Planning and Zoning Board
Agenda
May 10, 2022

Chair Sandy Burgess
Vice Chair Ed Potts
Member Joe Hancock
Member Virginia Johns
Member Gary Thomas
School Board Member Tina Certain

City Manager Mike DaRoza

Planning and Zoning Board
At 6:00 PM

Meeting Date: May 10, 2022

Meeting Location: James A. Lewis Commission Chambers

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

PLANNING AND ZONING BOARD MEETING AGENDA

CALL TO ORDER

INVOCATION

PLEDGE TO THE FLAG

APPROVAL OF THE AGENDA

I. OLD BUSINESS

II. NEW BUSINESS

A. Approval of the Minutes of the April 19, 2022 PZB Meeting

B. Site Plan – Pickert Flex Space: A request by Walker Owen, of Causseaux, Hewett, & Walpole,

Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property; Tax Parcel Number 03927-005-000 (Quasi-Judicial Hearing).

III. BOARD COMMENTS/DISCUSSION

IV. CITIZENS COMMENTS

ADJOURN

City of ALACHUA
THE GOOD LIFE COMMUNITY

Board/Committee Agenda Item

MEETING DATE: 5/10/2022
SUBJECT: Approval of the Minutes of the April 19, 2022 PZB Meeting

PREPARED BY: Kenyata Curtis, Planning Technician

RECOMMENDED ACTION:
Approve the Minutes of the April 19, 2022 PZB Meeting

Summary

Approval of the Minutes of the April 19, 2022 PZB Meeting

ATTACHMENTS:

Description

- Minutes PZB April 19, 2022

Planning and Zoning Board
Minutes
April 19, 2022

Chair Sandy Burgess
Vice Chair Edward Potts
Member Joe Hancock
Member Virginia Johns
Member Gary Thomas
School Board Member Tina Certain

City Manager Mike DaRoza

Planning and Zoning Board
At 6:00 PM
to address the item(s) below.

Meeting Date: April 19, 2022

Meeting Location: James A. Lewis Commission Chambers

Notice given pursuant to Section 286.0105, Florida Statutes. In order to appeal any decision made at this meeting, you will need a verbatim record of the proceedings. It will be your responsibility to ensure such a record is made.

Planning and Zoning Board Meeting Minutes

CALL TO ORDER

Chair Sandy Burgess called the meeting to order. School Board Member Tina Certain was absent.

INVOCATION

Vice Chair Edward Potts led the invocation.

PLEDGE TO THE FLAG

Led by the Board.

APPROVAL OF THE AGENDA

Member Virginia Johns moved to approve the agenda; seconded by Member Joe Hancock.

Passed by unanimous consent.

I. OLD BUSINESS

None.

II. NEW BUSINESS

A. Approval of the Minutes of the March 8, 2022 PZB Meeting

Member Johns moved to approve the minutes; seconded by Member Hancock.

Passed by unanimous consent.

B. A request by Clay Sweger, eda consultants inc. to amend the City of Alachua Land Development Regulations by amending Article 10 to add a definition of "Landscape Services;" amending Article 4, Table 4.4-1, to add "Landscape Services" as a Use Type under the Use Category entitled "Agriculture Support and Services (not directly related)" and allow "Landscape Services" as a use by Special Exception Permit in the Agriculture Zoning District; amending Article 4, Section 4.2.4E(2) to add "Landscape Services" as an example of a Use Type under the "Agriculture Support and Services (not directly related)" Use Category; and amending Article 4, Section 4.3.3(B) to add use specific standards for "Landscape Services."

Department Director Kathy Winburn, AICP, presented the Staff Report.

Clay Sweger, of eda consultants, inc., provided additional information and availed himself for questions.

Vice Chair Potts moved that based upon the presentation to this Board and the Staff's recommendation, this Board finds the proposed text amendment to the City's Land Development Regulations to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and transmits such finding to the City Commission with a recommendation to approve; seconded by Member Johns.

Motion Passed 5-0 in a roll call vote.

C. Small Scale Comprehensive Plan Amendment: Tomoka Hills: A request by Craig Brashier, of CHW, Inc., applicant and agent for Tomoka Hills Farms, Inc, property owner, to amend the Future Land Use Map (FLUM) from Agriculture (±6.42 acres) and Moderate Density Residential (±19.08 acres) to Medium Density Residential (± 11.67 acres) and Moderate Density Residential (±13.81 acres) on a ±25.48 acre subject property. Tax Parcel Numbers 03055-010-001, 03055-010-003, 03055-001-000, 03055-001-001, 03055-001-003, 03871-000-000 (Legislative Hearing).

Principal Planner Adam Hall, AICP, presented the Staff Report.

Craig Brashier, of CHW, Inc., provided additional information and availed himself for questions.

Member Hancock moved that based upon the presentation before this Board and Staff's recommendation, this Board finds the application for a small Scale Comprehensive Plan Amendment to be consistent with the City of Alachua Comprehensives Plan and transmits the application to the City Commission, with a recommendation to approve; seconded by Member Johns.

Robert Ackley discussed improvements to CR 235A, traffic, and stormwater.

Carol Jones generally discussed development trends in the area.

Motion Passed 5-0 in a roll call vote.

D. Site-Specific Amendment to the Official Zoning Atlas: Tomoka Hills, a request by Craig Brashier, AICP, of CHW, Inc, applicant and agent for Tomoka Hills Farms, Inc. ,property owner, for the consideration of the rezoning of the subject property from Agricultural ("A") (±6.42 acres) and Residential Single Family -1 ("RSF-1")(±19.08 acres) to Residential Single Family - 4 ("RSF-4") (±13.81 acres) and Residential Multiple Family ("RMF-8") (±11.67 acres) on a ±25.48 acre subject property. Consisting of Parcel Numbers 03055-010-001, 03055-010-003, 03055-001-000, 03055-001-001, 03055-001-003, 03871-000-000(Quasi-Judicial Hearing).

Planning Technician Kenyata Curtis swore in all parties entering testimony.

Principal Planner Hall presented the Staff Report.

Vice Chair Potts moved that based upon the presentation before this Board and Staff's recommendation, this Board finds the application for a Site-Specific Amendment to the Official Zoning Atlas submitted by Causseaux, Hewett, & Walpole, Inc. on behalf of Tomoka Hills Farms, Inc. to be consistent with the City of Alachua Comprehensive Plan and transmits the application to the City Commission, with a recommendation to approve; seconded by Member Johns.

Motion Passed 5-0 in a roll call vote.

E. Site Plan – Momentum Labs Revisions: A request by Travis Hastay, P.E., of Causseaux, Hewett, & Walpole, Inc., applicant and agent for San Felasco Research Ventures, LLC, property owner, for consideration of a Site Plan proposing to revise the Momentum Labs Site Plan which included the construction of a ±54,800 square foot research and development facility with associated site improvements on a ±10.71 acre property; Tax Parcel Number 03929-000-000 (Quasi-Judicial Hearing).

Planning Technician Curtis swore in all parties entering testimony.

Principal Planner Justin Tabor, AICP, presented the Staff Report.

Travis Hastay, PE, of CHW, Inc. accepted the conditions and availed himself for questions.

Member Johns moved that based upon the competent substantial evidence presented at this hearing, the presentation before this Board, and Staff's recommendation, this Board finds the application submitted by CHW, Inc. on behalf of San Felasco Research Ventures. LLC, for revisions to the Momentum Labs Site Plan to be consistent with the Land Development Regulations and approves the Site Plan, subject to the four (4) conditions provided in Exhibit "A" and located on page 21 of the April 19, 2022 Staff Report to the Planning & Zoning Board; seconded by Vice Chair Potts.

Motion Passed 5-0 in a roll call vote.

III. BOARD COMMENTS/DISCUSSION

Department Director Winburn stated the next meeting will be May 10, 2022 at 6:00 p.m.

Department Director Winburn informed the Board that Member Gary Thomas has submitted his resignation from the Planning and Zoning Board and thanked him for his service.

The Board thanked Member Thomas for his time on the Board.

IV. CITIZENS COMMENTS

None.

ADJOURN

Vice Chair Potts moved to adjourn; seconded by Member Johns.

Passed by unanimous consent.

ATTEST:

PLANNING AND ZONING BOARD OF THE CITY OF ALACHUA, FLORIDA

_____
Presiding Officer

_____
Staff Liaison

City of Alachua
THE GOOD LIFE COMMUNITY

Board/Committee Agenda Item

MEETING DATE: 5/10/2022
SUBJECT: Site Plan – Pickert Flex Space: A request by Walker Owen, of Causseaux, Hewett, & Walpole, Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property; Tax Parcel Number 03927-005-000 (Quasi-Judicial Hearing).

PREPARED BY: Justin Tabor, AICP, Principal Planner

RECOMMENDED ACTION:

Staff recommends that the Planning & Zoning Board approve the Site Plan for 14100 NW 126th Terrace, LLC, subject to the six (6) conditions provided in Exhibit "A" and located on page 17 of the May 10, 2022 Staff Report to the Planning & Zoning Board upon making the following motion:

Based upon the competent substantial evidence presented at this hearing, the presentation before this Board, and Staff's recommendation, this Board finds the application to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves the Site Plan for 14100 NW 126th Terrace, LLC, subject to the six (6) conditions provided in Exhibit "A" and located on page 17 of the May 10, 2022 Staff Report to the Planning & Zoning Board.

Summary

This application is a request by Walker Owen, P.E., of Causseaux, Hewett, & Walpole, Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property.

Access to the site will be provided through a single connection to NW Nano Court. The development will also connect to the developed portion of the site located to the east of the proposed improvements. The proposed development will convey the development's stormwater runoff to a stormwater basin located in the southern portion of the subject property.

