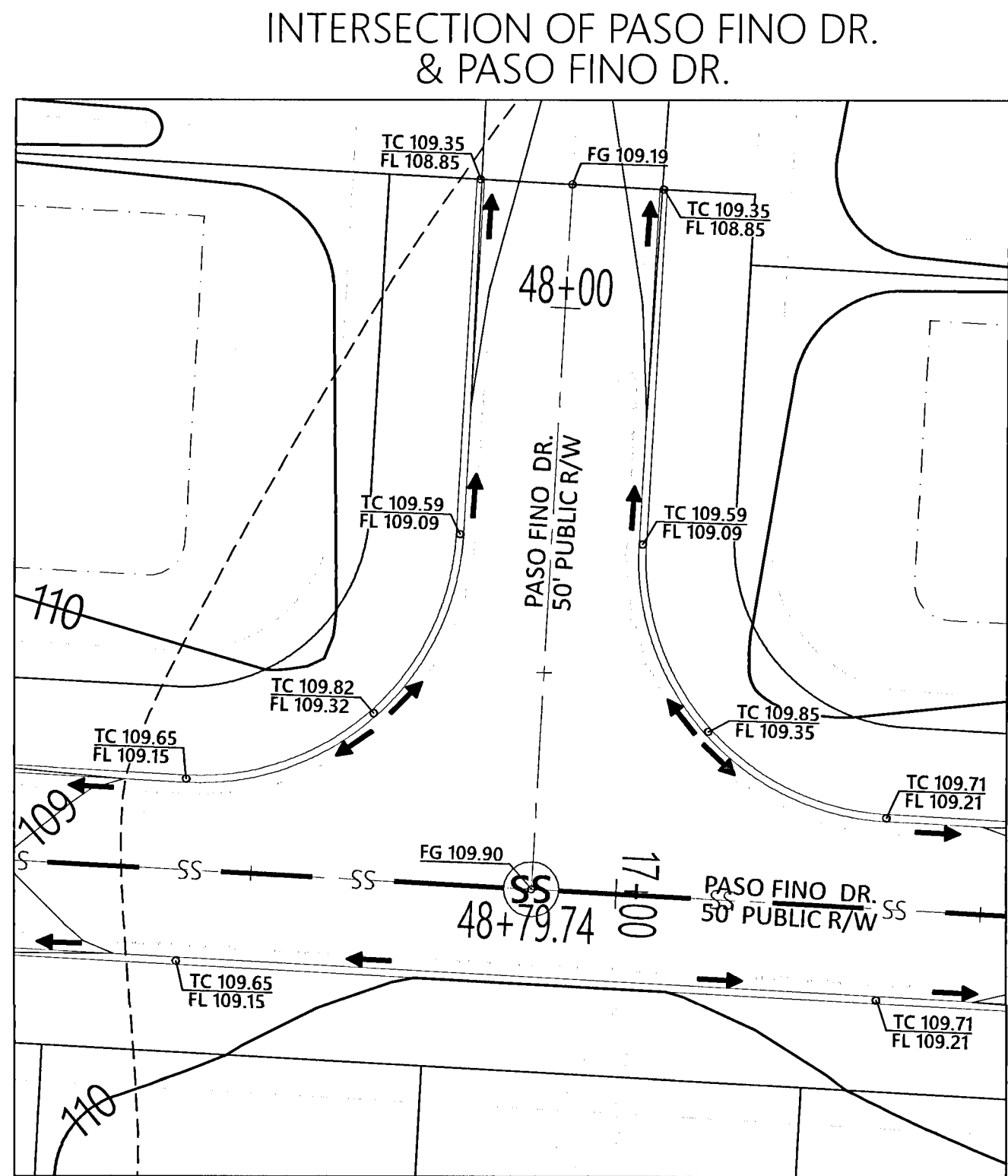
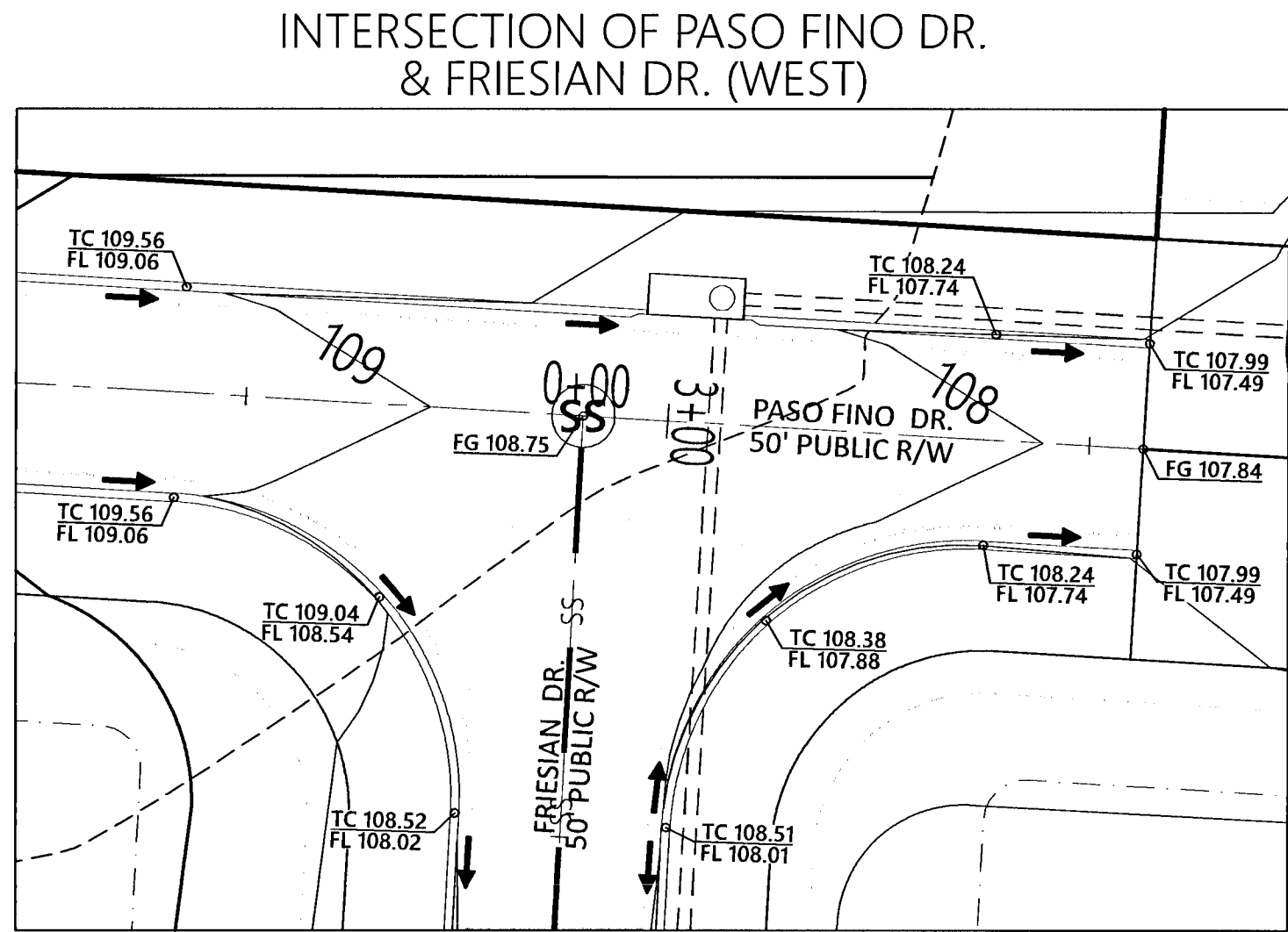
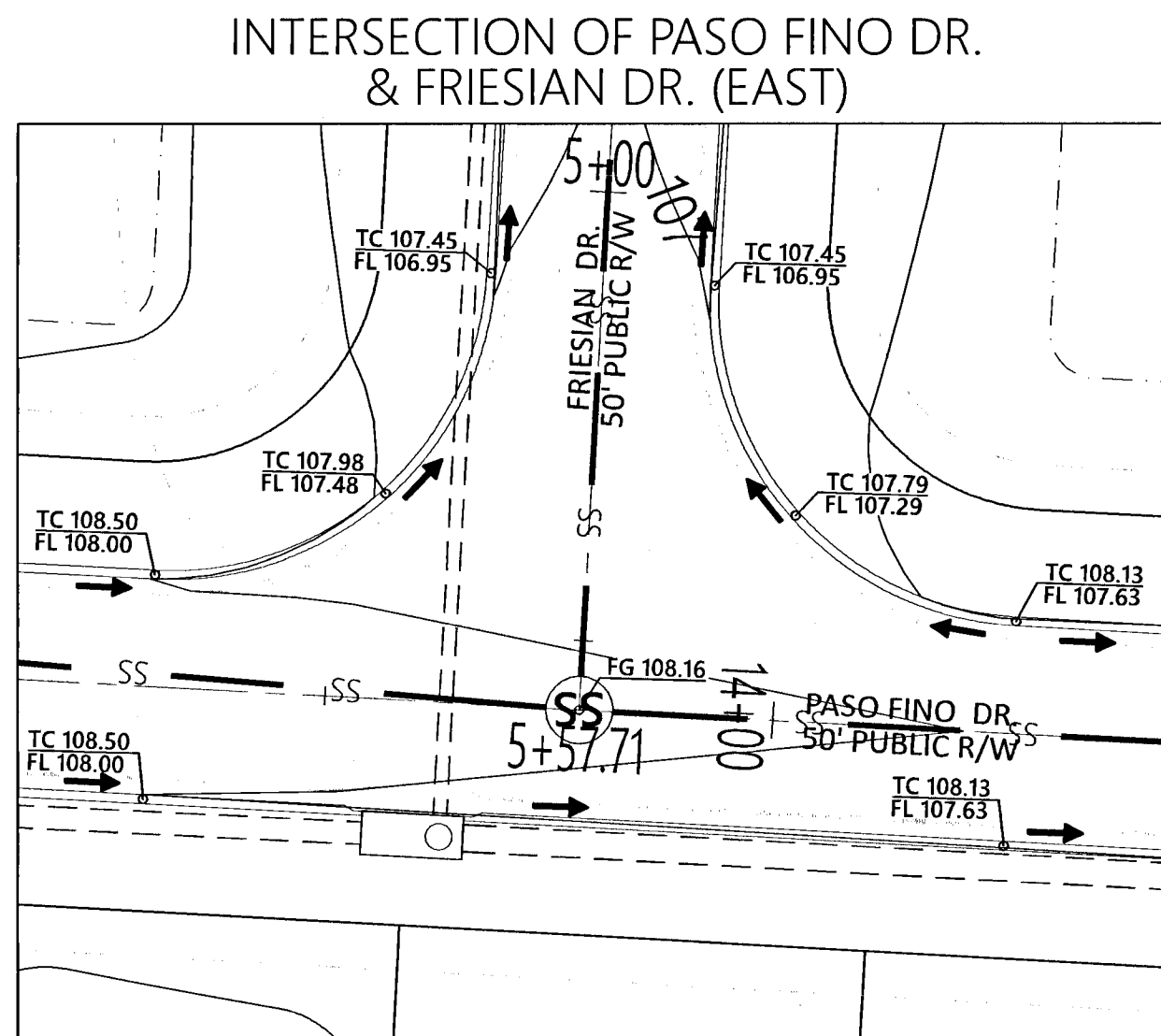






SPOT ELEVATION LEGEND

- FL - FLOW LINE
- FG - FINISHED GRADE
- TC - TOP OF CURB
- ← - FLOW ARROW



GRADING NOTE  
ALL PROPOSED GRADES SHOWN OUTSIDE OF ROAD R/W,  
DRAINAGE R/W, DRAINAGE EASEMENTS, AND POND PARCEL IS  
FOR VISUALIZATION PURPOSES FOR THE HOME BUILDER  
ONLY. THE CONTRACTOR SHALL ONLY GRADE ROAD R/W,  
DRAINAGE R/W, DRAINAGE EASEMENTS AND POND PARCEL.

REVISIONS

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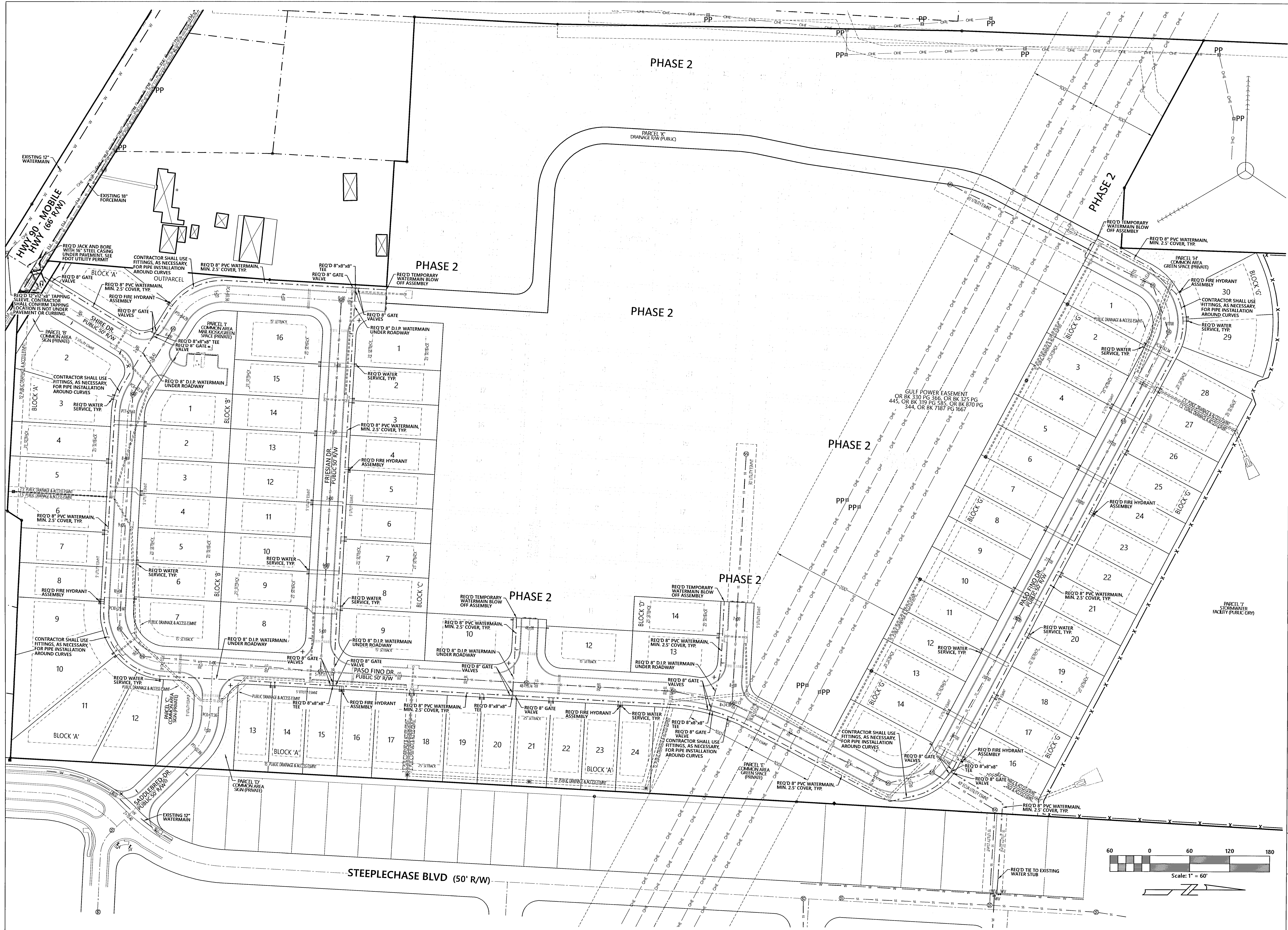
Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Detailed Grading Plan

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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CIVIL ENGINEERING, DEVELOPMENT DESIGN  
SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412

ERIC NEIL LANE, P.E.  
FL. PE No. 86920  
COA# 32689

**Saddle Ridge Phase 1**  
Escambia County FL  
PREPARED FOR: Breland Homes Coastal, LLC

Water Distribution Plan

|            |           |
|------------|-----------|
| Job No.    | 20-123P   |
| Date       | 2/25/2021 |
| Drawn By   | CAB       |
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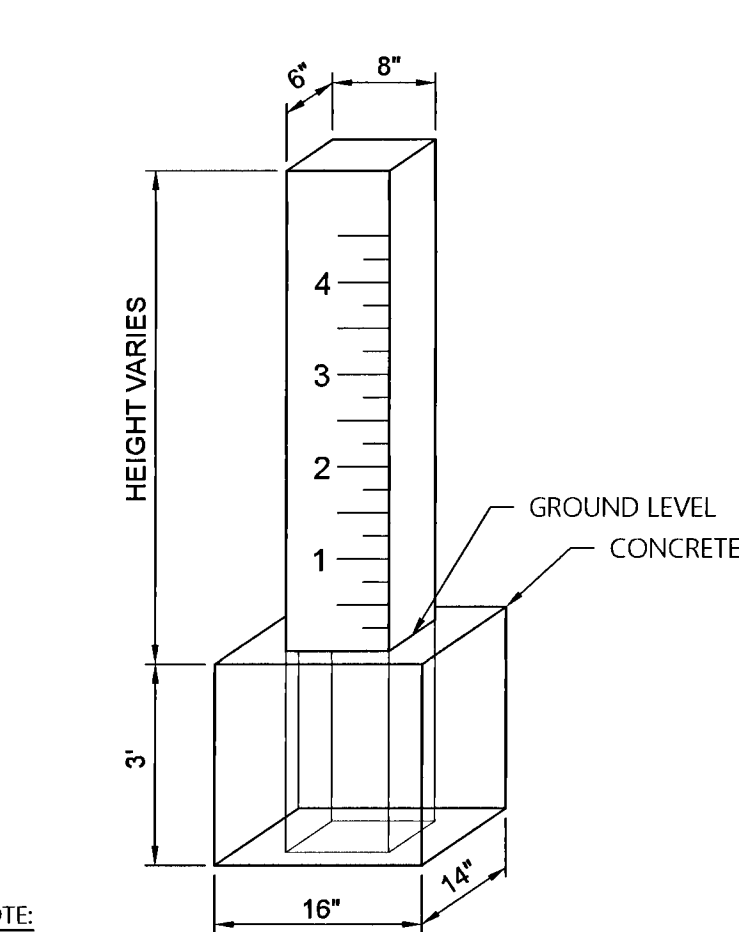
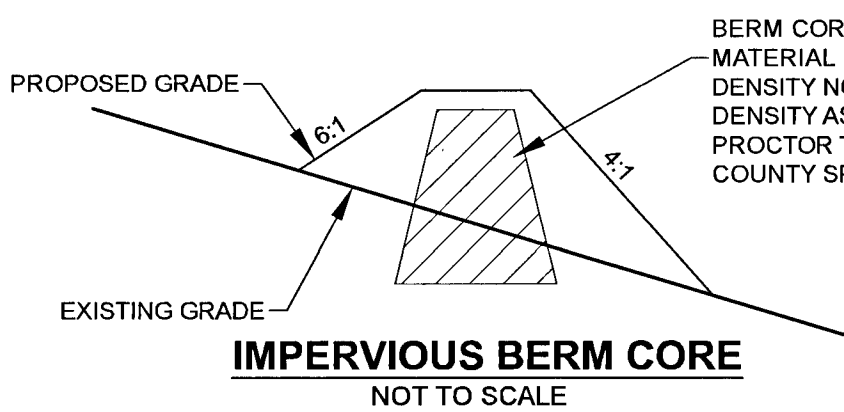




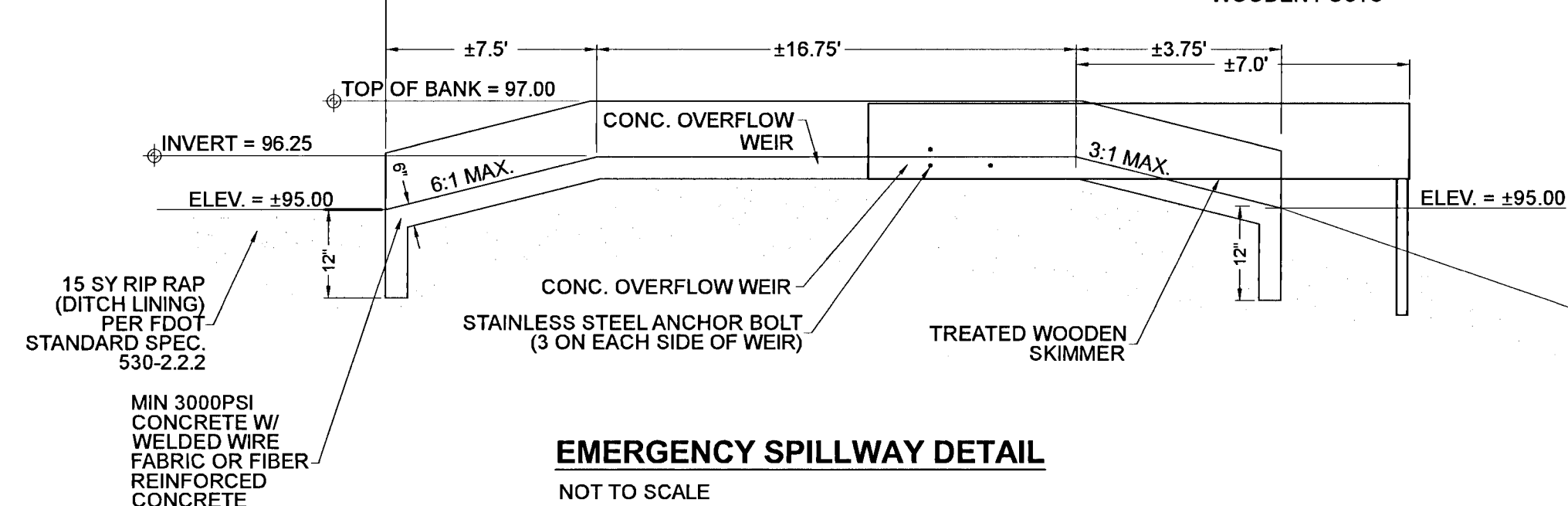
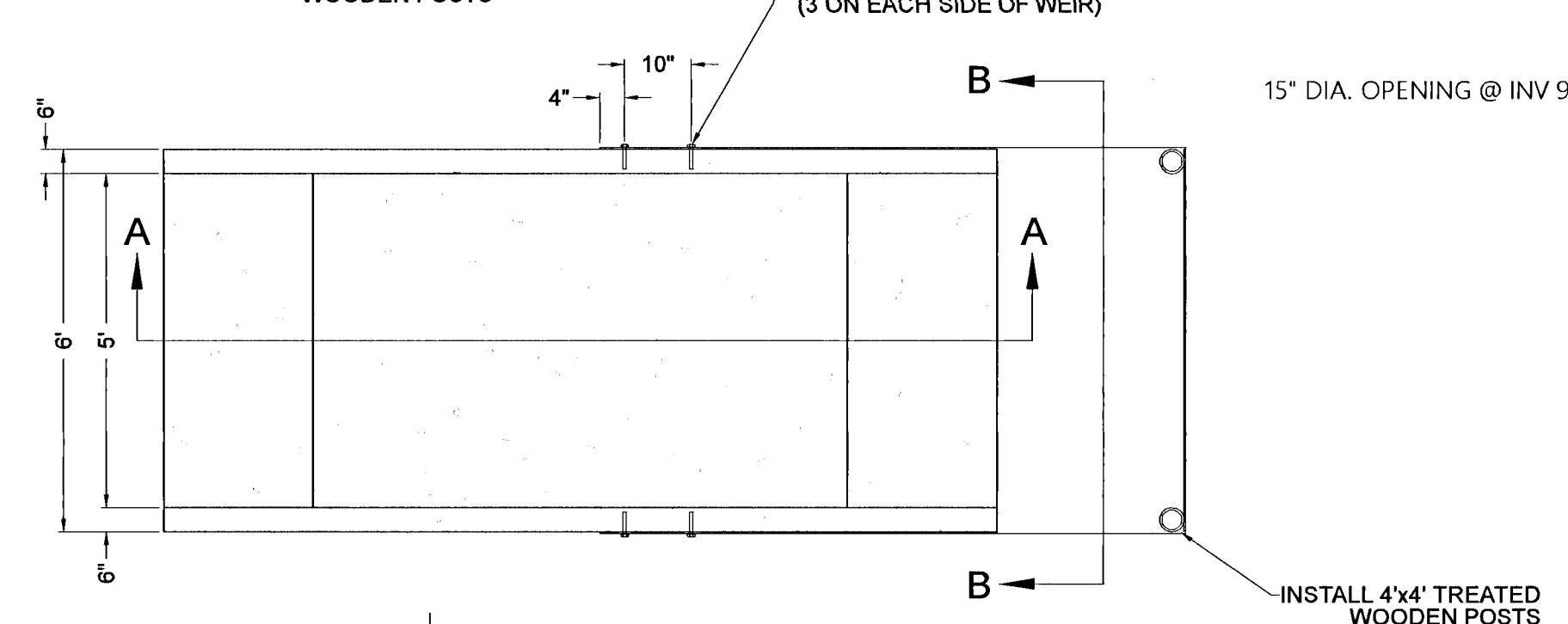
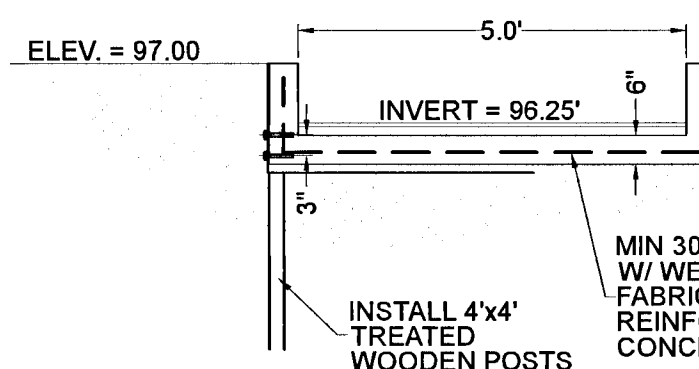


## GENERAL NOTES:

- IN THE EVENT THAT A STRUCTURAL FAILURE (SINK FEATURE) OCCURS DURING CONSTRUCTION, ALL CONSTRUCTION ACTIVITY SHALL CEASE AND A FLORIDA REGISTERED GEOTECHNICAL ENGINEER SHALL BE CONTACTED IMMEDIATELY. A CORRECTIVE MEASURES PLAN MUST BE APPROVED BY THE NFWMD AND IMPLEMENTED PRIOR TO RESUMING CONSTRUCTION.
- SLOPES SHALL BE STABILIZED WITH SOD IMMEDIATELY UPON CONSTRUCTION.
- STRIP PROPOSED BERM AREAS PLUS A MARGIN OF 3' OUTSIDE THE BERM FOOTPRINT (BUT DO NOT EXTEND WORK ONTO ADJACENT PROPERTY OR WETLAND BUFFER) OF ALL SURFACE VEGETATION AND ROOT MAT (LARGE ROOTS AND SMALL ROOTS IN HIGH DENSITY).
- BERM SOILS SHALL CONSIST OF SILTY TO CLAYEY SANDS WITH NO MORE THAN 50% PASSING THE US NO. 200 SIEVE (SILT AND CLAY FINES). DO NOT USE "PIPE CLAY", A MARBLED SANDY FAT CLAY TO FAT CLAY WITH HIGH PLASTICITY AND MORE THAN 50% SOIL FINES.
- BERM CORE SHALL BE CLAY ROAD BASE. MATERIAL COMPACTED IN 12" LIFTS TO A DENSITY NOT LESS THAN 98% OF MAXIMUM DENSITY AS DETERMINED BY MODIFIED PROCTOR TEST ASTM 1557. PER ESCAMBIA COUNTY SPECIFICATIONS.
- TEST THE DENSITY OF THE SOILS TO DETERMINE IF THE REQUIRED COMPACTION DENSITY HAS BEEN ACHIEVED. PERFORM AT LEAST ONE FIELD DENSITY TEST IN EACH COMPACTED LIFT FOR EVERY 50' TO 75' OF BERM LENGTH, ALTERNATING THE TESTS INSIDE AND OUTSIDE OF CENTERLINE BERM. PERFORM FURTHER MOISTURE CONDITIONING AND RE-COMPACTION AS NECESSARY IN LIFT AREAS WITH FAILING DENSITY, AND RETEST.
- PROVIDE TOPSOIL AND SOD COVER ON THE FINISHED BERM SLOPES TO PREVENT EROSION.
- SLOPES 4:1 OR STEEPER SHALL BE SODDED AND PINNED.



NOTE:  
THE GAUGE SHALL BE CONSTRUCTED OF PRESSURE TREATED SQUARE POSTS MEASURING 6"x8" WITH BOTH 8" SIDES ROUTED WITH 6" NUMBERS AND GAUGING MARKS. THE ROUTED MARKINGS AND NUMBERS SHALL BE PAINTED WITH WHITE WATERPROOF PAINT. THE POST SHALL BE ONE FOOT TALLER THAN THE MAXIMUM DEPTH OF THE POND. THE POST SHALL BE EMBEDDED IN CONCRETE WITH A DIMENSION OF 16"x14"x3" IN DEPTH. THE GAUGE SHALL BE PLACED NEAR THE DEEPEST AREA OF THE POND, AND SHALL BE POSITIONED SO THAT IT CAN BE READ FROM THE NEAREST POINT OF PUBLIC ACCESS. THE PONDING DEPTH SHALL BE REFERENCED TO THE DEEPEST POINT OF THE POND.

**DETENTION POND DEPTH GAUGE**  
NOT TO SCALE**EMERGENCY SPILLWAY DETAIL**  
NOT TO SCALE**SUMMARY TABLE OF STORM EVENTS**

## SCS TR-20 METHOD - STORM EVENT: FDOT-CRITICAL DURATION

| DURATION | 100 YEAR EVENT |            |                     |
|----------|----------------|------------|---------------------|
|          | PRE (CFS)      | POST (CFS) | PEAK POND ELV. (FT) |
| 1 HR     | 4.02           | 3.24       | 91.14               |
| 2 HR     | 13.04          | 8.04       | 92.68               |
| 4 HR     | 27.12          | 14.16      | 94.56               |
| 8 HR     | 37.53          | 25.64      | 95.75               |
| 24 HR    | 22.40          | 20.37      | 95.10               |

## SCS TR-20 METHOD - STORM EVENT: TYPE III-24HR

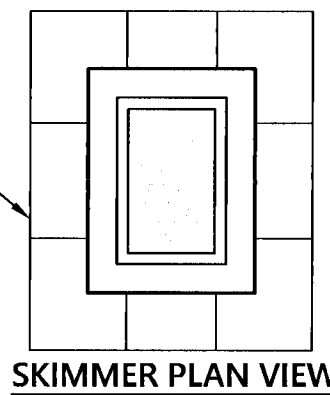
| YEAR EVENT | PRE (CFS) | POST (CFS) | PEAK POND ELEVATION (FT) |
|------------|-----------|------------|--------------------------|
| 1          | 2.09      | 0.48       | 90.52                    |
| 2          | 5.49      | 3.91       | 91.27                    |
| 5          | 13.35     | 7.76       | 92.55                    |
| 10         | 21.21     | 9.97       | 93.67                    |
| 25         | 28.80     | 14.43      | 94.59                    |
| 50         | 37.83     | 23.00      | 95.40                    |
| 100        | 55.28     | 50.72      | 96.70                    |

\*TOP OF POND ELEV: 97.00

**DRAWDOWN & POND RECHARGE CALCULATIONS**

|  |            |                                 |  |           |    |
|--|------------|---------------------------------|--|-----------|----|
| Basin Area (acres):  | 57.50      | Pond Top Area(sf):              | 138,502.0                                | Elev.     | 97 |
| NFWMD 1st 1/2" Inch Volume (cf):                               | 104,362.58 | Pond Bottom Area(sf):           | 89,174.0                                 |           | 89 |
| 1st 1/2" inch (cf):  | 208,725.17 | Pond depth(ft):                 | 8.0                                      |           |    |
|  |            | Total Pond Volume Provided(cf): | 912,862.0                                |           |    |
| Impervious   | Acres      | C                               | Pond Volume Provided at Elev. 90.20(cf): | 112,176.0 |    |
| Group 'C' Grassing   | 18.91      | 0.95                            | Drawdown Area (sf):                      | 89,174.0  |    |
| Group 'A' Grassing   | 6.30       | 0.30                            |  |           |    |
| Group 'A' Woods  | 30.96      | 0.20                            |  |           |    |
|  | 1.33       | 0.15                            |  |           |    |
| C = (18.91(0.95)+6.3(0.30)+30.96(0.20)+1.33(0.15))/57.5 = 0.46 |            |                                 |  |           |    |
| Total Treatment Volume for 1 inch of Rainfall:                 |            |                                 |  |           |    |
| Treatment Volume = 0.46(1/12)(57.5)(43560) = 96,014 cf         |            |                                 |  |           |    |
| Permeability Rate (in/hour):                                   | 2.00       |                                 |  |           |    |
| Permeability Rate (ft/hour):                                   | 0.167      |                                 |  |           |    |
| Drawdown Rate (cf/hour):                                       | In-situ    | 14862.33                        |  |           |    |
| Drawdown Time for 1st 1/2" (hours):                            | 7.02       |                                 |  |           |    |
| Drawdown Time for 1st 1" (hours):                              | 14.04      |                                 |  |           |    |
| Pond Recharge Time (hours):                                    | 61.42      |                                 |  |           |    |
| Pond Recharge Time (days):                                     | 2.56       |                                 |  |           |    |

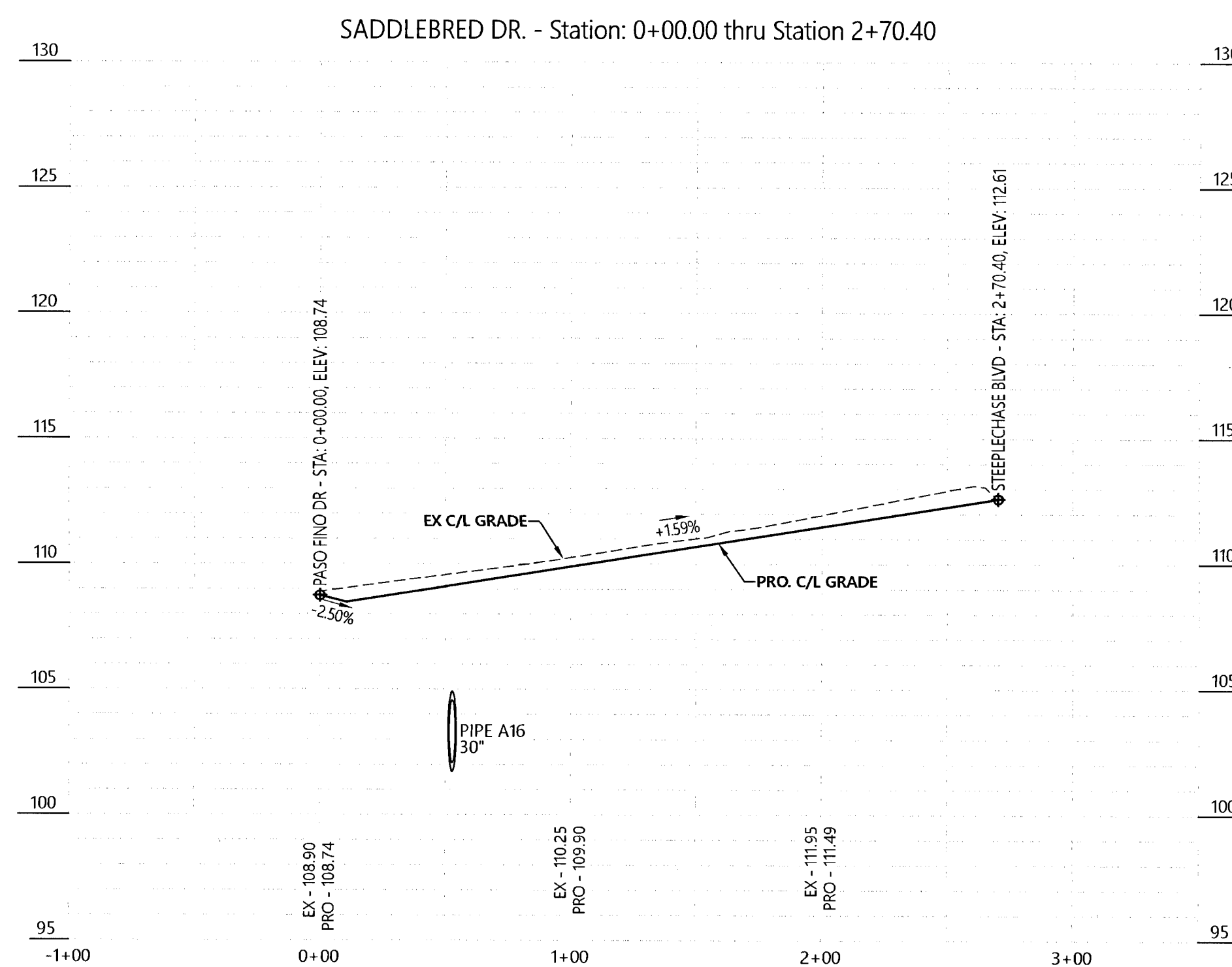
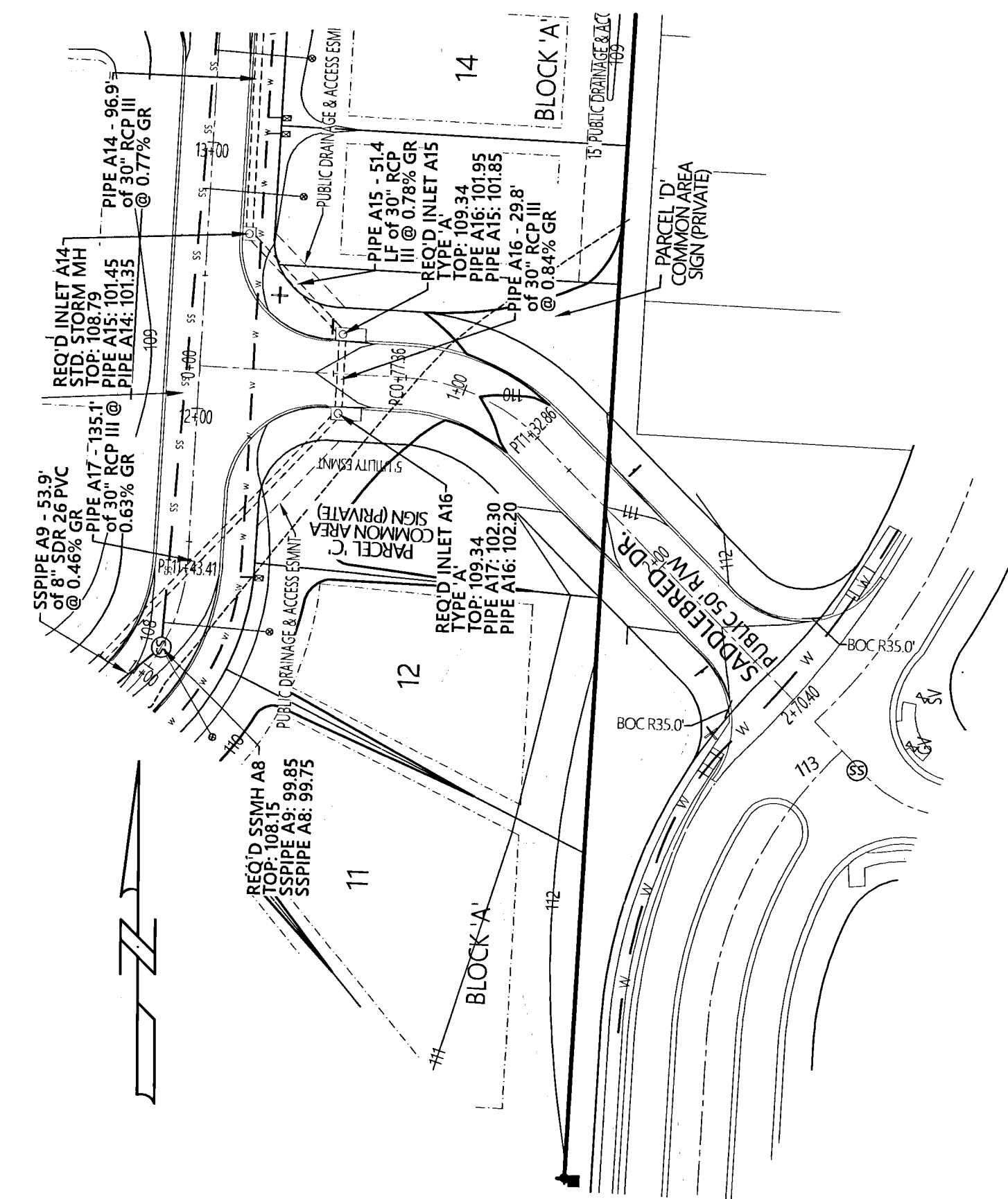
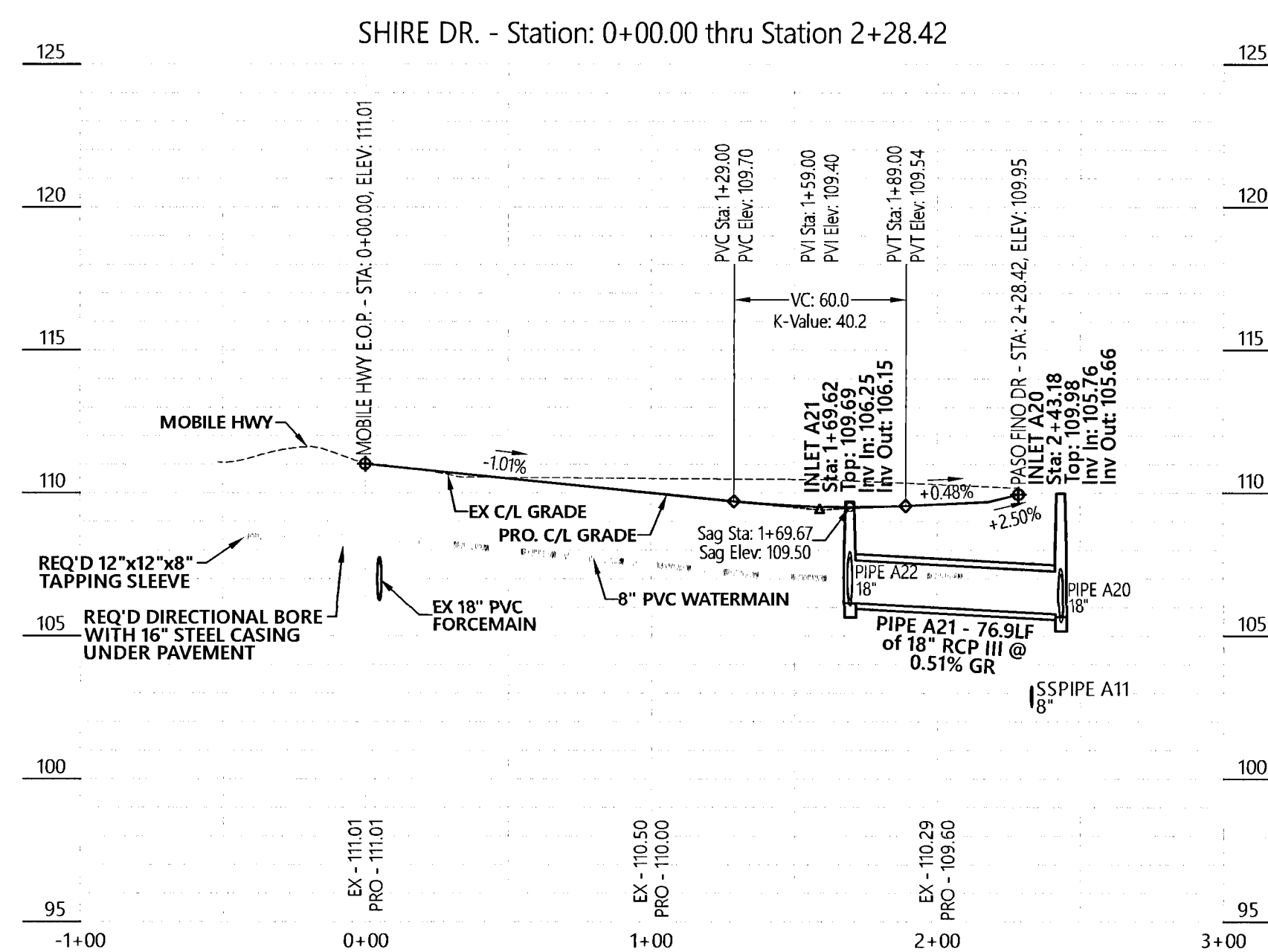
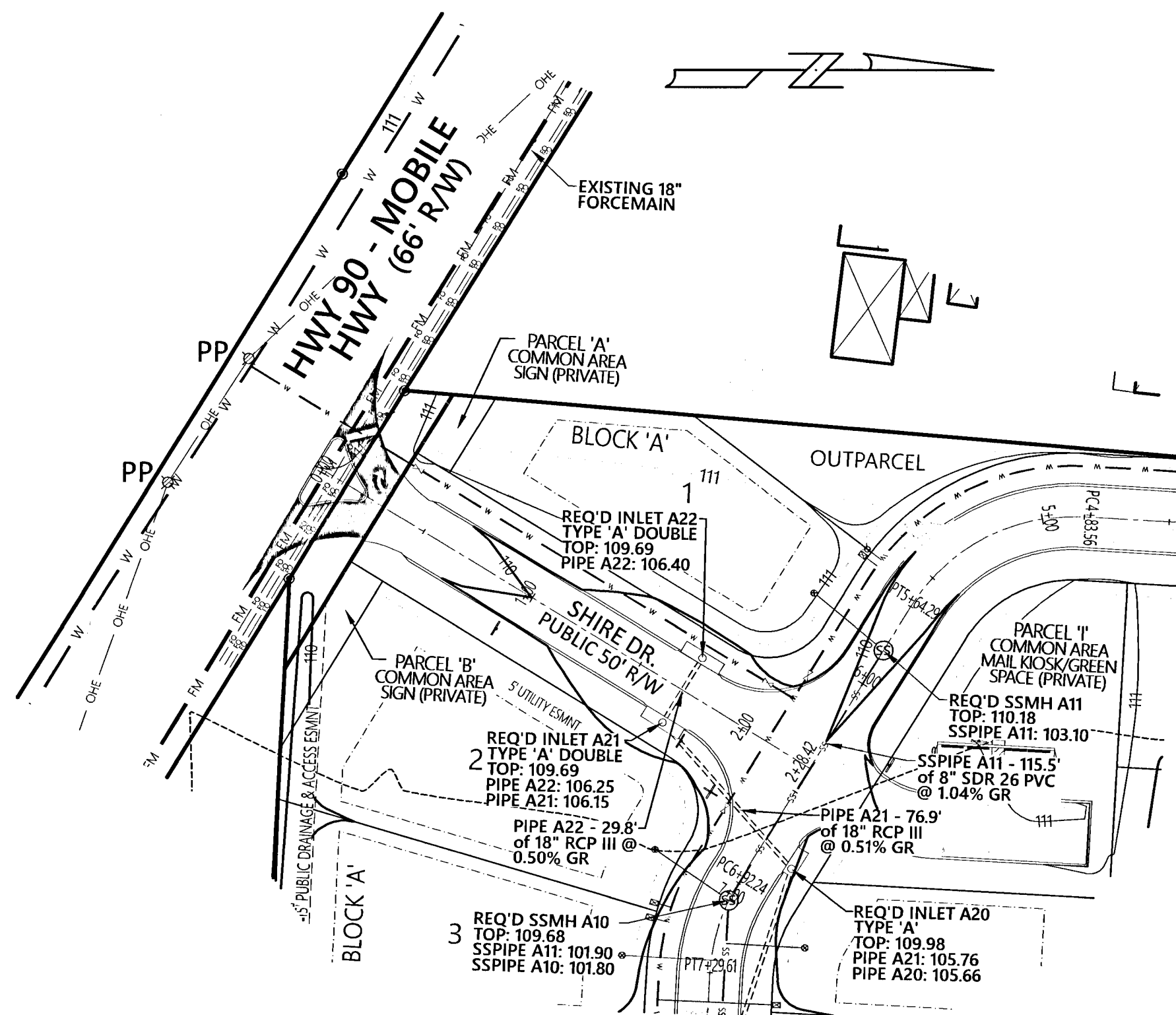
18" MINIMUM SPACING FROM SKIMMER TO STRUCTURE (TYP.)

