

CIVIL CONSTRUCTION PLANS FOR:

# SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN

774 NORTH COUNTY HIGHWAY 393

SANTA ROSA BEACH, FLORIDA

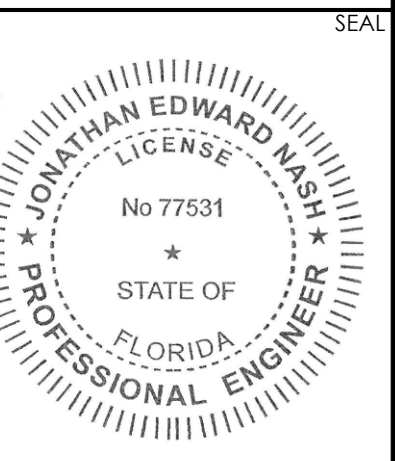
WALTON COUNTY, FLORIDA

JULY 5, 2023



PROJECT AERIAL  
NOT TO SCALE

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1394 Co. Hwy. 283 S. Bldg. #3 Santa Rosa Beach, FL 32459  
(850) 403-4555 www.oconnellengineers.com



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY: JONATHAN E. NASH, P.E.  
ON: JULY 5, 2023  
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CALL BEFORE YOU DIG

OWNER AND CONSULTANTS

OWNER(S):	SOUTH WALTON MOSQUITO CONTROL 774 NORTH COUNTY HIGHWAY 393 SANTA ROSA BEACH, FL 32459 PH: 850-267-2112
ARCHITECT:	DAG ARCHITECTS, INC. 1223 AIRPORT ROAD, #104 DESTIN, FL 32541 PH: 850-837-8152
CIVIL ENGINEERS:	O'CONNELL & ASSOCIATES CONSULTING ENGINEERS, LLC 1394 COUNTY HIGHWAY 283 SOUTH, BUILDING #3 SANTA ROSA BEACH, FL 32459 CONTACT: JON NASH, P.E. PH: 850-403-4555
STRUCTURAL ENGINEERS:	O'CONNELL & ASSOCIATES CONSULTING ENGINEERS, LLC 1394 COUNTY HIGHWAY 283 SOUTH, BUILDING #11 SANTA ROSA BEACH, FL 32459 CONTACT: JOSH BARKER, P.E. PH: 850-403-4555
LAND SURVEYOR:	GCT SURVEYING 121 HART STREET NICEVILLE, FLORIDA 32578 PH: 850-678-5141

UTILITY PROVIDERS

WATER, SEWER & RECLAIMED PROVIDER:	REGIONAL UTILITIES OF WALTON COUNTY 4432 US-98 SANTA ROSA BEACH, FL 32459 PH: 850-231-5114
POWER PROVIDER:	CHOCTAWHATCHEE ELECTRIC COOPERATIVE 3906 US-98 SANTA ROSA BEACH, FL 32459 PH: 850-892-2111
TV/CABLE PROVIDER:	MEDIACOM COMMUNICATIONS CORPORATION 176 COMMERCIAL PARKWAY SANTA ROSA BEACH, FL 32459 PH: 855-633-4226
GAS PROVIDER:	OKALOOSA GAS DISTRICT 364 VALPARAISO PARKWAY SANTA ROSA BEACH, FL 32459 PH: 850-729-4700



VICINITY MAP  
NOT TO SCALE

CONSTRUCTION ACTIVITY SCHEDULE

ANTICIPATED START DATE - OCTOBER 2023

ACTIVITY	MONTH 1	MONTH 2	MONTH 3	MONTH 4	MONTH 5	MONTH 6	MONTH 7	MONTH 8	MONTH 9	MONTH 10	MONTH 11	MONTH 12
INSTALL INITIAL STAGE EROSION CONTROL MEASURES												
DEMOLITION/CLEARING & GRUBBING												
ROUGH GRADING												
CONSTRUCT UTILITIES AND DRAINAGE SYSTEM												
FINE GRADING												
CONSTRUCT CURB & GUTTER												
PAVING (TO BINDER)												
ESTABLISH PERMANENT LANDSCAPING												
REMOVE EROSION CONTROL MEASURES AS PERMANENT VEGETATION IS ESTABLISHED												
OVERLAY AND RESTRIPIPING												
AS-BUILT CERTIFICATION												

SHEET INDEX

SHEET	SHEET TITLE
C1.0	COVER SHEET
C1.1	GENERAL NOTES (1 OF 2)
C1.2	GENERAL NOTES (2 OF 2)
C2.0	EXISTING CONDITIONS PLAN KEY MAP
C2.1	EXISTING CONDITIONS PLAN (1 OF 3)
C2.2	EXISTING CONDITIONS PLAN (2 OF 3)
C2.3	EXISTING CONDITIONS PLAN (3 OF 3)
C3.0	EROSION CONTROL & DEMOLITION PLAN KEY MAP
C3.1	EROSION CONTROL & DEMOLITION PLAN (1 OF 3)
C3.2	EROSION CONTROL & DEMOLITION PLAN (2 OF 3)
C3.3	EROSION CONTROL & DEMOLITION PLAN (3 OF 3)
C4.0	SITE PLAN KEY MAP
C4.1	SITE PLAN (1 OF 3)
C4.2	SITE PLAN (2 OF 3)
C4.3	SITE PLAN (3 OF 3)
C5.0	GRADING PLAN KEY MAP
C5.1	GRADING PLAN (1 OF 3)
C5.2	GRADING PLAN (2 OF 3)
C5.3	GRADING PLAN (3 OF 3)
C6.0	DRAINAGE PLAN KEY MAP
C6.1	DRAINAGE PLAN (1 OF 3)
C6.2	DRAINAGE PLAN (2 OF 3)
C6.3	DRAINAGE PLAN (3 OF 3)
C7.0	UTILITY PLAN KEY MAP
C7.1	UTILITY PLAN (1 OF 3)
C7.2	UTILITY PLAN (2 OF 3)
C7.3	UTILITY PLAN (3 OF 3)
C8.1	POND SECTIONS (1 OF 2)
C8.2	POND SECTIONS (2 OF 2)
C9.0	EROSION CONTROL DETAILS
C10.1	CONSTRUCTION DETAILS (1 OF 2)
C10.2	CONSTRUCTION DETAILS (2 OF 2)
C11.1	NON-CLOG LIFT STATION DETAILS - RU LS-1
C11.2	PRESSURE SEWER DETAILS - RU PS-1
C11.3	PRESSURE SEWER DETAILS - RU PS-2
C11.4	SANITARY SEWER DETAILS - RU S-1
C11.5	SANITARY SEWER DETAILS - RU S-2
C11.6	POTABLE WATER DETAILS - RU W-1
C11.7	POTABLE WATER DETAILS - RU W-2
C11.8	POTABLE WATER DETAILS - RU W-3

CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO  
CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

REV. #	DATE	DESCRIPTION	BY	DATE	ISSUE	FOR PERMIT ONLY	DATE	ISSUE	FOR PERMIT ONLY	DATE	ISSUE	FOR PERMIT ONLY

COVER SHEET

SHEET No:  
**C1.0**

**FOR PERMIT PURPOSES ONLY**

**GENERAL NOTES:**

- THE CONTRACTOR IS CAUTIONED TO VISIT THE SITE AND COMPLETELY FAMILIARIZE HIMSELF WITH THE PROJECT PRIOR TO SUBMITTING A BID. EXISTING CONDITIONS SHALL BE FIELD VERIFIED BY THE CONTRACTOR.
- WORK AREAS: THE CONTRACTOR SHALL RESTRICT HIS OPERATIONS TO OWNER'S PROPERTY UNLESS SPECIFIC AUTHORIZATION HAS BEEN OBTAINED BY THE CONTRACTOR, IN WRITING, FROM PROPERTY OWNERS FOR THE USE OF PRIVATE LAND.
- PROTECTION OF PUBLIC WATER SUPPLY: THE WORK REQUIRES CONTRACTOR OPERATIONS UPON AN OPERATING PUBLIC WATER SYSTEM. TAKE EXTREME CARE TO AVOID UNNECESSARY INTERFERENCE WITH THESE FACILITIES OR CONTAMINATION OF THE WATER SYSTEM. COORDINATE ACTIVITIES WITH OWNER'S PERSONNEL TO AVOID SERVICE INTERRUPTION. SHOULD INTERFERENCE WITH THE UTILITIES OCCUR AS A RESULT OF THE CONTRACTOR'S OPERATIONS, DEVOTE FULL EFFORTS TO CORRECTING THE PROBLEM WITHOUT DELAY.
- OWNER OCCUPANCY: THE OWNER RESERVES THE RIGHT TO OCCUPY PARTIALLY COMPLETED PARTS OF THE WORK PRIOR TO SUBSTANTIAL COMPLETION. PROVIDED THAT SUCH OCCUPANCY DOES NOT INTERFERE WITH COMPLETION OF WORK. SUCH PARTIAL OCCUPANCY SHALL NOT CONSTITUTE ACCEPTANCE OF THE WORK OR ANY PART OF THE WORK.
- COORDINATION: THE WORK OF THIS CONTRACT INCLUDES COORDINATION OF THE WORK WITH THE WORK OF OTHER CONTRACTORS, PUBLIC UTILITIES, AND THE OWNER, FROM BEGINNING OF CONSTRUCTION ACTIVITY THROUGH PROJECT CLOSE-OUT AND WARRANTY PERIODS.
- CHANGES IN THE WORK: THE OWNER RESERVES THE RIGHT TO CHANGE PLANNED LOCATIONS OF THE WORK DURING CONSTRUCTION TO AVOID INTERFERENCES OR OBSTRUCTIONS. FIELD CHANGES OF PLANNED LOCATIONS SHALL BE MADE ONLY WHEN DIRECTED BY THE OWNER'S REPRESENTATIVE.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF EXISTING UTILITIES AND TO DETERMINE IF OTHER UTILITIES WILL BE ENCOUNTERED DURING THE COURSE OF THE WORK. THE CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY SERVICE PROVIDER(S) OF ALL UTILITY CONFLICTS AND REQUEST DIRECTION AS TO HOW THE CONFLICTS WILL BE RESOLVED.
- THE CONTRACTOR SHALL NOTIFY ALL UTILITY OWNERS 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.
- CONTRACTORS SHALL MAINTAIN PUBLIC ACCESS ALONG ALL PUBLIC RIGHT-OF-WAYS.
- NO PARKING OR UNLOADING OF MATERIALS SHALL OCCUR WITHIN PUBLIC RIGHT-OF-WAY.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO STRUCTURES WITHIN THE PUBLIC RIGHT-OF-WAY AND SHALL REPAIR ANY DAMAGE CAUSED BY THE CONSTRUCTION ACTIVITIES TO THE PUBLIC RIGHT-OF-WAY AT THE CONTRACTOR'S EXPENSE.
- CONTRACTOR SHALL RESTORE ALL DISTURBED RIGHTS-OF-WAY TO A CONDITION EQUAL TO OR BETTER THAN ITS PREVIOUS CONDITION. DISTURBED AREAS ARE TO BE SEEDED AND MULCHED UNLESS NOTED OTHERWISE. DITCH/SWALE SIDE SLOPES STEEPER THAN 1 UNIT VERTICAL TO 3 UNITS HORIZONTAL ARE TO BE SODDED AND THE SOD IS TO BE PINNED. STABILIZATION IS TO BE PERFORMED IMMEDIATELY FOLLOWING FORCE MAIN CONSTRUCTION. RIGHT-OF-WAY RESTORATION MUST NOT LAG CONSTRUCTION BY MORE THAN 14 DAYS.
- THE CONTRACTOR SHALL PLACE AND MAINTAIN ADEQUATE BARRICADES, CONSTRUCTION SIGNS, FLASHING LIGHTS AND GUARDS PER F.D.O.T. INDEX NUMBERS 611 AND 612 DURING PROGRESS OF CONSTRUCTION WORK AND UNTIL IT IS SAFE FOR BOTH PEDESTRIAN AND VEHICULAR TRAFFIC.
- THE CONTRACTOR SHALL PROVIDE EROSION CONTROL PER F.D.O.T. INDEX 102 TO PREVENT EROSION RESULTING FROM INCREASED RUNOFF DURING CONSTRUCTION.
- DESIGNATION "RESTORE" ON PLANS MEANS RECONSTRUCT WITH LIKE MATERIALS EQUAL TO OR BETTER THAN EXISTING CONDITIONS, AND INCLUDES SEEDING AND MULCHING OR SODDING.
- CONTRACTOR SHALL PROVIDE PRIVATE GARBAGE AND WASTE REMOVAL SERVICE FOR CONSTRUCTION WASTE.

**GENERAL TESTING NOTES:**

- TESTING SHALL BE IN ACCORDANCE WITH THE TESTING SCHEDULE CONTAINED WITHIN THESE PLANS. SELECTION AND CONTRACTING WITH THE TESTING FIRMS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE AND SCHEDULE ALL TESTS.
- COPIES OF THE TEST FOR ASPHALT, BASE, SUBGRADE, FILL, AND BACKFILL UNDER ROADWAYS AND STRUCTURES, AND UTILITY TRENCHES SHALL BE PROVIDED DIRECTLY TO THE ENGINEER FOR APPROVAL. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE TESTING AND INSURE THAT ALL APPLICABLE TESTS HAVE BEEN PERFORMED. FAILURE TO OBTAIN TEST RESULTS AT ANY POINT OF CONSTRUCTION WILL REQUIRE THE REMOVAL OF THE IMPROVEMENT AND REPLACEMENT BY CONTRACTOR, AT NO ADDITIONAL COST TO THE OWNER. IT SHOULD BE NOTED THAT THE APPLICABLE LOCAL GOVERNMENT MAY REQUIRE COMPACTION TESTING IN ACCORDANCE WITH THE TESTING SCHEDULE FOR UTILITY TRENCH FILL AND BACKFILL OR ACCORDING TO THE LOCAL GOVERNMENTAL STANDARDS, WHICHEVER IS MORE STRINGENT.

**TESTING SCHEDULE:**

ITEM	TEST	TEST IDENTIFICATION	TEST REQUIREMENT	TEST FREQUENCY
UTILITY TRENCH FILL & BACKFILL	MAXIMUM DENSITY/OPTIMUM MOISTURE	AASHTO T-180 ASTM D-1557	N/A	PER SOIL TYPE
	FIELD DENSITY	AASHTO T-191, T-204 ASTM D-1556, D-2937	95% OF MAXIMUM DENSITY	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST, ALTERNATING LIFTS (12')
	GRADATION	AASHTO M-92	(15% PASSING NO. 200)	ONE PER SOIL TYPE
FILL & BACKFILL UNDER ROADWAYS AND STRUCTURES	MAXIMUM DENSITY/OPTIMUM MOISTURE	AASHTO T-180 ASTM D-1557	N/A	PER SOIL TYPE
	FIELD DENSITY	AASHTO T-191, T-204, T-238 ASTM D-1556, D-2937, D-2922	98% OF MAXIMUM DENSITY	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST, ALTERNATING LIFTS (12')
	GRADATION	AASHTO M-92	(15% PASSING NO. 200)	ONE PER SOIL TYPE
SUBGRADE	BEARING VALUES	LBR-FDOT	40 (MIN.)	ONE PER SITE OR AT MATERIAL CHANGES
	MAXIMUM DENSITY/OPTIMUM MOISTURE	AASHTO T-180 ASTM D-1557	N/A	PER SOIL TYPE
	FIELD DENSITY & THICKNESS	AASHTO T-191, T-204 ASTM D-1556, D-2937	98% OF MAXIMUM DENSITY	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST
BASE (SAND-ASPHALT)	MARSHALL STABILITY TESTS	FDOT FM 5-511	500 LBS. (MIN.)	ONE PER SOURCE OR AS MATERIAL CHANGES
	FIELD DENSITY & THICKNESS	ASTM D-1559	95% OF LAB DENSITY AS DETERMINED BY MARSHALL METHOD	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST
BASE (SAND-CLAY)	BEARING VALUES	LBR-FDOT	70 (MIN.)	ONE PER SITE OR AT MATERIAL CHANGES
	MAXIMUM DENSITY/OPTIMUM MOISTURE	AASHTO T-180 ASTM D-1557	N/A	PER SOIL TYPE
	FIELD DENSITY & THICKNESS	AASHTO T-191, T-204 ASTM D-1556, D-2937	98% OF MAXIMUM DENSITY	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST
ASPHALT	MATERIALS QUALITY BITUMEN CONTENT & GRADATION	AASHTO T-164, 5-30 ASTM D-2172	ASTM D-1559	F.D.O.T. SPEC. 330, 331, 916 ONE PER DAY FOR GRADUATION
	FIELD DENSITY & THICKNESS	ASTM D-2950	95% OF LAB DENSITY	ONE PER 500 LF HORIZONTAL OR ONE PER 750 SY WITH A MINIMUM OF 3 TEST
	AGGREGATE CERTIFICATION MARSHALL STABILITY TESTS	N/A	F.D.O.T. SPEC. 901, 902	ONE PER SUPPLIER
CONCRETE (MISC. SITE WORK)	SLUMP TEST	AASHTO T-119 ASTM C-143	2" TO 3"	AS REQUIRED BY SOILS ENGINEER OR ONE PER SET OF CYLINDERS
	COMPRESSIVE STRENGTH	AASHTO T-23 ASTM C-31	3000 PSI	ONE SET OF 3 CYLINDERS PER 50 CY PER DAY
	AIR CONTENT	AASHTO T-199	3% TO 6%	ONE PER SET OF CYLINDERS

NOTE: CONCRETE FOR SITE WORK INCLUDES BUT IS NOT LIMITED TO CURB, CURB & GUTTER, SIDEWALKS, ETC., EXCEPT CONCRETE PAVEMENT.

**REFERENCE SOURCES:**

AASHTO	AMERICAN ASSOCIATION OF HIGHWAY TRANSPORTATION OFFICIALS
ANSI	AMERICAN NATIONAL STANDARDS INSTITUTE
ASTM	AMERICAN SOCIETY OF TESTING MATERIALS
FDOT	FLORIDA DEPARTMENT OF TRANSPORTATION
FDEP	FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION

**STORMWATER SYSTEM MAINTENANCE NOTES:**

- CONTRACTOR SHALL STAGE AND TIME CONSTRUCTION TO MINIMIZE THE SIZE OF EXPOSED SOIL AREAS AND THE TIME BETWEEN EXPOSING THE SOIL AREA AND FINISHING THE SOIL AREA.
- IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR PERFORMING A TASK TO PROVIDE EROSION CONTROL UNLESS ANOTHER PARTY HAS BEEN PREVIOUSLY SPECIFIED AS RESPONSIBLE FOR THE EROSION CONTROL ASSOCIATED WITH THAT TASK. IN THE EVENT ANOTHER PARTY IS RESPONSIBLE FOR EROSION CONTROL, THE CONTRACTOR SHALL STILL BE RESPONSIBLE FOR COORDINATION WITH THE PARTY RESPONSIBLE. IN THE EVENT THAT DAMAGE TO THE CONSTRUCTED ITEM IS A RESULT DUE TO LACK OF EROSION CONTROL, THE CONTRACTOR SHALL REPAIR OR REPLACE THE ITEM AT NO CHARGE TO THE OWNER.
- THE CONTRACTOR IS TO PROVIDE EROSION CONTROL/ SEDIMENTATION BARRIER (SILT FENCE, TURBIDITY BARRIER, OR AS SPECIFIED IN THE CONSTRUCTION DRAWINGS) TO PREVENT SILTATION OF ADJACENT PROPERTY, STREETS, STORM SEWERS, WATERWAYS, AND WETLAND OR JURISDICTIONAL AREAS. IF, IN THE OPINION OF THE ENGINEER, AND/OR REGULATORY AUTHORITIES, EXCESSIVE QUANTITIES OF MATERIAL ARE TRANSPORTED OFF-SITE BY EROSION OR STORMWATER RUNOFF, THE CONTRACTOR SHALL IMPROVE CONDITIONS TO THE SATISFACTION OF THE ENGINEER AND/OR AUTHORITIES AT NO ADDITIONAL COST TO THE OWNER. IN NO CASE SHALL CONSTRUCTION COMMENCE PRIOR TO INSTALLATION OF EROSION CONTROL/SEDIMENTATION BARRIER.
- CONTRACTOR SHALL PLACE STRAW, MULCH, OR OTHER SUITABLE MATERIAL ON GROUND IN AREAS WHERE CONSTRUCTION-RELATED TRAFFIC IS TO ENTER AND EXIT SITE.
- IF WIND EROSION BECOMES SIGNIFICANT DURING CONSTRUCTION, THE CONTRACTOR SHALL STABILIZE THE AREA USING SPRINKLING IRRIGATION OR OTHER ACCEPTABLE METHODS.

**STORMWATER POLLUTION PREVENTION PLAN:**

- SITE DESCRIPTION:**
  - CONSTRUCTION ACTIVITY:** GRADING AND INFRASTRUCTURE WORK FOR 11,986 SF (+) OF OFFICE SPACE AND ASSOCIATED PARKING, FUTURE FLEET HOUSING AND MAINTENANCE, AND MISCELLANEOUS INFRASTRUCTURE IMPROVEMENTS. ±8.144 ACRES AS SHOWN ON SHEET C3.0-EROSION CONTROL AND DEMOLITION PLAN KEY MAP.
  - PROJECT LIMITS:** GRADING, EXCAVATING POND AND UTILITY/DRAINAGE INSTALLATION.
  - MAJOR SOIL DISTURBING ACTIVITIES:** PARCEL 26-2S-22-33200-000-0600 AS SHOWN ON SHEET C2.0-EXISTING CONDITIONS PLAN KEY MAP.
  - PROJECT AREA:** PARCEL 26-2S-22-33200-000-0600 AS SHOWN ON SHEET C2.0-EXISTING CONDITIONS PLAN KEY MAP.
  - E.1. RUNOFF COEFFICIENTS BEFORE, DURING, AND AFTER CONSTRUCTION:**

BEFORE:	78	DURING:	AFTER:	89
E.2. DESCRIPTION OF SOIL OR QUALITY OF DISCHARGE: <u>SITE CONSISTS OF RUTLEGE FINE SAND (HSG B/D), HURRICANE SAND (HSG C), AND PICKNEY SAND (HSG D) WHICH EXHIBITS HIGH RUNOFF DURING MAJOR STORM EVENTS.</u>				
E.3. ESTIMATES OF SIZE OF DRAINAGE AREA FOR EACH OUTFALL: <u>0.738 ACRES (+) TO PROPOSED POND 1, 0.319 ACRES (+) DIRECT TO MOSQUITO CONTROL DITCH, AND 0.343 ACRES (+) OF NATURAL DRAINAGE TO AN OFFSITE WETLAND.</u>				
  - NAME OF RECEIVING WATERS:** EXISTING MOSQUITO CONTROL DITCH THAT ULTIMATELY DISCHARGES TO A TRIBUTARY OF CHOCTAWHATCHEE BAY KNOWN AS HOGTOWN BAYOU.
  - WETLAND AREA:** N/A
- CONTROLS:**

NARRATIVE - SEQUENCE OF SOIL DISTURBING ACTIVITIES AND IMPLEMENTATION OF CONTROLS THE SOIL DISTURBING ACTIVITIES FOR THIS PROJECT ARE AS FOLLOWS:

<b>A. EROSION AND SEDIMENT CONTROLS:</b>	<b>ONLY UPON PROPER PLACEMENT OF ALL EROSION CONTROLS CAN SOIL DISTURBING ACTIVITIES TAKE PLACE. HAY BALES AND SILT FENCE WILL BE USED LATERALLY AT SPECIFIED INTERVALS. HAY BALES SHALL BE USED TO PREVENT SEDIMENTATION FROM ESCAPING PROJECT LIMITS.</b>
<b>A.1. STABILIZATION PRACTICES:</b>	
TEMPORARY SODDING	TEMPORARY GRASSING
PERMANENT PLANTING, SODDING, OR SEEDING	TEMPORARY MULCHING
ARTIFICIAL COVERING	BUFFER ZONES
PRESERVATION OF NATURAL RESOURCES	
<b>A.2. STRUCTURAL PRACTICES:</b>	
SAND BAGGING	SILT FENCES
HAY BALES	BERMS
DIVERSION, INTERCEPTOR, OR PERIMETER DITCHES	PIPE SLOPE DRAINS
FLUMES	ROCK BEDDING AT CONSTRUCTION EXIT
TIMBER BEDDING AT CONSTRUCTION EXIT	DITCH LINER
SEDIMENT TRAPS	SEDIMENT BASINS
STORM INLET SEDIMENT TRAP (ROCK BAGS)	STONE OUTLET STRUCTURES
CURBS AND GUTTERS	STORM SEWERS
VELOCITY CONTROL DEVICES	TURBIDITY BARRIER
RIP RAP	
<b>B. DESCRIPTION OF STORMWATER MANAGEMENT:</b>	<b>N/A</b>
<b>C. OTHER CONTROLS:</b>	
<b>C.1. WASTE DISPOSAL:</b>	<b><u>NO CONSTRUCTION WASTE MATERIAL WILL BE BURIED ON SITE LOADED HAUL TRUCKS TO BE COVERED WITH TARPAULIN EXCESS DIRT ON ROAD REMOVED DAILY STABILIZED CONSTRUCTION ENTRANCE</u></b>
<b>C.2. OFFSITE VEHICLE TRACKING:</b>	<b>N/A</b>
<b>C.3. SANITARY WASTE:</b>	<b><u>FERTILIZERS AND/OR PESTICIDES SHALL BE APPLIED BY A LICENSED OR CERTIFIED APPLICATOR ACCORDING TO MANUFACTURERS RECOMMENDATIONS OR AS DIRECTED BY THE PROJECT ENGINEER. NO NON-STORMWATER DISCHARGES ARE ANTICIPATED.</u></b>
<b>C.4. FERTILIZERS AND PESTICIDES:</b>	
<b>C.5. NON-STORM WATER DISCHARGE (INCLUDING SPILL REPORTING):</b>	<b><u>GENERIC PERMIT APPLICATION NO.</u></b>
- APPROVED STATE, LOCAL PLANS, OR STORM WATER PERMITS:**
- MAINTENANCE:**

ALL OF THE CONTROLS SHALL BE MAINTAINED AT ALL TIMES. IF A REPAIR IS NECESSARY, IT WILL BE DONE AT THE EARLIEST DATE POSSIBLE, BUT NO LATER THAN (7) CALENDAR DAYS AFTER THE SURROUNDING EXPOSED AREA HAS DRIED SUFFICIENTLY TO PREVENT FURTHER DAMAGE FROM HEAVY EQUIPMENT.

INSPECTION:  
ALL CONTROLS SHALL BE INSPECTED WEEKLY BY THE CONTRACTOR AS WELL AS AFTER 0.25" OR MORE OF RAIN. AN INSPECTION AND MAINTENANCE REPORT WILL BE MADE PER EACH INSPECTION. BASED ON INSPECTION RESULTS THE CONTROLS SHALL BE REVISED PER THE INSPECTION REPORTS.

  - THE CONTRACTOR SHALL INITIATE REPAIRS WITHIN 24 HOURS OF INSPECTION THAT INDICATE ITEMS ARE NOT IN GOOD WORKING ORDER. TO COMPLY, THE CONTRACTOR SHALL INSTALL AND MAINTAIN RAIN GAUGES AND DAILY RAINFALL RECORDS. WHERE SITES HAVE BEEN PERMANENTLY STABILIZED, INSPECTIONS SHALL BE CONDUCTED AT LEAST ONCE EVERY MONTH. THE CONTRACTOR SHALL ALSO INSPECT AND CERTIFY THAT CONTROLS INSTALLED IN THE FIELD AGREE WITH THE LATEST STORMWATER POLLUTION PREVENTION PLAN.
  - IF INSPECTIONS INDICATE THAT THE INSTALLED STABILIZATION AND STRUCTURAL PRACTICES ARE NOT SUFFICIENT TO MINIMIZE EROSION, RETAIN SEDIMENT, AND PREVENT DISCHARGING POLLUTANTS, THE CONTRACTOR SHALL PROVIDE ADDITIONAL MEASURES, AS NEEDED.
  - RECORDS OF THE INSPECTION AND THE CONSTRUCTION PERMIT MUST BE MAINTAINED AT THE CONSTRUCTION SITE AND BE READILY AVAILABLE FOR INSPECTION.
- THE DEVELOPER AND/OR CONTRACTOR IS RESPONSIBLE FOR OBTAINING COVERAGE UNDER THE GENERAL PERMIT FOR STORMWATER DISCHARGE FROM THE LARGE AND SMALL CONSTRUCTION OR ANY DISTURBANCE OF LAND GREATER THAN ONE ACRE. THE DEVELOPER/CONTRACTOR WILL FORWARD A COPY OF THE PERMIT TO REGIONAL UTILITIES AT (850) 231-5114 PRIOR TO COMMENCEMENT OF WORK. ALL REQUIRED ELEMENTS OF THE STORMWATER POLLUTION PREVENTION PLAN MUST BE IN PLACE PRIOR TO COMMENCEMENT OF CONSTRUCTION. FAILURE TO COMPLY COULD RESULT IN CODE ENFORCEMENT ACTION AND FINES.

**HATCH LEGEND**

	EXISTING	PROPOSED
STRUCTURE		
ASPHALT PAVEMENT		
GRAVEL PAVEMENT		
CONCRETE PAVEMENT		
PAVERS		
PAVERS		
PERMEABLE PATH		
CLEARING LIMITS		

**LINETYPE LEGEND**

	EXISTING	PROPOSED
PROPERTY LINE		
SECTION LINE		
SETBACK LINE		
EASEMENT LINE		
FLOOD LINE		
MAJOR CONTOUR LINE		
MINOR CONTOUR LINE		
LIMITS OF CONSTRUCTION		
SILT FENCE		SF
WATER LINE		W
FORCE MAIN		FM
GAS		G
OVERHEAD POWER		OHP
CHAIN LINK FENCE		
WOODEN FENCE		
HYDROLOGIC SOIL GROUP LINE		
STORM PIPE		

**SYMBOL LEGEND**

	EXISTING	PROPOSED
CONCRETE MONUMENT		
CAPPED IRON ROD		
PERMANENT CONTROL POINT		
TEMPORARY BENCHMARK		
ELECTRICAL PEDESTAL		
CABLE PEDESTAL		
TELEPHONE PEDESTAL		
AIR CONDITIONING UNIT		
POWER POLE		
SERVICE POLE		
LIGHT POLE		
GUY WIRE		
WHEEL STOP		
HANDICAP SYMBOL		
SIGN		
FLOW ARROW		
STORM INLET		
STORM INLET W/ ROUND BOTTOM		
STORM MANHOLE		
STORM MITERED END SECTION		
GAS METER		
WATER METER		
VALVE		
BACK FLOW PREVENTER		
FIRE HYDRANT		
WATER SPIGOT		
AIR RELEASE VALVE		
SANITARY SEWER MANHOLE		
CLEANOUT		
CLEANOUT		
FLUSHING SERVICE		
FORCE MAIN SERVICE LATERAL BOX		
LIFT STATION		
GREASE TRAP MANHOLE		

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1394 Co. Hwy. 285, E. of I-10, Santa Rosa Beach, FL 32459  
(850) 403-4555 www.oconnellengineers.com

STATE OF FLORIDA  
PROFESSIONAL ENGINEER  
No 77531  
JONATHAN EDWARD NASH, P.E.  
LICENSE

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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
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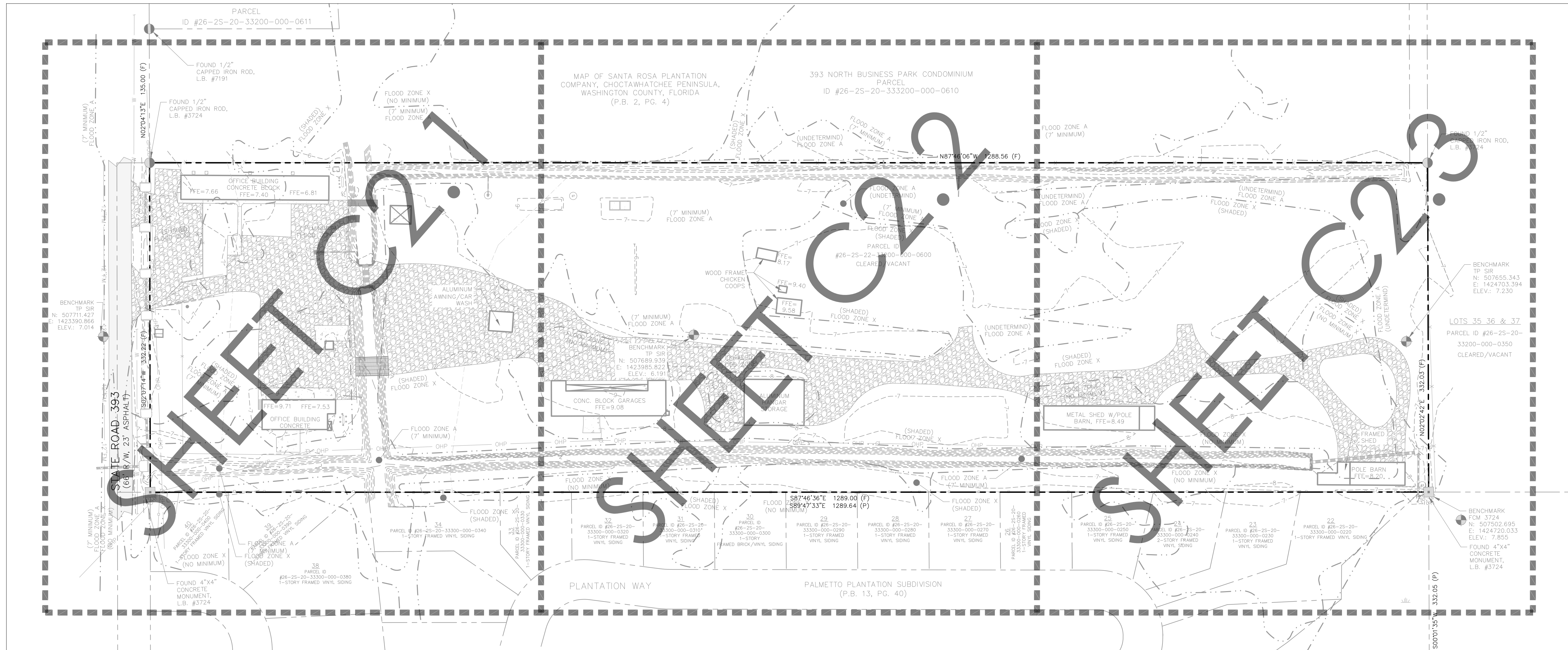
REV. #	DATE	DESCRIPTION	BY:	CHECKED BY:
18178	07/05/2023	FOR PERMIT ONLY	ACL	JEN

**GENERAL NOTES (1 OF 2)**

SHEET No: **C1.1**

**FOR PERMIT PURPOSES ONLY**





**EXISTING CONDITION NOTES:**

- THE EXISTING CONDITIONS SHOWN HEREIN REFLECT AS-BUILT CONDITIONS AS COLLECTED BY THE CURRENT SURVEY AND ORIGINAL CONSTRUCTION DOCUMENTATION. SOURCES FOR THE EXISTING CONDITIONS SHOWN INCLUDE:
  - THE SURVEY BY GUSTIN, COTHERN, & TUCKER, INC., DATED DECEMBER 6, 2022.
- BEARINGS SHOWN HEREON ARE REFERENCED TO FLORIDA STATE PLANE COORDINATES (0903), NAVD 1983, U.S. SURVEY FEET.
- VERTICAL DATUM SHOWN HEREON IS REFERENCED TO NAVD 1988.
- NO ATTEMPT HAS BEEN MADE TO LOCATE OR DETERMINE UNDERGROUND UTILITIES, UTILITY LINES, FOUNDATIONS, OR OTHER UNDERGROUND STRUCTURES, EXCEPT AS SHOWN. ABOVEGROUND AND VISIBLE EVIDENCE OF UTILITIES THAT WERE DISCOVERED DURING THE SURVEY ARE SHOWN HEREON.
- CONTRACTOR SHALL FIELD VERIFY ALL UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION.

**SITE BENCH MARK DATA:**

- BEARINGS WERE HELD USING FLORIDA STATE PLANE COORDINATES (0903) NAVD 1983, ELEVATIONS WERE DETERMINED USING NAVD 1988.

**ONSITE SOILS LEGEND:**

MAP UNIT SYMBOL	MAP UNIT NAME	HYDROLOGIC SOIL GROUP
27	RUTLEGE FINE SAND, 0 TO 2 PERCENT SLOPES	B/D
57	HURRICANE SAND, 0 TO 5 PERCENT SLOPES	C
63	PICKNEY SAND, DEPRESSIONAL	D

**LEGAL DESCRIPTION:**

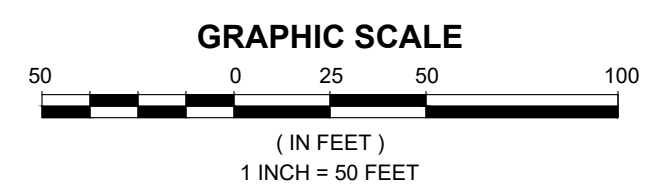
AS PROVIDED:  
 OFFICIAL RECORDS BOOK 196, PAGE 481.  
 LOT #60, IN SECTION 26, TOWNSHIP 2 SOUTH, RANGE 20 WEST (TEN ACRES MORE OR LESS) ACCORDING TO THE PLAT OF SANTA ROSA PLANTATION COMPANY A COPY OF WHICH IS ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF WALTON COUNTY, FLORIDA.

**FLOOD ZONE NOTE:**

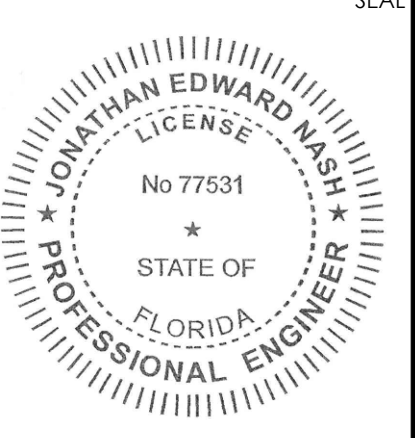
FLOOD NOTE: THIS PARCEL LIES IN FLOOD ZONE X (NO MINIMUM), FLOOD ZONE X (SHADED - 2% ANNUAL CHANCE FLOOD - NO MINIMUM), A (UNDETERMINED), AND FLOOD ZONE AE (7' BASE FLOOD ELEVATION) AS DETERMINED BY SCALE FROM FEMA PANEL #12131C0563H, DATED 12/30/2020, AND FURNISHED BY FEMA NATIONAL FLOOD HAZARD LAYER ONLINE GEOSPATIAL DATABASE.



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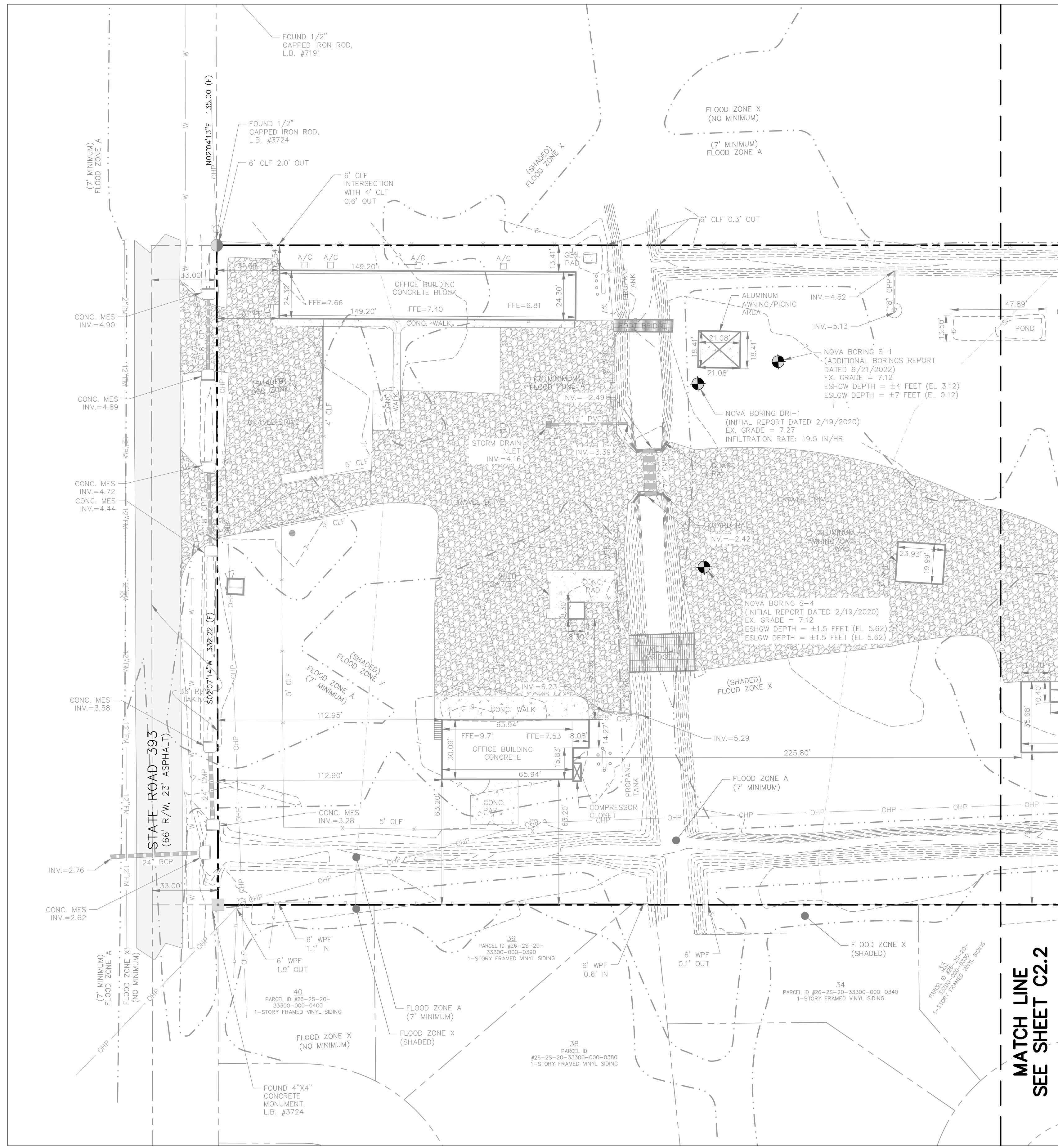
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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
 774 NORTH COUNTY HIGHWAY 393  
 SANTA ROSA BEACH  
 WALTON COUNTY, FLORIDA

REV. #	DATE	BY	DESCRIPTION

TITLE: EXISTING CONDITIONS PLAN KEY MAP

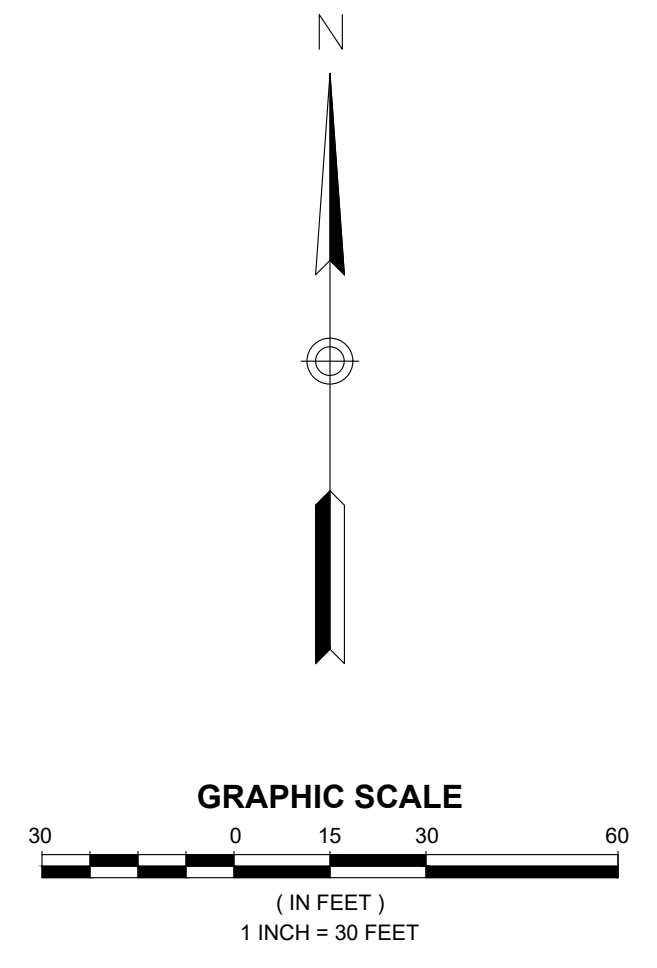
SHEET No: **C2.0**



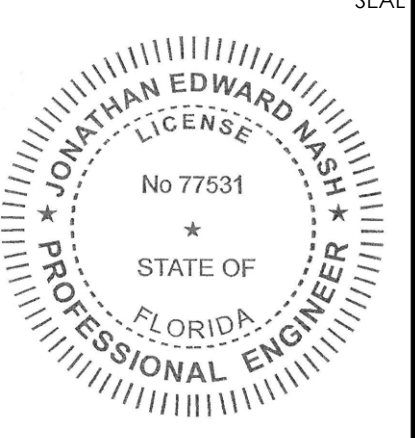
**MATCH LINE  
SEE SHEET C2.2**



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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO  
CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

REV. #	DATE	BY:	DESCRIPTION:

ISSUE:	FOR PERMIT ONLY
DATE:	18178 07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE: **EXISTING  
CONDITIONS PLAN  
(1 OF 3)**

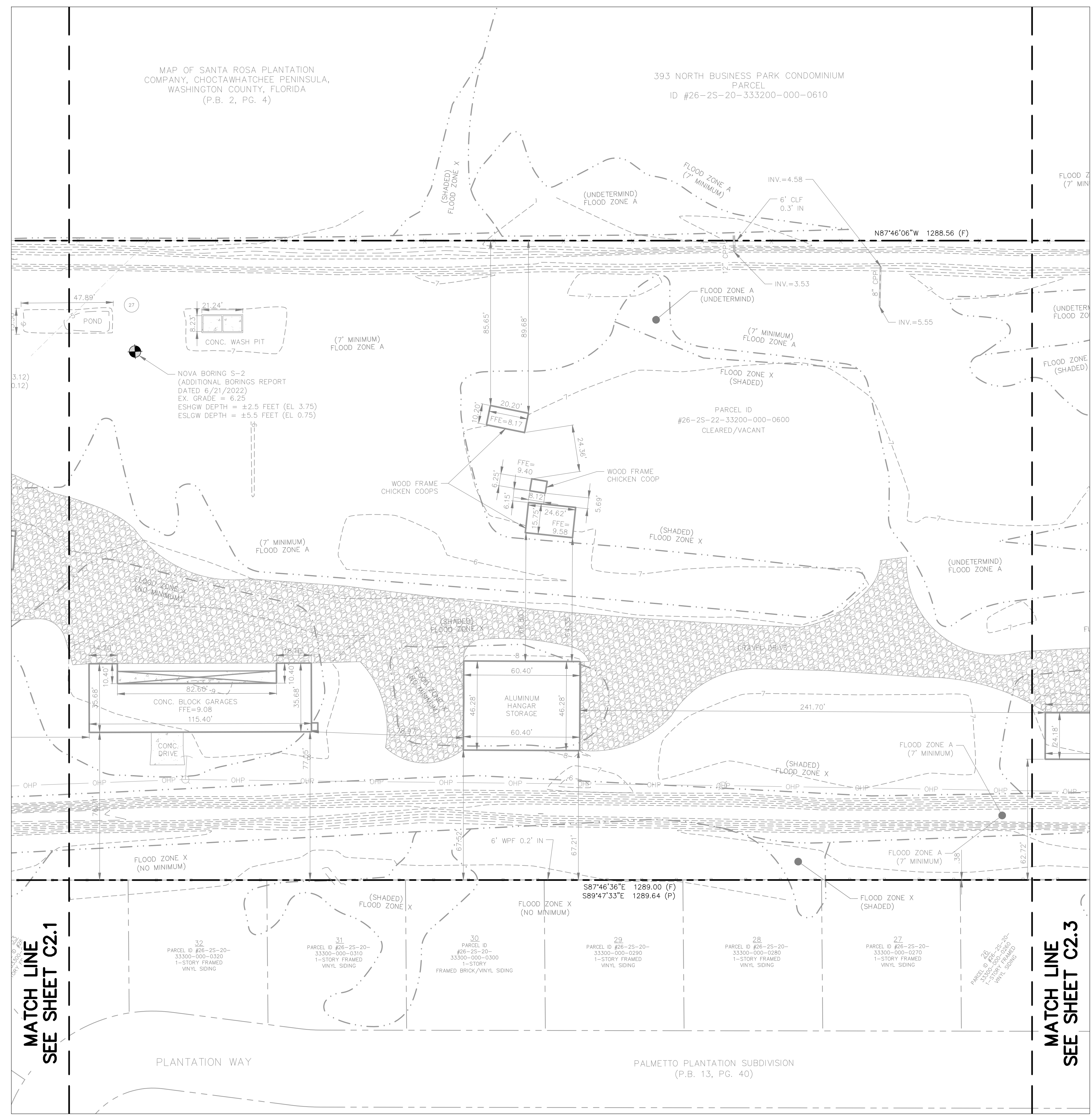
SHEET No:  
**C2.1**

CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
 774 NORTH COUNTY HIGHWAY 393  
 SANTA ROSA BEACH  
 WALTON COUNTY, FLORIDA

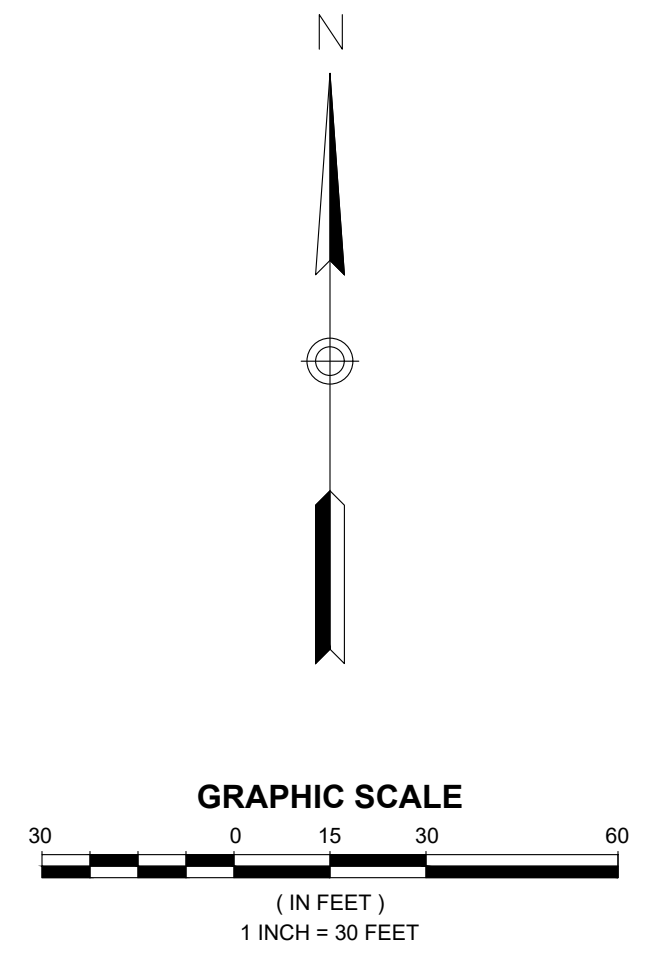
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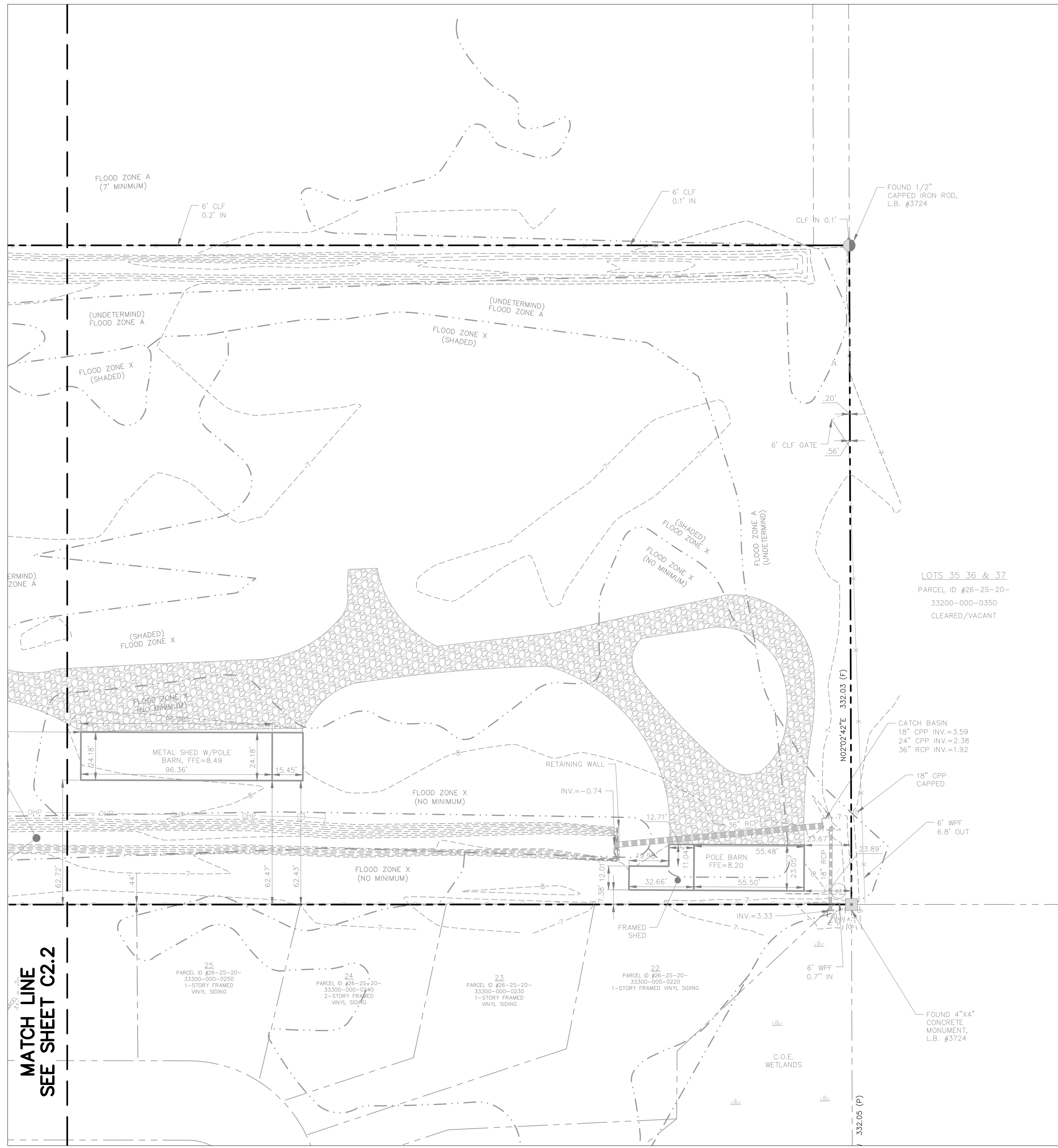
ISSUE:	FOR PERMIT ONLY
DATE:	07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE: EXISTING CONDITIONS PLAN (2 OF 3)  
 SHEET No: **C2.2**