ATTACHMENTS:

Description

- Staff Report & Staff Supporting Materials
- Site Plan - Pickert Flex Space
- Application & Supporting Materials
- Public Notice Materials for the 5/10/22 PZB Hearing

City of Alachua

Planning & Community Development Department

Staff Report

Planning & Zoning Board Hearing Date: May 10, 2022
Quasi-Judicial Hearing

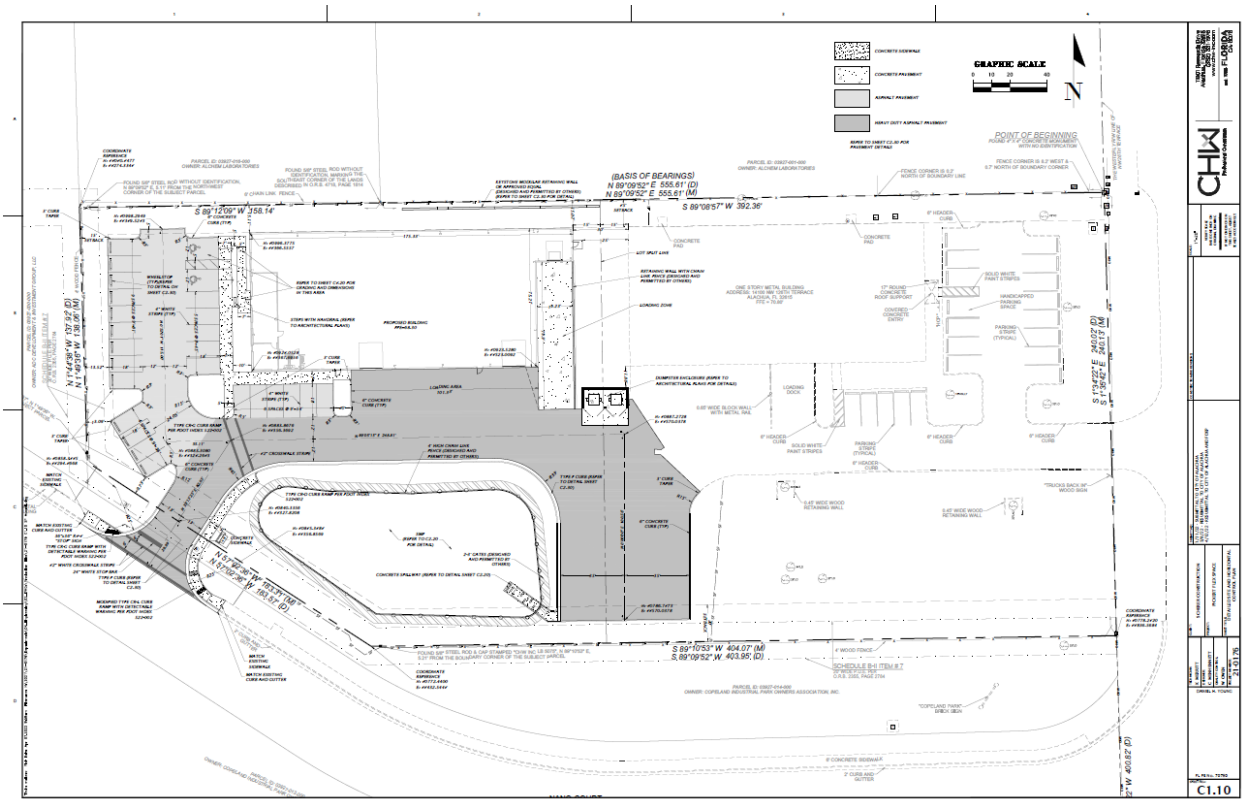
SUBJECT:	A request for a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements
APPLICANT/AGENT:	Walker Owen, P.E., Causseaux, Hewett, & Walpole, Inc.
PROPERTY OWNER:	14100 NW 126th Terrace, LLC
LOCATION:	North of NW Nano Court; West of NW 126th Terrace
PARCEL ID NUMBER:	03927-005-000
FLUM DESIGNATION:	Industrial
ZONING:	Light & Warehouse Industrial (ILW)
OVERLAY:	N/A
ACREAGE:	±1.15 acres
PROJECT PLANNER:	Justin Tabor, AICP
RECOMMENDATION:	Staff recommends that the Planning & Zoning Board approve the Site Plan for 14100 NW 126th Terrace, LLC, subject to the six (6) conditions provided in Exhibit "A" and located on page 17 of the May 10, 2022 Staff Report to the Planning & Zoning Board.
RECOMMENDED MOTION:	*Based upon the competent substantial evidence presented at this hearing, the presentation before this Board, and Staff's recommendation, this Board finds the application to be consistent with the City of Alachua Comprehensive Plan and in compliance with the Land Development Regulations and approves the Site Plan for 14100 NW 126th Terrace, LLC, subject to the six (6) conditions provided in Exhibit "A" and located on page 17 of the May 10, 2022 Staff Report to the Planning & Zoning Board.*

SUMMARY

This application is a request by Walker Owen, P.E., of Causseaux, Hewett, & Walpole, Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property.

Access to the site will be provided through a single connection to NW Nano Court. The development will also connect to the developed portion of the site located to the east of the proposed improvements. The proposed development will convey the development's stormwater runoff to a stormwater basin located in the southern portion of the subject property.

Illustration 1. 14100 NW 126th Terrace, LLC – Pickert Flex Space Site Plan



SURROUNDING USES

The existing uses, Future Land Use Map (FLUM) Designations, and zoning districts of the surrounding area are identified in Table 1. Map 1 provides an overview of the vicinity of the subject property. (NOTE: The information below is intended to provide a general overview of the area surrounding the subject property and to generally orient the reader. It is not intended to be all-inclusive, and may not identify all existing uses, FLUM Designations, and/or zoning districts surrounding the subject property.)

Map 1. Vicinity Map

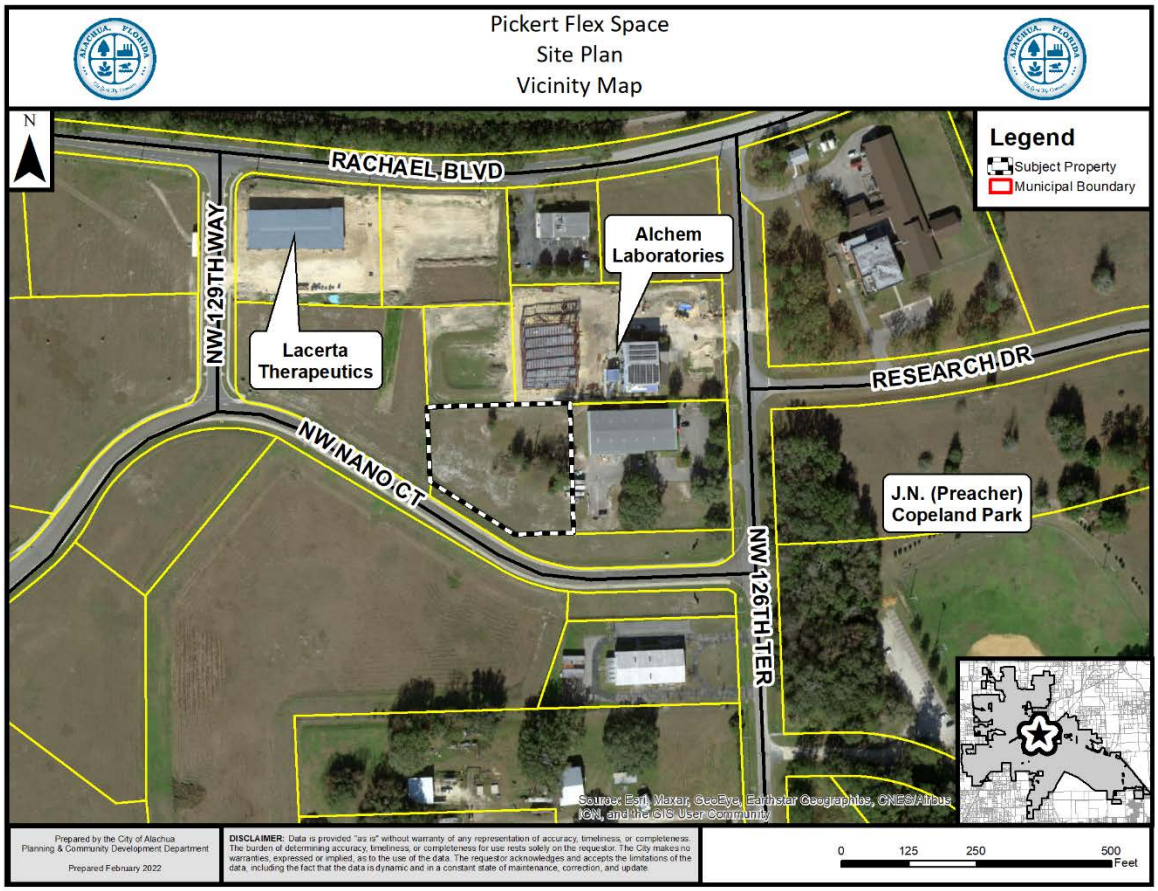


Table 1. Surrounding Land Uses

Direction	Existing Use(s)	FLUM Designation(s)	Zoning District(s)
North	Alchem Laboratories	Industrial	Light & Warehouse Industrial (ILW)
South	NW Nano Court; Amend Surgical	Industrial	Light & Warehouse Industrial (ILW)
East	Stormwater Management Facility	Industrial; Recreation	Planned Unit Development (PUD)
West	Vacant Land	Industrial	Light & Warehouse Industrial (ILW)

NEIGHBORHOOD MEETING

The purpose of a Neighborhood Meeting is to educate the owners of nearby land and any other interested members of the public about the project and to receive comments regarding the project. As required by Section 2.2.4 of the LDRs, all property owners within 400 feet of the subject property were notified of the meeting and notice of the meeting was published in a newspaper of general circulation.

A Neighborhood Meeting was held on December 21, 2021 at the offices of CHW, located at 11801 Research Drive. The applicant was available to answer questions. Materials submitted by the applicant indicate that the meeting was unattended.