**OUTFALL STRUCTURE C1**  
NOTE TO SCALE

NOTE TO SCALE

REQ'D INLET A3  
TYPE 'A' DOUBLE  
TOP: 97.34  
PIPE A4: 91.85  
PIPE A3: 91.35PIPE A3 - 29.8'  
of 48" RCP III  
@ 0.50% GR  
REQ'D INLET A2  
TYPE 'A' DOUBLE  
TOP: 97.34  
PIPE A3: 91.20  
PIPE A2: 91.10PIPE A2 - 140.1'  
of 48" RCP III  
@ 0.75% GRPIPE A1 - 75.0'  
of 48" RCP III  
@ 1.27% GRREQ'D INLET A1  
STD. STORM MH  
TOP: 97.25  
PIPE A2: 90.05  
PIPE A1: 89.95PIPE A4 - 106.3'  
of 42" RCP III  
@ 0.89% GRPIPE A3 - 29.8'  
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STD. STORM MH  
TOP: 97.25  
PIPE A2: 90.05  
PIPE A1: 89.95





GRADING NOTE  
ALL PROPOSED GRADES SHOWN OUTSIDE OF ROAD R/W,  
DRAINAGE R/W, DRAINAGE EASEMENTS, AND POND PARCEL IS  
FOR VISUALIZATION PURPOSES FOR THE HOME BUILDER  
ONLY. THE CONTRACTOR SHALL ONLY GRADE ROAD R/W,  
DRAINAGE R/W, DRAINAGE EASEMENTS AND POND PARCEL.

| REVISIONS | Date | By |
|-----------|------|----|
| 1         |      |    |
| 2         |      |    |
| 3         |      |    |
| 4         |      |    |
| 5         |      |    |
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| 7         |      |    |
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| 9         |      |    |
| 10        |      |    |

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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN  
SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412

ERIC NEIL LANE, P.E. COA# 32689  
FL PE No. 86920  
2/25/2021

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Shire Dr. and  
Saddlebred Dr.  
Plan & Profile

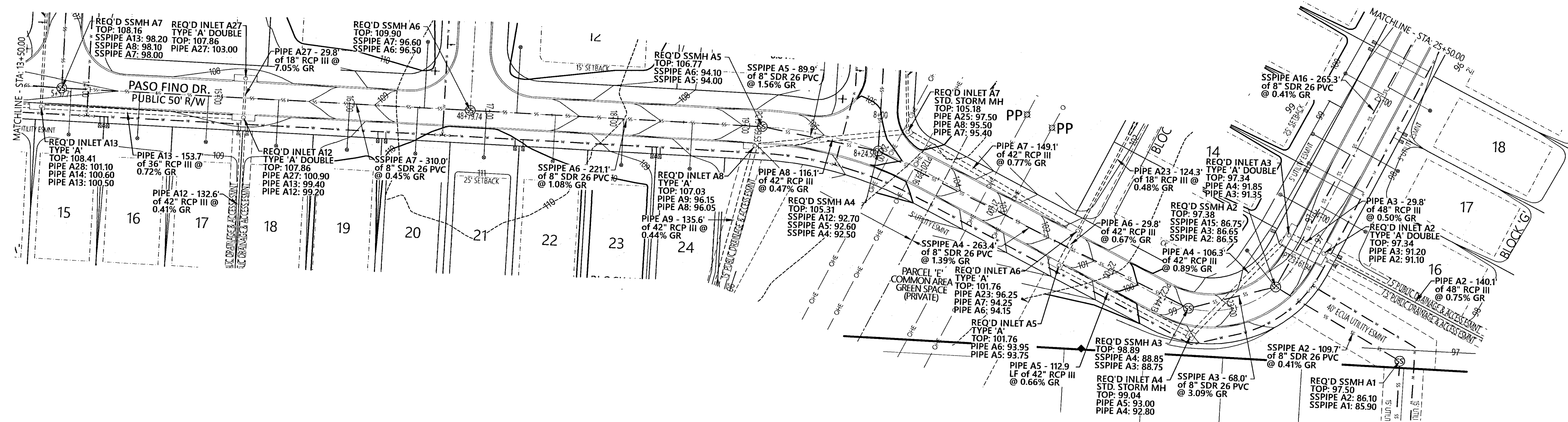
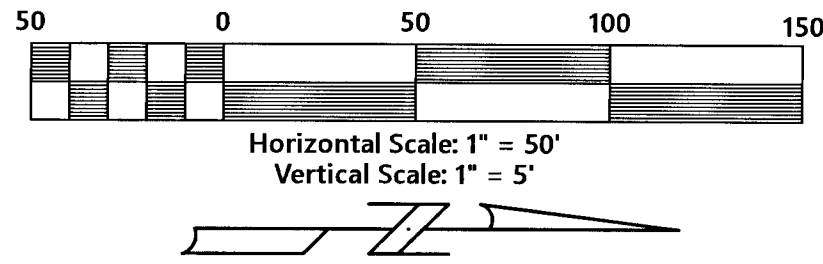
Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER  
**13**

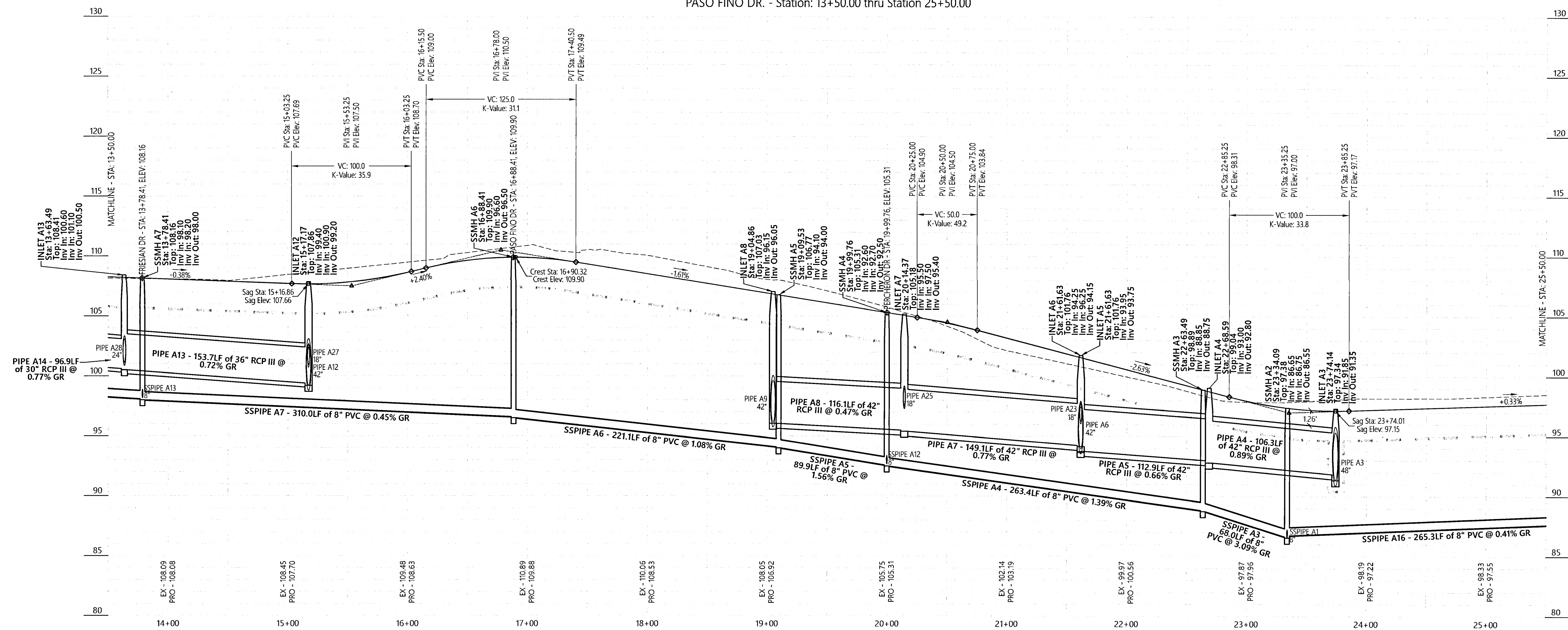








PASO FINO DR. - Station: 13+50.00 thru Station 25+50.00

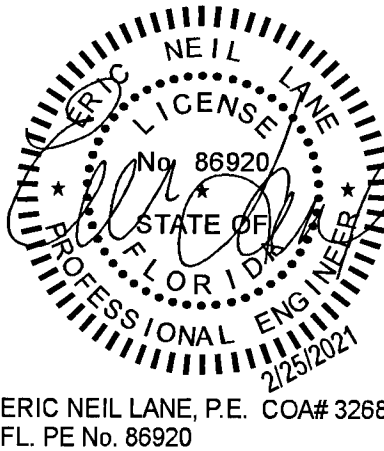


GRADING NOTE  
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DRAINAGE R/W, DRAINAGE EASEMENTS, AND POND PARCEL IS  
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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEIL LANE, P.E. COA# 32689  
FL PE No. 86920

## Saddle Ridge Phase 1

Escambia County, FL

PREPARED FOR: Breland Homes Coastal, LLC

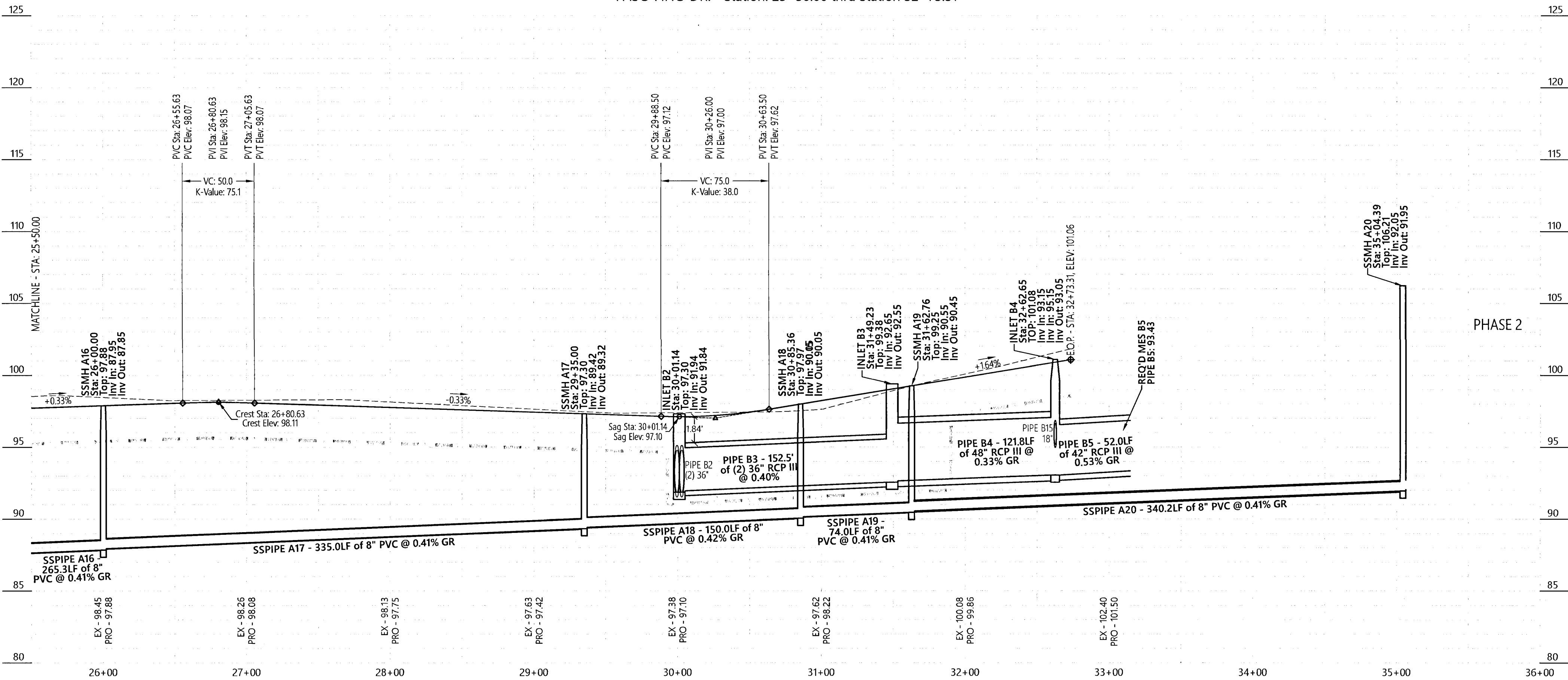
Paso Fino Dr.  
Plan & Profile

Job No: 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

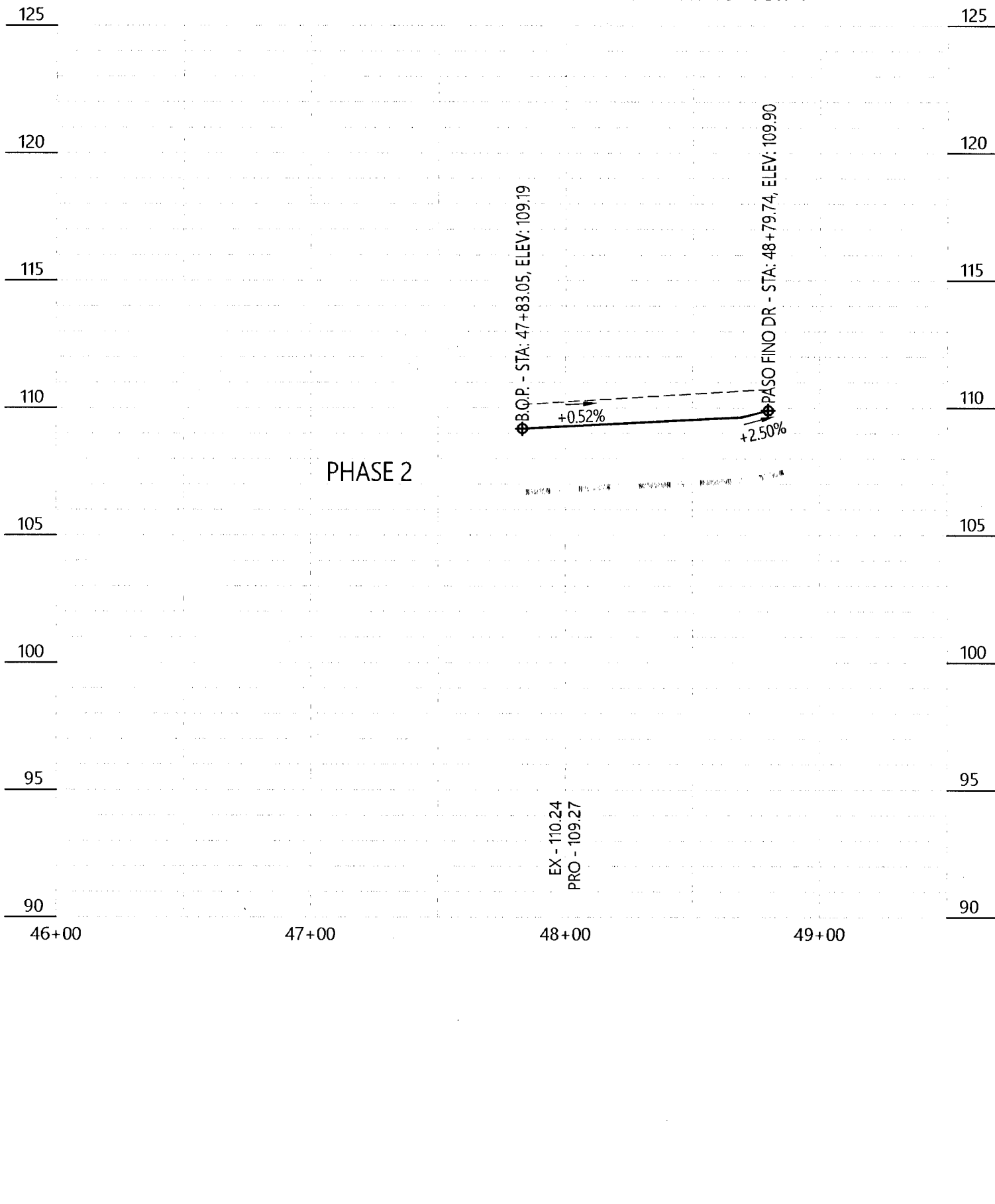
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15

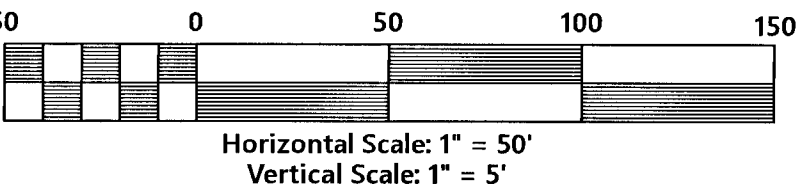




PASO FINO DR. - Station: 47+83.05 thru Station 48+79.74



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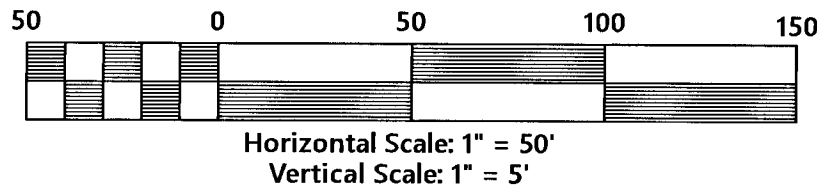
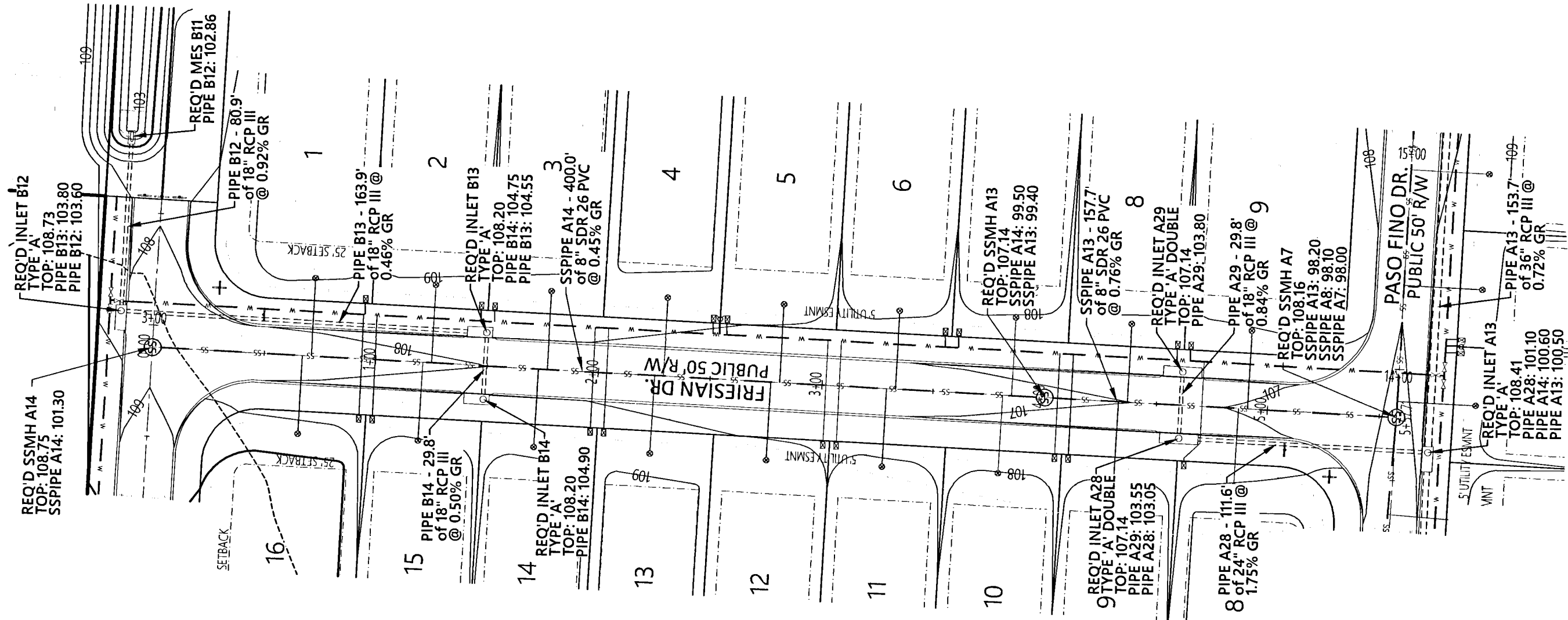
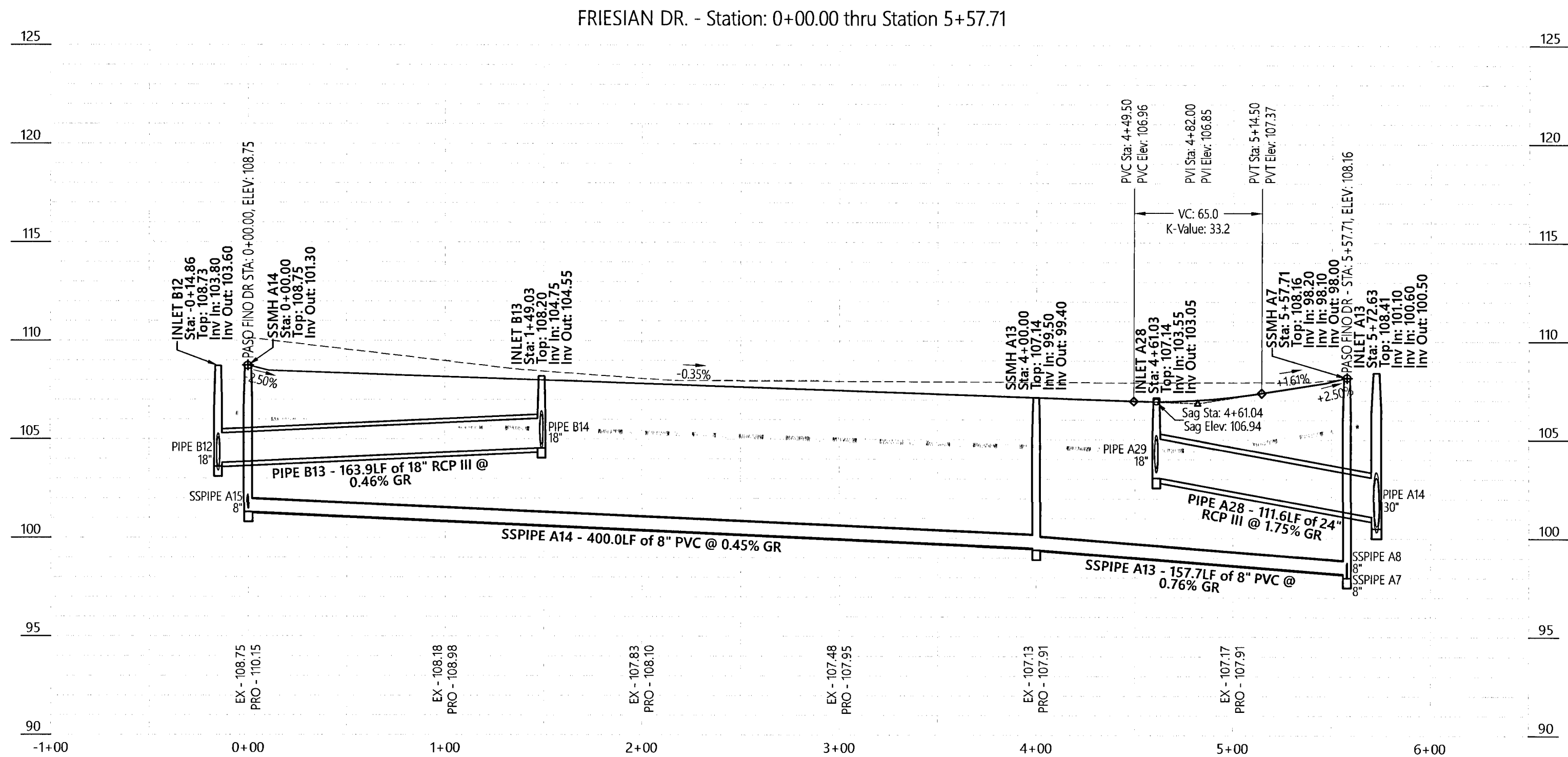
ERIC NEILL LANE  
No. 86920  
STATE OF FLORIDA  
PROFESSIONAL ENGINEER  
2/25/2021  
FL, PE No. 86920

**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Paso Fino Dr.  
Plan & Profile  
Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER  
**16**





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Saddle Ridge Phase 1  
Escambia County, FL

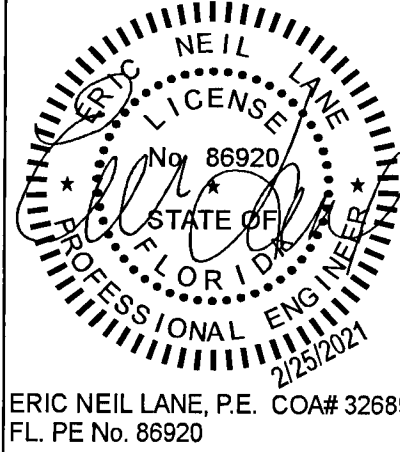
PREPARED FOR: Breland Homes Coastal, LLC

Friesian Dr. Plan  
& Profile

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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17



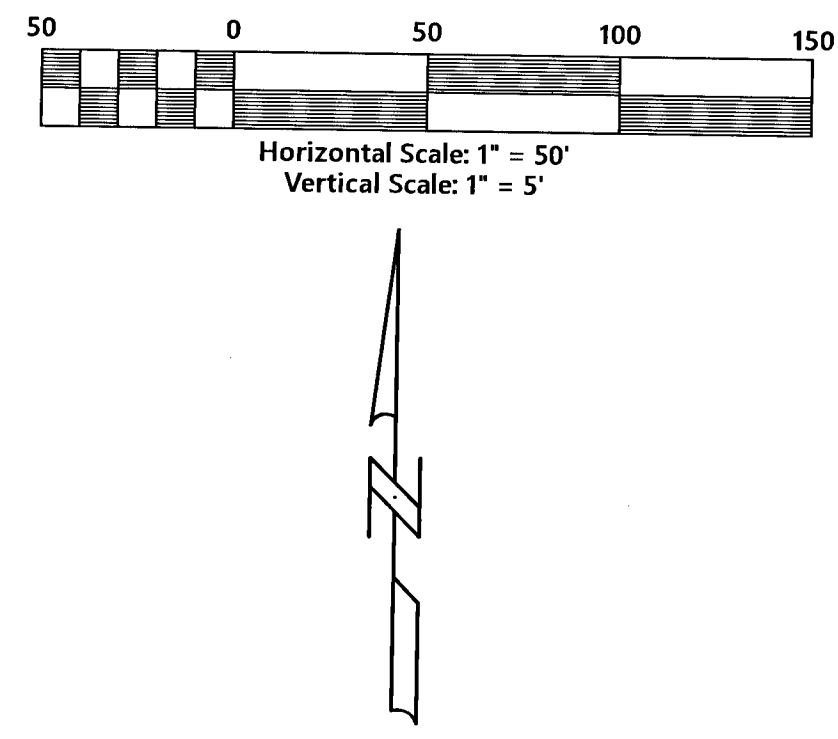
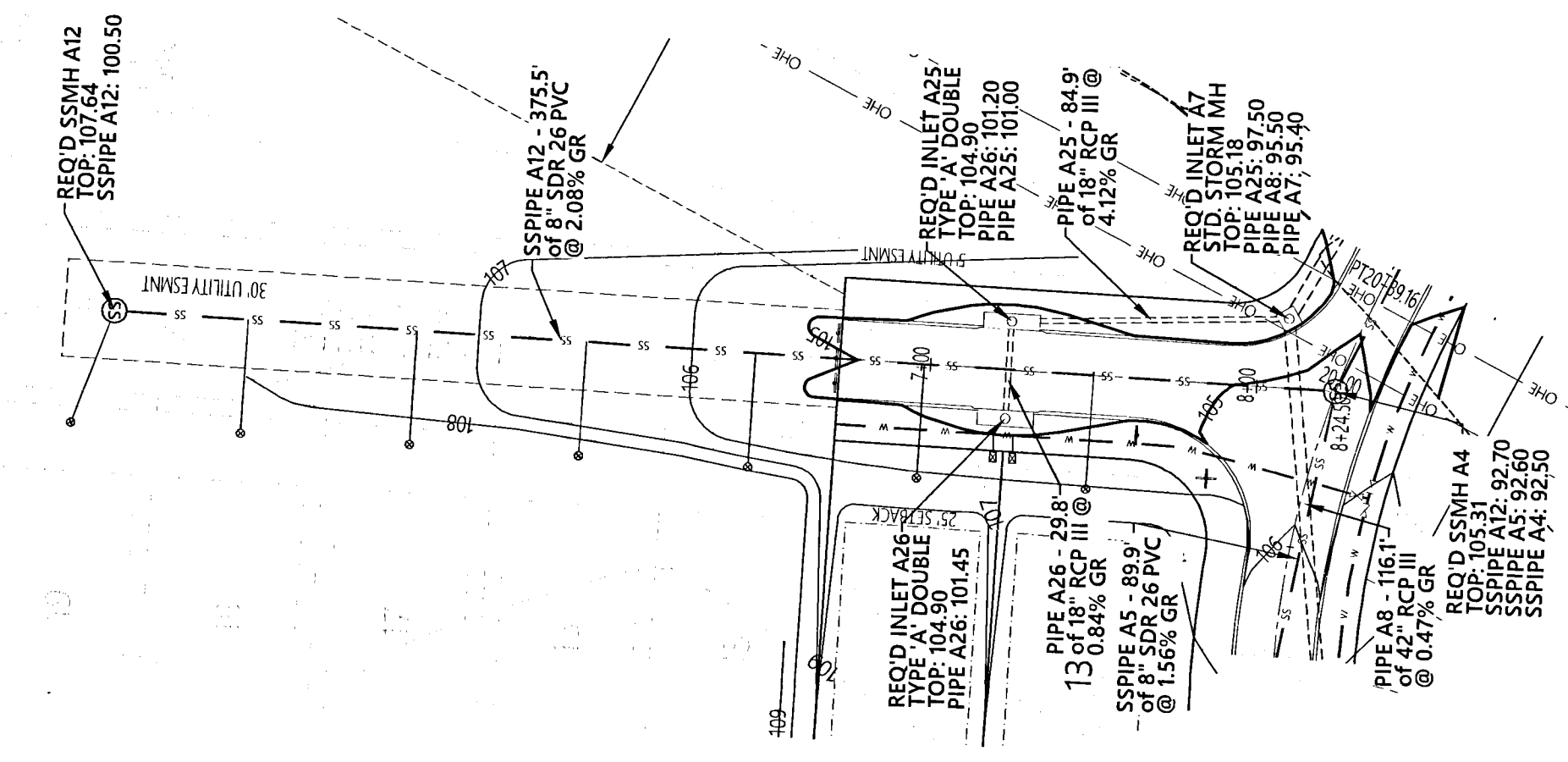
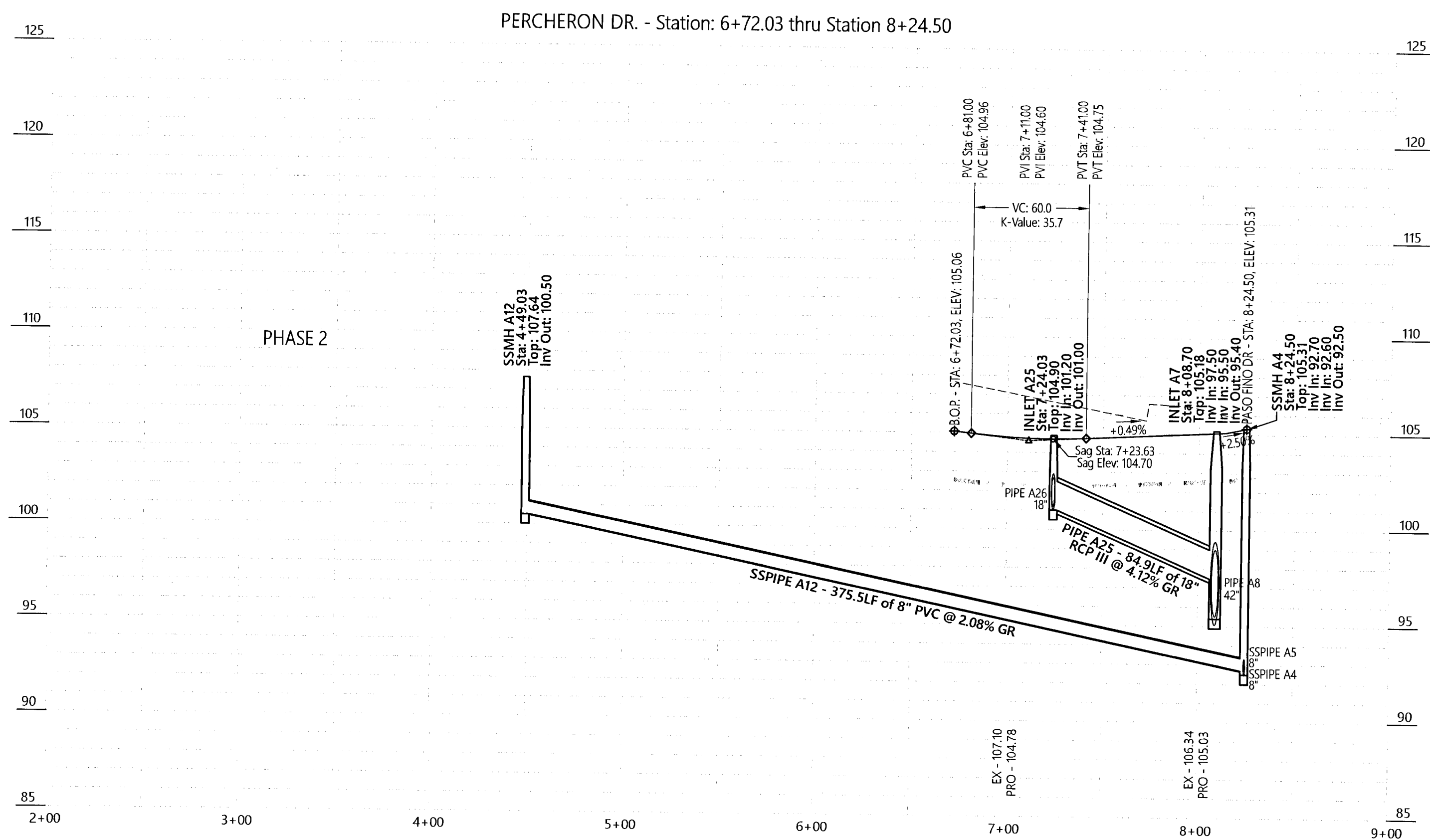
ERIC NEIL LANE, PE  
FL PE No. 86920  
COA# 32699

**MULLINS, LLC**  
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(850) 462-8412

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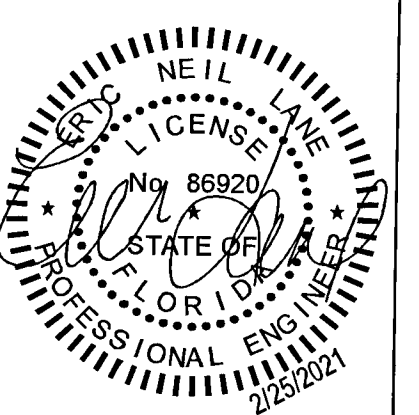


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ERIC NEIL LANE, P.E. COA# 326889  
FL PE No. 86920

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

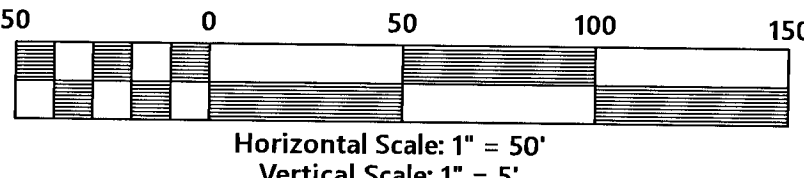
Percheron Dr.  
Plan & Profile  
Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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**18**



STORMWATER PIPE PROFILES

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SURVEYING  
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ERIC NEILL LANE, P.E. COA# 32689  
FL PE No. 86920