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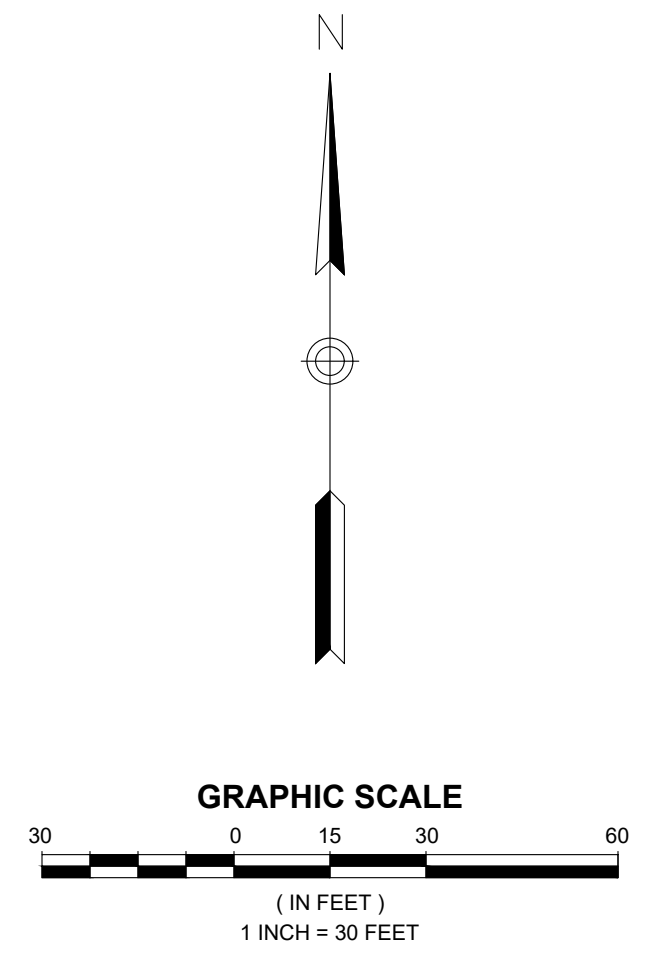




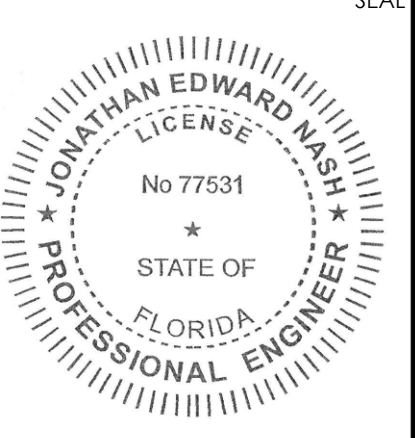
MATCH LINE  
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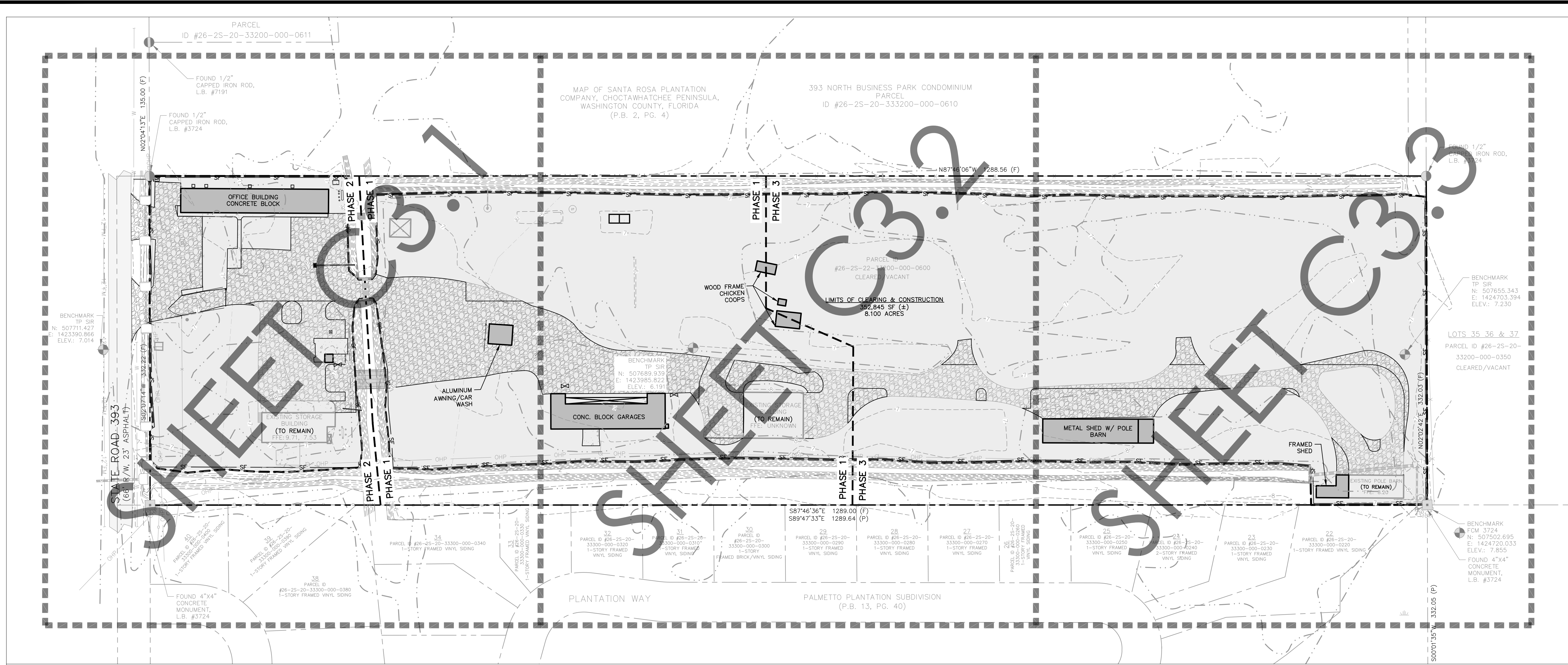
CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

REV. #	DATE	BY:	DESCRIPTION:

ISSUE:	FOR PERMIT ONLY	CHECKED BY:	JEN
DATE:	18178 07/05/2023	DRAWN BY:	ACL

TITLE: EXISTING CONDITIONS PLAN (3 OF 3)

SHEET No: C2.3



**DEMOLITION & EROSION CONTROL NOTES:**

1. CONTRACTOR SHALL INSTALL EROSION CONTROL MEASURES PRIOR TO DEMOLITION OR GRADING ACTIVITIES ON SITE. SEE EROSION CONTROL DETAIL SHEET FOR DETAILS.
2. CONTRACTOR SHALL PLACE STRUCTURAL BMP'S ANYWHERE THAT WATER IS LIKELY TO ESCAPE THE CONSTRUCTION LIMITS. HAY BALES OR MULCH BARRIERS SHALL BE PLACED IN CONCENTRATED FLOW AREAS LESS THAN 1.0 ACRE DRAINAGE AREA, AND #4 STONE FILTER BARRIERS SHOULD BE PLACED WHERE DRAINAGE AREA EXCEEDS 1 ACRE.
3. EROSION CONTROL MEASURES SHALL BE MAINTAINED ON SITE FOR THE DURATION OF CONSTRUCTION, REPAIR AND / OR REPLACE AS NECESSARY.
4. ALL EXISTING BUILDING MATERIALS, CONCRETE, ASPHALT, TREES, STUMPS, AND OTHER DELETERIOUS MATERIAL AS INDICATED ON THE PLANS SHALL BE REMOVED FROM THE SITE AND DISPOSED OF IN ACCORDANCE WITH FLORIDA LAWS.
5. THE CONTRACTOR SHALL CLEAR ALL AREAS WITHIN THE CONSTRUCTION LIMITS INCLUDING UNDERGROUND UTILITIES WHETHER DEPICTED HEREON OR NOT. ALL UTILITIES AND OTHER INFRASTRUCTURE TO BE DEMOLISHED SHALL BE REVIEWED AND AGREED TO BY THE OWNER, THE ENGINEER OF RECORD, AND THE RESPECTIVE UTILITY COMPANY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO VISIT THE SITE AND ACCOUNT FOR IN BID ALL REQUIRED CLEARING & DEMOLITION NECESSARY TO ACCOMPLISH THIS TASK.
6. EROSION CONTROL MEASURES WILL HAVE TO BE RELOCATED AFTER DEMOLITION AND PRIOR TO NEW CONSTRUCTION IN AREAS THAT REQUIRE NEW CONSTRUCTION ON EXISTING AREAS TO BE DEMOLISHED.
7. ALL DEMOLISHED ASPHALT, CONCRETE, PIPE, STRUCTURES AND OTHER DEBRIS SHALL BE REMOVED FROM THE PROJECT SITE AND DISPOSED OF IN ACCORDANCE WITH FLORIDA LAWS.

**LIMITS OF CLEARING & CONSTRUCTION**

THE LIMITS OF CLEARING & CONSTRUCTION, AS SHOWN ON THIS SHEET, ARE APPROXIMATELY 352,845 SQUARE FEET (8.100 ACRES).

**STAGING & PARKING NOTE:**

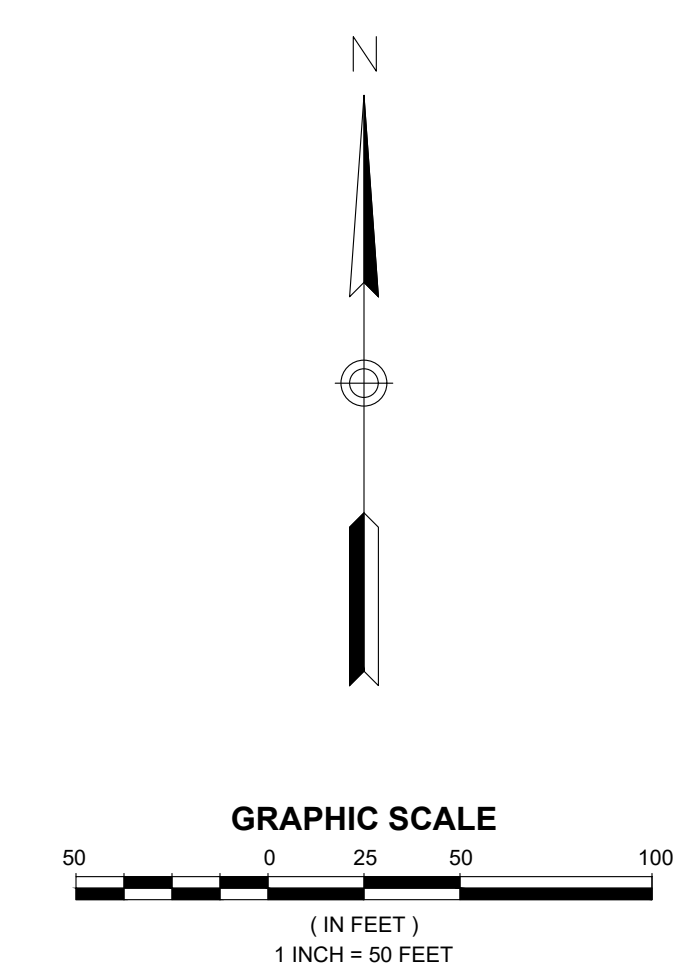
ALL CONSTRUCTION EQUIPMENT, PARKING AND MATERIALS MUST BE LOCATED ONSITE WITHIN THE LIMITS OF CONSTRUCTION. NO AREAS OUTSIDE THE LIMITS OF CONSTRUCTION SHALL BE USED, FOR ANY REASON, WITHOUT WRITTEN PERMISSION FROM THE PROPERTY OWNER.

**PHASING NOTES:**

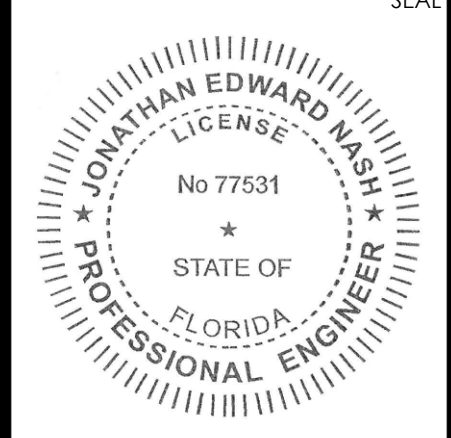
1. PHASE 2 CLEARING AND DEMOLITION SHALL NOT COMMENCE PRIOR TO THE COMPLETION OF ALL PHASE 1 IMPROVEMENTS.



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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

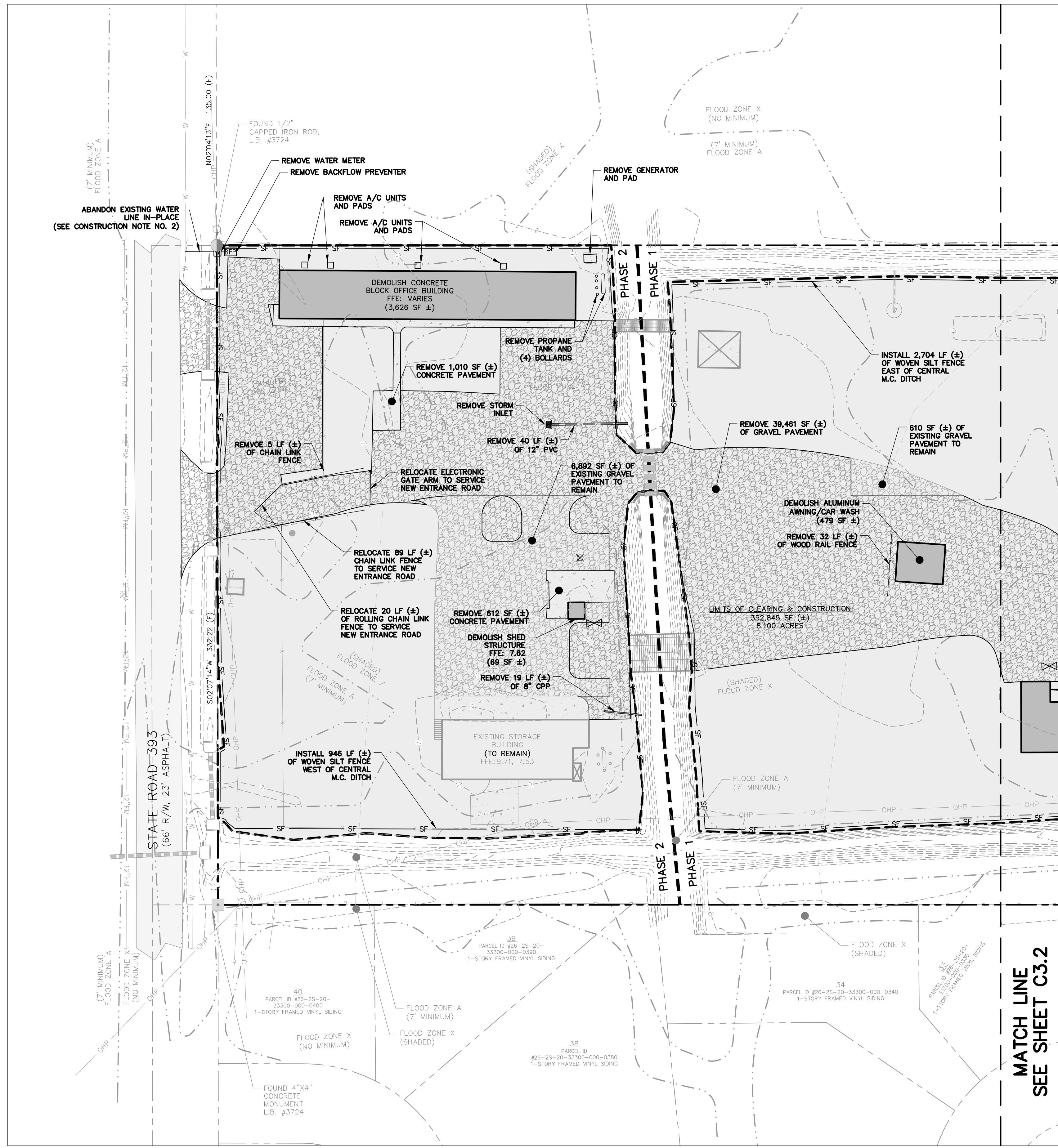
REV. #	DATE	BY	DESCRIPTION

ISSUE:	FOR PERMIT ONLY
DATE:	18178 / 07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE:  
**DEMOLITION PLAN KEY MAP**

SHEET No:  
**C3.0**

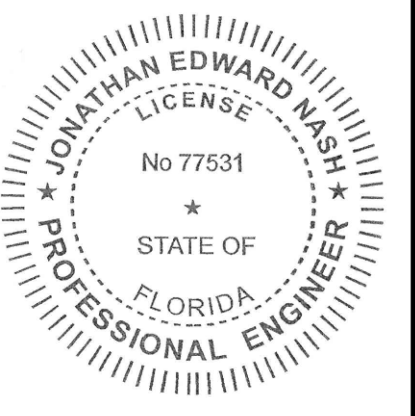




**PHASING NOTES:**

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 774 NORTH COUNTY HIGHWAY 393  
 SANTA ROSA BEACH  
 WALTON COUNTY, FLORIDA

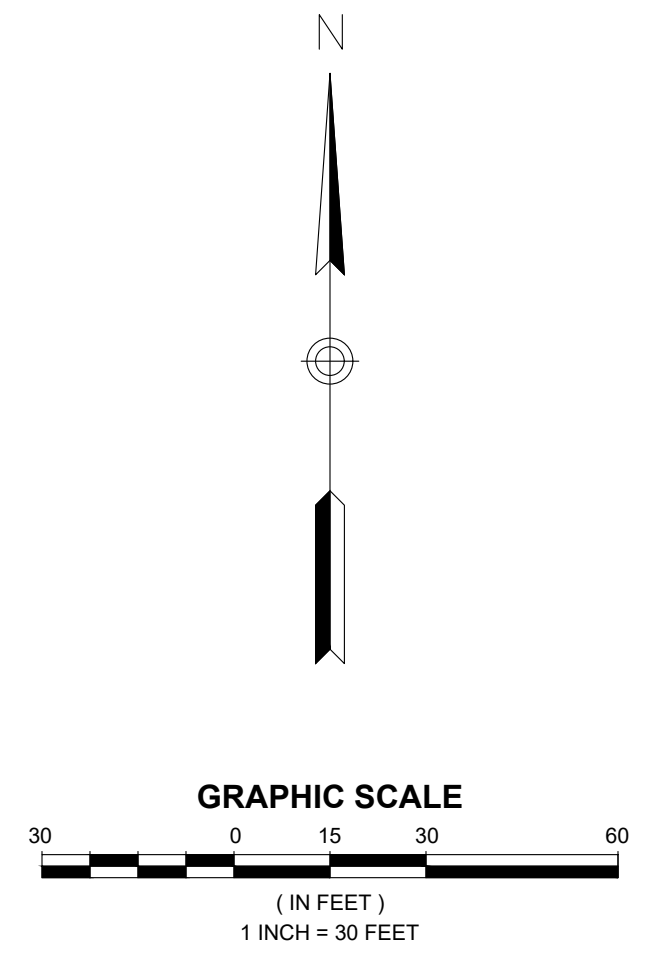
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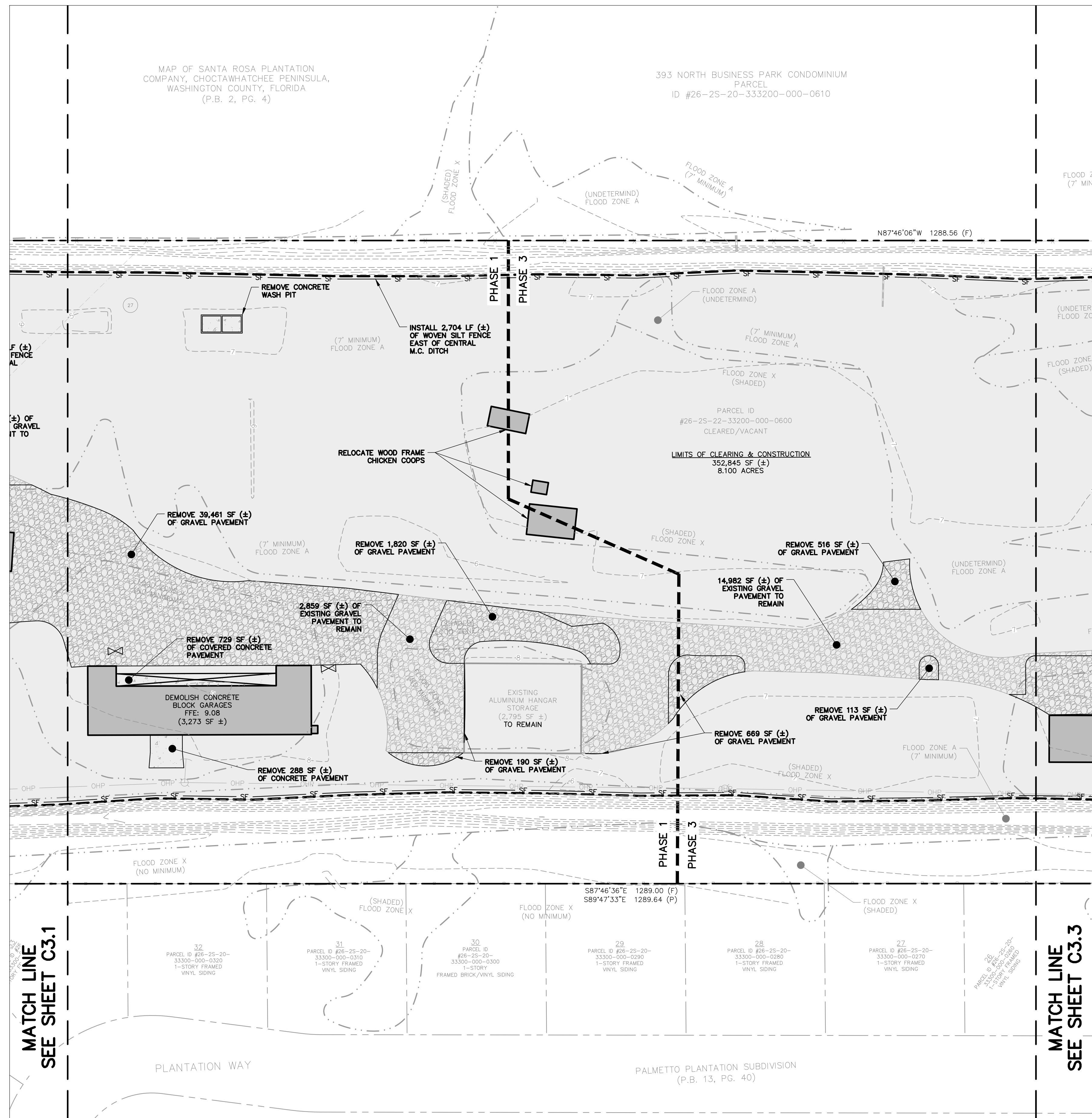
ISSUE:	CHECKED BY:
DATE:	JEN
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DRAWN BY:	ACL

TITLE:  
**DEMOLITION PLAN (1 OF 3)**  
 SHEET No:  
**C3.1**



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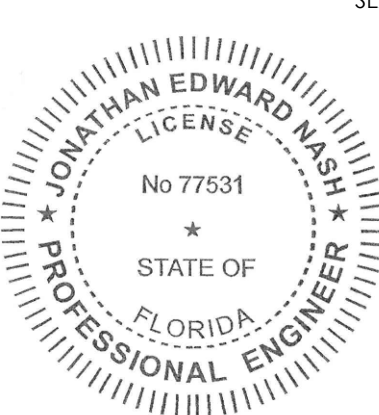




**PHASING NOTES:**

1. PHASE 2 CLEARING AND DEMOLITION SHALL NOT COMMENCE PRIOR TO THE COMPLETION OF ALL PHASE 1 IMPROVEMENTS.

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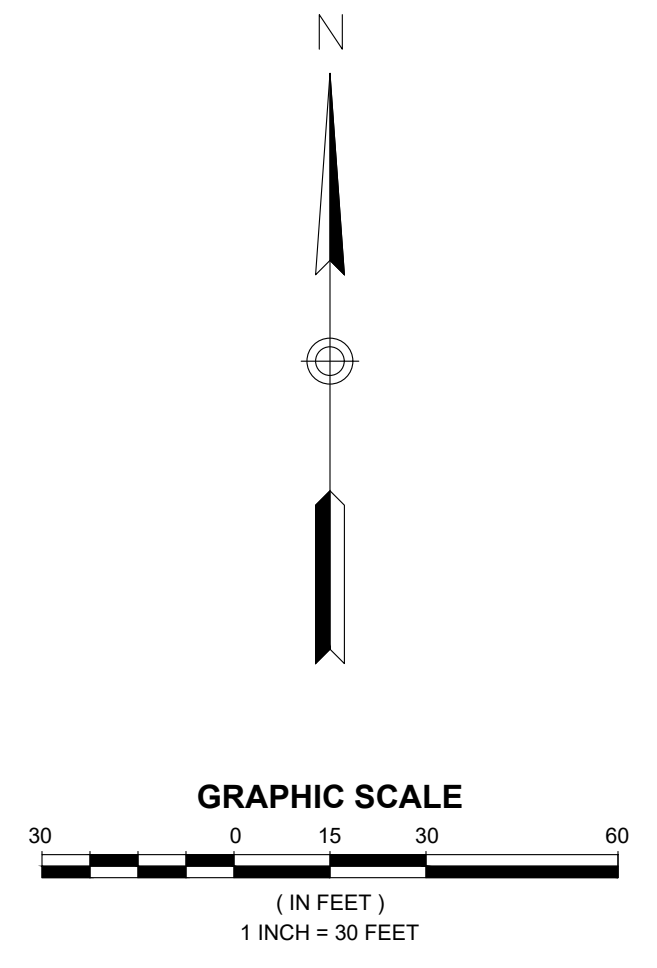
CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

MATCH LINE  
SEE SHEET C3.1

MATCH LINE  
SEE SHEET C3.3



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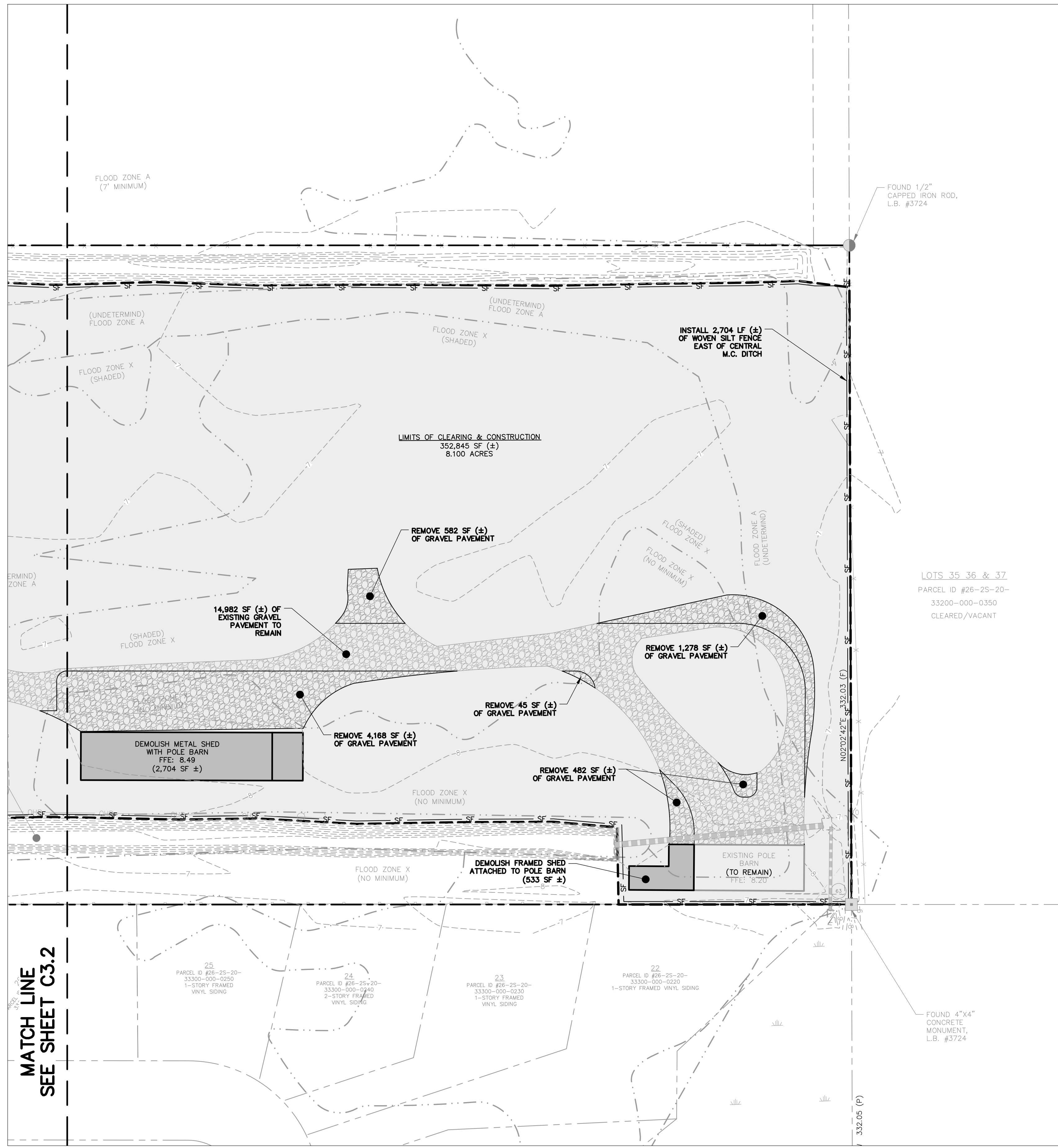


REV. #	DATE	BY	DESCRIPTION

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DATE:	18178 07/05/2023
DRAWN BY:	ACL
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TITLE: **DEMOLITION PLAN (2 OF 3)**

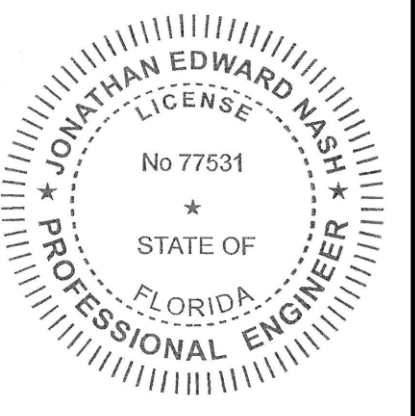
SHEET No: **C3.2**



**PHASING NOTES:**

- 1. PHASE 2 CLEARING AND DEMOLITION SHALL NOT COMMENCE PRIOR TO THE COMPLETION OF ALL PHASE 1 IMPROVEMENTS.

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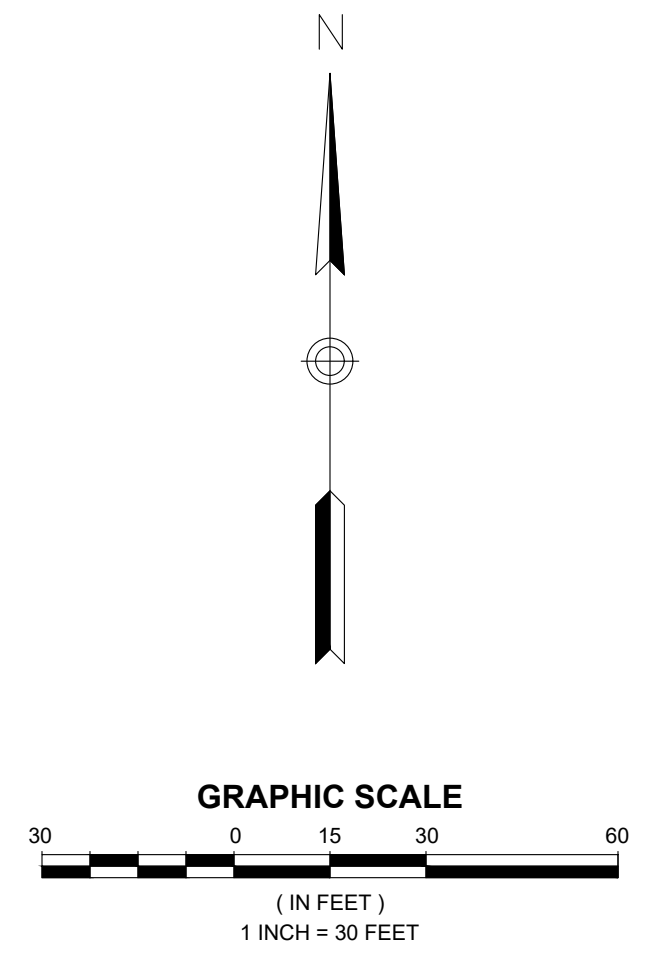
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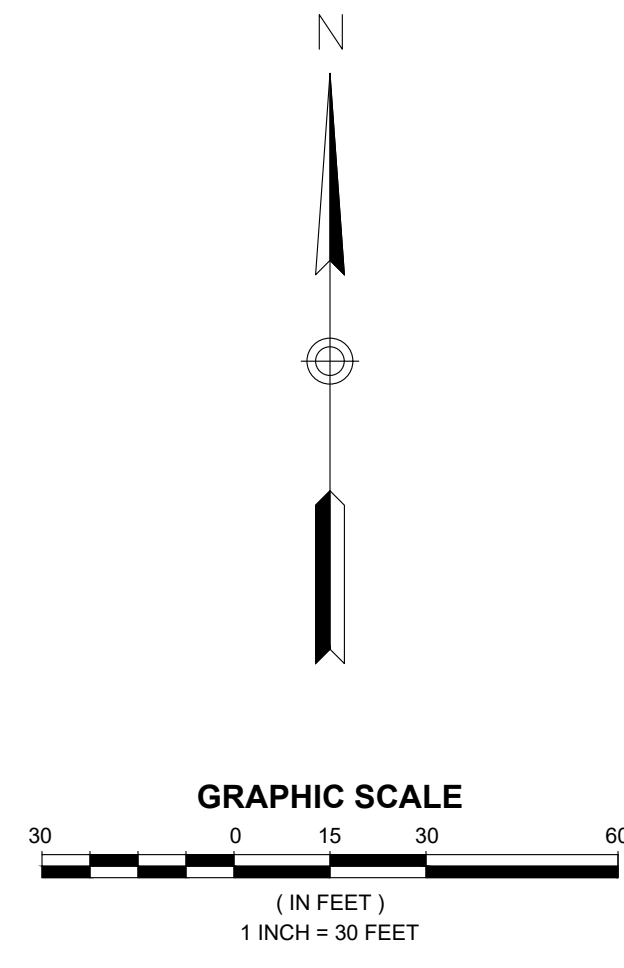
TITLE:  
**DEMOLITION PLAN**  
 (3 OF 3)

SHEET No:  
**C3.3**

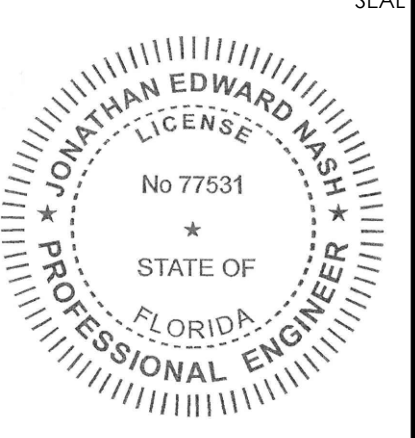




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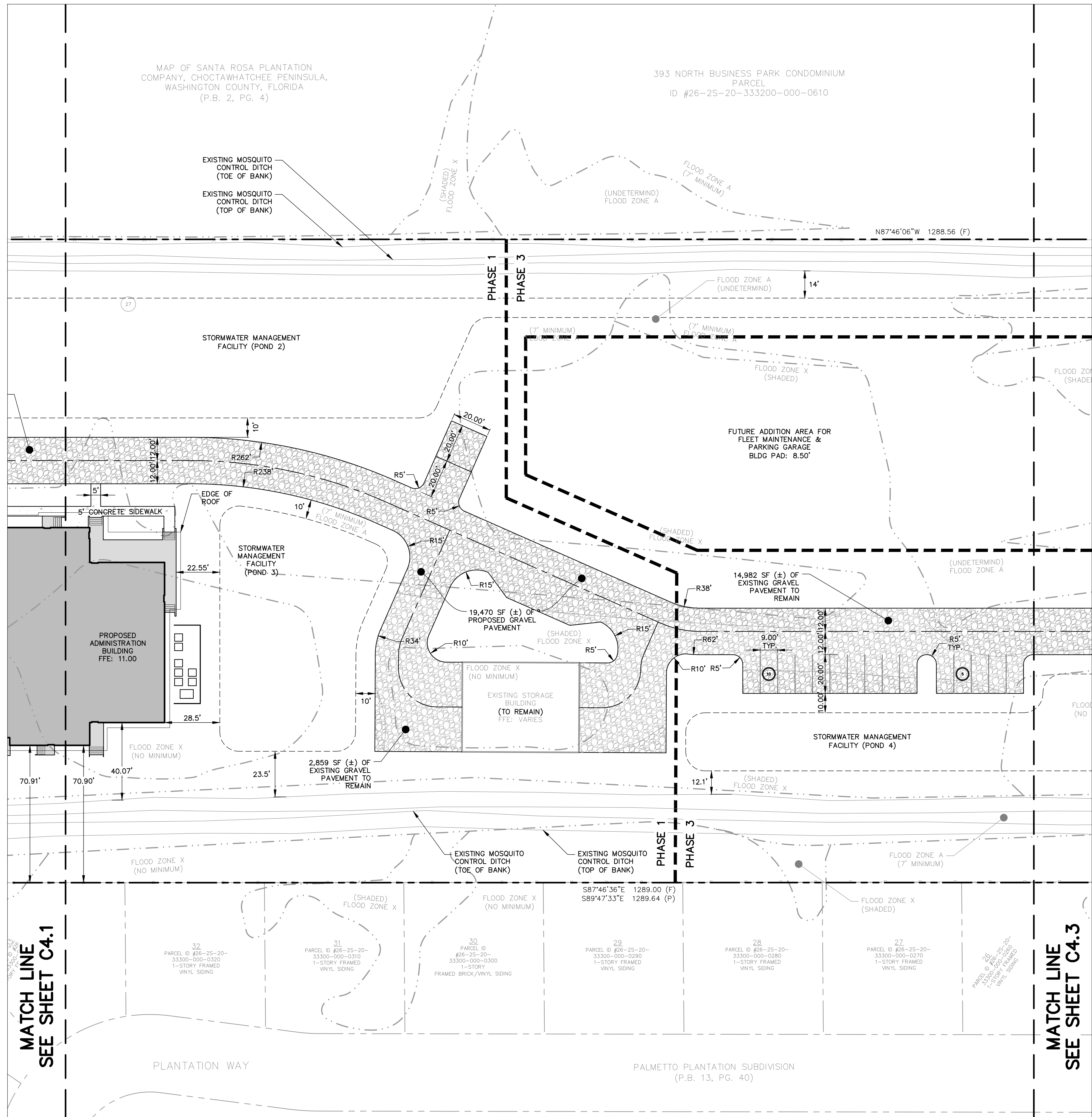
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REV. #	DATE	BY	DESCRIPTION

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CHECKED BY:	JEN

TITLE:  
**SITE PLAN (1 OF 3)**  
 SHEET No:  
**C4.1**

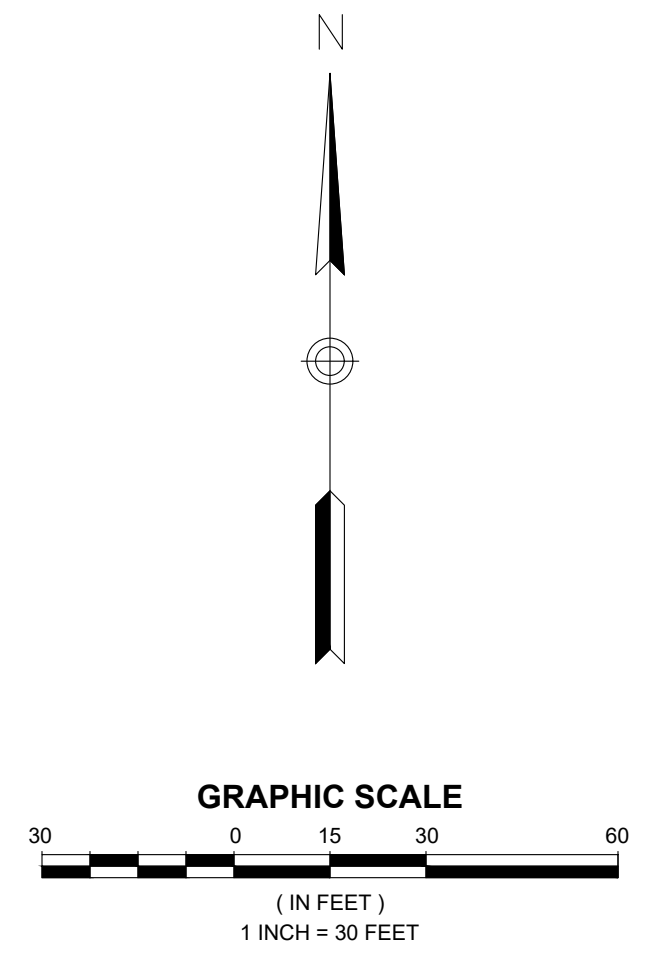


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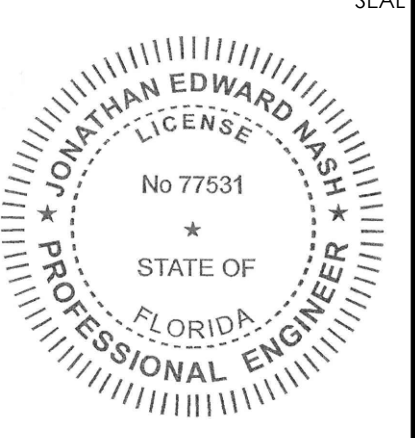
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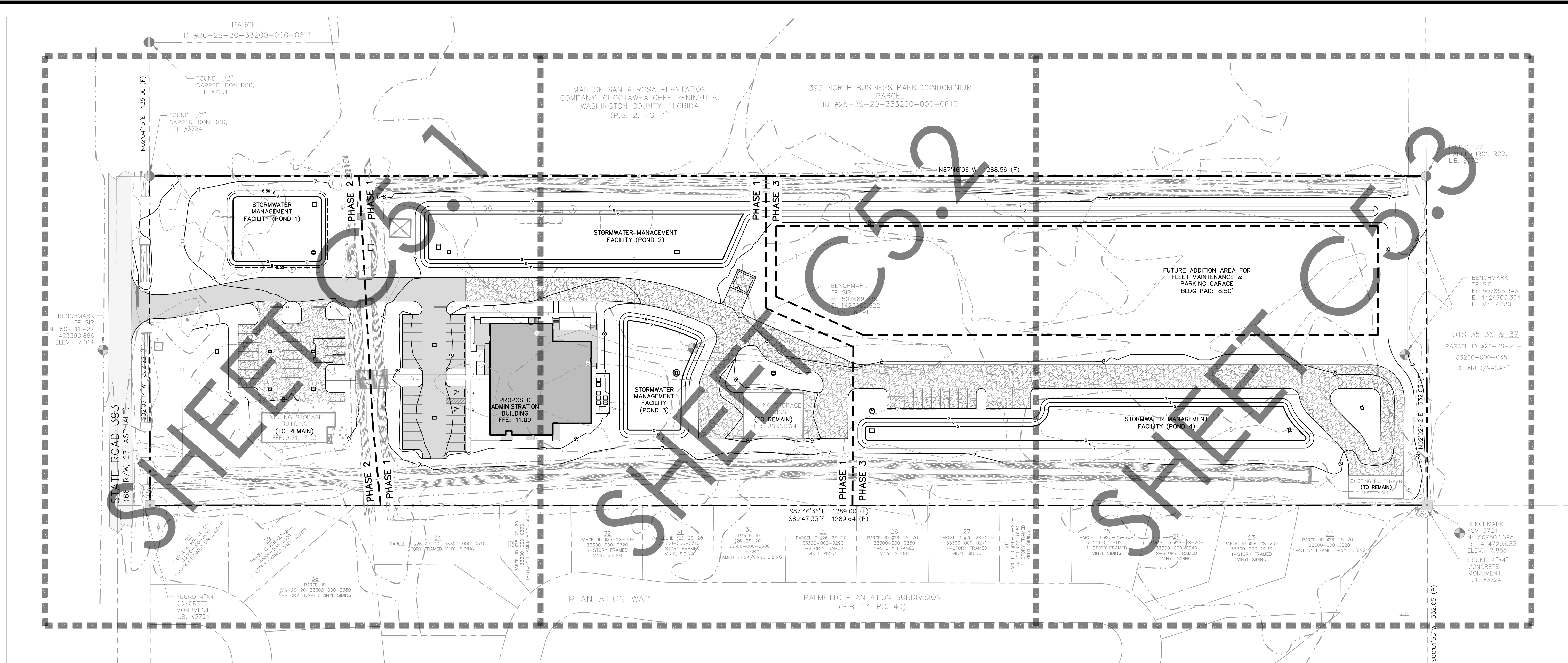
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REV. #	DATE	BY:	DESCRIPTION:

ISSUE:	FOR PERMIT ONLY
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DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE:  
SITE PLAN  
(2 OF 3)  
SHEET No:  
**C4.2**





**GRADING NOTES:**

1. ALL DISTURBED AREAS TO BE PERMANENTLY GRASSED AND RETENTION AREAS TO BE SODDED. ALL SLOPES 3:1 AND STEEPER SHALL BE SODDED.
2. EROSION CONTROL MEASURES SHALL BE MAINTAINED ON SITE FOR THE DURATION OF CONSTRUCTION.
3. CONTRACTORS SHALL MAINTAIN PUBLIC ACCESS AT ALL TIMES ALONG PRIVATE, CITY AND COUNTY RIGHT-OF-WAYS.
4. NO PARKING OR UNLOADING OF MATERIALS SHALL OCCUR WITHIN RIGHT-OF-WAY.
5. CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO STRUCTURES WITHIN THE PUBLIC AND PRIVATE RIGHT-OF-WAY AND SHALL REPAIR ANY DAMAGE CAUSED BY THE CONSTRUCTION ACTIVITIES TO THE PRIVATE AND PUBLIC RIGHT-OF-WAY AT THE CONTRACTOR'S EXPENSE.
6. CONTRACTOR SHALL NOT RELOCATE ANY SIDEWALK WITHIN THE RIGHT-OF-WAY WITHOUT WRITTEN PERMISSION FROM THE CITY OR COUNTY ENGINEER.

**FLOOD ZONE NOTE:**

FLOOD NOTE: THIS PARCEL LIES IN FLOOD ZONE X (NO MINIMUM), FLOOD ZONE X (SHADED - 2% ANNUAL CHANCE FLOOD - NO MINIMUM), A (UNDETERMINED), AND FLOOD ZONE AE (7' BASE FLOOD ELEVATION) AS DETERMINED BY SCALE FROM FEMA PANEL # 12131C0563H, DATED 12/30/2020, AND FURNISHED BY FEMA NATIONAL FLOOD HAZARD LAYER ONLINE GEOSPATIAL DATABASE.

**SITE BENCH MARK DATA:**

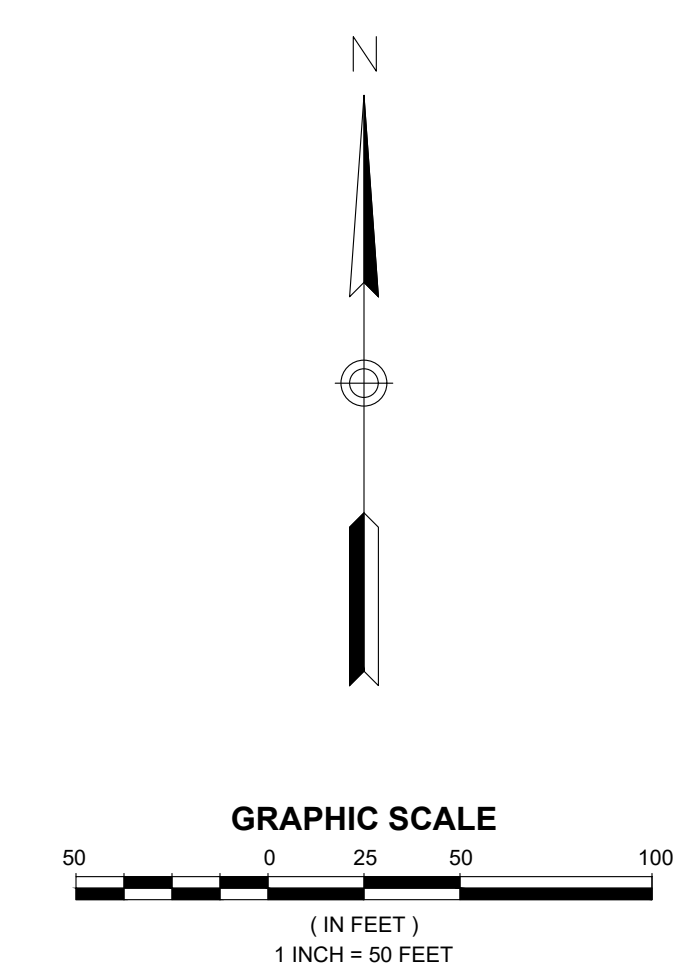
1. BEARINGS WERE HELD USING FLORIDA STATE PLANE COORDINATES (0903) NAVD 1983. ELEVATIONS WERE DETERMINED USING NAVD 1988.