CONSISTENCY WITH THE COMPREHENSIVE PLAN

The Goals, Objectives, and Policies (GOPs) identified below are provided to establish a basis of the application's consistency with the Comprehensive Plan. There may be additional GOPs which the application is consistent with that are not identified within this report. An evaluation and findings of consistency with the identified GOPs is also provided below.

Future Land Use Element

GOAL 1: Future Land Use Map 2035:

The City shall maintain a Future Land Use Map in order to effectively guide development in a sustainable manner and to ensure economic prosperity and stability while maintaining a high quality of life for all of its present and future citizens, businesses, and visitors.

Objective 1.5: Industrial

The City shall establish one industrial land use category: Industrial. This land use category shall provide a broad range of clean industry, warehousing, research, and technology industries, to provide a variety of job opportunities to the citizens of Alachua and the North Central Florida Region.

Policy 1.5.a: Industrial: Industrial uses are generally intense uses that require large land area and convenient access to transportation facilities, such as roads, highways, and rail lines, or specialized uses that require specialized laboratory space and utility services. Industrial uses, such as warehousing and manufacturing, shall be located and designed in such a manner as to prevent unwanted impacts to adjacent properties.

1. The Industrial land use category may include warehouse distribution facilities subject to the following standards:

Type of warehouse	Maximum Building Size	Maximum Area: Manufacturing	Maximum Building Area Coverage
Regional Warehouse	100,000 sq. ft.	None permitted	50%
Bulk Warehouse	1.5 million sq. ft.	None permitted	50%
Heavy Distribution	500,000 sq. ft.	None permitted	40%

2. The Industrial land use category may include manufacturing facilities subject to the following standards:

Type of manufacturing	Maximum Building Size	Maximum Area: Manufacturing	Maximum Area: Warehousing	Maximum Building Area Coverage
Manufacturing/ Assembly	300,000 sq. ft.	75% of total area	No Maximum	40%

3. The Industrial land use category may include flex facilities subject to the following standards:

Type of flex	Maximum Building Size	Maximum Area: Manufacturing	Maximum Area: Warehousing	Maximum Building Area Coverage
Research and Development	150,000 sq. ft.	75% of total area (may include labs and offices)	No Maximum	50%
Office Showroom	150,000 sq. ft.	None permitted	60% warehousing/ 20% retail showroom	50%
Multitenant	120,000 sq. ft.	None permitted	60%retail/ 40%warehousing	50%

Evaluation and Findings: The subject property has an Industrial FLUM Designation, which permits a variety of potential uses within the buildings, including research and development uses, multitenant uses, and manufacturing and assembly. The intended use of the property shall be consistent with the provisions of Goal 1, Objective 1.5, and Policy 1.5.a.

Objective 2.4: Landscaping and Tree Protection Standards: The City shall adopt landscaping and tree protection standards in order to achieve the aesthetic design values of the community and preserve tree canopies, as well as to protect exceptional specimens and champion trees.

Policy 2.4.a: Landscaping: General – The City shall require landscaping plans to be submitted with each nonresidential and multiple family residential site plan. The minimum landscaped area shall be 10% of the development site, not inclusive of any designated open space areas. Landscaping designs shall incorporate principles of xeriscaping, where feasible. The City shall develop a list of preferred planting materials to assist in the landscape

design. Landscape plans shall include perimeter and internal site landscaping.

Policy 2.4.b: Landscaping: Buffering – A buffer consists of horizontal space (land) and vertical elements (plants, berms, fences, walls) that physically separate and visually screen adjacent land uses. The City shall establish buffer yard requirements that are based on the compatibility of the adjacent uses and the desired result of the buffer.

Evaluation and Findings: The site plan includes a landscaping plan which demonstrates that the proposed development will comply with all applicable landscaping and buffering standards required by the City's Comprehensive Plan and Land Development Regulations. Upon completion of the development, the landscaped areas will exceed the minimum 10% area required by Policy 2.4.a.

Objective 2.5: Open Space Standards: The City shall utilize open space requirements to preserve the rural character of Alachua, protect natural resources, and provide spaces for people to recreate and gather.

Policy 2.5.a: There shall be a minimum of 10% percent open space required. The City shall establish incentives for the provision of open space beyond minimum requirements.

Evaluation and Findings: The site plan indicates that following completion of the development, the subject property exceeds the minimum 10% open space requirement.

Objective 5.1: Natural Features: The City shall coordinate land use categories with appropriate topography, soils, areas of seasonal flooding, wetlands and habitat during review of proposed amendments to the Future Land Use Map and the development review process. Natural features may be included as amenities within a development project.

Evaluation and Findings: An environmental conditions and site suitability analysis has been provided in this report, and indicates that, based upon best available data, the development is not expected to have any adverse impacts upon natural features.

Objective 5.2: Availability of facilities and services: The City shall utilize a concurrency management system to ensure that the adopted level of service standards are maintained.

Policy 5.2.a: All new development shall meet level of service requirements for roadways, potable water, sanitary sewer, stormwater, solid waste, and public schools in accordance with LOS standards adopted in the elements addressing these facilities.

Evaluation and Findings: An analysis of the development's impact to public facilities has been provided within this report. This analysis demonstrates that the development will

not adversely affect the level of service (LOS) standard of any monitored public facilities.

Policy 9.1: Any new development or redevelopment within a Commercial or Industrial land use category within the corporate limits, where potable water and wastewater service are available, as defined in Policy 1.2.a and Policy 4.2.b of the Community Facilities Element of the City's Comprehensive Plan, shall connect to the City's potable water and wastewater system.

Evaluation and Findings: The development is located within the City's utility service area and will connect to potable water and wastewater facilities.

Transportation Element

Objective 1.1: Level of Service

The City shall establish a safe, convenient and efficient level of service standard for all motorized and non-motorized transportation systems.

Evaluation and Findings: An analysis of the development's impacts to transportation facilities is provided within this report. The development will not adversely affect the level of service for transportation facilities.

Policy 1.3.a: The City shall establish minimum and maximum parking standards in order to avoid excessive amounts of underutilized parking areas.

Policy 1.3.d: The City shall require landscaping within parking areas, with an emphasis on canopy trees. The City shall consider establishing incentives for landscaping in excess of minimum standards.

Policy 1.3.g: The City shall require spaces to accommodate persons with physical disabilities as required by the Americans with Disabilities Act.

Evaluation and Findings: The site plan demonstrates that the development will comply with Objective 1.1 and Policies 1.3.a, 1.3.d, and 1.3.g, which are implemented by the standards found within Section 6.1 of the City's Land Development Regulations. Required landscaping materials will be provided within parking areas. The site plan also provides the minimum number of required accessible parking spaces.

Community Facilities Element

Policy 1.2.a: The City shall establish a Community Wastewater Service Area, which shall include all areas where wastewater service is available. Wastewater service shall be deemed available if:

3. A gravity wastewater main, wastewater pumping station, or force main exists within 2,640 feet of the property line of any proposed

residential subdivision comprised of more than 5 units, or any multi-family residential development, or any commercial development, or any industrial development and the gravity wastewater system, wastewater pumping station, or force main is accessible through public utility easements or right of ways. The distance shall be measured as required for construction of the infrastructure along public utility easements and right of ways.

Evaluation and Findings: The development is located within the City's utility service area and will connect to the City's wastewater system.

Policy 2.1.a: The City hereby establishes the following level of service standards for solid waste disposal facilities for residential uses:

FACILITY TYPE	LEVEL OF SERVICE STANDARD
Solid Waste Landfill	.73 tons per capita per year

Evaluation and Findings: An analysis of the development's impacts to solid waste facilities is provided within this report. The development will not adversely affect the level of service for solid waste facilities.

Policy 4.1.b: The City shall establish a Community Potable Water Service Area, which includes all areas where potable water service is available. Water service shall be deemed available if:

3. A water main exists within 2,640 feet of any proposed residential subdivision with more than 5 units, or any multi-family residential development, or any commercial development, or any industrial development and water service is accessible through public utility easements or right of ways. The distance shall be measured as required for construction of the infrastructure along public utility easements and right of ways.

Evaluation and Findings: The development is located within the City's utility service area and will connect to the City's potable water system.

Conservation & Open Space Element

Policy 1.2.a:
The City shall ensure that land use designations, development practices and regulations protect native communities and ecosystems, and environmentally sensitive lands.

Policy 1.3.e:
The City's land use designations shall offer the best possible protection to threatened and endangered species.

Evaluation and Findings: The development will have minimal environmental impacts. Please reference the Environmental Conditions Analysis provided within this report for further review of specific features and environmental features.