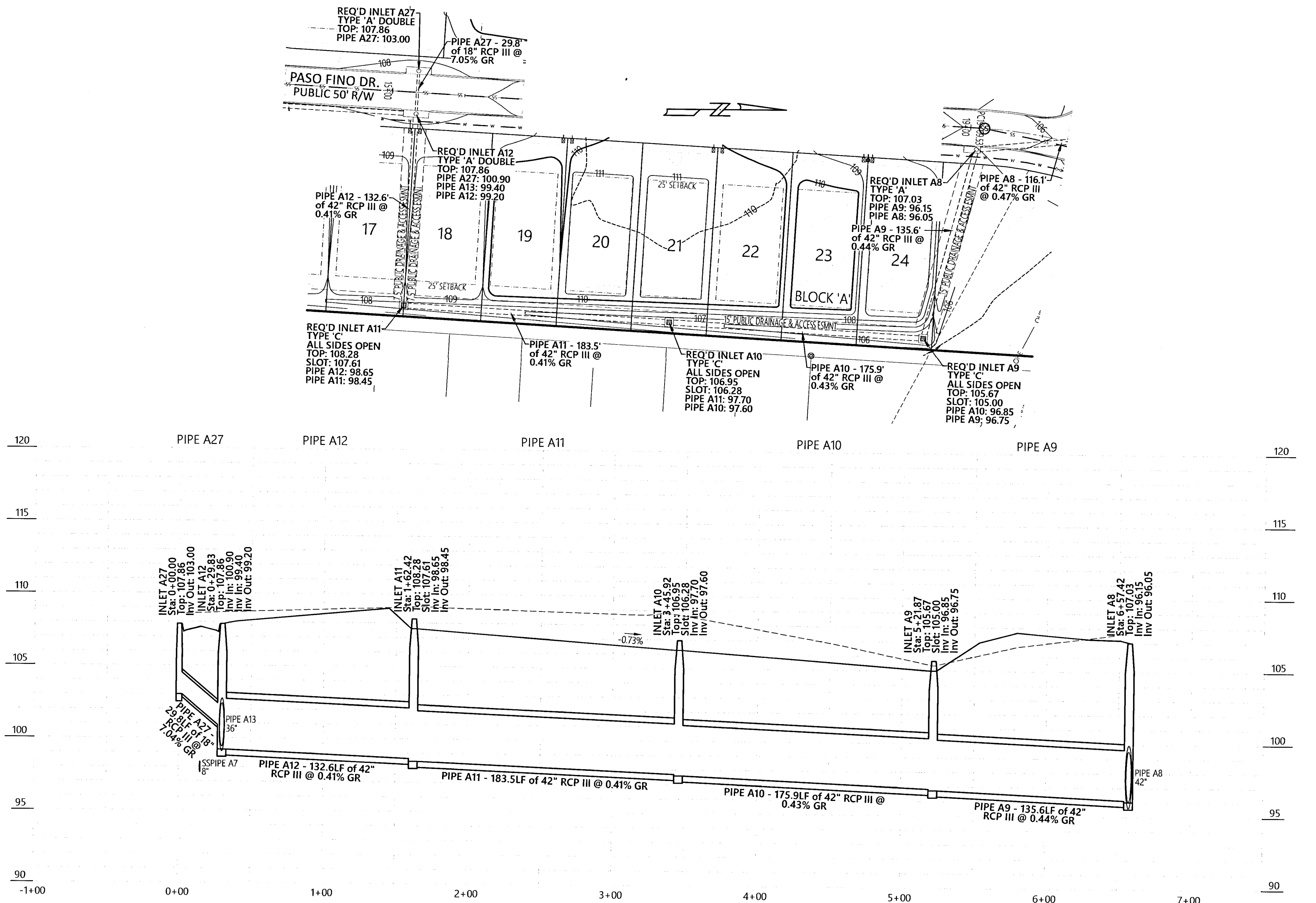
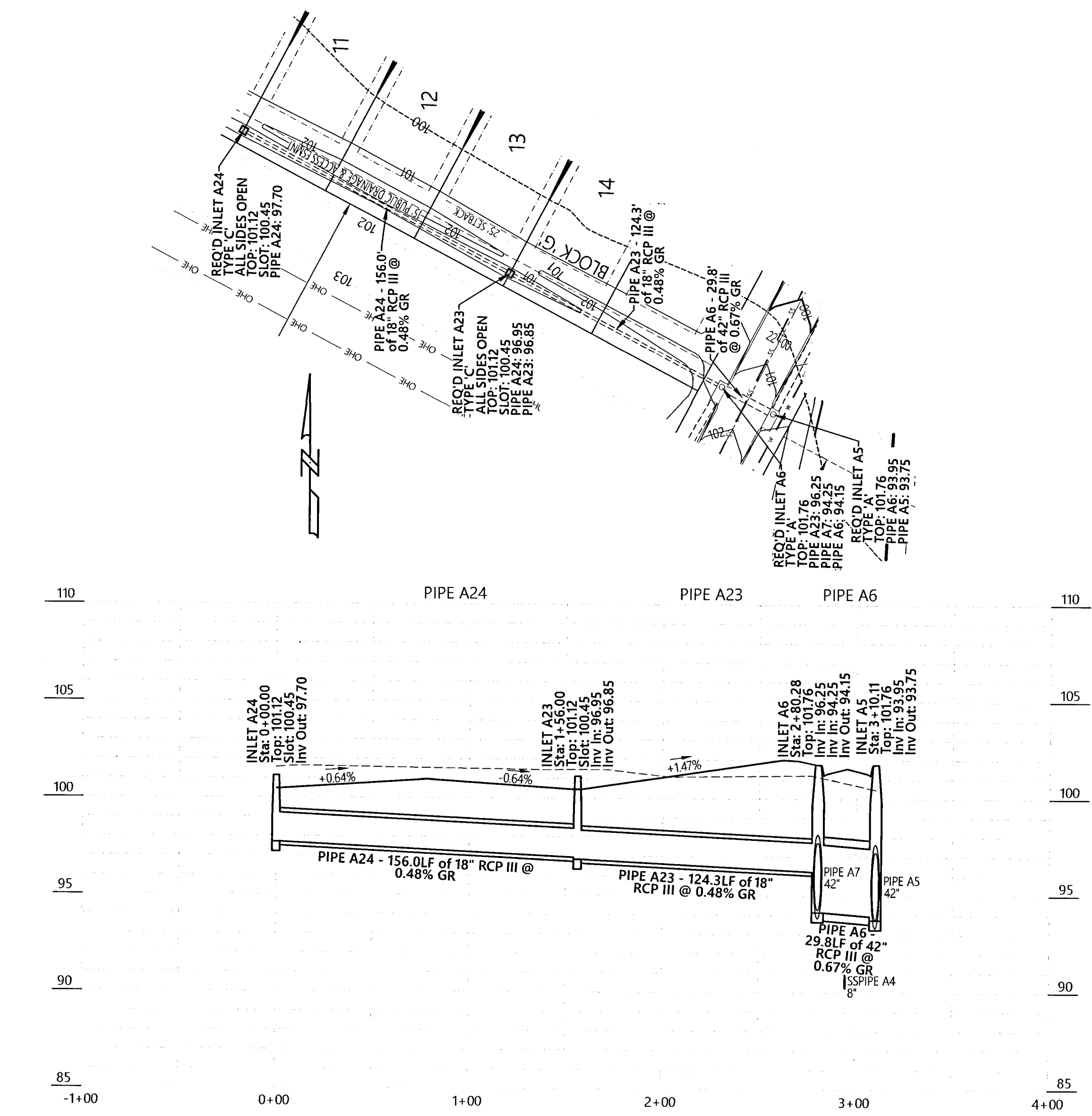
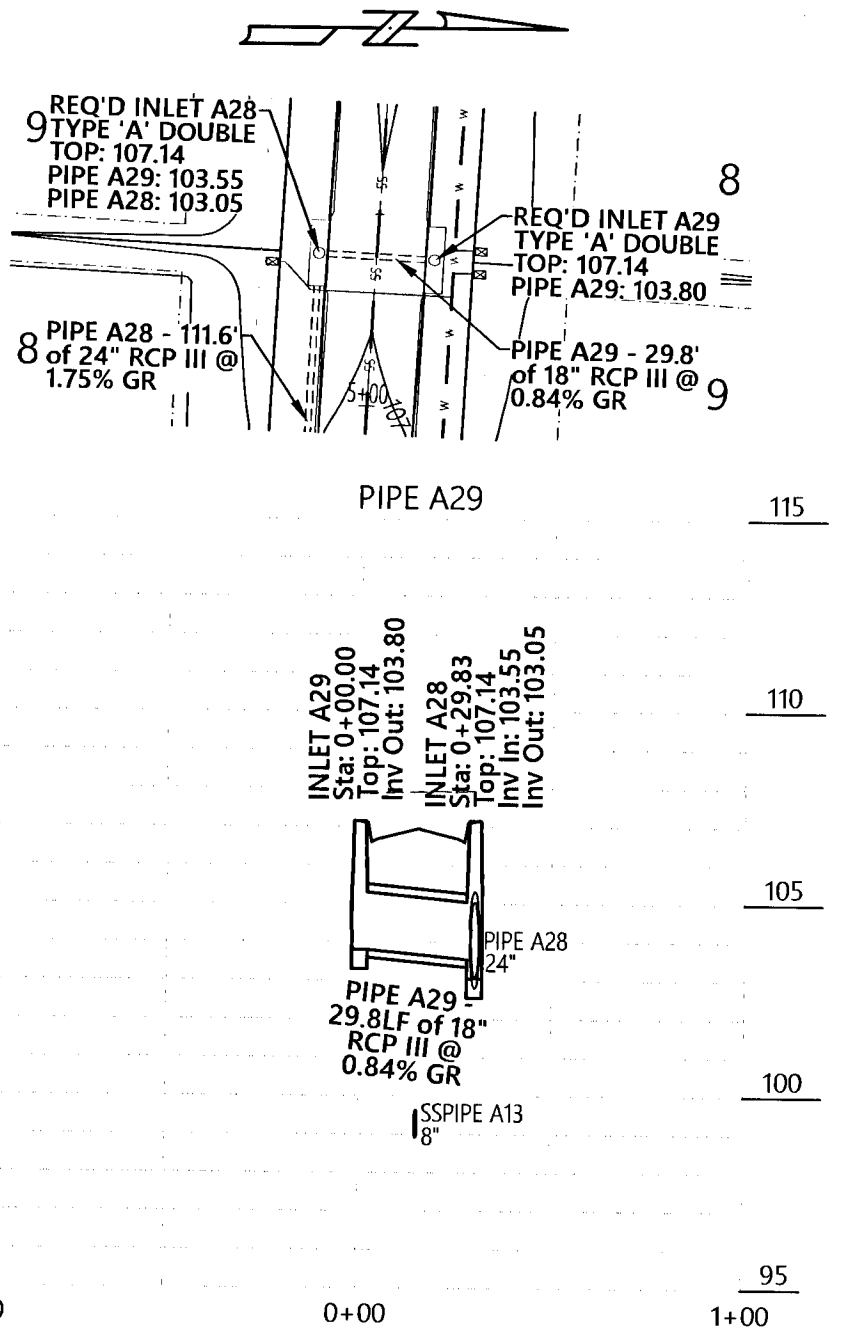
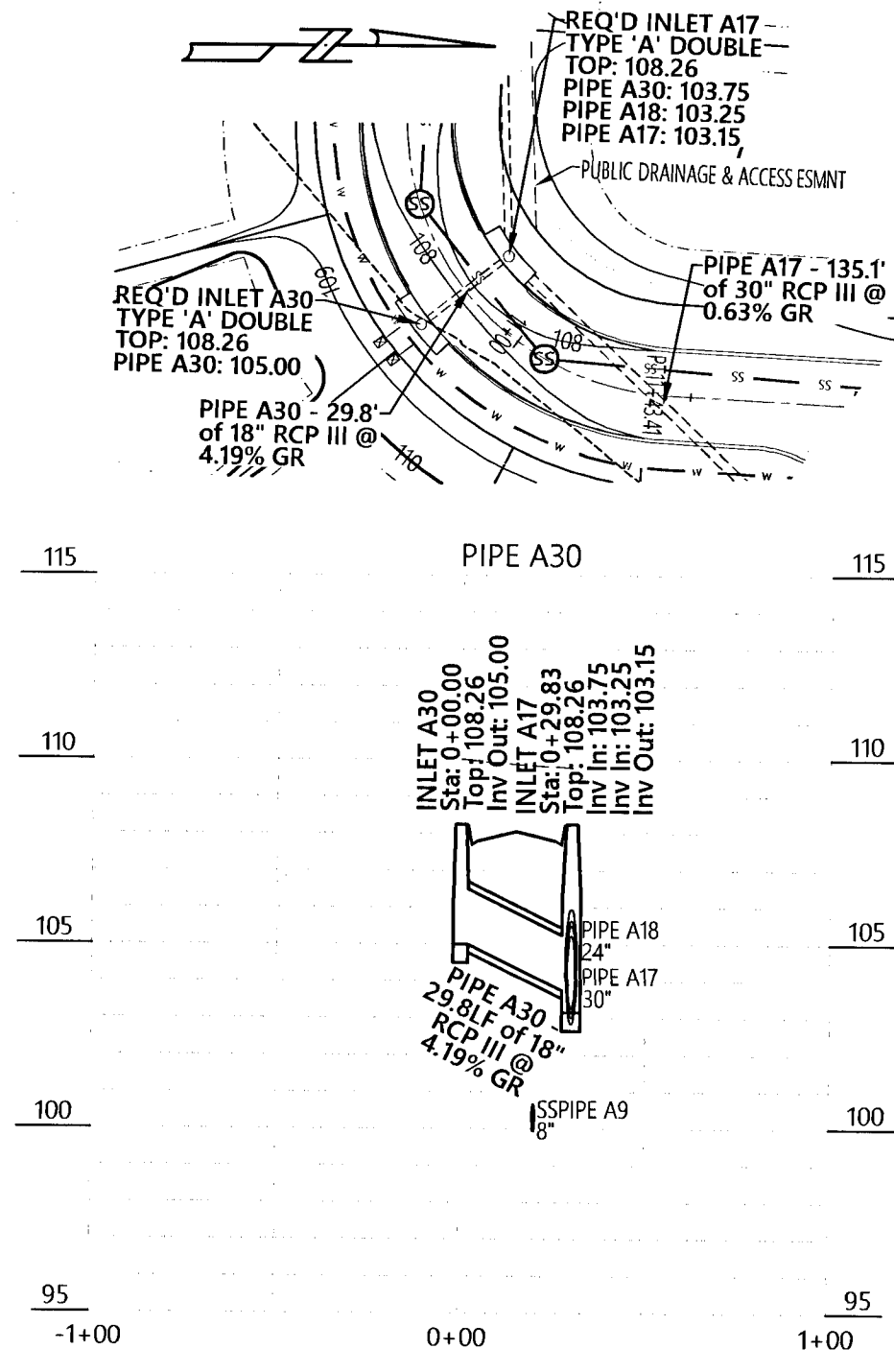
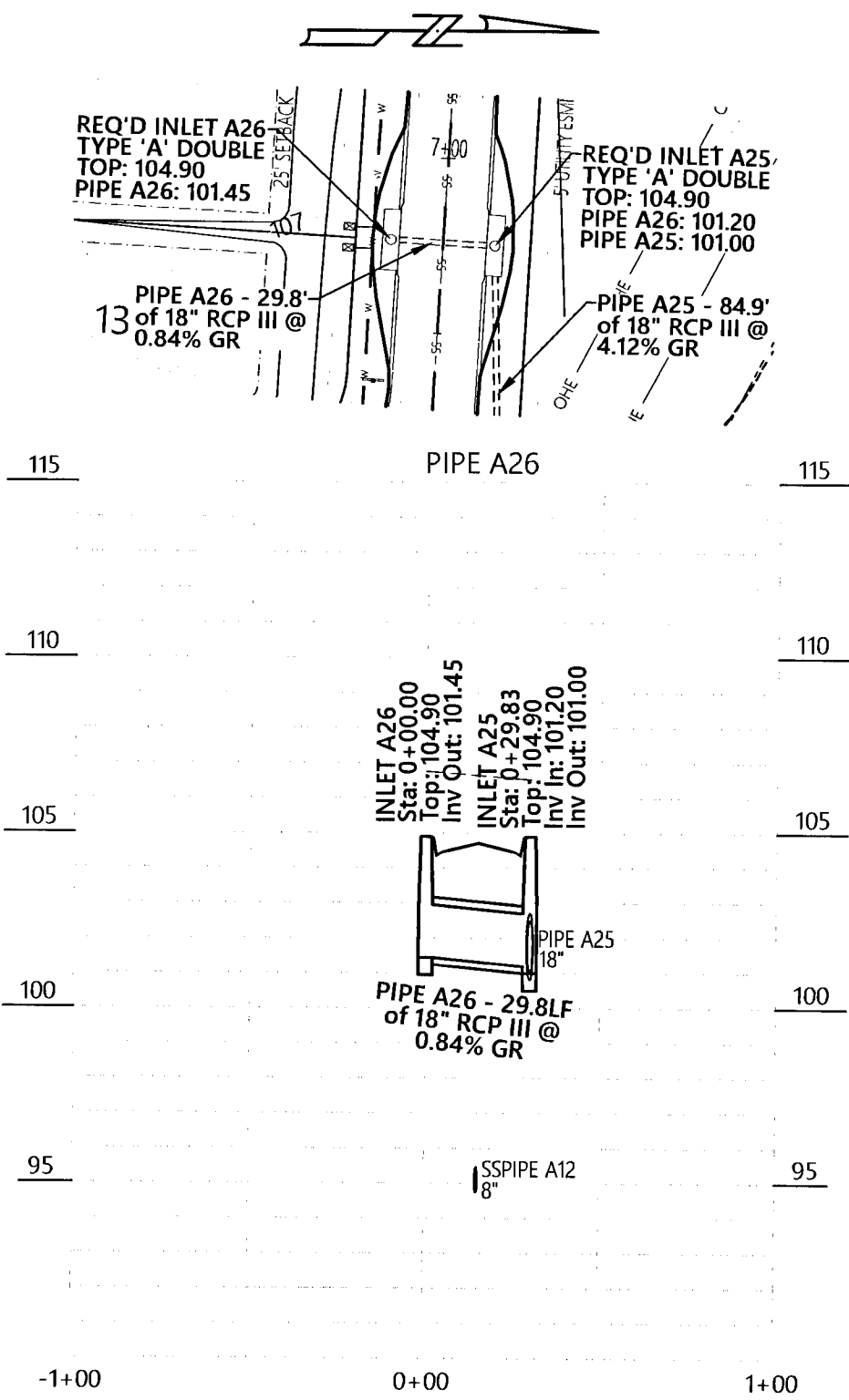
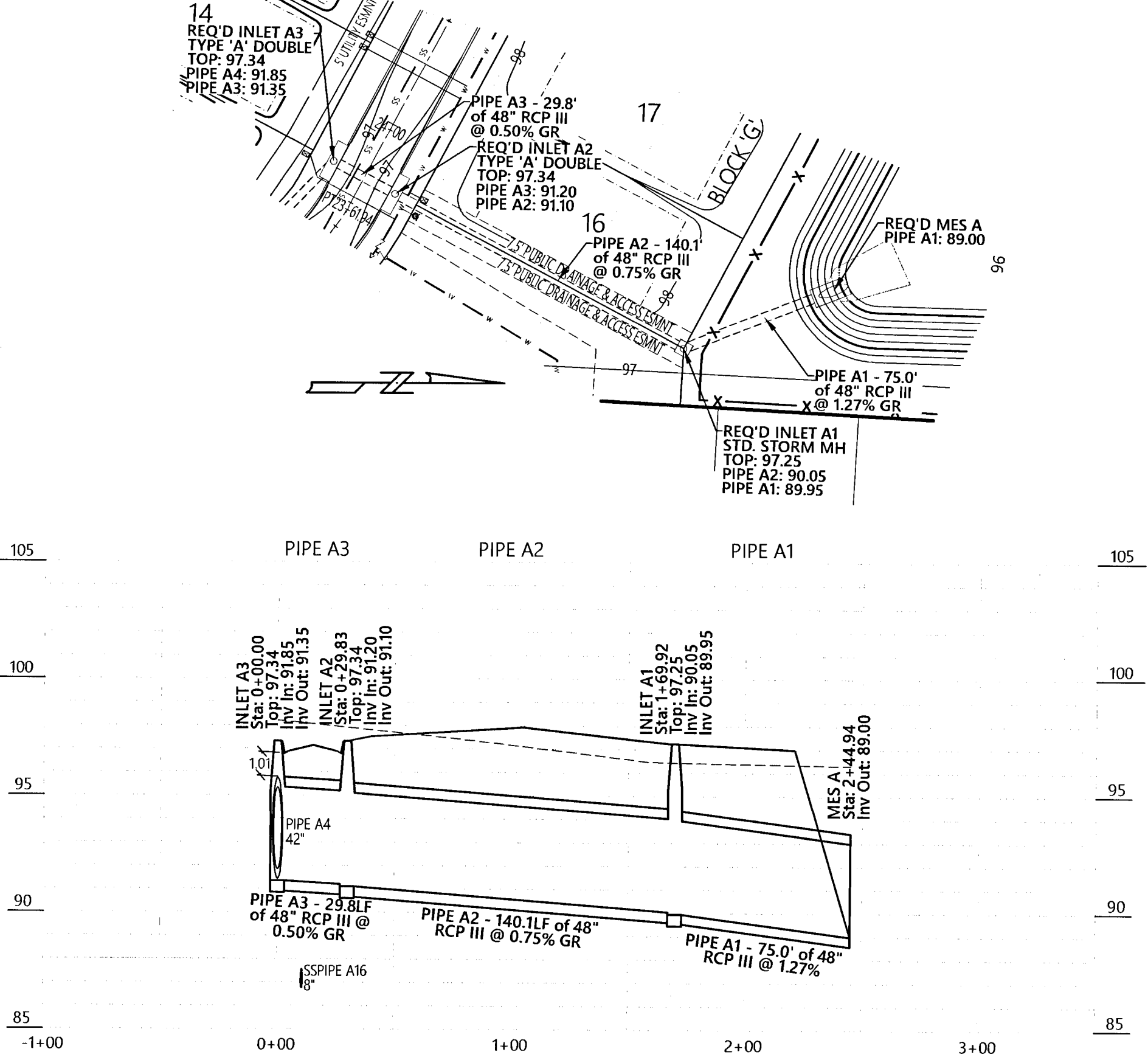
Saddle Ridge Phase 1

Pipe Profiles

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

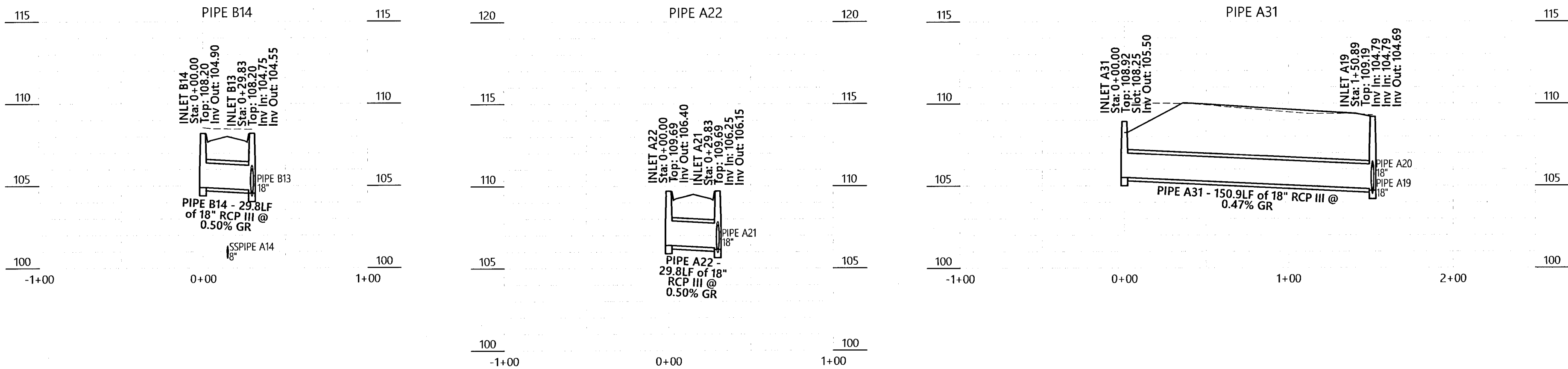
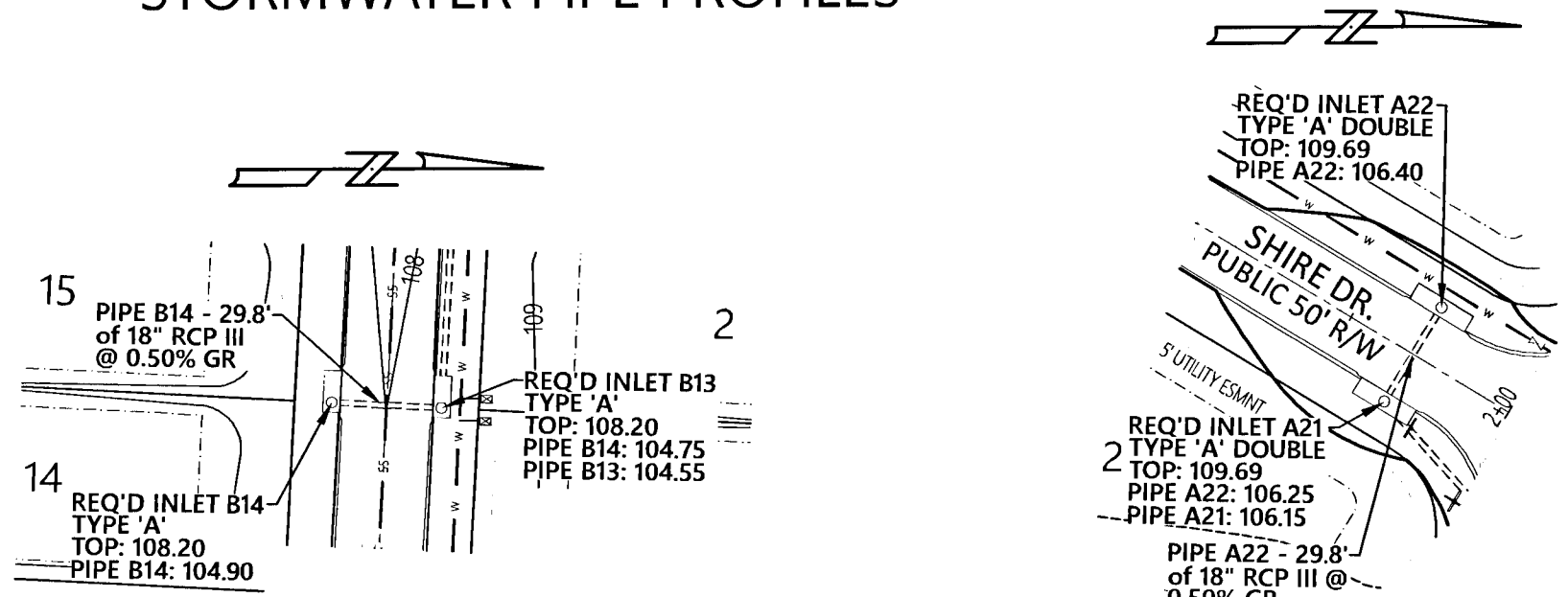
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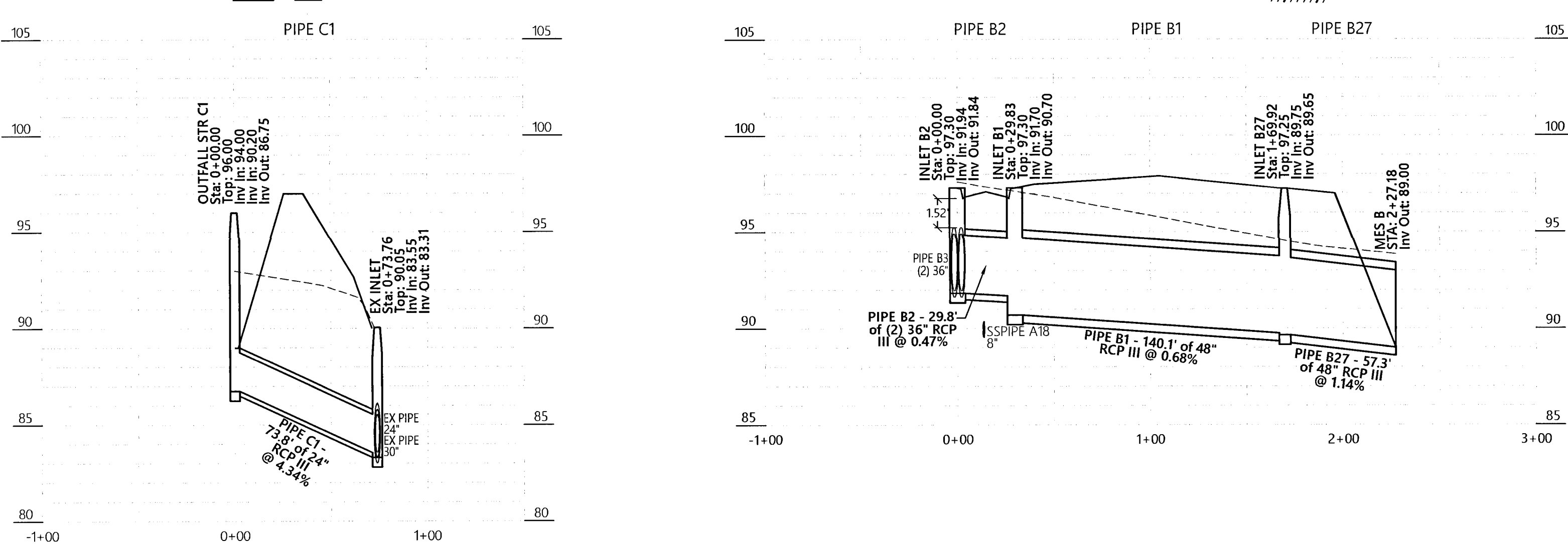
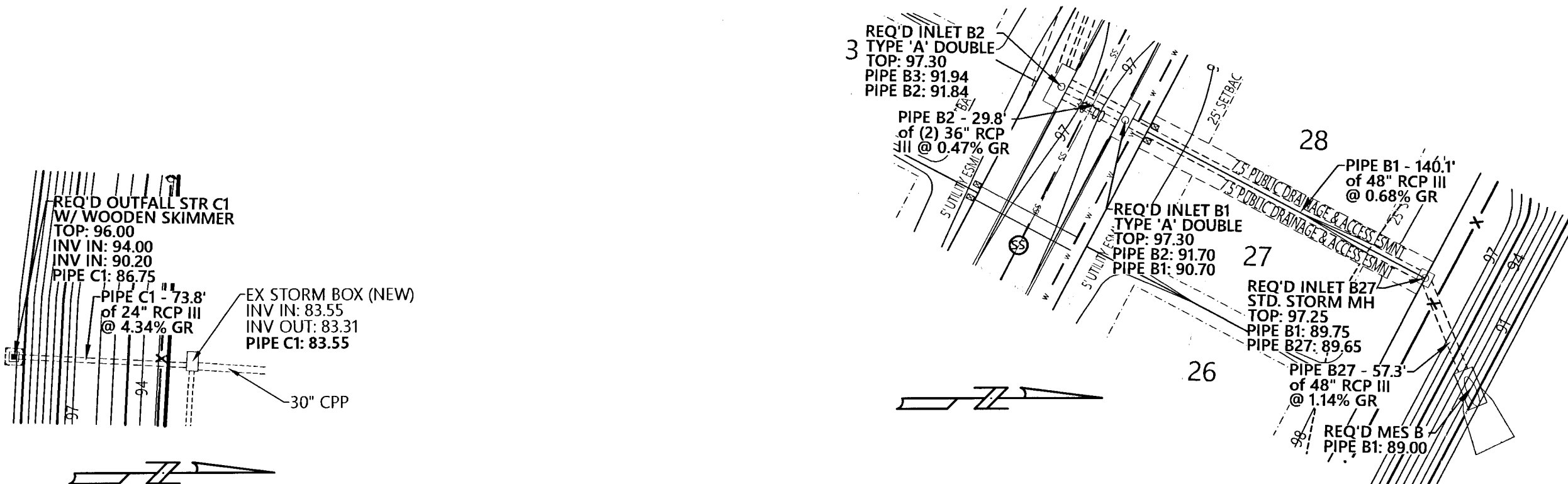




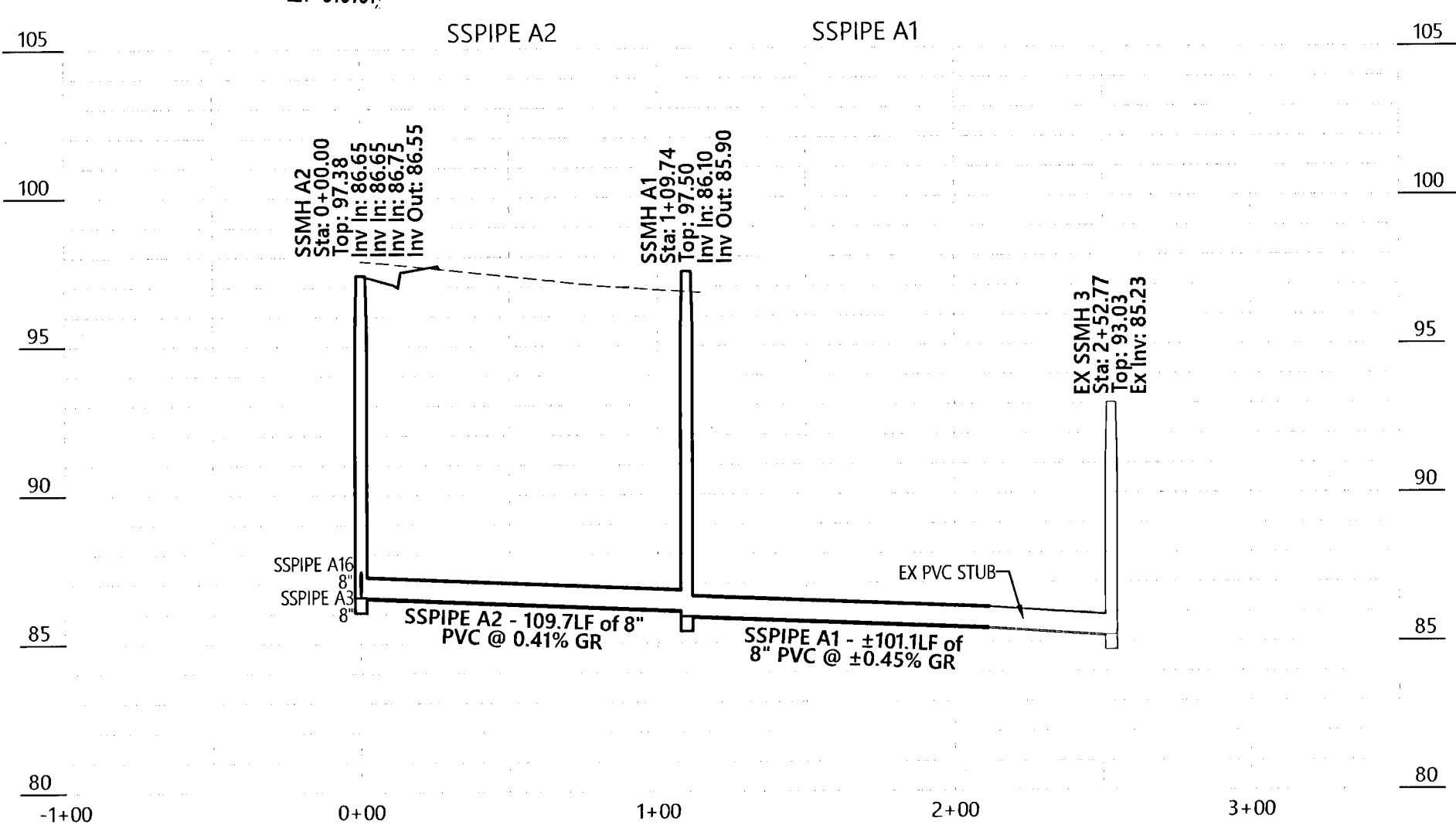
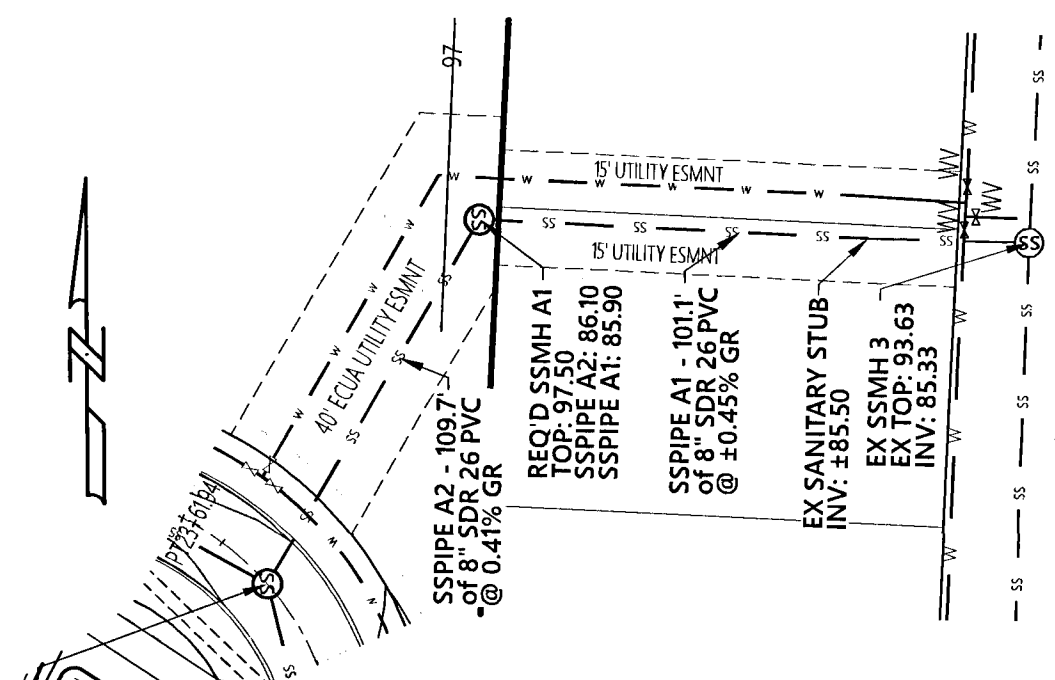
STORMWATER PIPE PROFILES



STORMWATER PIPE PROFILES



SANITARY SEWER PIPE PROFILES



GRADING NOTE  
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ERIC NEIL LANE, P.E. COA# 32689  
FL. PE No. 66920

Saddle Ridge Phase 1  
Escambia County, FL

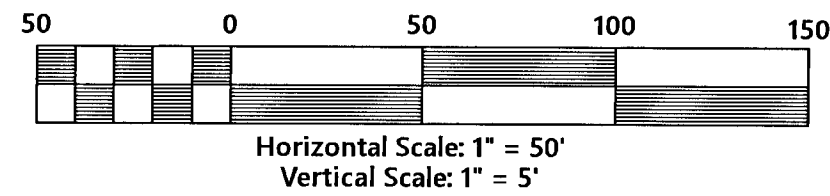
PREPARED FOR: Breland Homes Coastal, LLC

Pipe Profiles

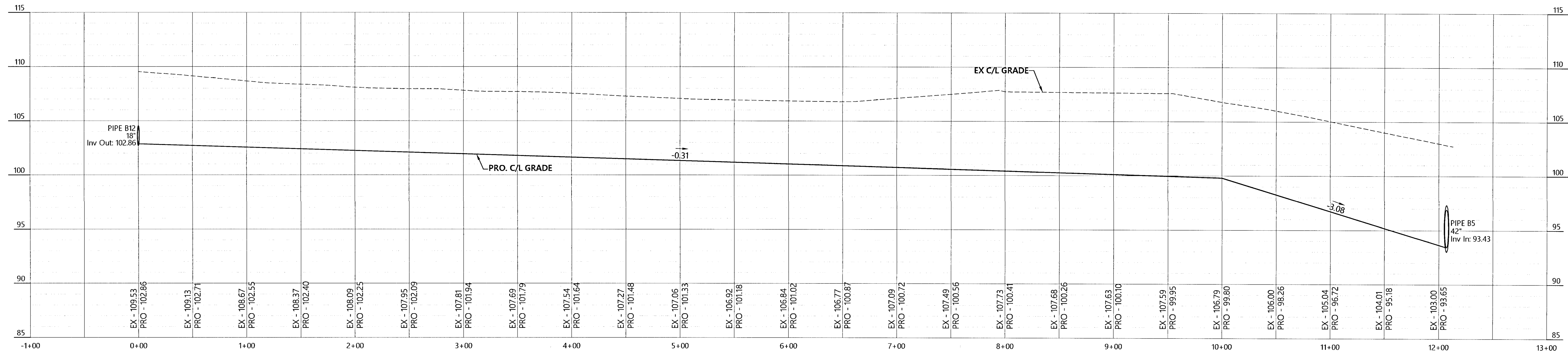
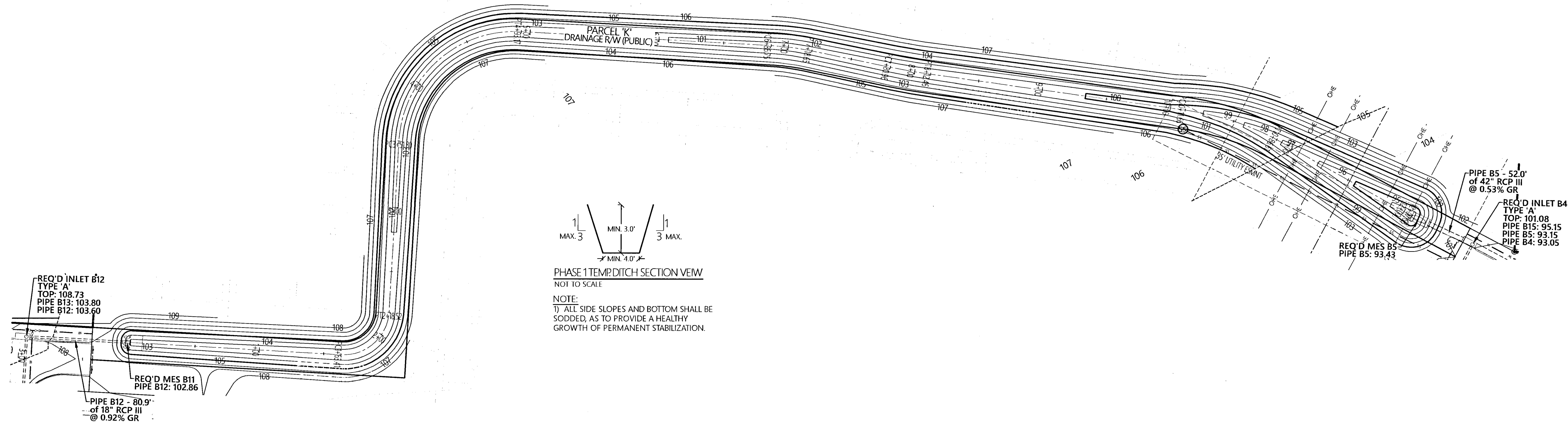
Job No. 20-123P  
Date: 2/25/2021  
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PHASE 1 TEMPORARY DITCH PROFILE



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COA# 32689  
2/25/2021

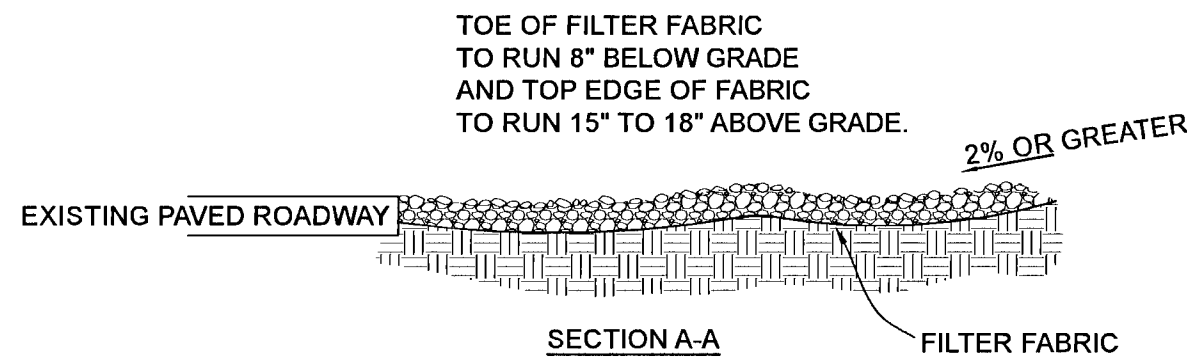
Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Ditch Profile

Job No. 20-123P  
Date: 2/25/2021  
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SHEET NUMBER  
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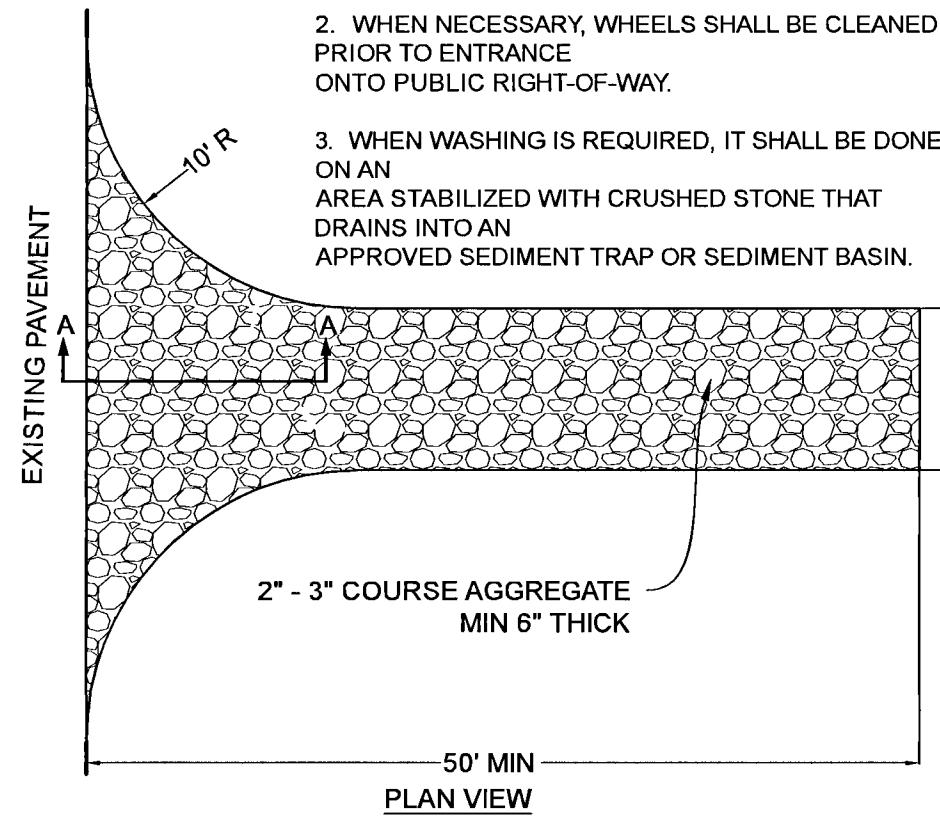


#### NOTES:

1. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.

2. WHEN NECESSARY, WHEELS SHALL BE CLEANED PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY.

3. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN.



Offsite vehicle tracking of sediments and geration of dust shall be minimized. A stabilized construction access road shall be utilized to reduce off-site tracking. Offsite sediment removal should be conducted at a frequency necessary to minimize impacts. Vehicle wash area should be considered if offsite tracking becomes excessive.

#### TEMPORARY CONSTRUCTION ENTRANCE NOT TO SCALE

#### EROSION CONTROL

- "DEVELOPER/CONTRACTOR/HOME OWNERS ASSOCIATION SHALL RESHAPE PER PLAN SPECIFICATIONS, CLEAN OUT ACCUMULATED SILT, AND STABILIZE RETENTION/DETENTION POND(S) AT THE END OF CONSTRUCTION WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND AT THE END OF THE 2 YEAR WARRANTY PERIOD."
- "ON SITES > 1 ACRE, IF > 1 CONTIGUOUS ACRE IS CLEARED, A GROUND COVER SUFFICIENT TO PREVENT EROSION SHOULD BE PLANTED OR OTHERWISE STABILIZED WITHIN 10 WORKING DAYS ON THAT PORTION OF THE SITE UPON WHICH FURTHER ACTIVE CONSTRUCTION WILL NOT BE UNDERTAKEN WITHIN 90 DAYS."
- "TO COMPLY WITH NPDES REQUIREMENTS, ALL EROSION CONTROL MEASURES SHALL BE INSPECTED AFTER EACH 1/2" RAINFALL EVENT OR AT LEAST WEEKLY. THE CONTRACTOR SHALL DOCUMENT SUCH INSPECTIONS AND EROSION CONTROL, MAINTENANCE EFFORTS, INSPECTION RECORDS SHALL BE PROVIDED TO THE NPDES PERMIT APPLICANT FOR PROPER REPORTING TO FDEP/NFWMD."
- "A HEALTHY GROWTH OF GRASS WITHIN DISTURBED RIGHT-OF-WAY AREAS IS REQUIRED PRIOR TO COUNTY APPROVAL/ACCEPTANCE. IF TIME CONSTRAINTS EXIST DURING THE FINAL PLAT APPROVAL AND ACCEPTANCE PROCESS, A MINIMUM OF TWO STRIPS OF SOD (MINIMUM 2' WIDE) BEHIND THE BACK OF CURB WITH ALL OTHER DISTURBED AREAS SEEDED/MULCHED/FERTILIZED WILL BE ACCEPTABLE."
- SAG FILTERS IN CURB THROATS ARE NOT AN ALLOWABLE SEDIMENT CONTROL METHOD. UTILITY
- "ALL PROPOSED UNDERGROUND UTILITIES WITHIN R/W'S OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN-CUT, OR JACK-AND-BORED, UNLESS SPECIFICALLY APPROVED BY THE COUNTY ENGINEER. TO ACCOMPLISH THIS REQUIREMENT, COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON TRENCHING IS NOT A FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND THE UTILITY COMPANY WILL BE REQUIRED TO USE THE CONDUIT. THIS SHALL REQUIRE PLANNING BETWEEN THE DEVELOPER AND THE UTILITY."
- "ROUGH GRADE OF RIGHT-OF-WAY MUST BE ESTABLISHED PRIOR TO COMMON TRENCH UTILITY INSTALLATION TO ENSURE UTILITIES ARE INSTALLED AT PROPER DEPTHS. THIS NOTE SHOULD ALSO INDICATE A MINIMUM 30" OF COVER IS REQUIRED OVER ALL UTILITIES. THIS DIMENSION SHALL BE MEASURED FROM PROPOSED GRADE IF ROAD IS IN FILL AND MEASURED FROM TOP OF CURB IF ROAD IS IN CUT."
- "THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF RECORD AT LEAST TWO WEEKS PRIOR TO PLACEMENT OF BASE MATERIAL TO ASSIST IN THE COORDINATION OF ALL OTHER UNDERGROUND UTILITIES."
- "ELECTRIC/PHONE/CABLE/GAS STRUCTURES INSTALLED WITHIN DRAINAGE ACCESS EASEMENTS SHALL BE LOCATED ALONG THE BOUNDARY OF THE EASEMENT TO MAXIMIZE CLEAR ACCESS FOR MAINTENANCE EQUIPMENT."

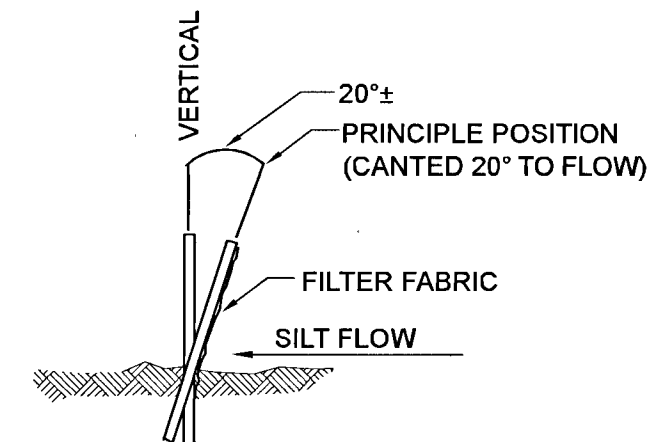
\*\* NOTE: INLET PROTECTION IS RECOMMENDED TO BE SILT SAVER FRAME AND FILTER ASSEMBLY.