**FLOOD ZONE COMPENSATORY STORAGE CALCULATIONS:**

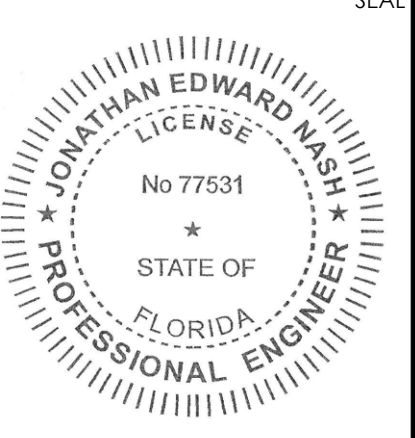
TOTAL FILL WITHIN FLOOD ZONE A (UP TO ELEVATION 7.0')	1,021 CY
TOTAL ADDITIONAL FLOOD STORAGE PROVIDED (ABOVE PEAK STAGE OF PONDS)	1,578 CY



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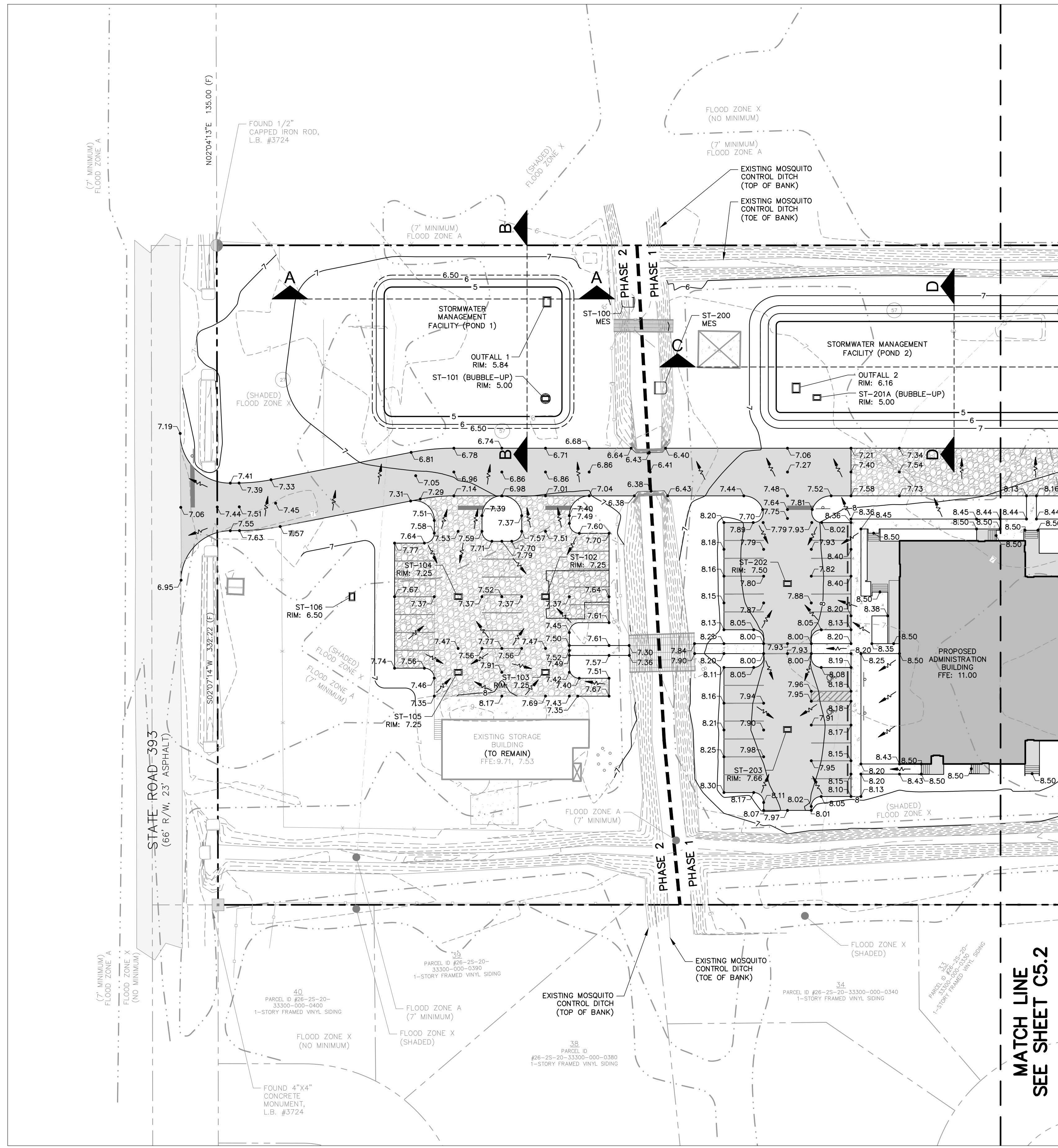
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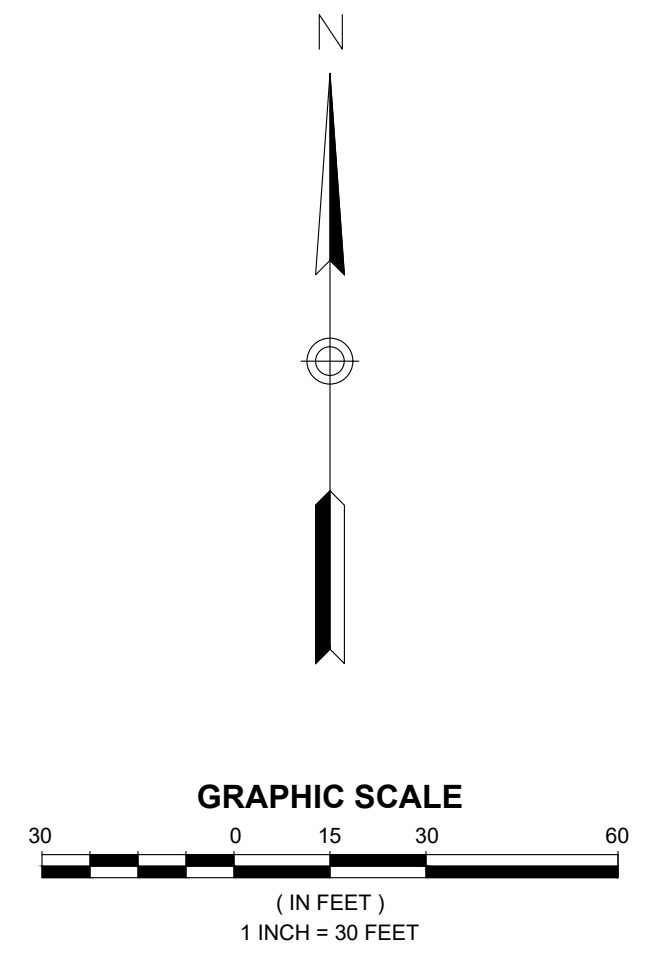
ISSUE:	FOR PERMIT ONLY
DATE:	18178 07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE:  
**GRADING PLAN KEY MAP**  
SHEET No:  
**C5.0**

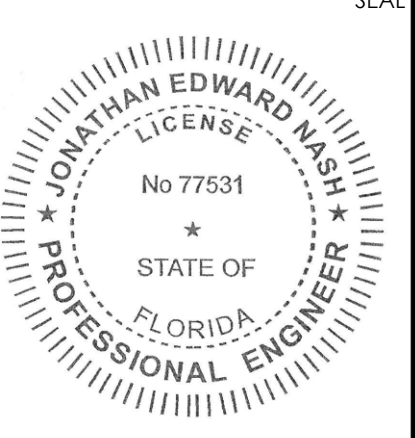




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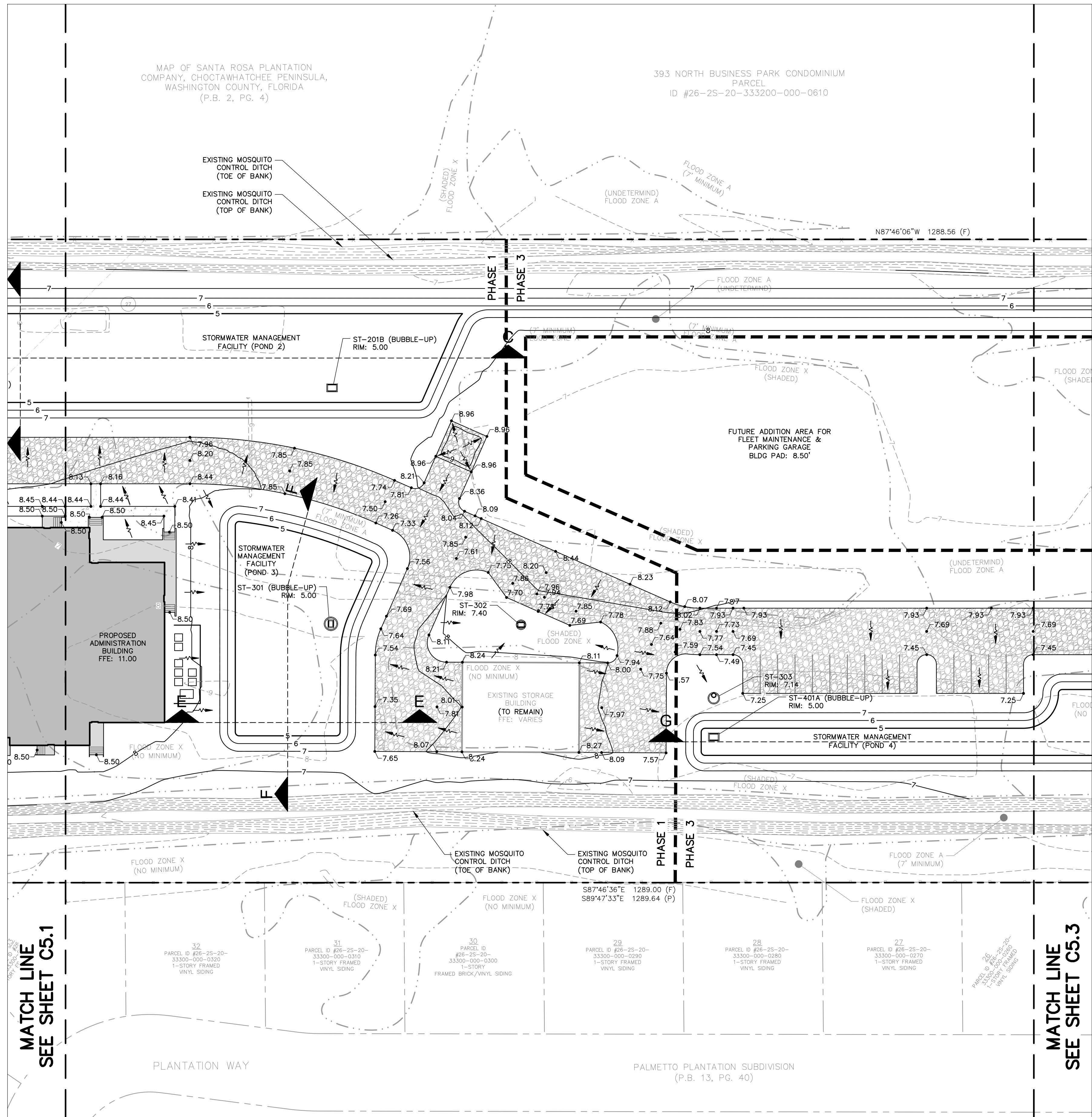
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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
 774 NORTH COUNTY HIGHWAY 393  
 SANTA ROSA BEACH  
 WALTON COUNTY, FLORIDA

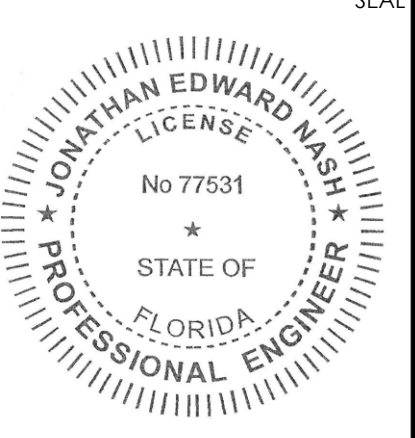
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DATE:	JEN
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 SHEET No:  
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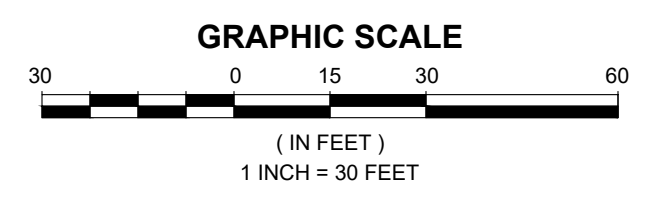
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WALTON COUNTY, FLORIDA

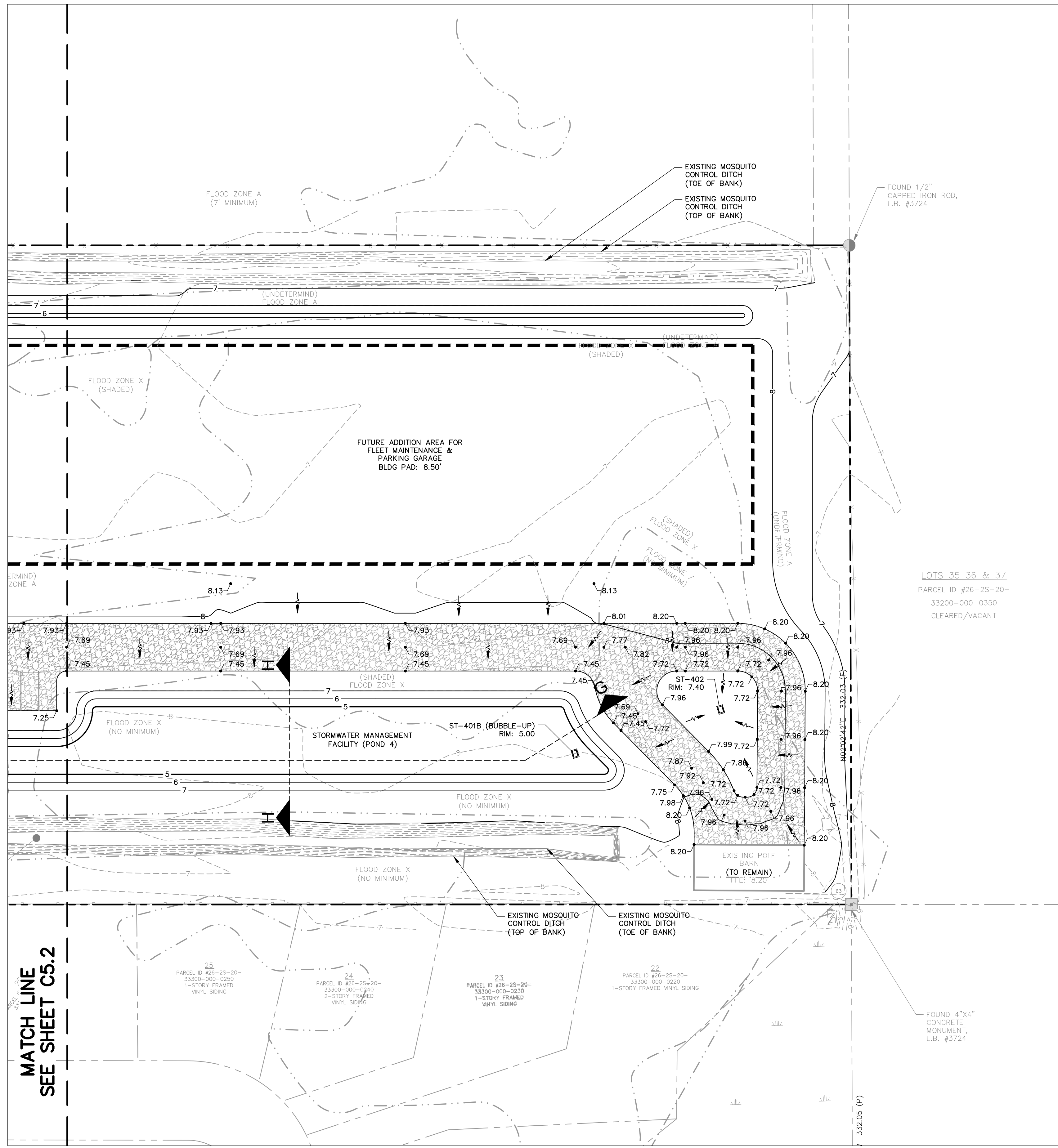
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						ACL	JEN

TITLE: GRADING PLAN (2 OF 3)  
SHEET No: **C5.2**



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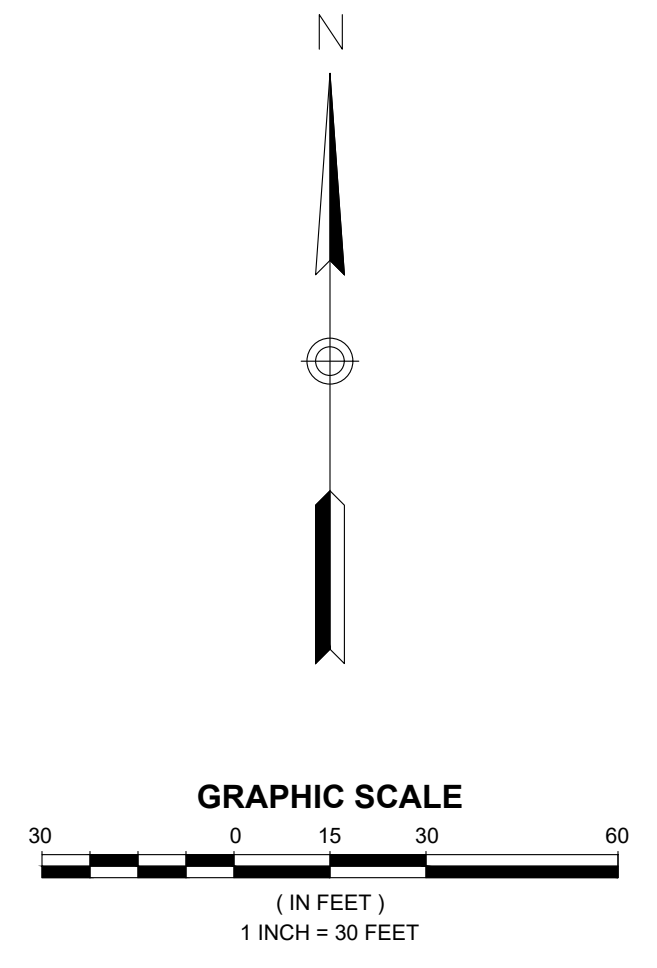


MATCH LINE  
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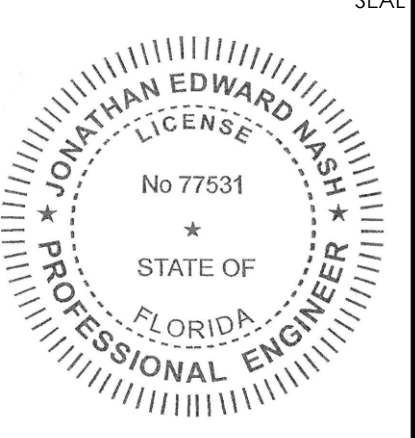
LOTS 35, 36 & 37  
PARCEL ID #26-25-20-  
33200-000-0350  
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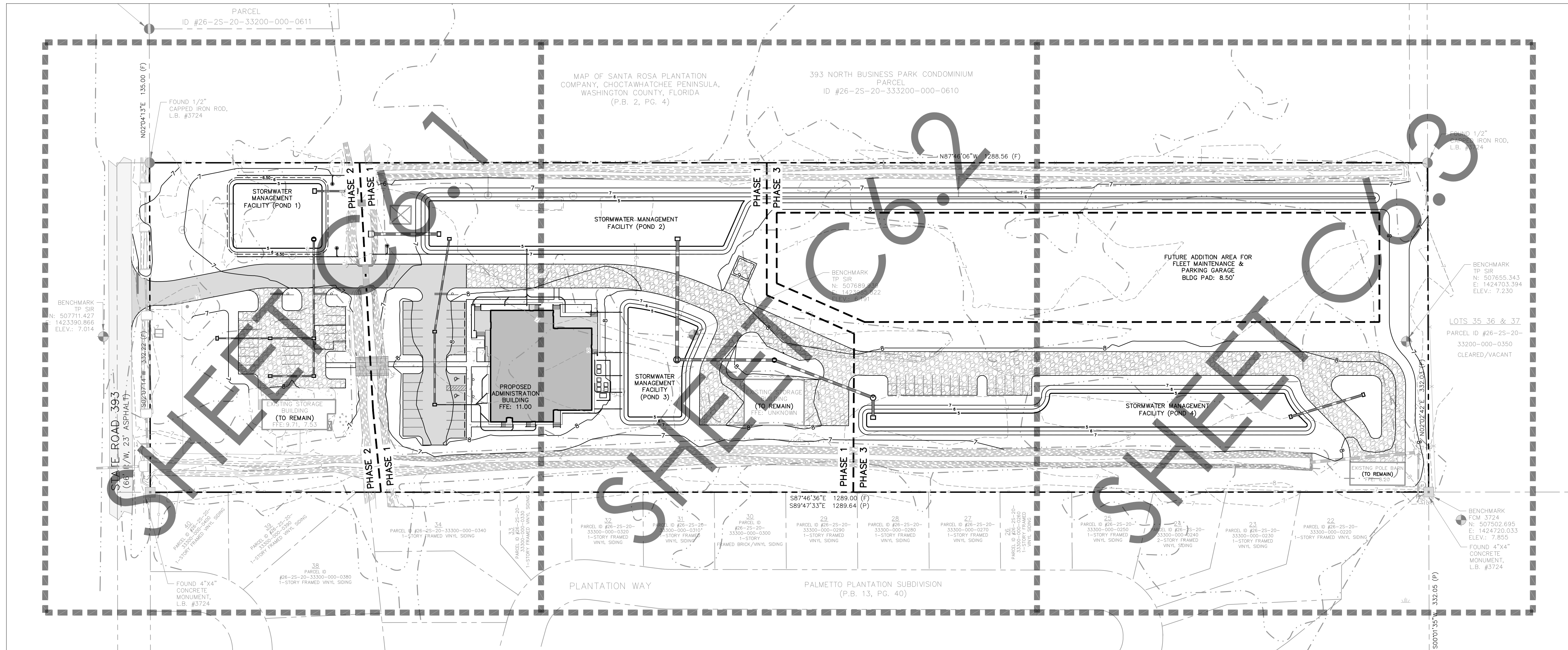
CONSTRUCTION PLANS FOR  
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WALTON COUNTY, FLORIDA

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TITLE:  
GRADING PLAN  
(3 OF 3)

SHEET No:  
**C5.3**



**STORMWATER NOTES:**

1. STORM SEWERS SHALL BE INSTALLED IN LOCATIONS AND OF SIZES INDICATED ON DRAWING. STORMWATER DRAINAGE HDPE PIPE SHALL BE ADS-12 DUAL WALL OR APPROVED EQUAL.
2. LAY PIPE, EMBED FIRMLY TO REQUIRED LINE AND GRADE WITH BELLS OF GROOVE END UP, GRADE, FIT ENDS TOGETHER. EXCAVATE BELL HOLES SO THAT SEWER WILL HAVE SMOOTH AND UNIFORM INVERT THROUGHOUT ITS LENGTH.
3. WHERE GROUND IS FOUND UNSUITABLE TO SUPPORT PIPE, PROVIDE CONCRETE CRADLES. DEPOSIT CONCRETE FULL WIDTH OF TRENCH 4" DEEP MINIMUM TO BOTTOM OF PIPE, REINFORCE CONTINUOUSLY WITH TWO (2) NO. 4 REINFORCING BARS, BEFORE CONCRETE IS SET, EMBED PIPE EVENLY. DEPOSIT REMAINDER OF CONCRETE TO CENTERLINE OF PIPE AND TAMP IN A MANNER TO AVOID DISTURBING PIPE.
4. WHERE STORM CROSSES A SANITARY SEWER OR WATER LINE AND THE STORM SEWER IS WITHIN ONE AND A HALF (1-1/2) FEET OF THE SANITARY SEWER PIPE OR WATER LINE, THE INTERSECTION OF THE PIPE OR LINE SHALL BE EMBEDDED IN CONCRETE FOR A DISTANCE OF FIVE FEET (5') EACH WAY FROM CENTERLINE OF INTERSECTION.
5. PRECAST CONCRETE BASE MUST BE SET LEVEL ON SAND CUSHION OF NOT LESS THAN 2" NOR MORE THAN 4".
6. MANHOLES AND CATCH BASINS SHALL BE CONSTRUCTED OF BRICK, CONCRETE MASONRY OR PRECAST CONCRETE WITH CAST IRON FRAMES, COVERS AND MANHOLE STEPS, AS INDICATED ON DRAWINGS AND SPECIFIED HEREIN.
7. BEFORE BACKFILLING AROUND DRAINAGE STRUCTURES, ALL FORMS, TRASH AND DEBRIS SHALL BE REMOVED AND CLEARED AWAY. SELECTED EXCAVATED MATERIAL SHALL BE PLACED SYMMETRICALLY ON ALL SIDES IN EIGHT INCH (8") MAXIMUM LAYERS; EACH LAYER SHALL BE MOISTENED, AND COMPACTED WITH MECHANICAL OR HAND TAMPERS.
8. INFILTRATION OF THE STORM DRAINAGE SYSTEM SHALL NOT EXCEED 0.60 GALLONS PER INCH OF INTERNAL PIPE DIAMETER PER ONE HUNDRED FEET (100') OF PIPELINE PER HOUR WITH A MAXIMUM HYDROSTATIC HEAD AT THE CENTER LINE OF THE PIPE OF TWENTY FIVE FEET (25'), OR AS REQUIRED BY GOVERNING CODE AUTHORITIES.
9. CATCH BASIN FRAMES AND GRATINGS: ASPHALT COATED GRAY CAST IRON, ANSI/ASTM A 48, CLASS 30 B.
10. ALL ROOF DOWNSPOUTS AND YARD DRAINS SHALL BE CONNECTED TO THE DRAINAGE SYSTEM AND ROUTED TO THE STORMWATER MANAGEMENT FACILITY.

**FLOOD ZONE NOTE:**

FLOOD NOTE: THIS PARCEL LIES IN FLOOD ZONE X (NO MINIMUM), FLOOD ZONE X (SHADED - 2% ANNUAL CHANCE FLOOD - NO MINIMUM), A (UNDETERMINED), AND FLOOD ZONE AE (7' BASE FLOOD ELEVATION) AS DETERMINED BY SCALE FROM FEMA PANEL #12131C0563H, DATED 12/30/2020, AND FURNISHED BY FEMA NATIONAL FLOOD HAZARD LAYER ONLINE GEOSPATIAL DATABASE.

**SITE BENCH MARK DATA:**

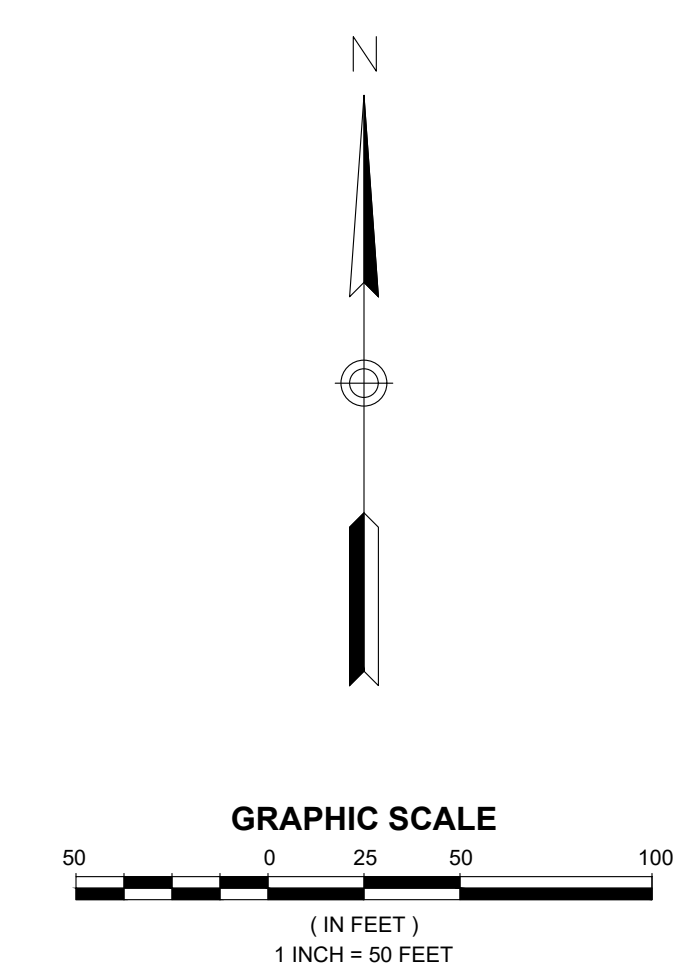
1. BEARINGS WERE HELD USING FLORIDA STATE PLANE COORDINATES (0903) NAVD 1983, ELEVATIONS WERE DETERMINED USING NAVD 1988.

**FLOOD ZONE COMPENSATORY STORAGE CALCULATIONS:**

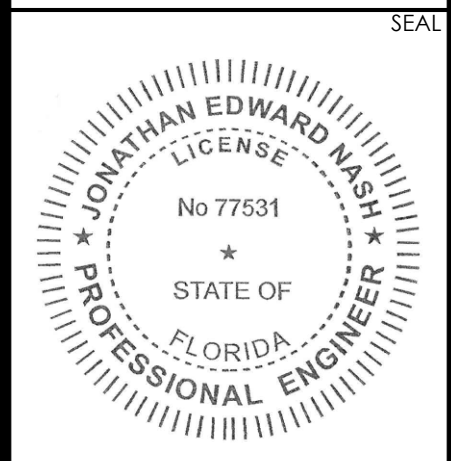
TOTAL FILL WITHIN FLOOD ZONE A (UP TO ELEVATION 7.0)	1,021 CY
TOTAL ADDITIONAL FLOOD STORAGE PROVIDED (ABOVE PEAK STAGE OF PONDS)	1,578 CY



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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

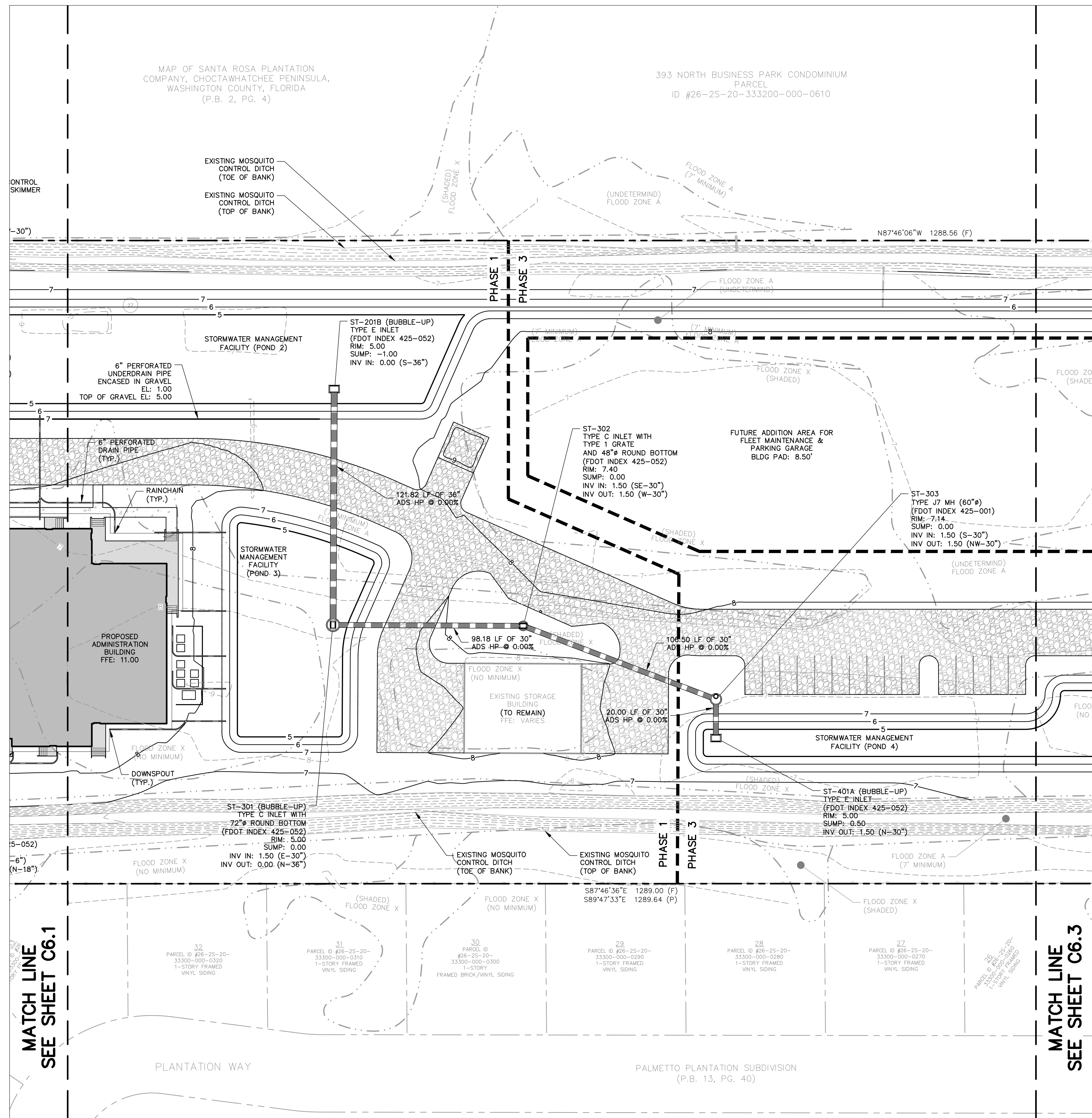
REV. #	DATE	BY	DESCRIPTION

ISSUE DATE:	18178 07/05/2023	FOR PERMIT ONLY	
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TITLE:  
**DRAINAGE PLAN KEY MAP**

SHEET No:  
**C6.0**



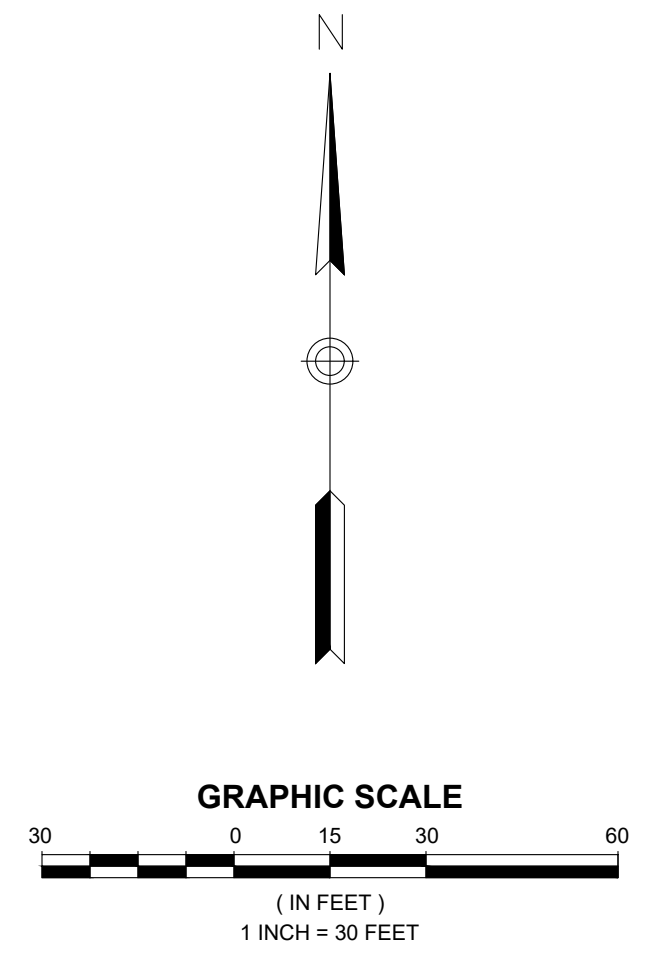


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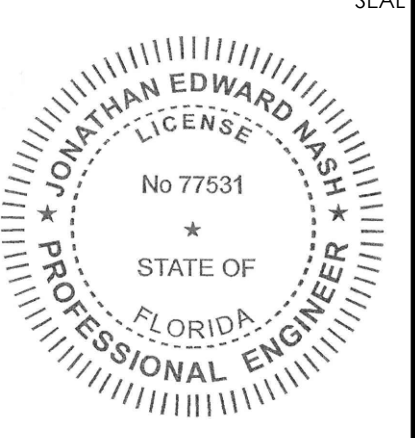
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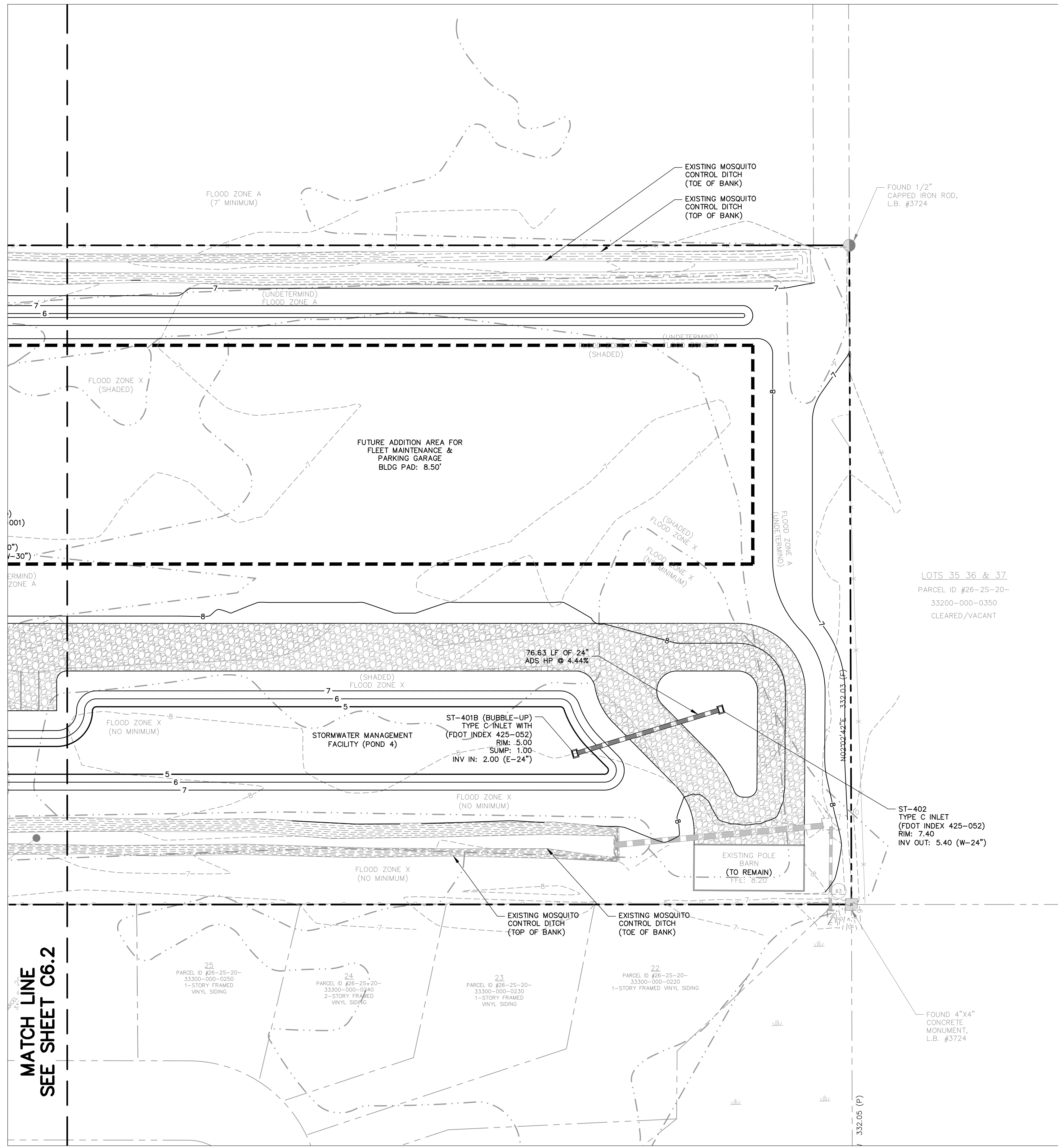
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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

REV. #	DATE	BY	DESCRIPTION

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TITLE:  
**DRAINAGE PLAN  
(2 OF 3)**

SHEET No:  
**C6.2**



MATCH LINE  
SEE SHEET C6.2

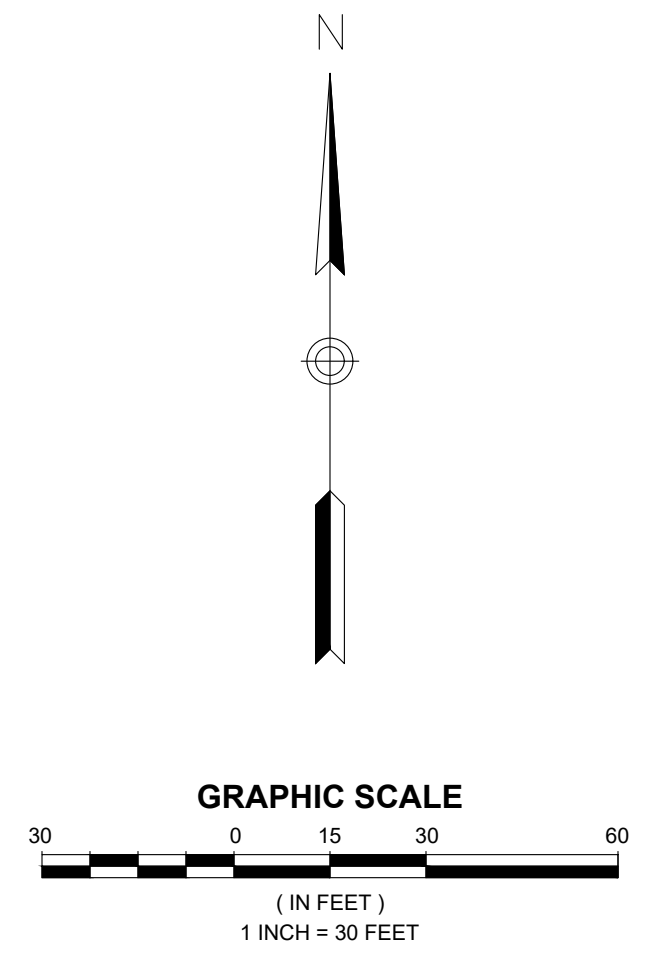
LOTS 35, 36 & 37  
PARCEL ID #26-25-20-  
33200-000-0350  
CLEARED/VACANT

ST-402  
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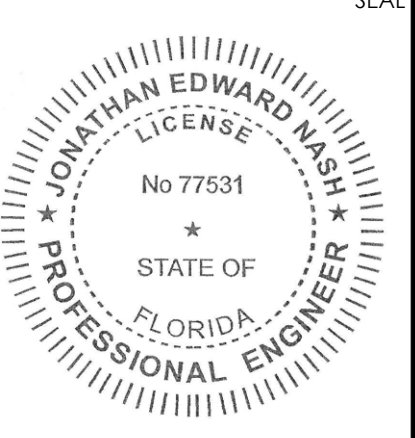
FOUND 4"x4"  
CONCRETE  
MONUMENT,  
L.B. #3724



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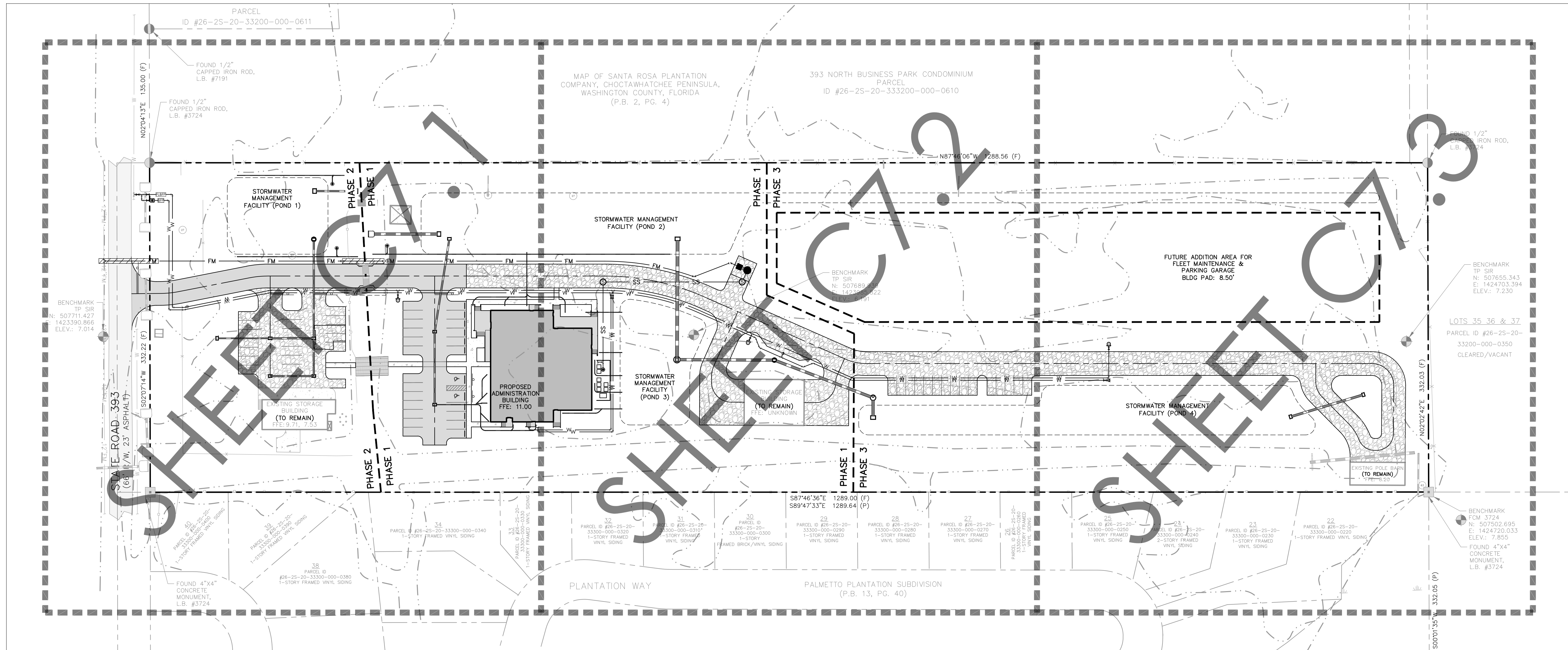
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**DRAINAGE PLAN (3 OF 3)**

SHEET No:  
**C6.3**



**UTILITY PLAN NOTES:**

1. ALL SANITARY SEWER AND POTABLE WATER CONSTRUCTION SHALL MEET THE 2023 EDITION OF THE STANDARD DESIGN AND CONSTRUCTION SPECIFICATIONS BY REGIONAL UTILITIES (OPERATED BY FLORIDA COMMUNITY SERVICES CORP OF WALTON COUNTY)
2. CONTRACTOR AND/OR DEVELOPER SHALL NOTIFY REGIONAL UTILITIES AT LEAST 24 HOURS PRIOR TO UTILITY CONSTRUCTION FOR INSPECTION AND VERIFICATION.
3. A PRE-CONSTRUCTION MEETING SHALL BE HELD WITH THE CONTRACTOR, DEVELOPER, AND ENGINEER OF RECORD PRIOR TO CONSTRUCTION.
4. CONTRACTOR SHALL MAINTAIN WATER/SEWER SEPARATION PER REGIONAL UTILITIES STANDARD DETAIL SHEET W-1, DETAIL 9 INCLUDED HEREIN.
5. WATERMANS AND WATER SERVICES CROSSING UNDER PAVEMENT SHALL BE ENCASED PER REGIONAL UTILITIES SPECIFICATIONS.

**FLOOD ZONE NOTE:**

FLOOD NOTE: THIS PARCEL LIES IN FLOOD ZONE X (NO MINIMUM), FLOOD ZONE X (SHADED - 2% ANNUAL CHANCE FLOOD - NO MINIMUM), A (UNDETERMINED), AND FLOOD ZONE AE (7' BASE FLOOD ELEVATION) AS DETERMINED BY SCALE FROM FEMA PANEL #12131C0563H, DATED 12/30/2020, AND FURNISHED BY FEMA NATIONAL FLOOD HAZARD LAYER ONLINE GEOSPATIAL DATABASE.

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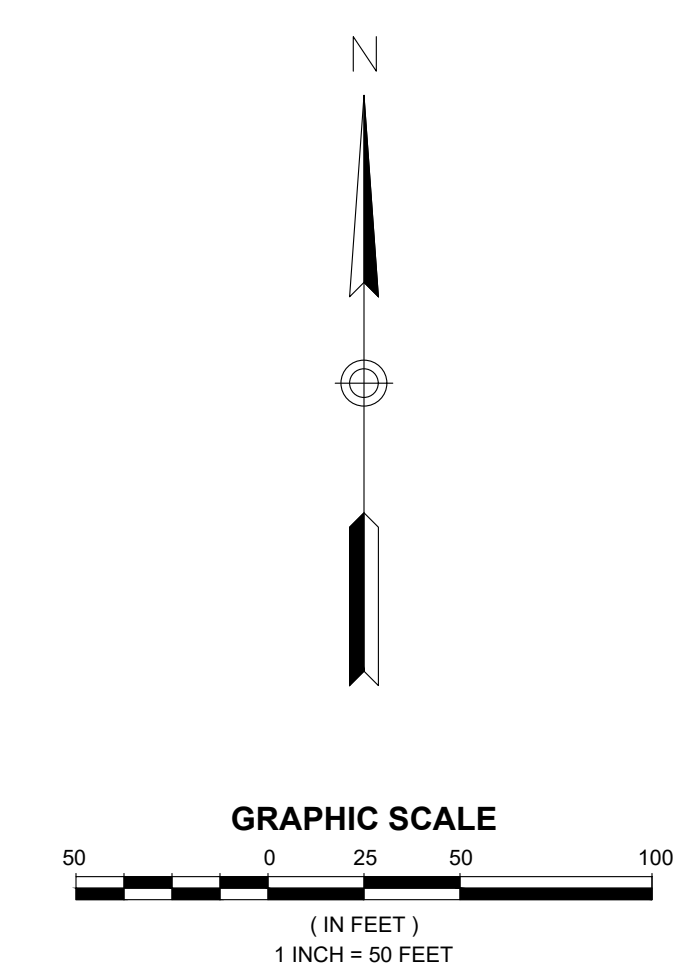
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**CONSTRUCTION NOTES:**

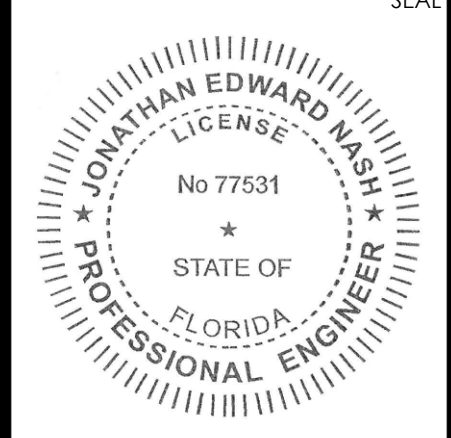
1. WHERE WATER MAINS MUST CROSS UNDER STORM LINES TO PROVIDE MINIMUM COVER, INSTALL FOUR (4) VERTICAL M.J. 45° ELBOWS TO LOWER THE WATER MAIN AS REQUIRED TO PROVIDE A MINIMUM CLEARANCE OF ONE (1) FOOT FROM THE STORM LINE. INSTALL ONE (1) FULL STICK OF DUCTILE IRON (D.I.) CENTERED BENEATH THE STORM PIPE.
2. PROVIDE BELL RESTRAINTS FOR ALL AREAS WHERE WATER MAINS CROSS UNDER PAVEMENT.



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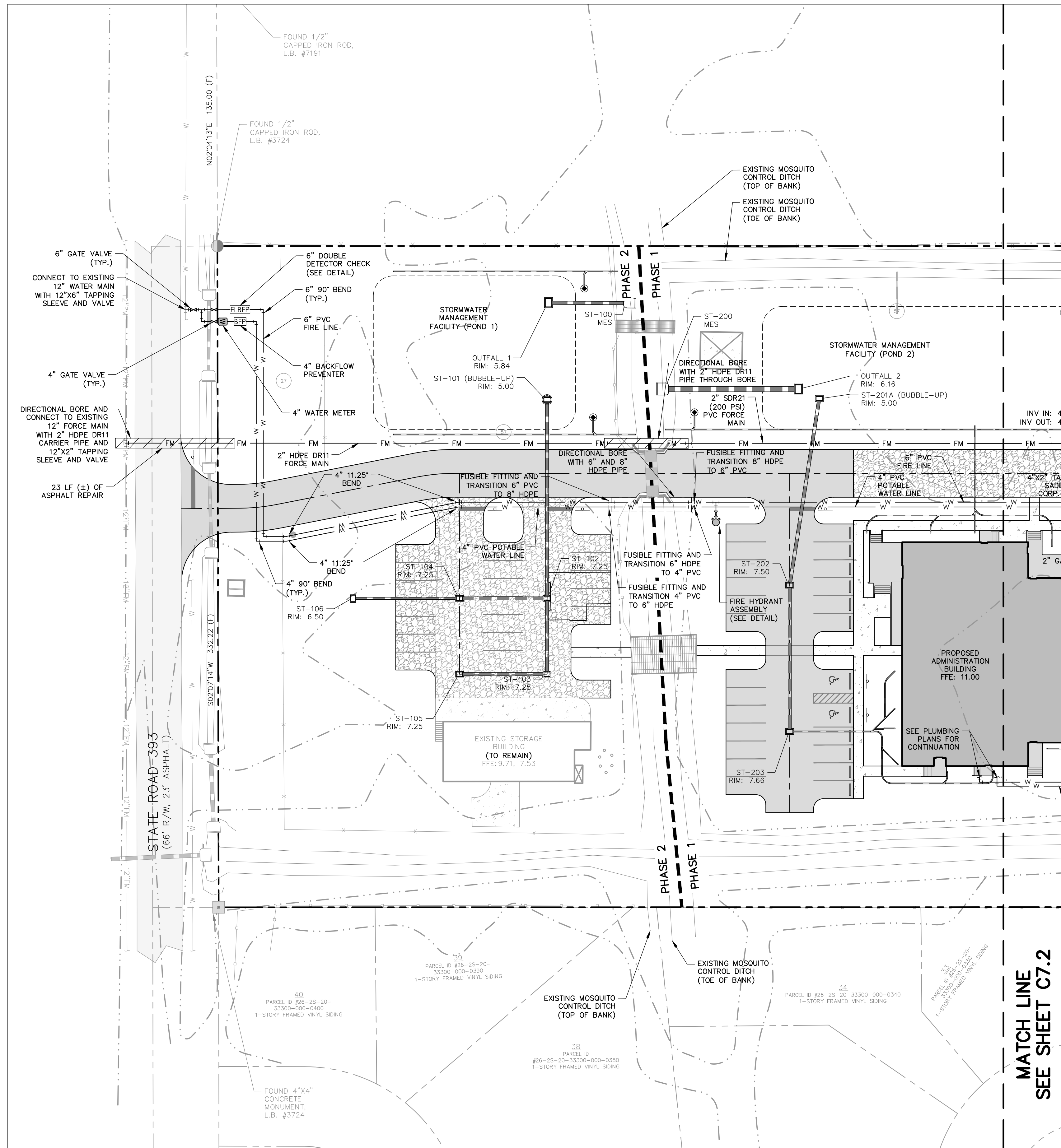
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SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

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TITLE: **UTILITY PLAN KEY MAP**  
SHEET No: **C7.0**