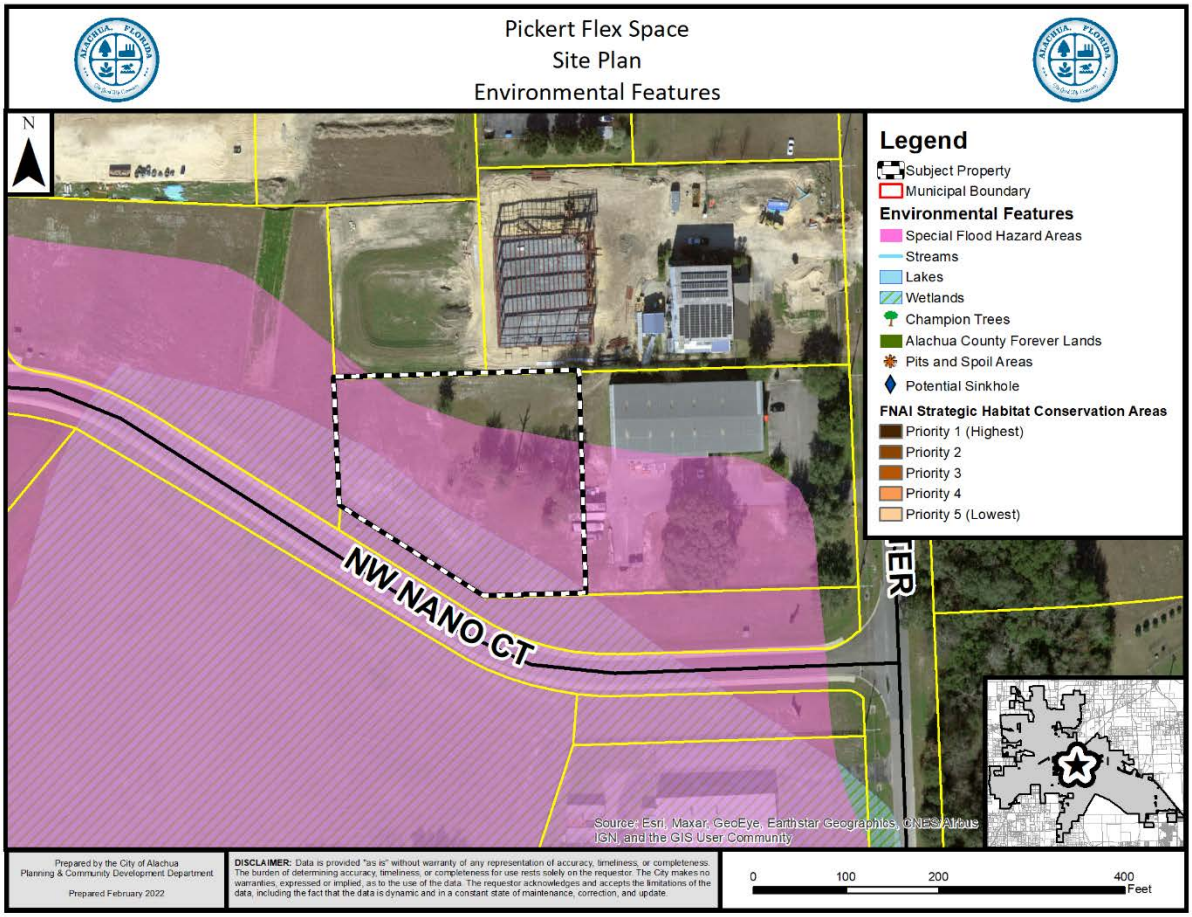
ENVIRONMENTAL CONDITIONS ANALYSIS

Wetlands

The National Wetlands Inventory identifies an area in the southern portion of the site as potentially containing wetland areas. However, upon site evaluation, no wetlands are present within this area. The applicant has included photographs of the area supporting that no wetlands are located within this area. If any wetlands are identified at a later time, these areas will be subject to the applicable protection standards of the City of Alachua Comprehensive Plan and the Land Development Regulations (LDRs.)

Evaluation: No wetlands have been identified on the subject property, therefore, there are no issues related to wetland protection.

Map 2. Environmental Features



Strategic Ecosystems

Strategic Ecosystems were identified by an ecological inventory project in a report prepared for Alachua County Department of Growth Management in 1987 and updated in 1996. The purpose of the inventory was to identify, inventory, map, describe, and evaluate the most significant natural biological communities in private ownership in Alachua County.

Evaluation: The subject property is not located within or adjacent to a Strategic Ecosystem, therefore, the development will have no impact upon any Strategic Ecosystem(s) identified within the ecological inventory report.

Regulated Plant & Animal Species

The subject property is not known to contain any species identified as endangered, threatened, or of special concern. The Florida Natural Areas Inventory (FNAI) has identified areas throughout the State of Florida which may contain good quality natural communities. This data layer is known as the Potential Natural Areas (PNA) data layer, and identifies privately owned lands that are not managed or listed for conservation purposes. These areas were delineated by FNAI scientific staff through interpretation of natural vegetation from 1988-1993 FDOT aerial photographs and from input received during Regional Ecological Workshops held for each regional planning council. These workshops were attended by experts familiar with natural areas in the region. Potential Natural Areas were assigned ranks of Priority 1 through Priority 5 based on size, perceived quality, and type of natural community present. The areas included in Priority 5 are exceptions to the above criteria. These areas were identified through the same process of aerial photographic interpretation and regional workshops as the PNA 1 through 4 ranked sites, but do not meet the standard criteria.

Evaluation: No species identified as endangered, threatened, or of special concern are known to exist on the subject property, and no areas of the site are located within a FNAI PNA priority area. While the FNAI PNA data layer provides an indicator of potential of lands to feature habitat which could support species identified as endangered, threatened, or of special concern, this data is not intended for use in a regulatory decision making process. The data must be referenced only as a resource to indicate the potential of land to support wildlife.

If a regulated plant or animal species is identified during development, the applicant must adhere to the applicable standards in the City of Alachua Comprehensive Plan and the Land Development Regulations.

Soil Survey

The hydrologic soil group is an indicator of potential soil limitations. The hydrologic soil group, as defined for each specific soil, refers to a group of soils which have been categorized according to their runoff-producing characteristics. These hydrologic groups are defined by the Soil Survey of Alachua County, Florida, dated August 1985. The chief consideration with respect to runoff potential is the capacity of each soil to permit infiltration (the slope and kind of plant cover are not considered, but are separate factors in predicting runoff.) There are four hydrologic groups: A, B, C, and D. "Group A" soils have a higher infiltration rate when thoroughly

wet and therefore have a lower runoff potential. "Group D" soils have very lower infiltration rates and therefore a higher runoff potential.

There is one (1) soil type found within the development area:

Millhopper Fine Sand (0% – 5% slopes)
Hydrologic Soil Group: A
This soil type is moderately well drained and permeability is rapid at the surface. This soil type poses only slight limitations as sites for homes, local roads, and small commercial buildings.

Evaluation: The soil type present on the subject property does not pose any significant limitations for development, therefore, there are no issues related to soil suitability.

Flood Potential

Panel 0140D of the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) Series, dated June 16, 2006 indicate that the development area is in Flood Zone X (areas determined to be outside of the 500-year floodplain) and in Flood Zone A (areas located within areas of special flood hazard with no base flood elevation determined).

Evaluation: The applicant has submitted a Stormwater Management Report entitled "Copeland Park, Alachua, Florida", dated July 13, 2004. The report was prepared by a registered professional engineer and is signed and sealed by the engineer. The report determined that the base flood elevation for the 100-year storm event is 61.87 feet. The proposed finished floor elevation of the proposed building shall be 68.30 feet. Therefore, the proposed building shall be located more than one (1) foot above the base flood elevation as required by the City's LDRs and the Florida Building Code. Staff proposes a condition which would require the applicant to obtain a letter of map change from the Federal Emergency Management Agency (FEMA) that removes the property from the special flood hazard area. The proposed condition would also require the applicant to submit a copy of the letter of map change to the City Planning & Community Development Department prior to the issuance of a building permit for any building activity associated with the site plan. Upon successful completion of these actions, there will be no other issues related to flood potential.

Karst-Sensitive Features

Karst sensitive areas include geologic features, such as fissures, sinkholes, underground streams, and caverns, and are generally the result of irregular limestone formations.

Evaluation: There are no known geologic features located on the subject property which could indicate an increased potential for karst sensitivity.

Wellfield Protection Zones

Policy 7.2.1 of the Future Land Use Element of the City's Comprehensive Plan establishes a 500 foot radius area around each city-owned potable water well.

Evaluation: The subject property is not located within a City of Alachua wellhead protection zone as identified on the City of Alachua Wellfield Primary Protection Zones Map of the City's Comprehensive Plan, therefore, there are no issues related to wellfield protection.

Historic Structures/Markers and Historic Features

The subject property does not contain any historic structures as determined by the State of Florida and the Alachua County Historic Resources Inventory. Additionally, the subject property is not located within the City's Historic Overlay District, as established by Section 3.7 of the City's Land Development Regulations.

Evaluation: There are no issues related to historic structures or markers.

FINDINGS OF FACT: COMPLIANCE WITH LAND DEVELOPMENT REGULATIONS

SITE PLAN STANDARDS

Section 2.4.9(E) of the City's Land Development Regulations (LDRs) establishes the standards with which all site plans must be found to be compliant. The application has been reviewed for compliance with the standards of Section 2.4.9(E.) An evaluation and findings of the application's compliance with the standards of Section 2.4.9(E) is provided below.

(E) Site Plan Standards

A Site Plan shall be approved only upon a finding the applicant demonstrates all of the following standards are met:

(1) ***Consistency with Comprehensive Plan***
The development and uses in the Site Plan comply with the Goals, Objectives and Policies of the Comprehensive Plan.

Evaluation & Findings: An analysis of the application's consistency with the Comprehensive Plan has been provided in this report.

(2) ***Use Allowed in Zone District***
The use is allowed in the zone district in accordance with Article 4: *Use Regulations*.

Evaluation & Findings: The subject property is zoned Light & Warehouse Industrial (ILW). The site plan proposes the construction of a±11,985 square foot building. While the tenant is currently unknown, the end user of the building shall be a permitted use as identified in Table 4.1-1 of the LDRs.

(3) *Zone District Use-Specific Standards*

The development and uses in the Site Plan comply with Section 4.3, *Use-Specific Standards*.

Evaluation & Findings: Since the user of the building is unknown at this time, evaluation with any applicable Use-Specific Standards cannot be ascertained at this time. However, should any proposed use be subject to Use-Specific Standards as set forth in Section 4.3, the owner/tenant shall be required to demonstrate that the proposed use shall comply with the applicable Use-Specific Standards.

(4) *Development and Design Standards*

The development proposed in the Site Plan and its general layout and design comply with all appropriate standards in Article 6: *Development Standards*.

Evaluation & Findings: The application has been reviewed for and is found to be in compliance with all applicable and relevant provisions of Article 6, *Development Standards*, including but not limited to *Section 6.1*, Off Street Parking & Loading Standards; *Section 6.2*, Tree Protection/Landscape/Xeriscape Standards; *Section 6.3*, Fencing Standards; *Section 6.4*, Exterior Lighting Standards; *Section 6.7*, Open Space Standards; and *Section 6.9*, Environmental Protection Standards.