#### GRADING NOTE

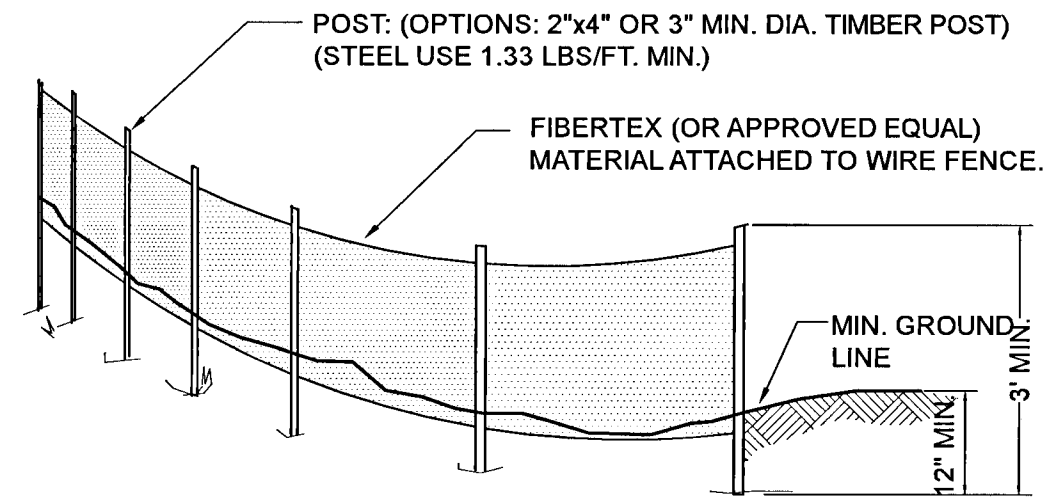
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#### NOTES:

- SILT FENCE SHALL BE PLACED PRIOR TO ANY CONSTRUCTION ACTIVITY AND REMAIN UNTIL ALL DISTURBED MATERIAL HAS BEEN STABILIZED AND CONSTRUCTION HAS BEEN COMPLETED.
- THE CONSTRUCTION ENTRANCE SHALL BE SWEEP WEEKLY DURING CONSTRUCTION IN ORDER TO REMOVE ANY SEDIMENT TRACKED ONTO THE ROADWAY. THE SILT FENCE SHALL BE CHECKED DAILY FOR PROPER OPERATION AND REPLACED AS NECESSARY.
- ANY EXCAVATED MATERIAL SHALL BE PROPERLY STORED OR DISPOSED OF OFF SITE BY THE CONTRACTOR. IT SHALL BE THE RESPONSIBILITY OF THE PERMITTEE TO DETERMINE THE LOCATION OF MATERIAL DISPOSAL PRIOR TO BIDDING THE PROJECT. EXCAVATED MATERIAL REMOVED FROM SITE SHALL BE DONE SO PER STATE AND COUNTY REGULATIONS.
- IF DURING CONSTRUCTION OR OPERATION OF THE STORMWATER MANAGEMENT FACILITY A STRUCTURAL FAILURE IS OBSERVED THAT HAS THE POTENTIAL TO CAUSE THE DIRECT DISCHARGE OF SURFACE WATER INTO THE FLORIDIAN AQUIFER SYSTEM, CORRECTIVE ACTIONS DESIGNED OR APPROVED BY A REGISTERED PROFESSIONAL MUST BE PROVIDED AS SOON AS PRACTICAL TO THE NFWMD FOR REVIEW AND APPROVAL THAT PROVIDES REASONABLE ASSURANCE THAT THE BREACH WILL BE PERMANENTLY CORRECTED.
- ALL INLETS ARE TO BE FITTED WITH A SEDIMENTATION FILTER DEVICE AS MANUFACTURED BY SILT-SAVER, INC. OR EQUAL. INLET FILTERS ARE TO BE INSPECTED AND MAINTAINED DAILY DURING CONSTRUCTION AND REMOVED AT PROJECT COMPLETION (FINAL BUILD-OUT). CONTRACTOR SHALL REMOVE SEDIMENT AND DISPOSE OF IN A PROPER MANNER.
- THE RESIDENTIAL LOTS SHALL REMAIN IN THEIR NATURAL, VEGETATED STATE UNTIL SUCH TIME AS A BUILDING PERMIT IS ISSUED FOR THE DWELLING, PER LAND DEVELOPMENT CODE.
- ALL ADEQUATE TREE PROTECTION MEASURES AND BARRICADES SHALL BE INSTALLED PRIOR TO SITE DISTURBANCE AND REMAIN IN GOOD WORKING ORDER UNTIL SITE IS STABILIZED.
- THE DEVELOPER/CONTRACTOR SHALL INSTALL PRIOR TO THE START OF CONSTRUCTION AND MAINTAIN DURING CONSTRUCTION ALL SEDIMENT CONTROL MEASURES AS REQUIRED TO RETAIN ALL SEDIMENTS ON THE SITE. IMPROPER SEDIMENT CONTROL MEASURES MAY RESULT IN CODE ENFORCEMENT VIOLATION.
- RETENTION/DETENTION AREAS SHALL BE SUBSTANTIALLY COMPLETE PRIOR TO ANY CONSTRUCTION ACTIVITIES THAT MAY INCREASE STORMWATER RUNOFF RATES. THE CONTRACTOR SHALL CONTROL STORMWATER DURING ALL PHASES OF CONSTRUCTION AND TAKE ADEQUATE MEASURES TO PREVENT THE EXCAVATED POND FROM BLINDING DUE TO SEDIMENTS.
- ALL DISTURBED AREAS WHICH ARE NOT SODDED OR PAVED SHALL BE STABILIZED WITH SEEDING, FERTILIZER AND MULCH AND/OR HYDROSEED. SEEDED AREAS SHALL INCLUDE A BAHIA MIX TO ENSURE CONTINUED GROWTH AFTER WINTER MONTHS. SEED IN ACCORDANCE WITH FDOT SECTION 570 AND STANDARD INDEX 105.

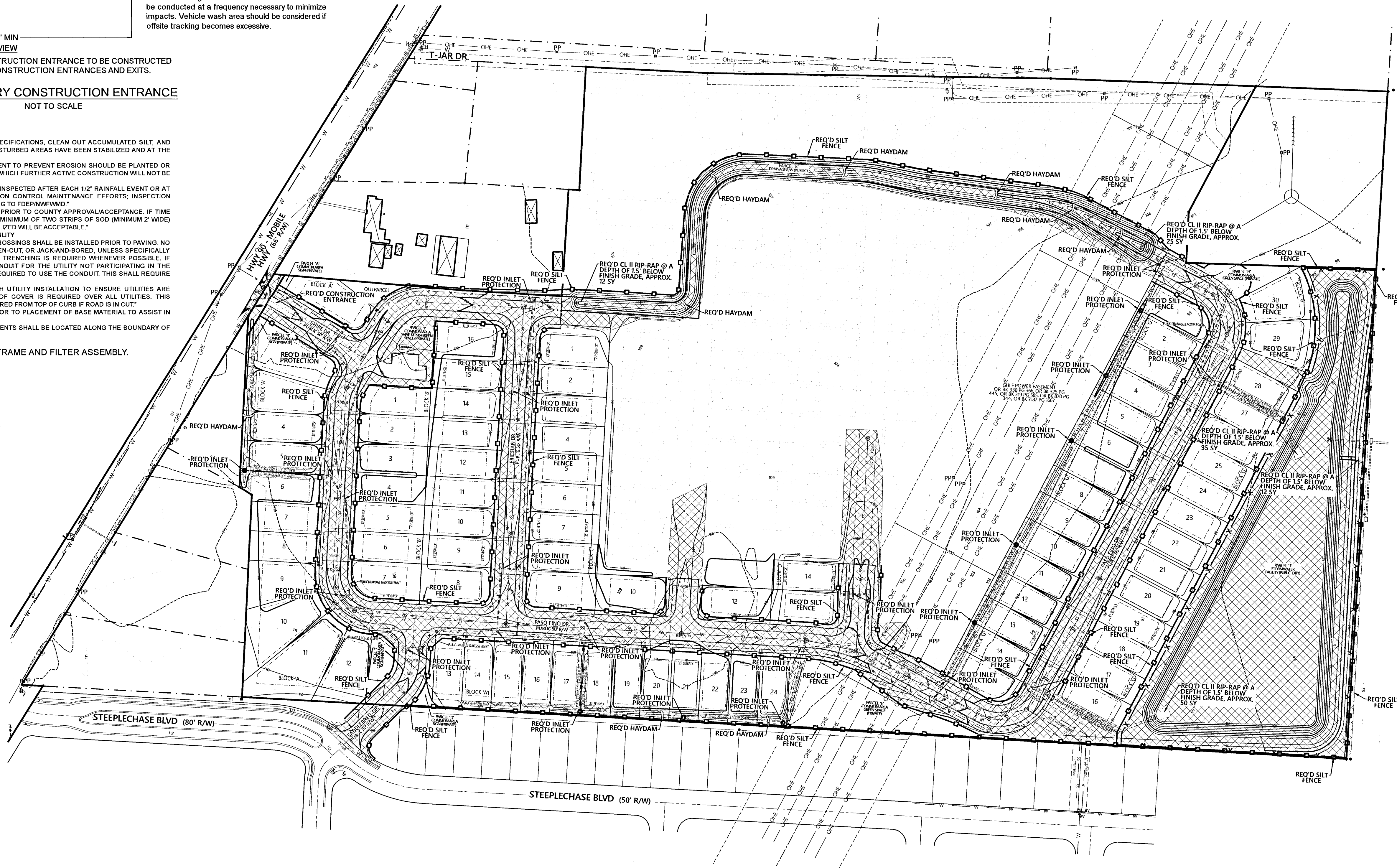


#### OPTIONAL POST POSITIONS CROSS SECTION



#### SILT FENCE NOT TO SCALE

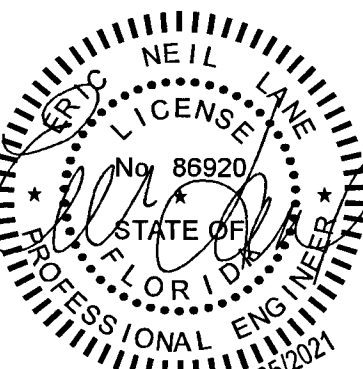
HATCHING DENOTES  
CLEARING &  
GRUBBING LIMITS



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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEILL LANE, P.E. COA# 32689  
FL PE No. 86920

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

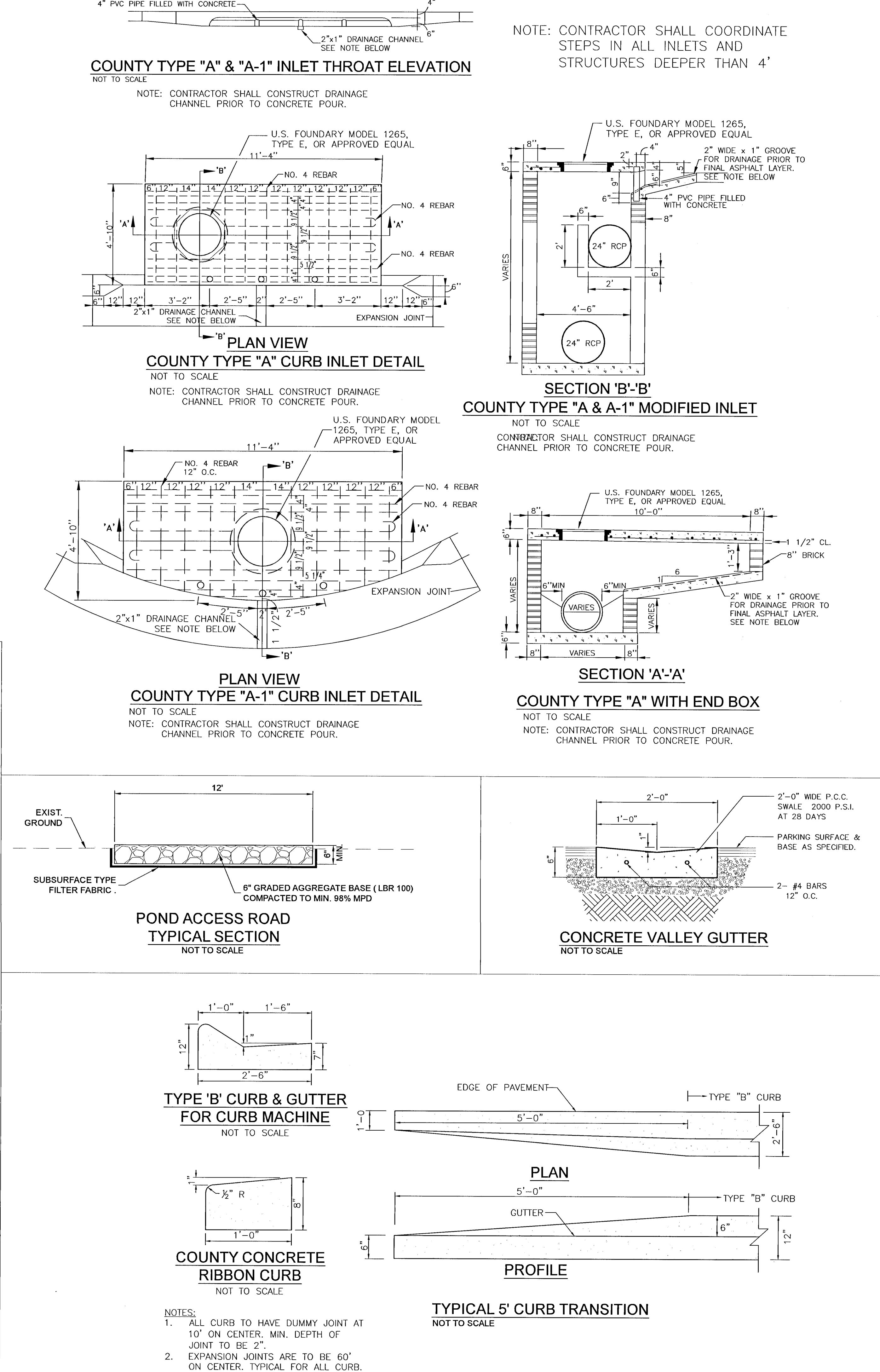
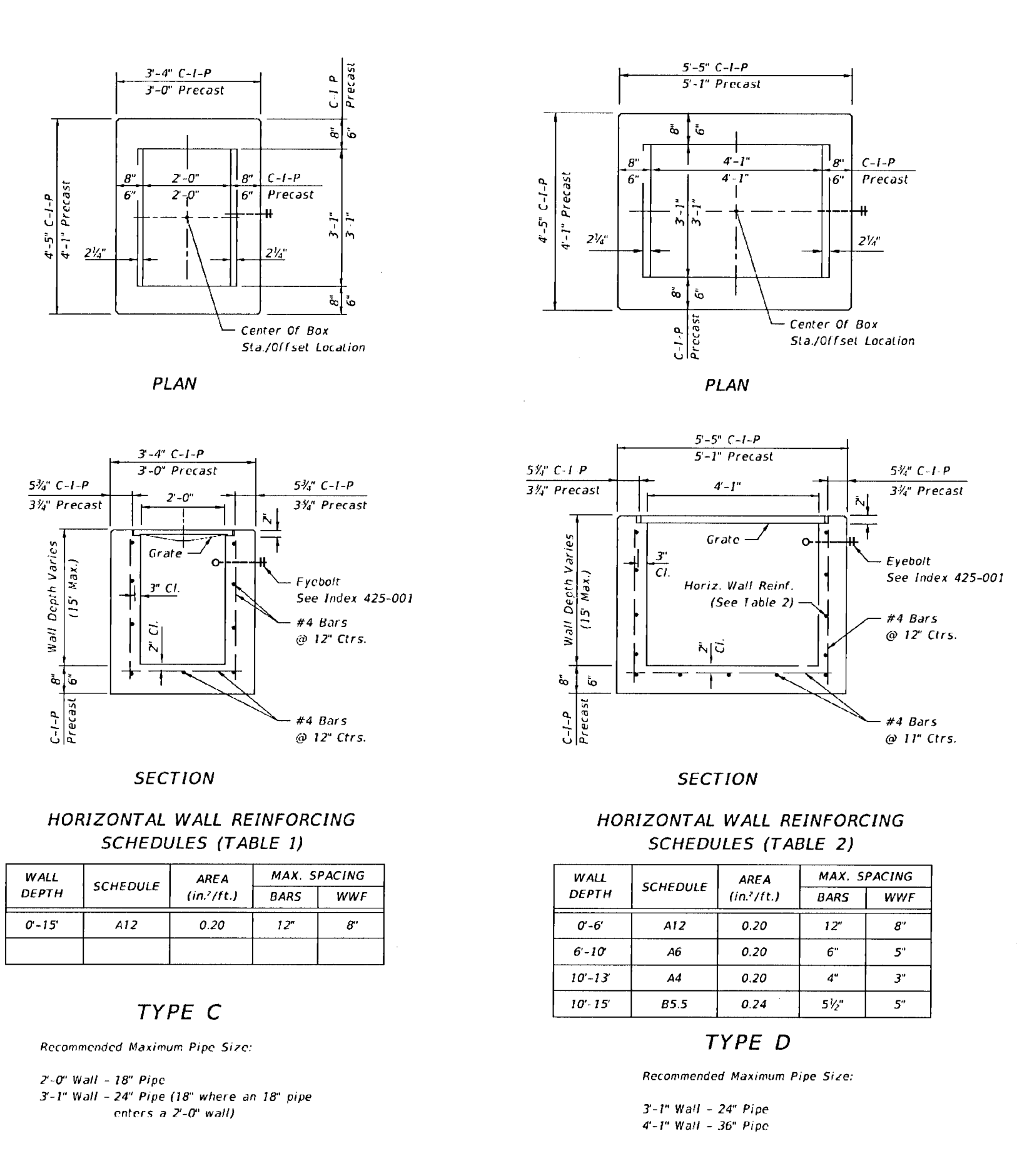
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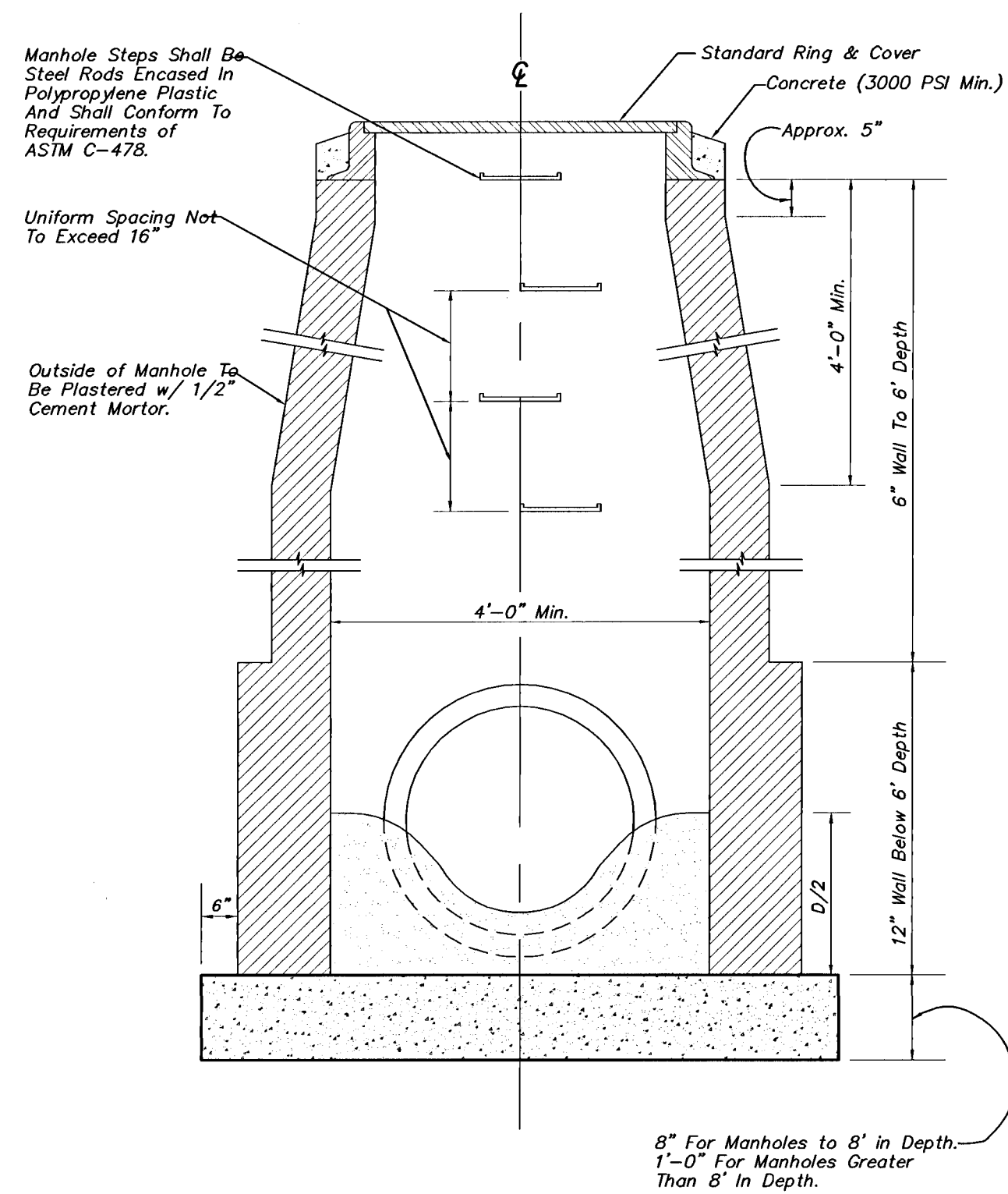
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Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER

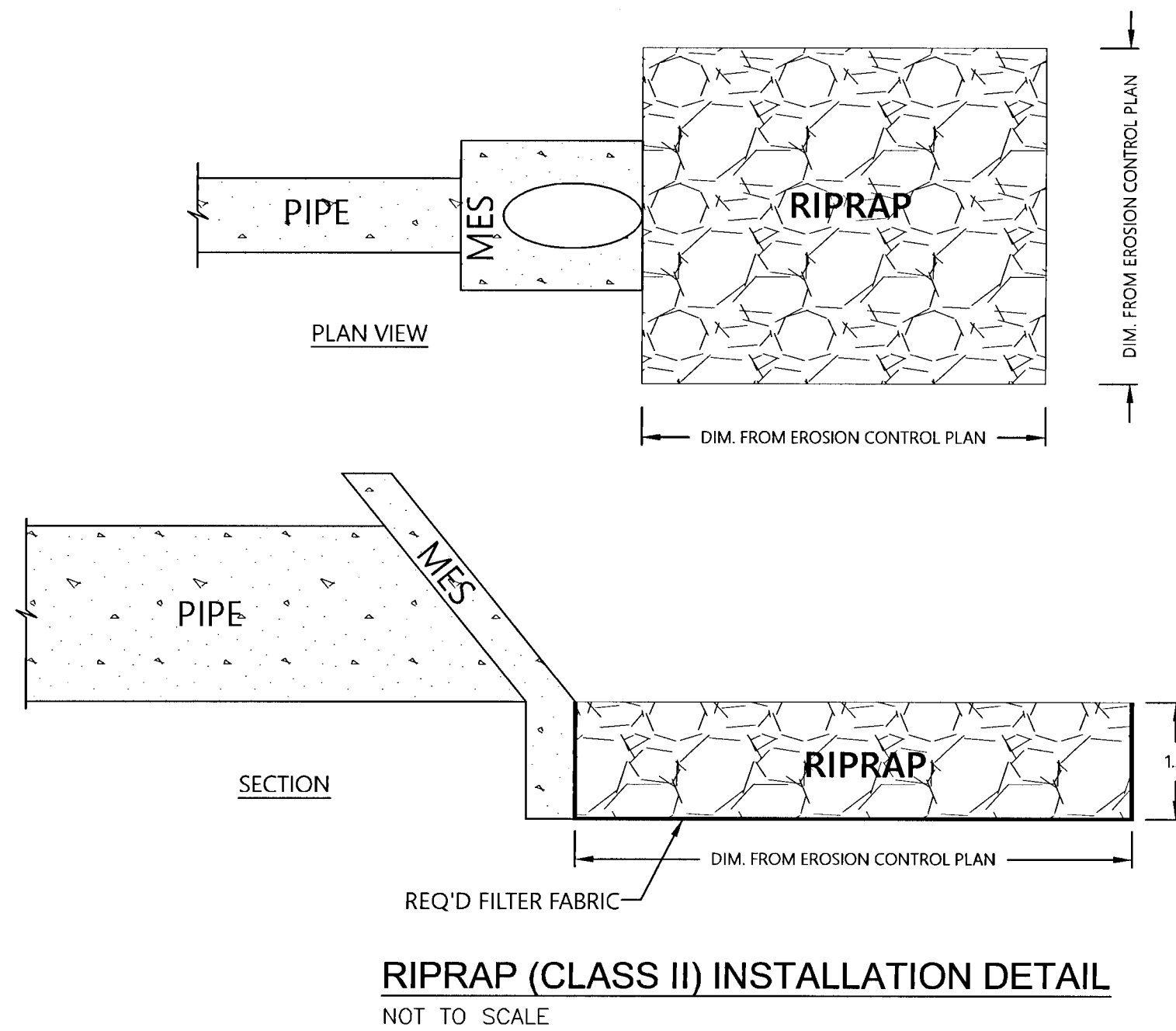
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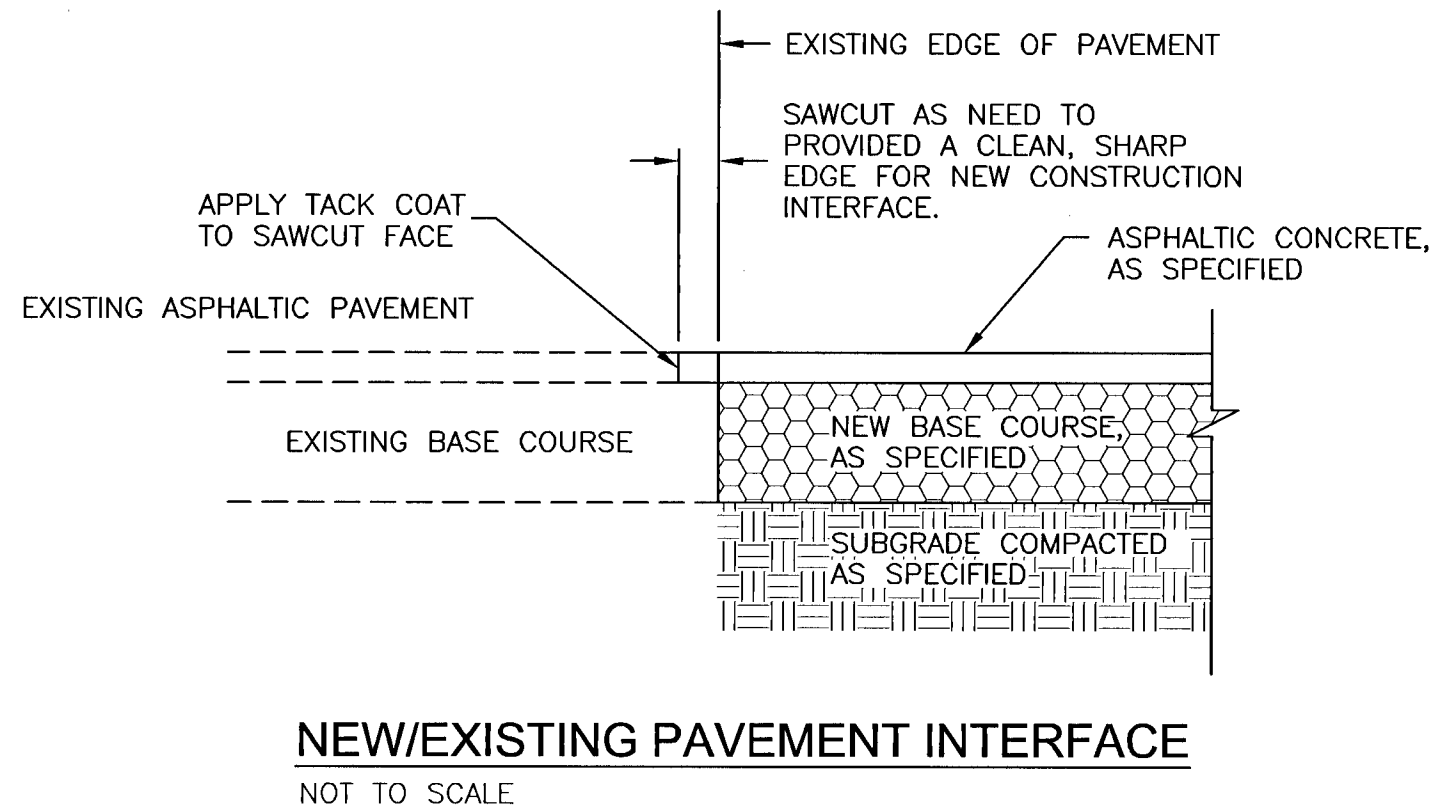




STANDARD STORM SEWER MANHOLE



RIPRAP (CLASS II) INSTALLATION DETAIL  
NOT TO SCALE

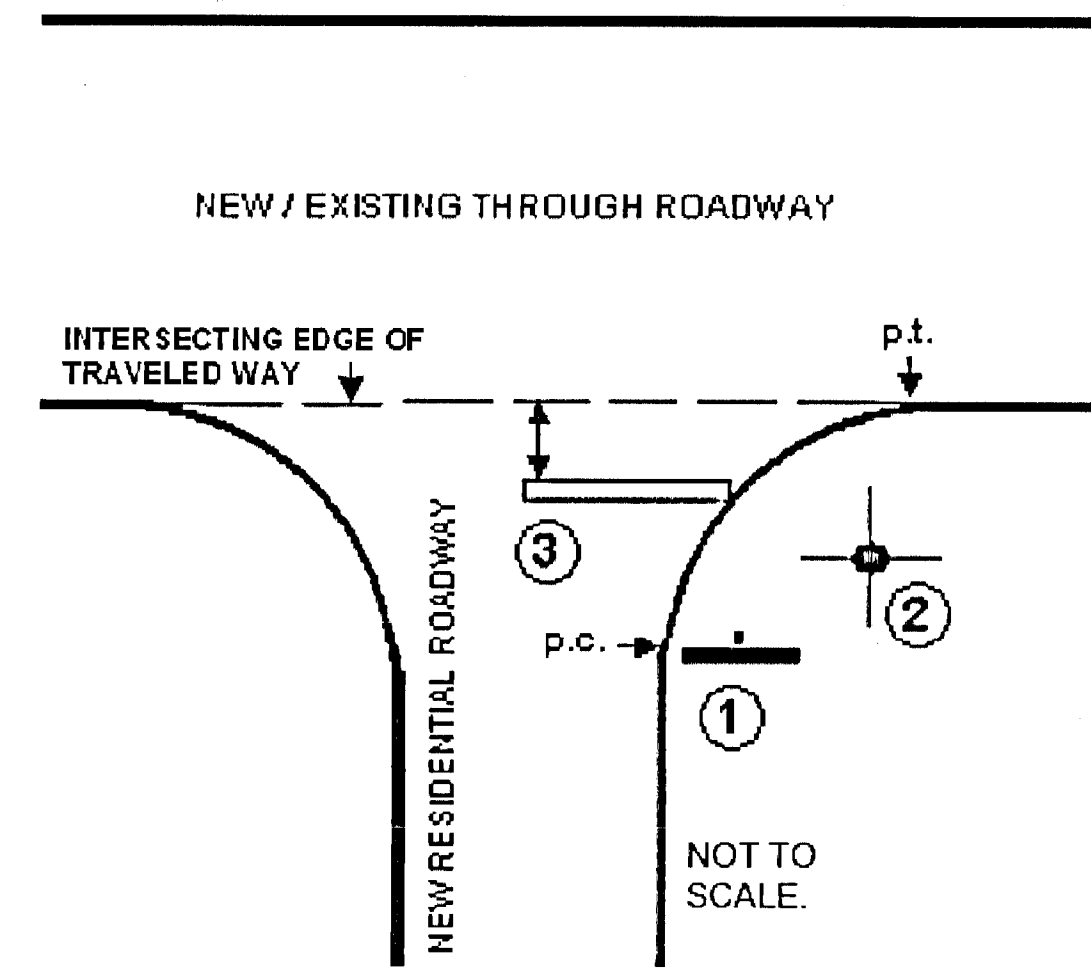


NEW/EXISTING PAVEMENT INTERFACE  
NOT TO SCALE

- GENERAL NOTES**
- ALL SIGN INSTALLATIONS MUST COMPLY WITH THE LATEST *MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (M.U.T.C.D.)* SPECIFICATIONS.
  - ALL PAVEMENT MARKINGS MUST BE THERMOPLASTIC AND COMPLY WITH SECTION 711 OF F.D.O.T.'s *STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION*.
  - STOP BAR APPLICATION IS NOT REQUIRED AT THE INTERSECTION OF TWO RESIDENTIAL ROADWAYS AND / OR ROADWAYS LOCATED WITHIN INTERIORS OF A SUBDIVISION UNLESS SPECIFICALLY NOTED OTHERWISE.

**1 STOP SIGN**

**SIGN PLACEMENT:** LOCATE SIGN ADJACENT TO POINT OF CURVATURE (p.c.) OF CURBING OR EDGE OF ASPHALT TURN OUT.  
**LATERAL CLEARANCE (W / CURB):** NO PART OF SIGN ASSEMBLY SHALL BE LESS THAN 1 FOOT FROM BACK OF CURB (EXCLUDES RIBBON CURB).  
**LATERAL CLEARANCE WITHOUT CURB:** NO PART OF SIGN ASSEMBLY SHALL BE LESS THAN 6' FROM EDGE OF ASPHALT (INCLUDES RIBBON CURB).  
**VERTICAL CLEARANCE:** SIGN SHALL DISPLAY A MINIMUM VERTICAL CLEARANCE OF 7 FEET (MEASURED FROM BOTTOM OF SIGN BLADE TO LEVEL OF ADJACENT ROADWAY).



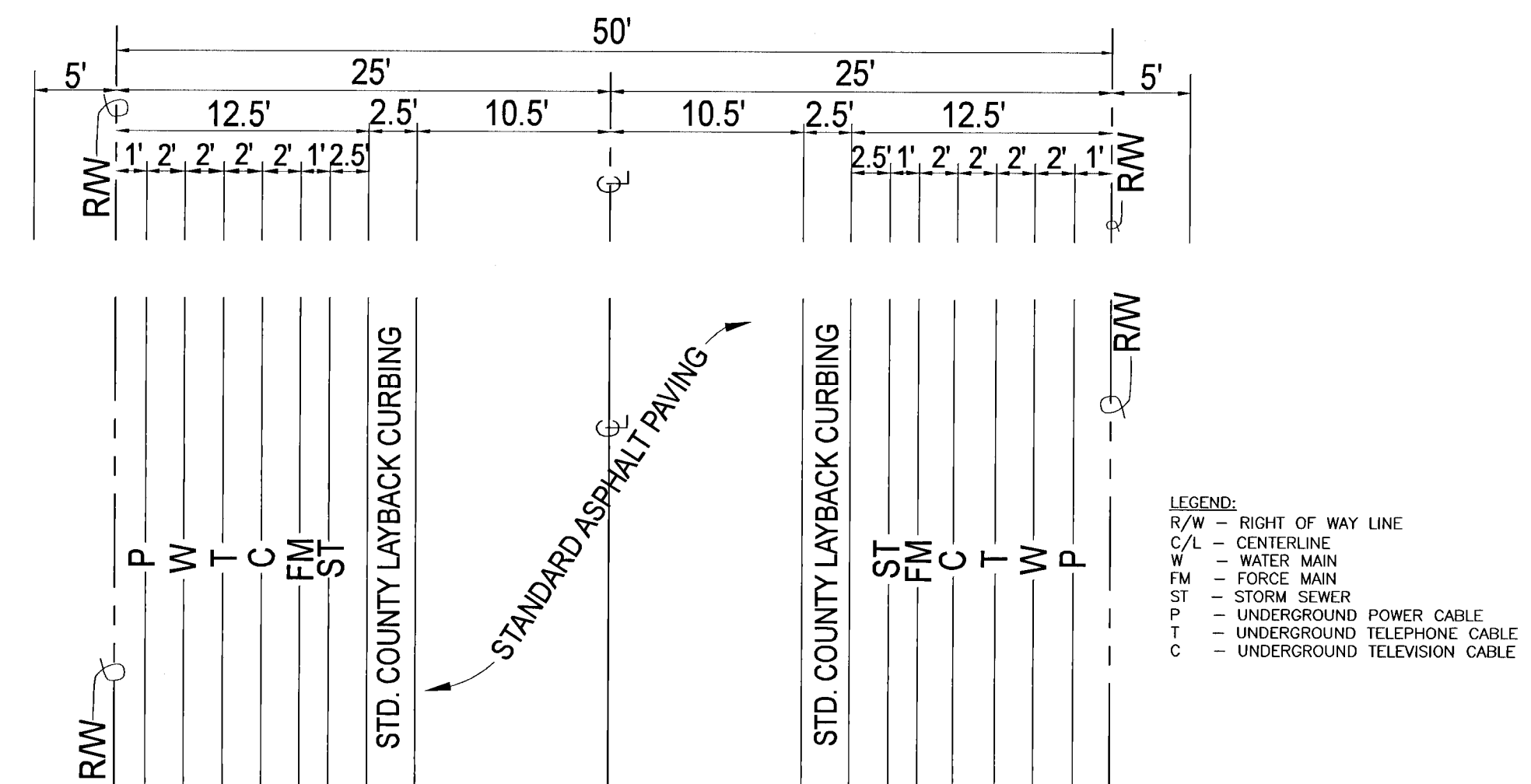
**2 STREET NAME SIGN**

**SIGN PLACEMENT:** LOCATE STREET NAME SIGN AT MID-RADIUS POINT OF TURN OUT ON SAME SIDE OF STREET AS STOP SIGN.  
**NOTE:** SEE ESCAMBIA COUNTY STANDARD DETAILS FOR STREET NAME SIGNS FOR FURTHER FABRICATION, LOCATION AND INSTALLATION REQUIREMENTS.

**3 24" STOP BAR**

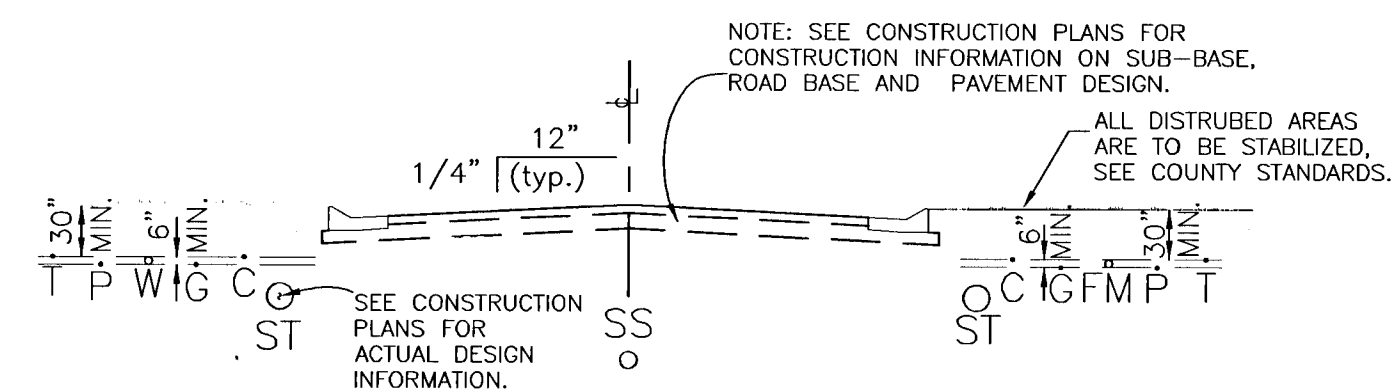
**OPTIONAL (SEE GEN. NOTE #3).**  
**PLACEMENT:** LEADING EDGE OF STOP BAR CANNOT BE LESS THAN 4 FEET IN ADVANCE OF INTERSECTING EDGE OF TRAVELED WAY OR MARKED / UNMARKED CROSSWALK. STOP BAR MUST BE LOCATED AS TO PROVIDE ADEQUATE INTERSECTION SIGHT DISTANCE PER F.D.O.T.'s *DESIGN STANDARDS INDEX # 540*.

INSTALLATION DETAILS  
TRAFFIC CONTROL SIGNS & MARKINGS FOR NEW RESIDENTIAL INTERSECTIONS  
ACCEPTABLE PER CURRENT ESCAMBIA COUNTY INSPECTION PRACTICES

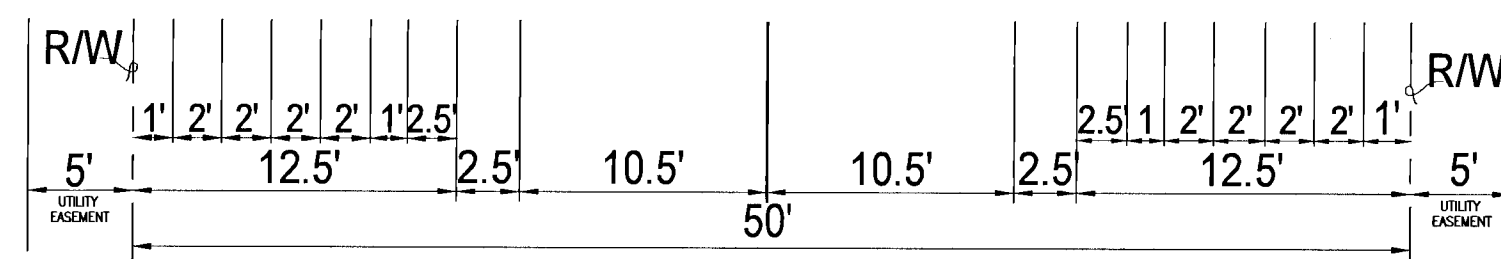


COMMON TRENCH & UTILITY LOCATIONS  
TYPICAL ROAD PLAN VIEW  
NOT TO SCALE

- NOTES:**
- THIS IS A TYPICAL LOCATION PLAN. SEE CONSTRUCTION PLANS TO DETERMINE WHICH SIDE OF THE RW ACTUALLY RECEIVES UTILITIES. SOME UTILITIES MAY ONLY BE ON ONE SIDE (I.E. WATER, FORCE MAIN AND STORM SEWER).
  - ALL PROPOSED UNDERGROUND UTILITIES WITHIN RW'S OR UTILITY CONDUIT FOR ROAD CROSSINGS SHALL BE INSTALLED PRIOR TO PAVING. NO STREETS OR ROADS UNDER THE TWO (2) YEAR WARRANTY WILL BE ALLOWED TO BE OPEN CUT, OR JACK-AND-BORED, TO ACCOMPLISH THIS REQUIREMENT. COMMON TRENCHING IS REQUIRED WHENEVER POSSIBLE. IF COMMON IS NOT FEASIBLE OPTION, THE DEVELOPER SHALL INSTALL CONDUIT FOR THE UTILITY NOT PARTICIPATING IN THE COMMON TRENCHING FOR ALL ROAD CROSSINGS AND THE UTILITY COMPANY SHALL BE REQUIRED TO USE THE CONDUIT.
  - ALL RW CONSTRUCTION WORK SHALL COMPLY WITH ESCAMBIA COUNTY TECHNICAL SPECIFICATIONS.
  - CONTRACTORS SHALL INSTALL EACH UTILITY SERVICE IN THE LOCATION AS SHOWN IN THE COMMON TRENCH DETAIL.