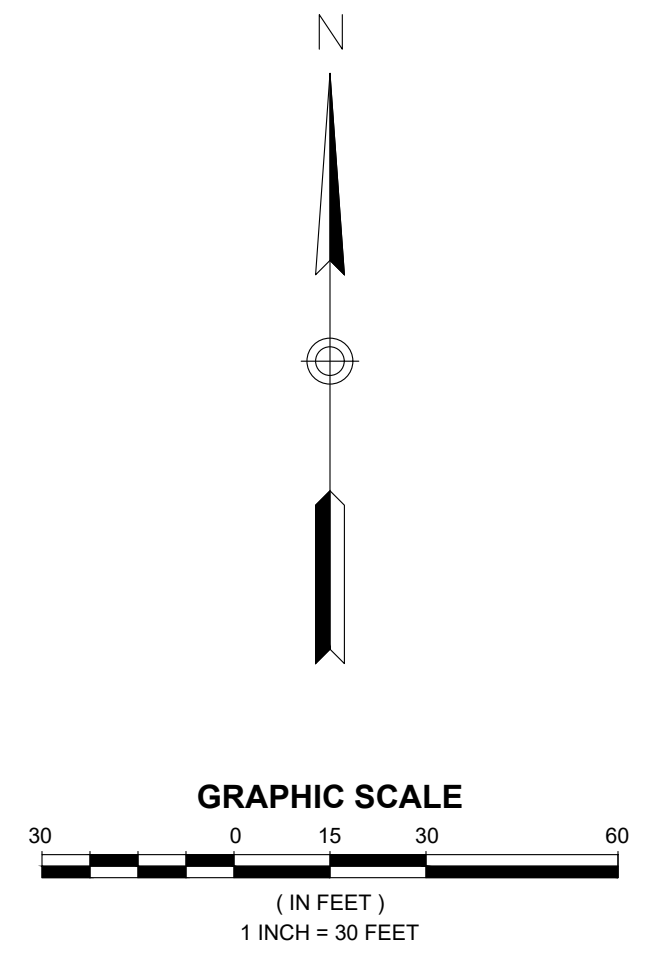




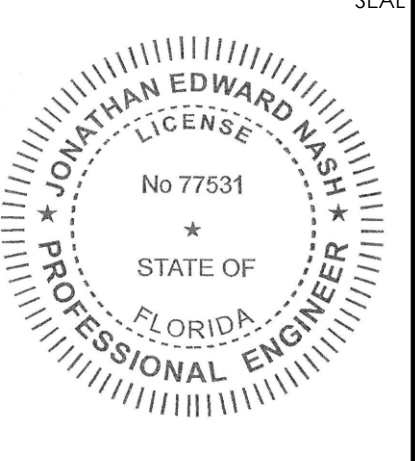
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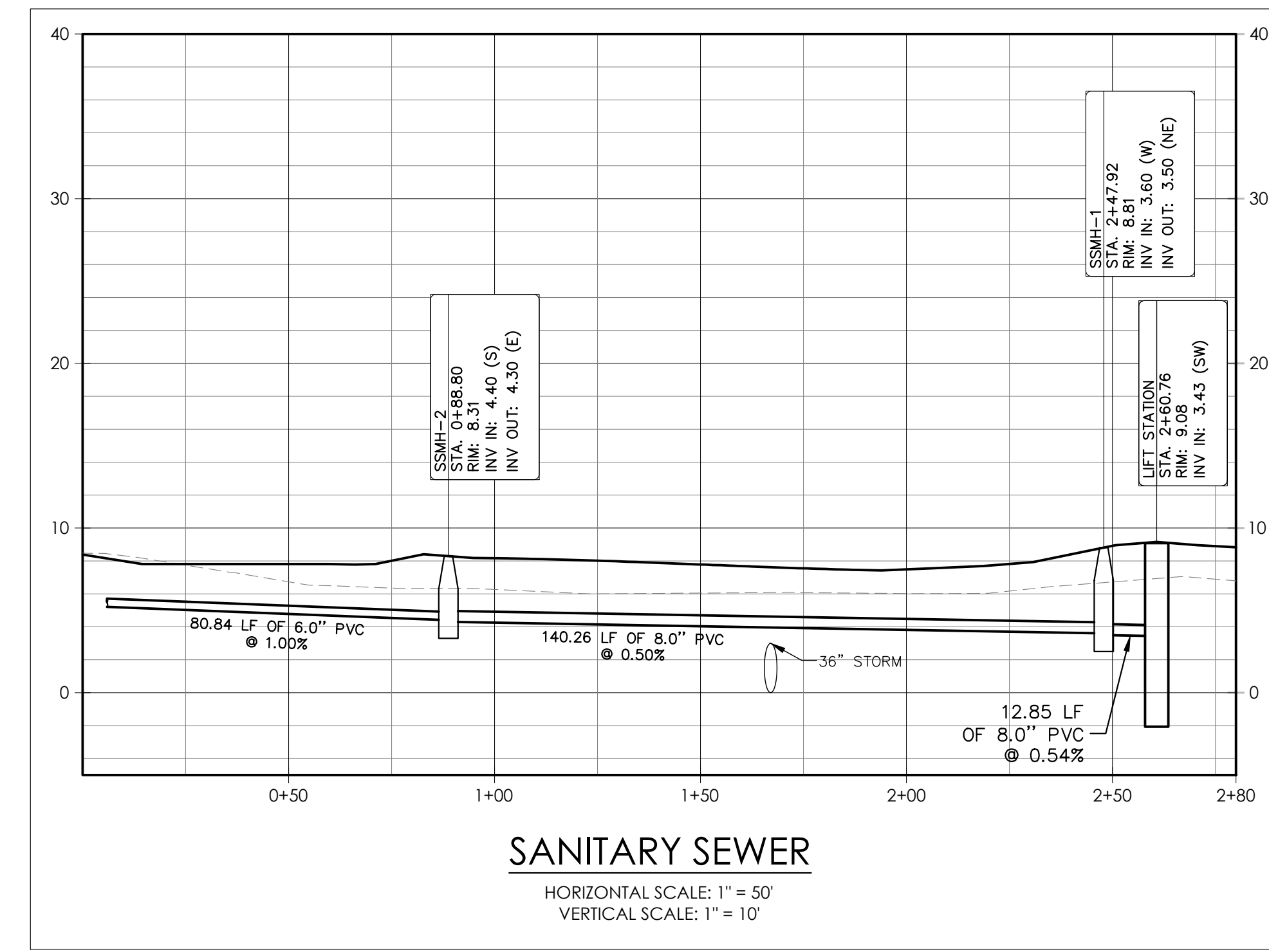
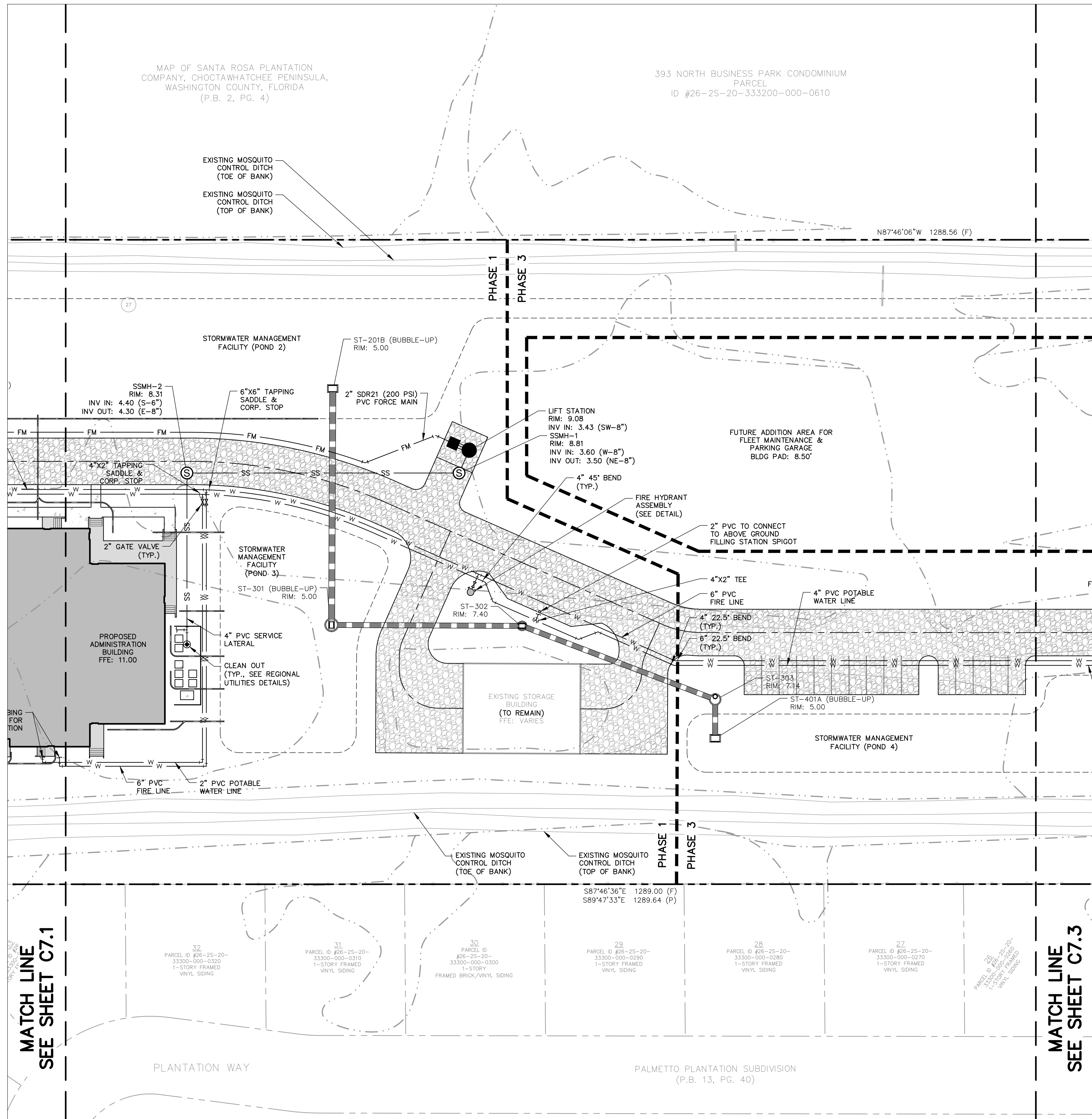
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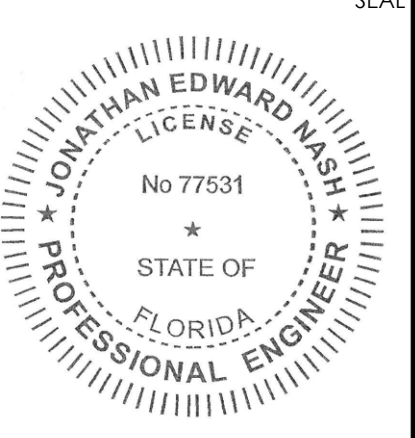
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TITLE:  
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(1 OF 3)  
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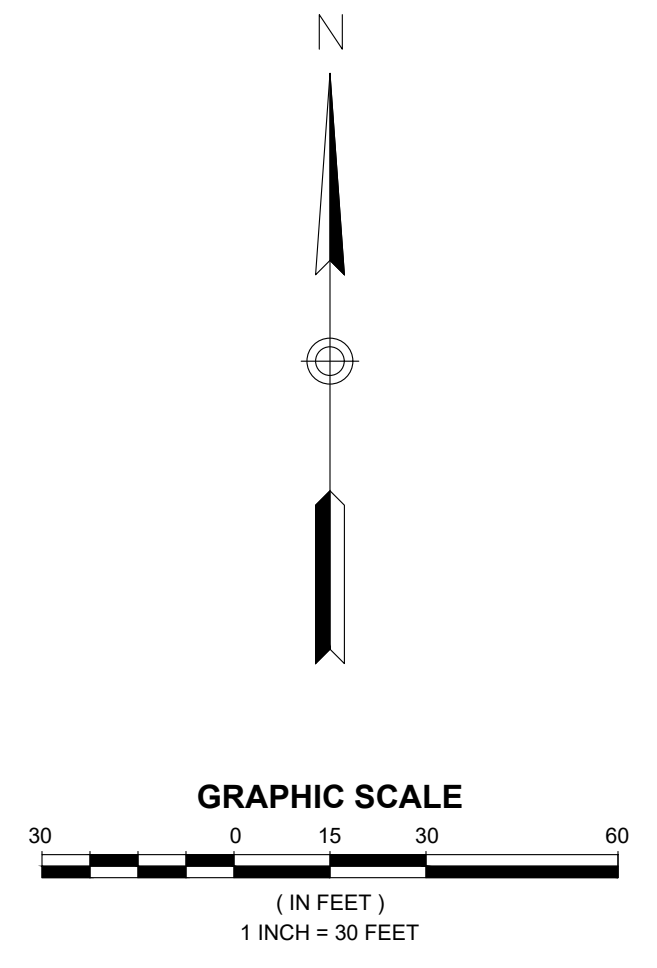
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WALTON COUNTY, FLORIDA

MATCH LINE  
SEE SHEET C7.1

MATCH LINE  
SEE SHEET C7.3



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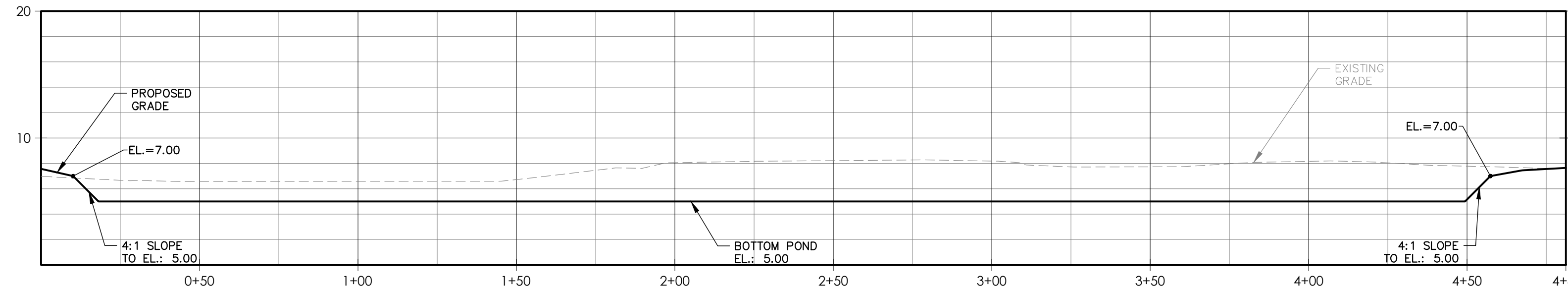
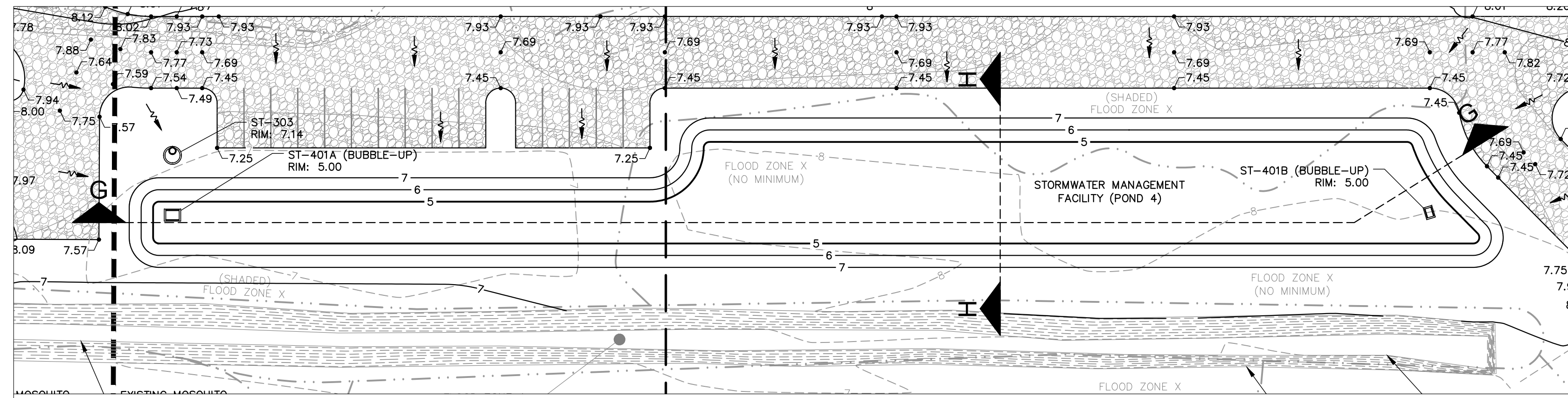
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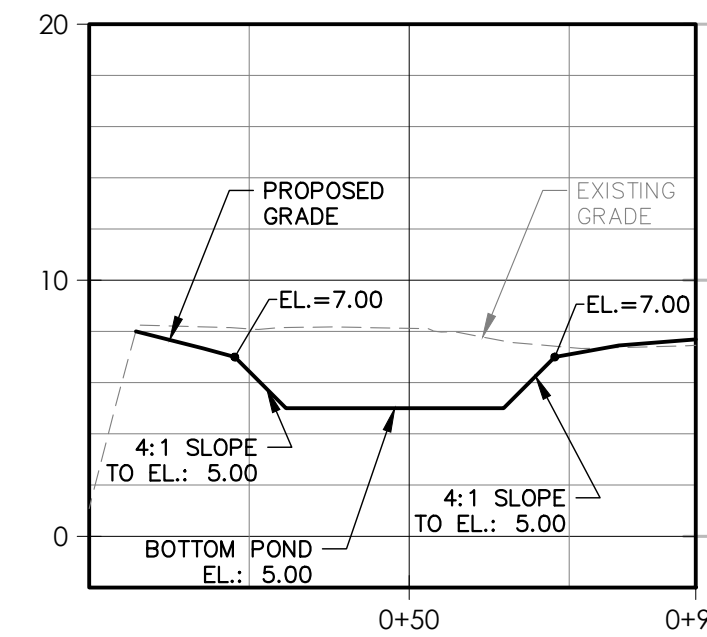






**POND SECTION G-G**

HORIZONTAL SCALE: 1" = 50'  
VERTICAL SCALE: 1" = 10'

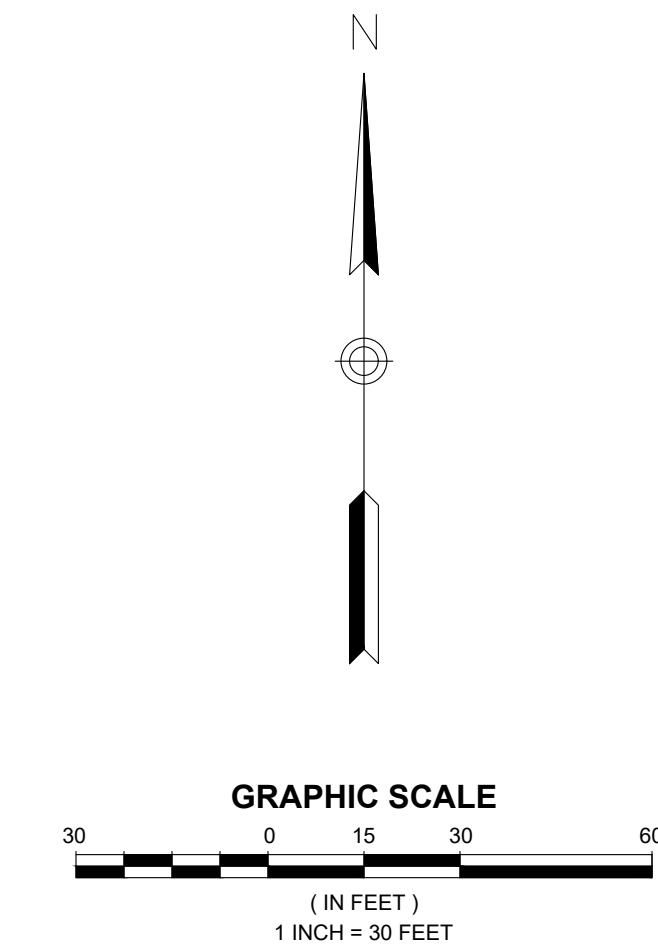


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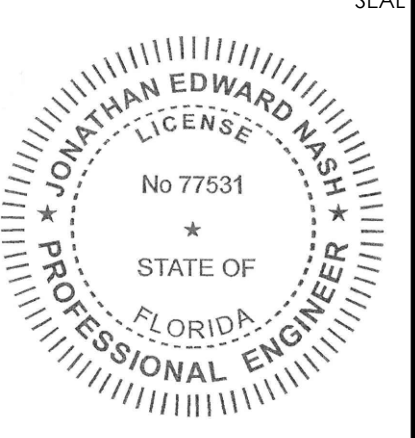
HORIZONTAL SCALE: 1" = 50'  
VERTICAL SCALE: 1" = 10'



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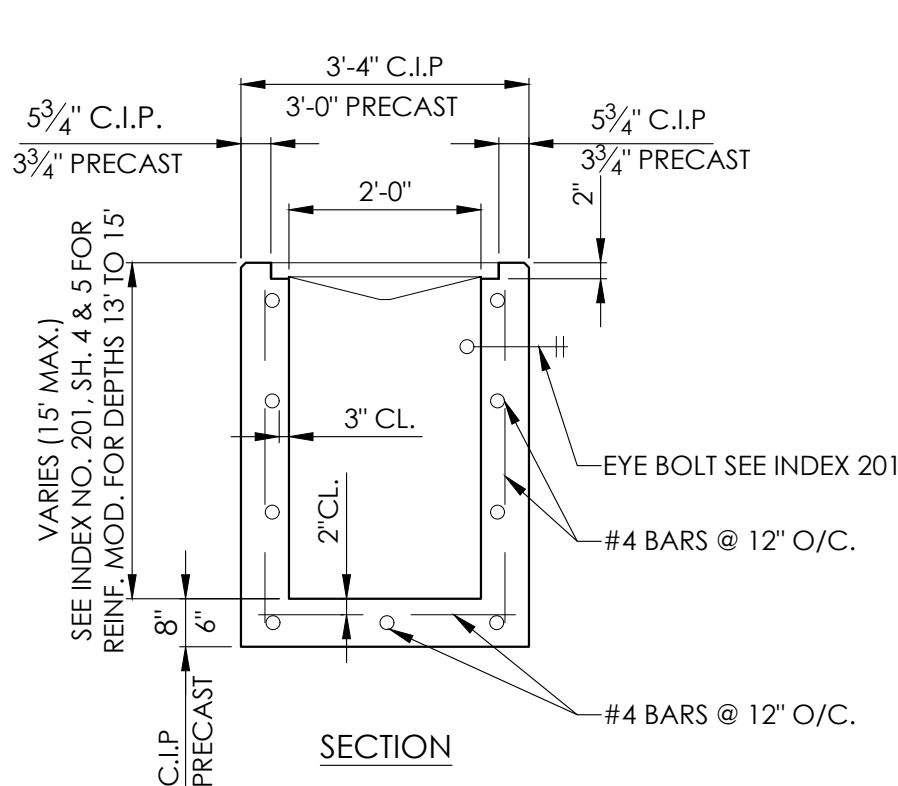
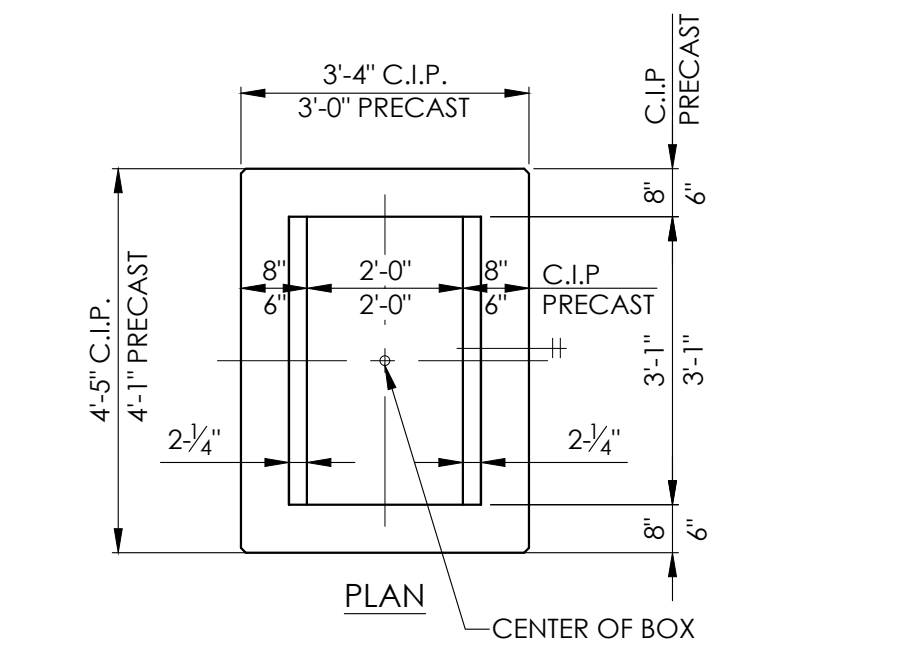
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TITLE:  
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(2 OF 2)**

SHEET No:  
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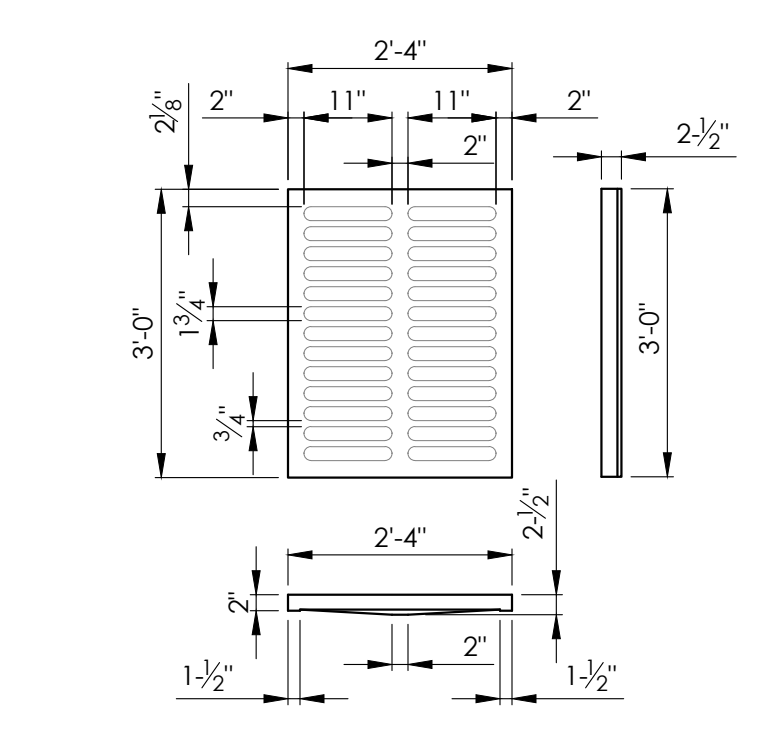


1 TYPE C INLET DETAIL FDOT INDEX 232  
NOT TO SCALE

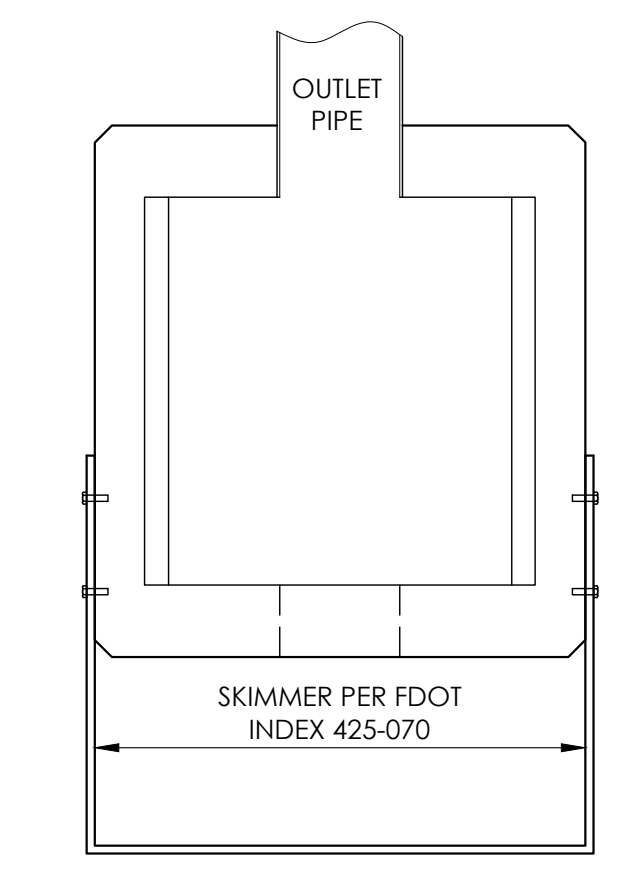
- NOTES:
1. THESE INLETS ARE SUITABLE FOR BICYCLE AND PEDESTRIAN AREAS AND ARE TO BE USED IN DITCHES, MEDIANS AND OTHER AREAS SUBJECT TO INFREQUENT TRAFFIC LOADINGS BUT ARE NOT TO BE PLACED IN AREAS SUBJECT TO ANY HEAVY WHEEL LOADS.
  2. INLETS SUBJECT TO MINIMAL DEBRIS SHOULD BE CONSTRUCTED WITHOUT SLOTS. WHERE DEBRIS IS A PROBLEM INLETS SHOULD BE CONSTRUCTED WITH SLOTS. SLOTTED INLETS LOCATED WITHIN ROADWAY CLEAR ZONES AND IN AREAS ACCESSIBLE TO PEDESTRIANS SHALL HAVE TRAVERSABLE SLOTS. THE TRAVERSABLE SLOT MODIFICATION IS NOT ADAPTABLE TO INLET TYPE H. SLOTS MAY BE CONSTRUCTED AT EITHER OR BOTH ENDS AS SHOWN ON PLANS.
  3. STEEL GRATES ARE TO BE USED ON ALL INLETS WHERE BICYCLE TRAFFIC IS ANTICIPATED. STEEL GRATES ARE TO BE USED ON ALL INLETS WITH TRAVERSABLE SLOTS. EITHER CAST IRON OR STEEL GRATES MAY BE USED ON INLETS WITHOUT SLOTS WHERE BICYCLE TRAFFIC IS NOT ANTICIPATED. EITHER CAST IRON OR STEEL GRATES MAY BE USED ON ALL INLETS WITH NON-TRAVERSABLE SLOTS. SUBJECT TO THE SELECTION DESCRIBED ABOVE, WHEN ALTERNATE G GRATE IS SPECIFIED IN THE PLANS, EITHER THE STEEL GRATE, HOT DIPPED GALVANIZED AFTER FABRICATION, OR CAST IRON GRATE MAY BE USED, UNLESS THE PLANS STIPULATE THE PARTICULAR TYPE.
  4. RECOMMENDED MAXIMUM PIPE SHOWN ARE FOR CONCRETE PIPE. PIPE SIZES LARGER THAN THOSE RECOMMENDED MUST BE CHECKED FOR FIT.
  5. ALL EXPOSED CORNERS AND EDGES OF CONCRETE ARE TO CHAMFERED 3/4\".
  6. PAVEMENT TO BE USED ON INLETS WITHOUT SLOTS AND INLETS WITH NON-TRAVERSABLE SLOTS ONLY WHEN CALLED FOR IN THE PLANS; BUT REQUIRED ON ALL TRAVERSABLE SLOT INLETS. COST TO BE INCLUDED IN CONTRACT UNIT PRICE FOR INLETS. QUANTITIES SHOWN ARE FOR INFORMATION ONLY.
  7. TRAVERSABLE SLOTS CONSTRUCTED IN EXISTING INLETS SHALL BE PAID FOR AS INLETS PARTIAL, AND SHALL INCLUDE THE COST FOR SLOT OPENINGS, PAVING AND ANY REQUIRED REPLACEMENT GRATES.
  8. SODDING TO BE USED ON ALL INLETS NOT LOCATED IN PAVED AREAS AND PAID FOR UNDER CONTRACT UNIT PRICE FOR SODDING, SY.
  9. FOR SUPPLEMENTARY DETAILS SEE INDEX NO. 201.

WALL DEPTH	SCHEDULE	AREA (IN. <sup>2</sup> /FT.)	MAX. SPACING	
			BAR	WWF
0'-15"	A12	0.20	12"	8"

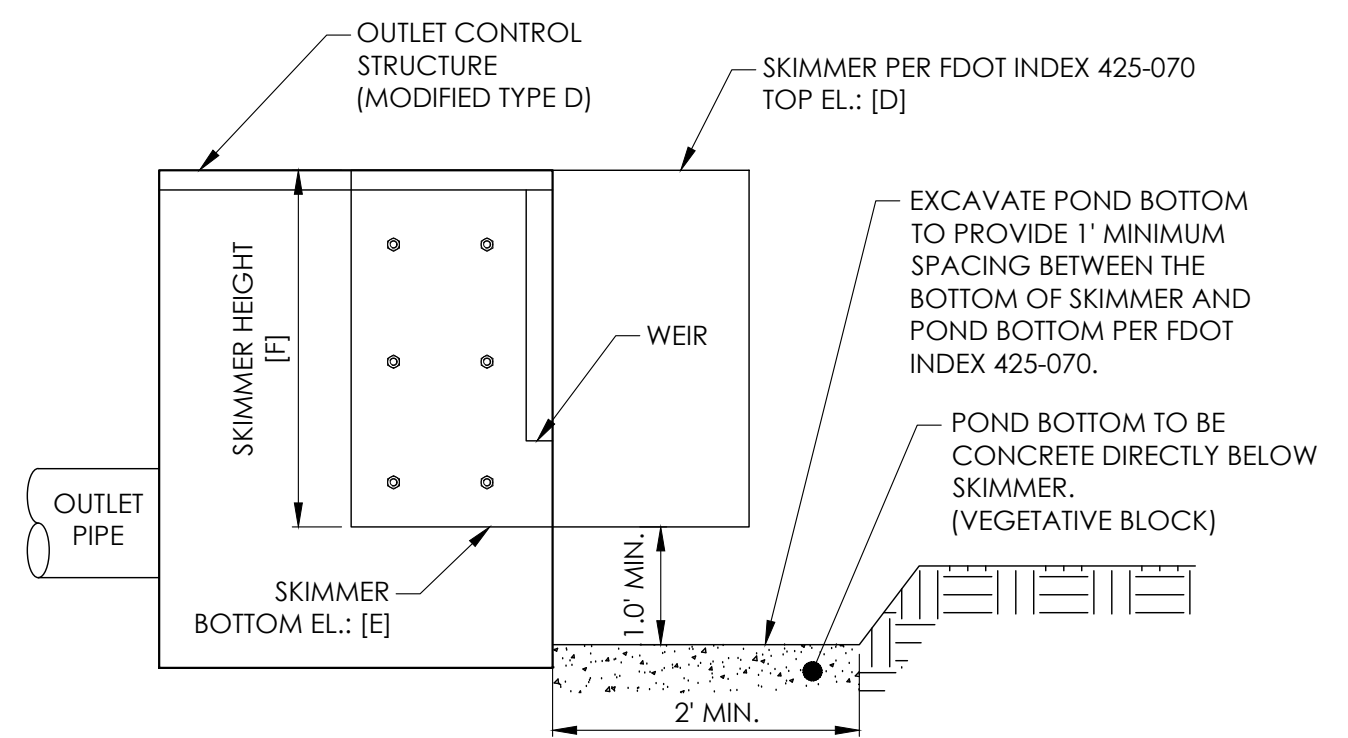
RECOMMENDED MAXIMUM PIPE SIZE:  
2'-0" WALL - 18" PIPE  
3'-1" WALL - 24" PIPE (18" WHERE AN 18" PIPE ENTERS A 2'-0" WALL)



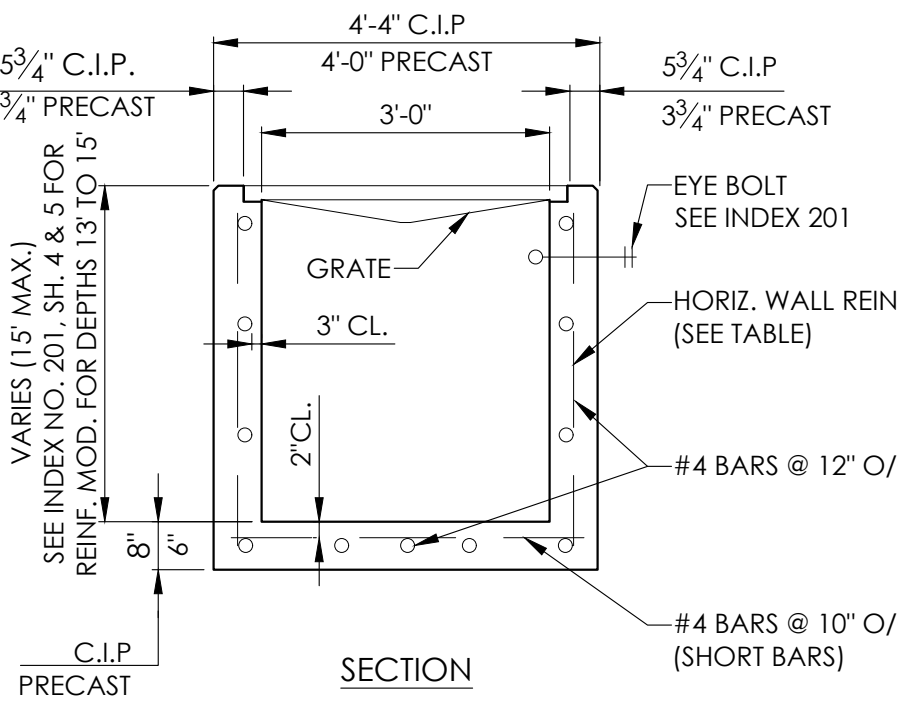
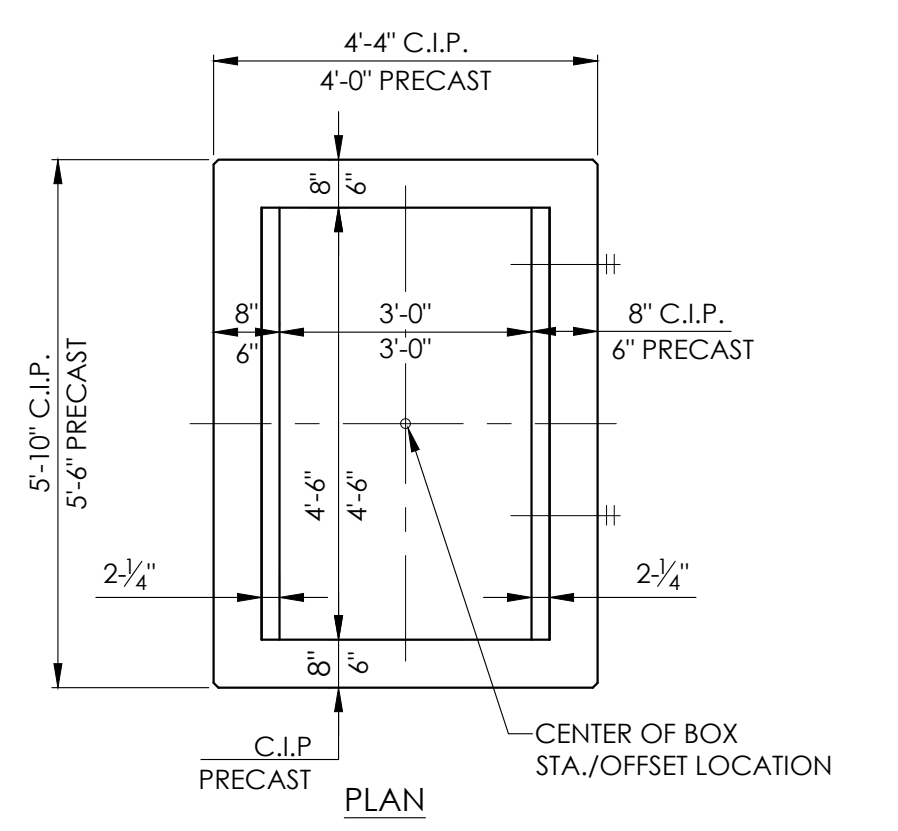
2 TYPE C INLET GRATE (TYPE I)  
NOT TO SCALE



STRUCTURE #	GRATE ELEVATION [A] (FT)	WEIR WIDTH [B] (FT)	WEIR ELEVATION [C] (FT)	SKIMMER TOP ELEVATION [D] (FT)	SKIMMER BOTTOM ELEVATION [E] (IN)	SKIMMER HEIGHT (PER INDEX) [F] (IN)
OUTFALL STRUCTURE 1	5.84'	3.0'	5.42'	5.84'	4.84'	12"
OUTFALL STRUCTURE 2	6.16	8.0'	5.50'	6.16'	4.99'	14"



3 OUTFALL STRUCTURE W/ SKIMMER (FDOT INDEX 425-070)  
NOT TO SCALE

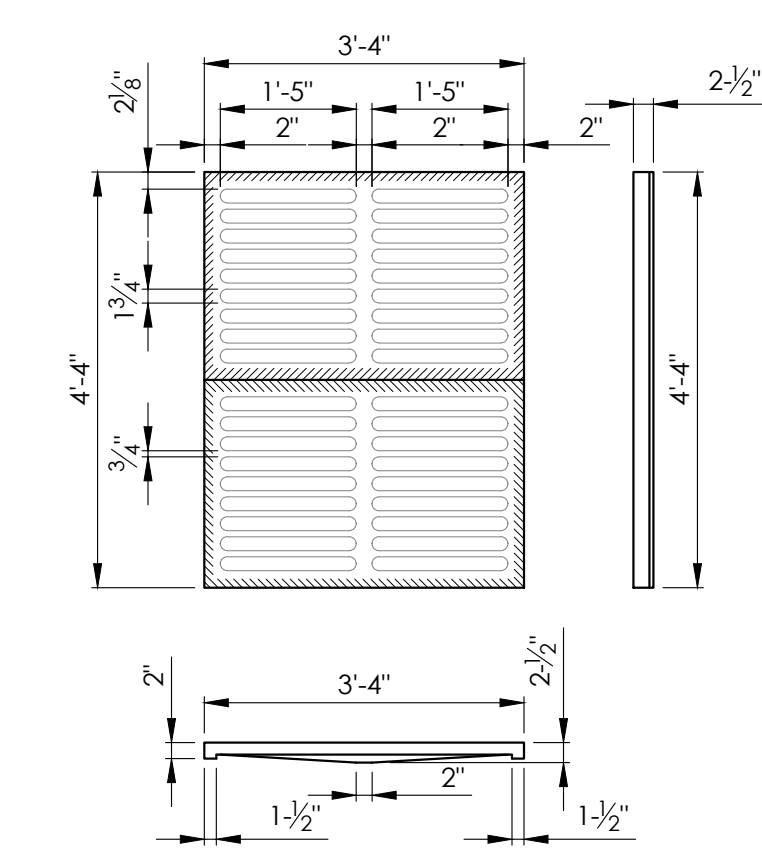


4 TYPE E INLET DETAIL FDOT INDEX 232  
NOT TO SCALE

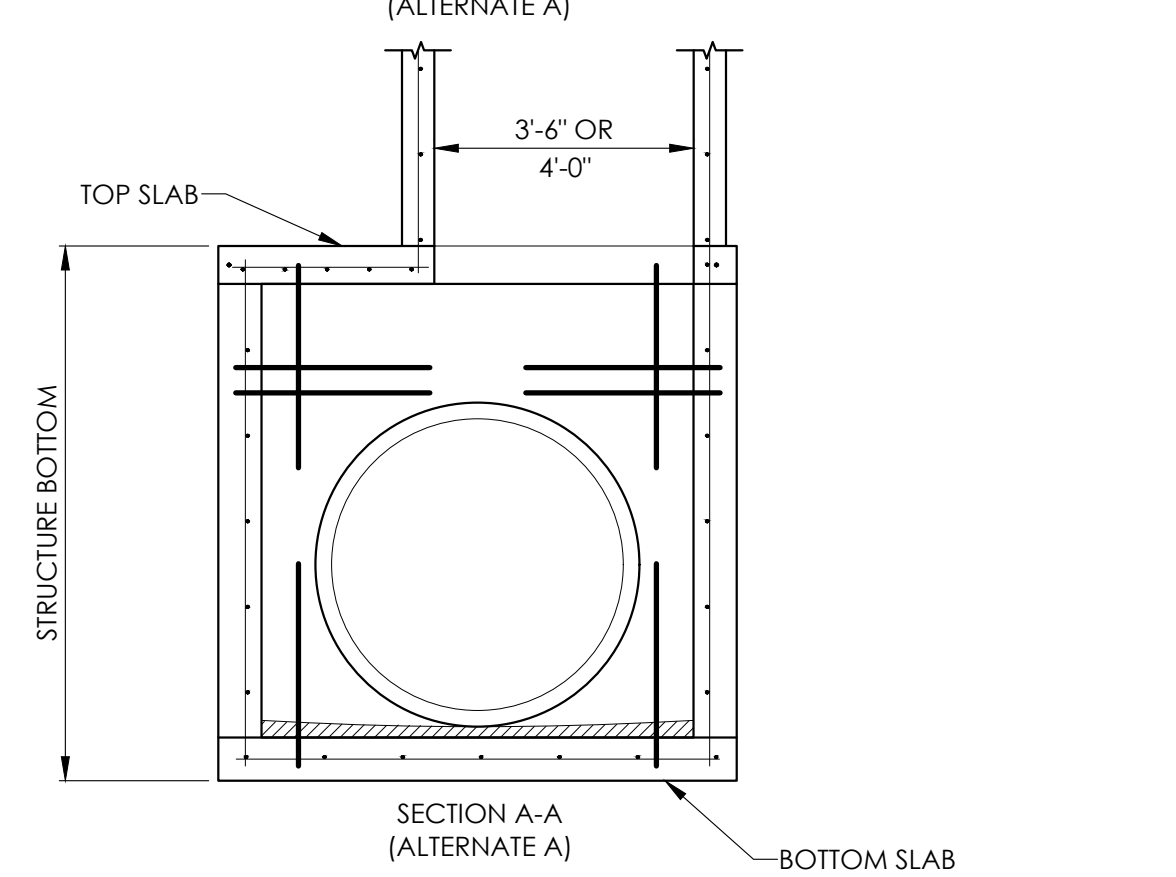
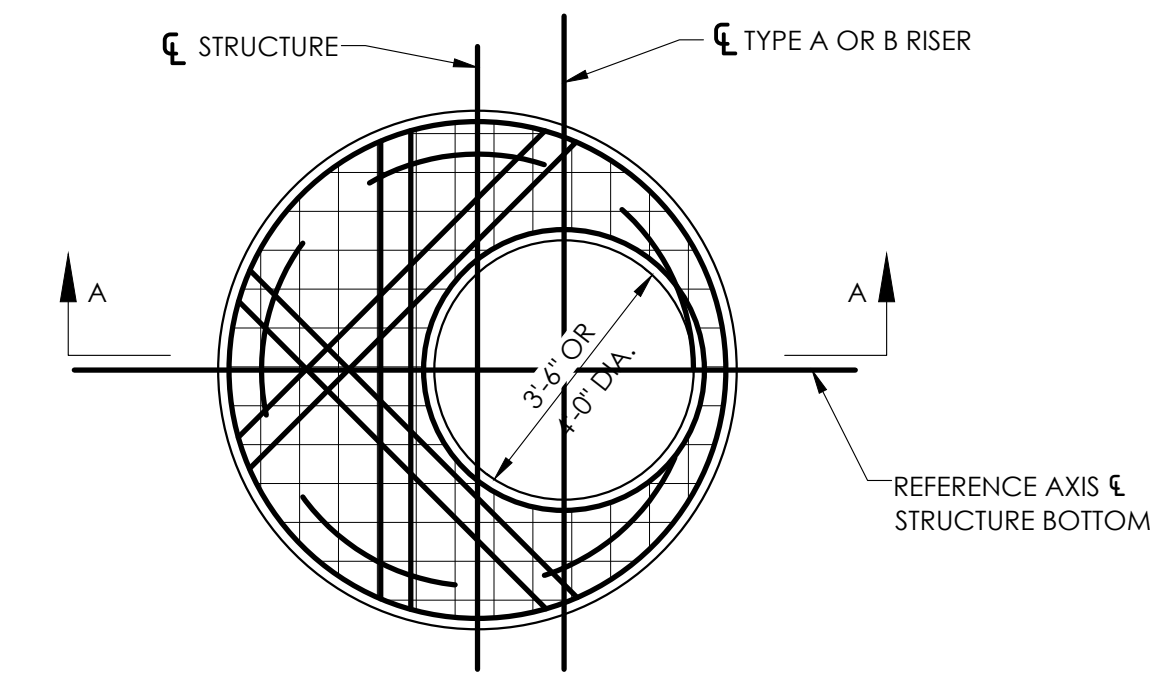
- NOTES:
1. THESE INLETS ARE SUITABLE FOR BICYCLE AND PEDESTRIAN AREAS AND ARE TO BE USED IN DITCHES, MEDIANS AND OTHER AREAS SUBJECT TO INFREQUENT TRAFFIC LOADINGS BUT ARE NOT TO BE PLACED IN AREAS SUBJECT TO ANY HEAVY WHEEL LOADS. THESE INLET MAY BE PLACED IN AREAS SUBJECT TO OCCASIONAL PEDESTRIAN TRAFFIC SUCH AS LANDSCAPED AREAS AND PAVEMENT AREAS WHERE PEDESTRIANS CAN WALK AROUND THE INLET.
  2. INLETS SUBJECT TO MINIMAL DEBRIS SHOULD BE CONSTRUCTED WITHOUT SLOTS. WHERE DEBRIS IS A PROBLEM INLETS SHOULD BE CONSTRUCTED WITH SLOTS. SLOTTED INLETS LOCATED WITHIN ROADWAY CLEAR ZONES AND AREAS SUBJECT TO PEDESTRIANS SHALL HAVE TRAVERSABLE SLOTS. THE TRAVERSABLE SLOT MODIFICATION IS NOT ADAPTABLE TO INLET TYPE H. SLOTS MAY BE CONSTRUCTED AT EITHER OR BOTH ENDS AS SHOWN ON PLANS.
  3. STEEL GRATES ARE TO BE USED ON ALL INLETS WHERE BICYCLE TRAFFIC IS ANTICIPATED. STEEL GRATES ARE TO BE USED ON ALL INLETS WITH TRAVERSABLE SLOTS. EITHER CAST IRON OR STEEL GRATES MAY BE USED ON INLETS WITHOUT SLOTS WHERE BICYCLE TRAFFIC IS NOT ANTICIPATED. EITHER CAST IRON OR STEEL GRATES MAY BE USED ON ALL INLETS WITH NON-TRAVERSABLE SLOTS. SUBJECT TO THE SELECTION DESCRIBED ABOVE, WHEN ALTERNATE G GRATE IS SPECIFIED IN THE PLANS, EITHER THE STEEL GRATE, HOT DIPPED GALVANIZED AFTER FABRICATION, OR CAST IRON GRATE MAY BE USED, UNLESS THE PLANS STIPULATE THE PARTICULAR TYPE.
  4. RECOMMENDED MAXIMUM PIPE SHOWN ARE FOR CONCRETE PIPE. PIPE SIZES LARGER THAN THOSE RECOMMENDED MUST BE CHECKED FOR FIT.
  5. ALL EXPOSED CORNERS AND EDGES OF CONCRETE ARE TO CHAMFERED 3/4\".
  6. PAVEMENT TO BE USED ON INLETS WITHOUT SLOTS AND INLETS WITH NON-TRAVERSABLE SLOTS ONLY WHEN CALLED FOR IN THE PLANS; BUT REQUIRED ON ALL TRAVERSABLE SLOT INLETS. COST TO BE INCLUDED IN CONTRACT UNIT PRICE FOR INLETS. QUANTITIES SHOWN ARE FOR INFORMATION ONLY.
  7. TRAVERSABLE SLOTS CONSTRUCTED IN EXISTING INLETS SHALL BE PAID FOR AS INLETS PARTIAL, AND SHALL INCLUDE THE COST FOR SLOT OPENINGS, PAVING AND ANY REQUIRED REPLACEMENT GRATES.
  8. SODDING TO BE USED ON ALL INLETS NOT LOCATED IN PAVED AREAS AND PAID FOR UNDER CONTRACT UNIT PRICE FOR SODDING, SY.
  9. FOR SUPPLEMENTARY DETAILS SEE INDEX NO. 201.

WALL DEPTH	SCHEDULE	AREA (IN. <sup>2</sup> /FT.)	MAX. SPACING	
			BAR	WWF
0'-5"	A12	0.20	12"	8"
0'-7.5"	A6	0.20	6"	8"
7.5'-10"	B5.5	0.24	5 1/2"	5"
10'-15"	C6.5	0.37	6 1/2"	6"

RECOMMENDED MAXIMUM PIPE SIZE:  
3'-0" WALL - 24" PIPE  
4'-6" WALL - 36" PIPE

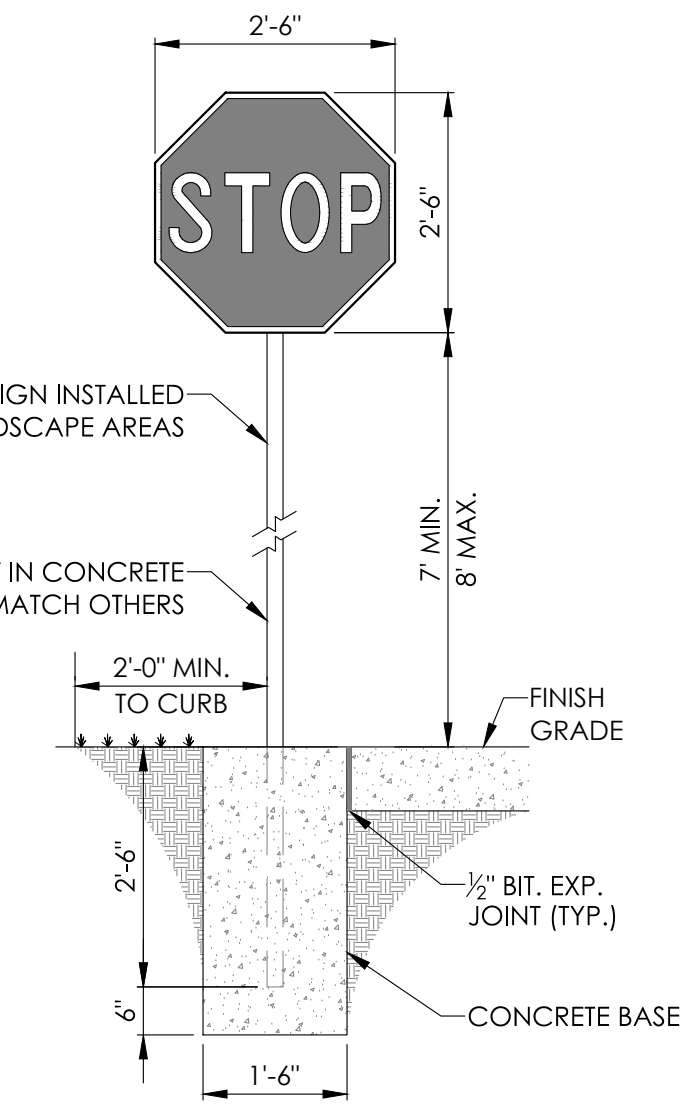


5 TYPE E INLET GRATE DETAIL FDOT INDEX 232  
NOT TO SCALE



NOTE:  
REFERENCE FDOT INDEX NO. 200, SHEETS NO. 1-5

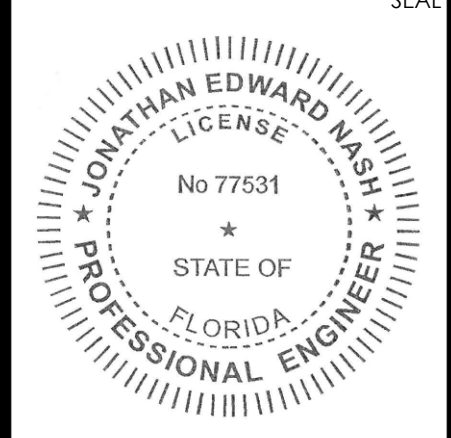
6 STRUCTURE BOTTOMS TYPE J AND P  
NOT TO SCALE



- NOTES:
1. EMBEDMENT DEPTH IS 2'-6" FOR 2.0" AND 2.5" COLUMN (POST) STUBS AND 3'-6" FOR 3.0" AND 3.5" COLUMN (POST) STUBS
  2. CONCRETE FOUNDATION MAY BE CLASS NON STRUCTURAL IF POURED MONOLICALLY WITH SIDEWALK OR SEPARATOR.