(5) *Subdivision Standards*

In cases where a subdivision has been approved or is pending, the development proposed in the Site Plan and its general layout and design comply with all appropriate standards in Article 7: *Subdivision Standards*.

Evaluation & Findings: No subdivision of land is proposed, therefore, compliance with this standard is not applicable.

(6) *Complies with All Other Relevant Laws and Ordinances*

The proposed site plan development and use complies with all other relevant City laws and ordinances, state and federal laws, and regulations.

Evaluation & Findings: The application is consistent with all other relevant City ordinances and regulations.

PUBLIC FACILITIES IMPACT

Traffic Impact

Table 2. Affected Comprehensive Plan Roadway Segments[1]

Segment Number[2,3]	Segment Description	Lanes	Functional Classification	Area Type	LOS
15	CR 2054 (from SR 235 to US 441)	2/U	Major Collector	Comm	D

1 Source: City of Alachua Comprehensive Plan, Transportation Element.
2 For developments generating less than 1,000 trips, affected roadway segments are identified as all those wholly or partially located within · mile of the development's ingress/egress, or to the nearest intersecting major street, whichever is greater [Section 2.4.14(H)(2)(a)of the LDRs].
3 FDOT roadway segment number shown in parenthesis (when applicable.) For the purposes of concurrency management, COA Comprehensive Plan segments that make up a portion of a larger FDOT roadway segment will be evaluated together when determining post development roadway capacity.

Table 3. Potential Trip Generation[1]

Land Use	AADT (Enter/Exit)[2]	AM Peak Hour (Enter/Exit)[2]	PM Peak Hour (Enter/Exit)[2]
Warehouse (ITE Code 150)	64 (32/32)	27 (21/6)	29 (8/21)

1 Source: ITE Trip Generation, 10th Edition.
2 Formulas: AADT –1.74 trips per 1,000 square feet x 11,985 square feet (50% entering/50% exiting); AM Peak Hour – 0.17 trips per 1,000 square feet x 11,985 square feet (77% entering/23% exiting); PM Peak Hour –0.19 trips per 1,000 square feet x 11,985 square feet (27% entering/73% exiting.)

Table 4a. Projected Impact on Affected Comprehensive Plan Roadway Segments (AADT)

Traffic System Category	Segment 15 CR 2054 (from SR 235 to US 441)[1]
Average Annual Daily Trips	
Maximum Service Volume[2]	15,120
Existing Traffic[3]	3,425
Reserved Trips[4]	2,115
Available Capacity[4]	9,580
Increase/Decrease in Daily Trips Generated by Development[5]	27
Residual Capacity After Development's Impacts[6]	9,553

1 FDOT roadway segment number shown in parenthesis. For the purposes of concurrency management, COA Comprehensive Plan segments that make up a portion of a larger FDOT roadway segment will be evaluated together when determining post development roadway capacity.
2 AADT & Peak Hour MSVs calculated using LOSPLAN 2012. County Facilities reflect a 10 percent reduction in the MSV calculated within LOSPLAN 2012 as set forth in the Generalized Tables for AADT / Peak Hour Volumes, FDOT 2018 Q/LOS Handbook.
3 Florida State Highway System Level of Service Report, Florida Department of Transportation, District Two.
4 Source: City of Alachua May 2022 Development Monitoring Report.
5 Trip Distribution: Segment 15 – 100%.
6 The application is for a Final Development Order. Facility capacity and concurrency will be reserved.

Table 4b. Projected Impact on Affected Comprehensive Plan Roadway Segments (Peak Hour)

Traffic System Category	Segment 15 CR 2054 (from SR 235 to US 441)[1]
PM Peak Hour Trips	
Maximum Service Volume[2]	1,359
Existing Traffic[3]	325
Reserved Trips[4]	128
Available Capacity[4]	906
Increase/Decrease in PM Peak Hour Trips Generated by Development[5]	21
Residual Capacity After Development's Impacts[6]	885

1 FDOT roadway segment number shown in parenthesis. For the purposes of concurrency management, COA Comprehensive Plan segments that make up a portion of a larger FDOT roadway segment will be evaluated together when determining post development roadway capacity.
2 AADT & Peak Hour MSVs calculated using LOSPLAN 2012. County Facilities reflect a 10 percent reduction in the MSV calculated within LOSPLAN 2012 as set forth in the Generalized Tables for AADT / Peak Hour Volumes, FDOT 2018 Q/LOS Handbook.
3 Florida State Highway System Level of Service Report, Florida Department of Transportation, District Two.
4 Source: City of Alachua May 2022 Development Monitoring Report.
5 Trip Distribution: Segment 15 – 100%.
6 The application is for a Final Development Order. Facility capacity and concurrency will be reserved.

Evaluation: The impacts generated by the development will not adversely affect the Level of Service (LOS) of the roadway segment identified above. The impacts that will be generated by the development are acceptable.

Potable Water Impacts

Table 5. Potable Water Impacts

System Category	Gallons Per Day
Current Permitted Capacity[1]	2,300,000
Less Actual Potable Water Flows[1]	1,309,417
Reserved Capacity[2]	203,857
Available Capacity	786,726
Increase/Decrease in Potable Water Demand from Application[3]	100
Residual Capacity	**786,626**
Percentage of Permitted Design Capacity Utilized	**65.79%**

Sources:
1 City of Alachua Public Services Department, April 2022
2 City of Alachua May 2022 Development Monitoring Report
3 Source: Chapter 64E-6, Florida Administrative Code; Formula: 100 gallons per day per loading bay x 1 loading bay.

Evaluation: The impacts to the potable water system that will be generated by the development will not adversely affect the Level of Service (LOS) for potable water facilities; therefore, the impacts that will be generated by the development are acceptable.

Sanitary Sewer Impacts

Table 6. Sanitary Sewer Impacts

System Category	Gallons Per Day
Treatment Plant Current Permitted Capacity	1,500,000
Less Actual Treatment Plant Flows[1]	758,000
Reserved Capacity[2]	183,868
Available Capacity	558,132
Increase/Decrease in Sanitary Sewer Demand from Application[3]	100
Residual Capacity	**558,032**
Percentage of Permitted Design Capacity Utilized	**62.79%**

Sources:
1 *City of Alachua Public Services Department, April 2022*
2 *City of Alachua May 2022 Development Monitoring Report*
3 *Source: Chapter 64E-6, Florida Administrative Code; Formula: 100 gallons per day per loading bay x 1 loading bay.*

Evaluation: The impacts to the potable water system that will be generated by the development will not adversely affect the Level of Service (LOS) for sanitary sewer facilities; therefore, the impacts that will be generated by the development are acceptable.

Solid Waste Impacts

Table 7. Solid Waste Impacts

System Category	Pounds Per Day	Tons Per Year
Demand from Existing Development[1]	43,024	7,851.88
Reserved Capacity[2]	17,933.28	3,272.82
Increase/Decrease in Demand Generated by Application[3]	143.84	26.25
New River Solid Waste Facility Capacity[4]	**50 years**	

Sources:
1 *University of Florida, Bureau of Economic & Business Research, Estimates of Population by County and City in Florida, 2021; Policy 2.1.a, CFNGAR Element (Formula: 10,759 persons x 0.73 tons per person per year).*
2 *City of Alachua May 2022 Development Monitoring Report.*
3 *Sincero and Sincero; Environmental Engineering: A Design Approach. Prentice Hall, New Jersey, 1996*
4 *New River Solid Waste Facility, April 2022.*

Evaluation: The impacts to the solid waste system that will be generated by the development will not adversely affect the Level of Service (LOS) for solid waste facilities. The impacts that will be generated by the development are therefore acceptable.

Recreation Facilities

The proposed development is a nonresidential development. Therefore, there are no impacts to recreation facilities. The development will have no impact to the Level of Service (LOS) of recreation facilities.

Public School Facilities

The proposed development is a nonresidential development. Therefore, there are no impacts to public school facilities. The development will have no impact to the Level of Service (LOS) of public school facilities.

EXHIBIT "A"
TO
14100 NW 126TH TERRACE, LLC (PICKERT FLEX SPACE)
SITE PLAN
STAFF REPORT

CONDITIONS:

1. The Applicant agrees that in accordance with Section 6.9.4(B)(4) of the City's Land Development Regulations (LDRs), the Applicant shall obtain a letter of map change from the Federal Emergency Management Agency (FEMA) that removes the property from the special flood hazard area, and that such letter of map change from FEMA shall be obtained, and a copy provided to the City Planning & Community Development Department, prior to the issuance of a building permit for any building activity associated with this Development Order. After being advised of this condition the Applicant is assuming the risk that FEMA may not issue this letter of map change.
2. The Applicant agrees the analyses which shall be used to support a letter of map change from FEMA and establish a base flood elevation shall be prepared by a Florida licensed engineer in a format required by FEMA, and it shall be the responsibility of the Applicant to satisfy the submittal requirements and pay the processing fees to FEMA.
3. The Applicant agrees that it shall address all comments of the Public Services Department as provided in a memorandum from Rodolfo Valladares, P.E., Public Services Director, and Thomas Ridgik, P.E., Engineering Supervisor, and dated April 21, 2022. The Applicant further agrees that a verification that all comments have been sufficiently addressed shall be required prior to the issuance of a building permit for any building activity associated with this Development Order.
4. The Applicant agrees it shall provide Public Utilities Easements (the "Easements") as depicted on the Site Plan. The Easements shall be prepared in coordination with the City's Compliance & Risk Management Department and shall receive approval of the City's Compliance & Risk Management Director prior to being recorded in the Public Records of Alachua County and prior to the issuance of a building permit for any building activity associated with this Development Order. The Applicant shall incur all costs associated with preparing and recording the Easements.
5. The Applicant agrees it shall obtain all other applicable local, state, and federal permits before the commencement of site plan work.
6. The Applicant agrees that Conditions 1 – 5 as stated above do not inordinately burden the land and shall be binding upon the property owner, including any subsequent property owners, successors, or assigns, and that the site plan shall comply with Conditions 1 – 6 as stated herein.