COMMON TRENCH & UTILITY LOCATIONS  
TYPICAL ROAD CROSS SECTION  
NOT TO SCALE



| REVISIONS | DATE | BY | CHKD | DATE | BY | CHKD |
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(850) 462-8412

ERIC NEIL LANE, P.E.  
FL. PE No. 86920  
COA# 32689

Saddle Ridge Phase 1  
Escambia County, FL

PREPARED FOR: Breland Homes Coastal, LLC

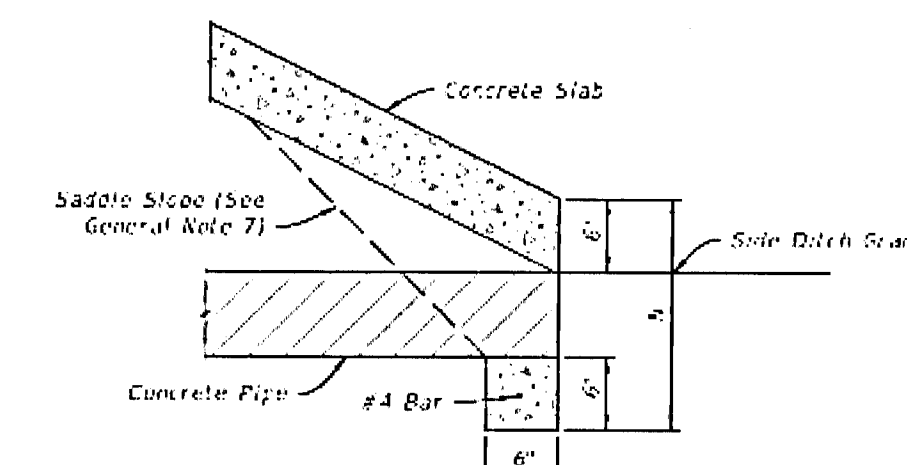
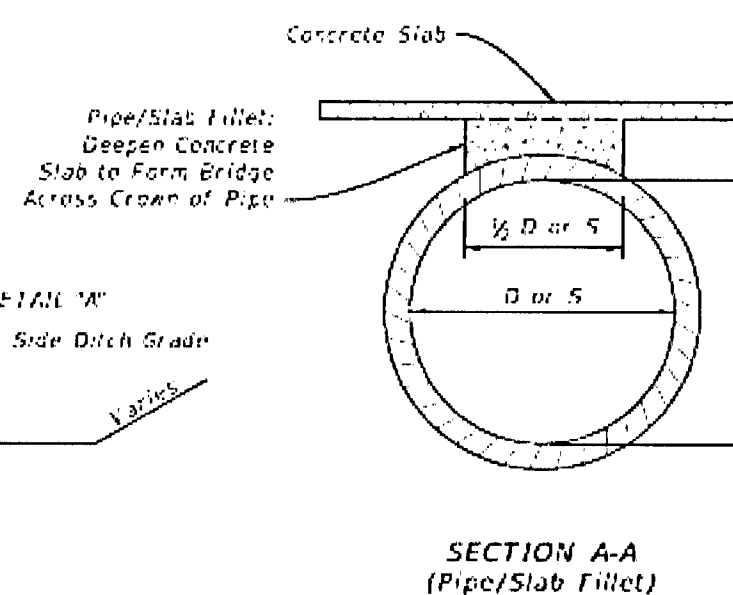
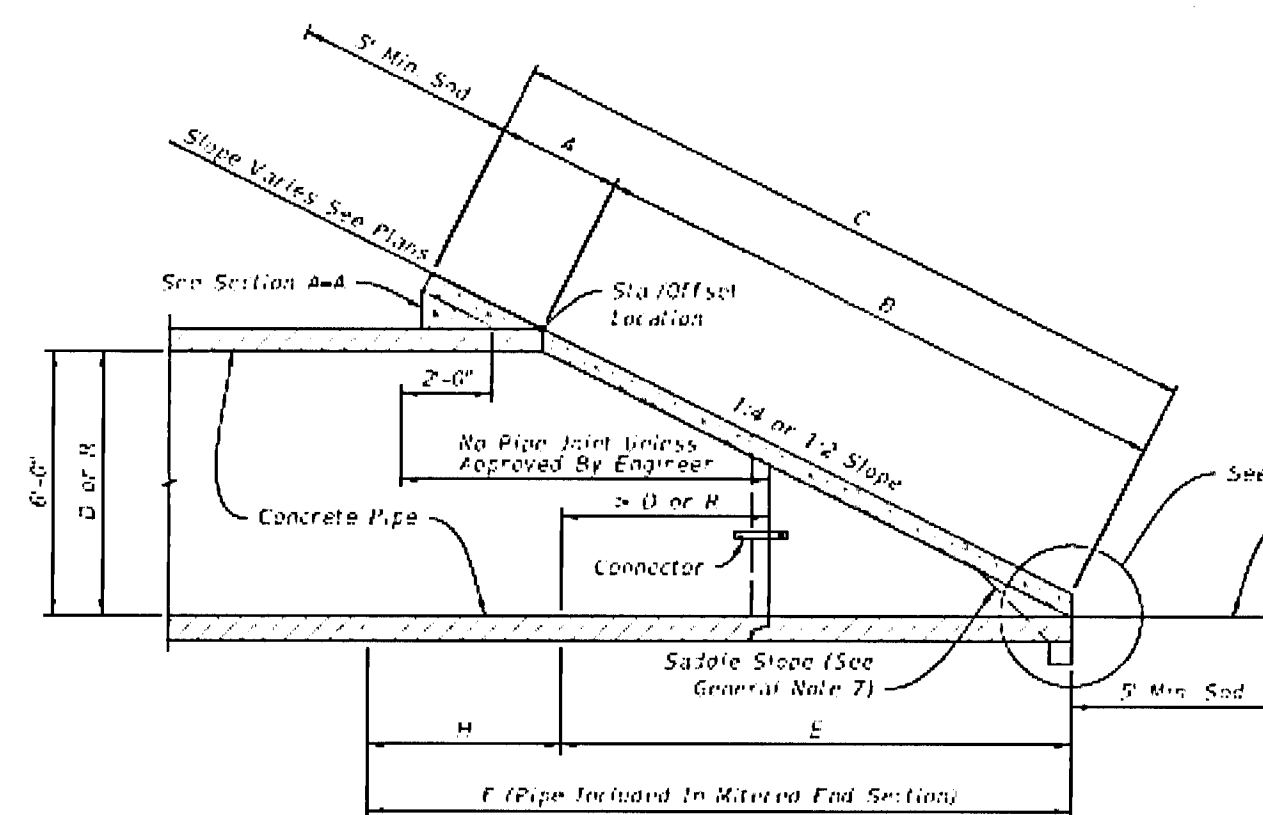
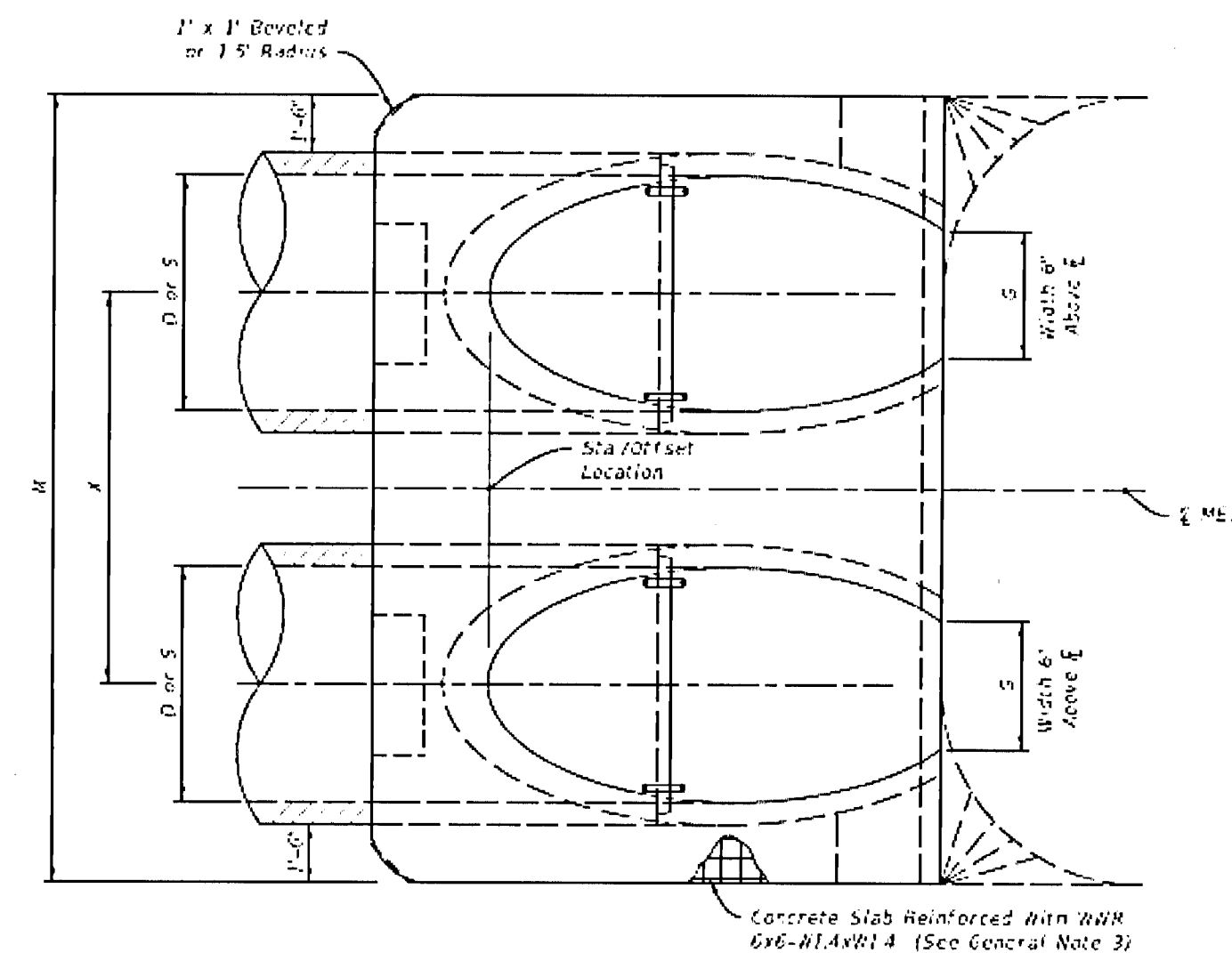
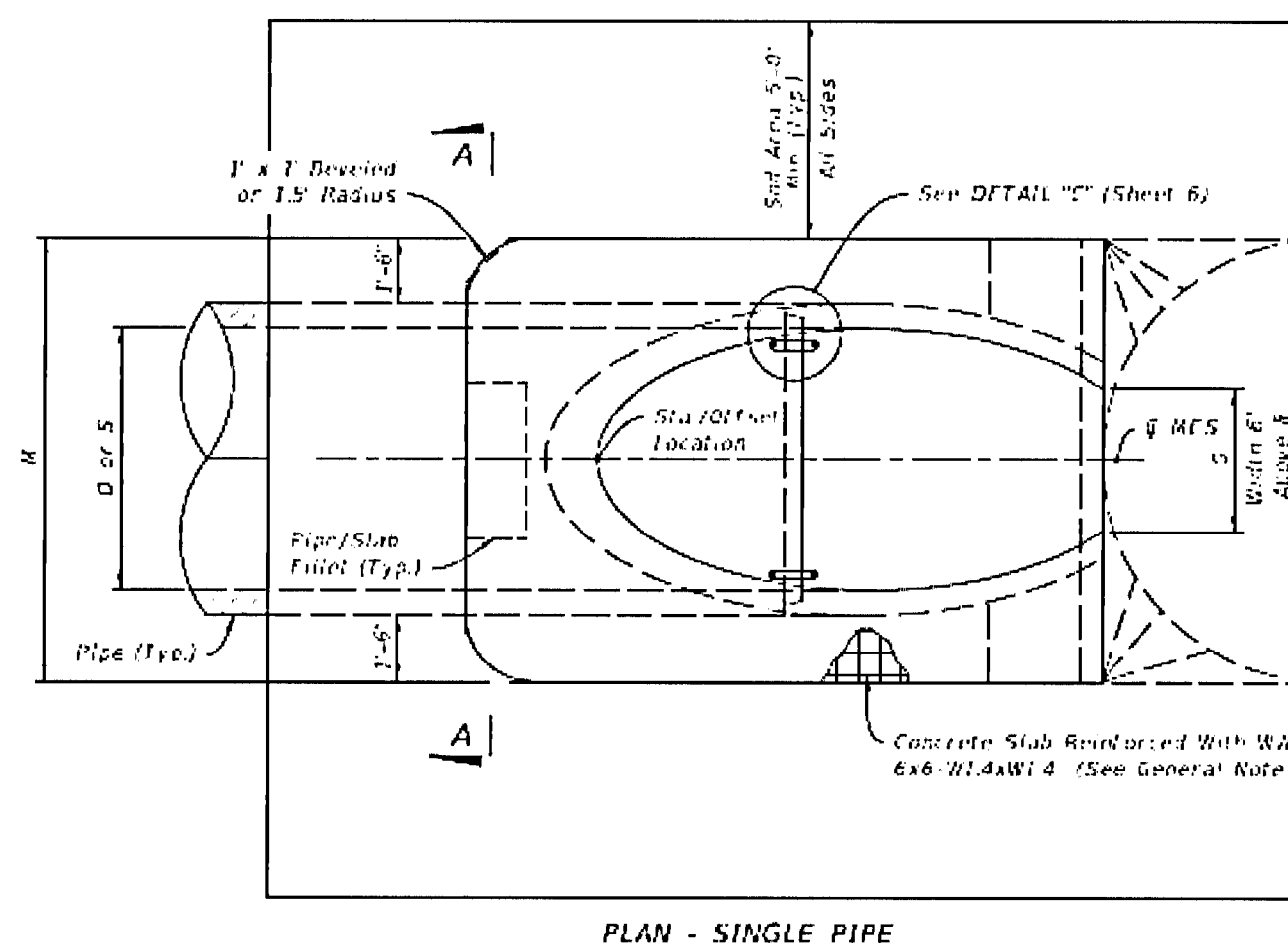
Details

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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24





ELEVATION

== ROUND CONCRETE PIPE  
(Elliptical Pipe Similar)

NOTE: See Table 1 on Sheet 3 for Dimensions and Quantities


|                              |              |  |  |                  |                 |
|------------------------------|--------------|--|--|------------------|-----------------|
| LAST<br>REVISION<br>11/01/19 | DESCRIPTION: |  FY 2021-22<br>STANDARD PLANS | SINGLE AND MULTIPLE CONCRETE PIPE<br>CROSS DRAIN MITERED END SECTION | INDEX<br>430-021 | SHEET<br>2 of 6 |
|------------------------------|--------------|--|--|------------------|-----------------|

TABLE 1  
SINGLE AND MULTIPLE CONCRETE PIPE DIMENSIONS AND QUANTITIES

| A              | Dia<br>R       | Rise<br>S      | Span<br>5     | SODDING (yr)       |                |                |               |                |                |                |               |                    |                |                |               |                |                |                |               |
|----------------|----------------|----------------|---------------|--------------------|----------------|----------------|---------------|----------------|----------------|----------------|---------------|--------------------|----------------|----------------|---------------|----------------|----------------|----------------|---------------|
|                |                |                |               | 3" CONC. SLAB (CY) |                |                |               |                |                |                |               |                    |                |                |               |                |                |                |               |
|                |                |                |               | 2" CONC. SLAB (CY) |                |                |               |                |                |                |               | 3" CONC. SLAB (CY) |                |                |               |                |                |                |               |
| X              | B              | C              | E             | F                  | G              | H              | M             | N              | O              | P              | Q             | R                  | S              | T              | U             | V              | W              |                |               |
| Single<br>Pipe | Double<br>Pipe | Triple<br>Pipe | Quad.<br>Pipe | Single<br>Pipe     | Double<br>Pipe | Triple<br>Pipe | Quad.<br>Pipe | Single<br>Pipe | Double<br>Pipe | Triple<br>Pipe | Quad.<br>Pipe | Single<br>Pipe     | Double<br>Pipe | Triple<br>Pipe | Quad.<br>Pipe | Single<br>Pipe | Double<br>Pipe | Triple<br>Pipe | Quad.<br>Pipe |
| 15'            | 2'-0"          | 3.92           | 2.38          | 4.18               | 2.06           | 5              | 1.22          | 2.9            | 2.21           | 1.89           | 0.63          | 0.63               | 0.63           | 0.63           | 0.63          | 0.63           | 0.63           | 0.63           | 0.63          |
| 18'            | 2'-10"         | 1.97           | 2.74          | 4.71               | 2.56           | 6              | 1.31          | 3.4            | 4.02           | 7.75           | 1.04          | 1.21               | 0.44           | 0.65           | 0.87          | 1.41           | 0.65           | 0.60           | 0.75          |
| 24'            | 3'-5"          | 2.65           | 3.85          | 5.35               | 3.36           | 7              | 1.73          | 3.4            | 5.59           | 12.93          | 13.79         | 1.21               | 0.54           | 0.83           | 1.12          | 1.92           | 0.39           | 0.59           | 0.79          |
| 30'            | 4'-2"          | 3.25           | 4.65          | 6.35               | 3.96           | 8              | 2.03          | 3.6            | 6.35           | 18.84          | 18.84         | 1.25               | 0.65           | 1.09           | 1.20          | 1.96           | 0.76           | 1.14           | 1.22          |
| 36'            | 5'-1"          | 2.75           | 6.98          | 8.13               | 5.58           | 9              | 2.24          | 3.4            | 6.67           | 25.75          | 16.83         | 1.43               | 0.81           | 1.19           | 1.20          | 2.04           | 1.19           | 1.48           | 1.48          |
| 42'            | 6'-0"          | 2.44           | 7.21          | 9.52               | 6.36           | 10             | 2.45          | 3.4            | 7.45           | 32.25          | 25.25         | 1.38               | 0.94           | 1.10           | 2.45          | 3.19           | 0.66           | 1.15           | 1.66          |
| 48'            | 6'-6"          | 2.43           | 8.31          | 16.76              | 7.35           | 11             | 2.65          | 3.4            | 7.83           | 34.58          | 21.33         | 28.68              | 1.47           | 1.11           | 2.64          | 2.93           | 1.44           | 0.76           | 1.31          |
| 54'            | 6'-6"          | 2.42           | 8.32          | 16.84              | 7.36           | 12             | 2.85          | 3.4            | 8.21           | 36.88          | 21.33         | 28.68              | 1.47           | 1.11           | 2.64          | 2.93           | 1.44           | 0.76           | 1.31          |
| 60'            | 6'-6"          | 2.62           | 10.55         | 13.19              | 9.36           | 13             | 3.05          | 4.0            | 9.63           | 39.18          | 26.60         | 34.50              | 1.51           | 1.51           | 2.60          | 2.29           | 1.68           | 0.99           | 2.71          |
| 66'            | 9'-2"          | 2.41           | 11.68         | 14.39              | 13.56          | 15             | 3.18          | 4.0            | 9.58           | 39.75          | 27.82         | 37.08              | 1.54           | 1.58           | 3.25          | 4.84           | 1.43           | 1.11           | 2.15          |
| 72'            | 1'-0"          | 2.80           | 12.83         | 15.60              | 11.50          | 16             | 3.30          | 4.0            | 9.95           | 40.19          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 78'            | 2'-0"          | 2.78           | 4.0           | 8.0                | 8.0            | 17             | 3.42          | 4.0            | 9.95           | 40.19          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 84'            | 2'-10"         | 2.59           | 5.12          | 7.48               | 5.03           | 9              | 3.31          | 4.0            | 9.92           | 40.12          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 90'            | 3'-5"          | 2.18           | 5.3           | 7.18               | 5.3            | 11             | 3.31          | 4.0            | 9.92           | 40.12          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 96'            | 4'-2"          | 2.29           | 5.22          | 7.12               | 5.25           | 13             | 3.30          | 4.0            | 9.92           | 40.12          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 102'           | 5'-1"          | 2.07           | 1.17          | 1.17               | 1.17           | 15             | 3.30          | 4.0            | 9.92           | 40.12          | 39.15         | 39.15              | 1.58           | 1.89           | 3.74          | 5.50           | 1.45           | 1.24           | 2.46          |
| 108'           | 6'-0"          | 3.62           | 15.27         | 16.42              | 12.53          | 17             | 3.45          | 4.0            | 1.05           | 13.25          | 25.25         | 25.25              | 1.58           | 1.58           | 2.76          | 3.91           | 5.09           | 1.93           | 1.82          |
| 114'           | 6'-6"          | 3.22           | 15.43         | 16.65              | 15.93          | 19             | 3.45          | 4.0            | 7.93           | 13.4           | 21.33         | 28.68              | 1.47           | 1.85           | 3.10          | 4.73           | 6.17           | 1.31           | 2.15          |
| 120'           | 6'-6"          | 3.14           | 15.44         | 16.68              | 15.93          | 21             | 3.45          | 4.0            | 8.42           | 16.68          | 23.75         | 31.42              | 1.46           | 2.14           | 3.55          | 5.77           | 7.58           | 3.39           | 2.55          |
| 126'           | 6'-6"          | 3.11           | 15.45         | 16.69              | 15.93          | 23             | 3.45          | 4.0            | 8.91           | 16.69          | 25.92         | 33.75              | 1.46           | 2.30           | 3.55          | 5.77           | 7.58           | 3.39           | 2.55          |
| 132'           | 6'-6"          | 3.11           | 15.45         | 16.69              | 15.93          |                |               |                |                |                |               |                    |                |                |               |                |                |                |               |

|         |         |  |
|---------|---------|--|
| 8       | 7       |  |
| Δ 6.42  | Δ 6.25  | Dimensions permitted to allow use of 8' standard pipe lengths  |
| ◇ 10.40 | ◇ 10.10 | Dimensions permitted to allow use of 12' standard pipe lengths |

◆ 10.60 ◆ 10.10 Dimensions permitted to allow use of 12' standard pipe lengths

|                              |              |                              |                                 |                  |                 |
|------------------------------|--------------|------------------------------|---------------------------------|------------------|-----------------|
| LAST<br>REVISION<br>11/01/19 | DESCRIPTION: | FY 2021-22<br>STANDARD PLANS | CROSS DRAIN MITERED END SECTION | INDEX<br>430-021 | SHEET<br>3 of 6 |
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ERIC NEIL LANE, P.E. COA# 32689  
FL. PE No. 86920

# Saddle Ridge Phase 1

## Saddle F

PREPARED FOR: Breland Homes Coastal LLC

Deta

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

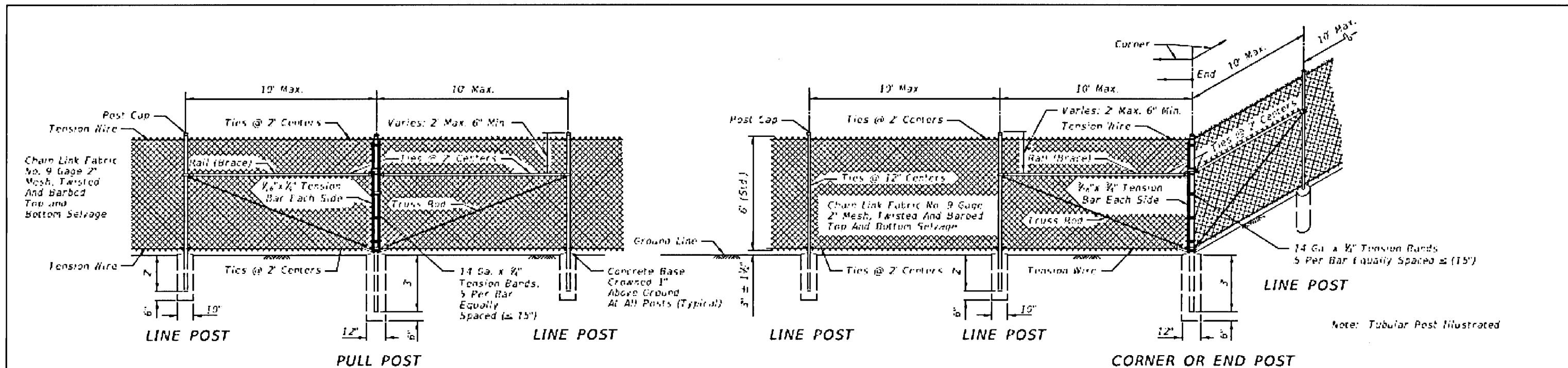
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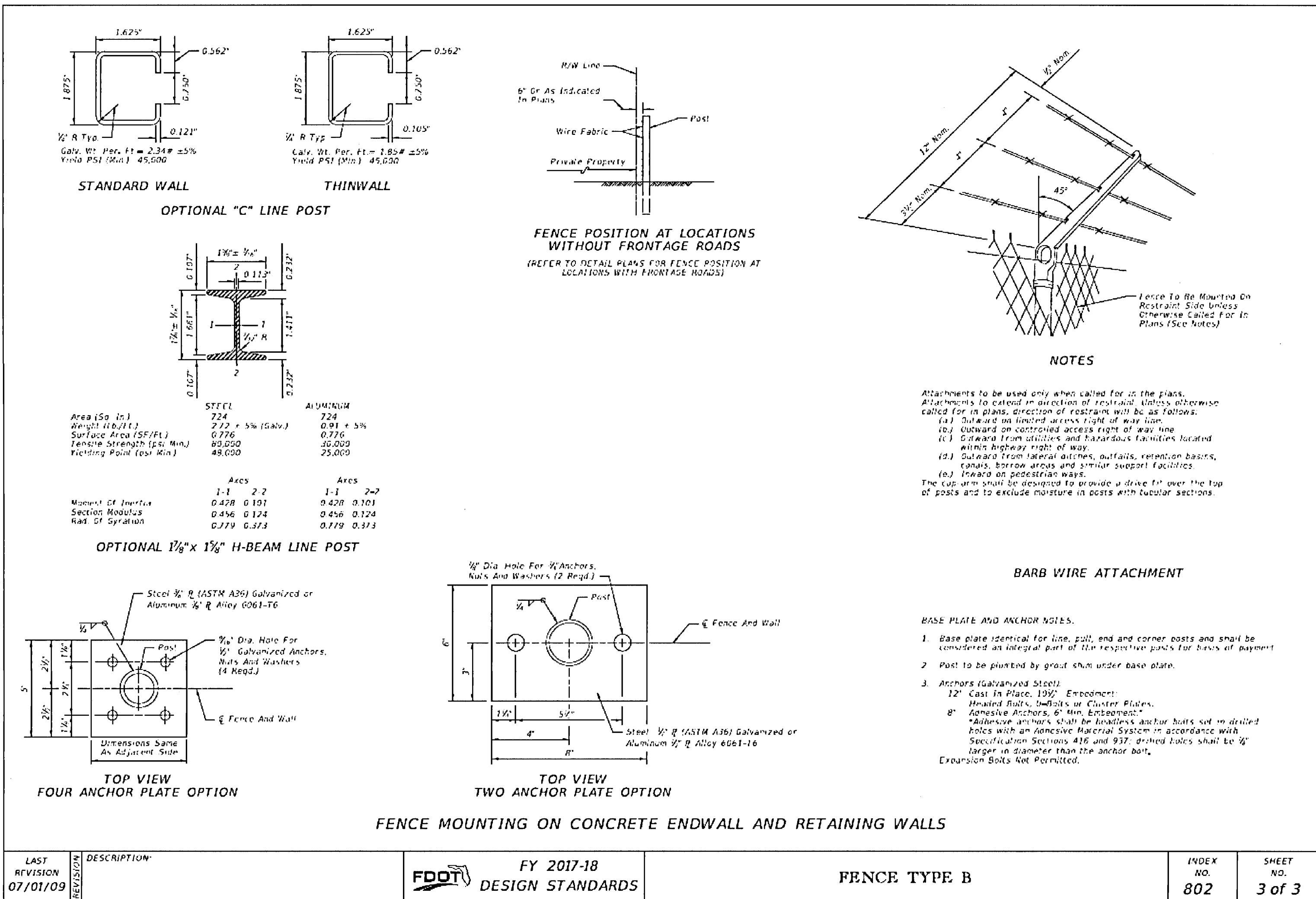
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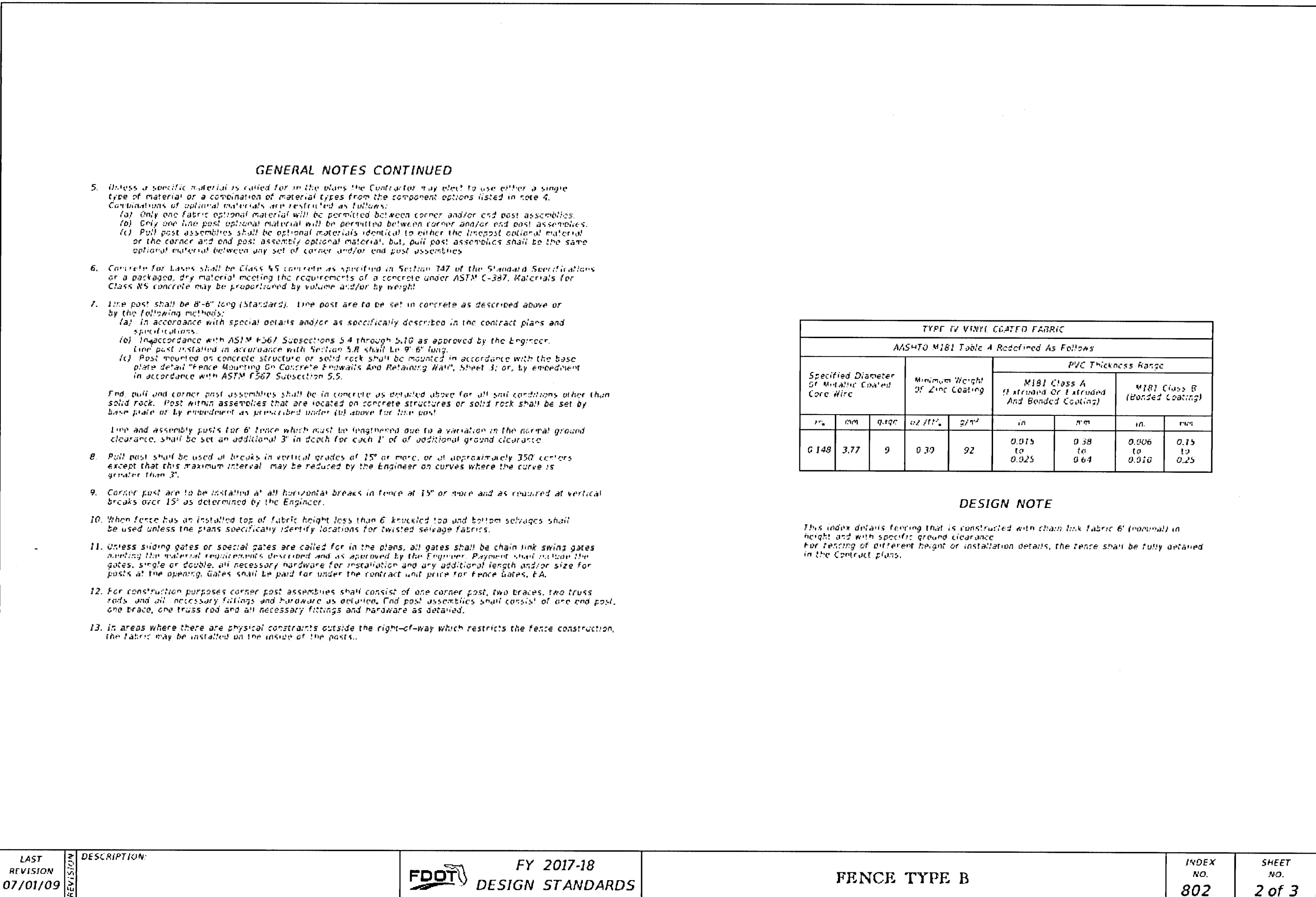
# GENERAL NOTES

- This fence to be used generally in urban areas.
- For supplemental information refer to Section 550 of FDOT Standard Specifications.
- Chain link fabric, post, truss rods, tension wires, tie wires, stretcher bars, gates and all miscellaneous fittings and hardware shall meet the requirements of AASHTO and ASTM quality current editions.
- Fence Components Options
  - Line post options
    - Galvanized steel pipe, Schedule 40 1 1/2" nominal dia. zinc galvanized at the rate of 1.8 oz./ft.<sup>2</sup> ASTM A53 Table 2, Grade A or B, ASTM F1082, and AASHTO M111.
    - Aluminum coated steel pipe, ASTM A53, Table 2 (Grade A or B), Schedule 40, 1 1/2" nominal dia., coated at the rate of 0.40 oz./ft.<sup>2</sup> AASHTO M111.
    - Aluminum alloy pipe - nominal dia. ASTM B241 or B221, Alloy 6063, T6.
    - Steel H-Beam, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
    - Aluminum alloy H-Beam, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
    - Steel C, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111; CR, 0.9 oz./ft.<sup>2</sup> zinc-5% aluminum-miscellaneous, ASTM F1043 and Detail.
  - Corner, end, and pull post options
    - Galvanized steel pipe, Schedule 40 2" nominal dia. zinc galvanized at the rate of 1.8 oz./ft.<sup>2</sup> ASTM A53 Table 2, Grade A or B, ASTM F1082, and AASHTO M111.
    - Aluminum coated steel pipe, ASTM A53, Table 2 (Grade A or B), Schedule 40, 2" nominal dia., coated at the rate of 0.40 oz./ft.<sup>2</sup> AASHTO M111.
    - Aluminum alloy pipe - nominal dia. ASTM B241 or B221, Alloy 6063, T6.
    - Steel H-Beam, 2" x 2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
    - Aluminum alloy H-Beam, 2" x 2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
    - Steel C, 2" x 2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111; CR, 0.9 oz./ft.<sup>2</sup> zinc-5% aluminum-miscellaneous, ASTM F1043 and Detail.
- Barb options
  - Galvanized steel pipe, Schedule 40 1 1/2" nominal dia. zinc galvanized at the rate of 1.8 oz./ft.<sup>2</sup> ASTM A53 Table 2, Grade A or B, ASTM F1082, and AASHTO M111.
  - Aluminum coated steel pipe, ASTM A53, Table 2 (Grade A or B), Schedule 40, 1 1/2" nominal dia., coated at the rate of 0.40 oz./ft.<sup>2</sup> AASHTO M111.
  - Aluminum alloy pipe - nominal dia. ASTM B241 or B221, Alloy 6063, T6.
  - Steel H-Beam, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
  - Aluminum alloy H-Beam, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111 and Detail.
  - Steel C, 1 1/2" x 1 1/2", Zinc Coated, 1.8 oz./ft.<sup>2</sup> AASHTO M111; CR, 0.9 oz./ft.<sup>2</sup> zinc-5% aluminum-miscellaneous, ASTM F1043 and Detail.
- Tension wire options
  - Steel wire No. 7 gage zinc galvanized at the rate of 1.2 oz./ft.<sup>2</sup> AASHTO M181.
  - Aluminum alloy wire with a diameter of 0.1475" or larger conforming to the requirements of ASTM B221, Alloy 5056 Temper H18, or, Alloy 5056 Temper H192.
  - Aluminum coated steel wire No. 7 gage coated at the rate of 0.40 oz./ft.<sup>2</sup> AASHTO M181.
- Tie wire and bagging options
  - Steel wire No. 8 gage zinc galvanized at the rate of 1.2 oz./ft.<sup>2</sup> AASHTO M181.
  - Aluminum alloy wire with a diameter of 0.1475" or larger conforming to the requirements of ASTM B221, Alloy 5056 Temper H18, or, Alloy 5056 Temper H192.
  - Aluminum coated steel wire No. 7 gage coated at the rate of 0.40 oz./ft.<sup>2</sup> AASHTO M181.

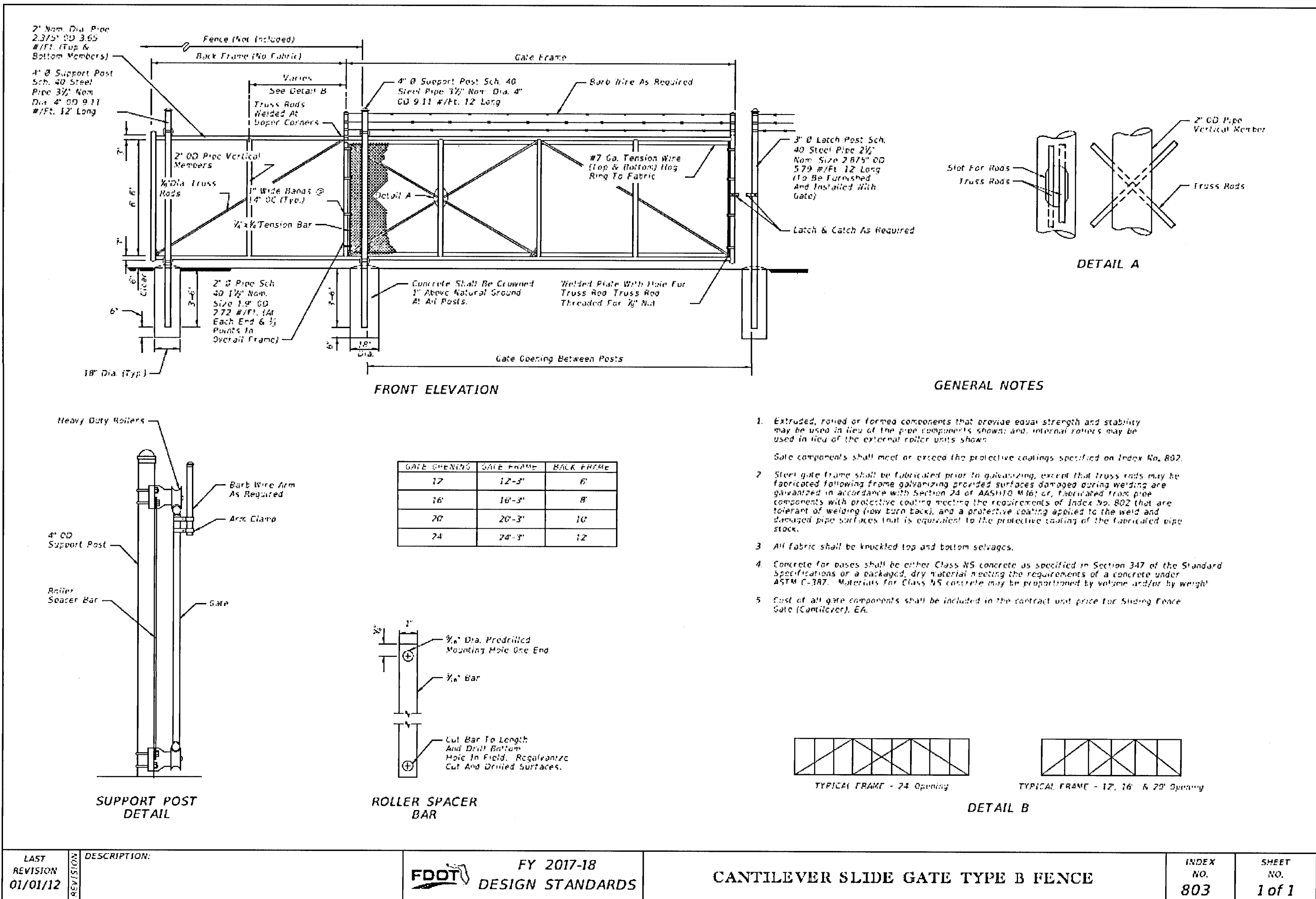
| LAST REVISION | DESCRIPTION | FY 2017-18 DESIGN STANDARDS | FENCE TYPE B | INDEX NO. | SHEET NO. |
|---------------|-------------|-----------------------------|--------------|-----------|-----------|
| 07/01/09      |             |                             |              | 802       | 1 of 3    |



| LAST REVISION | DESCRIPTION | FY 2017-18 DESIGN STANDARDS | FENCE TYPE B | INDEX NO. | SHEET NO. |
|---------------|-------------|-----------------------------|--------------|-----------|-----------|
| 07/01/09      |             |                             |              | 802       | 3 of 3    |



| LAST REVISION | DESCRIPTION | FY 2017-18 DESIGN STANDARDS | FENCE TYPE B | INDEX NO. | SHEET NO. |
|---------------|-------------|-----------------------------|--------------|-----------|-----------|
| 07/01/09      |             |                             |              | 802       | 2 of 3    |



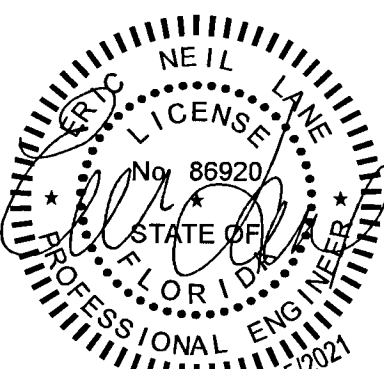
| LAST REVISION | DESCRIPTION | FY 2017-18 DESIGN STANDARDS | CANTILEVER SLIDE GATE TYPE B FENCE | INDEX NO. | SHEET NO. |
|---------------|-------------|-----------------------------|------------------------------------|-----------|-----------|
| 01/01/12      |             |                             |                                    | 803       | 1 of 1    |

\*\*\* SEE ESCAMBIA COUNTY SPECS FOR SWING GATE OPTION\*\*\*

| REVISIONS | DATE     | BY | CHKD | APP'D |
|-----------|----------|----|------|-------|
| 1         | 07/01/09 |    |      |       |
| 2         | 07/01/09 |    |      |       |
| 3         | 07/01/09 |    |      |       |
| 4         | 07/01/09 |    |      |       |
| 5         | 07/01/09 |    |      |       |
| 6         | 07/01/09 |    |      |       |
| 7         | 07/01/09 |    |      |       |
| 8         | 07/01/09 |    |      |       |
| 9         | 07/01/09 |    |      |       |
| 10        | 07/01/09 |    |      |       |

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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEIL LANE, PE, CO# 32699  
FL PE No. 86920

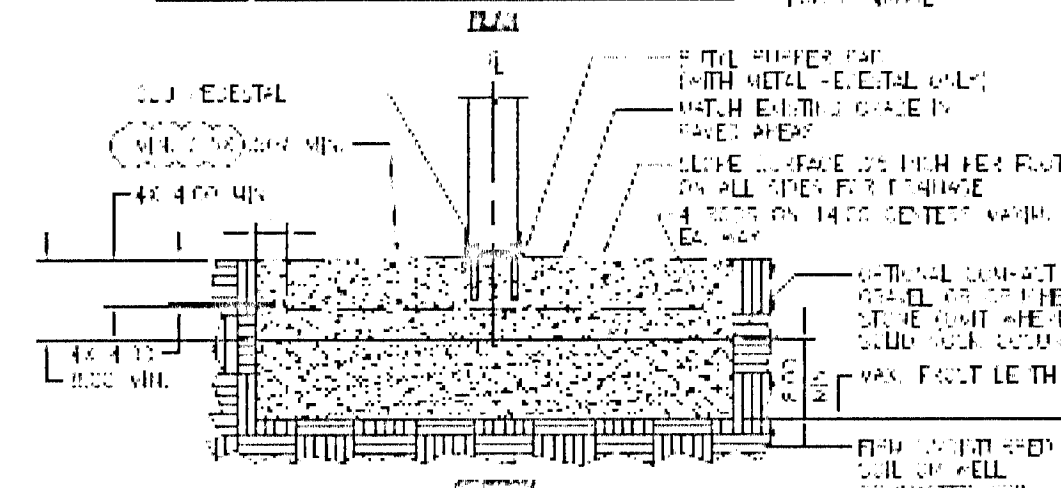
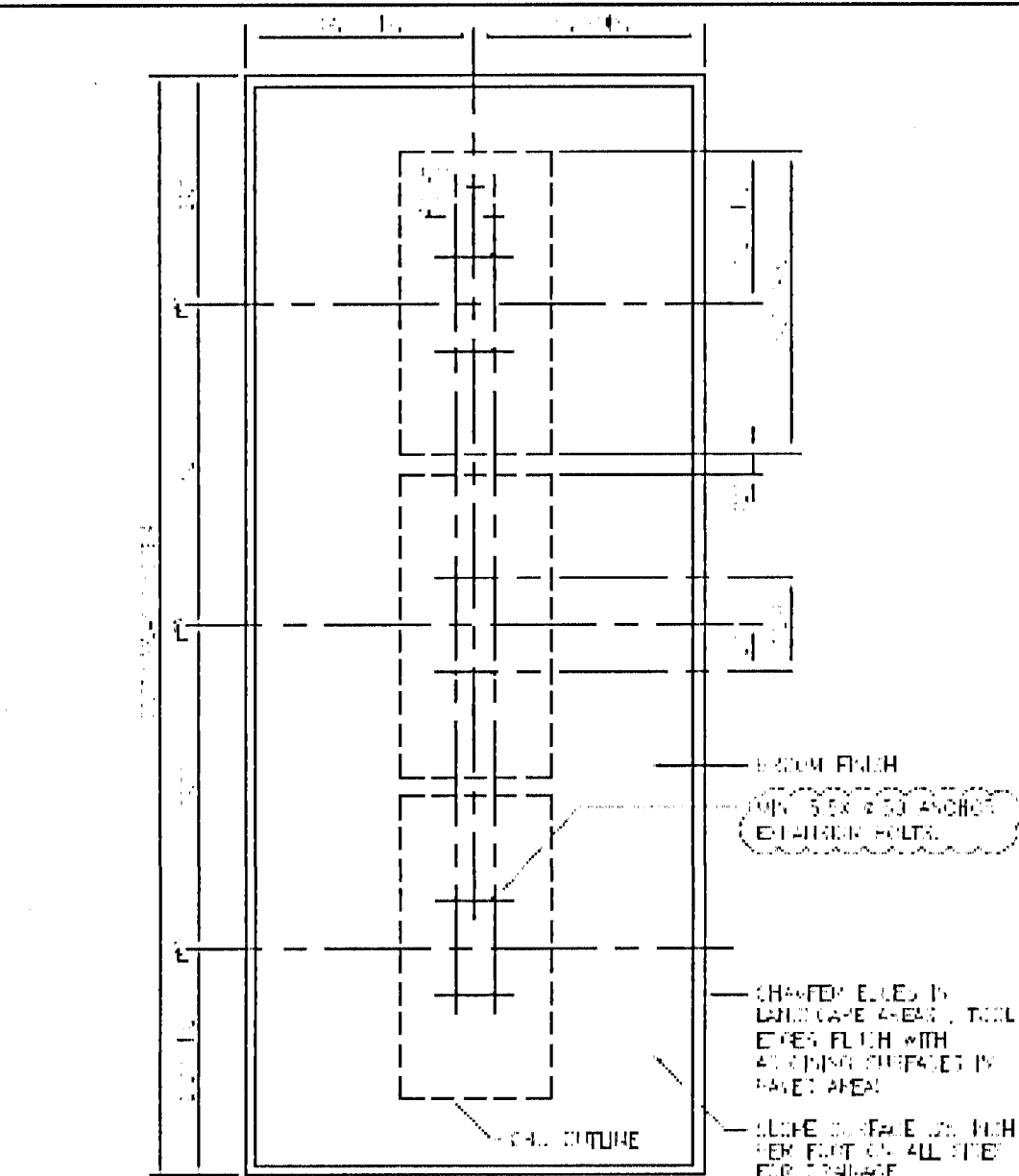
Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

| Job No.      | 20-123P   |
|--------------|-----------|
| Date         | 2/25/2021 |
| Drawn By     | CAB       |
| Checked By   | ENL       |
| SHEET NUMBER |           |




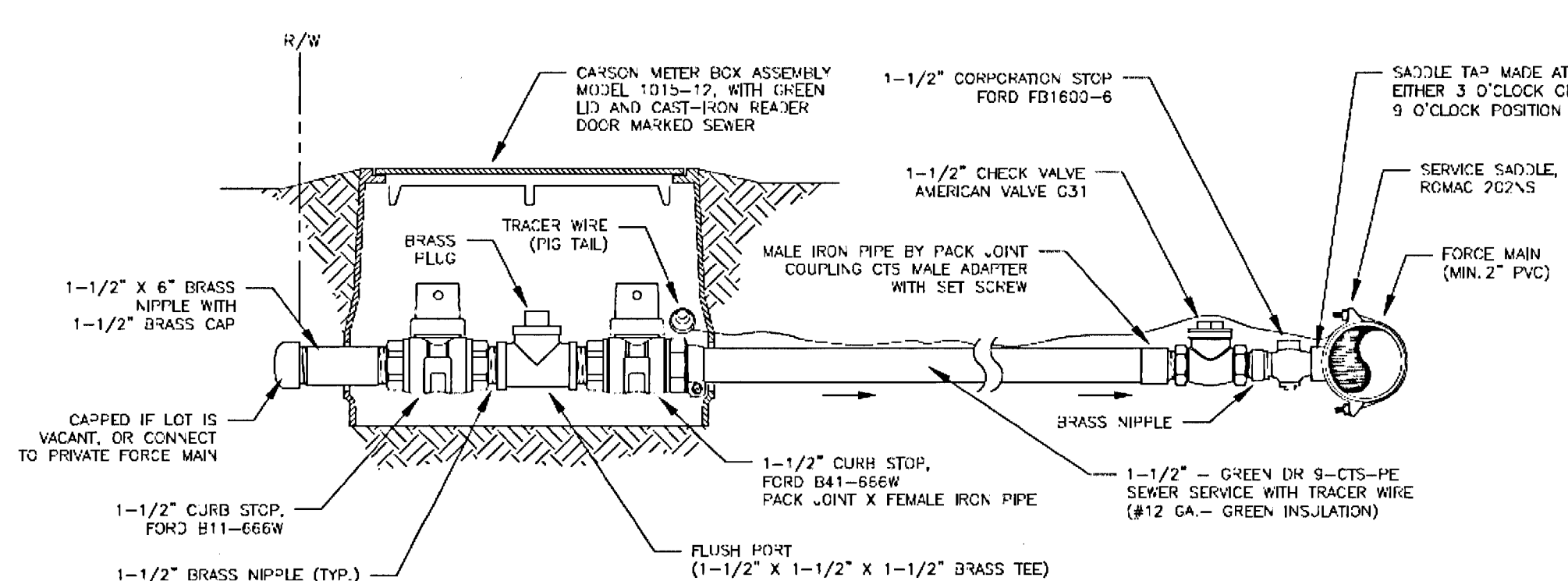
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## NOTES TO A/E:



1. THE  
a. STATE SHALL HAVE A COMPOSITE LENGTH OF 2000 AND 20000. COMPOSITE  
b. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
c. ACCORDANCE WITH ALL FC  
d. EXTENDED MIN SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
e. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
f. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
g. SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
h. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
i. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
j. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
k. SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
l. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
m. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
n. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
o. SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
p. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
q. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
r. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
s. SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
t. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
u. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
v. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
w. SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
x. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN  
y. EXTENSION SHALL BE Labeled WITH A 2000 - 1000 MIN. IN  
z. MIN - 1000 AND EXTENDED MIN BE Labeled WITH A 2000 - 1000 MIN. IN

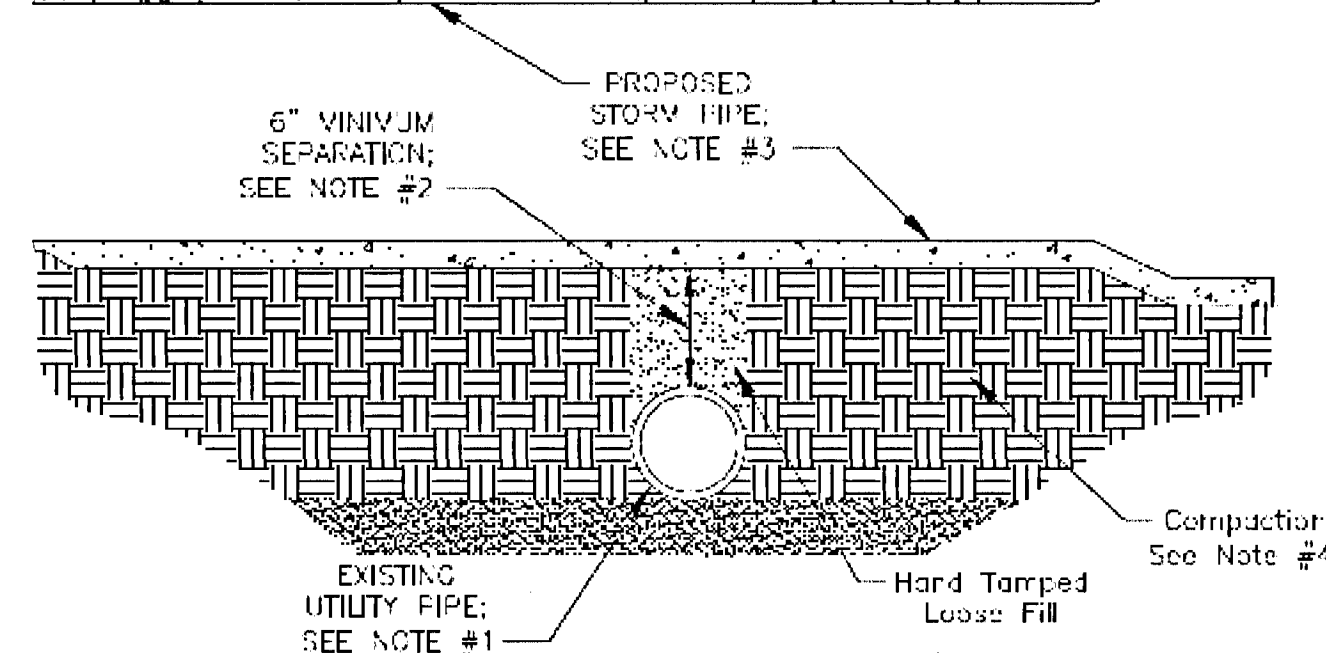
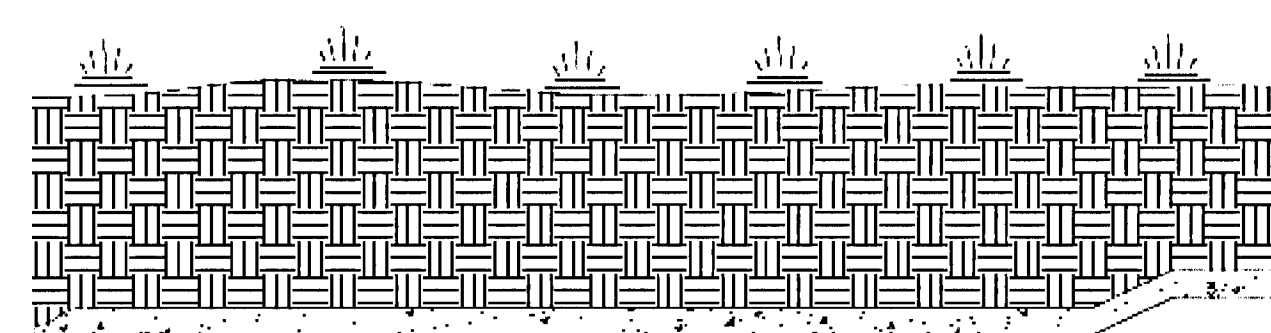
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| Date:     | <b>CLUSTER BOX UNIT (CBU) INSTALLATION - MULTIPLE UNIT</b> |  |  |  | Proj. No. | 00           | Sheet   | 1 of 1 | Drawn                                   |  |
| Drawn By: | J:\apps\library\data\5\G1-2-0.dwg                          |  |  |  | Scale:    | 1/2" = 1'-0" |  |        | 1/2" CBU (shown last revised) 10/2/2010 |  |



- NOTES:
1. THIS DETAIL APPLIES TO ALL 1-1/2" LOW PRESSURE SEWER SERVICES, RESIDENTIAL AND COMMERCIAL.
  2. EACH CUSTOMER SHALL HAVE A SEPARATE SERVICE. SERVICES SHALL BE LOCATED ON OPPOSITE LOT LINE FROM WATER METERS AND CAPPED PLUMBING. CONSULT WITH ECWA INSPECTOR IF UNCLEAR.
  3. GRINDER STATION SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER.
  4. EACH GRINDER PUMP SHALL BE CAPABLE OF DELIVERING 12 GPM AT A MINIMUM HEAD CONDITION OF 115' (50 PSI) OR MORE, UNLESS OTHERWISE APPROVED BY ECWA. ENGINEERING, PUMP, SHALL BE SIZED AND SPECIFIED BY THE ENGINEER OF RECORD WITH SELECTION SHOWN ON ECWA APPROVED PLANS, AND PLUMBERS/SUPPLIERS SHALL SUPPLY PUMP THAT MEETS OR EXCEEDS SAID SELECTION BASED ON SITE CONDITIONS. A CHECK VALVE AND BALL VALVE SHALL BE SUPPLIED AT THE GRINDER STATION.
  5. IF SERVICE IS INSTALLED UNDER ROAD, THEN A 3" HDPE SD4 17 GREEN, OR 3" HDPE SD4 17 GREEN+STRENGTHENED CASING SHALL BE USED.