7 STOP SIGN DETAIL (R1-1)  
NOT TO SCALE

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1394 Co. Hwy. 295 S.E. of Ft. St. John, Ft. St. John, FL 32049  
(850) 403-4555 www.oconnellengineers.com



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY: JONATHAN E. NASH, P.E.  
ON: JULY 5, 2023  
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

REV. #	DATE	BY	DESCRIPTION

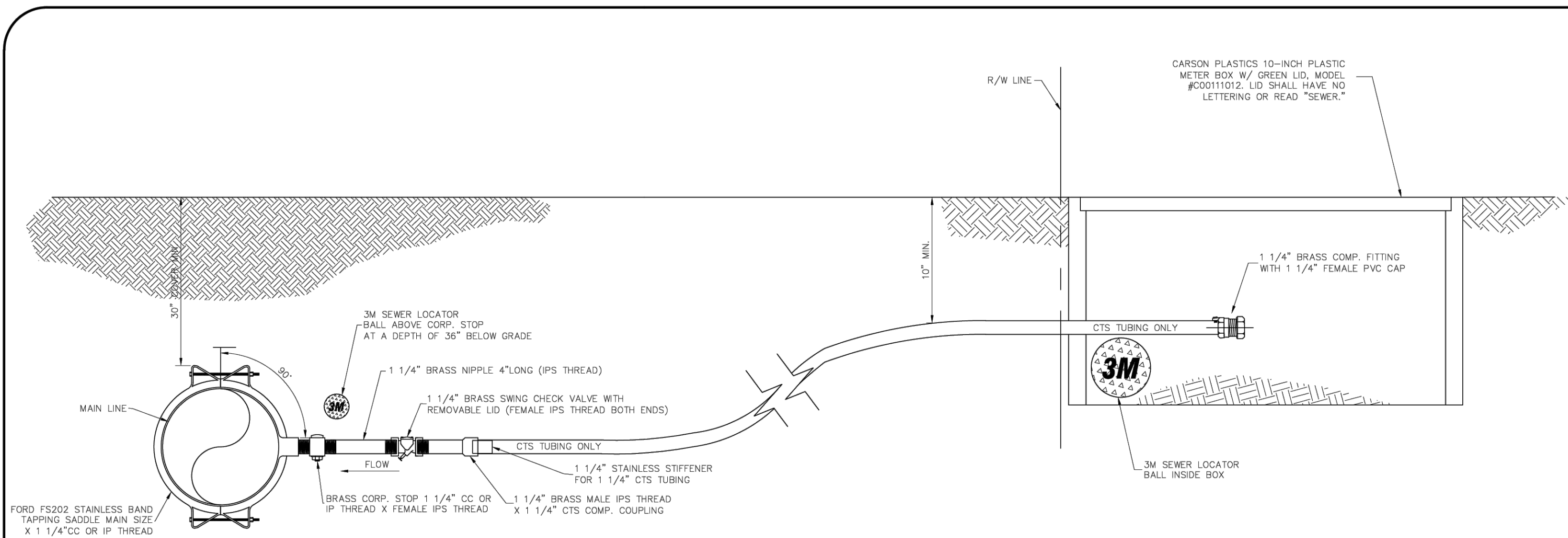
ISSUE:	FOR PERMIT ONLY
DATE:	07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE:  
**CONSTRUCTION DETAILS**  
SHEET No:  
**C10.0**

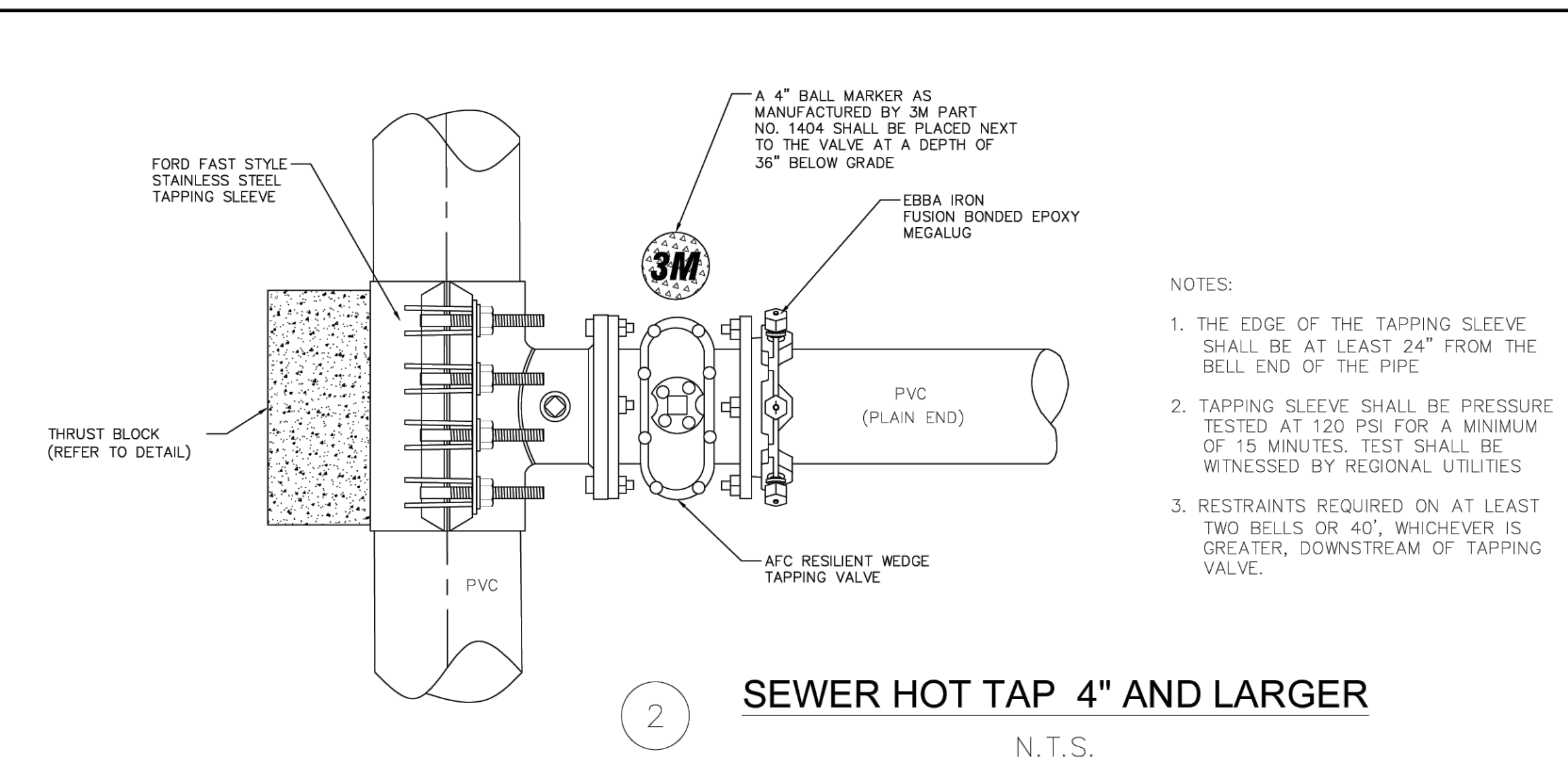








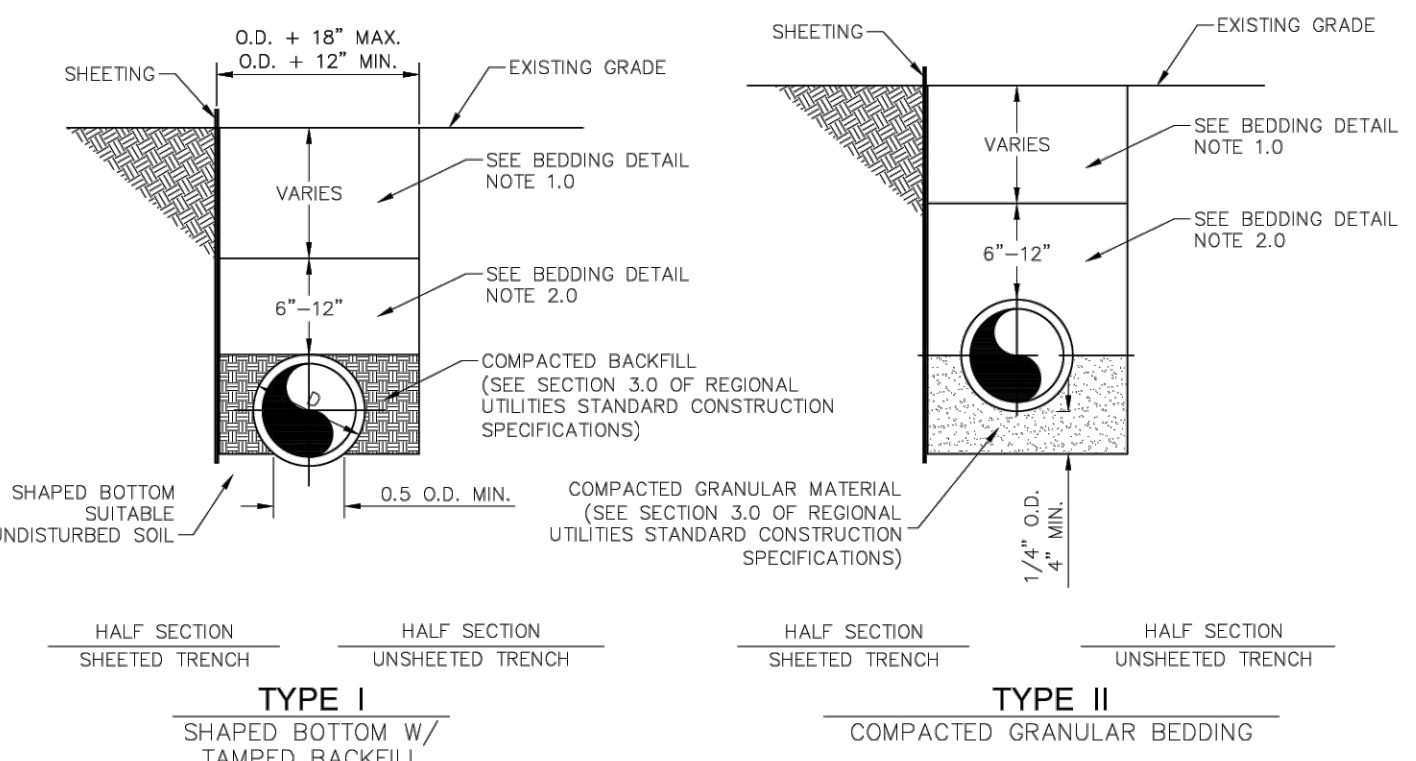
1 LOW PRESSURE SERVICE  
N.T.S.



2 SEWER HOT TAP 4" AND LARGER  
N.T.S.

- NOTES:
1. THE EDGE OF THE TAPPING SLEEVE SHALL BE AT LEAST 24" FROM THE BELL END OF THE PIPE
  2. TAPPING SLEEVE SHALL BE PRESSURE TESTED AT 120 PSI FOR A MINIMUM OF 15 MINUTES. TEST SHALL BE WITNESSED BY REGIONAL UTILITIES
  3. RESTRAINTS REQUIRED ON AT LEAST TWO BELLS OR 40', WHICHEVER IS GREATER, DOWNSTREAM OF TAPPING VALVE.

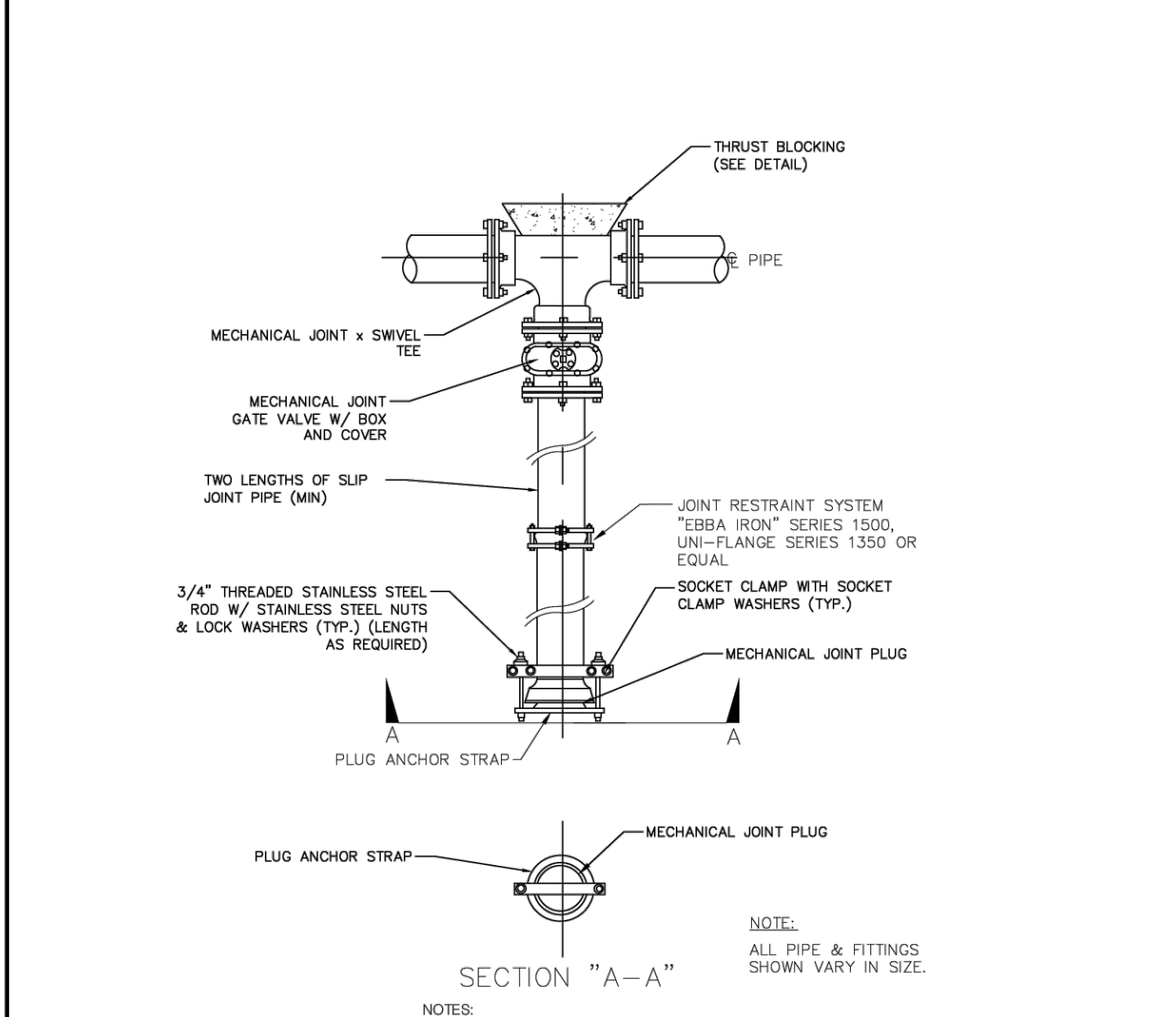
- BEDDING DETAIL NOTES:**
- 1.0 THE BACKFILL TO A POINT TWELVE (12) INCHES ABOVE THE PIPE SHALL BE PLACED BY HAND AND SHALL BE CAREFULLY SELECTED MATERIAL FREE FROM ROCKS, BOULDERS, CLODS, ORGANIC MATERIAL, OR OTHER DEBRIS AND LIGHTLY COMPACTED PRIOR TO PLACING REMAINING BACKFILL. THE BALANCE OF THE BACKFILL MAY BE PLACED IN THE DITCH BY HAND OR BY MECHANICAL EQUIPMENT. NO BACKFILL SHALL BE DROPPED DIRECTLY ONTO EXPOSED PIPE.
  - 2.0 CONTRACTOR SHALL EMPLOY AN EXCAVATOR-MOUNTED TRENCH ROLLER OR OTHER MECHANICAL COMPACTATION EQUIPMENT TO PROVIDE BACKFILL DENSITIES OF 90% OR GREATER AT ±2% OPTIMUM MOISTURE CONTENT. SURFACE FLOODING AND WATER JETTING OF BACKFILL SHALL NOT BE PERMITTED FOR BACKFILL CONSOLIDATION.
  - 3.0 ALL BACKFILL SHALL BE IN ACCORDANCE WITH SECTION 3.0 OF REGIONAL UTILITIES CONSTRUCTION SPECIFICATIONS.
  - 4.0 PIPE COVER SHALL NOT BE LESS THAN 36 INCHES, NOR GREATER THAN 48 INCHES EXCEPT WHERE SPECIFICALLY SHOWN ON THE CONSTRUCTION DRAWINGS AND APPROVED BY REGIONAL UTILITIES.



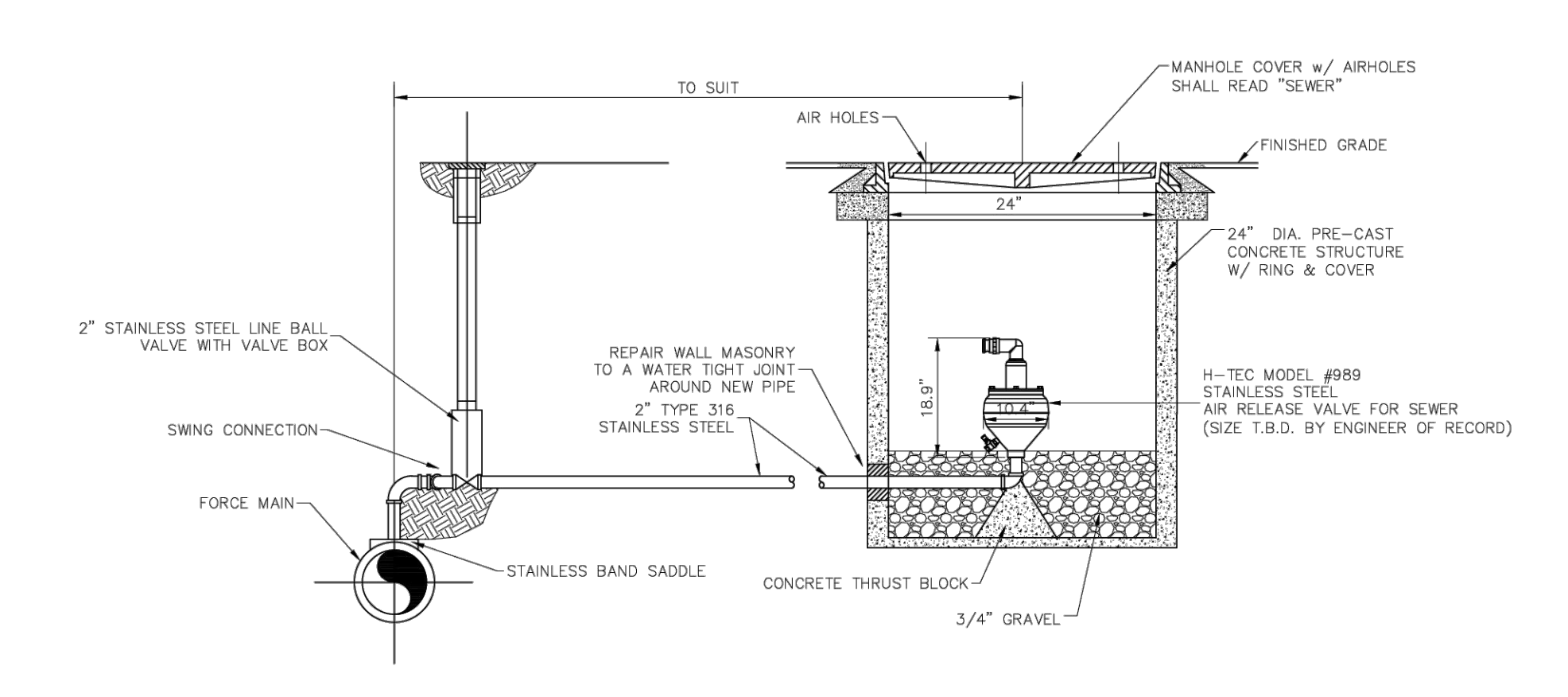
3 TYPICAL BEDDING DETAIL  
N.T.S.

**PRESSURE SEWER GENERAL NOTES:**

1. ALL MECHANICAL JOINT FITTINGS ON PRESSURE PIPE SHALL HAVE BOTH "MEGALUG" TYPE JOINT RESTRAINING GLANDS AND THRUST BLOCKS.
2. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND MEETING THE REQUIREMENTS OF REGIONAL UTILITIES STANDARD DETAILS AND SPECIFICATIONS LATEST EDITION.
3. ANY LOCATION WHERE PRESSURE PIPELINE CURVATURE EXCEEDS MANUFACTURERS' SPECIFICATIONS; APPROPRIATE MECHANICAL JOINT FITTINGS SHALL BE USED.
4. ALL 2-INCH VALVES SHALL BE BALL TYPE - 2-INCH GATE VALVES SHALL NOT BE USED.
5. ALL TIE IN TO EXISTING PRESSURIZED PIPELINES SHALL BE BY TAPPING SLEEVE (3 INCH TAP AND LARGER) (OR TAPPING SADDLE, 2 INCH TAP AND SMALLER) AND VALVE.
6. DEVELOPERS OF PRIVATE PROJECTS SHALL PROVIDE ALL WETLANDS PERMITS NECESSARY FOR UTILITY CONSTRUCTION.
7. ALL MANHOLES SHALL HAVE FINISHED GRADING AROUND THEM FOR PROTECTION PRIOR TO ACCEPTANCE BY REGIONAL UTILITIES.
8. ALL SEWER MAINS SHALL BE COVERED TO FINISH GRADING FOR PROTECTION PRIOR TO ACCEPTANCE BY REGIONAL UTILITIES.
9. LOCATOR BALLS PER SPECIFICATIONS SHALL BE REQUIRED AT ALL FORCE MAIN VALVE LOCATIONS.
10. JOINT RESTRAINTS SHALL BE REQUIRED ON ALL FORCE MAINS LOCATED IN PAVED AREAS.
11. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH REGIONAL UTILITIES' WRITTEN SPECIFICATIONS, LATEST EDITION.
12. AT ALL HIGH POINTS CRESTED DURING FORCE MAIN CONSTRUCTIONS, AIR RELEASE VALVES SHALL BE CONSTRUCTED.
13. CTS TUBING SHALL ONLY BE USED FOR LOW-PRESSURE GRINDER SERVICES.
14. ALL GRINDER SERVICES SHALL BE PRESSURE/FLOW TESTED.
15. PRIOR TO A FINAL INSPECTION, ALL LOT CORNERS SHALL BE STAKED BY THE SURVEYOR. INSPECTOR WILL NOT PERFORM FINAL INSPECTION IF STAKING IS INCOMPLETE.

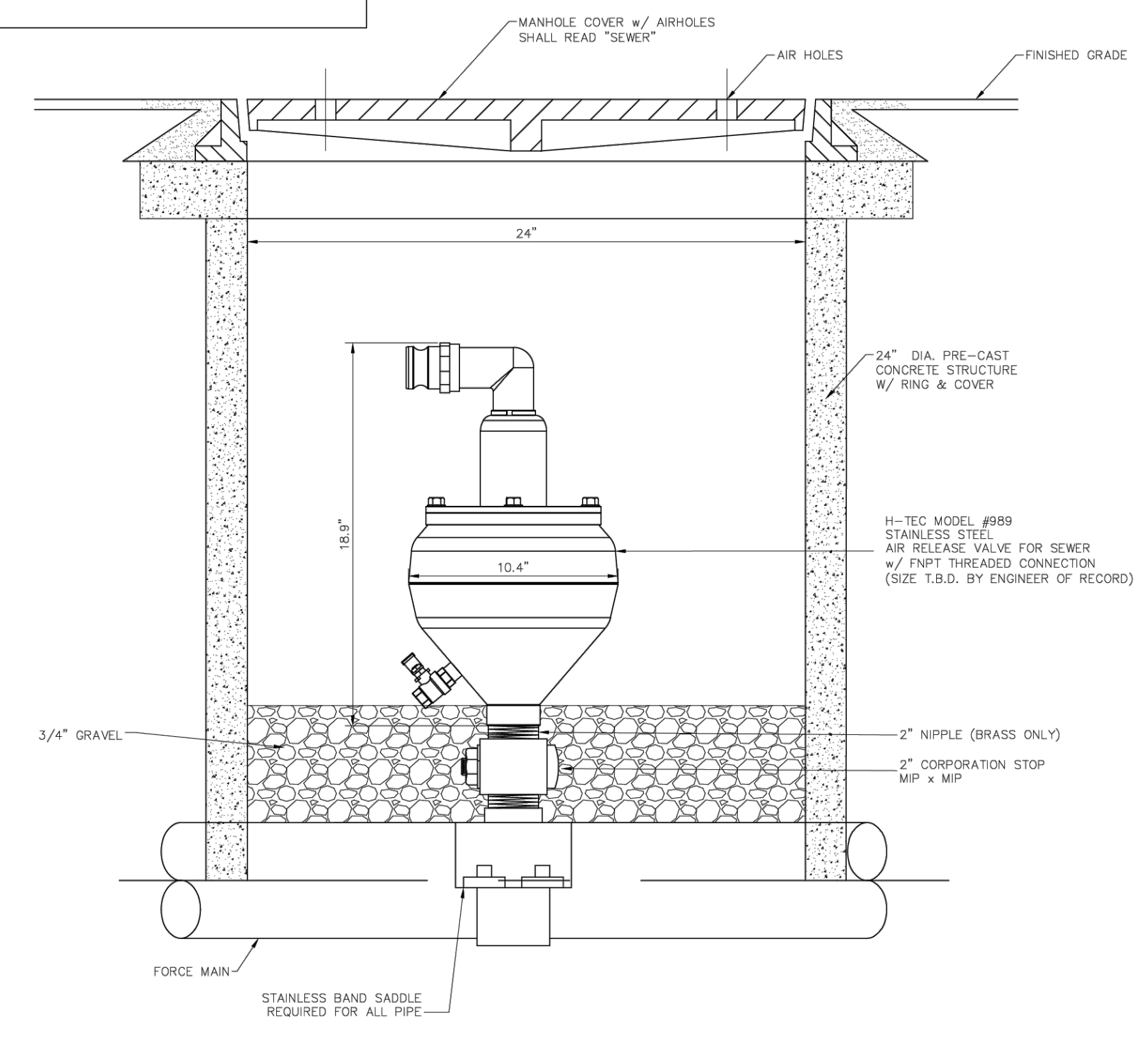


4 DEAD END STUB DETAIL  
N.T.S.



- LOCATED AWAY FROM FORCE MAIN**
- NOTES:**
1. BOX TO BE LOCATED OUT OF PAVED AREAS. SET TOP FLUSH IF OCCURS IN SIDEWALK OR 1 1/2" ABOVE GROUND IF IN DIRT OR GRASS AREAS.
  2. AUTOMATIC AIR RELEASE AND VACUUM VALVE MODEL #989, STAINLESS STEEL w/ FNPT THREADED CONNECTION (SIZE T.B.D. BY ENGINEER OF RECORD)

5 TYPICAL AIR AND/OR VACUUM VALVES  
N.T.S.



6 TYPICAL PRESSURE SEWER AIR RELEASE MANHOLE  
N.T.S.

NO.	DATE	APPR.	REVISION

**REGIONAL UTILITIES**  
OPERATED BY FLORIDA COMMUNITY SERVICES CORPORATION OF WALTON COUNTY INC.

4432 HWY 98 EAST  
SANTA ROSA BEACH, FL 32459

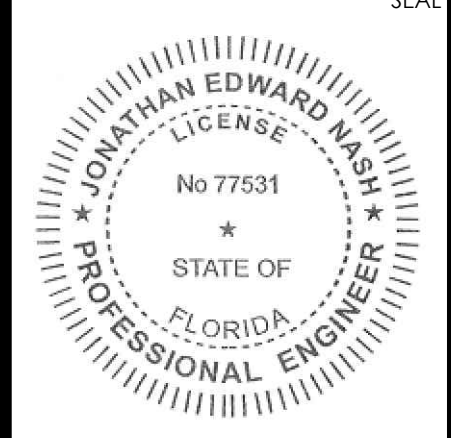
Phone: (850) 231-5114  
Fax: (850) 231-4924

**PRESSURE SEWER STANDARD DETAILS**

PROJECT NAME:	
SHEET TITLE:	
DRAWN BY:	RT
CHECKED BY:	RAD
PROJECT NO.:	000-000
DRAWING SCALE:	N.T.S.
PLOT DATE:	
SHEET NO.:	1 OF 2
SHEET:	PS-1

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.

1394 Co. Hwy. 285, Suite 100  
P.O. Box 100  
Santa Rosa Beach, FL 32459  
(850) 405-4555 www.oconnellengineers.com



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY: JONATHAN E. NASH, P.E.  
ON: JULY 5, 2023  
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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

DESCRIPTION:	
BY:	
DATE:	
ISSUE:	
DATE:	
DRAWN BY:	ACL
CHECKED BY:	JEN
FOR PERMIT ONLY	
DATE:	18/178 07/05/2023
TITLE:	PRESSURE SEWER DETAILS RU PS-1
SHEET No:	

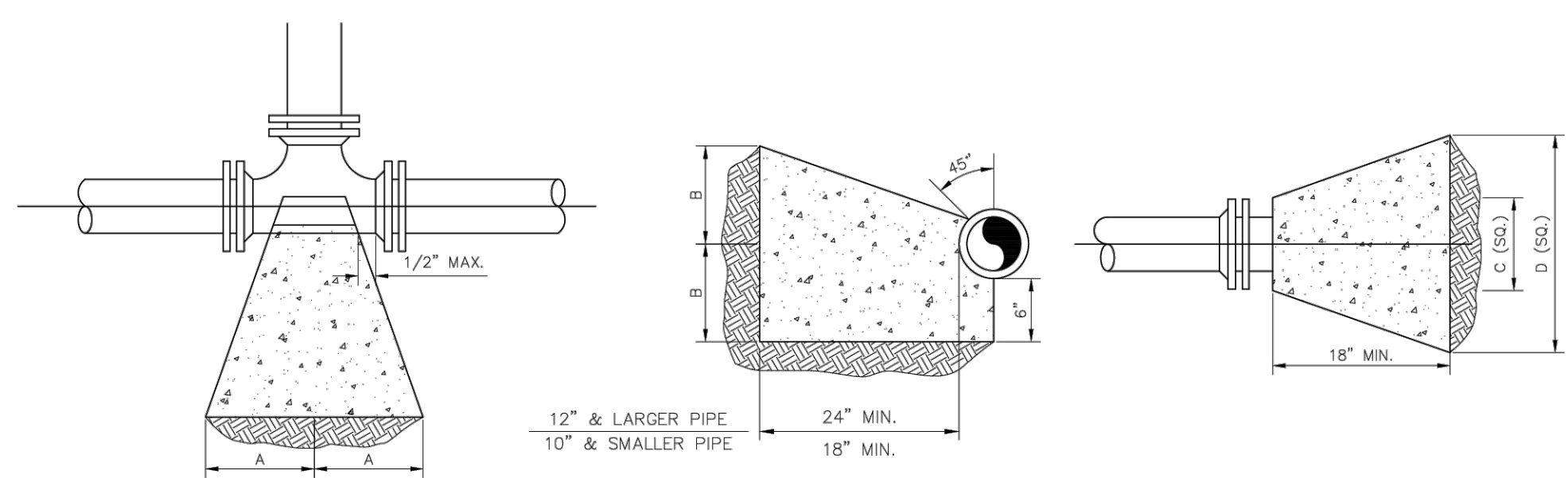
C11.2

**APPROVED FOR 2023**

NO.	DATE	APPR.	REVISION
1	3/02/10	NOC	UPDATE CONSTRUCTION DETAILS
2	2/11/13	NOC	ADDED NEW AIR RELEASE VALVE

REGIONAL UTILITIES  
OPERATED BY FLORIDA COMMUNITY SERVICES  
CORPORATION OF WALTON COUNTY INC.  
4432 HWY 98 EAST  
SANTA ROSA BEACH, FL 32458  
Phone: (850) 231-5114  
Fax: (850) 231-4924

PROJECT NAME: PRESSURE SEWER  
SHEET TITLE: STANDARD DETAILS

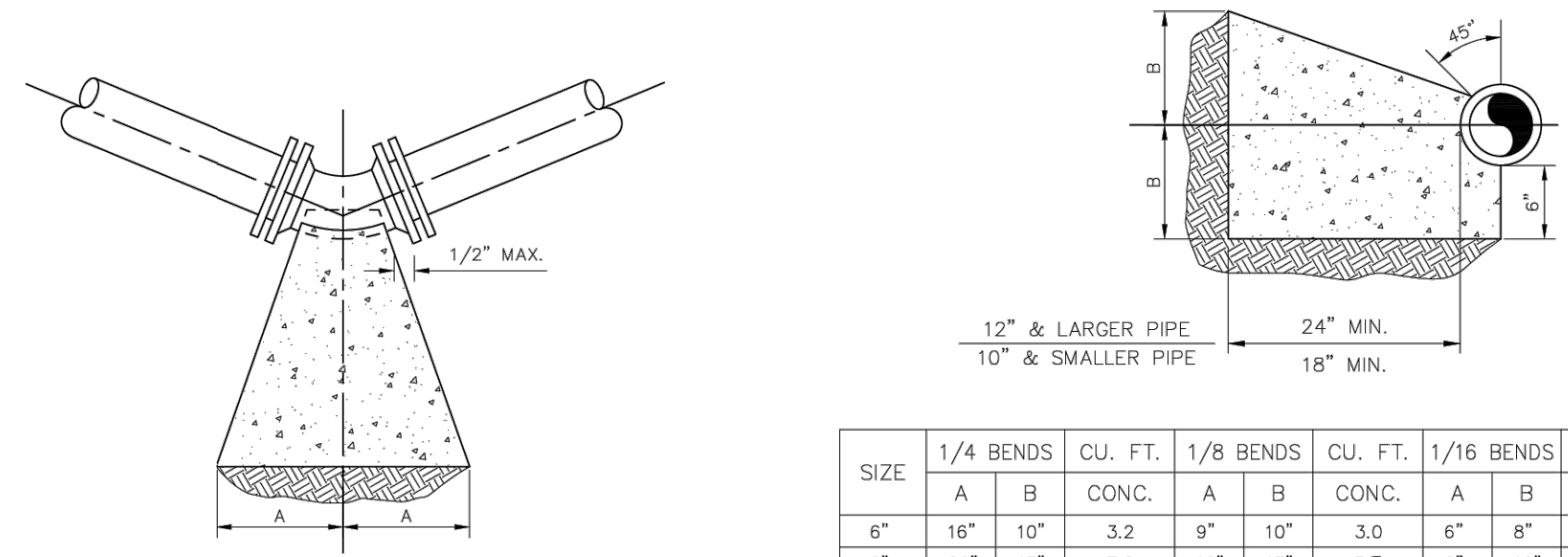


SIZE	TEE		CU. FT. CONC.
	A	B	
6"	10"	12"	3.5
8"	13"	16"	5.4
10"	16"	20"	9.4
12"	18"	24"	16.6
14"	22"	27"	23.2
16"	24"	30"	28.6
18"	26"	32"	36.2

**NOTES:**  
1. ALL BEARING SURFACES TO BE CARRIED TO UNDISTURBED SOIL.  
2. THESE TABLES SHOW MINIMUM SIZE THRUST BLOCKS FOR GOOD SOIL (A-1 THRU A-3, CLEAN SAND AND GRAVELS).  
3. POOR SOIL (A-4 THRU A-8, SILTY SOILS, CLAYS, MUCK AND PEAT) WILL REQUIRE LARGER THRUST BLOCKS.

SIZE	PLUG		CU. FT. CONC.
	C	D	
6"	10"	21"	2.6
8"	12"	29"	4.5
10"	14"	36"	6.9
12"	16"	41"	9.0
14"	18"	48"	12.3
16"	20"	54"	15.2
18"	22"	60"	19.2

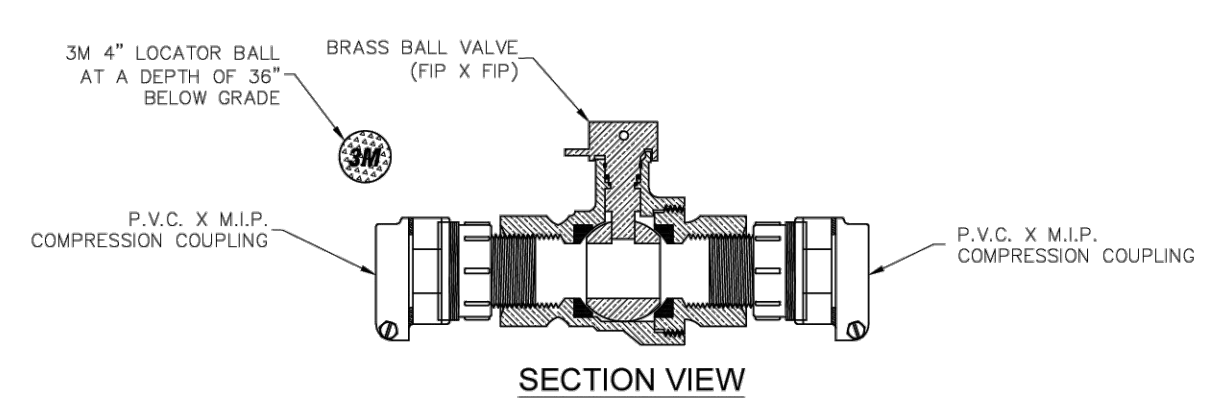
1 THRUST BLOCK DETAIL  
N.T.S.



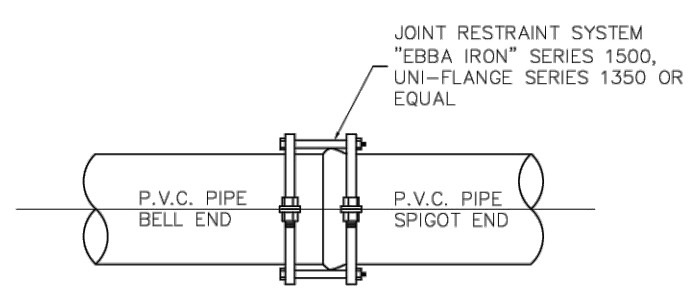
SIZE	1/4 BENDS		CU. FT. CONC.	1/8 BENDS		CU. FT. CONC.	1/16 BENDS		CU. FT. CONC.
	A	B		A	B		A	B	
6"	16"	10"	3.2	9"	10"	3.0	6"	8"	1.3
8"	22"	13"	7.2	12"	13"	3.7	8"	10"	2.1
10"	26"	17"	11.5	14"	17"	5.9	10"	13"	3.6
12"	29"	21"	21.1	16"	21"	8.6	11"	16"	6.6
14"	35"	24"	29.8	19"	24"	14.9	12"	20"	8.9
16"	38"	27"	37.8	21"	27"	19.1	12"	24"	11.2
18"	42"	29"	47.8	22"	29"	24.2	13"	26"	14.2

**NOTES:**  
1. ALL BEARING SURFACES TO BE CARRIED TO UNDISTURBED SOIL.  
2. THESE TABLES SHOW MINIMUM SIZE THRUST BLOCKS FOR GOOD SOIL (A-1 THRU A-3, CLEAN SAND AND GRAVELS).  
3. POOR SOIL (A-4 THRU A-8, SILTY SOILS, CLAYS, MUCK AND PEAT) WILL REQUIRE LARGER THRUST BLOCKS.

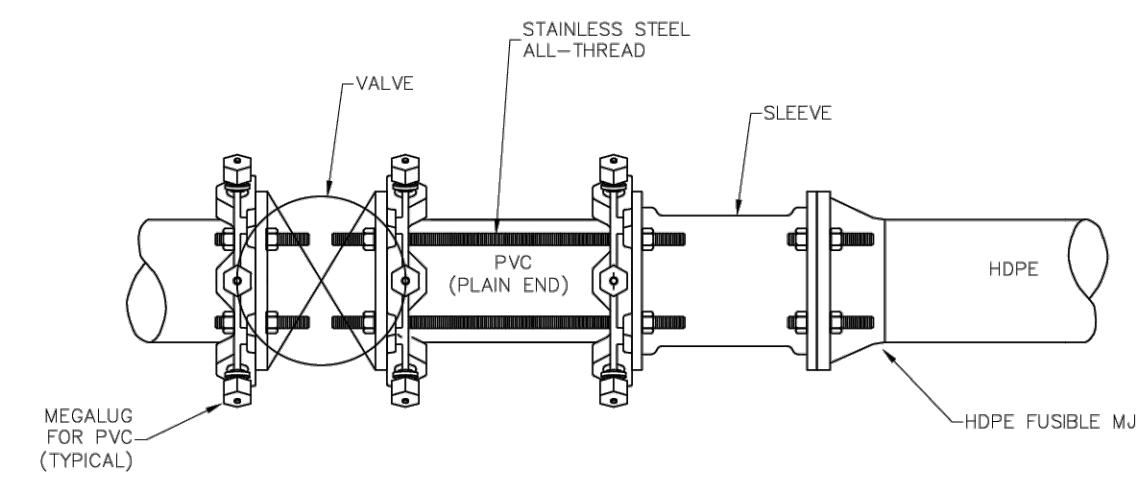
2 THRUST BLOCK DETAIL  
N.T.S.



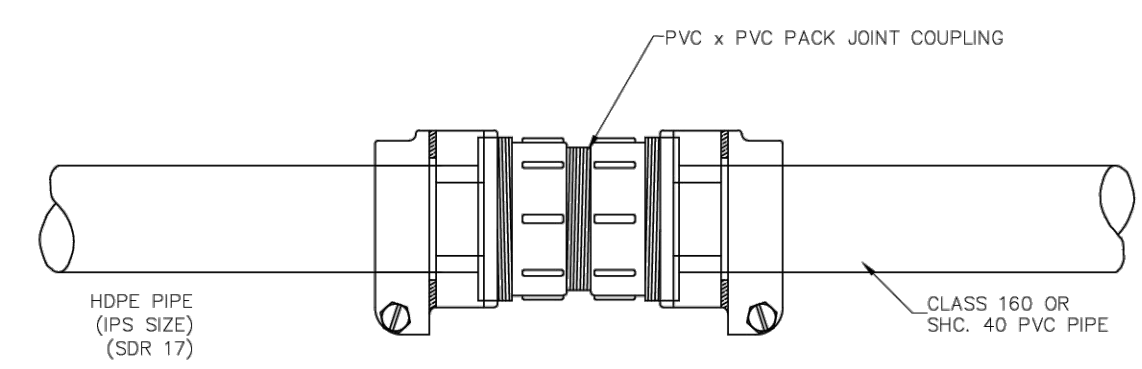
3 TYPICAL BRASS BALL VALVE CONNECTION  
N.T.S.



4 TYPICAL RESTRAINED P.V.C. JOINT  
N.T.S.

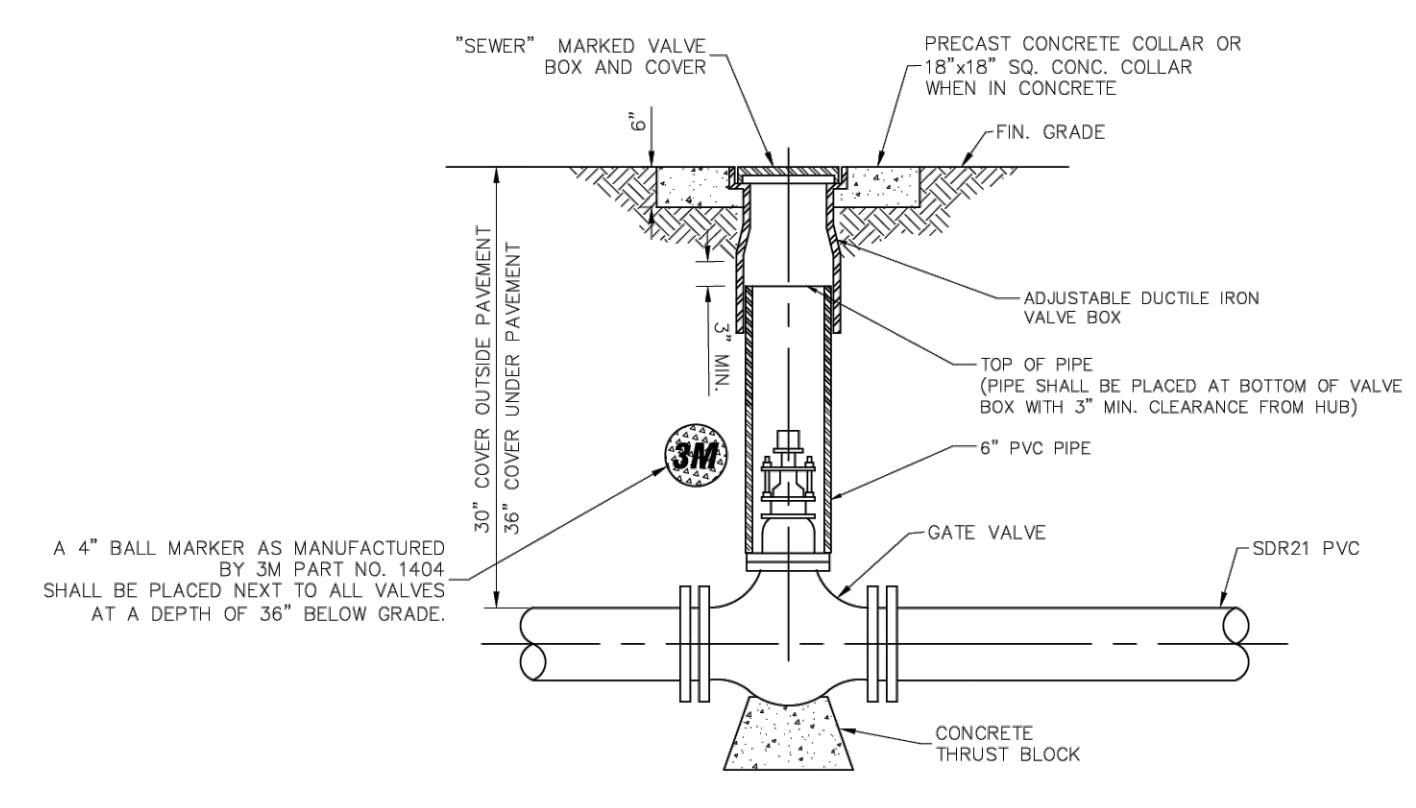


5 HDPE-TO-PVC CONNECTION (3" DIAMETER AND LARGER)  
N.T.S.

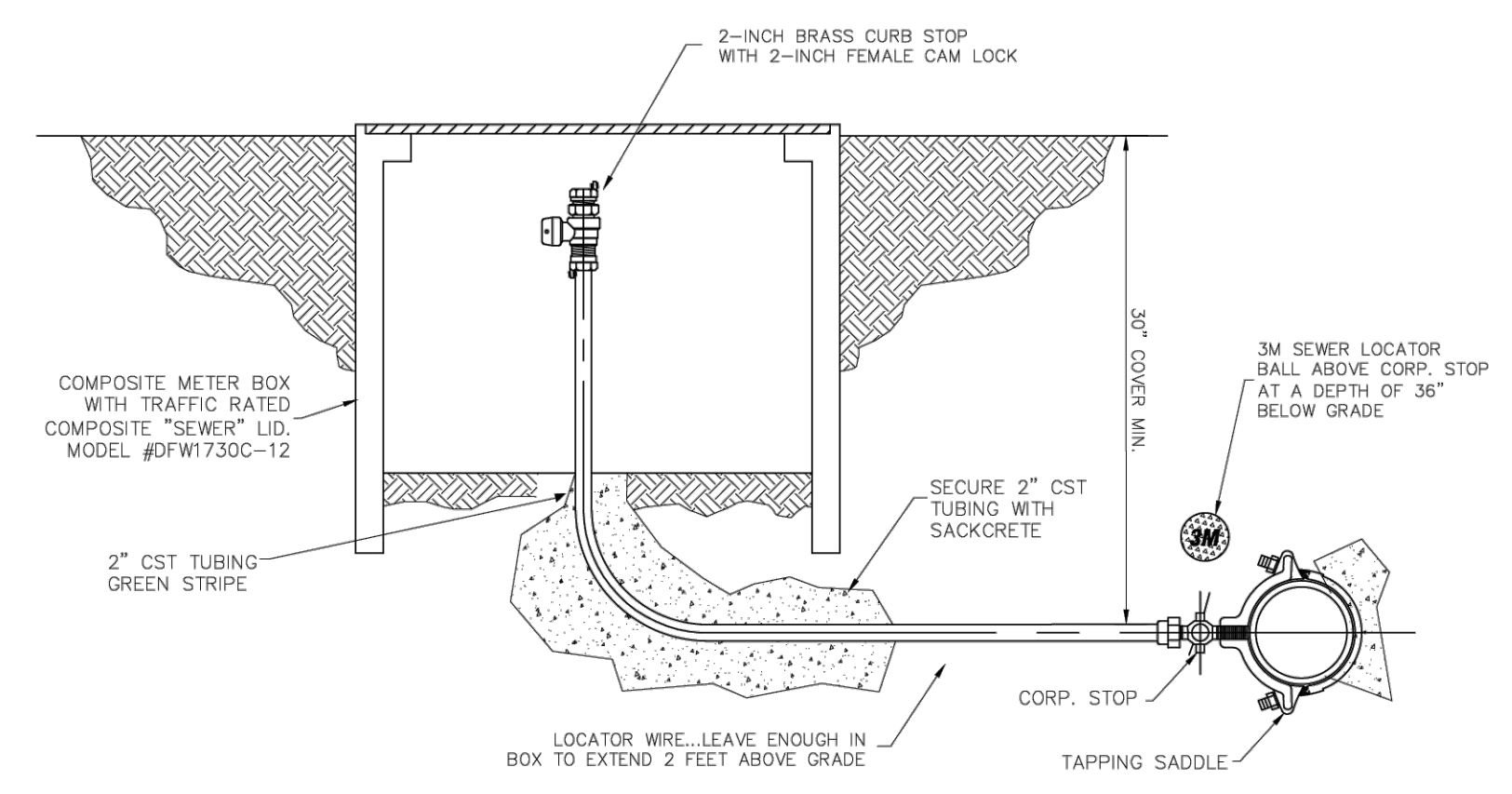


6 HDPE TO PVC TRANSITION (UP TO 2" DIAMETER)  
N.T.S.

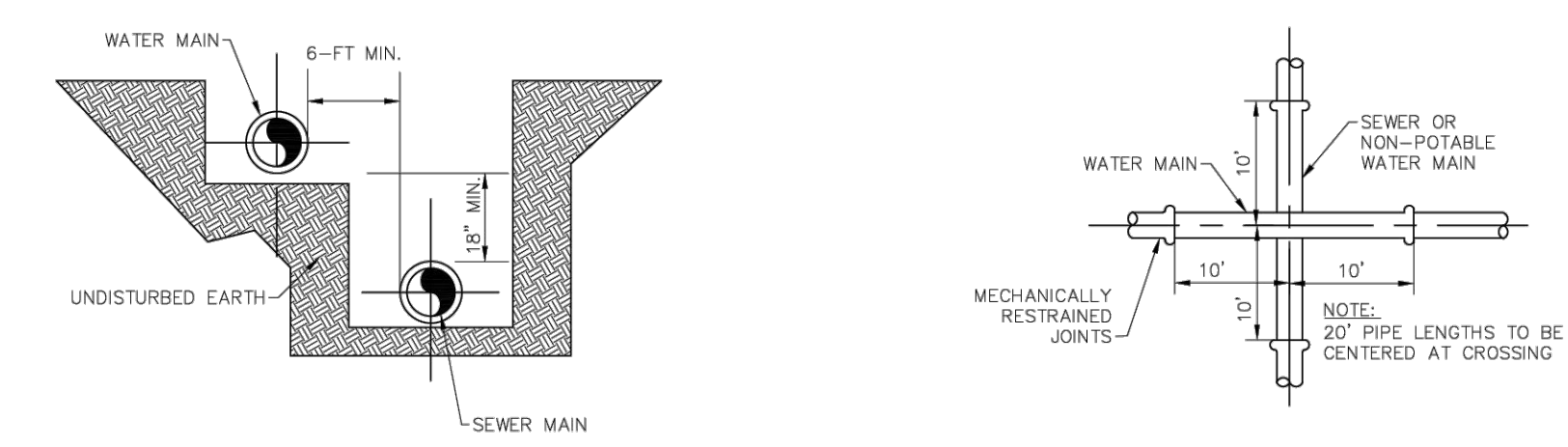
**APPROVED FOR 2023**



7 TYPICAL INLINE VALVE  
N.T.S.



8 TYPICAL CLEANOUT  
N.T.S.



**NOTES:**  
1. WHERE A 10 FOOT PARALLEL SEPARATION CANNOT BE MAINTAINED BETWEEN A WATER MAIN AND A SEWER MAIN OR NON-POTABLE WATER MAIN, THEN THE WATER MAIN SHALL BE LAID IN A SEPARATE TRENCH OR ON AN UNDISTURBED EARTH SHELVE AT LEAST 18 INCHES ABOVE THE TOP OF THE SEWER MAIN OR NON-POTABLE WATER MAIN AND 6 FEET HORIZONTALLY FROM THE EDGE OF THE SEWER MAIN OR NON-POTABLE WATER MAIN.  
2. ANYTHING LESS THAN SHOWN MUST BE APPROVED BY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.  
3. WHERE A 18 INCH VERTICAL SEPARATION DISTANCE CANNOT BE MAINTAINED BETWEEN A WATER MAIN AND A SEWER MAIN OR NON-POTABLE WATER MAIN, CROSSING THEN THE WATER MAIN SHALL PASS OVER THE SEWER MAIN OR NON-POTABLE WATER MAIN WITH A MINIMUM VERTICAL CLEARANCE OF 12 INCHES. THE SEWER OR NON-POTABLE WATER MAIN SHALL BE 20 FEET OF 6" CONCRETE ENCASUREMENT CENTERED ON THE POINT OF CROSSING AND THE WATER MAIN SHALL BE 20 FEET OF 6" CONCRETE ENCASUREMENT CENTERED ON THE POINT OF CROSSING. CONCRETE ENCASUREMENT SHALL BE POURED SEPARATELY FOR EACH PIPE.  
4. ANYTHING LESS THAN SHOWN MUST BE APPROVED BY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.

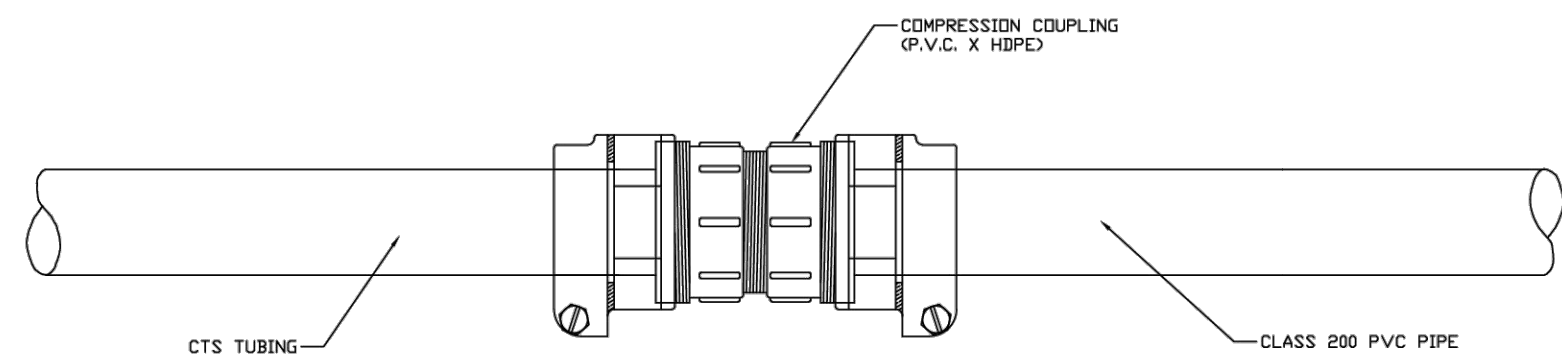
9 WATER/SEWER SEPARATION DETAIL  
MUST BE APPROVED BY FDEP  
N.T.S.