EXHIBIT "B"

TO

14100 NW 126TH TERRACE, LLC (PICKERT FLEX SPACE)
SITE PLAN
STAFF REPORT

SUPPORTING APPLICATION MATERIALS SUBMITTED BY CITY STAFF TO THE PLANNING AND ZONING BOARD

RE: Pickert Flex Space - Flood Zone

From : Walker Owen <walkero@chw-inc.com> Mon, May 02, 2022 04:48 PM
Subject : RE: Pickert Flex Space - Flood Zone
To : Justin Tabor <jtabor@cityofalachua.org>
Cc : Daniel Young <DanielY@chw-inc.com>

Hi Justin, confirmed.

Thanks,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Justin Tabor <jtabor@cityofalachua.org>
Sent: Monday, May 2, 2022 2:14 PM
To: Walker Owen <walkero@chw-inc.com>
Cc: Daniel Young <DanielY@chw-inc.com>
Subject: Re: Pickert Flex Space - Flood Zone

Walker,

The City Attorney has requested the following highlighted addition to condition 1:

1. The Applicant agrees that in accordance with Section 6.9.4(B)(4) of the City's Land Development Regulations (LDRs), the Applicant shall obtain a letter of map change from the Federal Emergency Management Agency (FEMA) that removes the property from the special flood hazard area, and that such letter of map change from FEMA shall be obtained, and a copy provided to the City Planning & Community Development Department, prior to the issuance of a building permit for any building activity associated with this Development Order. After being advised of this condition the Applicant is assuming the risk that FEMA may not issue this letter of map change.
2. The Applicant agrees the analyses which shall be used to support a letter of map change from FEMA and establish a base flood elevation shall be prepared by a Florida licensed engineer in a format required by FEMA, and it shall be the responsibility of the Applicant to satisfy the submittal requirements and pay the processing fees to FEMA.

Please have your client respond in agreement to these these conditions by 5 PM today.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

City Hall Hours of Operation
Monday - Thursday, 7:30 AM - 6:00 PM

Under Florida law, e-mail addresses are public records. If you do not want your e-mail address released in response to a public records request, do not send electronic mail to this entity. Instead, contact this office by phone or in writing.

From: "Walker Owen" <walkero@chw-inc.com>
To: "Justin Tabor" <jtabor@cityofalachua.org>
Cc: "Daniel Young" <DanielY@chw-inc.com>
Sent: Monday, May 2, 2022 11:33:58 AM
Subject: RE: Pickert Flex Space - Flood Zone

Hi Justin, thank you for clarifying – I thought that was the case. We will follow up with you by 5:00 today.

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Justin Tabor <jtabor@cityofalachua.org>
Sent: Monday, May 2, 2022 10:54 AM
To: Walker Owen <walkero@chw-inc.com>
Cc: Daniel Young <DanielY@chw-inc.com>
Subject: Re: Pickert Flex Space - Flood Zone

Walker,

I realized this morning that my previous email requested a response by Monday, 4/25. I'm emailing this morning to clarify the intended date was today, Monday, 5/2. Please respond by 5 PM today with your agreement to conditions 1 and 2.

1. The Applicant agrees that in accordance with Section 6.9.4(B)(4), it shall obtain a letter of map change from the Federal Emergency Management Agency (FEMA) that removes the property from the special flood hazard area, and that such letter of map change from FEMA shall be obtained, and a copy provided to the City Planning & Community Development Department, prior to the issuance of a building permit for any building activity associated with this Development Order.

2. The applicant agrees the analyses which shall be used to support a letter of map change from FEMA and establish a base flood elevation shall be prepared by a Florida licensed engineer in a format required by FEMA, and it shall be the responsibility of the applicant to satisfy the submittal requirements and pay the processing fees to FEMA.
3. The applicant agrees that it shall address all comments of the Public Services Department as provided in a memorandum from Rodolfo Valladares, P.E., Public Services Director, and Thomas Ridgik, P.E., Engineering Supervisor, and dated April 21, 2022. The applicant further agrees that a verification that all comments have been sufficiently addressed shall be required prior to the issuance of a building permit for any building activity associated with this Development Order.
4. The Applicant agrees it shall provide Public Utilities Easements (the "Easements") as depicted on the Site Plan. The Easements shall be prepared in coordination with the City's Compliance & Risk Management Department and shall receive approval of the City's Compliance & Risk Management Director prior to being recorded in the Public Records of Alachua County and prior to the issuance of a building permit for any building activity associated with this Development Order. The Applicant shall incur all costs associated with preparing and recording the Easements.
5. The Applicant agrees it shall obtain all other applicable local, state, and federal permits before the commencement of site plan work.
6. The Applicant agrees that Conditions 1 – 5 as stated above do not inordinately burden the land and shall be binding upon the property owner, including any subsequent property owners, successors, or assigns, and that the site plan shall comply with Conditions 1 – 6 as stated herein.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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From: "Justin Tabor" <jtabor@cityofalachua.com>
To: "Walker Owen" <walkero@chw-inc.com>
Cc: "Mike DaRoza" <wi_daroza@cityofalachua.org>, "Kathy Winburn" <kwinburn@cityofalachua.com>, "Timothy Hunt" <ti_hunt@cityofalachua.org>, "Daniel Young" <DanielY@chw-inc.com>
Sent: Thursday, April 28, 2022 10:28:00 AM
Subject: Re: Pickert Flex Space - Flood Zone

Walker,

Section 6.9.4(B)(4) states a "letter of map change". A letter of map change is either a Letter of Map Amendment (LOMA) or a Letter of Map Revision (LOMR). This term and the amendment/revision processes are implemented by FEMA. Please reference https://www.fema.gov/flood-maps/change-your-flood-zone/loma-lomr-f for further information.

Per Article 10, a "special flood hazard area" has the meaning as defined in Section 202, Florida Building Code, as amended. Per Section 202, Florida Building Code, "special flood hazard area" is defined as, "the land area subject to flood hazards and shown on a Flood Insurance Rate Map or other flood hazard map as Zone A, AE, A1-30, A99, AR, AO, AH, V, VO, VE or V1-30." As a portion of the Pickert site, including a portion of the proposed building location, is in Zone A, it is in a special flood hazard area.

Based on our previous conversations, I understand the owner's preference. However, the City must implement its floodplain management regulations, which ensures that we maintain compliance with the National Flood Insurance Program (NFIP). Section 6.9.4, Floodprone area standards, was developed in coordination with the State Emergency Management Office to ensure compliance with NFIP requirements. It is critical that the City remain compliant with NFIP as our participation in the program allows our residents and business owners receive the lowest available flood insurance premiums.

Based upon the preceding, and as we have discussed and agreed upon, it is necessary that the approval of the Site Plan be conditioned upon obtaining a letter of map change prior to issuance of a building permit.

Below are the draft conditions to be recommended to the PZB for the approval of the site plan. I request your response and agreement to conditions 1 and 2 by 5 PM on Monday, 4/25, so that we may prepare for the PZB hearing. If your agreement to these 2 conditions is not received by this time, it may be necessary to defer the item to a later PZB meeting date.

1. The Applicant agrees that in accordance with Section 6.9.4(B)(4), it shall obtain a letter of map change from the Federal Emergency Management Agency (FEMA) that removes the property from the special flood hazard area, and that such letter of map change from FEMA shall be obtained, and a copy provided to the City Planning & Community Development Department, prior to the issuance of a building permit for any building activity associated with this Development Order.
2. The applicant agrees the analyses which shall be used to support a letter of map change from FEMA and establish a base flood elevation shall be prepared by a Florida licensed engineer in a format required by FEMA, and it shall be the responsibility of the applicant to satisfy the submittal requirements and pay the processing fees to FEMA.
3. The applicant agrees that it shall address all comments of the Public Services Department as provided in a memorandum from Rodolfo Valladares, P.E., Public Services Director, and Thomas Ridgik, P.E., Engineering Supervisor, and dated April 21, 2022. The applicant further agrees that a verification that all comments have been sufficiently addressed shall be required prior to the issuance of a building permit for any building activity associated with this Development Order.
4. The Applicant agrees it shall provide Public Utilities Easements (the “Easements”) as depicted on the Site Plan. The Easements shall be prepared in coordination with the City’s Compliance & Risk Management Department and shall receive approval of the City’s Compliance & Risk Management Director prior to being recorded in the Public Records of Alachua County and prior to the issuance of a building permit for any building activity associated with this Development Order. The Applicant shall incur all costs associated with preparing and recording the Easements.

5. The Applicant agrees it shall obtain all other applicable local, state, and federal permits before the commencement of site plan work.
6. The Applicant agrees that Conditions 1 – 5 as stated above do not inordinately burden the land and shall be binding upon the property owner, including any subsequent property owners, successors, or assigns, and that the site plan shall comply with Conditions 1 – 6 as stated herein.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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From: "Walker Owen" <walkero@chw-inc.com>
To: "Justin Tabor" <jtabor@cityofalachua.org>
Cc: "Timothy Hunt" <ti_hunt@cityofalachua.org>, "Daniel Young" <DanielY@chw-inc.com>
Sent: Wednesday, April 27, 2022 5:37:08 PM
Subject: RE: Pickert Flex Space - Flood Zone

Hi Justin, thanks for your response. I appreciate you continuing to work with me on this.

The LDRs 6.9.4(B)(4) says that the area "shall be regulated as a special flood hazard unless the owner's authorized agent obtains a letter…"

What does it mean to be regulated as a special flood hazard area? The owners preference is to proceed, build the pad, and then process with fema using a LOMA. Until the LOMA is processed they will purchase flood insurance as required by the flood insurance rate map.