1-1/2" LOW PRESSURE SEWER SERVICE

D-20

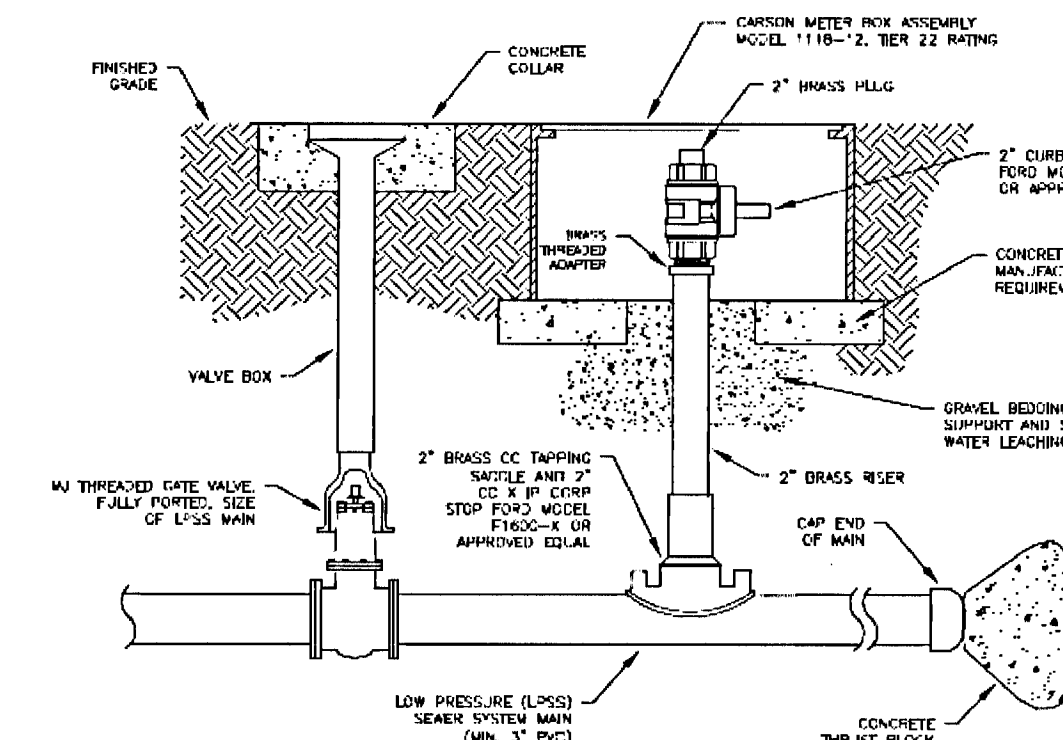


**NOTES FOR STORM SYTEM INSTALLATION:**

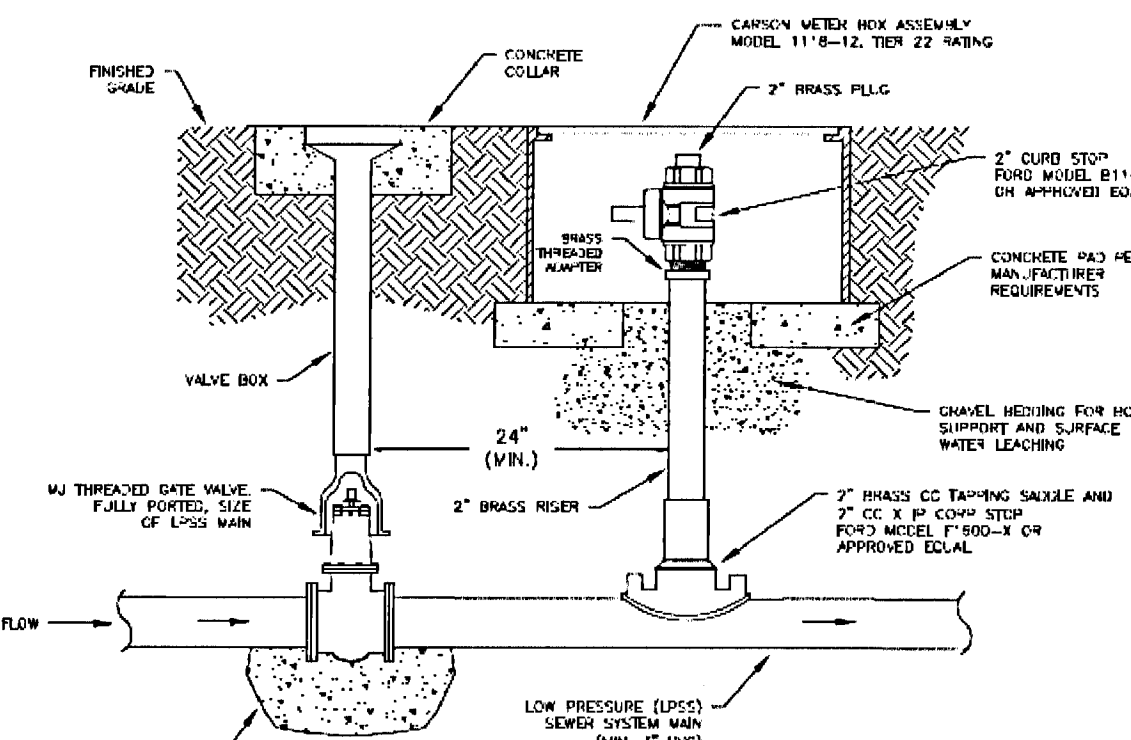
1. The first step in avoiding any potential conflicts between a proposed storm system design and an existing utility pipe is confirmation of the exact horizontal and vertical location of the existing utility pipe. For industry standard best management practices, the storm system designer should have the existing utility pipe exposed, and survey the exact horizontal location and vertical elevation prior to designing the storm system, thus allowing conflicts to be avoided as much as possible, or, when needed, utility relocations designed into contract.
2. Maintain at least 5' of vertical separation as shown from the exterior of the storm pipe to the exterior of the utility pipe. In situations where 5' cannot be provided, then E.C.U.A. will determine if less than 6" will be allowed. Separators less than 3' are generally not allowed.
3. Contractor shall layout storm system piping such that midpoint of storm pipe segment is centered over utility pipe as much as practical. Ball and spigot ends of storm pipe shall be kept as far away from utility pipe as possible.
4. In order to "bridge" utility pipe, Contractor shall compact soil under entire segment of storm pipe that is over utility pipe to 98% modified Proctor for a depth of 12" below storm pipe, while taking care not to damage utility pipe. Fill space between utility pipe and storm pipe with loose fill and hand tamp.

## STORM SEWER VERTICAL SEPARATION

D-66



### TERMINAL FLUSHING CONNECTION



### INLINE FLUSHING CONNECTION

## LOW PRESSURE FLUSHING CONNECTIONS

D-22

| OTHER PIPE  | HORIZONTAL SEPARATION   | CROSSINGS (1)  | JOINT SPACING • CROSSINGS<br>(FULL JOINT CENTERED) |
|---|---|--|--|
| STORM SEWER,<br>STORMWATER FORCE MAIN                               | <p>3 FT. MINIMUM</p> <p>OTHER PIPE</p>                          | <p>12 INCHES IS THE MINIMUM,<br/>EXCEPT FOR STORM SEWER,<br/>THEN 6 INCHES IS THE MINIMUM<br/>AND 12 INCHES IS PREFERRED</p> <p>OTHER PIPE</p>   | <p>ALTERNATE 3 FT. MINIMUM</p> <p>OTHER PIPE</p>   |
| GRAVITY OR PRESSURE<br>SANITARY SEWER,<br>SANITARY SEWER FORCE MAIN | <p>10 FT. PREFERRED<br/>6 FT. MINIMUM (2)</p> <p>OTHER PIPE</p> | <p>12 INCHES IS THE MINIMUM,<br/>EXCEPT FOR GRAVITY SEWER,<br/>THEN 6 INCHES IS THE MINIMUM<br/>AND 12 INCHES IS PREFERRED</p> <p>OTHER PIPE</p> | <p>ALTERNATE 6 FT MINIMUM</p> <p>OTHER PIPE</p>    |

- (1) WATER MAIN SHOULD CROSS ABOVE OTHER PIPE. WHEN WATER MAIN MUST BE BELOW OTHER PIPE, THE MINIMUM SEPARATION IS 12 INCHES.

NOTES:

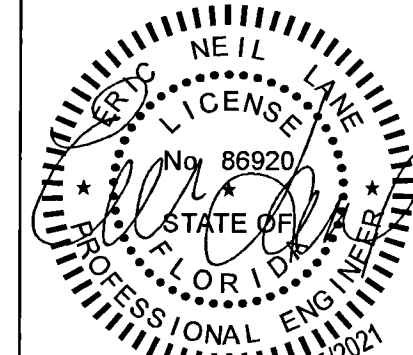
- A. INFORMATION PROVIDED FROM FDEP RULE 62-555. IF OTHER FDEP RULES CONFLICT, THEN USE THE MOST STRINGENT RULE.
- B. IF THERE ARE CONFLICTS IN THE SEPARATION REQUIREMENTS BETWEEN COLLECTION SYSTEMS AND DRINKING WATER FACILITIES ESTABLISHED IN FOOTNOTES (1) AND (2) ABOVE AND THOSE ESTABLISHED IN CHAPTER 62-532 OR 62-555, F.A.C., THEN THE REQUIREMENTS IN CHAPTER 62-532 OR 62-555, F.A.C., SHALL APPLY.

## WATER / SEWER SEPARATION

|        |
|--------|
| DETAIL |
| D-64   |

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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN,  
SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEIL LANE, P.E. COA# 3268  
FL. PE No. 86920

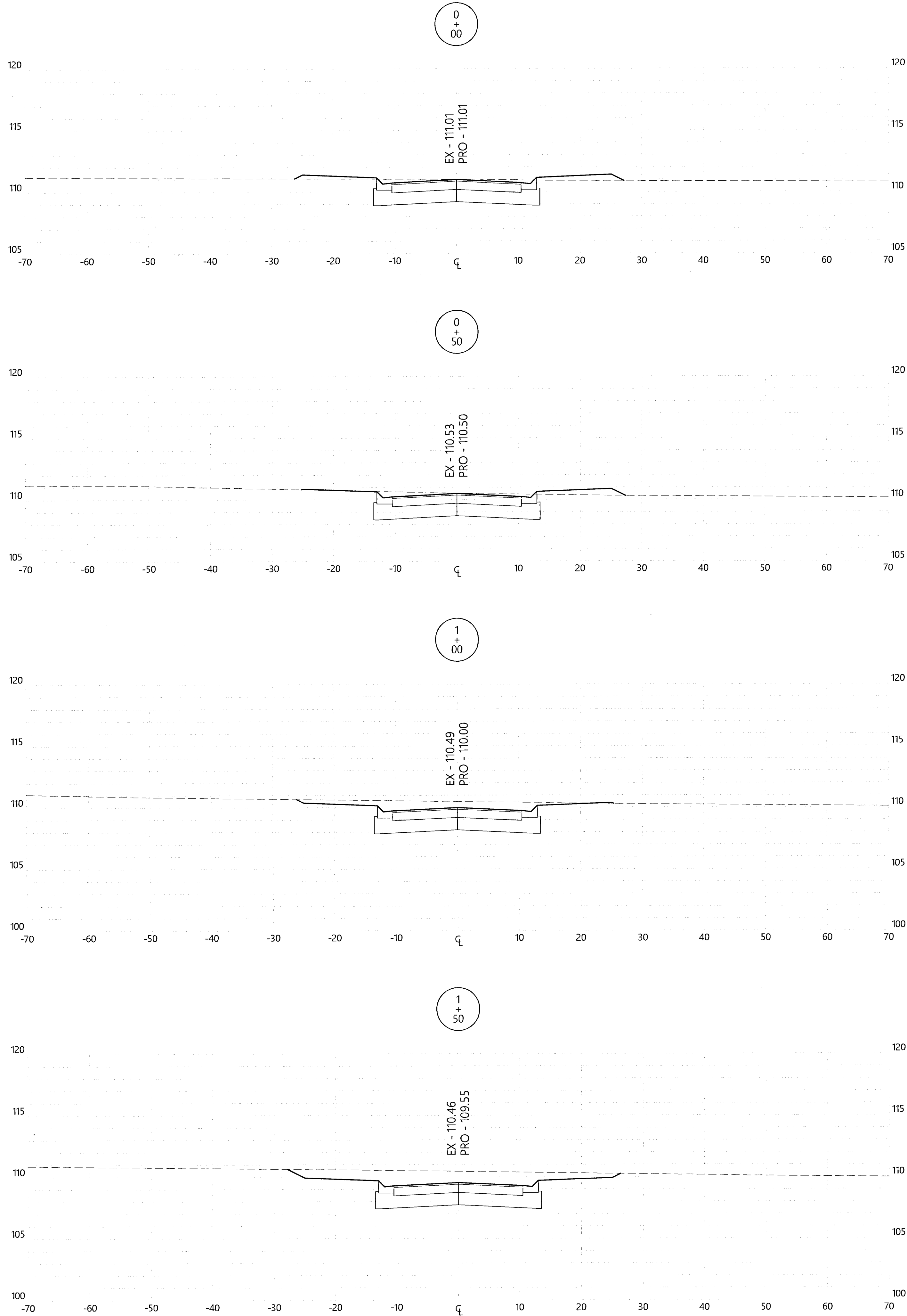
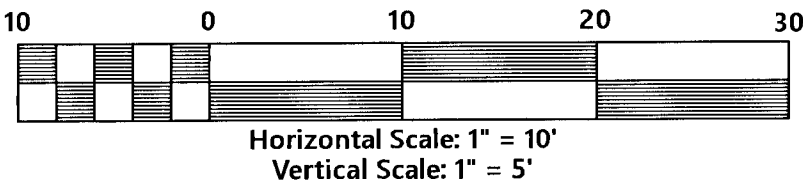
# Saddle Ridge Phase 1

PREPARED FOR: Breland Homes Coastal, LLC

## Details

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER

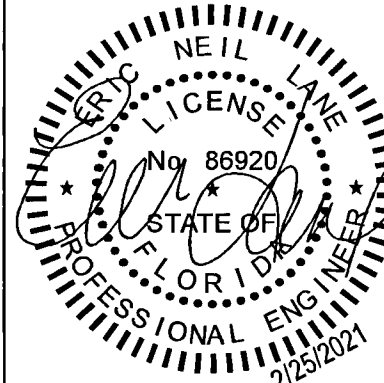


REVISIONS

| Date | By | Rev |
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CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEIL LANE, P.E. COA# 32689  
FL PE No. 86920

Saddle Ridge Phase 1  
Escambia County, FL

PREPARED FOR: Breland Homes Coastal, LLC

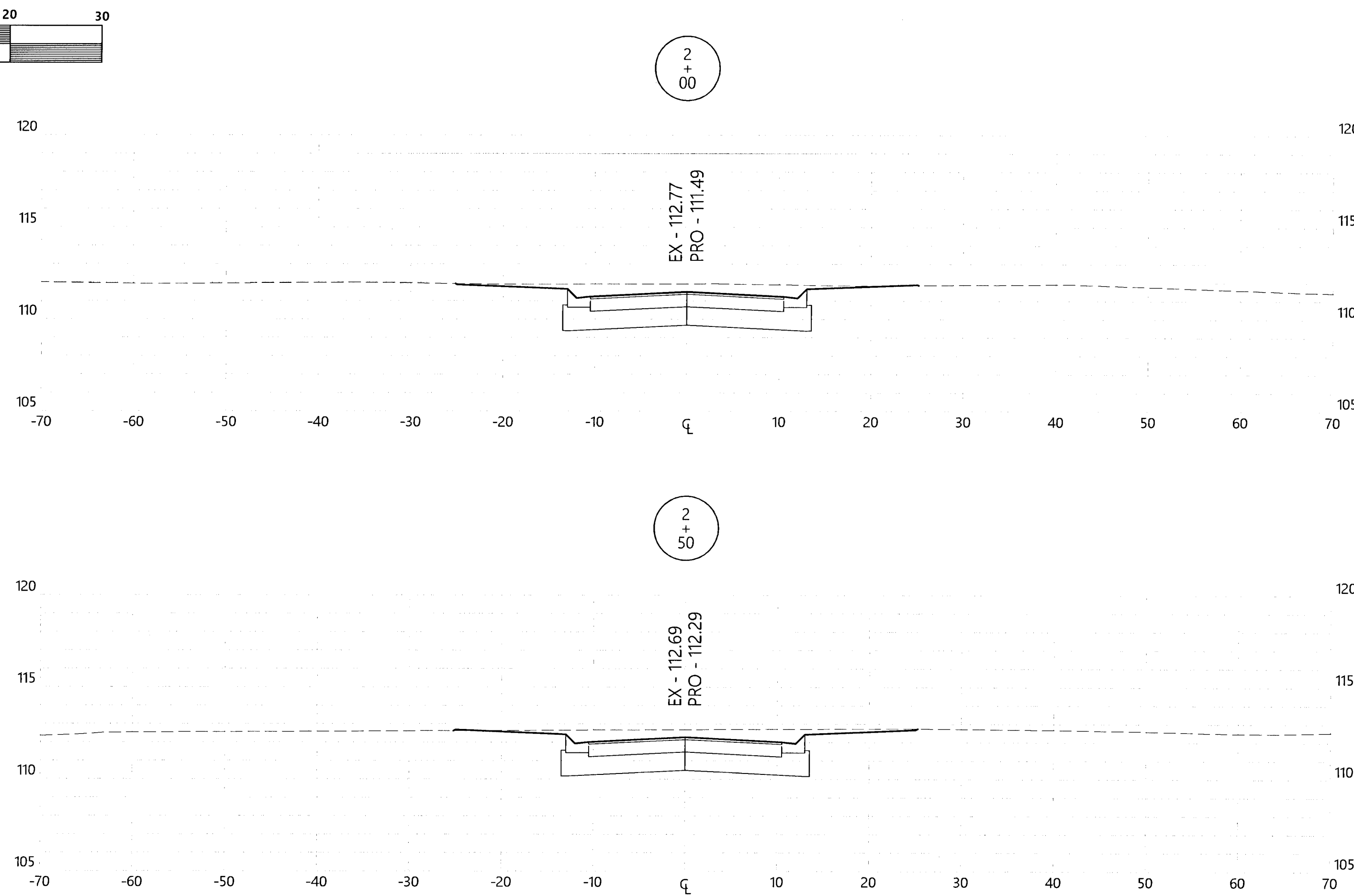
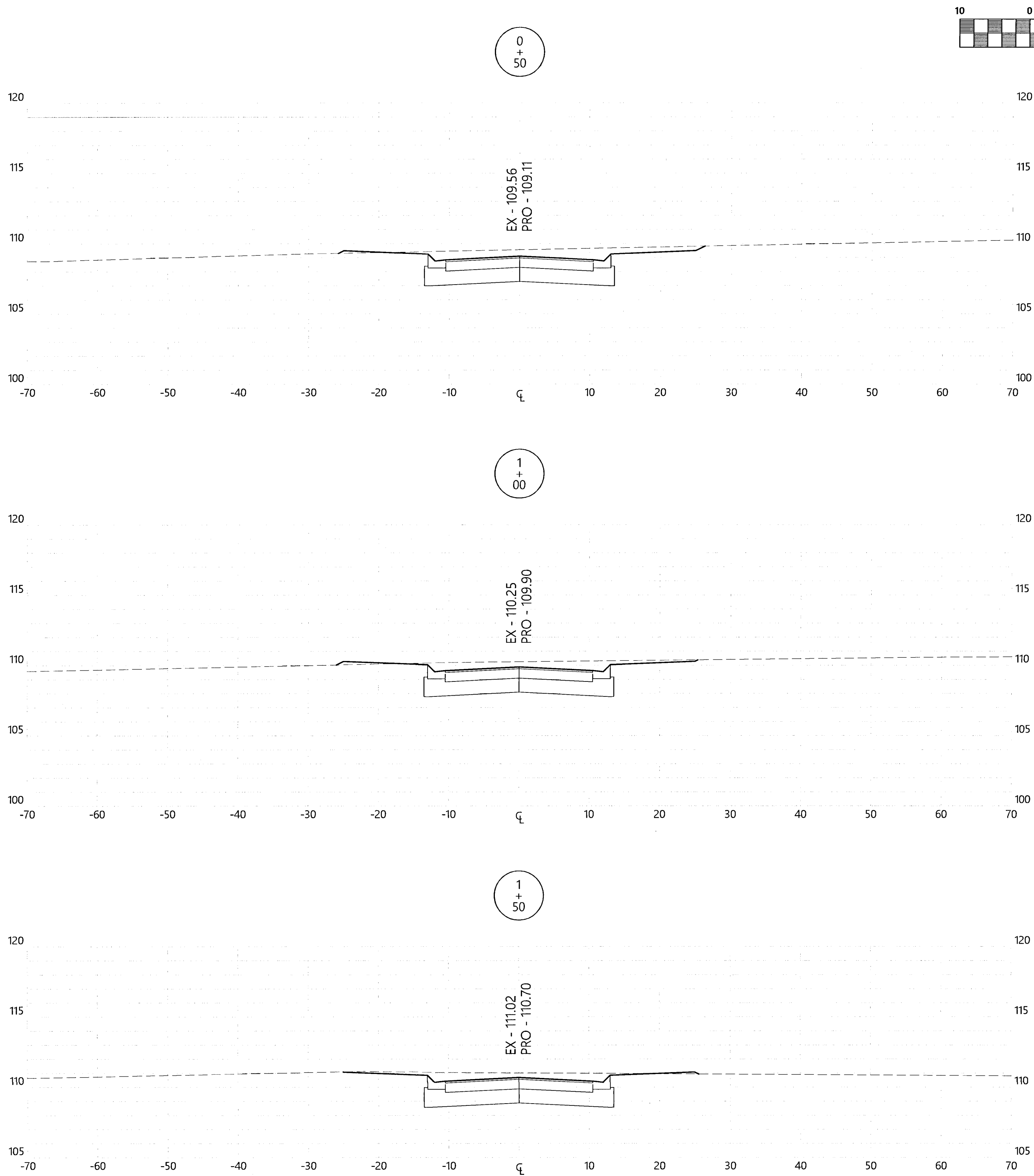
Shire Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
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28





REVISIONS

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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412

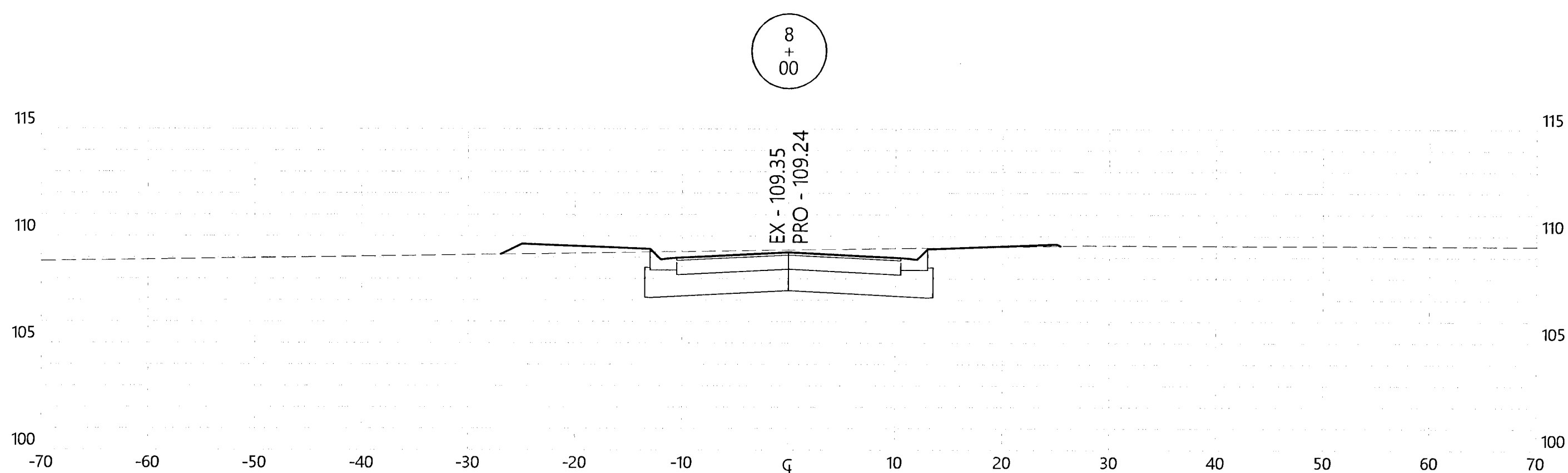
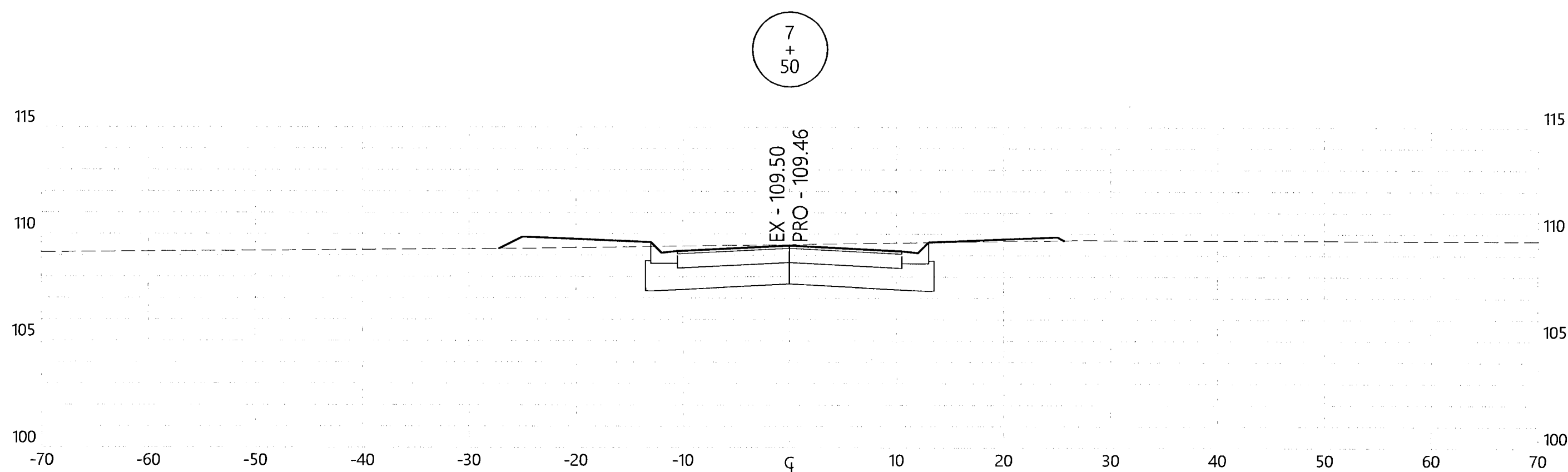
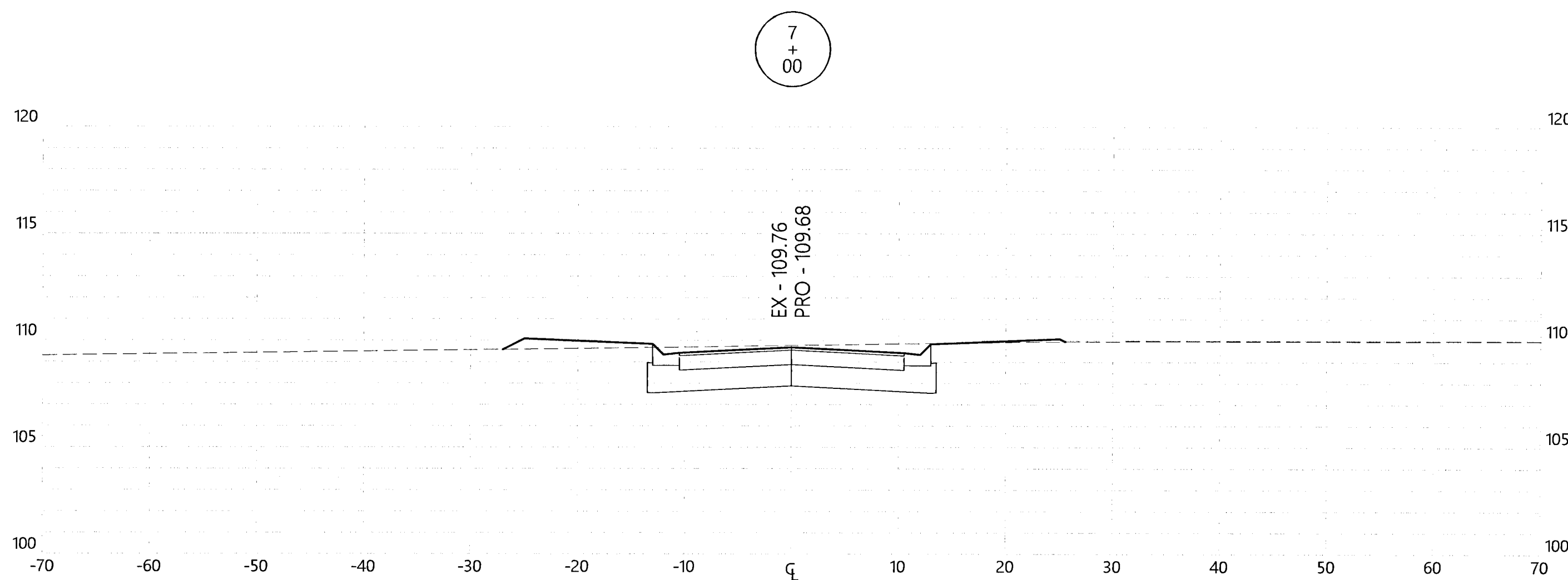
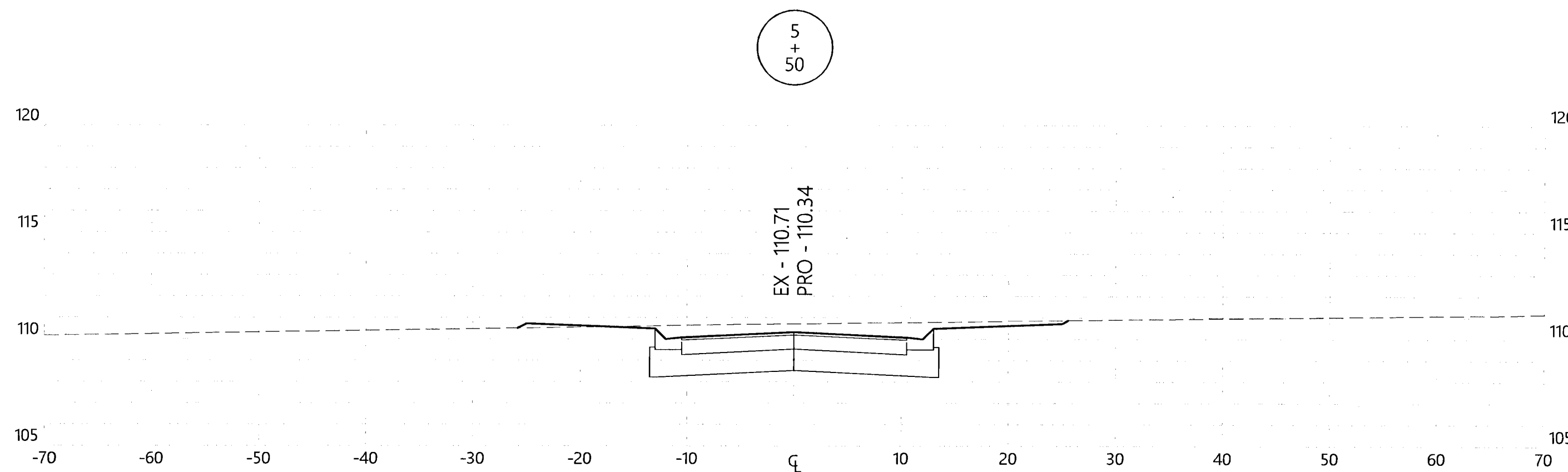
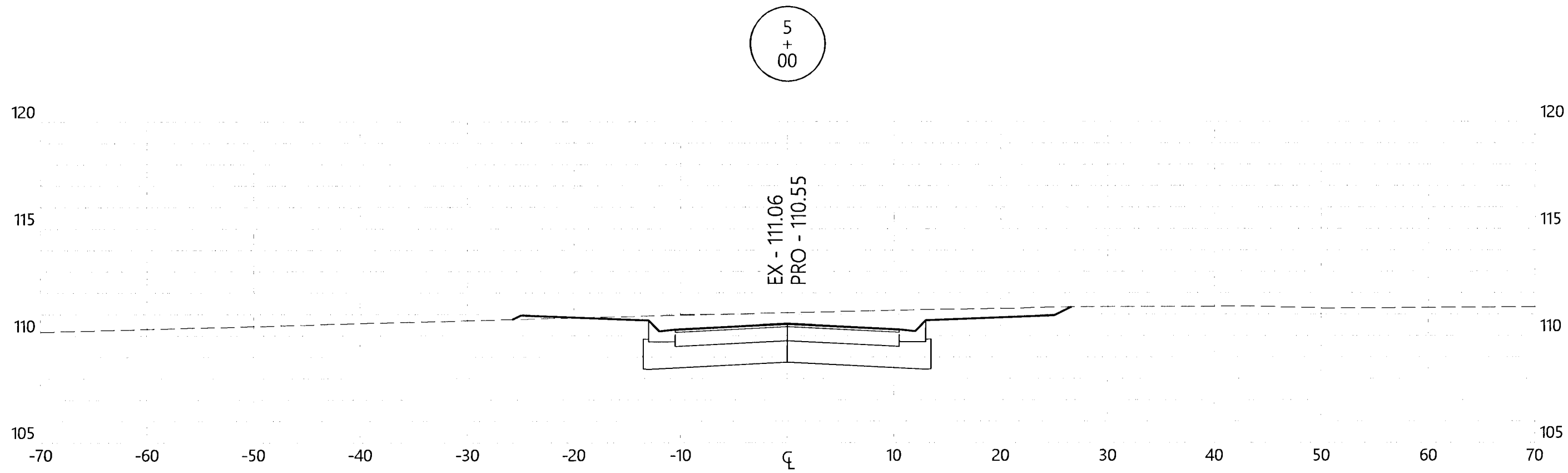
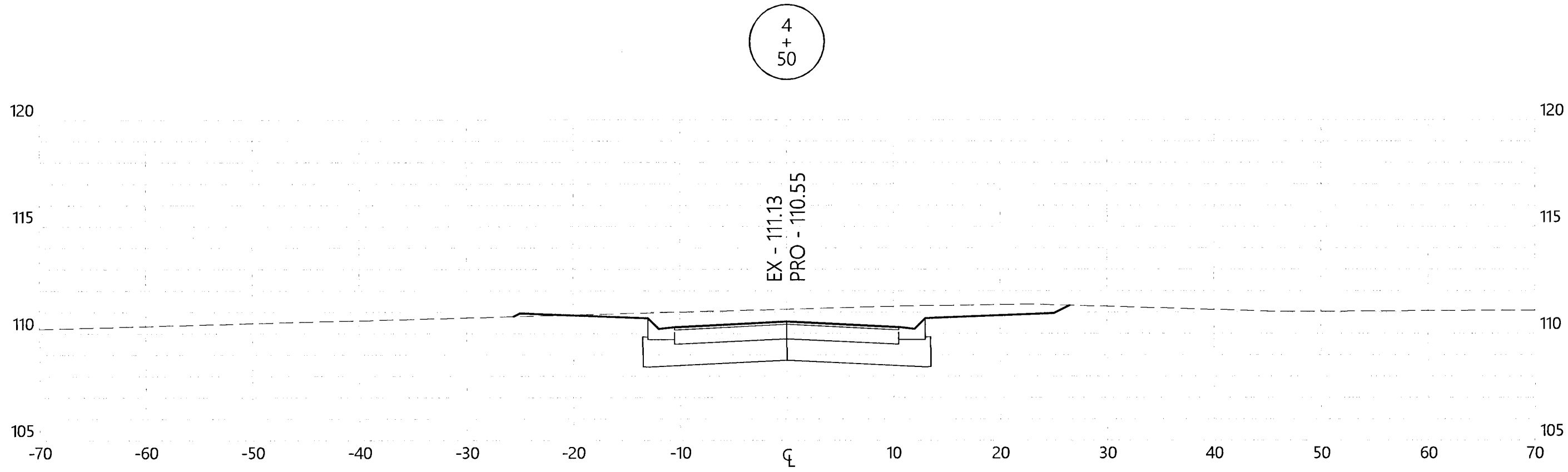
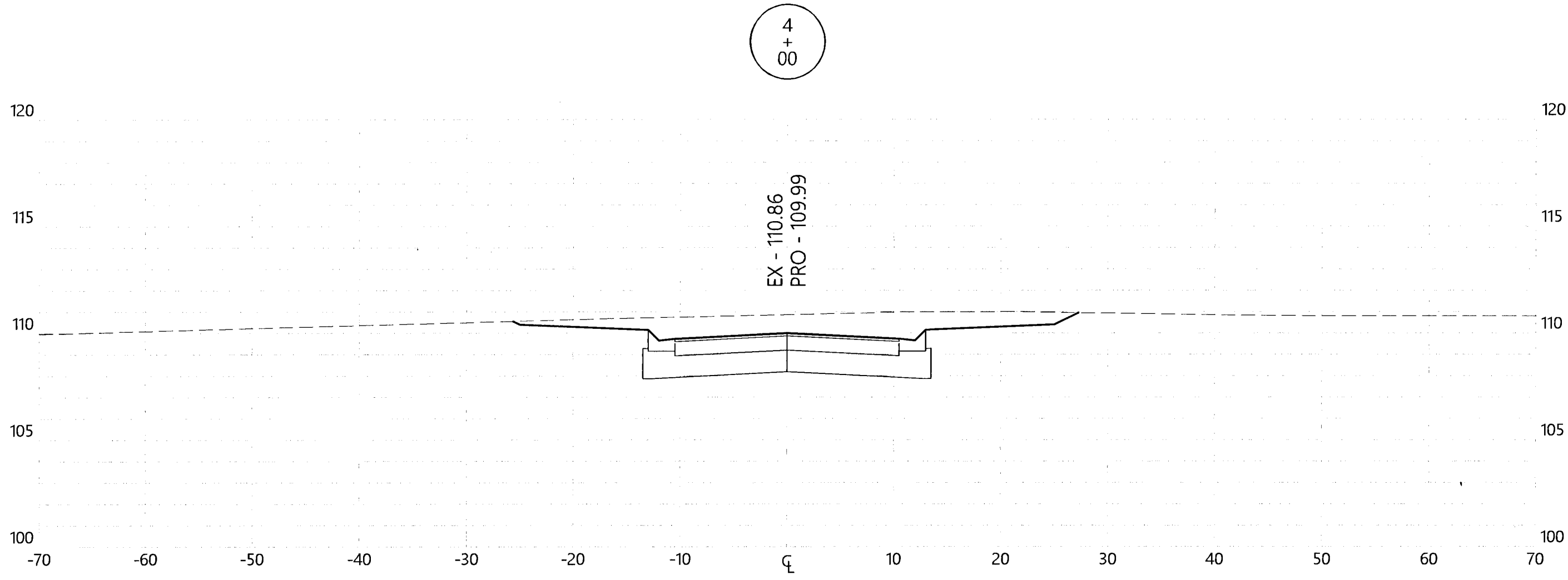
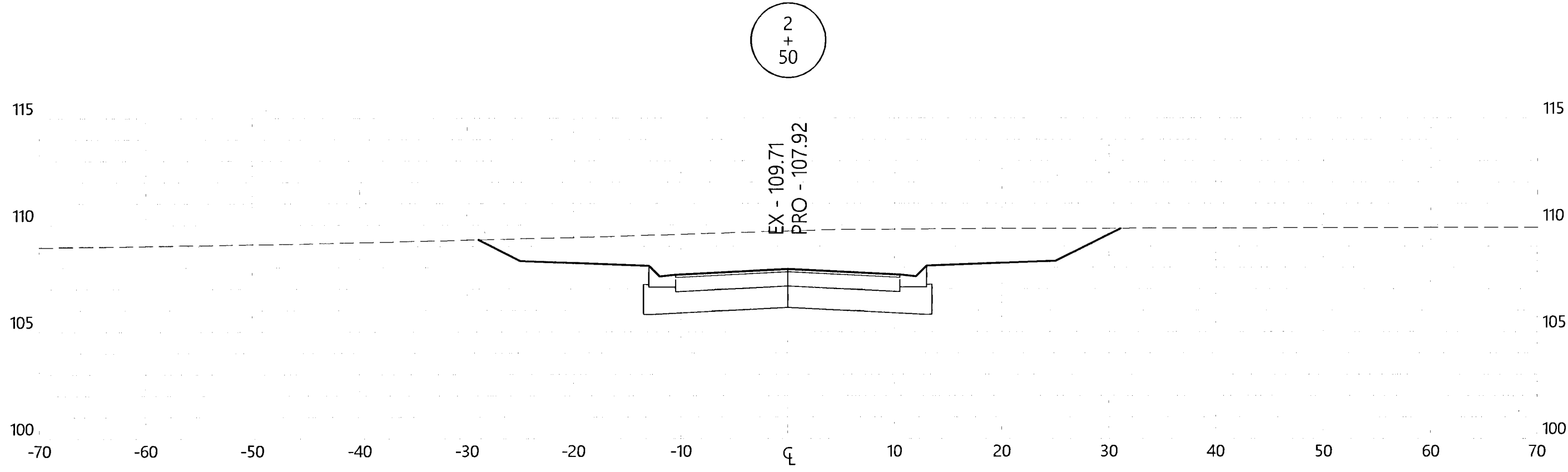
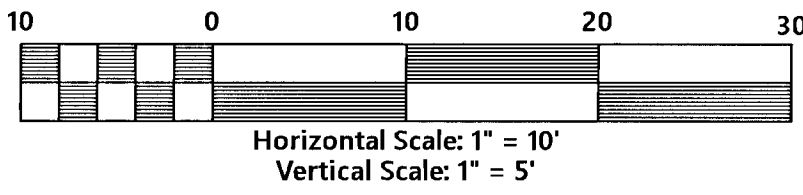
ERIC NEIL LANE, P.E.  
FL. PE No. 86920  
COA# 32689  
2/23/2021