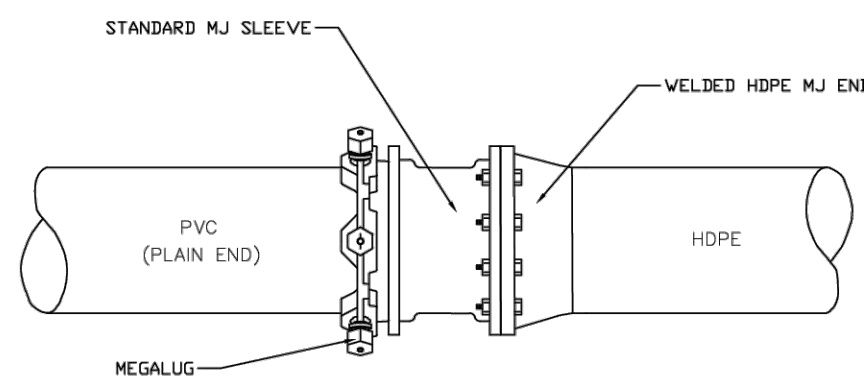




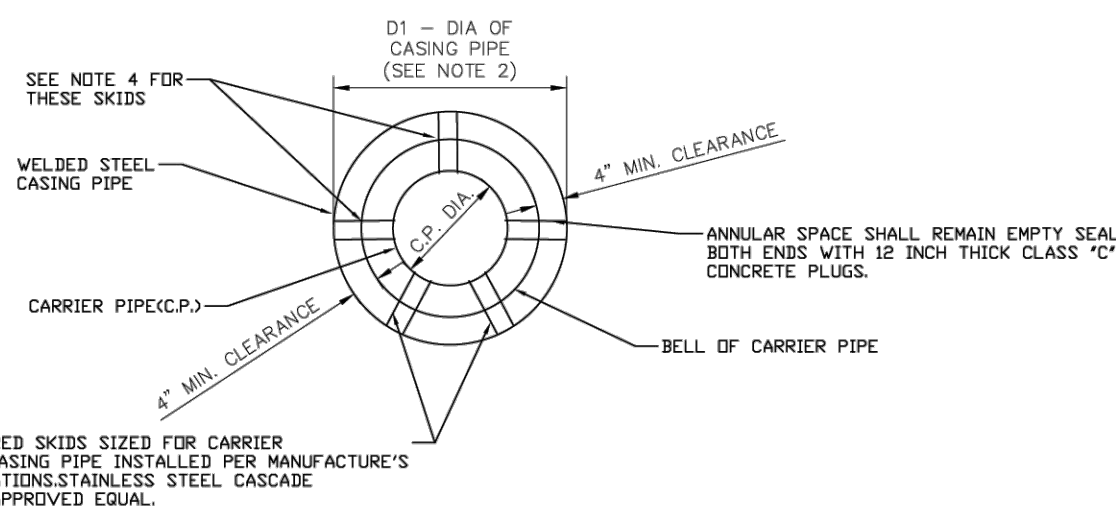




1 HDPE TO PVC TRANSITION (UP TO 2" DIAMETER) N.T.S.



2 HDPE-TO-PVC CONNECTION (3" PIPE AND LARGER) N.T.S.

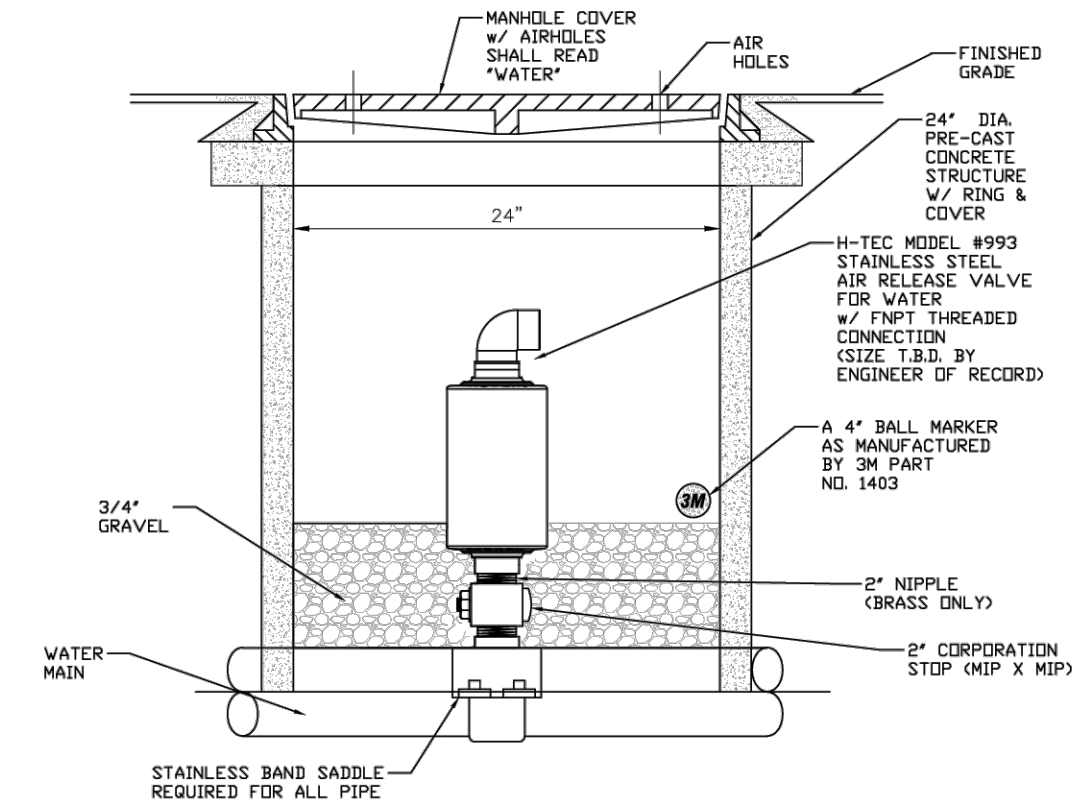


3 TYPICAL CASING DETAIL N.T.S.

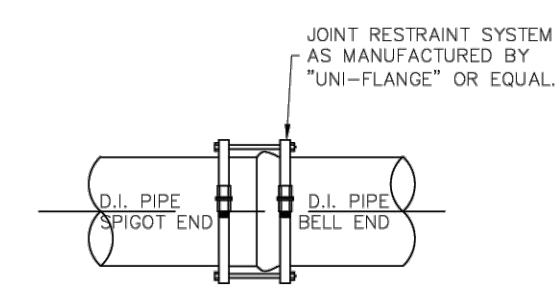
CARRIER PIPE NOM. DIA. (D2)	CASING PIPE SIZES (MIN.)											
	4"	6"	8"	10"	12"	14"	16"	18"	22"	24"	30"	36"
CASING PIPE NOM. DIA. (D1)	8"	12"	16"	22"	24"	30"	30"	30"	36"	36"	48"	60"
HWY X-ING WALL THK.-INCHES	0.188	0.188	0.188	0.188	0.188	0.188	0.188	0.188	0.188	0.250	0.375	0.500

- NOTES:
- MIN. COVER TO TOP OF CASING SHALL BE 36".
  - THE INSIDE DIAMETER OF THE CASING PIPE SHALL BE 4" GREATER THAN THAN THE OUTSIDE DIAMETER OF THE CARRIER PIPE BELL OR COUPLING.
  - ALL JACK AND BORE CONSTRUCTION SHALL BE IN CONFORMANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION UTILITY ACCOMMODATION MANUAL, LATEST EDITION.
  - SKIDS SHALL BE SECURED TO THE CARRIER PIPE AS PER MANUFACTURERS RECOMMENDATIONS. (MINIMUM OF 3 SKIDS PER PIPE JOINT.)
  - ROTATION OF CARRIER PIPE INSIDE THE CASING PIPE WILL NOT BE PERMITTED. ALL JOINTS WITHIN THE CASING SHALL HAVE JOINT RESTRAINTS INSTALLED.
  - THE CONTRACTOR SHALL SUBMIT SHOP DRAWING OF CASING AND CARRIER PIPE INSTALLATION FOR APPROVAL PRIOR TO PROCEEDING MATERIALS.
  - CASING SHALL EXTEND A MINIMUM OF 8 FEET PAST EDGE OF PAVEMENT.

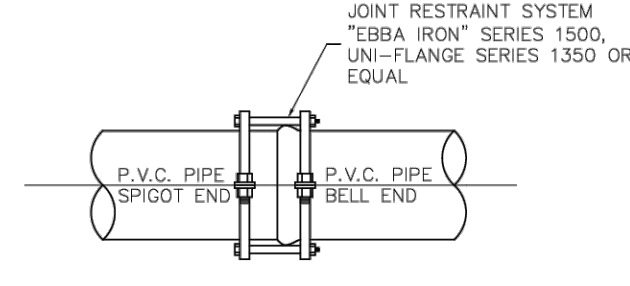
WATER MAIN CROSSING FOR ROADWAYS



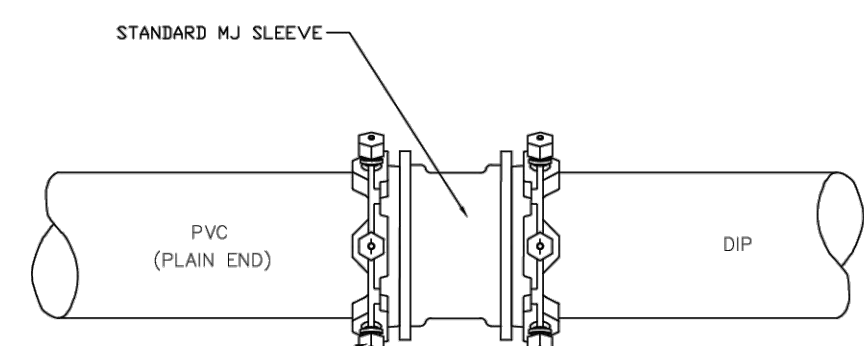
4 H-TEC 2-INCH AUTOMATIC AIR RELEASE VALVE MODEL #993 STAINLESS STEEL N.T.S.



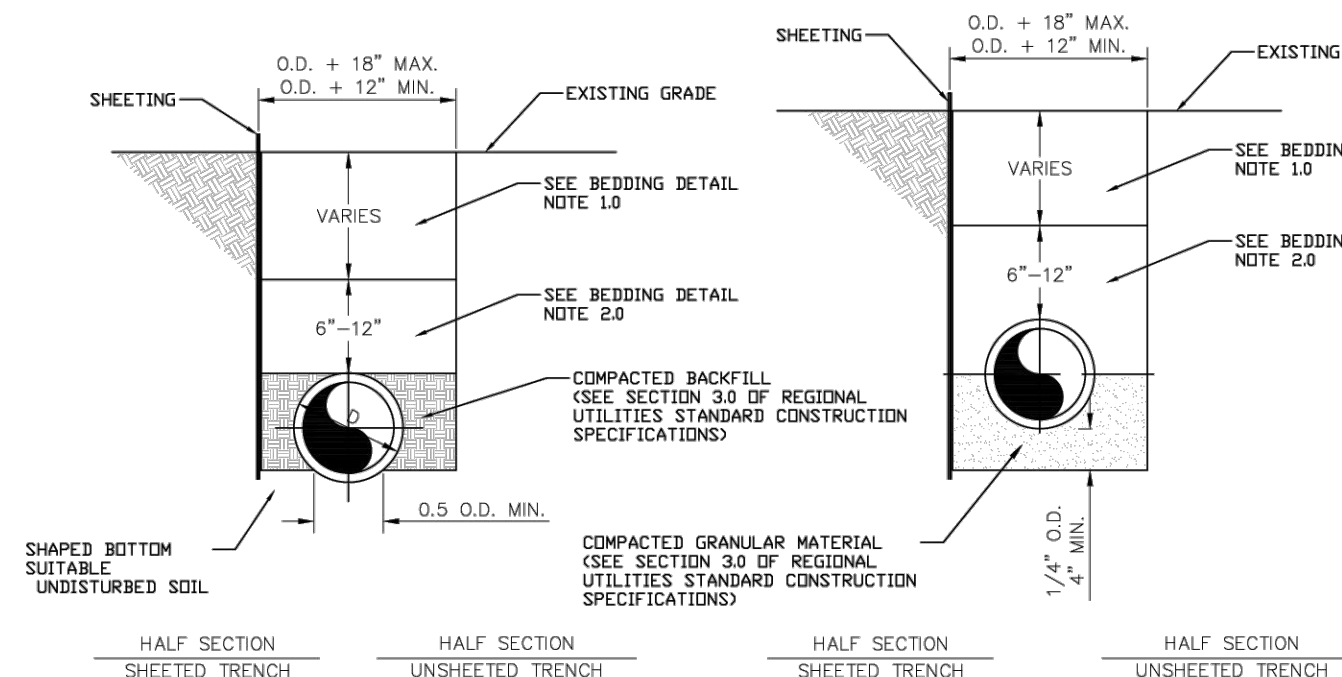
5 TYPICAL RESTRAINED D.I. TO D.I. JOINT N.T.S.



6 TYPICAL RESTRAINED P.V.C. JOINT N.T.S.



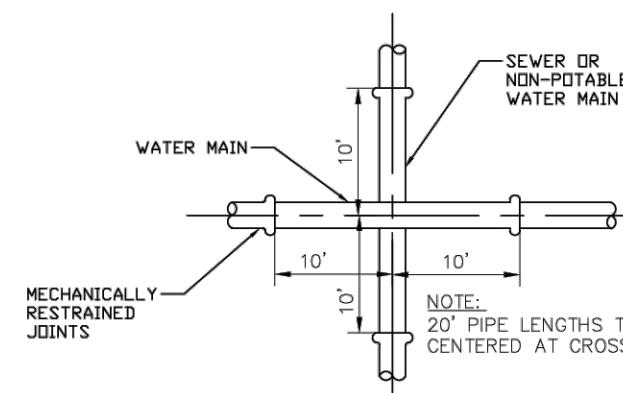
7 TYPICAL RESTRAINED CAST IRON/DUCTILE IRON TO P.V.C. JOINT N.T.S.



8 TYPICAL BEDDING DETAIL N.T.S.

BEDDING DETAIL NOTES:

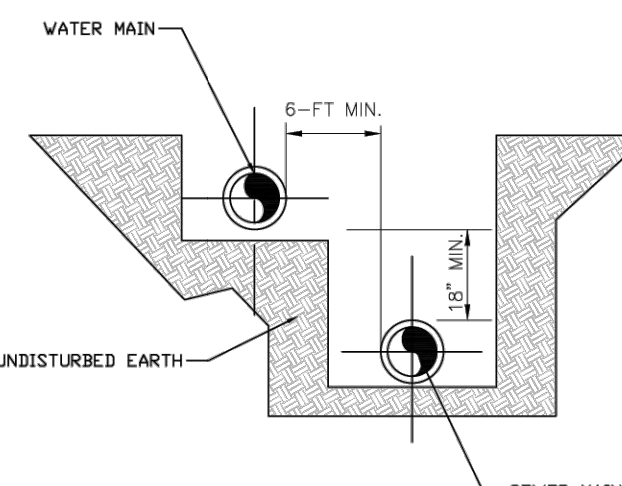
- THE BACKFILL TO A POINT TWELVE (12) INCHES ABOVE THE PIPE SHALL BE PLACED BY HAND AND SHALL BE CAREFULLY SELECTED MATERIAL FREE FROM ROCKS, BOULDERS, CLODS, ORGANIC MATERIAL, OR OTHER DEBRIS AND LIGHTLY COMPACTED PRIOR TO PLACING REMAINING BACKFILL. THE BALANCE OF THE BACKFILL MAY BE PLACED IN THE DITCH BY HAND OR BY MECHANICAL EQUIPMENT. NO BACKFILL SHALL BE DROPPED DIRECTLY ONTO EXPOSED PIPE.
- CONTRACTOR SHALL EMPLOY AN EXCAVATOR-MOUNTED TRENCH ROLLER OR OTHER MECHANICAL COMPACTION EQUIPMENT TO PROVIDE BACKFILL DENSITIES OF 95% OR GREATER AT ±2% OPTIMUM MOISTURE CONTENT. SURFACE FLOODING AND WATER JETTING OF BACKFILL SHALL NOT BE PERMITTED FOR BACKFILL CONSOLIDATION.
- ALL BACKFILL SHALL BE IN ACCORDANCE WITH SECTION 3.0 OF REGIONAL UTILITIES CONSTRUCTION SPECIFICATIONS.
- PIPE COVER SHALL NOT BE LESS THAN 36 INCHES, NOR GREATER THAN 48 INCHES EXCEPT WHERE SPECIFICALLY SHOWN ON THE CONSTRUCTION DRAWINGS AND APPROVED BY REGIONAL UTILITIES.



9 WATER/SEWER CROSSING AND SEPARATION DETAIL N.T.S.

NOTES:

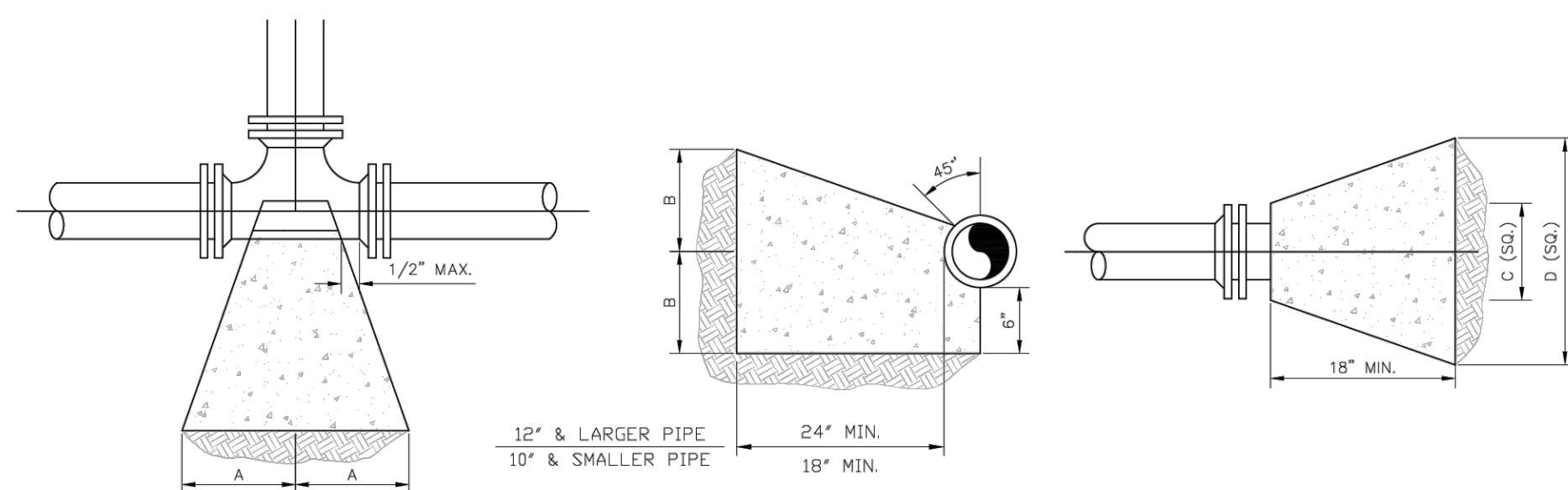
- WHERE A 18 INCH VERTICAL SEPARATION DISTANCE CANNOT BE MAINTAINED BETWEEN A WATER MAIN AND A SEWER MAIN OR NON-POTABLE WATER MAIN, CROSSING THEN THE WATER MAIN SHALL PASS OVER THE SEWER MAIN OR NON-POTABLE WATER MAIN WITH A MINIMUM VERTICAL CLEARANCE OF 12 INCHES. THE SEWER OR NON-POTABLE WATER MAIN SHALL BE 20 FEET OF 6" CONCRETE ENCASEMENT CENTERED ON THE POINT OF CROSSING AND THE WATER MAIN SHALL BE 20 FEET OF 8" CONCRETE ENCASEMENT CENTERED ON THE POINT OF CROSSING. CONCRETE ENCASEMENT SHALL BE POURED SEPARATELY FOR EACH PIPE.
- ANYTHING LESS THAN SHOWN MUST BE APPROVED BY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.



10 VALVE AND BOX DETAIL N.T.S.

NOTES:

- WHERE A 10 FOOT PARALLEL SEPARATION CANNOT BE MAINTAINED BETWEEN A WATER MAIN AND A SEWER MAIN OR NON-POTABLE WATER MAIN, THEN THE WATER MAIN SHALL BE LAID IN A SEPARATE TRENCH OR ON UNDISTURBED EARTH SHIELDED AT LEAST 18 INCHES ABOVE THE TOP OF THE SEWER MAIN OR NON-POTABLE WATER MAIN AND 6 FEET HORIZONTALLY FROM THE EDGE OF THE SEWER MAIN OR NON-POTABLE WATER MAIN.
- ANYTHING LESS THAN SHOWN MUST BE APPROVED BY THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION.

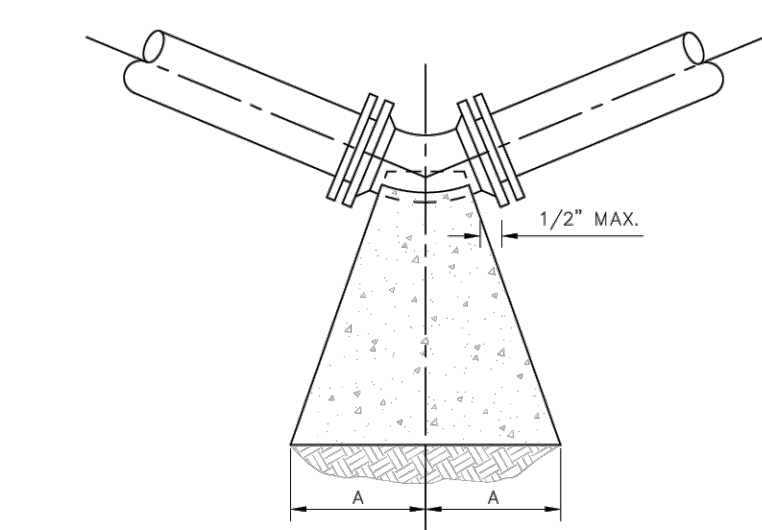


SIZE	TEE		CU. FT.
	A	B	
6"	10"	12"	3.5
8"	13"	16"	5.4
10"	16"	20"	9.4
12"	18"	24"	16.6
14"	22"	27"	23.2
16"	24"	30"	28.6
18"	26"	32"	36.2

- NOTES:
- ALL BEARING SURFACES TO BE CARRIED TO UNDISTURBED SOIL.
  - THESE TABLES SHOW MINIMUM SIZE THRUST BLOCKS FOR GOOD SOIL. (A-1 THROUGH A-3, CLEAN SAND AND GRAVEL.)
  - POOR SOIL (A-4 THROUGH A-8, SILTY SOILS, CLAYS, MUCK AND PEAT) WILL REQUIRE LARGER THRUST BLOCKS.

11 THRUST BLOCK DETAIL N.T.S.

SIZE	PLUG		CU. FT.
	C	D	
6"	10"	21"	2.6
8"	12"	29"	4.5
10"	14"	36"	6.9
12"	16"	41"	9.0
14"	18"	48"	12.3
16"	20"	54"	15.2
18"	22"	60"	19.2

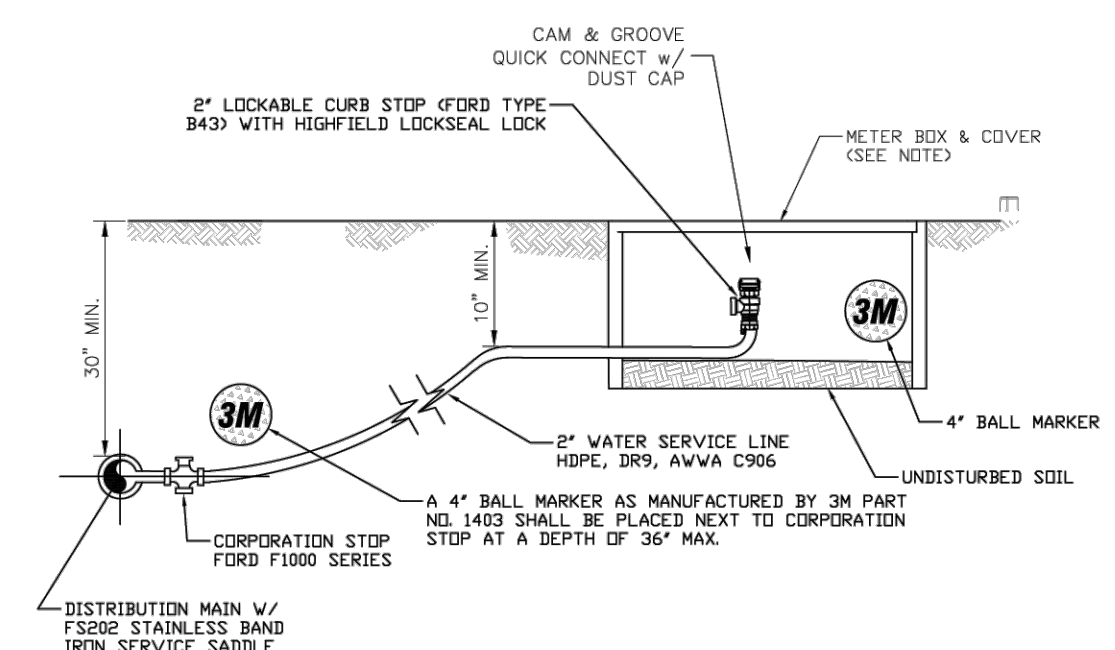


- NOTES:
- ALL BEARING SURFACES TO BE CARRIED TO UNDISTURBED SOIL.
  - THESE TABLES SHOW MINIMUM SIZE THRUST BLOCKS FOR GOOD SOIL. (A-1 THROUGH A-3, CLEAN SAND AND GRAVEL.)
  - POOR SOIL (A-4 THROUGH A-8, SILTY SOILS, CLAYS, MUCK AND PEAT) WILL REQUIRE LARGER THRUST BLOCKS.

12 THRUST BLOCK DETAIL N.T.S.

SIZE	1/4 BENDS		CU. FT.	1/8 BENDS		CU. FT.	1/16 BENDS		CU. FT.
	A	B		A	B		A	B	
6"	16"	10"	3.2	9"	10"	3.0	6"	8"	1.3
8"	22"	13"	7.2	12"	13"	3.7	8"	10"	2.1
10"	26"	17"	11.5	14"	17"	5.9	10"	13"	3.6
12"	29"	21"	21.1	16"	21"	8.6	11"	16"	6.6
14"	35"	24"	29.8	19"	24"	14.9	12"	20"	8.9
16"	38"	27"	37.8	21"	27"	19.1	12"	24"	11.2
18"	42"	29"	47.8	22"	29"	24.2	13"	26"	14.2

APPROVED FOR 2023



13 BELOW GRADE FLUSH POINT N.T.S.

- NOTES:
- FLUSH POINTS SHALL BE INSTALLED BETWEEN BACK OF CURB AND FACE OF SIDEWALK WITHIN 9/16" EXCEPT WHERE CONDITIONS AND/OR REGULATIONS PROHIBIT. FLUSH POINTS SHALL BE LOCATED WITHIN RIGHTS OF WAY OR UTILITY EASEMENTS.
  - METER BOX AND COVER SHALL BE TRAFFIC RATED. SEE DETAIL #7 ON SHEET W-2.

NO.	DATE	APPR.	REVISION

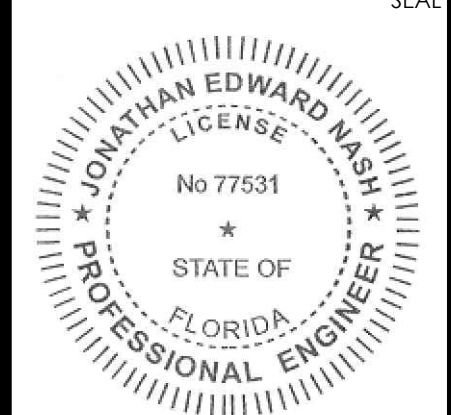
REGIONAL UTILITIES  
OPERATED BY FLORIDA COMMUNITY SERVICES  
CORPORATION OF WALTON COUNTY INC.

4432 HWY 98 E  
Santa Rosa Beach, FL 32459  
Phone: (850) 231-5114  
Fax: (850) 231-9696

POTABLE WATER  
STANDARD DETAILS

PROJECT NAME:	
SHEET TITLE:	
SCALE:	
DRAWN BY:	
CHECKED BY:	
PROJECT NO.:	000-000
WORK ORDER:	00.0000
DRAWING SCALE:	1" = XX'
PLOT DATE:	
SHEET NO.:	X OF XX
SHEET:	W-3

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1394 Co. Hwy. 285, Suite 100, Santa Rosa Beach, FL 32459  
(850) 403-4555 www.oconnellengineers.com



THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY: JONATHAN E. NASH, P.E.  
DATE: JULY 3, 2023

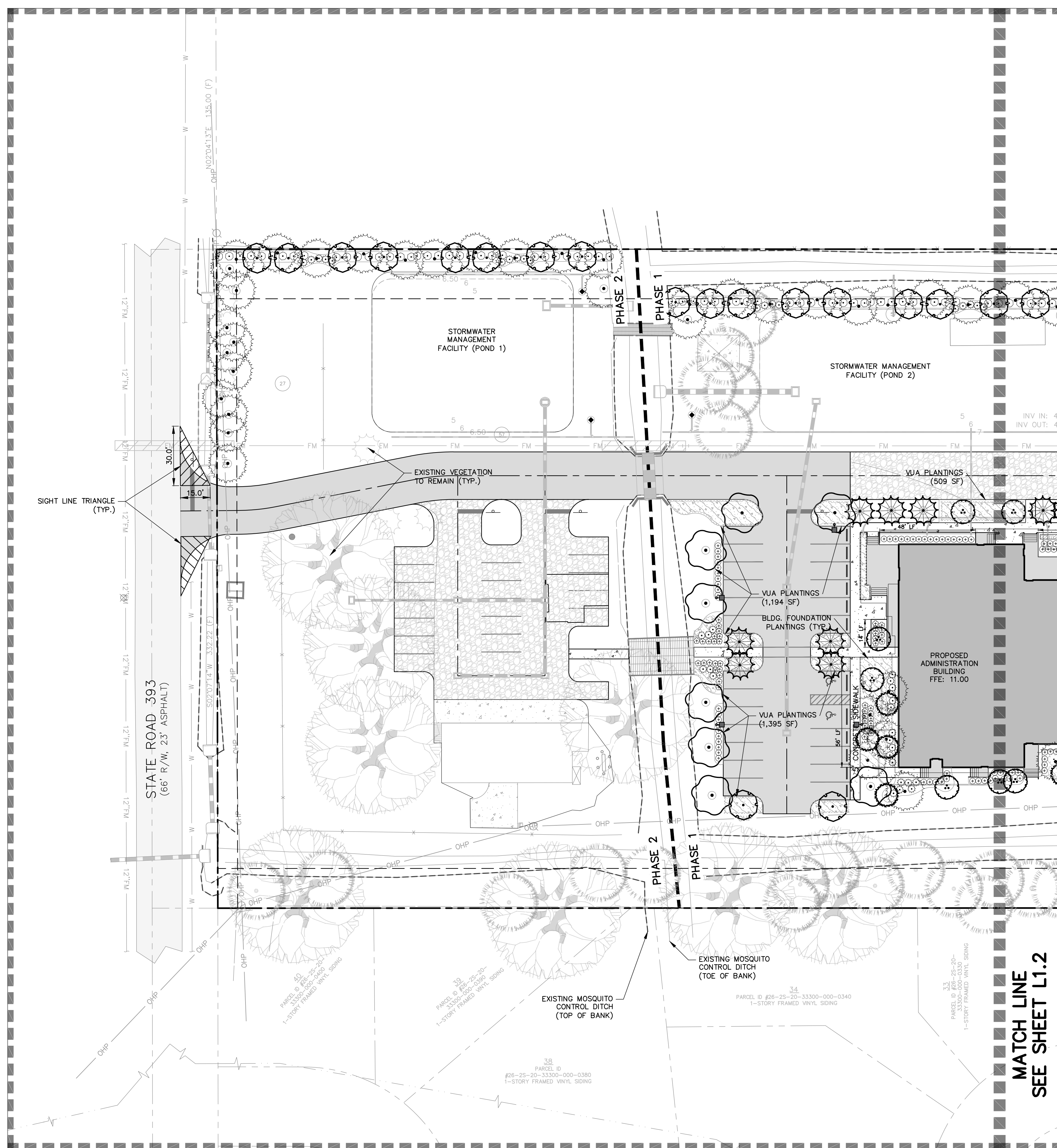
CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

DATE:	
BY:	
ISSUE:	
DRAWN BY:	ACL
CHECKED BY:	JEN
DATE:	181778 07/05/2023
FOR PERMIT ONLY	
TITLE:	POTABLE WATER DETAILS RU W-3
SHEET NO.:	C11.8







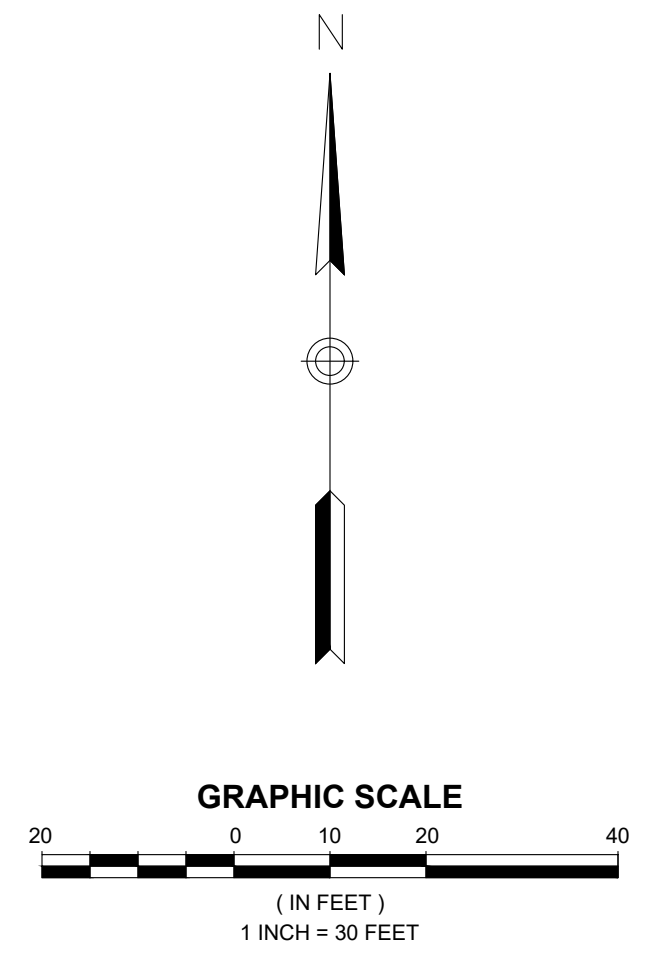


**PLANT SCHEDULE**

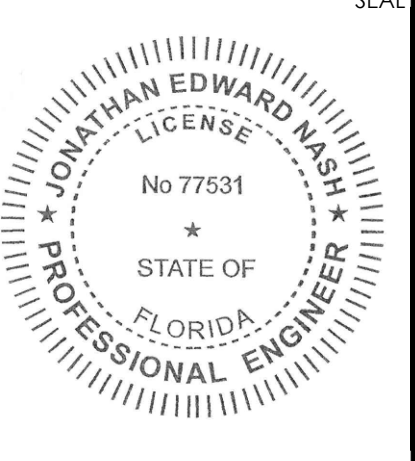
EXISTING TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	PIN EL2	PINUS ELIOTTI / SLASH PINE	---	58		> 65FT. HT.	NORTH AMERICA	
	QUE N12	QUERCUS NIGRA / WATER OAK	---	13		> 80FT. HT.	NORTH AMERICA	
	SAB SA2	SABAL PALMETTO / CABBAGE PALMETTO	---	5		> 25FT. HT.	NORTH AMERICA	
LARGE TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	ACE SOU	ACER BARBATUM / SOUTHERN SUGAR MAPLE	8' HT., 3" CAL., MIN.	20		> 70FT. HT.	NORTH AMERICA	
	PIN PA3	PINUS PALUSTRIS / LONGLEAF PINE	6' HT.	10		> 65FT. HT.	NORTH AMERICA	
	PIN PAL	PINUS PALUSTRIS / LONGLEAF PINE	8' HT., 3" CAL., MIN.	86		> 65FT. HT.	NORTH AMERICA	
PALM TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	SAB SAB	SABAL PALMETTO / CABBAGE PALMETTO	16' OA HT.	10		> 25FT. HT.	NORTH AMERICA	
SMALL TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	ILE CAS	ILEX CASSINE / DAHOON HOLLY	15 GAL.	54		25 - 40FT. HT.	NORTH AMERICA	
	MYR CER	MYRICA CERIFERA / WAX MYRTLE	15 GAL.	10		> 25FT. HT.	NORTH AMERICA	
SHRUBS	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	CAL AME	CALLICARPA AMERICANA / AMERICAN BEAUTYBERRY	3 GAL.	5		4 - 6FT. HT.	NORTH AMERICA	
	MYR CE2	MYRICA CERIFERA / WAX MYRTLE	3 GAL.	230		> 25FT. HT.	NORTH AMERICA	
	SER REP	SERENOA REPENS / SAW PALMETTO	7 GAL.	103		6 - 10FT. HT.	NORTH AMERICA	
	VIB OBO	VIBURNUM OBOVATUM / WALTER'S VIBURNUM	3 GAL.	151		18 - 36IN. HT.	NORTH AMERICA	
	ZAM PLM	ZAMIA PUMILA / COONTIE CYCAD	3 GAL.	42		18 - 36IN. HT.	NORTH AMERICA	
GROUND COVERS	CODE	BOTANICAL / COMMON NAME	SIZE	SPACING	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN
	CON CAN	CONRADINA CANESCENS / FALSE ROSEMARY	1 GAL.	24" o.c.	18		6 - 1' HT.	NORTH AMERICA
	MUH CAP	MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS	1 GAL.	30" o.c.	850		18 - 36IN. HT.	NORTH AMERICA



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**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1394 Co. Hwy. 295 S. #100  
St. Johns River, FL 32049  
(850) 403-4555 www.oconnellengineers.com



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DATE: 07/05/2023  
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CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO CONTROL DISTRICT MASTER PLAN**  
774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

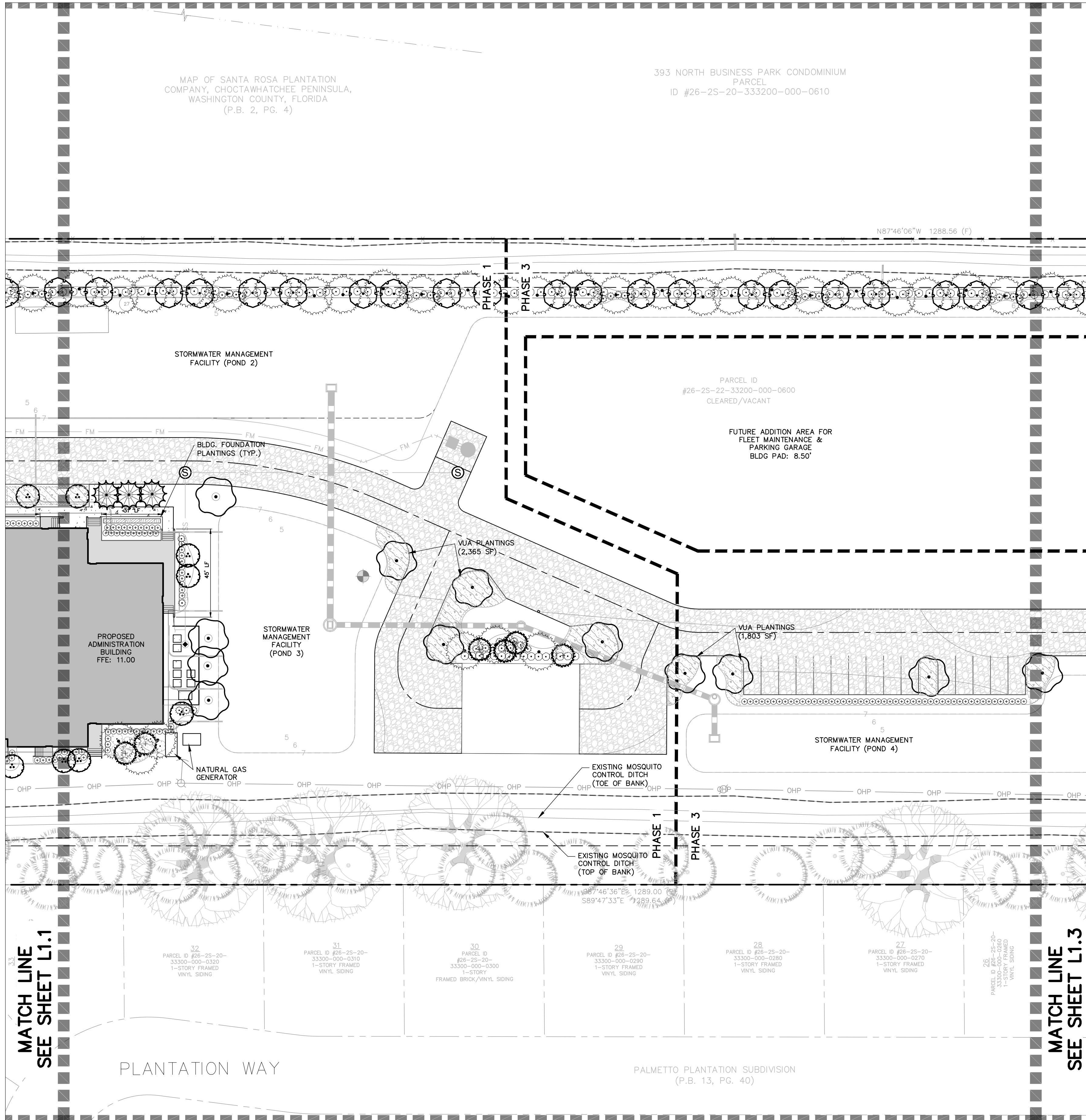
REV. #	DATE	BY	DESCRIPTION

ISSUE:	FOR PERMIT ONLY
DATE:	18178 07/05/2023
DRAWN BY:	ACL
CHECKED BY:	JEN

TITLE: **LANDSCAPE PLAN**  
SHEET No: **LP1.1**

MAP OF SANTA ROSA PLANTATION  
COMPANY, CHOCTAWHATCHEE PENINSULA,  
WASHINGTON COUNTY, FLORIDA  
(P.B. 2, PG. 4)

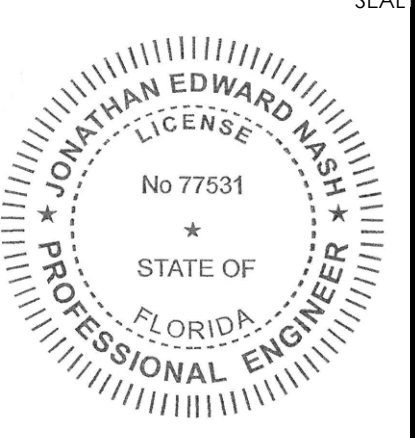
393 NORTH BUSINESS PARK CONDOMINIUM  
PARCEL  
ID #26-25-20-333200-000-0610



**PLANT SCHEDULE**

EXISTING TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	PIN EL2	PINUS ELIOTTI / SLASH PINE	---	58		> 65FT. HT.	NORTH AMERICA	
	QUE N12	QUERCUS NIGRA / WATER OAK	---	13		> 80FT. HT.	NORTH AMERICA	
	SAB SA2	SABAL PALMETTO / CABBAGE PALMETTO	---	5		>25FT. HT.	NORTH AMERICA	
LARGE TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	ACE SOU	ACER BARBATUM / SOUTHERN SUGAR MAPLE	8' HT., 3" CAL., MIN.	20		> 70FT. HT.	NORTH AMERICA	
	PIN PA3	PINUS PALUSTRIS / LONGLEAF PINE	6' HT.	10		> 65FT. HT.	NORTH AMERICA	
	PIN PAL	PINUS PALUSTRIS / LONGLEAF PINE	8' HT., 3" CAL., MIN.	86		> 65FT. HT.	NORTH AMERICA	
PALM TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	SAB SAB	SABAL PALMETTO / CABBAGE PALMETTO	16' OA HT.	10		>25FT. HT.	NORTH AMERICA	
SMALL TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	ILE CAS	ILEX CASSINE / DAHOON HOLLY	15 GAL.	54		25 - 40FT. HT.	NORTH AMERICA	
	MYR CER	MYRICA CERIFERA / WAX MYRTLE	15 GAL.	10		>25FT. HT.	NORTH AMERICA	
SHRUBS	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
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	MYR CE2	MYRICA CERIFERA / WAX MYRTLE	3 GAL.	230		>25FT. HT.	NORTH AMERICA	
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	MUH CAP	MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS	1 GAL.	30" o.c.	850		18 - 36IN. HT.	NORTH AMERICA

**O'CONNELL & ASSOCIATES**  
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St. Augustine Beach, FL 32080  
(850) 403-4555 www.oconnellengineers.com



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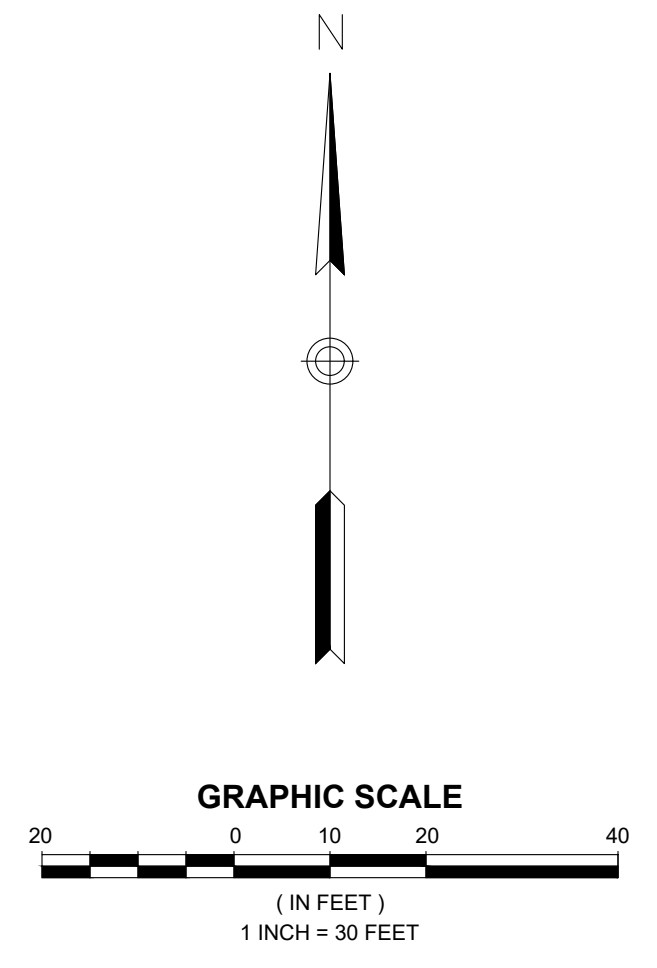
CONSTRUCTION PLANS FOR  
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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

MATCH LINE  
SEE SHEET L1.1

MATCH LINE  
SEE SHEET L1.3



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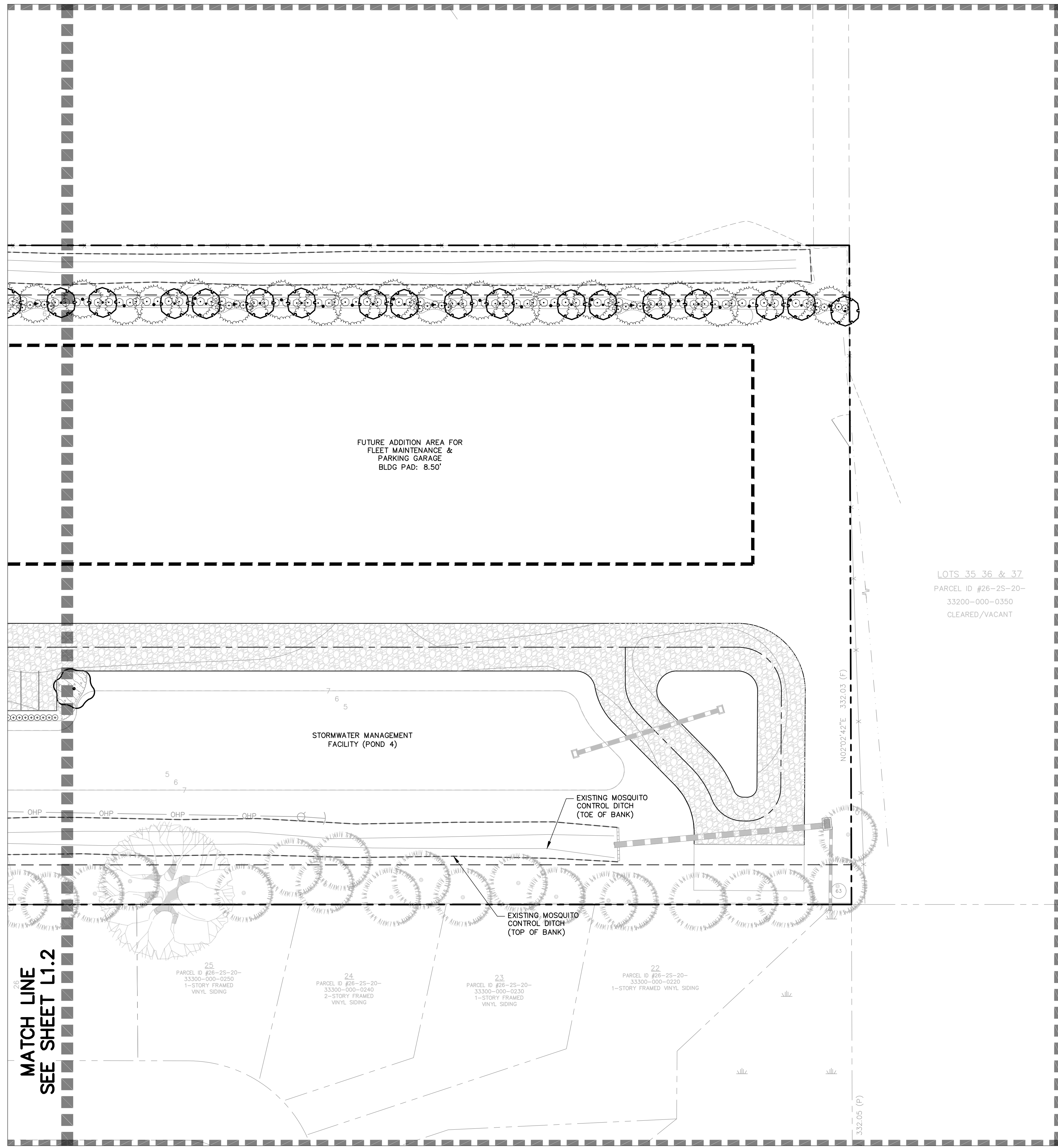


REV. #	DATE	BY	DESCRIPTION

ISSUE:	FOR PERMIT ONLY	CHECKED BY:	JEN
DATE:	18178 07/05/2023	DRAWN BY:	ACL

TITLE:  
**LANDSCAPE PLAN**

SHEET No:  
**LP1.2**



LOTS 35, 36 & 37  
 PARCEL ID #26-25-20-  
 33200-000-0350  
 CLEARED/VACANT

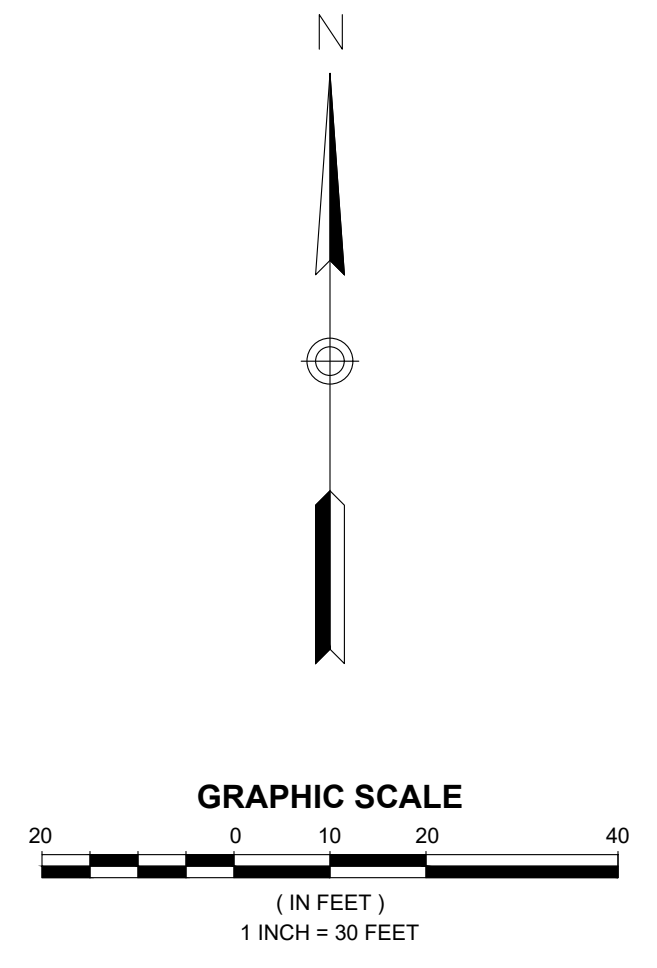
**PLANT SCHEDULE**

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	QUE N12	QUERCUS NIGRA / WATER OAK	---	13		> 80FT. HT.	NORTH AMERICA	
	SAB SA2	SABAL PALMETTO / CABBAGE PALMETTO	---	5		>25FT. HT.	NORTH AMERICA	
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	PIN PA3	PINUS PALUSTRIS / LONGLEAF PINE	6" HT.	10		> 65FT. HT.	NORTH AMERICA	
	PIN PAL	PINUS PALUSTRIS / LONGLEAF PINE	8" HT., 3" CAL., MIN.	86		> 65FT. HT.	NORTH AMERICA	
PALM TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	SAB SAB	SABAL PALMETTO / CABBAGE PALMETTO	16" OA HT.	10		>25FT. HT.	NORTH AMERICA	
SMALL TREES	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	ILE CAS	ILEX CASSINE / DAHOON HOLLY	15 GAL.	54		25 - 40FT. HT.	NORTH AMERICA	
	MYR CER	MYRICA CERIFERA / WAX MYRTLE	15 GAL.	10		>25FT. HT.	NORTH AMERICA	
SHRUBS	CODE	BOTANICAL / COMMON NAME	SIZE	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN	
	CAL AME	CALLICARPA AMERICANA / AMERICAN BEAUTYBERRY	3 GAL.	5		4 - 6FT. HT.	NORTH AMERICA	
	MYR CE2	MYRICA CERIFERA / WAX MYRTLE	3 GAL.	230		>25FT. HT.	NORTH AMERICA	
	SER REP	SERENOA REPENS / SAW PALMETTO	7 GAL.	103		6 - 10FT. HT.	NORTH AMERICA	
	VIB OBO	VIBURNUM OBOVATUM / WALTER'S VIBURNUM	3 GAL.	151		18 - 36IN. HT.	NORTH AMERICA	
	ZAM PLM	ZAMIA PUMILA / COONTIE CYCAD	3 GAL.	42		18 - 36IN. HT.	NORTH AMERICA	
GROUND COVERS	CODE	BOTANICAL / COMMON NAME	SIZE	SPACING	QTY	REMARKS	MATURE HEIGHT	PLANT ORIGIN
	CON CAN	CONRADINA CANESCENS / FALSE ROSEMARY	1 GAL.	24" o.c.	18		6 - 1" HT.	NORTH AMERICA
	MUH CAP	MUHLENBERGIA CAPILLARIS / PINK MUHLY GRASS	1 GAL.	30" o.c.	850		18 - 36IN. HT.	NORTH AMERICA

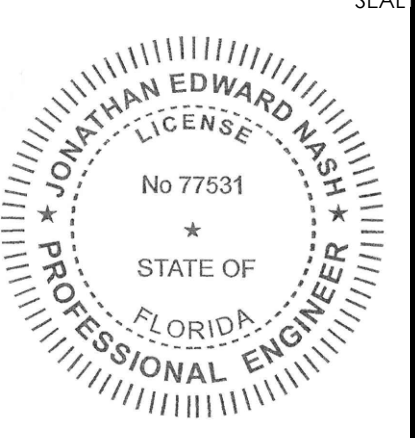
MATCH LINE  
 SEE SHEET L1.2



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 1394 Co. Hwy. 295 S. #100  
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 (850) 403-4555 www.oconnellengineers.com