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Justin Tabor <jtabor@cityofalachua.org>
Sent: Wednesday, April 27, 2022 5:23 PM

To: Walker Owen <walkero@chw-inc.com>
Cc: Timothy Hunt <ti_hunt@cityofalachua.org>; Daniel Young <DanielY@chw-inc.com>
Subject: Re: Pickert Flex Space - Flood Zone

Walker,

I spoke with Tim this afternoon. The provision from the Florida Building Code which I referred to previously pertains to the minimum finished floor elevation, which per the Florida Building Code must be 1 foot above the established base flood elevation. As we have discussed, the requirement to obtain the Letter of Map Amendment from FEMA prior to the issuance of a building permit pertains to the requirements of our LDRs, specifically Section 6.9.4(B)(4)

> 6.9.4(B) *Applicability.*
> (4) *Submission of additional data to establish flood hazard areas.* To establish flood hazard areas and base flood elevations, pursuant to Section 6.9.4(E) the Floodplain Administrator may require submission of additional data. **Where field surveyed topography prepared by a Florida licensed professional surveyor or digital topography accepted by the City indicates that ground elevations:**
> (a) Are below the closest applicable base flood elevation, even in areas not delineated as a special flood hazard area on a FIRM, the area shall be considered as flood hazard area and subject to the requirements of this subsection and, as applicable, the requirements of the Florida Building Code, as amended.
> (b) **Are above the closest applicable base flood elevation, the area shall be regulated as special flood hazard area unless the owner or owner's authorized agent (the "applicant") obtains a letter of map change that removes the area from the special flood hazard area.**

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
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From: "Walker Owen" <walkero@chw-inc.com>
To: "Timothy Hunt" <ti_hunt@cityofalachua.org>
Cc: "Daniel Young" <DanielY@chw-inc.com>, "Justin Tabor" <jtabor@cityofalachua.org>
Sent: Wednesday, April 27, 2022 4:06:37 PM
Subject: RE: Pickert Flex Space - Flood Zone

Thanks for checking into this Tim.

My understanding based on conversations with several people in this office is that we should be able to build in the flood plain without processing this with FEMA.

Could you please provide a code reference that requires this to be processed with FEMA prior to the building permit being issued? I had previously asked Justin this question during a phone conversation, and he indicated that it is in the building code, but the reference has not been provided.

Thanks very much,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Timothy Hunt <ti_hunt@cityofalachua.org>
Sent: Tuesday, April 26, 2022 3:07 PM
To: Walker Owen <walkero@chw-inc.com>
Cc: Daniel Young <DanielY@chw-inc.com>; Justin Tabor <jtabor@cityofalachua.org>
Subject: Re: Pickert Flex Space - Flood Zone

Hello Mr. Owen,

I have reviewed with Justin and performed some research of my own. As you can see below we adopted the 2006 Flood insurance study dated 06/16/16. It is may understanding you will be on the May 10 Planning and zoning agenda and in the process already of applying for a fema map change. At this time based on the information I have I agree with staff's recommendations.

6.9.4
(1)General. Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall be applicable.
(2)Areas to which this subsection applies. This subsection shall apply to all flood hazard areas within the City of Alachua, as established in Section 6.9.4(B)(3).
(3)Basis for establishing flood hazard areas. The Flood Insurance Study for Alachua County, Florida and Incorporated Areas dated June 16, 2006, and all subsequent amendments and revisions, and the accompanying Flood Insurance Rate Maps (FIRM), and all subsequent amendments and revisions to such maps, are adopted by reference as a part of this subsection and shall serve as the minimum basis for establishing flood hazard areas. Studies and maps that establish flood hazard areas are on file in the Planning and Community Development Department.
(4)Submission of additional data to establish flood hazard areas. To establish flood hazard areas and base flood elevations, pursuant to Section 6.9.4(E) the Floodplain Administrator may require submission of additional data. Where field surveyed topography prepared by a Florida licensed professional surveyor or digital topography accepted by the City indicates that ground elevations:

(a)Are below the closest applicable base flood elevation, even in areas not delineated as a special flood hazard area on a FIRM, the area shall be considered as flood hazard area and subject to the requirements of this subsection and, as applicable, the requirements of the Florida Building Code, as amended.
(b)Are above the closest applicable base flood elevation, the area shall be regulated as special flood hazard area unless the owner or owner's authorized agent (the "applicant") obtains a letter of map change that removes the area from the special flood hazard area.

Tim Hunt C.B.O, F.P.M
Building Official
Flood Plain Manager
City of Alachua
Cell- (386) 853-0280
Office- (386) 418-6182
Email- Ti_Hunt@cityofalachua.org

From: "walkero" <walkero@chw-inc.com>
To: "Timothy Hunt" <ti_hunt@cityofalachua.org>
Cc: "Daniel Young" <DanielY@chw-inc.com>, "Justin Tabor" <jtabor@cityofalachua.org>
Sent: Tuesday, April 26, 2022 8:51:39 AM
Subject: RE: Pickert Flex Space - Flood Zone

Tim, in case the last file still didn't go through due to file size, all files are available to download from the link below. The information about the existing flood plain is boxed on page 10 of the drainage report.

https://spaces.hightail.com/receive/S30Hiiy6Ne

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Walker Owen
Sent: Tuesday, April 26, 2022 8:00 AM
To: Timothy Hunt <ti_hunt@cityofalachua.org>
Cc: Daniel Young <DanielY@chw-inc.com>; Justin Tabor <jtabor@cityofalachua.org>
Subject: RE: Pickert Flex Space - Flood Zone

Report attached here, the 100yr-24hr storm elevation is boxed on page 10 of the report.

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Walker Owen
Sent: Tuesday, April 26, 2022 7:56 AM
To: Timothy Hunt <ti_hunt@cityofalachua.org>
Cc: Daniel Young <DanielY@chw-inc.com>; Justin Tabor <jtabor@cityofalachua.org>
Subject: Pickert Flex Space - Flood Zone

Hi Tim,

See below for the original message. The first two files are attached here, I'm splitting the third one into a second email due to 6 MB file size of the report.

Thanks,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Timothy Hunt <ti_hunt@cityofalachua.org>
Sent: Tuesday, April 26, 2022 7:26 AM
To: Walker Owen <walkero@chw-inc.com>
Subject: Re:

Please resend with the attachments

Thank you

Tim Hunt C.B.O, F.P.M
Building Official
Flood Plain Manager
City of Alachua
Cell- (386) 853-0280
Office- (386) 418-6182
Email- Ti_Hunt@cityofalachua.org

From: "walkero" <walkero@chw-inc.com>
To: "Ti hunt" <Ti_hunt@cityofalachua.org>
Sent: Monday, April 25, 2022 5:17:06 PM
Subject: Fwd:

Hi Tim, following up on this without the attachments. Did the email below go through?

WALKER FAIN OWEN | Project Engineer
d: (386) 518-5126 | c: (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com
Sent from iPhone

From: Walker Owen
Sent: Monday, April 25, 2022 4:47:47 PM
To: Timothy Hunt <ti_hunt@cityofalachua.org>
Cc: Daniel Young <DanielY@chw-inc.com>; Justin Tabor <jtabor@cityofalachua.org>; Daniel Young <DanielY@chw-inc.com>
Subject: RE:

Hi Tim, resending the email below from Thursday. I'll follow up today by phone to confirm it went through this time.

Best Regards,

> Tim, it was good to speak with you today.
>
> As discussed, I am working on a project called 'Pickert Flex Space' adjacent to Copeland Park. I have been working with Justin Tabor(cc'd) through the typical site permitting process of the project and we are almost finished.
>
> There is one outstanding item: there is floodplain on the project site and Justin has suggested that the project will be required to obtain additional documentation from FEMA prior to issuing the building permit. Justin and I have discussed this several times, and we both agree that there is no danger of the building flooding. However, there is a procedural hang-up because the design/ownership team thinks we should be able to move forward without additional documentation from FEMA, but Justin has suggested making the building permit conditional on processing this with FEMA.
>
> Basic info about the project:
> The project is located within a FEMA Floodplain Zone A, with no FEMA base flood elevation (GIS map attached). Our project is proposed to be located on the north side of Nano Court, within the project boundary shown on the GIS map.
>
> I understand the FEMA floodplain in this area has been confined to the existing storm pond south of Nano Court, and that maximum stage of the 100yr-24hr storm is 60.13 ft. (see attached signed & sealed engineering report that was previously conducted for the design of Copeland Park & permitted with SRWMD & the City of Alachua) The proposed finished floor elevation of the building we are designing is 68.30 ft.(grading plan attached) Therefore, there is over 8 ft of vertical separation between the 100-yr flood elevation established in the engineering study, and the finished floor elevation of the building.
>
> I understand that the duties of the floodplain administrator include interpreting flood hazard area boundaries where interpretation is needed, and determining whether new development will be located in flood hazard areas. I would like to get your input as to

whether the project is located in a flood hazard area based on the information provided here. I hope that we can work with Justin to provide any needed documentation to allow the project to move through the City's site planning & building permit process and provide any documentation that planning needs.

Please let me know if you need any further information or clarification.

Thanks,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

JACKSONVILLE.GAINESVILLE.OCALA
t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470
PLANNING.DESIGN.SURVEYING.ENGINEERING.CONSTRUCTION.

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Timothy Hunt <ti_hunt@cityofalachua.org>
Sent: Monday, April 25, 2022 4:44 PM
To: Walker Owen <walkero@chw-inc.com>
Subject:

Tim Hunt C.B.O, F.P.M
Building Official
Flood Plain Manager
City of Alachua
Cell- (386) 853-0280
Office- (386) 418-6182
Email- Ti_Hunt@cityofalachua.org

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City of
ALACHUA
the good life community

City of Alachua

MIKE DAROZA
CITY MANAGER

RODOLFO VALLADARES, P.E.
PUBLIC SERVICES DIRECTOR

INTER-OFFICE COMMUNICATION

DATE: **Apr 21, 2022**

TO: **Kathy Winburn, AICP**
Planning & Community Development Director

FROM: **Rodolfo Valladares, P.E.**
Public Services Director
Tom Ridgik, P.E.
Engineering Supervisor

TR 4/21/2022

RE: **Pickert Flex Space Site Plan**

Public Services has reviewed the subject project (Apr 12, 2022 Documents) and offer the following comments. Review was specific to the Public Services Utilities.