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Saddlebred Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER  
**29**



REVISIONS

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801 W. Romana St., Suite A, Pensacola, FL 32502  
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ERIC NEIL LANE, P.E. COA# 32689  
FL. PE No. 88920

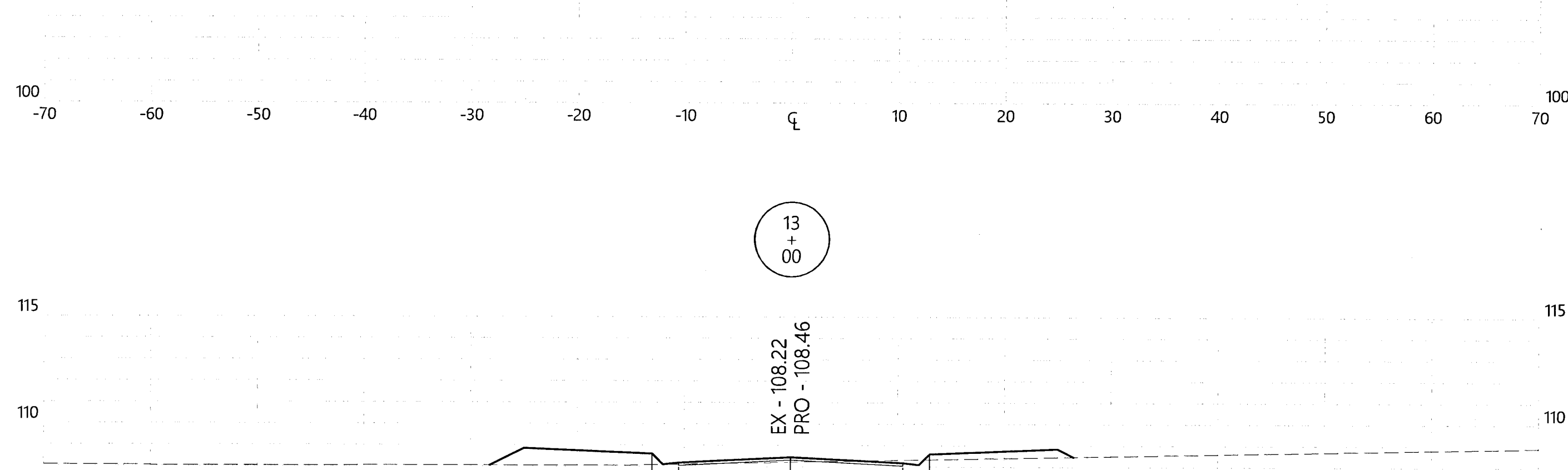
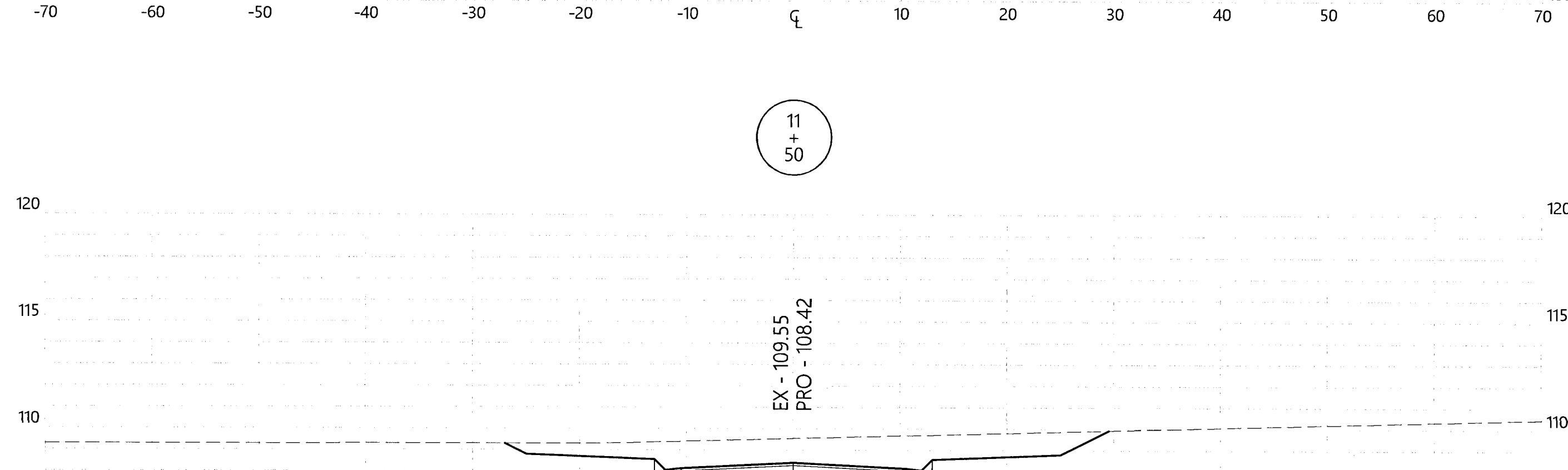
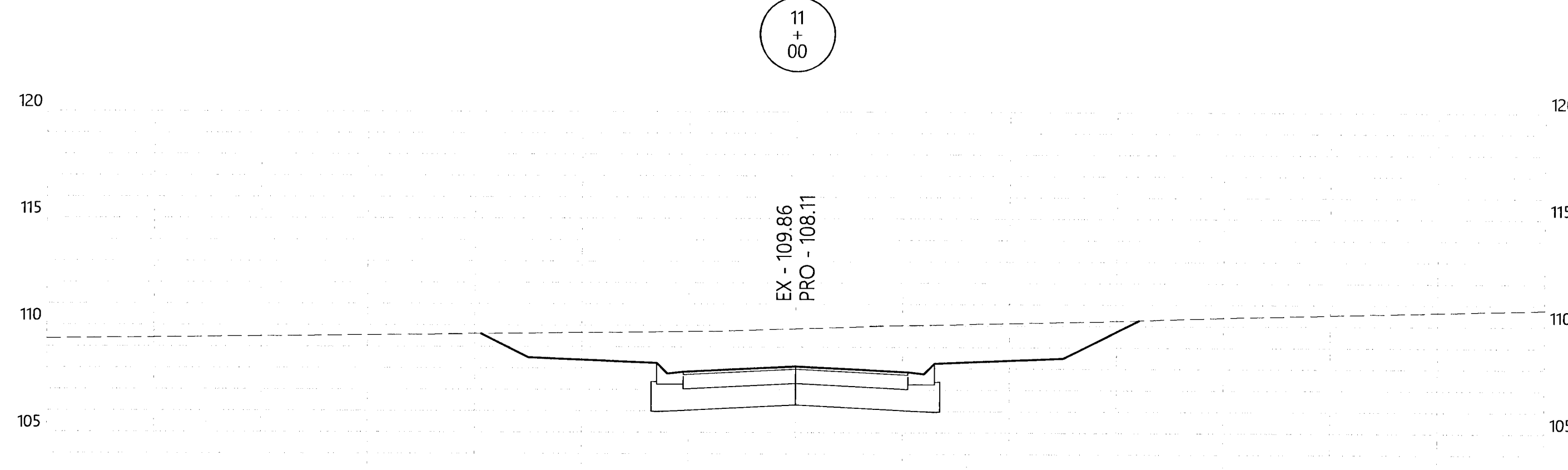
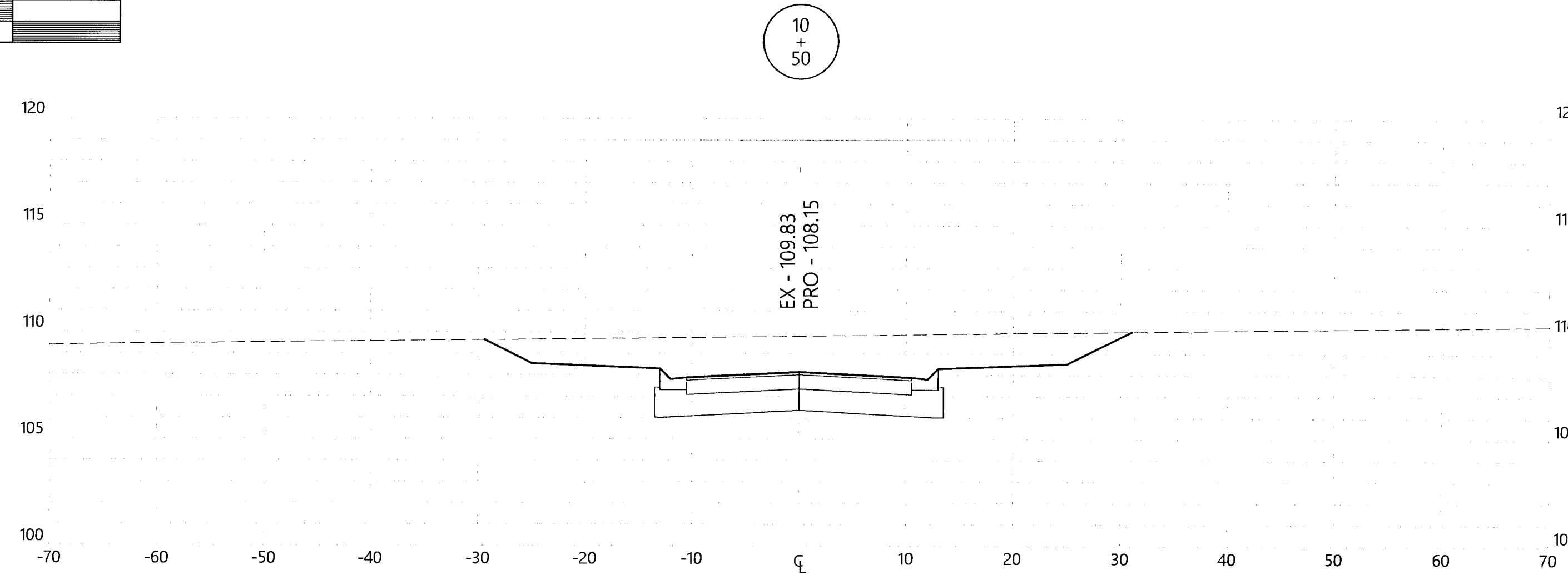
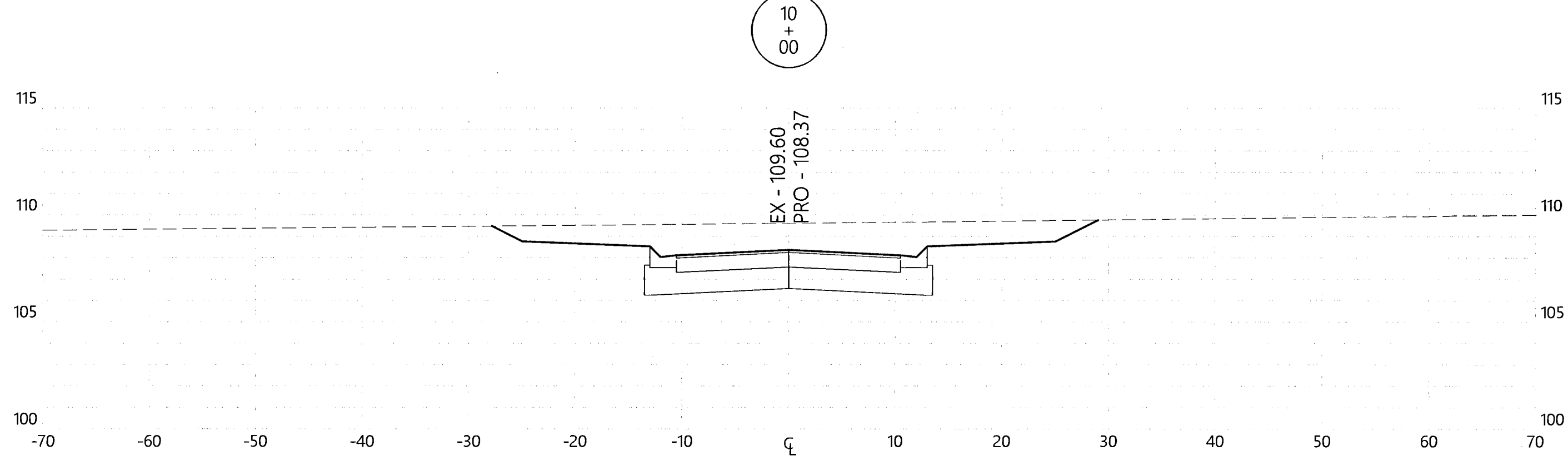
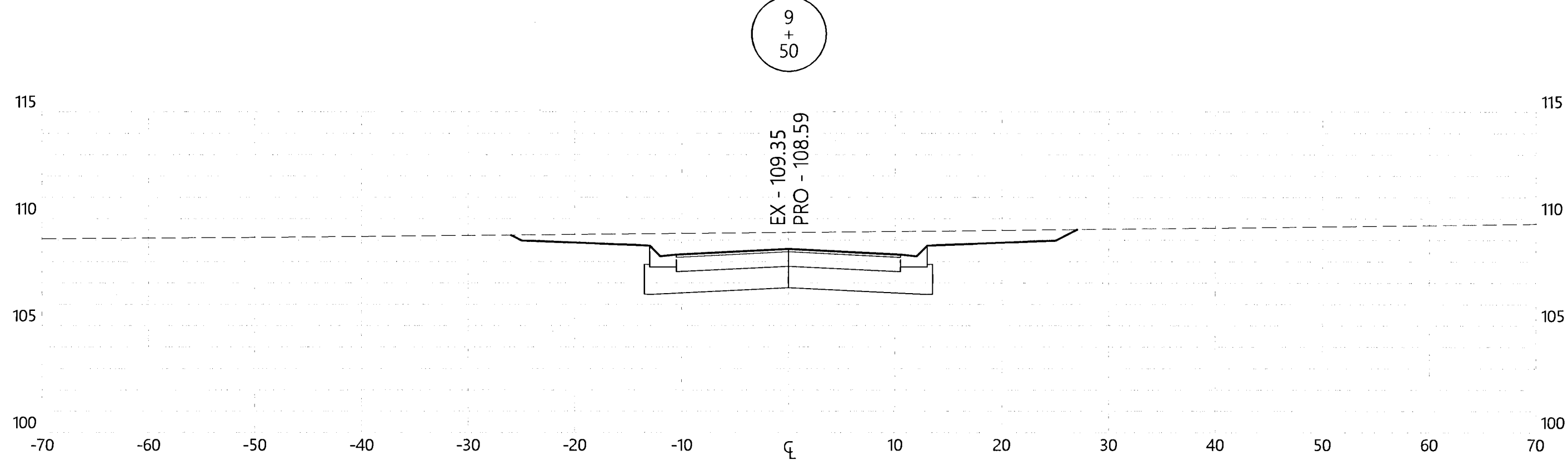
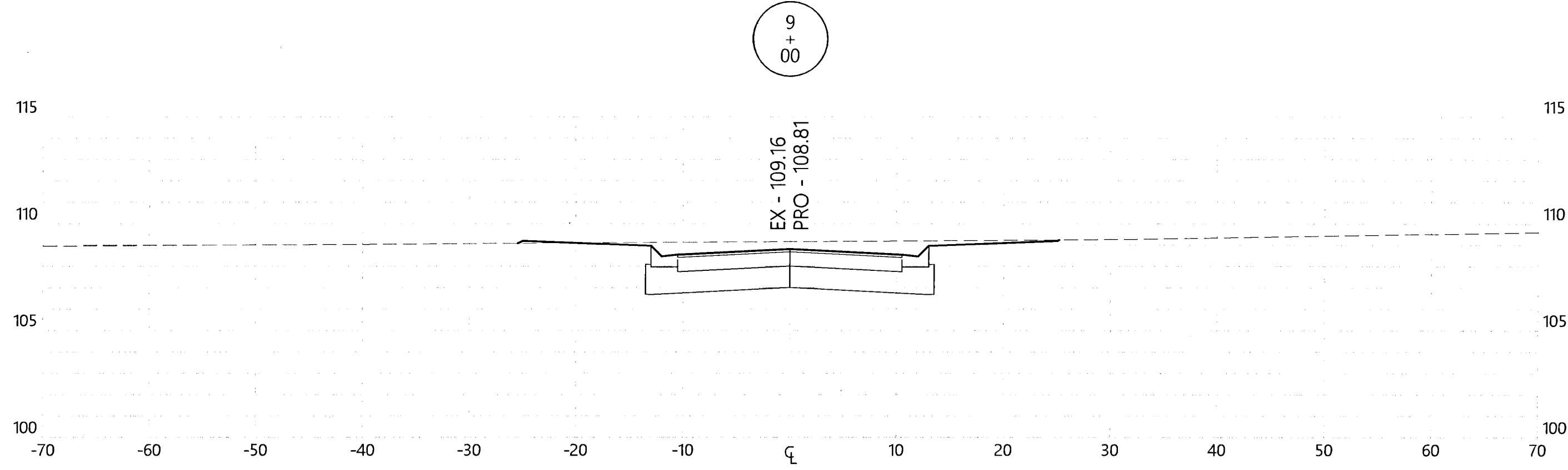
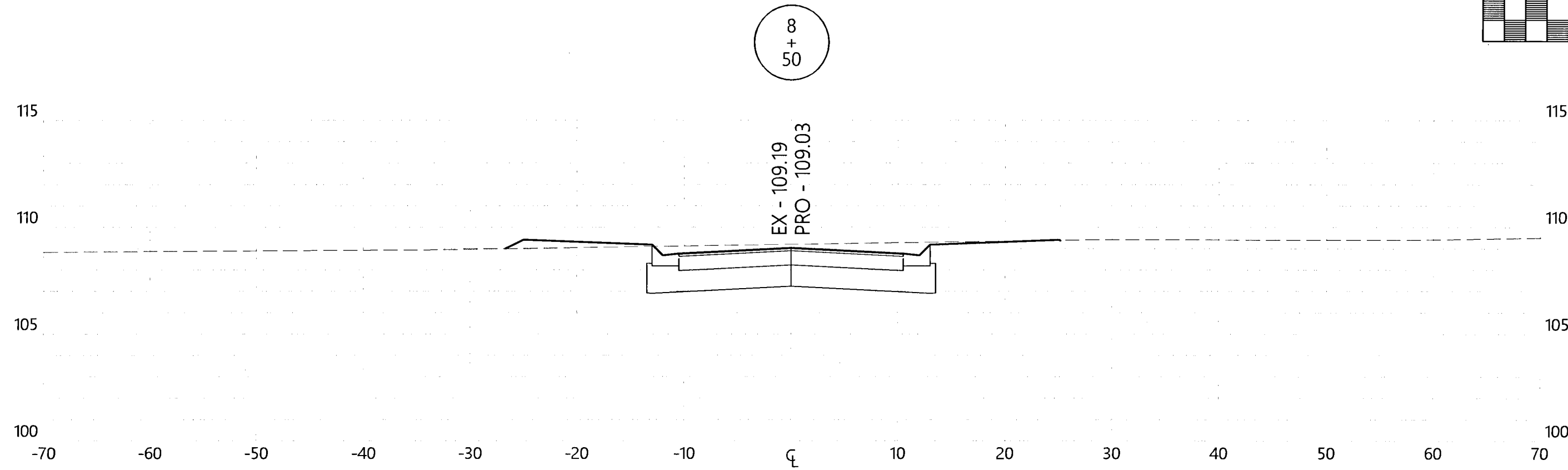
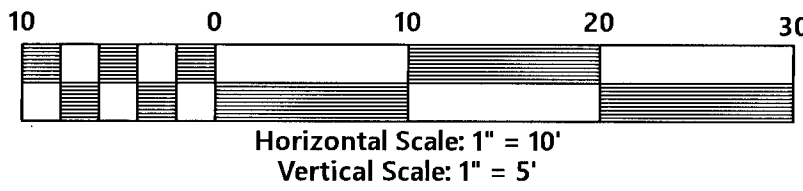
Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Paso Fino Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

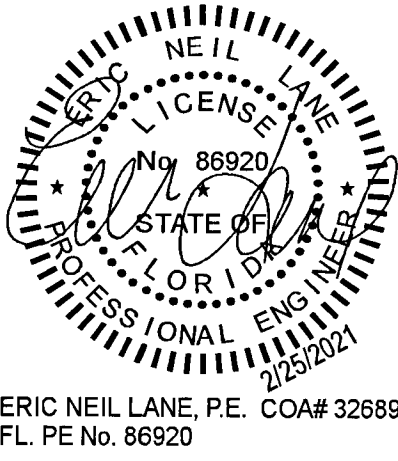
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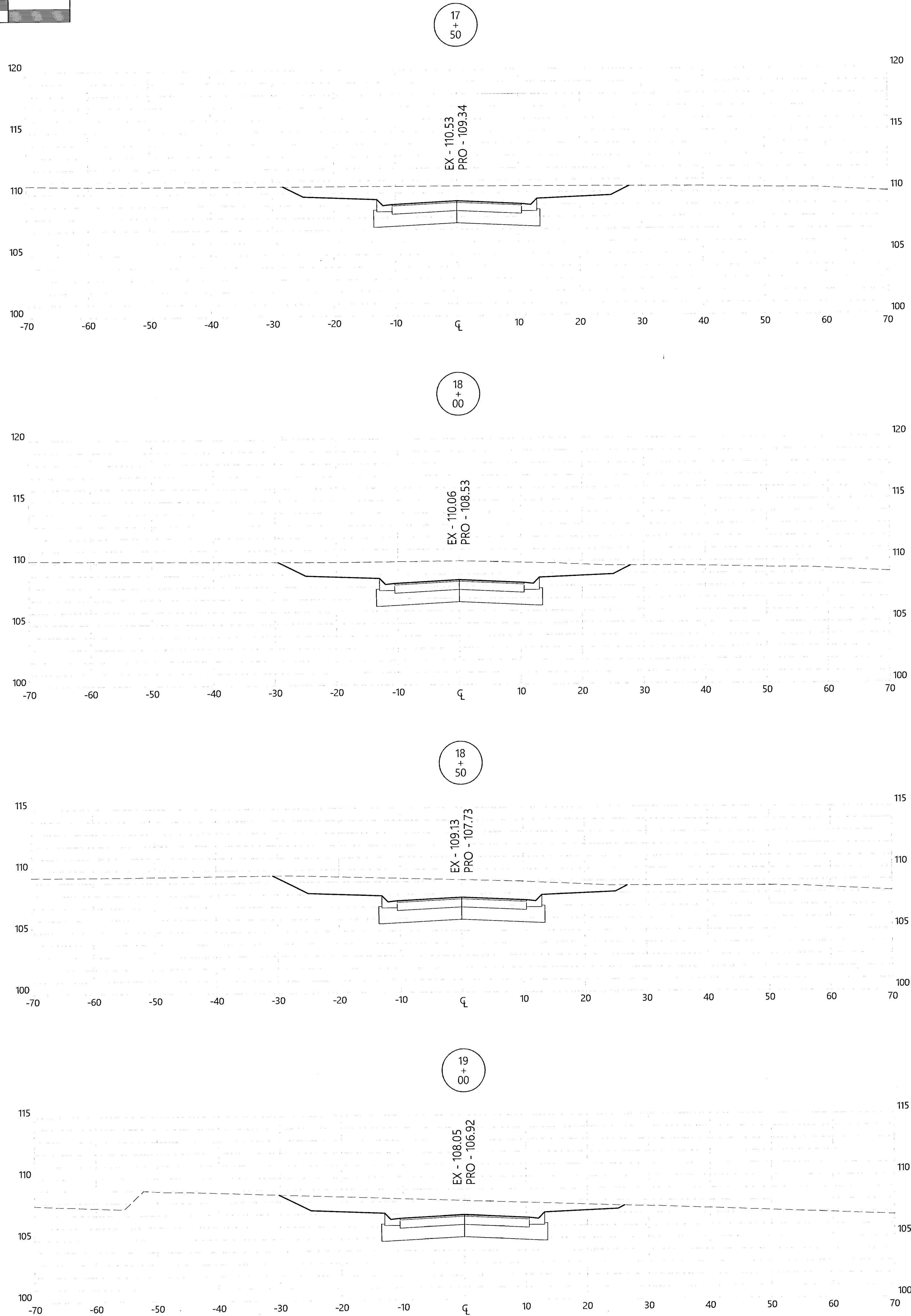
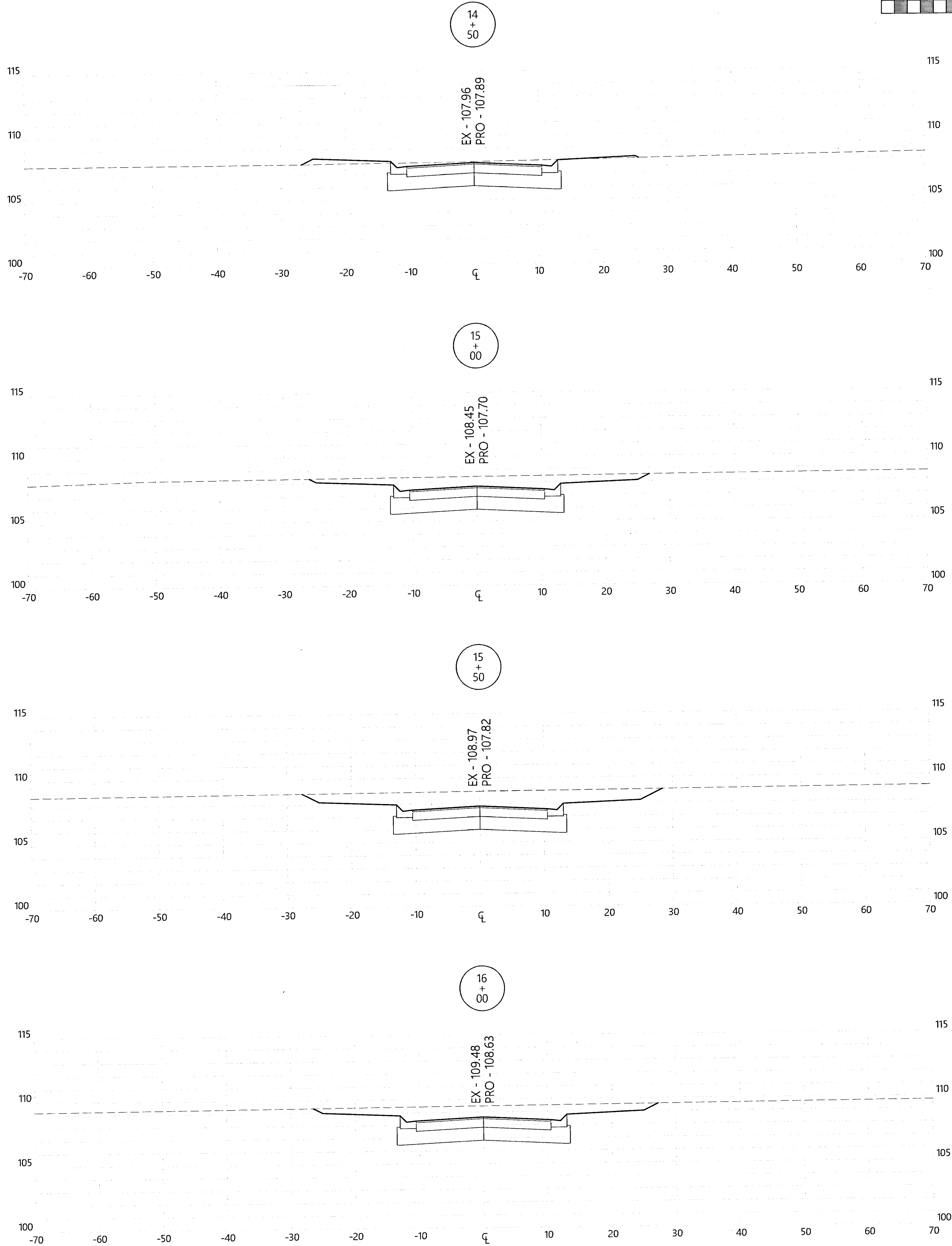
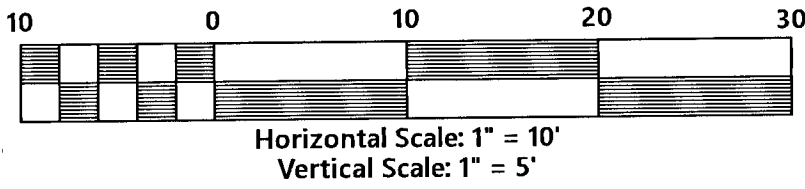
All documents, including Drawings and Bid Specifications, prepared or furnished by Firms listed on face, are instruments of service in respect of the client and firms listed on face, shall retain an ownership and property interest therein whether or not the Project is completed. Such documents are not intended to be represented to be suitable for reuse by the Client or others on extensions of the Project or on any other project. Any reuse without written verification by Firms listed on face will entitle Firms listed on face to further compensation at rates to be agreed upon by Firms listed on face and the Client.



**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Paso Fino Dr.  
Cross-Sections

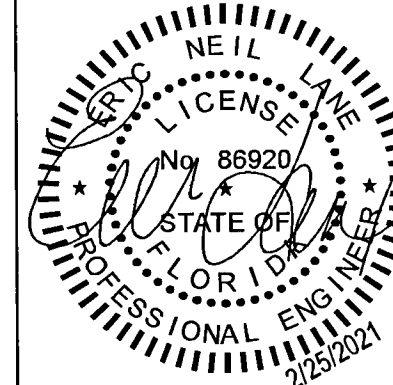
Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL  
SHEET NUMBER  
**31**



REVISIONS

All documents, including Drawings and Bid Specifications, prepared or furnished by Firms listed on face, are instruments of service in respect of the client and firm listed on face, shall retain an ownership and property interest therein whether or not the Project is completed. Such documents are not intended to be represented to be suitable for reuse by the Client or others on extensions of the Project or on any other project. Any reuse without written verification of the firm listed on face at rates to be agreed upon by Firms listed on face and the Client.

**MULLINS, LLC**  
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SURVEYING  
801 W. Roman St., Suite A, Pensacola, FL 32502  
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ERIC NEIL LANE, P.E. CO.# 32689  
FL. PE No. 86920

Saddle Ridge Phase 1

Escambia County, FL

PREPARED FOR: Breland Homes Coastal, LLC

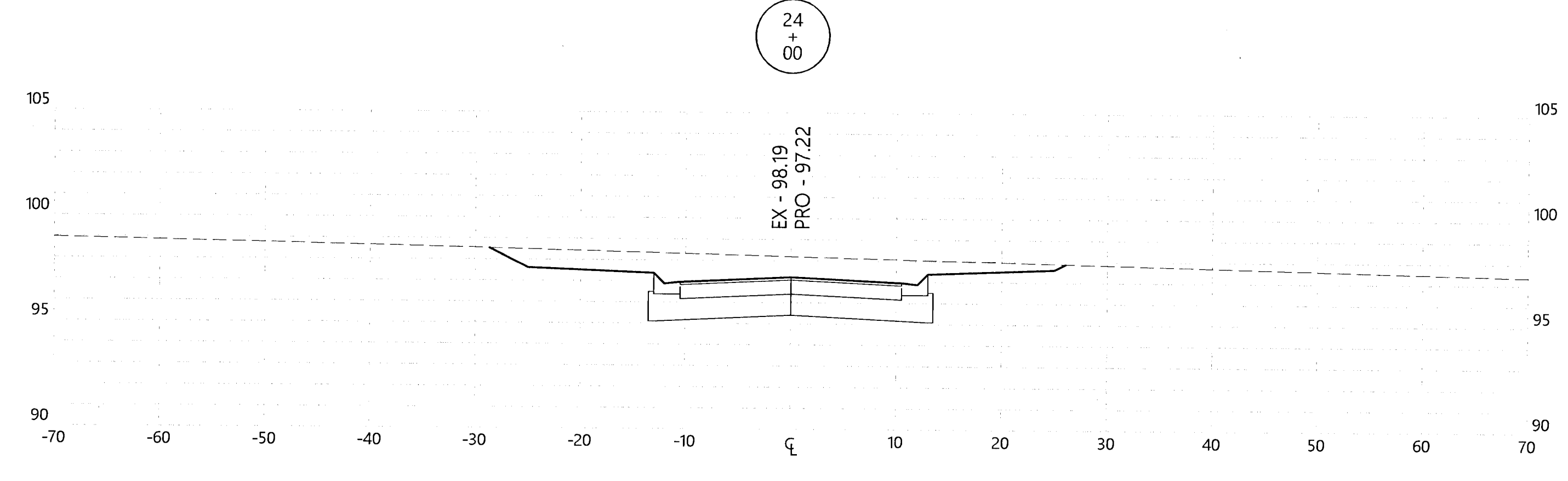
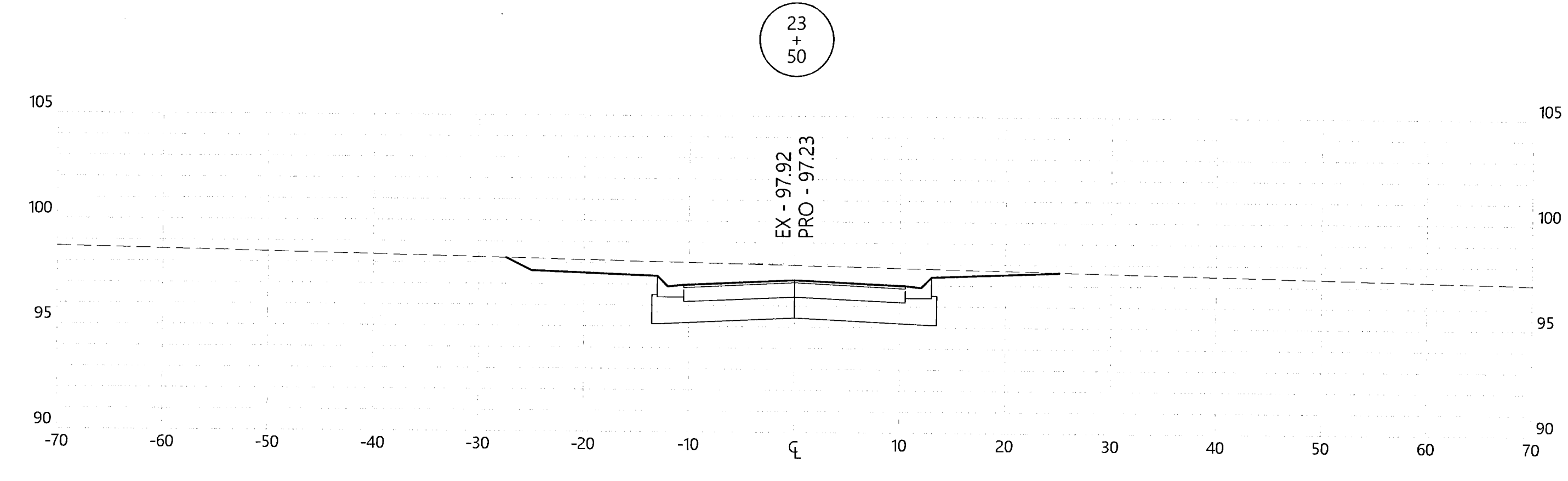
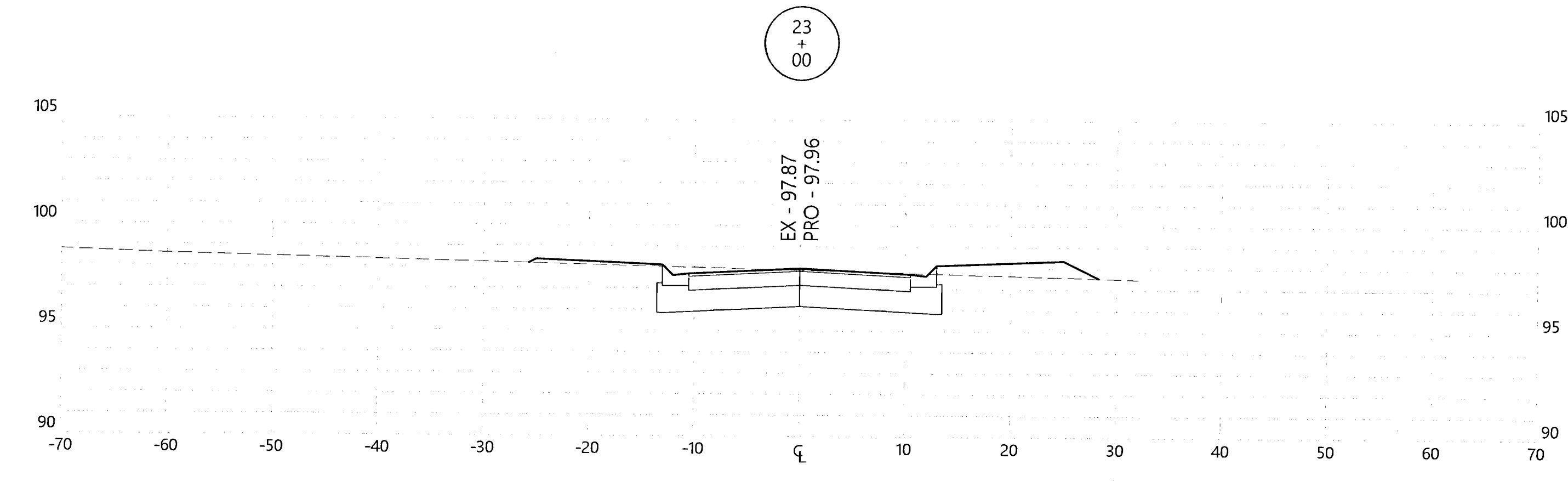
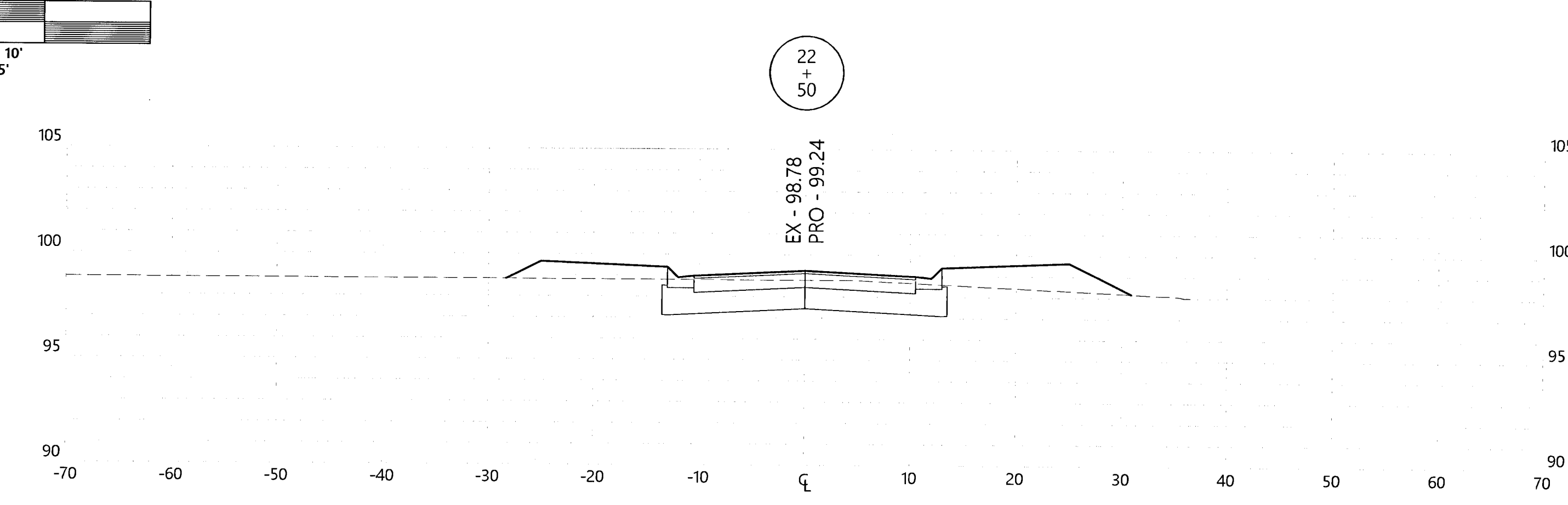
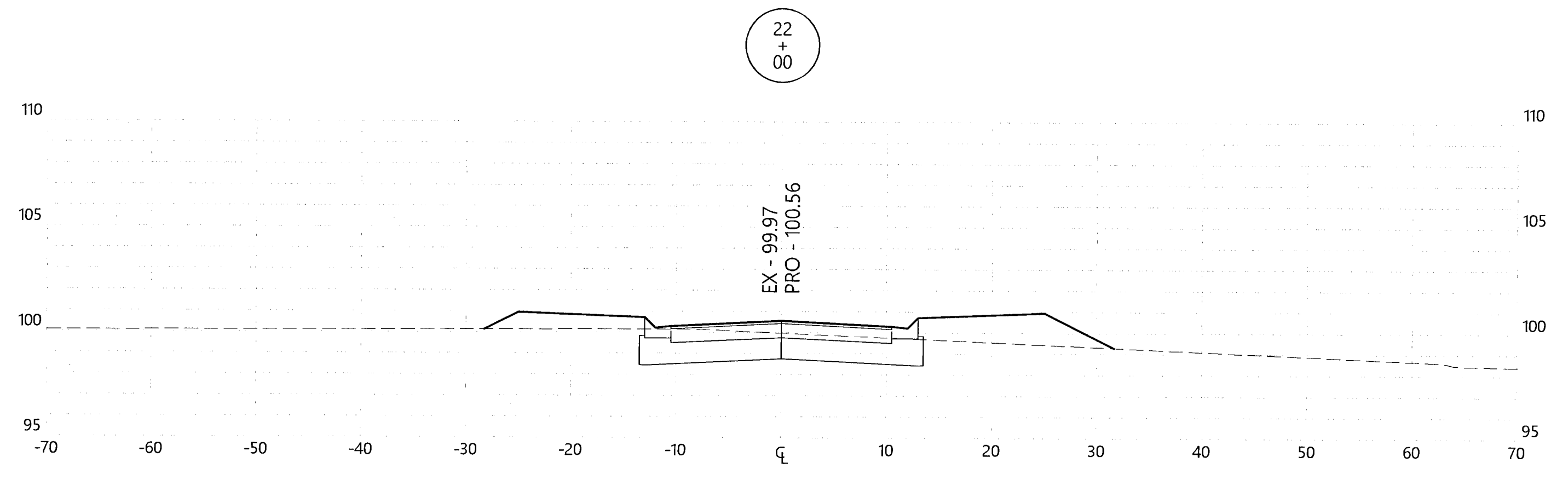
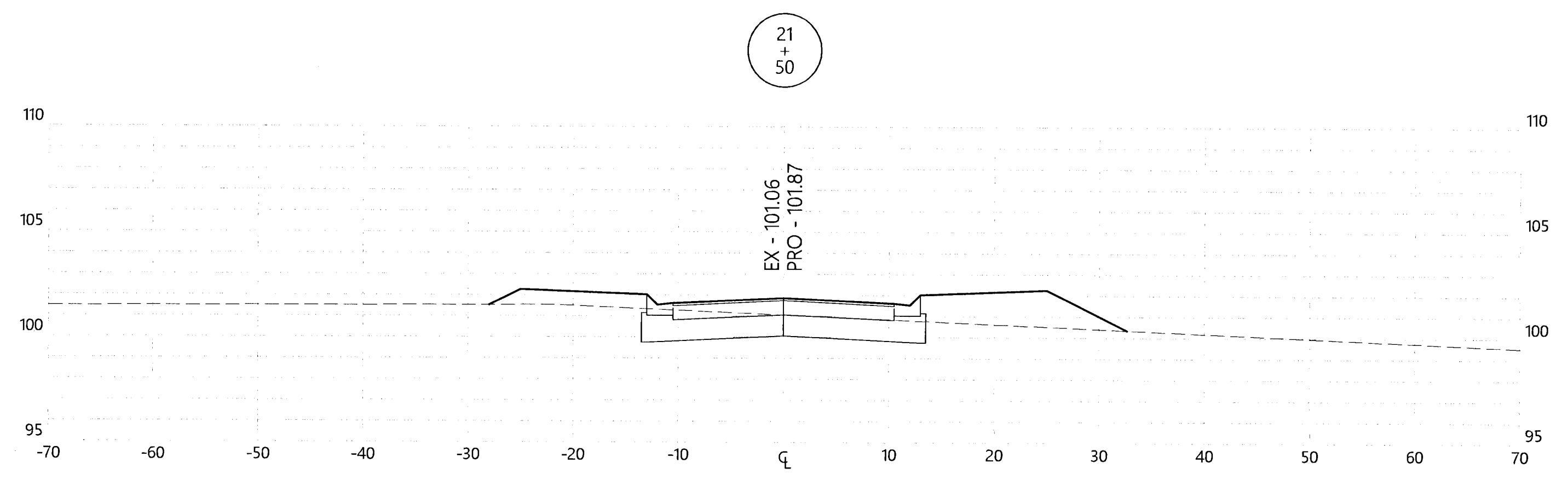
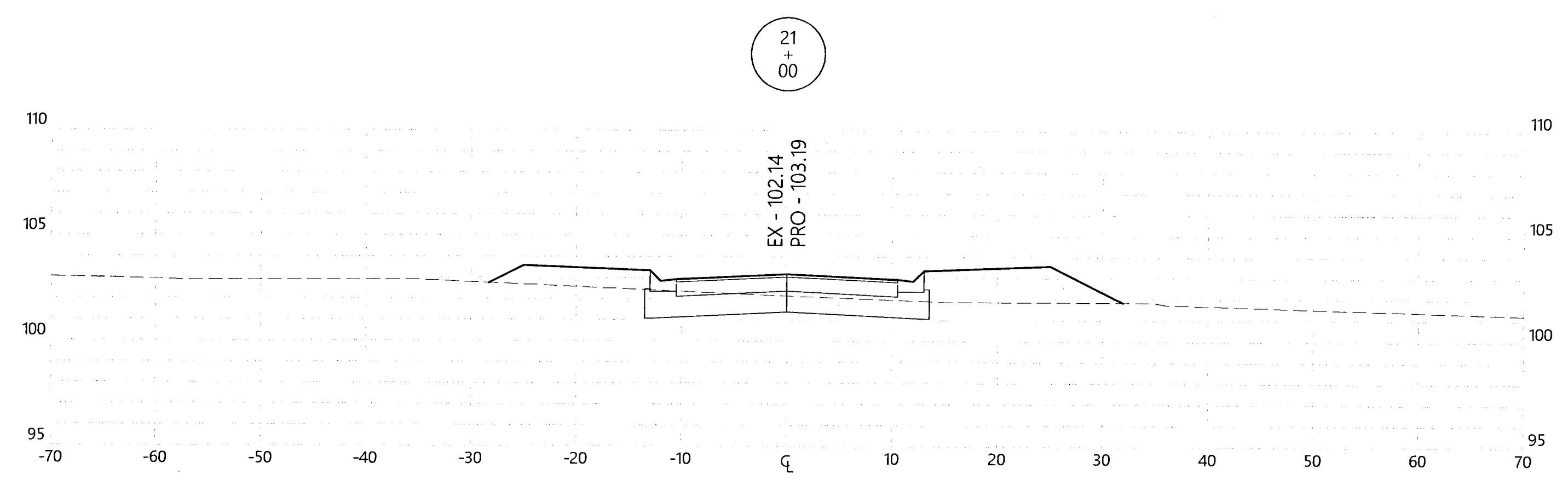
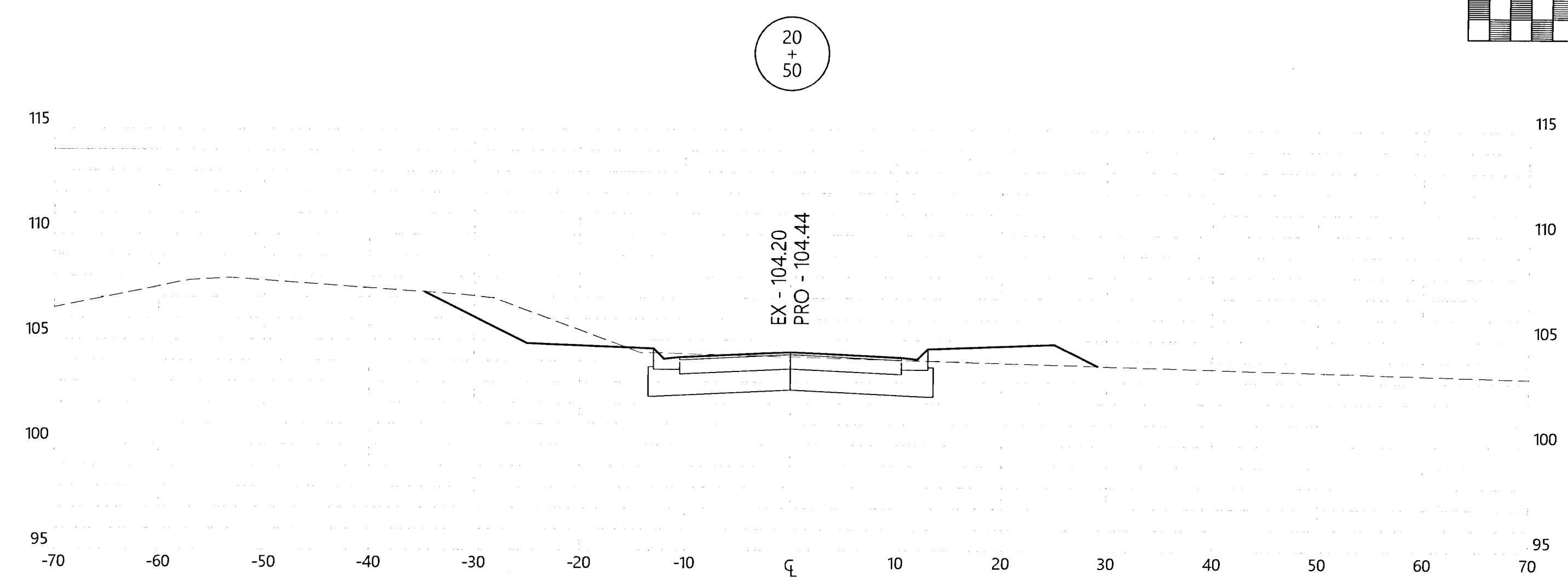
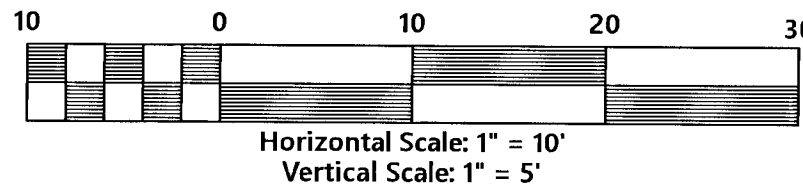
Paso Fino Dr.  
Cross-Sections