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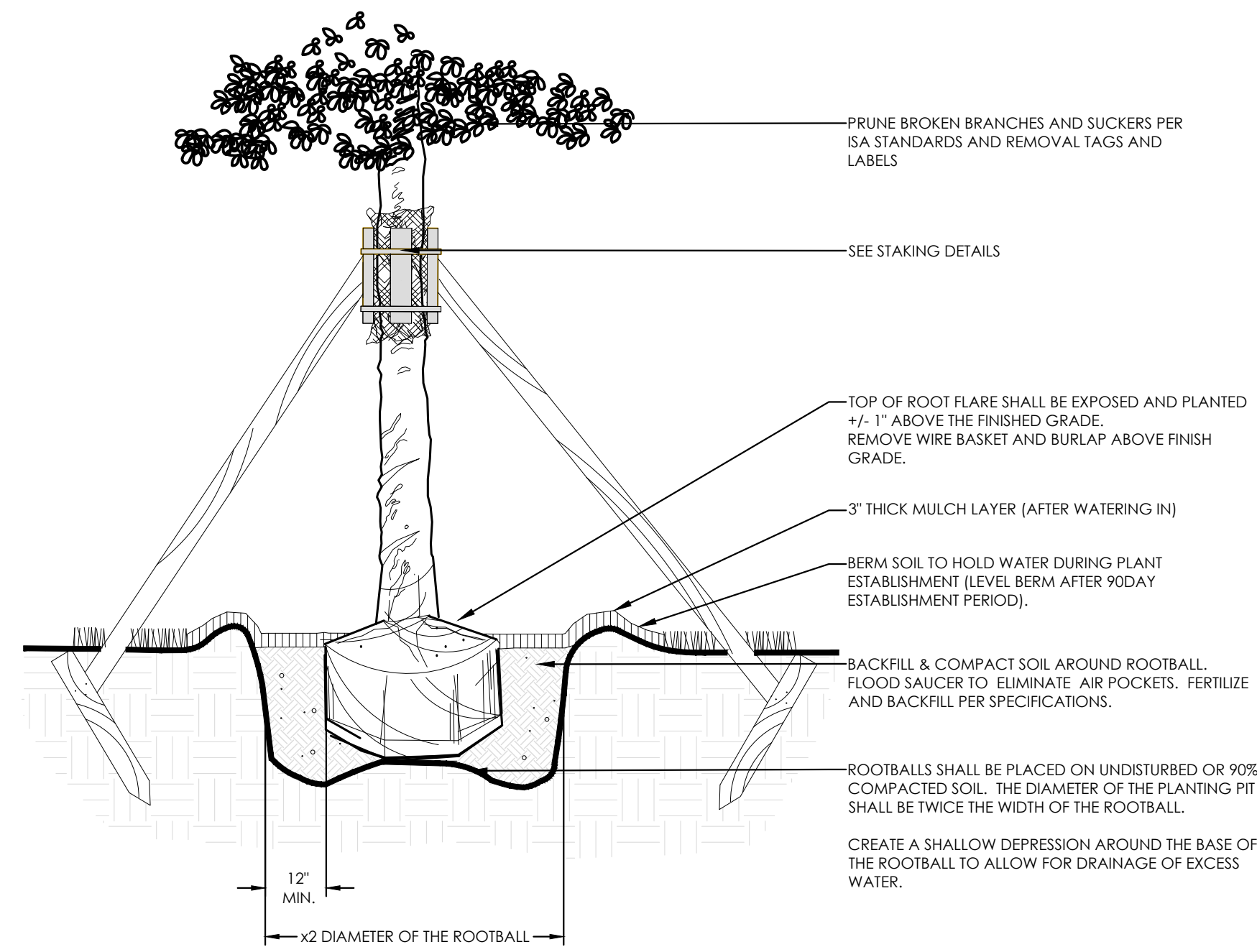
CONSTRUCTION PLANS FOR  
**SOUTH WALTON MOSQUITO  
 CONTROL DISTRICT MASTER PLAN**  
 774 NORTH COUNTY HIGHWAY 393  
 SANTA ROSA BEACH  
 WALTON COUNTY, FLORIDA

REV. #	DATE	BY	DESCRIPTION

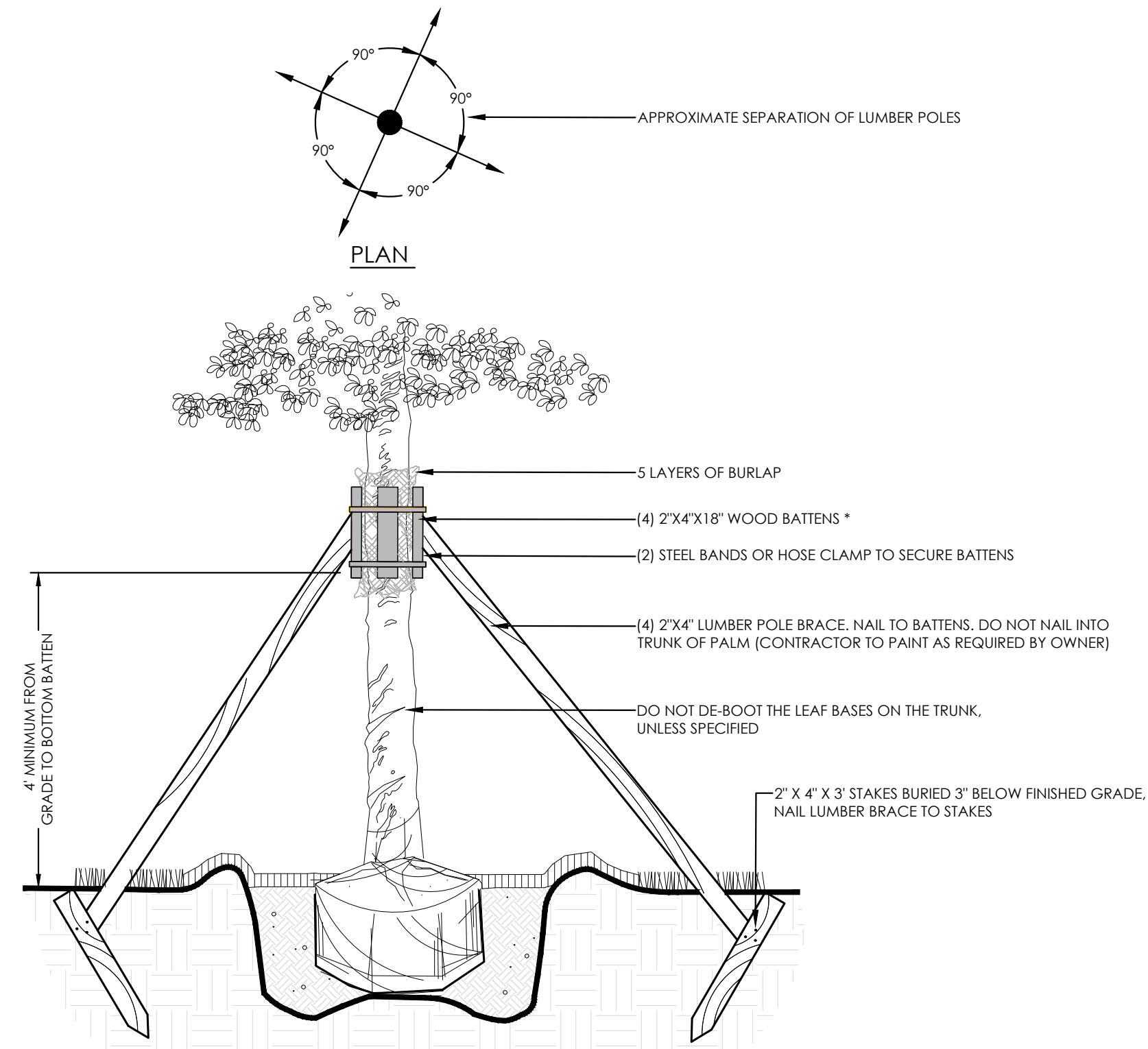
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 PLAN**

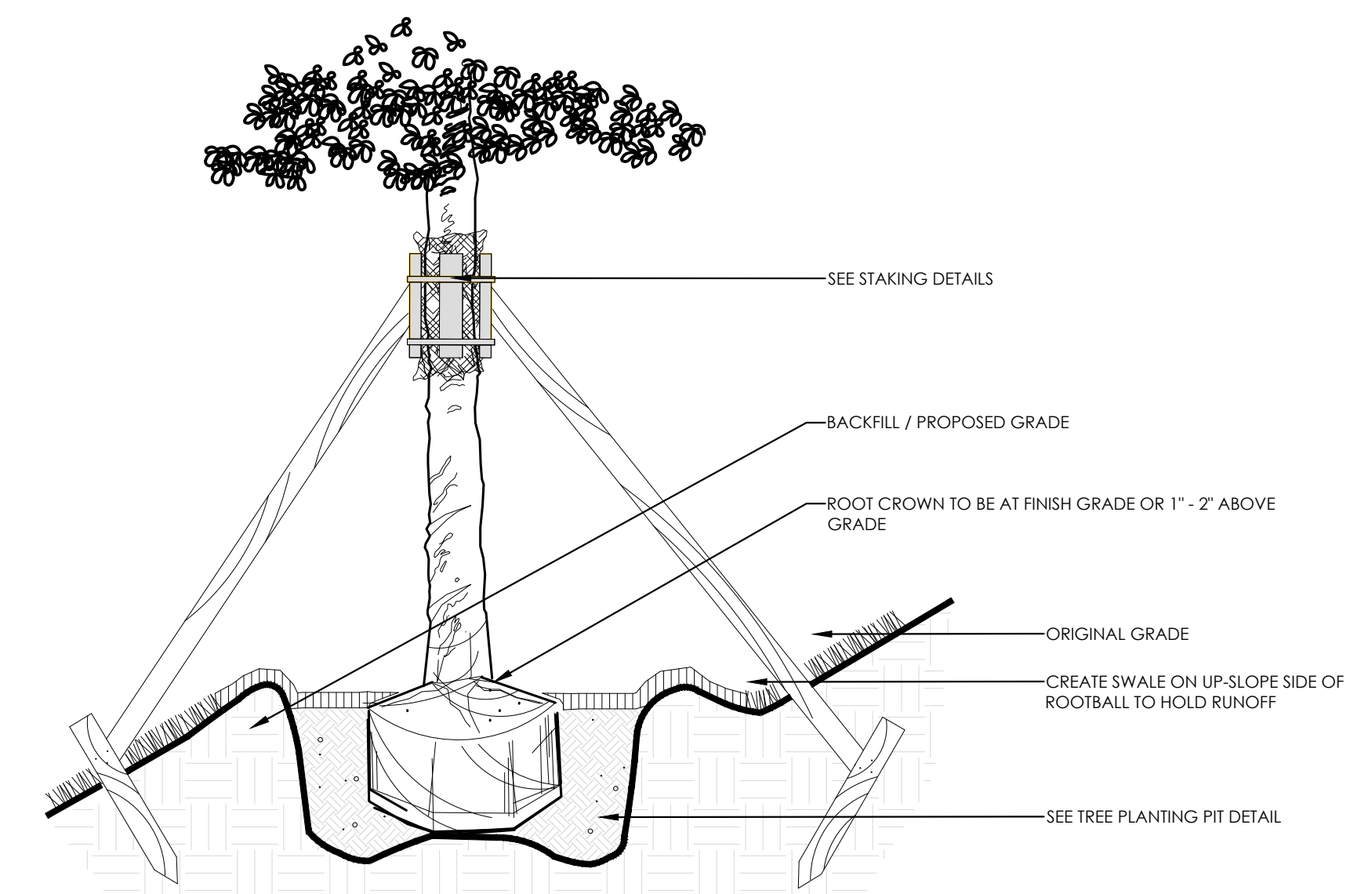
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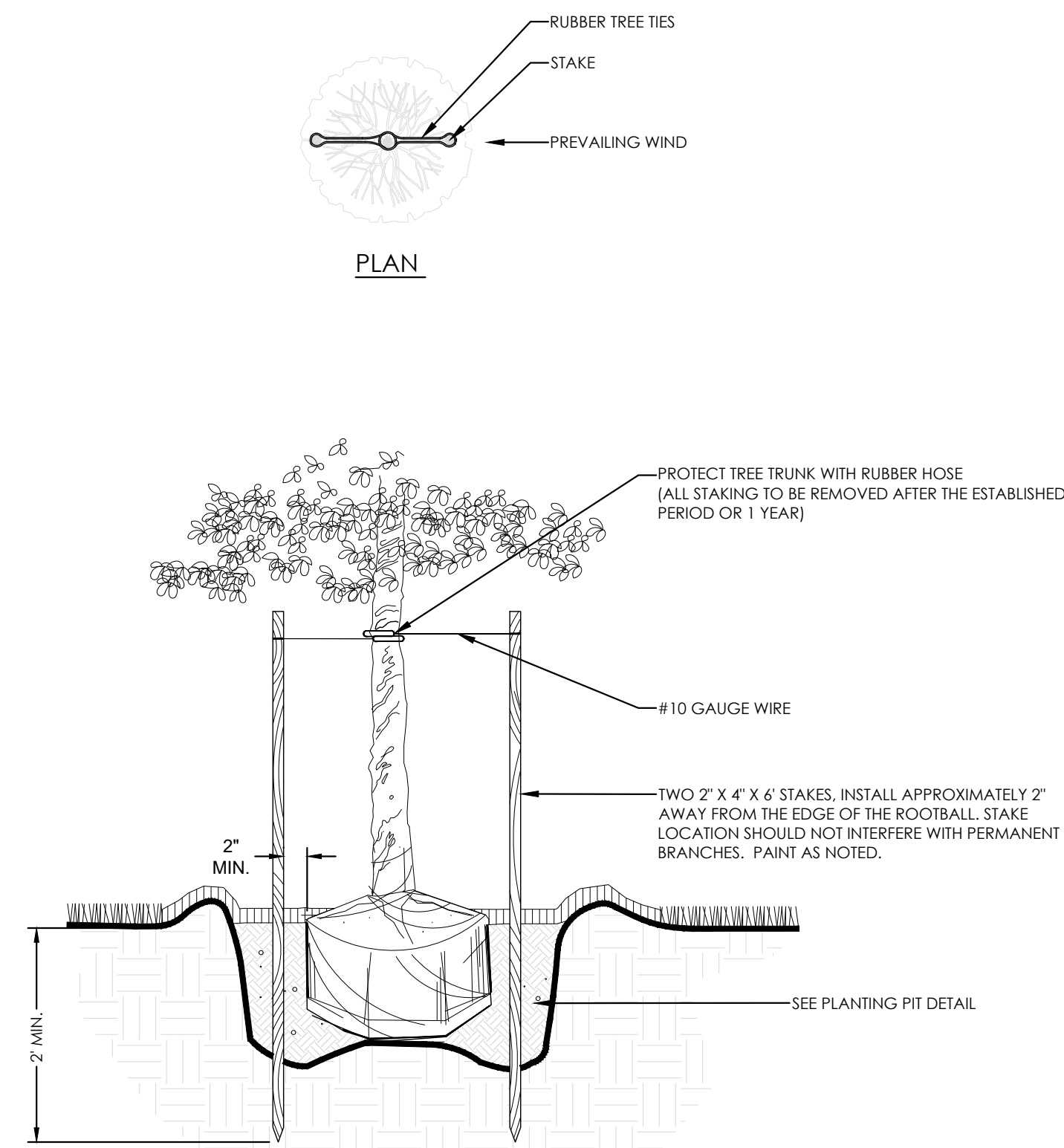
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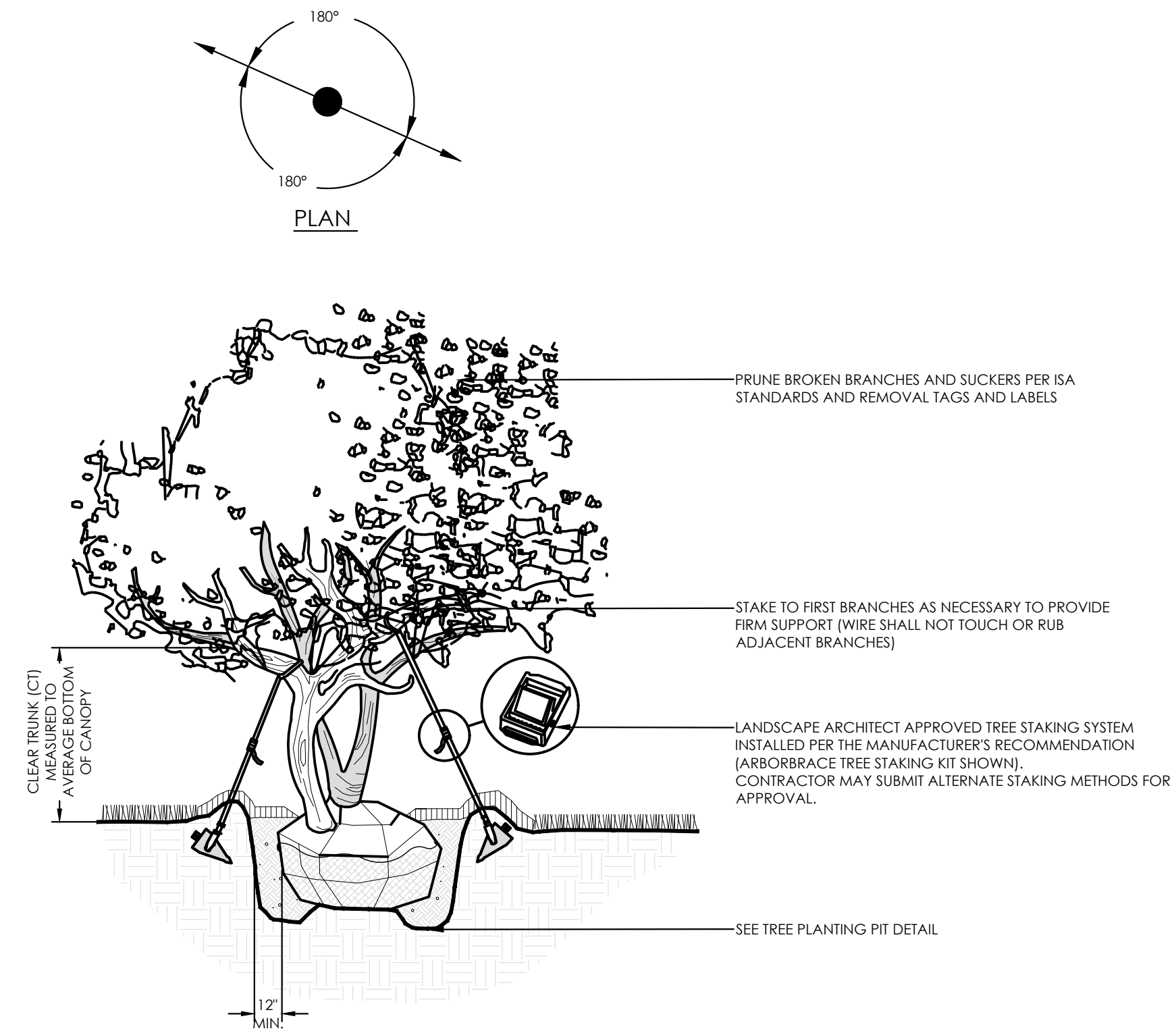
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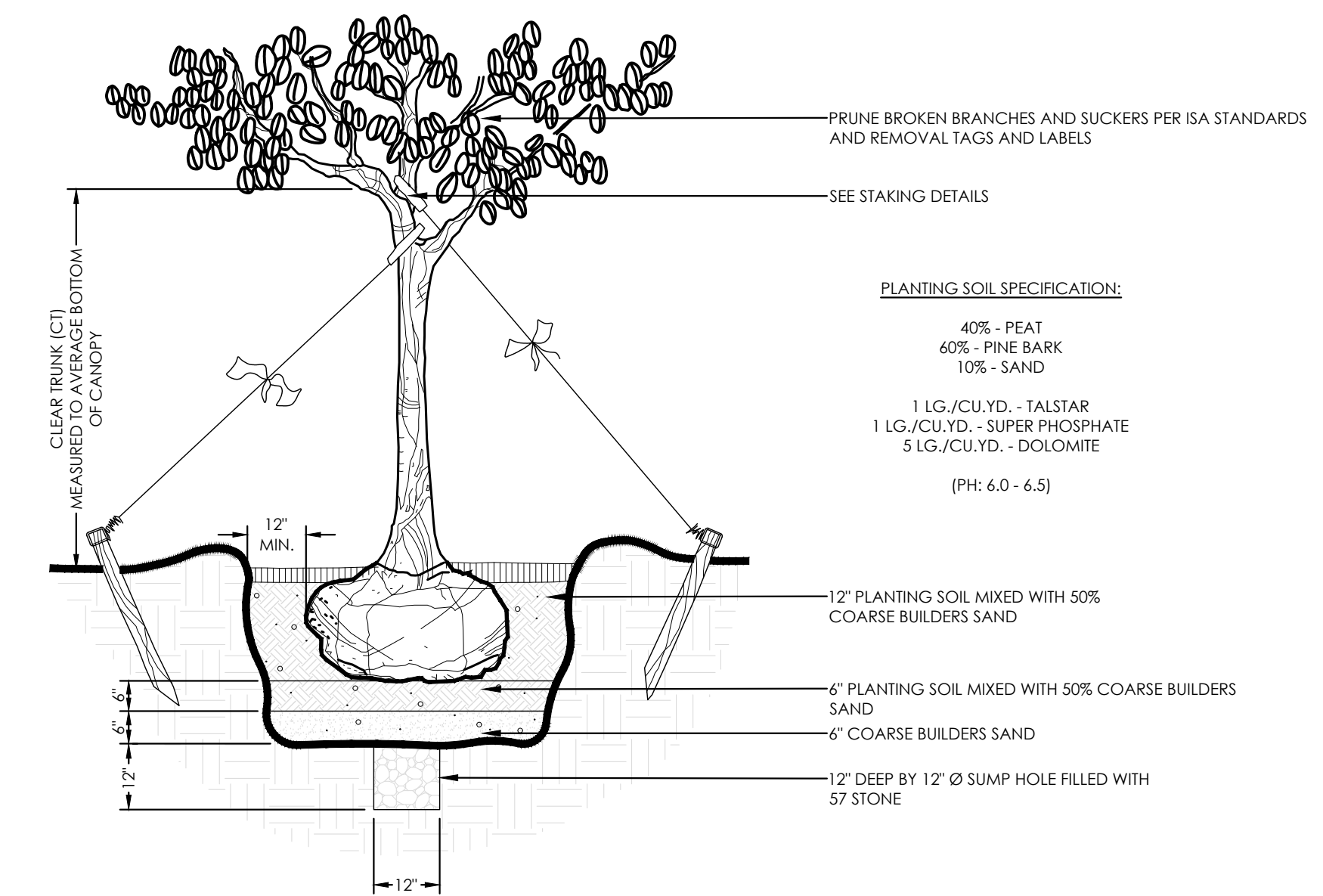
3 TREE PLANTING DETAIL ON A SLOPE  
NOT TO SCALE



4 SMALL TREE STAKING DETAIL  
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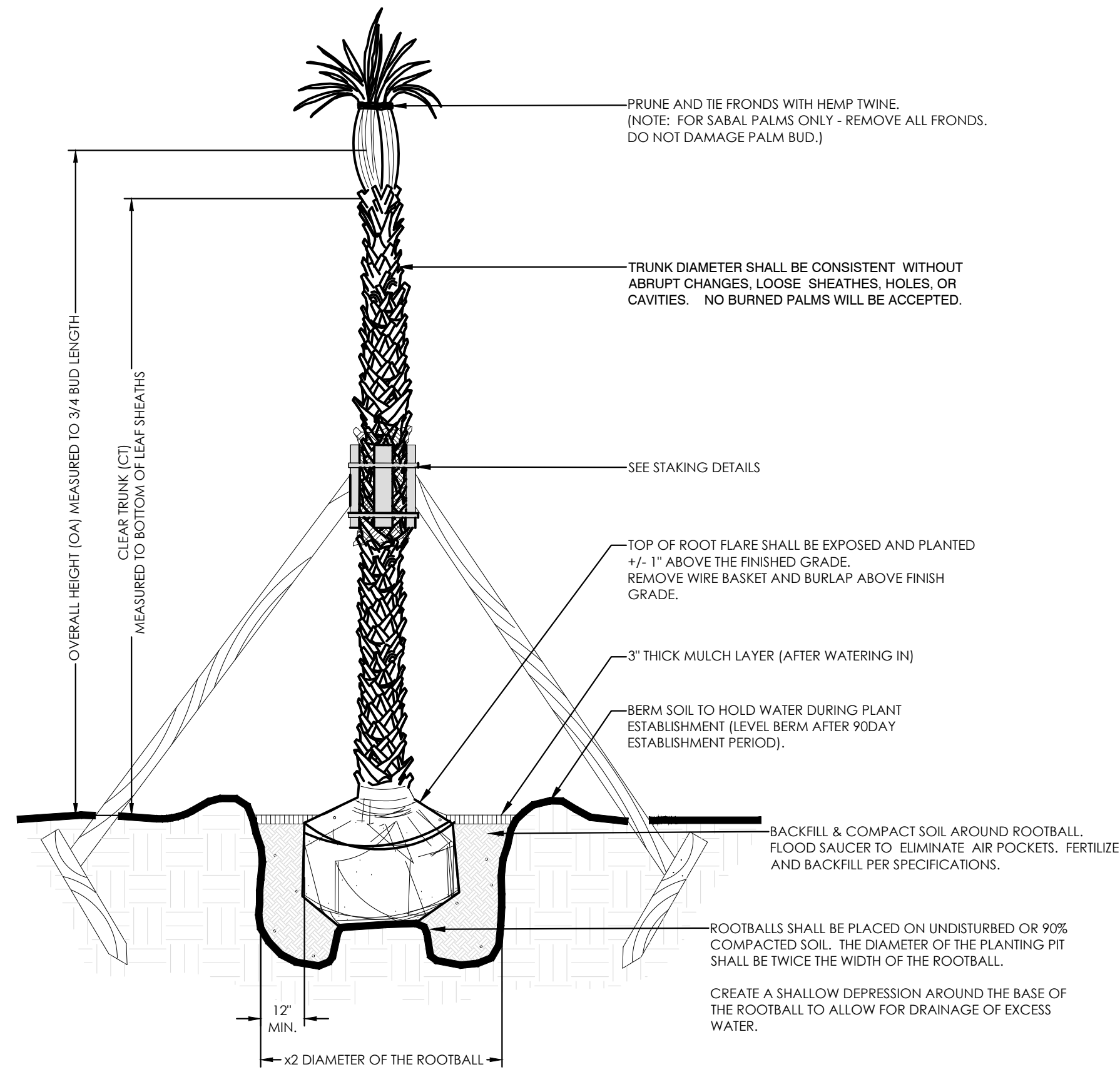
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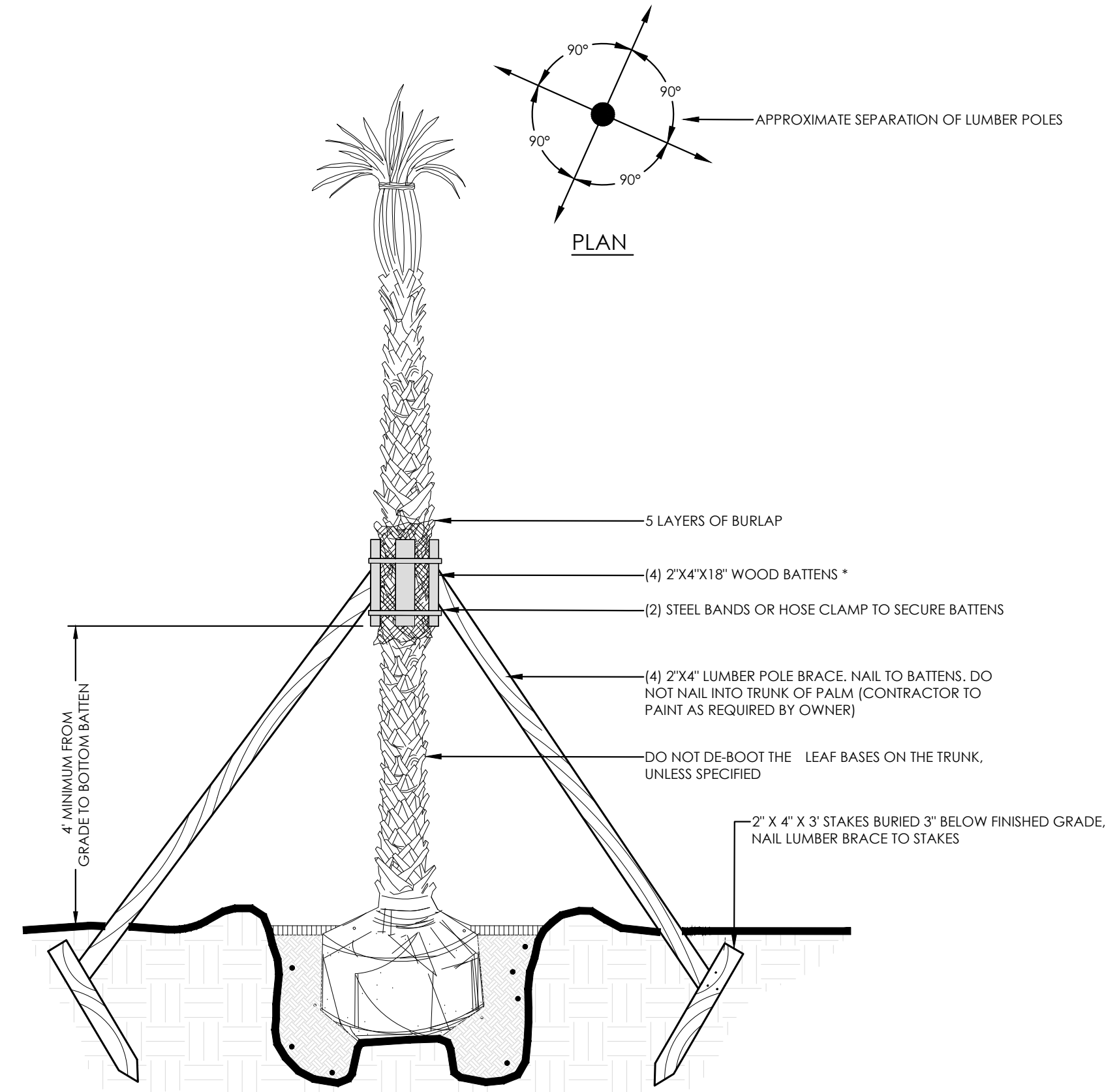
6 MAGNOLIA INSTALLATION DETAIL  
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CONSTRUCTION PLANS FOR  
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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
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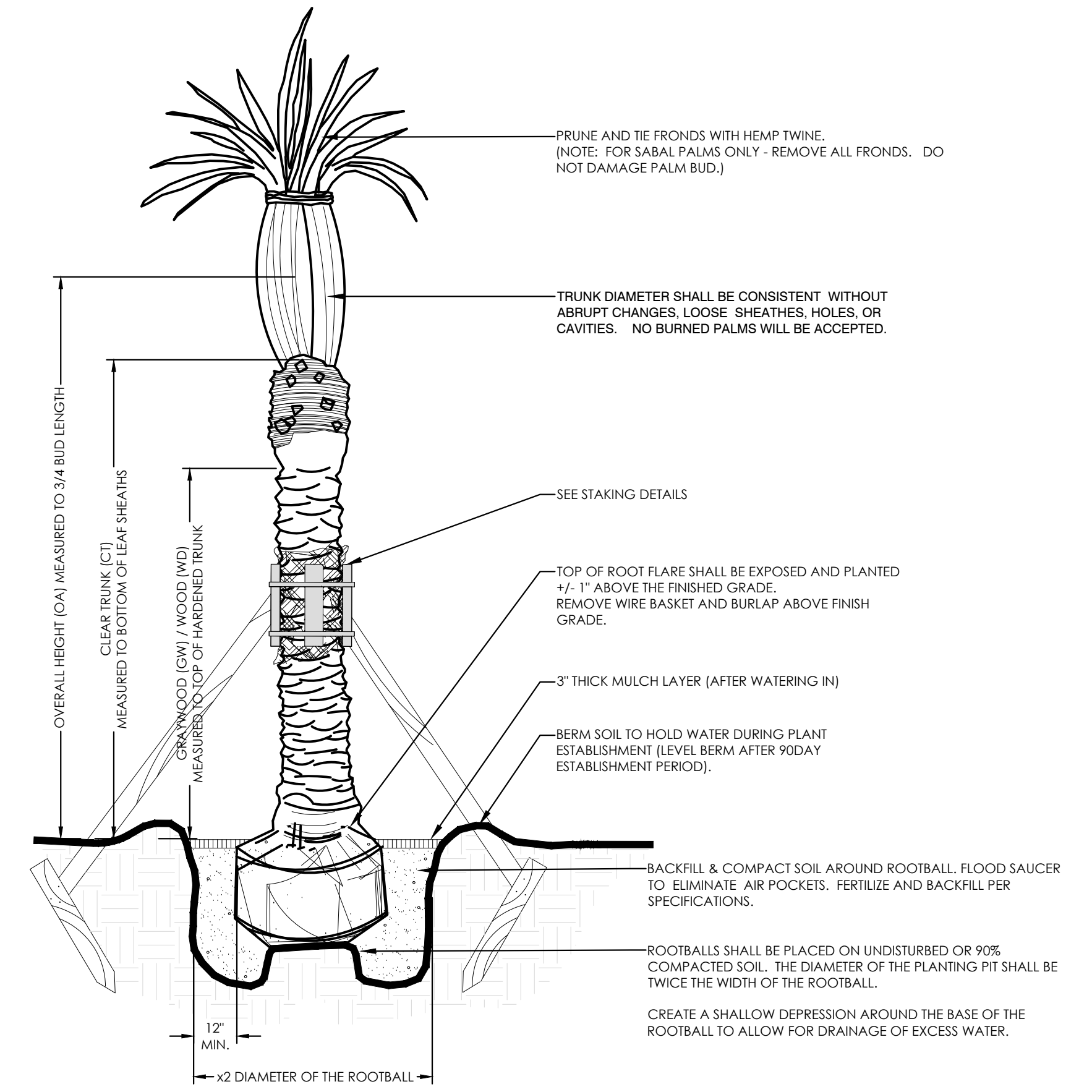
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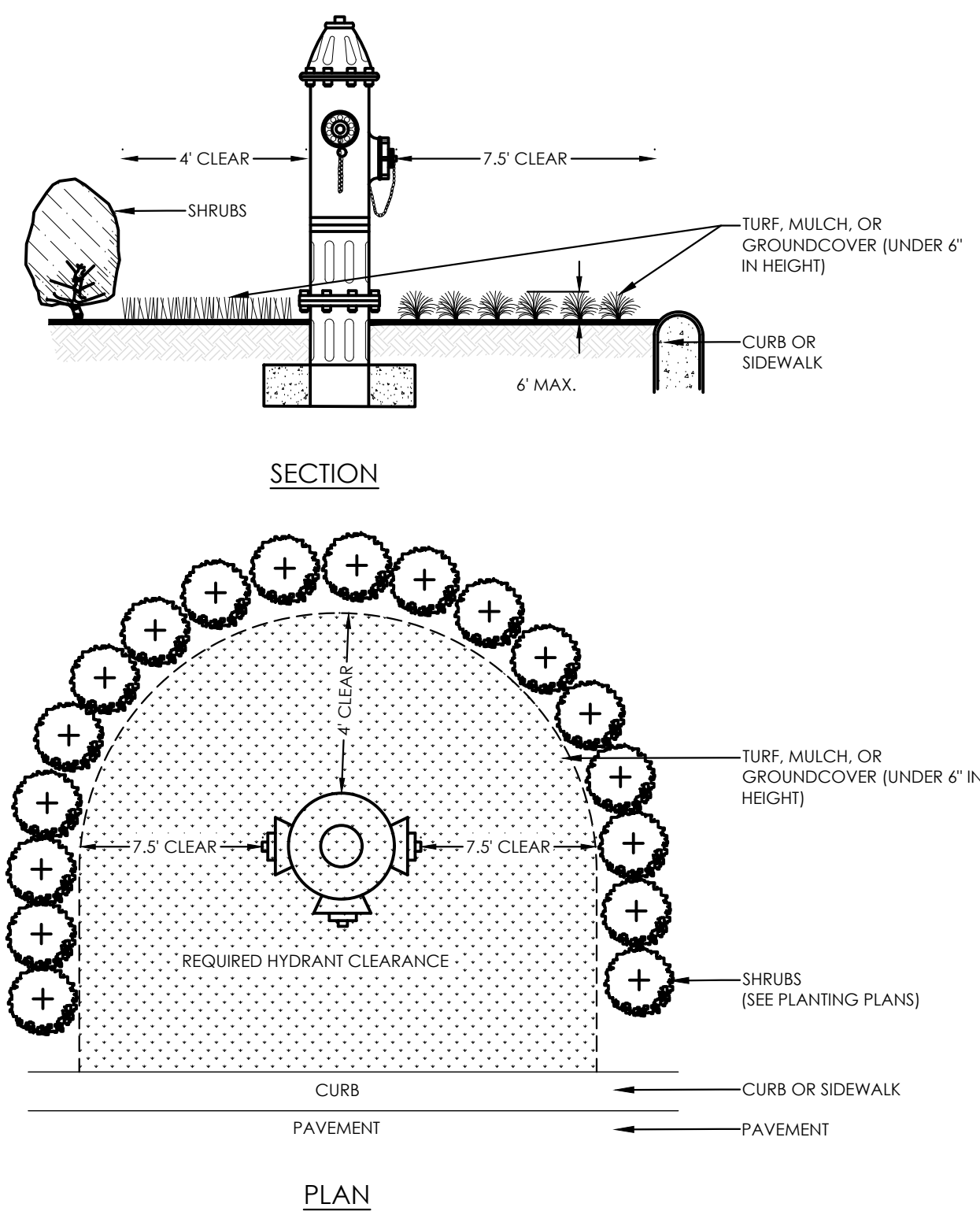
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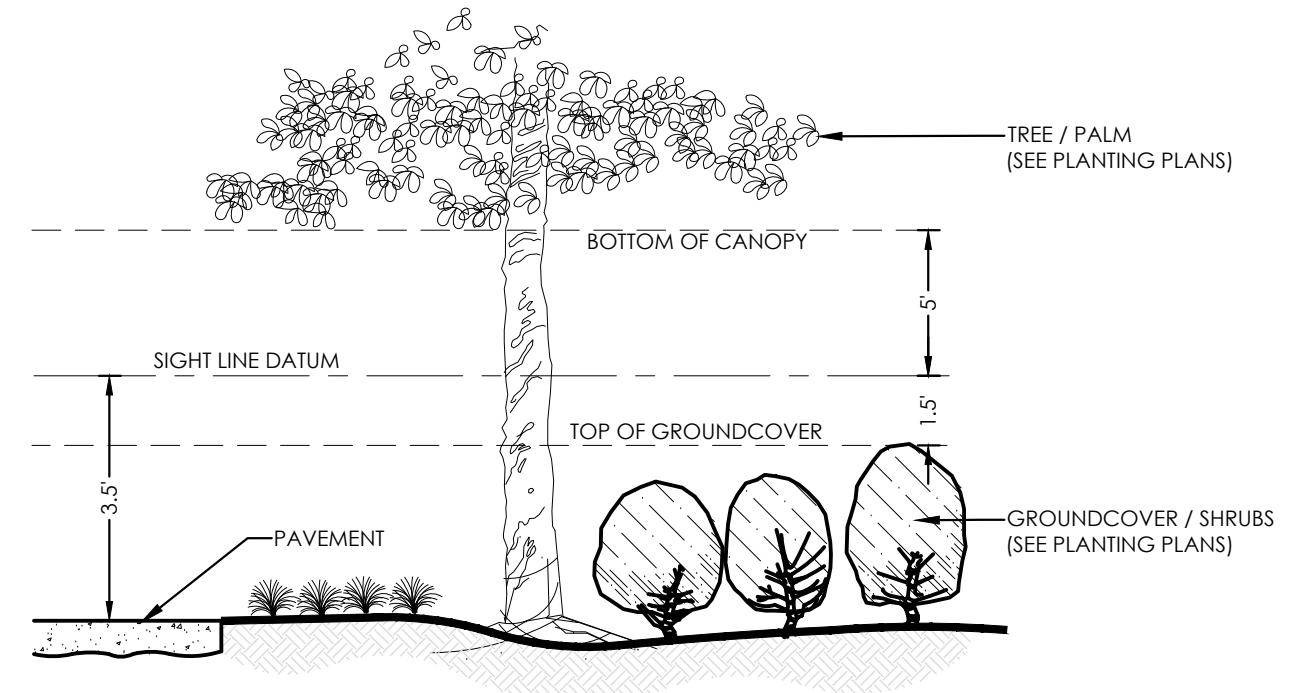
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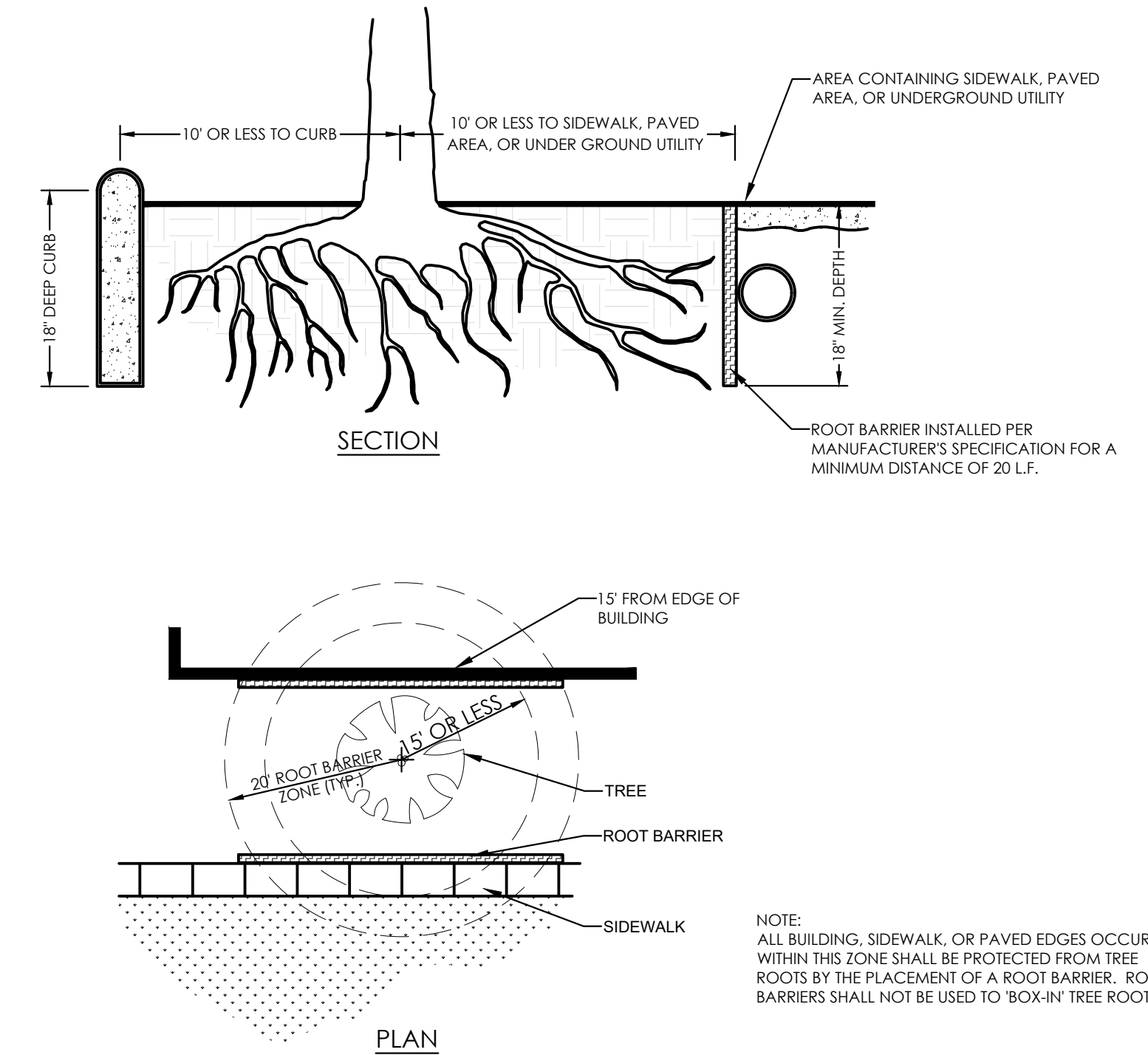
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4 FIRE HYDRANT CLEARANCE DETAIL  
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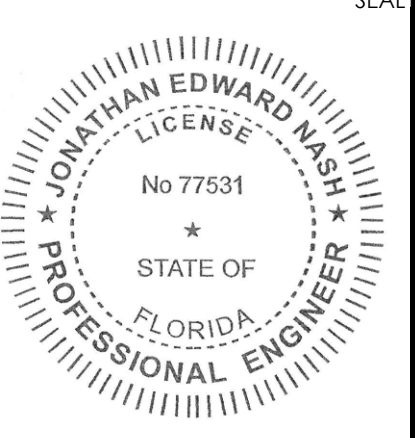


5 SIGHT LINE TRIANGLE PLANTING & MAINTENANCE DETAIL  
NOT TO SCALE



6 TYPICAL ROOT BARRIER DETAIL  
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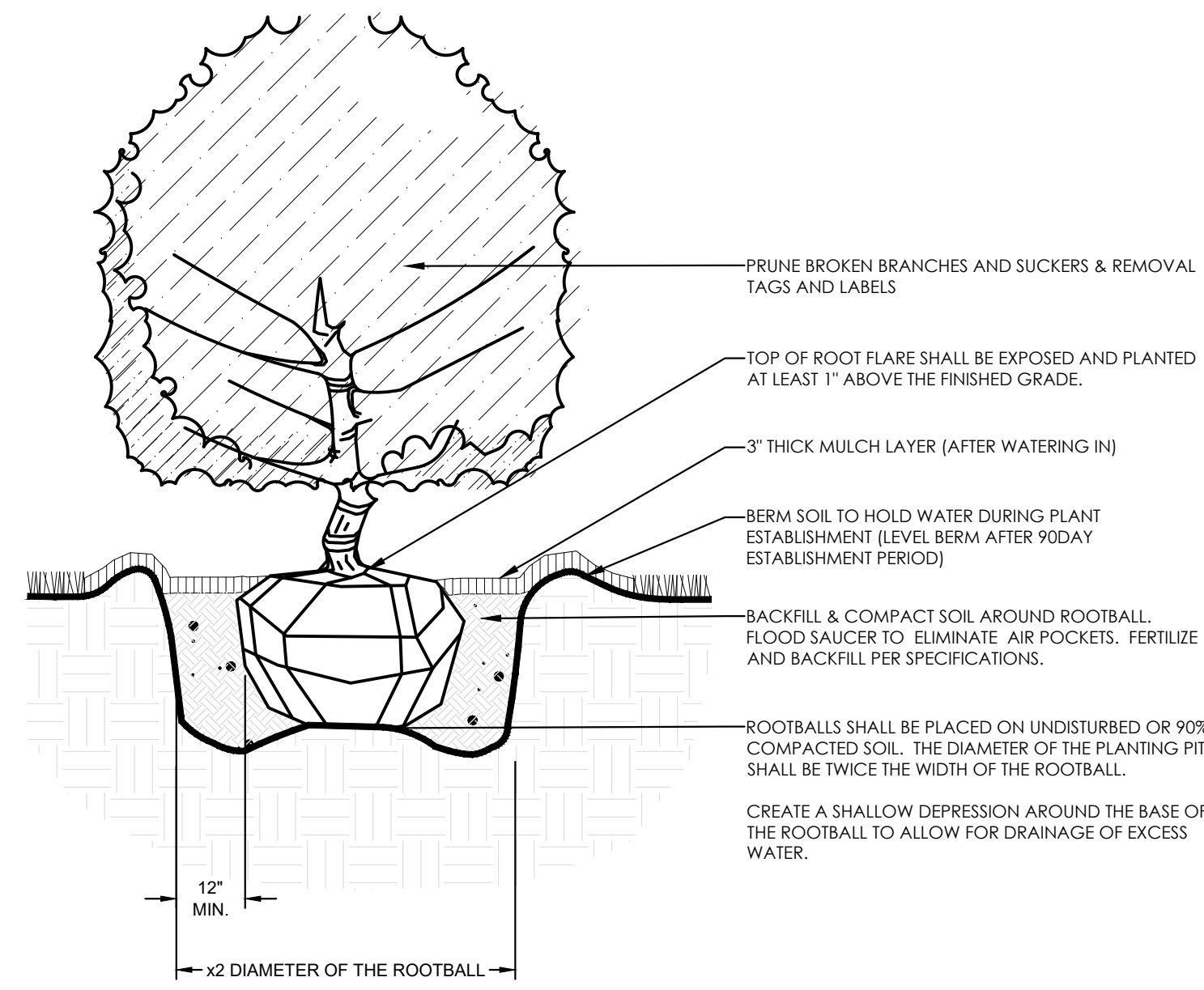
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CONSTRUCTION PLANS FOR  
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774 NORTH COUNTY HIGHWAY 393  
SANTA ROSA BEACH  
WALTON COUNTY, FLORIDA

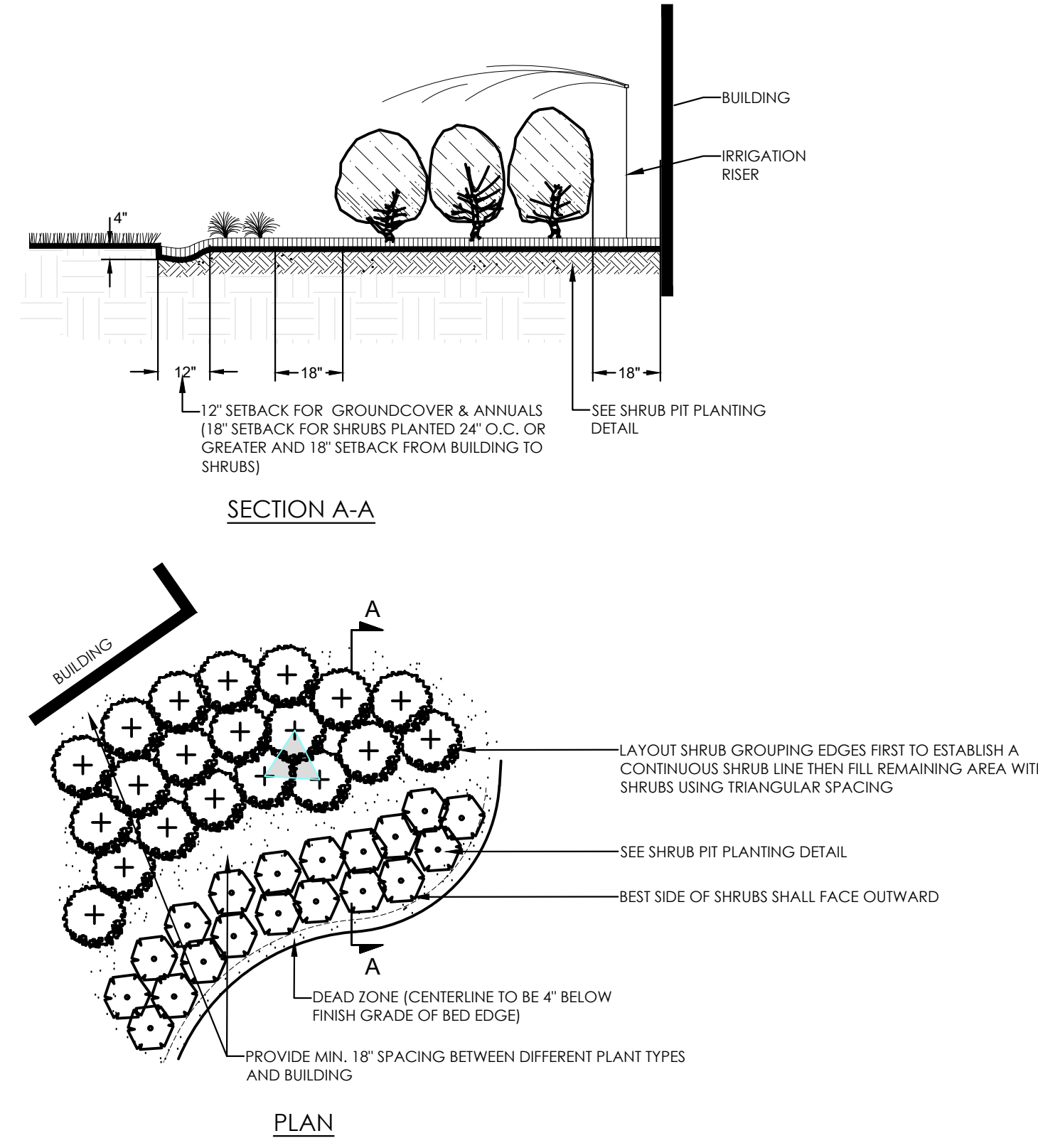
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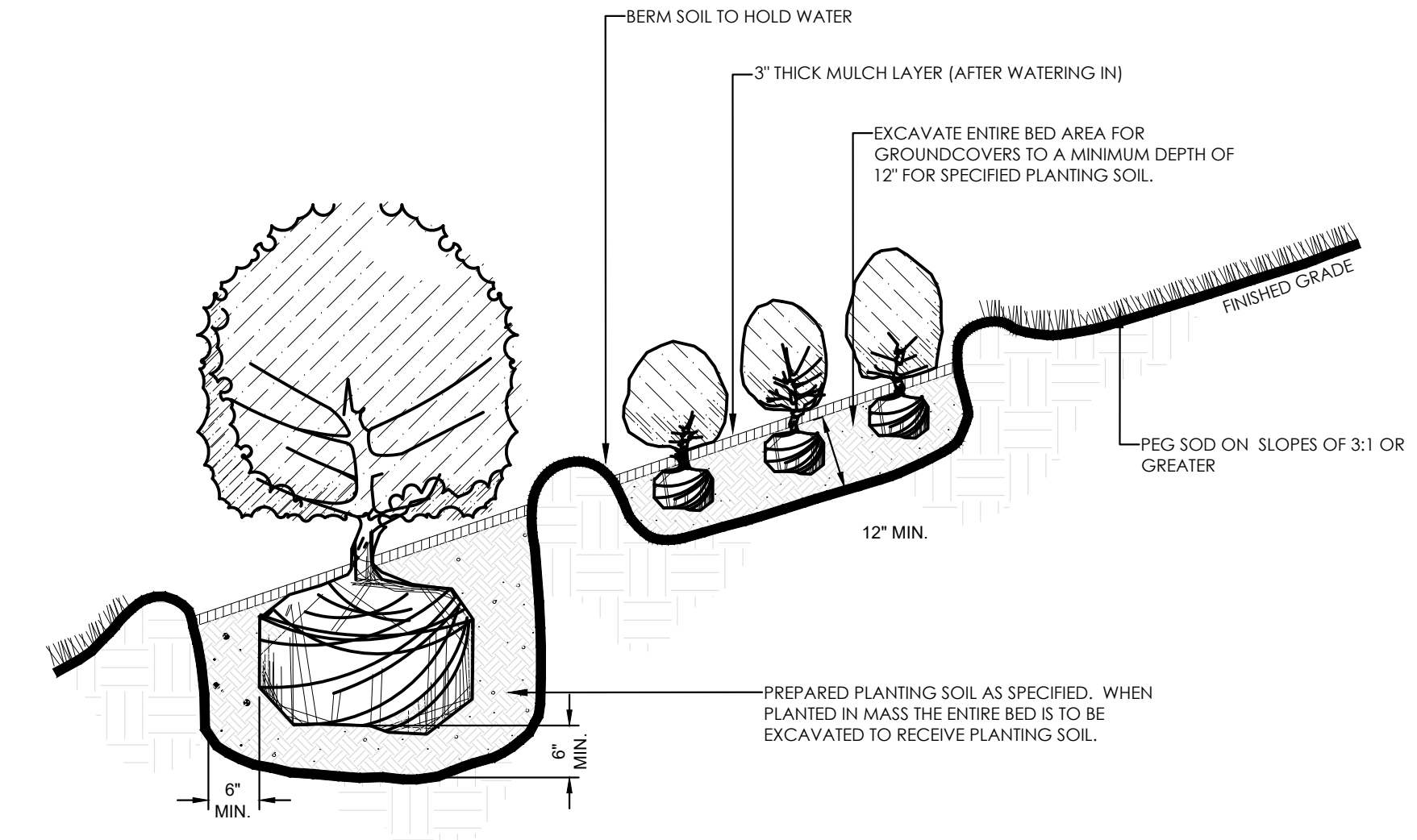
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**PLANTING DETAILS**  
SHEET No:  
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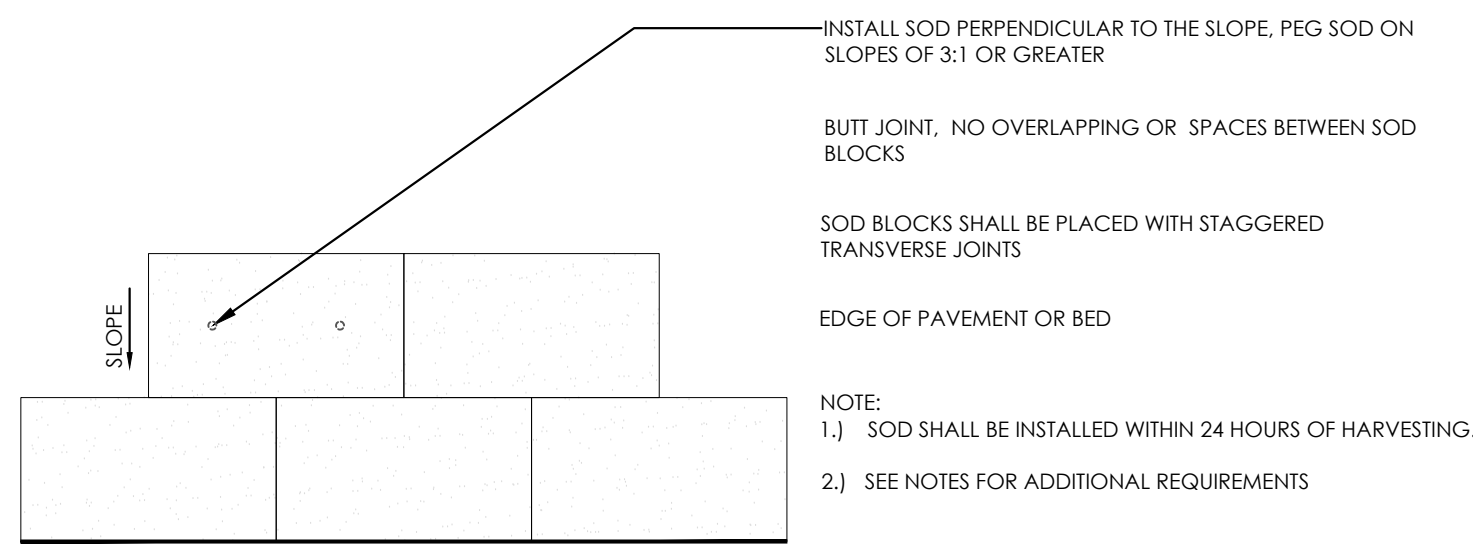
1 SHRUB PIT PLANTING DETAIL  
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2 SHRUB BED PLANTING DETAIL  
NOT TO SCALE



3 SHRUB ON SLOPE INSTALLATION DETAIL  
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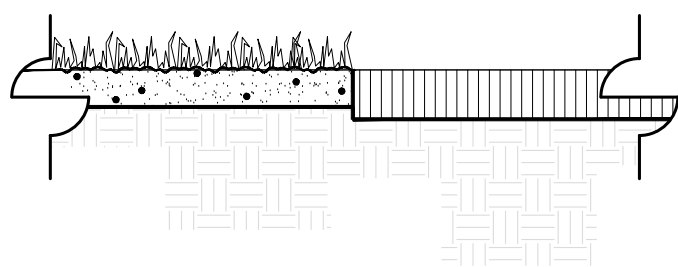
SOD

NOTE:  
1.) SOD SHALL BE INSTALLED WITHIN 24 HOURS OF HARVESTING.  
2.) SEE NOTES FOR ADDITIONAL REQUIREMENTS

SOD (PROVIDE CLEAN, SMOOTH EDGE BETWEEN SOD AND MULCHED AREAS).

3\"/>

PLANTING SOIL (FINE RAINED AND FREE OF WEEDS AND OTHER DELETERIOUS MATERIALS. SEE SPECIFICATIONS.)



MULCH

NOTE:  
1.) COMPLETELY REMOVE EXISTING SOD AS REQUIRED PRIOR TO PLACING MULCH.  
2.) ALL MULCH SHALL BE PEST AND INSECT FREE.

4 SOD & MULCH INSTALLATION DETAILS  
NOT TO SCALE

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TITLE:  
**PLANTING DETAILS**

SHEET No:  
**LP5.3**





## GENERAL NOTES:

- THE CONTRACTOR SHALL BE RESPONSIBLE TO REVIEW AND IMPLEMENT ALL OF THE SPECIFICATIONS WITHIN THESE PLANS AND THE WRITTEN SPECIFICATIONS IN THE PROJECT MANUAL.
- THESE PLANS AND PROJECT MANUAL ARE INCLUDED AS PART OF THE CONTRACT DOCUMENTS AND ARE CONTRACTUALLY BINDING.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL APPLICABLE PERMITS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OF ALL UTILITIES BOTH UNDERGROUND AND OVERHEAD PRIOR TO THE COMMENCEMENT OF ANY WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES AND SERVICES THROUGHOUT THE COURSE OF WORK.
- CONTRACTOR SHALL NOTIFY O'CONNELL & ASSOCIATES OF ANY CONFLICTS OF THE PLANS AND THE SITE CONDITIONS. FAILURE TO DO SO SHALL MAKE THE CONTRACTOR LIABLE FOR ANY NECESSARY MODIFICATIONS AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR IS RESPONSIBLE TO VISIT THE SITE, POTHOLE AREAS OF CONCERN, AND PERFORM THE NECESSARY DUE DILIGENCE PRIOR TO BIDDING. FAILURE TO DO SO SHALL MAKE THE CONTRACTOR LIABLE FOR ANY NECESSARY MODIFICATIONS AT THE CONTRACTOR'S EXPENSE IF DEEMED POTENTIALLY FORESEEN. ANY / ALL QUANTITIES SHOWN IN THESE DRAWINGS ARE PROVIDED FOR CONVENIENCE PURPOSES ONLY.
- IT IS THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL THE QUANTITIES PRIOR TO BIDDING. FAILURE TO VERIFY QUANTITIES SHALL MAKE THE CONTRACTOR LIABLE FOR ANY OMISSIONS.
- CONTRACTOR SHALL GET APPROVAL OF FINE GRADING FROM O'CONNELL & ASSOCIATES PRIOR TO THE INSTALLATION OF SOD OR ANY PLANT MATERIALS.
- THE CONTRACTOR SHALL CONFER WITH O'CONNELL & ASSOCIATES PRIOR TO COMMENCING THIS WORK TO CONFIRM ACTUAL SHADINGS AND ELEVATIONS OF THE LANDSCAPE. BEING THE CONTRACTOR SHALL BE RESPONSIBLE TO FINE GRADE ALL THE LANDSCAPE AREAS REMOVING ALL MOUNDS, DEPRESSIONS, ROCKS, STICKS, OR OTHER DEBRIS PRIOR TO THE INSTALLATION OF SOD AND PLANT MATERIAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING POSITIVE SHEET FLOW DRAINAGE AWAY FROM ALL STRUCTURES AND ROOTZONES.
- THE CONTRACTOR SHALL COORDINATE ALL WORK WITH ALL TRADES SO AS TO AVOID ANY CONFLICT WITH THE EXECUTION OF WORK BY OTHERS. OWNER SHALL NOT BE RESPONSIBLE FOR THE DAMAGE TO PLANT MATERIALS CAUSED BY OTHER TRADES OR SUBCONTRACTORS. THE CONDITION AND FINAL LOCATION OF PLANT MATERIAL SHALL BE EVALUATED AND CONFIRMED BY O'CONNELL & ASSOCIATES.
- THE CONTRACTOR SHALL NOTIFY NECESSARY UTILITY COMPANIES 48 MINIMUM PRIOR TO DIGGING FOR VERIFICATION OF ALL UNDERGROUND UTILITIES, IRRIGATION, AND ALL OTHER OBSTRUCTIONS AND COORDINATE WITH OWNER'S REPRESENTATIVE PRIOR TO INITIATING OPERATIONS. SHOULD THE LANDSCAPE CONTRACTOR CAUSE DAMAGE TO ANY UTILITIES, NECESSARY REPAIRS SHALL BE MADE AS QUICKLY AS PRACTICABLE, AT THE CONTRACTOR'S EXPENSE. FL STATUTE 553.851 (1979) REQUIRES MIN. 2 DAYS NOTICE AND MAX. OF 5 DAYS NOTICE BEFORE YOU EXCAVATE.
- THE CONTRACTOR (AND ANY SUBCONTRACTORS) SHALL PROVIDE SUBSTANTIAL PROOF TO O'CONNELL & ASSOCIATES OF HAVING FIVE (5) MINIMUM YEARS EXPERIENCE IN THE FIELD OF LANDSCAPE AND IRRIGATION CONTRACTING AND HARDCAPE CONSTRUCTION (IF APPLICABLE) WITH PROJECTS OF SIMILAR SCOPE.
- THE CONTRACTOR SHALL SUPPLY A QUALIFIED, ENGLISH-SPEAKING SUPERVISOR AT ALL TIMES ON SITE WHEN ANY WORK IS BEING PERFORMED OR THE WORK MAY BE DEEMED NONCONFORMING AND UNACCEPTED O'CONNELL & ASSOCIATES.
- ALL SUPERVISORS SHALL HAVE A MINIMUM OF 18 MONTHS OF VERIFIABLE FIELD EXPERIENCE. NATIONAL CERTIFICATIONS FROM A GOVERNING AGENCY MAY BE SUBSTITUTED IN LIEU OF THE SUPERVISORS' EXPERIENCE REQUIREMENT AT THE DISCRETION OF O'CONNELL & ASSOCIATES.

## PLANT MATERIAL INSTALLATION SPECIFICATIONS:

- ALL PLANT MATERIALS SHALL BE TRUE TO SPECIES AND CONFORM TO THE MINIMUM SIZES AS INDICATED IN THESE PLANS. NO SUBSTITUTIONS SHALL BE ALLOWED UNLESS OTHERWISE APPROVED IN WRITING BY O'CONNELL & ASSOCIATES. ALL PLANT MATERIAL SIZES SPECIFIED IN THESE DRAWINGS ARE MINIMUMS.
- SOIL AND MATERIALS SHALL BE FLORIDA GRADE NUMBER 1 OR BETTER IN ACCORDANCE WITH THE GRADES AND STANDARDS FOR NURSERY PLANTS AS DETERMINED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF PLANT INDUSTRY AND COMPLY WITH THE AMERICAN STANDARDS FOR NURSERY STOCK (ANSI Z60.1) UNLESS OTHERWISE APPROVED IN WRITING BY O'CONNELL & ASSOCIATES.
- ALL PLANT MATERIALS SHALL BE DISEASE FREE, INSECT FREE, HEALTHY, WELL-BRANCHED, AND GROWING VIGOROUSLY. ALL PLANT MATERIALS SHALL BE SUBJECT TO O'CONNELL & ASSOCIATES FINAL APPROVAL. ANY REJECTED PLANT MATERIAL SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- A "SPECIFIC" DESIGNATION FOR ANY PLANT MATERIAL REQUIRES IT TO BE GROWN AND PROPERLY PRUNED TO POSSESS SUPERIOR FORM, BRANCHING, COMPACTNESS, SYMMETRY, AND SHALL CONFORM TO FLORIDA FANCY IN ACCORDANCE WITH THE GRADES AND STANDARDS FOR NURSERY PLANTS AS DETERMINED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF PLANT INDUSTRY. TREES PLANTED IN ROWS SHALL BE UNIFORMLY MATCHED IN SIZE AND SHAPE UNLESS OTHERWISE SPECIFIED IN THE PLANS.
- O'CONNELL & ASSOCIATES RESERVES THE RIGHT REQUIRE THE CONTRACTOR TO RELOCATE AND / OR REPOSITION ANY PLANT MATERIAL AS REQUIRED DUE TO THE SITE CONDITIONS DURING CONSTRUCTION.
- SINGLE TRUNK TREES SHALL HAVE A STRAIGHT, CENTRAL LEADER WITH UNIFORM BRANCHING UNLESS OTHERWISE SPECIFIED IN THESE PLANS. MULTI-TRUNK TREES ARE TO HAVE 3-5 EQUAL SIZED TRUNKS WITH UNIFORM BRANCHING UNLESS OTHERWISE SPECIFIED IN THESE PLANS.
- PLANT MATERIALS WITH MARRED, SEVERELY SCARRED, OR BURNED TRUNKS SHALL BE REJECTED. ANY SIGNS OF MISHANDLING OF PLANT MATERIALS SHALL CAUSE THE REJECTION OF THE SAID PLANT MATERIAL UNLESS OTHERWISE APPROVED IN WRITING BY O'CONNELL & ASSOCIATES. PLANT MATERIALS ARE TO BE HANDLED IN A MANNER TO ENSURE FULL PROTECTION TO THE TRUNKS, LIMBS, LEAVES, AND ROOTS.
- PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY IN ACCORDANCE WITH INTERNATIONAL SOCIETY OF ARBORIST (ISA) GUIDELINES TO INSURE PROPER HEALTH AND VIGOROUS GROWTH. ANY OTHER SUBSEQUENT PRUNING REQUIRED AFTER PLANT MATERIAL ARRIVAL TO THE PROJECT SITE SHALL BE APPROVED PRIOR BY O'CONNELL & ASSOCIATES.
- THE CONTRACTOR SHALL BE RESPONSIBLE TO MEET OR EXCEED THE SPECIFIED SIZES OF HEIGHT, SPREAD, AND CALIPER. CONTRACTOR IS RESPONSIBLE TO TAKE THIS IN CONSIDERATION IN THE BIDDING PROCESS AND NOTIFY, O'CONNELL & ASSOCIATES OF MATERIAL AVAILABILITY ISSUES. FAILURE TO DO SO, SHALL CONTRACTUALLY BIND THE CONTRACTOR TO PROVIDE THE REQUIRED SPECIES AND SIZE. ANY INCIDENTAL MATERIAL COST INCREASES TO PROVIDE THE REQUIRED SPECIES AND SIZE SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR IF NOT STATED IN WRITING PRIOR TO BIDDING.
- WHEN A HEIGHT, SPREAD, AND / OR CALIPER IS IN CONFLICT WITH A SPECIFIED CONTAINER SIZE, THE CONTRACTOR SHALL BE REQUIRED TO MEET THE FORMER OF THE SPECIFICATIONS AND INSTALL AN APPROPRIATELY SIZED CONTAINER PLANT MATERIAL TO COMPLY WITH THE HEIGHT, SPREAD, OR CALIPER AS SPECIFIED IN THESE DRAWINGS. ANY REFERENCE TO ANY CONTAINER SIZES IN THESE DRAWINGS ARE MINIMUMS REQUIRED FOR PROPER ROOT DEVELOPMENT. A SMALLER CONTAINER SIZE SHALL NOT BE INSTALLED WITHOUT WRITTEN APPROVAL FROM O'CONNELL & ASSOCIATES.
- ALL BALLED AND BURLAPPED PLANT MATERIALS SHALL BE FRESHLY DIG, SOUND / SECURE IN THE ROOTBALL, AND POSSESS AN ADEQUATE ROOT SYSTEM TO ENSURE VIGOR. PREVIOUS ROOT PRUNING IS HIGHLY SUGGESTED. ALL BIO-DEGRADABLE BURLAP SHALL BE CAREFULLY REMOVED FROM THE TOP ONE-THIRD (1/3) OF THE ROOTBALL AND TUCKED IN THE PLANTING PIT AS NOT TO BE EXPOSED TO AIR. REMOVAL OF THE BIO-DEGRADABLE BURLAP SHALL BE PERFORMED IN SUCH A MANNER AS NOT TO DAMAGE ANY FEEDER ROOTS. ALL NON-BIODEGRADABLE BURLAP, AND GROW BAGS SHALL BE COMPLETELY REMOVED FROM THE PLANTING PIT. ALL BALLED & BURLAPPED STOCK THAT IS NOT IMMEDIATELY PLANTED (THE DAY OF DELIVERY), SHALL BE HEADED IN AND THOROUGHLY WATERED UNTIL PLANTING. FAILURE TO DO SO, MADE NECESSITATE THE REJECTION OF ANY UNPROTECTED PLANT MATERIALS.
- LIFTING, MOVING, OR ADJUSTING THE PLANT MATERIAL BY THE TRUNK SHALL BE PROHIBITED UNLESS OTHERWISE APPROVED IN WRITING BY O'CONNELL & ASSOCIATES.
- ALL CONTAINER GROWN PLANT MATERIAL SHALL BE WELL-ROOTED, NOT ROOT BOUND, AND GROWN IN THE SAME CONTAINER WHICH IT IS DELIVERED TO THE PROJECT SITE. LIFTING AND MOVING OF THE PLANT MATERIALS SHALL BE BY THE CONTAINER ONLY. ALL CONTAINER GROWN PLANT MATERIAL THAT IS NOT IMMEDIATELY PLANTED, SHALL BE WATERED THOROUGHLY AND STORED IN A MANNER AS TO SHADE THE CONTAINERS FROM DIRECT SUNLIGHT TO MINIMIZE ROOT DAMAGE. ALL CONTAINER GROWN PLANT MATERIAL SHALL BE THOROUGHLY WATERED IN THEIR RESPECTIVE CONTAINERS IMMEDIATELY PRIOR TO INSTALLATION.
- TREE HEIGHTS SHALL BE MEASURED FROM GROUND TO THE AVERAGE BRANCH HEIGHT OF THE CANOPY. MEASUREMENT SHALL NOT INCLUDE ANY TERMINAL GROWTH. SPREAD SHALL BE MEASURED TO THE END OF BRANCHING EQUALLY AROUND THE CROWN FROM THE CENTER OF THE TRUNK AND SHALL NOT INCLUDE ANY TERMINAL GROWTH. SHRUB HEIGHTS SHALL BE MEASURED FROM THE GROUND TO THE AVERAGE POINT WHERE MATURE PLANT GROWTH STOPS. SPREAD SHALL BE MEASURED TO THE END OF BRANCHING EQUALLY AROUND THE SHRUB MASS.
- PALMS SHALL BE MEASURED BY THREE HEIGHT CLASSIFICATIONS AS SPECIFIED IN THESE PLANS BASED ON SPECIES:
  - OVERALL HEIGHT (OA): SHALL BE MEASURED FROM THE FROM THE GROUND TO THE AVERAGE FROND HEIGHT AT TIME OF INSTALLATION.
  - CLEAR TRUNK (CT): SHALL BE MEASURED FROM THE GROUND AT TIME OF INSTALLATION TO THE BOTTOM OF THE FROND SHEATH.
  - GRAY WOOD (GW): SHALL BE MEASURED FROM THE GROUND AT TIME OF INSTALLATION TO THE TOP OF HARDENED WOOD.

## PLANTING SOIL & BACKFILL SPECIFICATIONS:

- PLANTING BED SOIL AND PIT PLANTING BACKFILL MATERIALS SHALL BE FREE FROM HEAVY CLAY, STONES, LIMESTONE, LUMPS, PLANTS, ROOTS OR OTHER FOREIGN MATERIALS AND NOXIOUS VEGETATION. PLANTING BED SOIL AND PIT PLANTING BACKFILL MATERIALS SHALL NOT CONTAIN TOXIC SUBSTANCES WHICH MAY BE HARMFUL TO PLANT GROWTH. PIT PLANTING BACKFILL MATERIALS SHALL BE FERTILE, FRIABLE, NATIVE SOIL, ORGANIC AMENDMENTS (IF REQUIRED) WITHOUT A MIXTURE OF SUBSOIL MATERIALS.
- PIT PLANTING BACKFILL MATERIALS FOR FIELD GROWN PLANT MATERIALS SHALL BE NATIVE SOIL FROM THE EXCAVATION OF THE PLANTING PIT PLANTING BACKFILL MATERIALS FOR CONTAINER GROWN PLANT MATERIALS SHALL BE AMENDED TO A RATIO OF ONE HALF (1/2) NATIVE SOIL & ONE HALF (1/2) APPROVED ORGANIC. AMEND PLANTING BEDS WITH 3" MINIMUM OF APPROVED ORGANICS AND OCCITLO TO A DEPTH OF 6"
- GRADE PLANTING BEDS AS TO ASSURE PROPER DRAINAGE AWAY FROM PLANT MATERIALS AND STRUCTURES. INCORPORATE A COMPLETE SLOW-RELEASE FERTILIZER BY TILLING.
- INSTALL OTHER REQUIRED SOIL AMENDMENTS PER THE MANUFACTURER'S OR INDEPENDENT LAB'S RECOMMENDATIONS TO ACHIEVE OPTIMAL PH LEVELS (5.5-6.5) WITHIN THREE (3) MONTHS OF PLANTING. THE RESULTS OF PRE AND POST SOIL MODIFICATION TESTING SHALL BE SUBMITTED TO O'CONNELL & ASSOCIATES FOR APPROVAL PRIOR TO PLANTING. SELECT AND MIX TESTING SAMPLES' LOCATIONS BASED ON LIKE PLANTING CONDITIONS AND AREA PROXIMITY.
- ALL GRADING AND BED PREPARATION SHALL BE SUBJECT TO O'CONNELL & ASSOCIATES FINAL APPROVAL. ANY REJECTED GRADING AND BED PREPARATION SHALL BE REMEDIATED AT THE CONTRACTOR'S EXPENSE.
- ROOFTOP TERRACE PLANTING SOIL MIXTURE IS TO BE COMPROMISED OF 8%-17% ORGANIC MATTER OF WELL STABLE, WEED FREE, DECOMPOSED MATTER AND SAND BLENDS. CONTRACTOR TO PROVIDE SOIL MIX FOR PLANTINGS O N TERRACE.

## COMMERCIAL FERTILIZER SPECIFICATIONS:

- FERTILIZERS SHALL BE UNIFORM IN COMPOSITION, DRY, AND FREE FLOWING AND DELIVERED TO THE SITE IN ORIGINAL UNOPENED BAGS BEARING ALL THE MANUFACTURER'S LABELS. ALL FERTILIZER IS TO BE SLOW RELEASE AND COMPLETE WITH NECESSARY MICRONESIANS. AFTER INSTALLATION, FERTILIZER SHALL BE CLEANED FROM ALL HARDCAPES SURFACES AND WATERED IN THOROUGHLY PER MANUFACTURER'S SPECIFICATIONS.
- TREES AND SHRUBS MIXTURE SHALL CONSIST OF A SLOW RELEASE THE FORMULATION OF THREE (3) PARTS NITROGEN TO ONE (1) PART PHOSPHOROUS TO TWO (2) PARTS POTASSIUM (3-1-2 RATIO) AT A RATE OF FOUR TO SIX (4-6) POUNDS PER ONE HUNDRED (100) SQUARE FEET. ALL TREES AND SHRUBS SHALL BE FERTILIZED BIMONTHLY DURING THE GROWING SEASON AT A RATE OF FOUR TO SIX (4-6) POUNDS PER ONE HUNDRED (100) SQUARE FEET OF BEDS / TREE CANOPY (THREE (3) FEET FORM BASE TO DRIPLENE) OR PER MANUFACTURER'S RECOMMENDATION.
- SOD FERTILIZER SHALL BE TURF SPECIFIC FOR ESTABLISHING NEW LAWNS AND APPLIED PER MANUFACTURER'S RECOMMENDATION. UPON ESTABLISHMENT, THE TURF SHALL BE FERTILIZED AT A RATE OF ONE (1) POUND OF ACTUAL NITROGEN PER THOUSAND (1000) SQUARE FEET OR PER MANUFACTURER'S RECOMMENDATION. BAHIA TURF SHALL RECEIVE FERTILIZATION AT A HALF (1/2) RATE OF POUND OF ACTUAL NITROGEN PER THOUSAND (1000) SQUARE FEET OR PER MANUFACTURER'S RECOMMENDATIONS. APPLY ONE HALF (1/2) POUND OF A PALM SPECIFIC ONE (1) PART NITROGEN TO ONE (1) PART POTASSIUM WITH THREE TENTHS (0.3) PARTS MAGNESIUM FERTILIZER FOR ALL ESTABLISHED PALMS PER TWO (2) OF HEIGHT OR PER MANUFACTURER'S RECOMMENDATION.

## MULCH SPECIFICATIONS:

- MULCH MATERIAL SHALL BE FORESTRY RESOURCES VITA MULCH, PINE STRAW, OR AS SPECIFIED ON THE DRAWINGS, OR APPROVED SUBSTITUTE PRIOR TO PROCUREMENT BY O'CONNELL & ASSOCIATES IN WRITING.
- MULCH MATERIAL SHALL BE UNIFORM, FREE FROM WEED SEEDS, AND CLEAN OF DEBRIS. MULCH MATERIALS SHALL BE APPLIED UNIFORMLY TO A MINIMUM DEPTH AFTER WATERING IN.
- A 12" MULCH ZONE SHALL BE MAINTAINED ALONG ENTIRE EDGE OF THE PLANTING BED. MULCH SHALL NOT BE PLACED WITHIN 3" FROM SHRUB CROWNS AND 6" FROM TREE AND PALM TRUNKS. NO MULCH SHALL BE APPLIED TO ANY PLANTINGS LOCATED WITHIN A STORMWATER MANAGEMENT AREA.
- SNAPSHOT OR APPROVED EQUAL IN WRITING BY O'CONNELL & ASSOCIATES PRIOR TO PROCUREMENT SHALL BE APPLIED PER MANUFACTURER'S RECOMMENDATIONS PRIOR TO INSTALLATION OF MULCH.

## SOD SPECIFICATIONS:

- ALL SOD SHALL BE FLORATAM ST. AUGUSTINE UNLESS OTHERWISE STATED IN THESE PLANS. ALL SOD SHALL MEET FLORIDA STATE PLANT BOARD SPECIFICATIONS, ABSOLUTELY TRUE TO VARIETY TYPE. ALL SOD SHALL BE HEALTHY, WEED-FREE, INSECT-FREE AND DISEASE FREE.
- ALL SOD JOINTS SHALL BE STAGGERED IN A RUNNING BOND PATTERN, AND INSTALLED BUTT TIGHT TO MINIMIZE AIR GAPS. THE GRASS SHALL BE SMOOTH, FREE OF DEBRIS, POSITIVELY DRAINED, AND MOIST PRIOR TO SOD INSTALLATION. ALL SOD JOINTS SHALL BE STAGGERED IN A "RUNNING BOND" PATTERN. GAPS BETWEEN THE JOINTS SHALL NOT BE EXCEPTED.
- ALL CUT PIECES OF SOD LESS THAN ONE HALF (1/2) A PIECE SHALL BE INSTALLED BETWEEN TWO (2) FULL PIECES TO INCREASE SURVIVABILITY.
- THE SOD SHALL BE ROLLED IN TWO (2) DIRECTIONS PERPENDICULAR FROM ONE ANOTHER AFTER INSTALLATION AND WATER APPLICATION TO ENSURE PROPER GROUND CONTACT. IN AREAS WHERE A ROLLER CANNOT BE USED, HAND TAMPING SHALL BE REQUIRED.
- SOD SHALL BE INSTALLED AND WATERED WITHIN 24 HOURS AFTER HARVESTING. ANY SOD LEFT ON A PALLET LONGER THAN TWENTY-FOUR HOURS SHALL BE REJECTED AT THE CONTRACTOR'S EXPENSE. ALL SOD SHALL BE SUBJECT TO O'CONNELL & ASSOCIATES FINAL APPROVAL. ANY REJECTED SOD SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
- GRADING FOR LANDSCAPE BERMING SHOWN ON THESE PLANS AND IN DETAILS IS APPROXIMATE ONLY TO ENSURE DESIGN INTENT.

## INVASIVE PLANT MATERIAL:

- ALL INVASIVE EXOTIC PLANTS SHALL NOT BE PLANTED AND SHALL BE REMOVED FROM THE DEVELOPMENT AREA. REMOVAL / CONTROL METHODS AND A STATEMENT THAT THE DEVELOPMENT AREA WILL BE MAINTAINED FREE FROM INVASIVE EXOTIC PLANTS IN PERPETUITY ARE REQUIRED.
- THE PLACEMENT OR USE OF NON-NATIVE NOXIOUS, INVASIVE AND NOXIOUS PLANTS AS IDENTIFIED BY THE FLORIDA EXOTIC PEST PLANT COUNCIL AND PUBLISHED ON THEIR INVASIVE PLANT SPECIES LIST, OR OTHERWISE PROHIBITED BY UF/IFAS CENTER FOR AQUATIC AND INVASIVE PLANTS.
- A COMPLETE LIST OF NOXIOUS WEEDS PROHIBITED ON THE SITE CAN BE FOUND IN THE FLORIDA ADMINISTRATIVE CODE (F.A.C.) RULE: 5B-57.007.

## MATERIAL SUBSTITUTIONS:

- NO SUBSTITUTION OF ANY MATERIAL VARIETIES, GRADES, OR SIZES SHALL BE ALLOWED UNLESS OTHERWISE APPROVED IN WRITING BY O'CONNELL & ASSOCIATES. ANY AND ALL UNAUTHORIZED SUBSTITUTIONS SHALL REQUIRE REPAIRING AND / OR REPLACING AT THE DISCRETION OF O'CONNELL & ASSOCIATES AT THE CONTRACTOR'S EXPENSE. THE CONTRACTOR SHALL BE RESPONSIBLE, PRIOR TO BIDDING, TO NOTIFY O'CONNELL & ASSOCIATES IN WRITING OF ANY PROPOSED SUBSTITUTIONS AND ANY DEVIATIONS FROM THE SPECIFICATIONS AS DEFINED IN THESE PLANS.
- ANY PROPOSED SUBSTITUTIONS SHALL REQUIRE A CONTRACTOR REQUESTS FOR ITS USE IN WRITING A MINIMUM OF FOURTEEN (14) DAYS PRIOR TO BID DATE OR PROCUREMENT (WHICHEVER IS APPLICABLE).
- CONTRACTOR SHALL PROVIDE WITH THIS SUBSTITUTION REQUEST:
  - A CERTIFICATE FROM MATERIAL MANUFACTURER STATING THAT PROPOSED PRODUCTS MEET OR EXCEED REQUIREMENTS OF THESE SPECIFICATIONS, DOCUMENTED PROOF INDICATING THAT THE PROPOSED SUBSTITUTION MEETS OR EXCEEDS ALL APPLICABLE STANDARDS FOR THE AMERICAN SOCIETY FOR TESTING AND MATERIALS (ASTM), AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS (AASHTO), AND ANY OTHER APPLICABLE GOVERNING AGENCY.
  - DOCUMENTED PROOF THAT PROPOSED MATERIALS HAVE A FIVE (5) YEAR PROVEN RECORD OF PERFORMANCE.
  - EXAMPLES OF AT LEAST THREE (3) LOCAL PROJECTS THAT O'CONNELL & ASSOCIATES CAN EXAMINE.

## IRRIGATION SPECIFICATIONS:

- CONTROLLER START TIMES TO BE SET PER LOCAL REQUIREMENTS.
- THE VALVE BOXES SHALL BE CARSON INDUSTRIES' SPEC GRADE. USE MODEL 910-10-4 FOR ROUND BOXES, MODEL 1419-12-4 FOR RECTANGULAR BOXES SIZED APPROPRIATELY.
- ALL PIPE AND VALVE LOCATIONS ARE SCHEMATIC. PIPE SIZING IS BASED ON STANDARD CONVENTIONS. ALL SIZES INDICATED ARE THE STARTING POINT OF THE RUN OF THAT PARTICULAR PIPE. SIZING STARTS FROM THE LAST HEAD OF THE RUN MOVING TOWARDS THE VALVE. ALL UNLABELED PIPE SIZE IS TO BE CONSIDERED 1" PIPE. MAINLINES ARE TO BE INSTALLED 3' MIN OFF PAVING, WHEN POSSIBLE. ALL 2" & GREATER MAINLINE FITTINGS TO BE PVC SCH 40 OR GREATER. SERVICE TEES TO BE USED AT VALVE LOCATIONS.
- ALL IRRIGATION VALVE WIRING SHALL BE RUN IN ITS OWN SLEEVE RUNNING PARALLEL TO OTHER SLEEVES. 12 AWG WIRES TO BE RUN FROM CONTROLLER TO VALVES AND ANY STUB-OUTS. GROUNDING TO BE PROVIDED PER MANUFACTURER'S SPECIFICATIONS AT CONTROLLER. THE OWNER HAS SECURED ALL NECESSARY WATER USE PERMITS FOR THE WORK ILLUSTRATED HEREIN. THE CONTRACTOR SHALL COORDINATE PERMITS WITH THE OWNER PRIOR TO THE COMMENCEMENT OF ANY PREPARATION OR WORK RELATED OPERATIONS. COPIES OF PERMITS SHALL MADE AVAILABLE TO THE CONTRACTOR'S SUPERVISOR. WORK IN THE ROW SHALL CONFORM TO THE STANDARDS & SPECIFICATIONS OF THE LOCAL AND/OR STATE JURISDICTION.
- CONTRACTOR SHALL PROVIDE AND BE RESPONSIBLE FOR ALL WORK INVOLVING ELECTRICAL HOOK-UPS AND INSTALLATIONS FOR THIS PROJECT RELATED TO THE WORK ILLUSTRATED AND SPECIFIED HEREIN. CONTRACTORS ARE ADVISED TO REFER TO THE SPECIFICATIONS, CONTRACT DOCUMENTS, AND DRAWING SETS FOR A COMPLETE AND MORE DETAILED DISCLOSURE OF PERFORMANCE STANDARDS & REQUIREMENTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING ALL WORK WITH TRADES CONTRACTING WORK ON THE PROJECT IN SUCH A MANNER AS TO ALLOW FOR THE SPEEDY & ORDERLY COMPLETION OF THE WORK ILLUSTRATED.
- ALL PVC PIPING AND ALL APPLICABLE COMPONENTS NECESSARY FOR PROPER INSTALLATION SHALL BE COLOR CODED PANTONE PURPLE 522 CPVC PIPE WHICH IS DESIGNED EXCLUSIVELY TO TRANSPORT RECLAIMED WATER, AND ELIMINATE PROBLEMS OF CROSS CONTAMINATION WITH DOMESTIC POTABLE WATER SUPPLY. ALL PVC PIPE SHALL BE PRINTED ON TWO SIDES AS AN EXTRA SAFETY PRECAUTION FOR EASE OF IDENTIFICATION. PVC PIPE LABEL SHALL STATE PIPE SPECIFICATIONS (SIZE, PRESSURE RATING, ETC.) AS WELL AS CAUTION - RECLAIMED WATER.
- ALL RECLAIMED ORING PVC PIPE (CLASS 200) SHALL MEET ASTM-D 3139 FOR GASKETED BELL PIPE. ALL PVC PIPE SHALL BE MANUFACTURED FROM RIGID PVC COMPOUND, MEETING CELL CLASS 12454-B SPECIFICATION, ACCORDING TO ASTM-D 1784 TYPE 1 GRADE 1.

- ALL RECLAIMED SLP FIT PVC PIPE (CLASS 200) SHALL BE MANUFACTURED FROM RIGID PVC COMPOUND MEETING CELL CLASS 12454-B SPECIFICATIONS, ACCORDING TO ASTM-D 1784 TYPE 1 GRADE 1. ALL PVC CLASS 200 PIPE MEETS ASTM-D 2241, FOR FLAIN END PIPE, ASTM-D 2672 FOR SOLVENT WELD BELL END PIPE AND ASTM-D 3139 FOR GASKETED BELL PIPE.
- A TWO-WIRE CONTROL SYSTEM HAS BEEN SPECIFIED. THE CONTRACTOR SHALL REVIEW SAID SYSTEM PRIOR TO EXECUTION TO ASSURE THAT THE RUNS INDICATED HEREIN ARE COMPATIBLE WITH THE CAPABILITIES OF THE CONTROL SYSTEM SPECIFIED. NUMBER ALL VALVES WITH VALVE TAGS. LABEL INSIDE OF TIMECLOCK / CABINET DOOR TO CORRESPOND WITH VALVE LABELS.
- THE CONTRACTOR SHALL ACKNOWLEDGE THAT WRITTEN SPECIFICATIONS ARE PART OF THESE CONTRACT DOCUMENTS AND SHALL BE RESPONSIBLE FOR THE THOROUGH REVIEW AND ADHERENCE THERETO. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT IN A TIMELY MANNER PRIOR TO THE COMMENCEMENT OF WORK. THE CONTRACT DOCUMENTS (DRAWINGS & SPECIFICATIONS) TAKE PRECEDENCE OVER ASSUMED INDUSTRY STANDARDS.
- THE CONTRACTOR SHALL PROVIDE A COMPLETE SET OF AS-BUILT DRAWINGS AS SPECIFIED. AS-BUILT DRAWINGS SHALL BE KEPT AND DEVELOPED ON-SITE THROUGHOUT THE COURSE OF WORK ON THE PROJECT.
- ALL SLEEVING FOR MAINLINES, SUB-MAINS, LATERALS & WIRES SHALL RECEIVE THEIR OWN INDIVIDUAL SLEEVES AS SPECIFIED. THE CONTRACTOR SHALL THOROUGHLY VERIFY ALL EXISTING SLEEVE LOCATIONS INDICATED ON THE DRAWINGS AND SHALL VERIFY THEM AS AN INITIAL APPLICATION OF WORK, ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT PRIOR TO THE EXECUTION OF THE MAINLINE WORK.
- THE CONTRACTOR SHALL INSTALL A COLOR CODED METAL DETECTABLE MARKING TAPE WHICH CLEARLY NOTES: (CAUTION: IRRIGATION LINE BURIED BELOW) AT ONE FOOT (1') BELOW FINISHED GRADE & ON ALL MAINLINES, EXISTING SLEEVES AND PROPOSED SLEEVES. TAPE AS MANUFACTURED BY LINEGUARD, INC. WHEATON, IL 60187.
- THE CONTRACTOR SHALL BE DIRECTLY RESPONSIBLE FOR ALL SLEEVING & DIRECTIONAL BORES, AS SHOWN AND/OR APPLICABLE. MAINLINES ARE TO BE BURIED AT THE MINIMUM DEPTH OF THIRTY-SIX INCHES (36"), AND LATERAL LINES TO BE BURIED AT THE MINIMUM DEPTH OF TWENTY-FOUR INCHES (24") UNLESS A GREATER DEPTH IS SPECIFIED. MAINLINE & VALVES ARE SHOWN IN SCHEMATIC FORM (HORIZONTAL ONLY). LOCATE AS NOTED OR LOGICALLY IMPLIED ON THE DRAWINGS. LOCATE ALL VALVE BOXES IN PLANTING BEDS OR MULCHED AREAS WITH A MINIMUM OF THREE FEET (3') FROM BACK OF CURB OR EDGE OF PAVEMENT, AND A MINIMUM OF ONE FOOT CLEAR ZONE FROM ALL PLANTS MATERIALS.
- WHEN & WHERE APPLICABLE, ALL VALVES, SPLICES WITHIN VALVE CONTROL LINES, & QUICK COUPLERS SHALL BE LOCATED WITHIN SPECIFIED VALVE BOXES AS FOLLOWS: CONTROL VALVES, AND QUICK COUPLERS -- SPECIFIED VALVE BOXES; GATE VALVES & SPLICES -- 10" ROUND VALVE BOXES; FILTERS AND OTHER INSTALLATIONS REQUIRING ADDITIONAL SPACE -- RECTANGULAR BOXES 12"X 7". MANIFOLD VALVES WHEN POSSIBLE: SEE DETAILS.
- CONTRACTOR SHALL FIELD LOCATE ALL SLEEVES AND VALVES UTILIZED BY THE IRRIGATION CONTRACTOR, REGARDLESS OF INSTALLER, AND SHALL BE ILLUSTRATED IN PLACE ON THE FINAL AS-BUILT DRAWINGS. THE DEPTH BELOW FINISHED GRADE TO THE NEAREST FOOT OF EACH END OF EACH SLEEVE & LOCATION SHALL BE NOTED ON THE AS-BUILT DRAWINGS.

## PROJECT SUBMITTALS:

- THE PROJECT SUBMITTALS LIST WILL BE GENERATED BY THE LANDSCAPE ARCHITECT AND MUST BE COMPLETED BY THE CONTRACTOR AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO PROJECT COMMENCEMENT.
- ALL PROJECTS SUBMITTALS MUST BE COMPLETED AND COMPLIED IN AN EASILY REPRODUCIBLE FORM. SUBMITTAL SHEETS THAT ARE NOT LEGIBLE AND REPRODUCIBLE WILL BE REJECTED. SUBMITTAL SHEETS THAT DO NOT CLEARLY IDENTIFY THE PRODUCTS OR MATERIALS SELECTED WILL BE REJECTED.
- PRODUCTS INSTALLED ON THE PROJECT SITE THAT ARE NOT CONSISTENT WITH THE PROJECT SUBMITTALS WILL BE REMOVED AND REPLACED WITH THE PRODUCTS IDENTIFIED IN THE PROJECT SUBMITTAL PACKAGE AT THE CONTRACTOR'S EXPENSE.

REQUIRED SUBMITTAL FORM				
SUBMITTAL DESCRIPTION	SUBMITTED	REJECTED	RESUBMITTED	APPROVED
GENERAL SUBMITTALS				
EMERGENCY NUMBERS				
MOT INDEX				
VIDEO				
LOCATE TICKETS				
PROJECT SCHEDULE				
LANDSCAPE SUBMITTALS				
PLANT NURSERY LIST				
ALL NURSERY STATE INSPECTION CERTIFICATION				
MULCH				
PESTICIDE LICENSE				
STAKING METHODS				
SOIL TESTING RESULTS				
FERTILIZER				
IRRIGATION SUBMITTALS				
PIPING				
SLEEVINGS				
FITTINGS				
VALVE BOXES				
VALVES				
DRIP TUBING				
FILTERS				
MAGNETIC DETECTOR TAPE				
GROUNDING ROD				
WIRE				
WIRE CONNECTORS				
CONTROLLER				
SENSORS				
GLUE & PRIMER				
FILTER FABRIC				
PUMP STATION				

## PROJECT COMPLETION:

### SUBSTANTIAL COMPLETION

- THE CONTRACTOR SHALL PROVIDE, IN WRITING, A MINIMUM OF FORTY-EIGHT (48) HOURS NOTICE TO O'CONNELL & ASSOCIATES TO REQUEST SUBSTANTIAL COMPLETION INSPECTIONS. ONCE ALL WORK IS CONSIDERED COMPLETE PER THE PERMIT, APPROVED CONTRACT DOCUMENTS AND THESE PLANS, THEN THE OWNER AND LANDSCAPE ARCHITECT SHALL DECLARE THE PROJECT SUBSTANTIAL COMPLETE.
- A WRITTEN DECLARATION OF SUBSTANTIAL COMPLETION FROM THE LANDSCAPE ARCHITECT AND OWNER TO THE CONTRACTOR CONSTITUTES THE BEGINNING OF THE MINIMUM ONE (1) YEAR MATERIAL GUARANTEE PERIOD AND THE NINETY (90) DAY ESTABLISHMENT PERIOD FOR MAINTENANCE.
- LANDSCAPE CONTRACTOR TO GUARANTEE ALL PLANT MATERIAL FOR A MINIMUM OF ONE (1) YEAR FOLLOWING THE DATE OF SUBSTANTIAL COMPLETION.
- THE CONTRACTOR SHALL SUBMIT ONE (1) HARD COPY AND ONE (1) DIGITAL COPY OF THE AS-BUILT DRAWINGS FOR THE PROJECT PRIOR TO REQUESTING A SUBSTANTIAL COMPLETION INSPECTION.
- THE CONTRACTOR SHALL SUBMIT ONE (1) HARD COPY AND ONE (1) DIGITAL COPY OF THE AN ANNUALIZED MAINTENANCE AND OPERATING MANUAL WHICH DETAILS ALL WATERING, FERTILIZATION, AND TRIMMING SCHEDULES, BEST MANAGEMENT PRACTICES, AND MATERIALS INSTALLED FOR THE PROJECT.

### MAINTENANCE PERIOD

- THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE OF ALL PROJECT AREAS WITHIN THIS SCOPE OF WORK, INCLUDING: IRRIGATION, MULCH, WEEDS, MOWING, FERTILIZING, PLANT REPLACEMENT, ETC. THROUGH THE COURSE OF THE PROJECT AND THROUGH THE END OF THE NINETY (90) DAY MAINTENANCE & ESTABLISHMENT PERIOD.
- THE PROJECT WILL ONLY BE ACCEPTED AND DECLARED SUBSTANTIAL COMPLETE AS A WHOLE. INDIVIDUAL PHASES, OF SUB-PHASES WILL NOT BE REVIEWED FOR SUBSTANTIAL COMPLETION WITH APPROVAL OF THE OWNER.
- ALL DEAD PLANTS SHALL BE REPLACED AT THE END OF THE MAINTENANCE PERIOD.

### WARRANTY PERIOD

- THE CONTRACTOR SHALL WARRANTY ALL WORKMANSHIP FOR THE PERIOD OF ONE YEAR AFTER FINAL APPROVAL FROM BY O'CONNELL & ASSOCIATES AND FINAL ACCEPTANCE FROM THE OWNER. FINAL CONTRACTOR SHALL SUBMIT ONE (1) HARD COPY AND ONE (1) DIGITAL COPY OF THE SUBSTANTIAL COMPLETION'S PUNCH LIST AS PROVIDED BY O'CONNELL & ASSOCIATES AND APPROVED BY THE OWNER.
- UPON DIRECTION OF O'CONNELL & ASSOCIATES THE CONTRACTOR SHALL REPLACE ANY DEAD, UNHEALTHY, NON-CONFORMING, DAMAGED MATERIAL AT THE CONTRACTOR'S EXPENSE WITHIN 7 DAYS OF THE ISSUANCE PUNCH LIST UNLESS OTHERWISE SPECIFIED BY O'CONNELL & ASSOCIATES.
- UPON SUBSTANTIAL COMPLETION, THE CONTRACTOR SHALL NOT BE LIABLE FOR "ACTS OF GOD" AND VANDALISM, NEGLIGENCE, AND THEFT BY OTHERS.

### FINAL COMPLETION

1. THE CONTRACTOR SHALL PROVIDE, IN WRITING, A MINIMUM OF FORTY-EIGHT (48) HOURS NOTICE TO O'CONNELL & ASSOCIATES TO REQUEST FINAL COMPLETION INSPECTIONS. ONCE ALL WORK IS CONSIDERED COMPLETE PER THE PERMIT, APPROVED CONTRACT DOCUMENTS AND THESE PLANS THEN THE OWNER AND LANDSCAPE ARCHITECT SHALL DECLARE THE PROJECT COMPLETE. FINAL COMPLETION OF THE PROJECT ENDS THE ONE (1) YEAR MATERIAL GUARANTEE PERIOD.

## VEGETATIVE MAINTENANCE NOTES:

### 1. PRUNING

PLANTS SHALL BE PRUNED REGULARLY TO REMOVE ALL BROKEN, DEAD AND DISEASED LIMBS, ANY CROSS-RUBBING WOOD, SUCKERS AND WATER SPROUTS. SIGNIFICANT PRUNING SHOULD BE DONE IN LATE WINTER OR SPRING. NEVER REMOVE MORE THAN ONE-QUARTER OF A LIVE TREE CROWN IN A SINGLE YEAR. DO NOT PRUNE WHEN THE FLUSH OF NEW SPRING LEAVES ARE FORMING. DO NOT PRUNE BRANCHES WITH A FLUSH CUT, BUT INSTEAD CUT TO THE OUTSIDE OF THE BRANCH COLLAR. ALL PRUNING CUTS SHALL BE CLEAN AND FREE OF ANY PAINTS OR SEALERS. SPRING FLOWERING SHRUBS SHALL BE PRUNED IMMEDIATELY AFTER SPRING BLOOMING. SUMMER FLOWERING SHRUBS SHALL BE PRUNED IN LATE WINTER. AVOID EXCESSIVE REMOVAL OF SHRUBS WHICH PROMOTES UNHEALTHY GROWTH CONDITIONS. PRUNE SHRUBS IN THE SPRING AND SUMMER BY ALTERNATING HEADING BACK AND SHEARING TECHNIQUES. MINIMIZE FALL PRUNING AS THIS ENCOURAGES NEW GROWTH, WHICH IS SUSCEPTIBLE TO COLD DAMAGE. HEDGES SHALL BE TRIMMED SO THAT THE BOTTOM IS WIDER THAN THE TOP. SHRUBS SHALL BE PRUNED NO LESS THAN, BUT NOT LIMITED TO THE REQUIRED HEIGHT OF THE PARTICULAR SITUATION FOR IT BEING UTILIZED; I.E., PERIMETER SHRUB AT MINIMUM 30", SIGHT TRIANGLE HEIGHT OF NO HIGHER THAN 3.5 OR 4.25 FEET, OR ANY OTHER VISUAL HEIGHT REQUIREMENTS. MAINTAIN THE SIZE AND PROPORTION OF PLANTS TO ONE ANOTHER AND TO THE LANDSCAPE AS A WHOLE.

LANDSCAPE BUFFERS SHALL BE PERPETUALLY MANAGED AND MAINTAINED IN A STATE OF COMPLIANCE WITH THE APPROVED LANDSCAPE PLANS. FAILURE TO MAINTAIN SUCH LANDSCAPED BUFFERS IN AN ATTRACTIVE AND HEALTHY STATE SHALL BE CONSIDERED A VIOLATION AND SUBJECT TO ENFORCEMENT IN ACCORDANCE WITH THE COUNTYS LAND DEVELOPMENT CODE.

### 2. FERTILIZER

FERTILIZER REQUIREMENTS SHALL BE BASED ON SPECIFIC SITE SOIL ANALYSIS. FERTILIZER MAY BE APPLIED IN THE SPRING AND FALL (USE LOW NITROGEN IN THE FALL). IN THE SPRING BROADCAST 15-5-15 FERTILIZER OVER THE AREA OF ROOT GROWTH AT A RATE OF SIX (6) POUNDS PER 1,000 SQUARE FEET. IN THE FALL BROADCAST 15-5-15, 5-5-20, 5-0-15 OR 5-0-20 FERTILIZER OVER THE AREA OF ROOT GROWTH AT A RATE OF TEN (10) POUNDS PER 1,000 SQUARE FEET. USE A GRANULAR, NON-BURNING PRODUCT, WITH MICRONUTRIENTS AND HALF OF THE NITROGEN IS TO BE IN A SLOW RELEASE FORM. FOR AZALEAS, CAMELLIAS, GARDENIAS, AND DOGWOODS, USE A SPECIFIC, ACID-RICH FORMULA. FOR PALMS USE SPECIAL PALM FERTILIZERS WHICH CONTAIN EQUIVALENT RATES OF NITROGEN AND POTASSIUM, MICRONUTRIENTS AND ADDITIONAL MAGNESIUM. FERTILIZER SHALL BE APPLIED PER MANUFACTURERS INSTRUCTIONS. NUTRIENT ABSORPTION WILL BE AFFECTED BY SOIL PH. SPECIFIC EVALUATION OF THIS NUTRIENT/PH RELATIONSHIP MAY BE NECESSARY IF PLANT PERFORMANCE IS LOW.

### 3. PEST CONTROL

PEST CONTROL SHOULD ONLY BE APPLIED AS NECESSARY. AN INTEGRATED PEST MANAGEMENT SYSTEM FOR ESTABLISHING A HEALTHY ENVIRONMENT FOR PROPER GROWTH CONDITIONS IS THE PREFERRED METHOD FOR PEST CONTROL. NON-TOXIC HORTICULTURAL OIL RECOMMENDED. APPLY A BROAD-SPECTRUM FOLIAR HERBICIDE TO MULCHED AREAS AS NEEDED BY SPOT SPRAYING. APPLY PRE EMERGENT FOLIAR HERBICIDE SPRAY TO LAWNS IN LATE WINTER AND POST EMERGENT FOLIAR HERBICIDE SPRAY TO LAWNS IN EARLY SPRING.

### 4. MOWING

MOW TURF TO A CONSISTENT HEIGHT OF 2-3" FOR CENTIPEDE AND 3-4" FOR ST. AUGUSTINE AT A MINIMUM OF TWO-WEEK INTERVALS DURING GROWING SEASON. USE MULCHING MOWER TO RECYCLE NUTRIENTS. DE-THATCHING AND AERATION MAY BE PERFORMED EVERY 2-3 YEARS OR AS NEEDED.

### 5. WATERING

THE MINIMUM WATERING SCHEDULE FOR NEWLY PLANTED MATERIAL SHALL BE A MINIMUM OF 1" PER WEEK. WATER SHOULD BE APPLIED IN THE EARLY MORNING HOURS. WATER REGULARLY FOR TWO YEARS OR UNTIL ESTABLISHED. DEEP, INFREQUENT SOAKINGS, WHICH ALLOW THE SOIL MOISTURE TO DRAIN, IS THE WATERING METHOD PREFERRED FOR ESTABLISHED PLANTS. THIS TYPE OF SOAKING WILL ENCOURAGE A DEEP ROOT SYSTEM, WHICH WILL ENABLE THE PLANT TO WITHSTAND PERIODS OF DROUGHT. ALL PLANT MATERIAL SHALL BE WATERED BY AN AUTOMATIC IRRIGATION SYSTEM. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO AVOID WATER COVERAGE ON SIDEWALKS, PARKING AREAS AND STREETS.

**O'CONNELL & ASSOCIATES**  
CONSULTING ENGINEERS, LLC.  
1984 Co. Hwy. 285, E. of I-75  
13300 Santa Rosa Beach, FL 32449  
(850) 403-4555 www.oconnellengineers.com