Job No: 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER

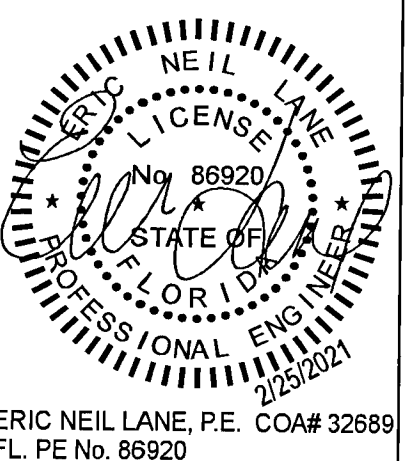
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| REVISIONS |     |
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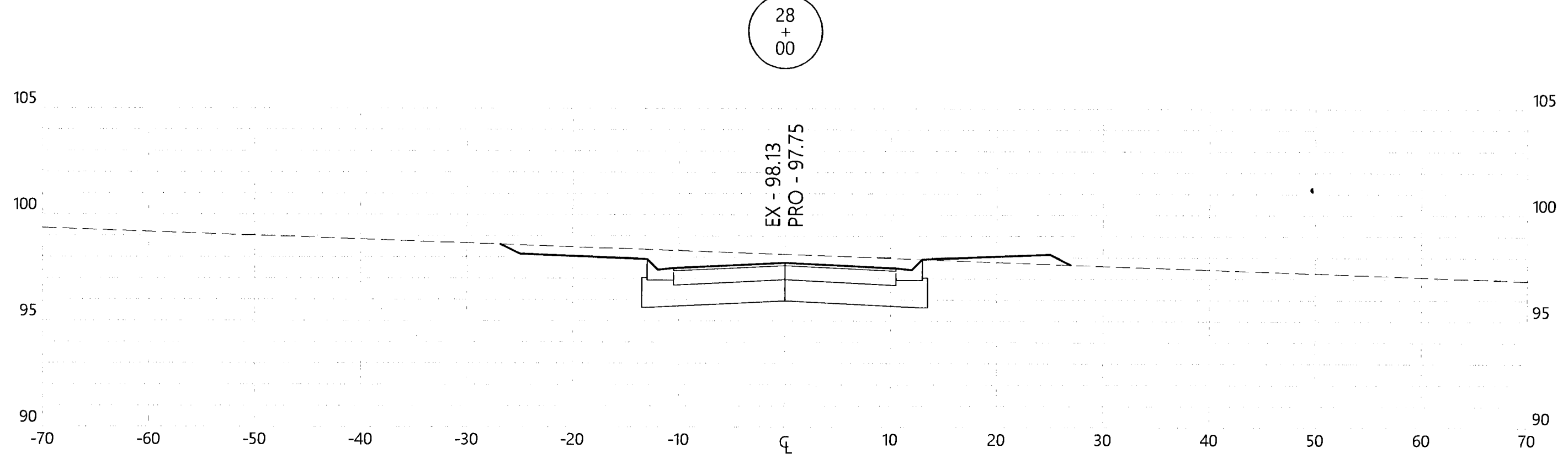
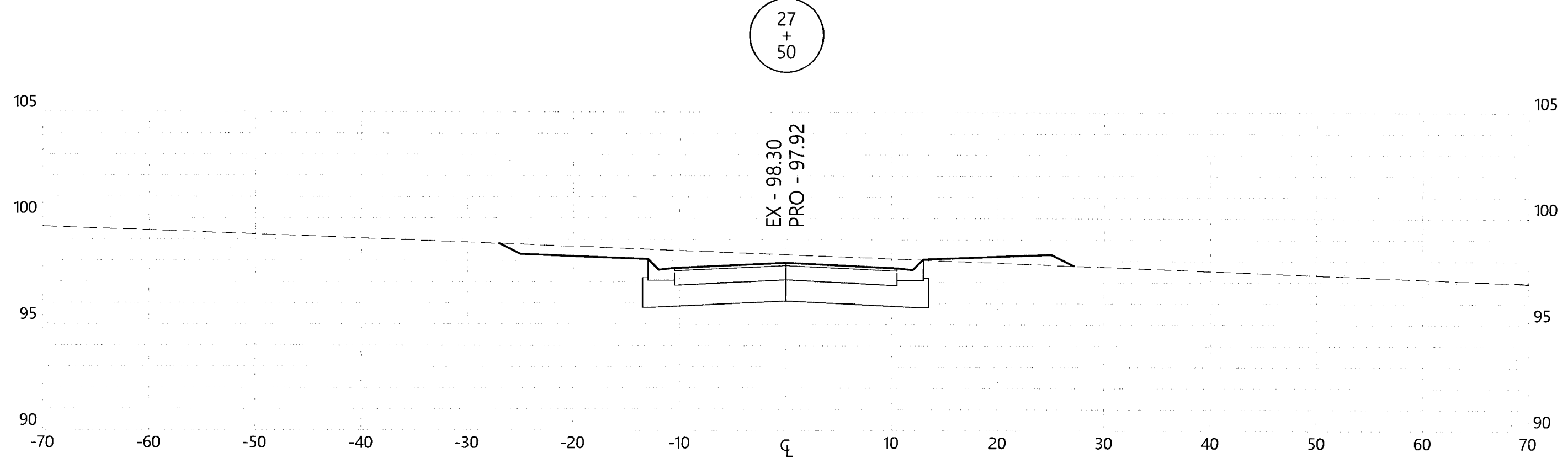
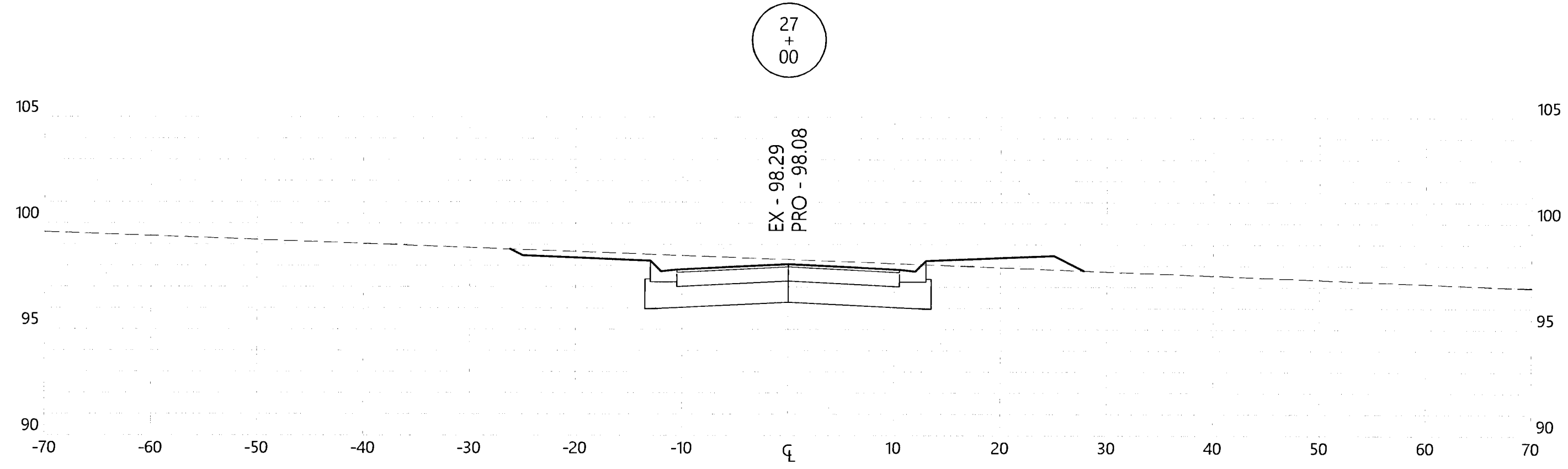
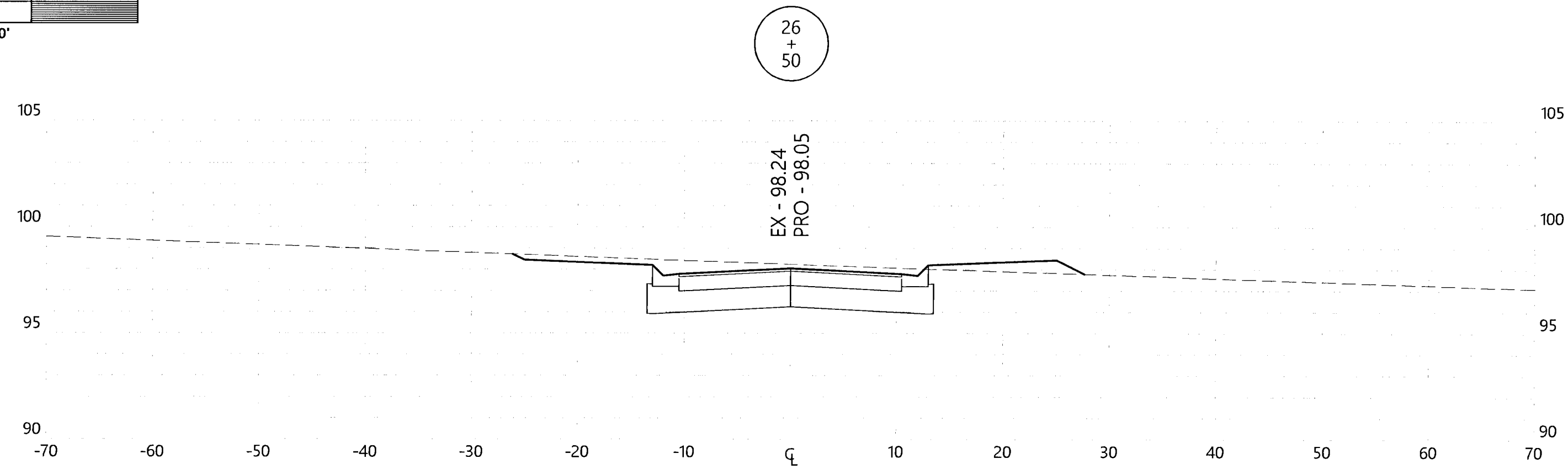
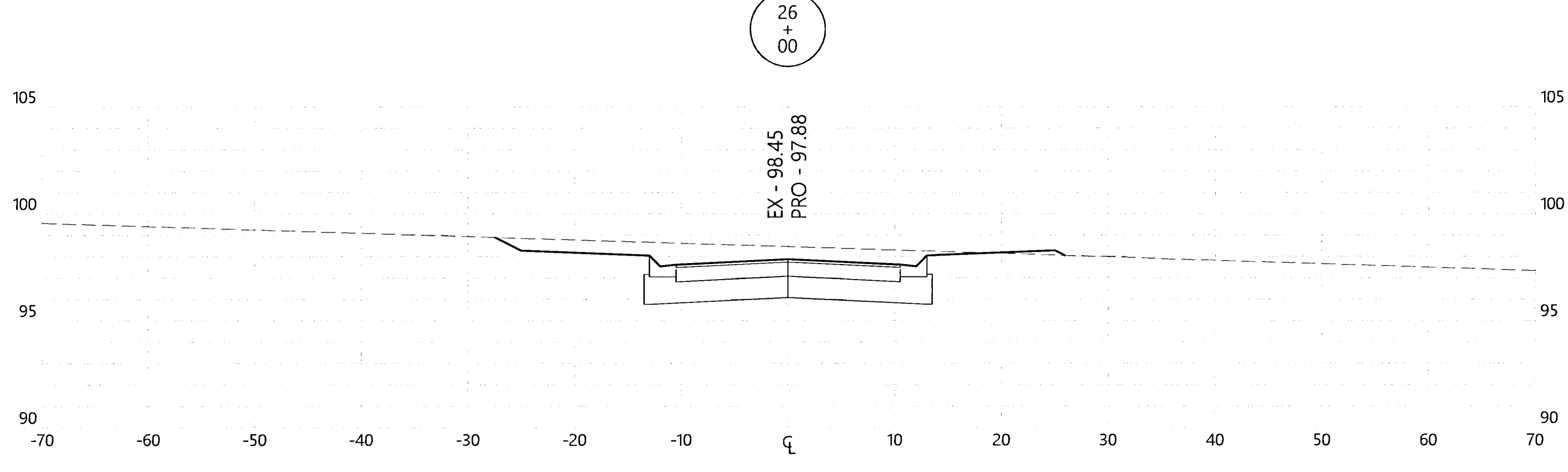
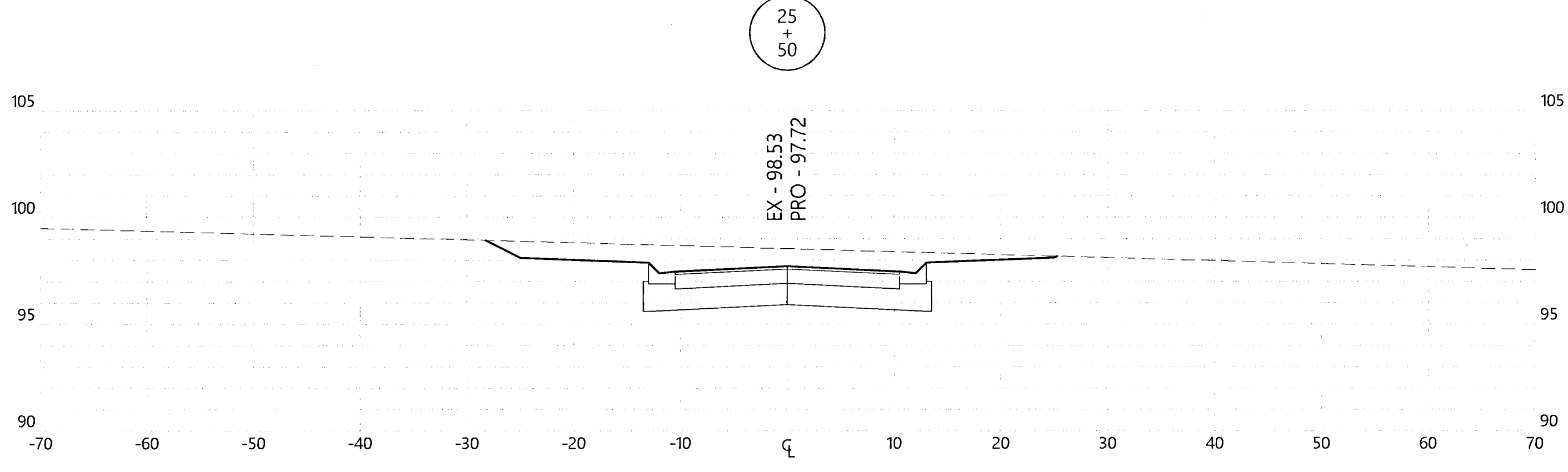
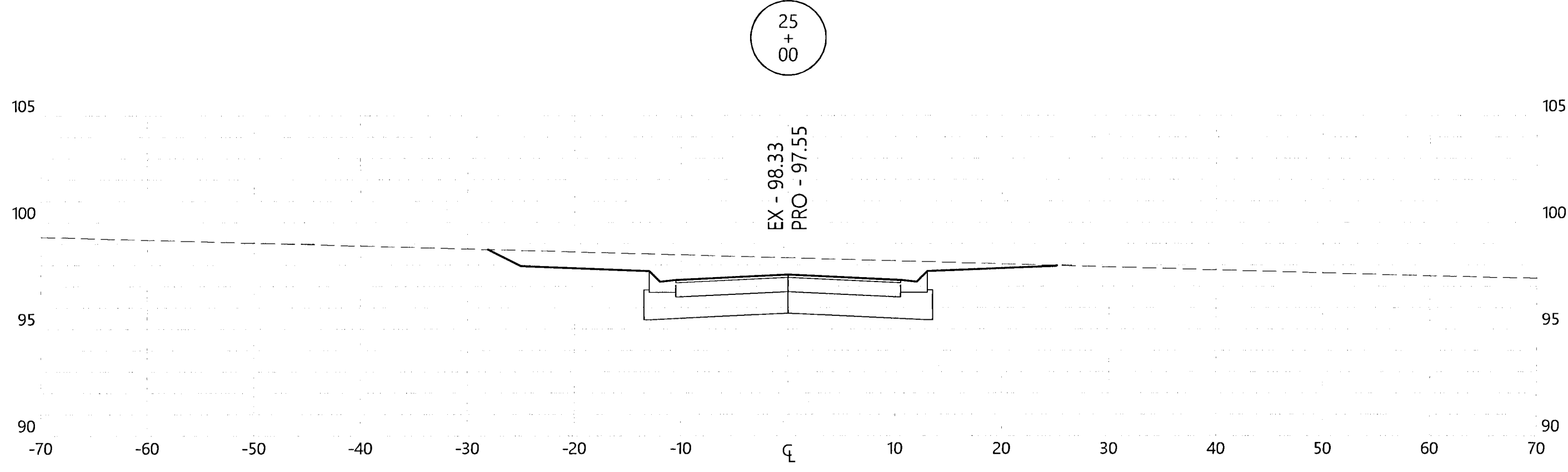
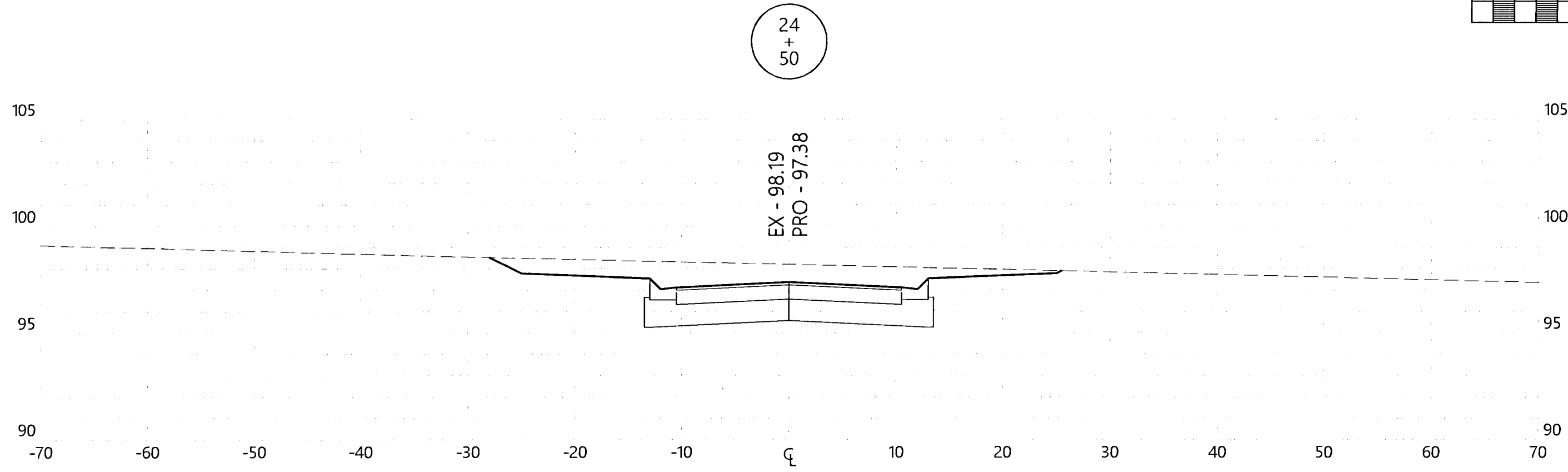
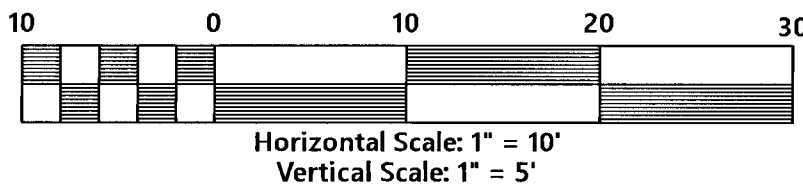
**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

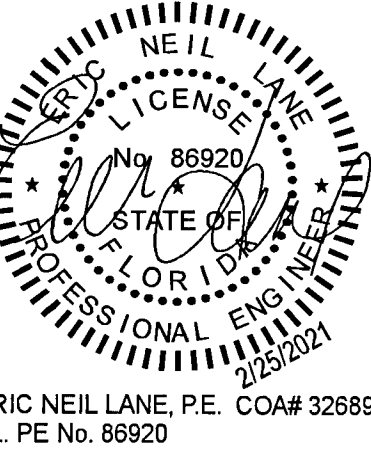
Paso Fino Dr.  
Cross-Sections  
Job No: 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

SHEET NUMBER  
**33**



REVISIONS

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ERIC NEILLANE, P.E. COA# 32689  
FL PE No. 86920

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

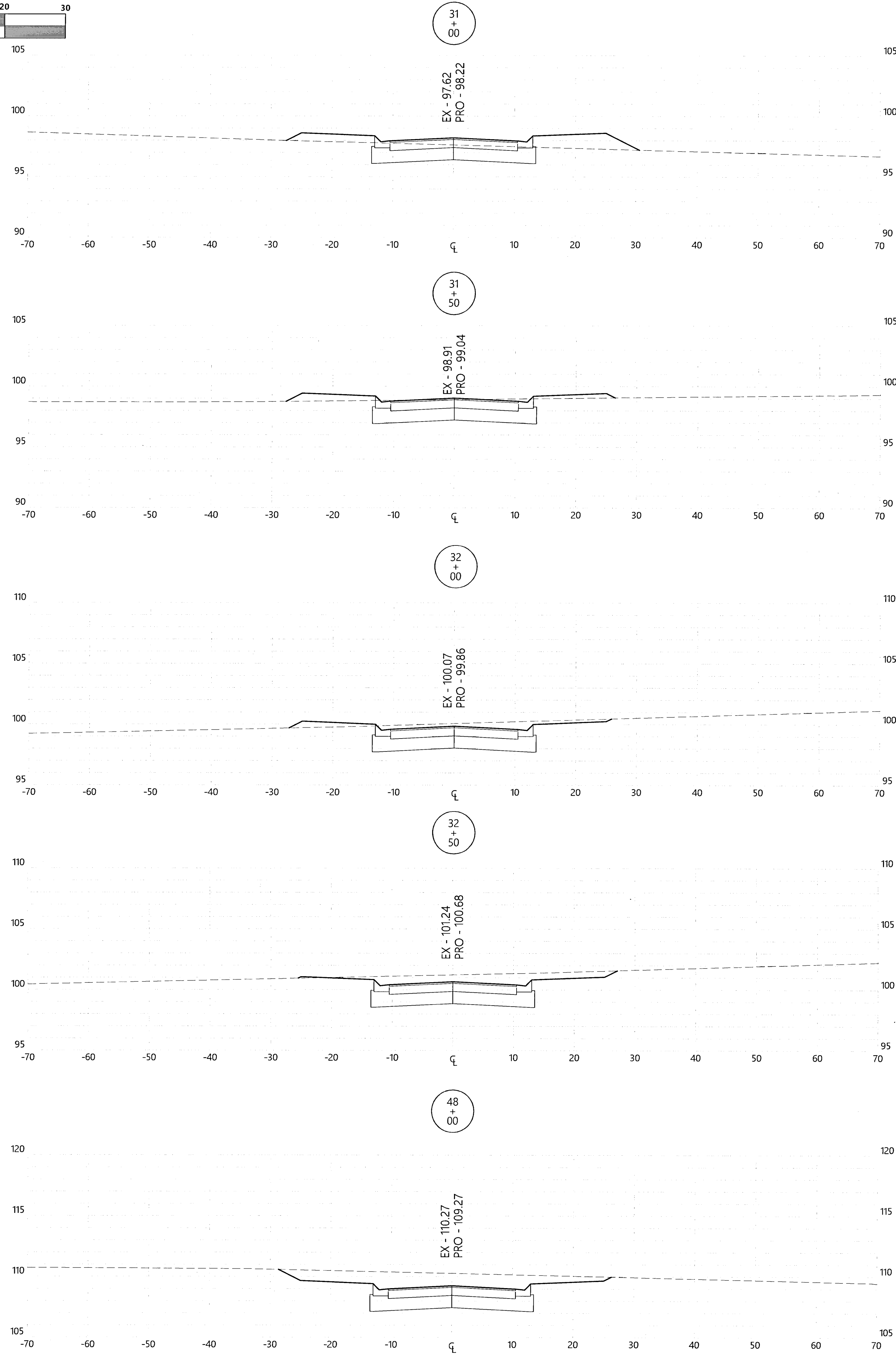
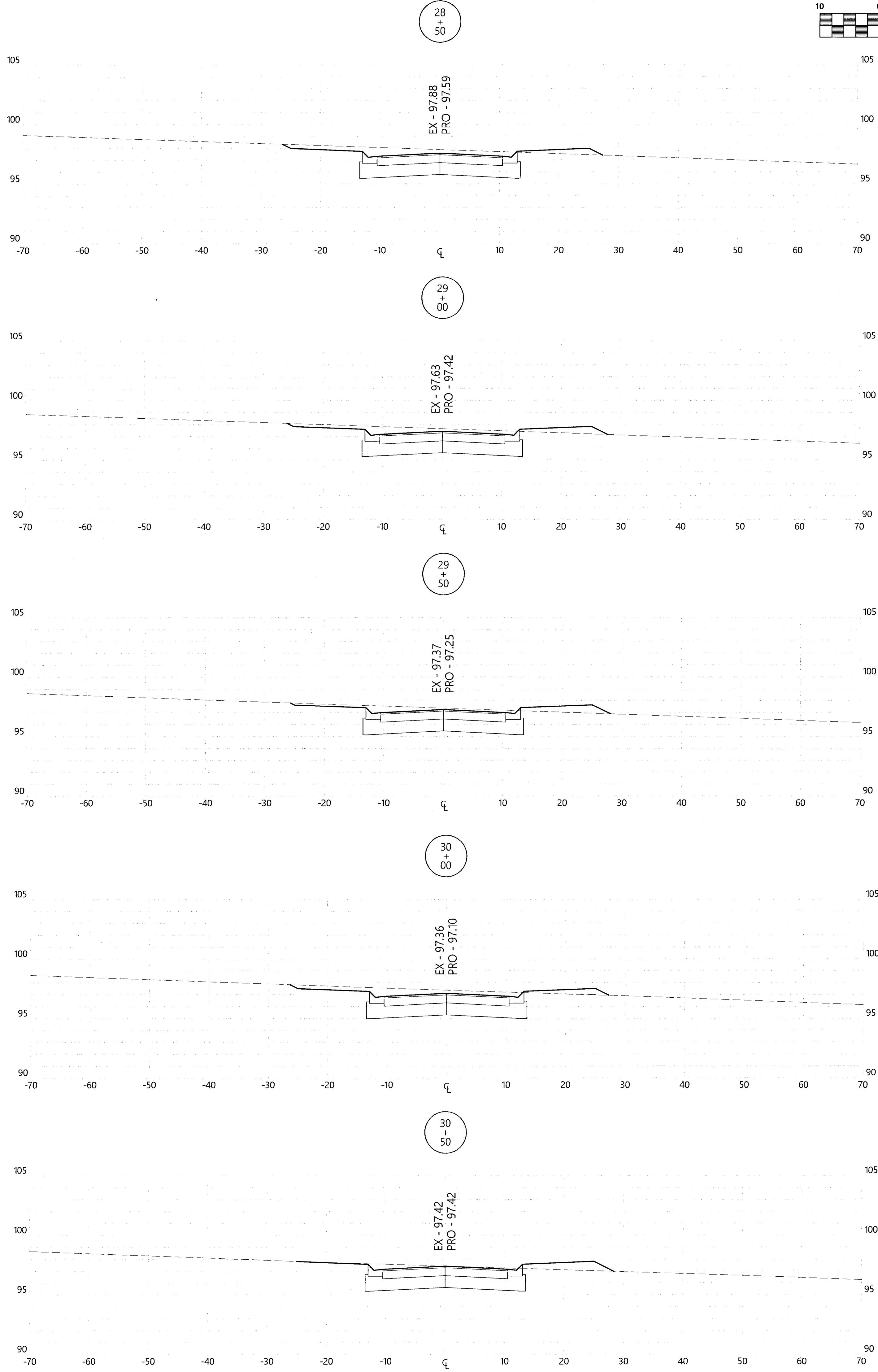
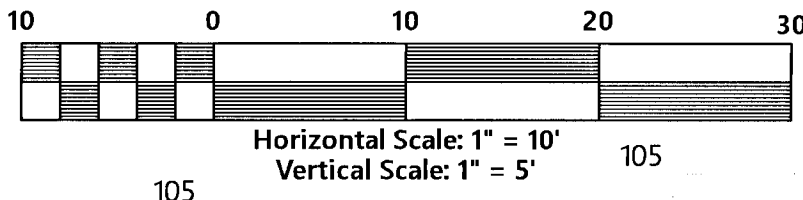
Paso Fino Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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REVISIONS

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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412

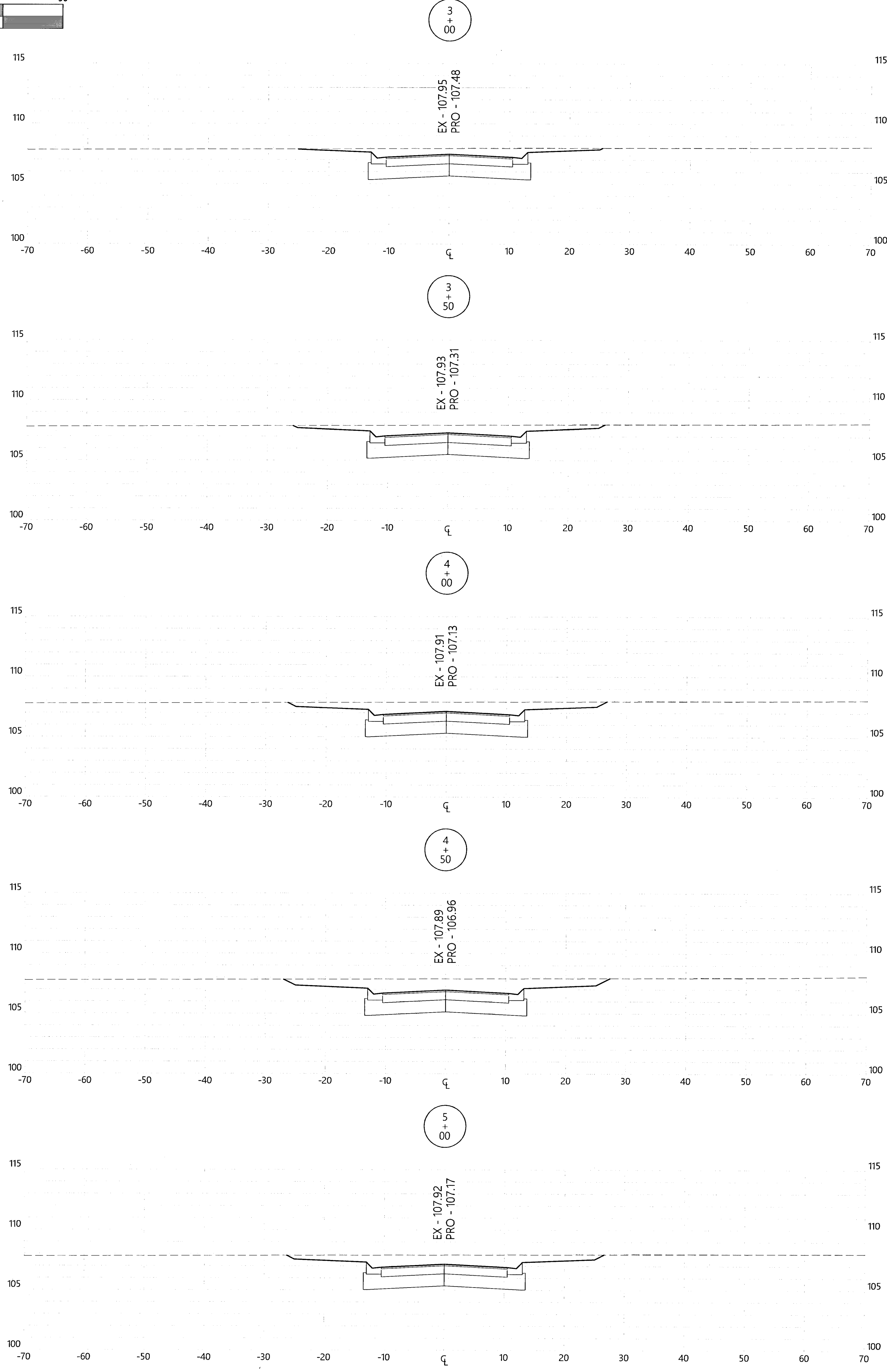
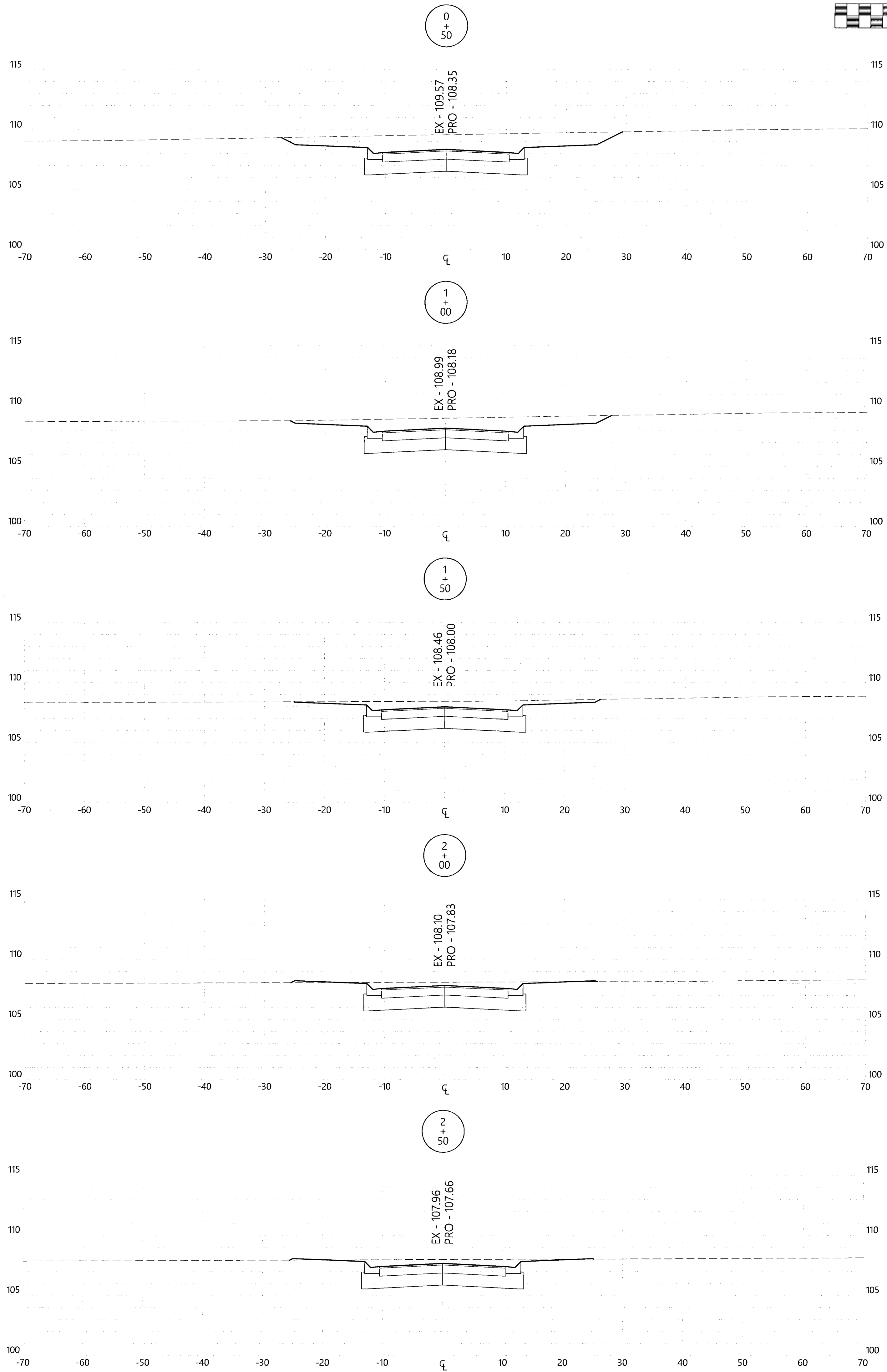
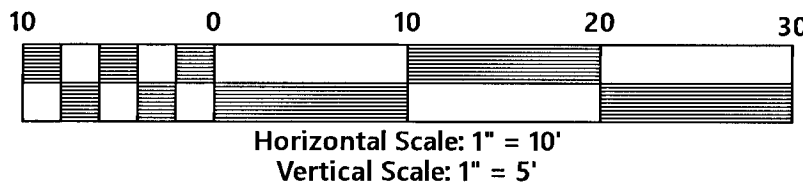
ERIC NEIL LANE, P.E.  
FL. PE No. 86920  
COA# 32689  
2/25/2021

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Paso Fino Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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**35**



REVISIONS

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CIVIL ENGINEERING, DEVELOPMENT DESIGN  
SURVEYING  
801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412

ERIC NEIL LANE, P.E. COA# 32689  
FL PE No. 86920

**Saddle Ridge Phase 1**  
Escambia County, FL  
PREPARED FOR: Brieland Homes Coastal, LLC

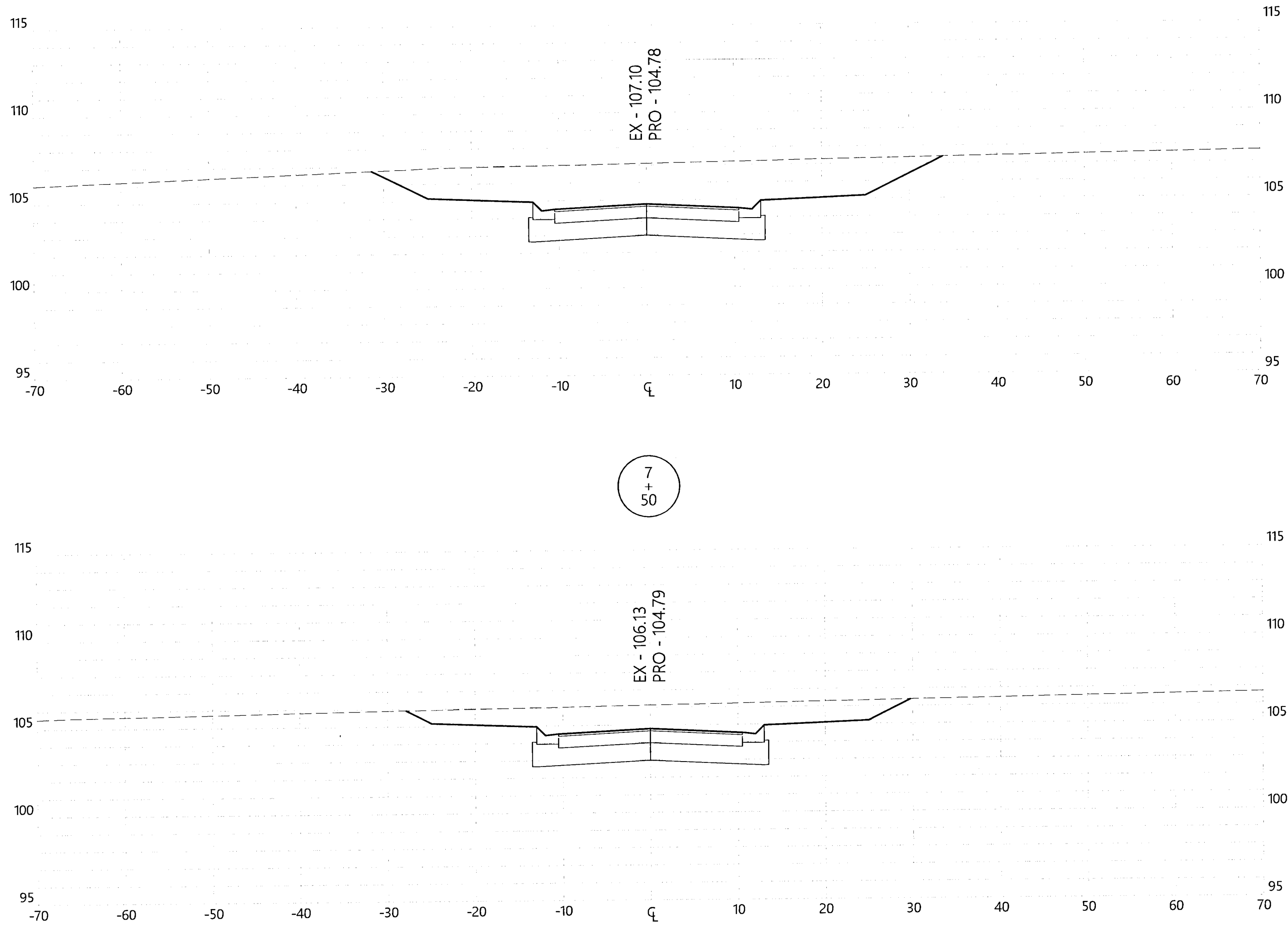
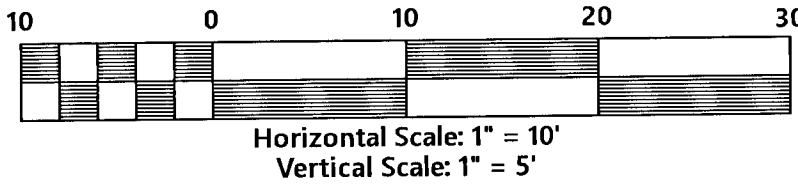
Friesian Dr.  
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Job No. 20-123P  
Date: 2/25/2021  
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Checked By: ENL

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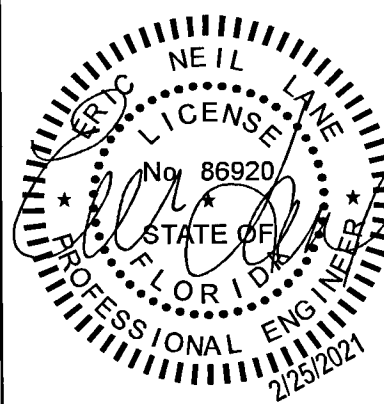


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**MULLINS, LLC**  
CIVIL ENGINEERING, DEVELOPMENT DESIGN, SURVEYING

801 W. Romana St., Suite A, Pensacola, FL 32502  
(850) 462-8412



ERIC NEIL LANE, P.E. CO# 32689  
FL PE No. 66920

Saddle Ridge Phase 1  
Escambia County, FL  
PREPARED FOR: Breland Homes Coastal, LLC

Percheron Dr.  
Cross-Sections

Job No. 20-123P  
Date: 2/25/2021  
Drawn By: CAB  
Checked By: ENL

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