NO.	COMMENTS
1.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Water Meter** Please confirm that the water meter is 1 ½-inch. The backup sizing calculations indicate that a 1-inch meter is sufficient. Also, discharge piping is 1-inch. Please **submit** response and modified sheet, if necessary. **Comment on Mar 08, 2022 Submittal** **Approved**
2.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Electrical** Please submit load calculations of the proposed building in order for CoA to size the transformer. Also, please identify the required voltage of the load side of the transformer, namely, single-phase or 3-phase. If 3-phase, also call out the voltage magnitude. Please **submit** load calculations and the load side voltage type.

NO.	COMMENTS
	Comment on Mar 08, 2022 Submittal Thank you for calling out that the transformer load-side voltage is 208-volts, 3-phase. As previously requested, please submit the load calculations. Such calculations are necessary for CoA to size and then order the transformer. Note that the delivery time of transformers is on the order of months due to supply chain issues. The sooner the load calcs are submitted, the sooner the transformer can be ordered. **Conditional Approval** Please address the above comment(s). Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email either the revised pdf or the requested information. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review either the pdf or the required information, presumably approve it and so notify the Planning Department.) **Comment on Apr 12, 2022 Submittal** The COA is willing to install a 300KVA transformer, which is a large COA-standard-size transformer. If the developer is amenable, the COA will order such a transformer once it receives a paid invoice. Please **submit** response. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
3	**Comment on Feb 08, 2022 Submittal** **Sheet C0.10, General Notes** The electrical work will be a combined effort of the Contractor and CoA. To this sheet, add the CoA Electrical Work Scope as per Attachment 1. Please **resubmit** this sheet. **Comment on Mar 08, 2022 Submittal** Please see attached markup. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)

NO.	COMMENTS
	Comment on Apr 12, 2022 Submittal **Approved**
4	**Comment on Feb 08, 2022 Submittal** **Sheet C3.2X** Please add Detail 506 Typical Conduit Trench to this sheet. CHW has a copy of this detail. Please **submit** applicable sheet. **Comment on Mar 08, 2022 Submittal** **Approved**
5.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10** An easement is requirement for the power supply circuit to the transformer and also around the transformer itself. Please obtain this easement and show on this sheet. Typically the easement for the power circuit is 10 feet wide. For the transformer itself, the easement should extend feet from the transformer in all directions. Please **submit** response and modified sheet **Comment on Mar 08, 2022 Submittal** See attached markup. CoA could not find called out the PUE for the P-E on the owner's property. Please show this PUE. Please extend the PUE from the transformer from 4 feet to 10 feet, both directions. This is the preference of our electrical staff. Although CoA often follows GRU guidelines, in this particular instance, CoA is not following the GRU guideline. Also, please clarify that the NW PUE boundary starts at the sidewalk. Note: At about 20 feet from the ROW, there is a dashed line of the same type called out for the PUE line symbol on C0.11. Is this a PUE or just a setback? The Engineer may want to evaluate this by obtaining a copy of the plat that should show existing PUEs. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)

NO.	COMMENTS
	Comment on Apr 12, 2022 Submittal Thank you for identifying the existing PUE. Please clarify the expanded PUE around the transformer. Suggest that an enlarged view detail of the transformer PUE be added to this or another sheet. Please **submit** response. See attached markup. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
6.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10** Please ensure there is some horizontal separation between the transformer slab and the sidewalk. Suggest that a note be added similar to : "Locate transformer slab so that it is a minimum of 3 feet away from the sidewalk". Please **submit** response and modified sheet **Comment on Mar 08, 2022 Submittal** See attached markup. Please call out that the horizontal separation between the transformer slab and the sidewalk is 3'0" minimum. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.) **Comment on Apr 12, 2022 Submittal** **Approved**

NO.	COMMENTS
7.	**(New) Comment on Mar 08, 2022 Submittal** See attached markup. The dual water meters are shown within the owner's property. Thus, please show a PUE for these meters. Note: If the dual water meters are relocated with the ROW, a PUE is not required. (Also, refer to Comment 5 for a possible existing PUE.) **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.) **Comment on Apr 12, 2022 Submittal** Design engineer has indicated that the water meters are within the existing PUE. **Approved**
8	**(New) Comment on Apr 12, 2022 Submittal** Please add Detail 584B to a suitable sheet. As per markup, include text: "INSTALL CONCRETE PAD SO EDGE IS AT LEAST 3 FEET 0 INCHES FROM SIDEWALK". Attached is Detail 584B with markup in PDF format. CHW already has this detail (but without markup) in AutoCAD format. **Conditional Approval** Please address the above comment. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
9	**(New) Comment on Apr 12, 2022 Submittal** **Sheet C3.10** See attached markup. Add the following text near 8X4 inch wye connection: (COORDINATE WITH COA DURING WYE INSTALLATION. PLUG UPSTREAM MANHOLE)

NO.	COMMENTS
	Conditional Approval Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
	END OF COMMENTS

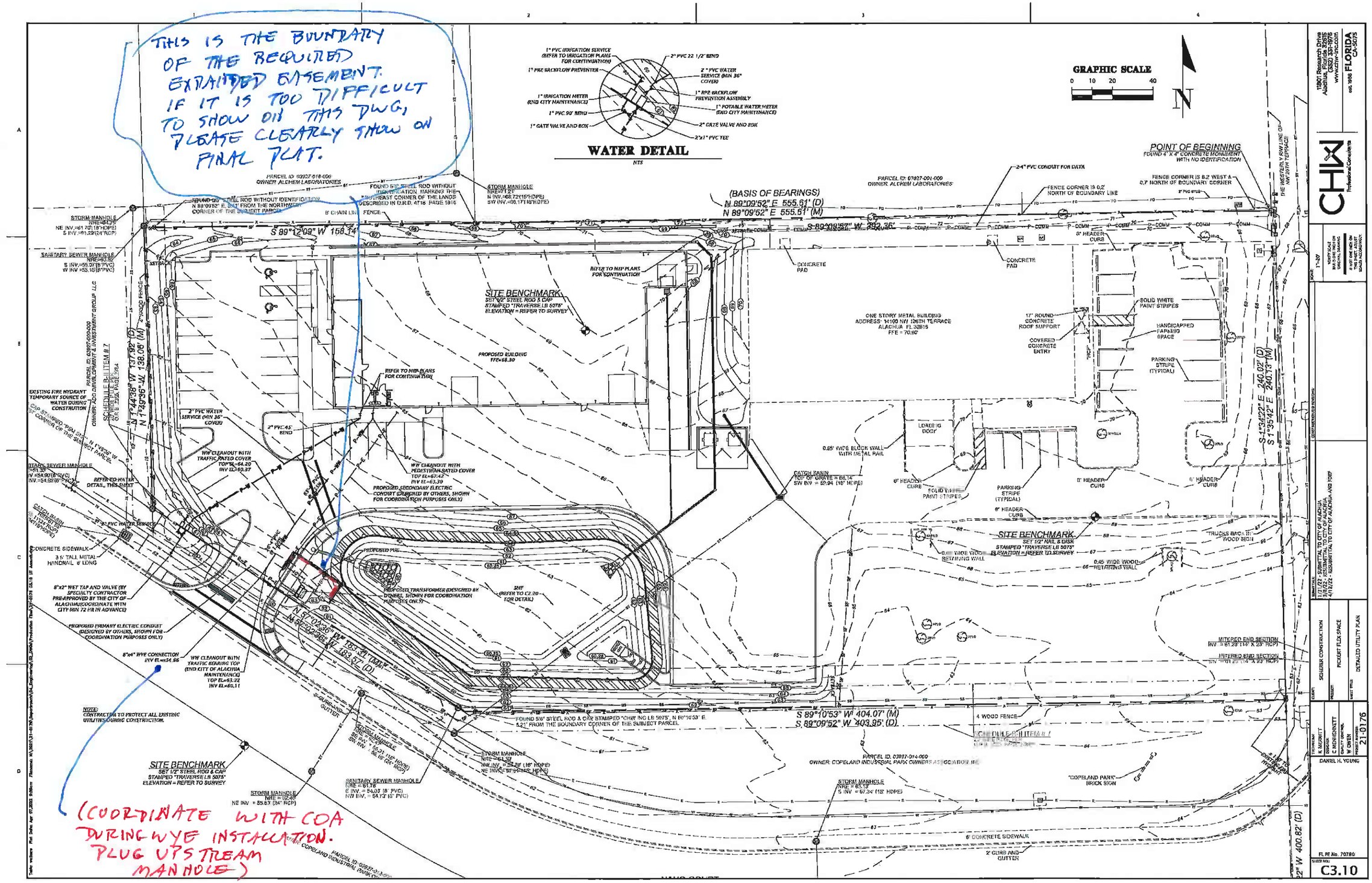
Please advise if you have any questions or require additional information.

cc: Justin Tabor – AICP Principal Planner
Adam Hall – AICP Principal Planner
Harry Dillard – Lead Engineering Technician

THIS IS THE BOUNDARY OF THE REQUIRED EXTENDED EASEMENT. IF IT IS TOO DIFFICULT TO SHOW ON THIS DWG, PLEASE CLEARLY SHOW ON FINAL PLAT.

WATER DETAIL

NTS



1601 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
ca no 1986 FLORIDA CA-9075
CHW Professional Consultants

VERIFY SCALE BAR IS ACCURATE BEFORE SCALING DRAWING

NOT FOR CONSTRUCTION UNLESS THIS SHEET ADJUST SCALE ACCORDINGLY

SCALE: 1"=30'

CONTRACTOR'S KNOWING

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
4/01/22 - RESUBMITTAL TO CITY OF ALACHUA
4/18/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION

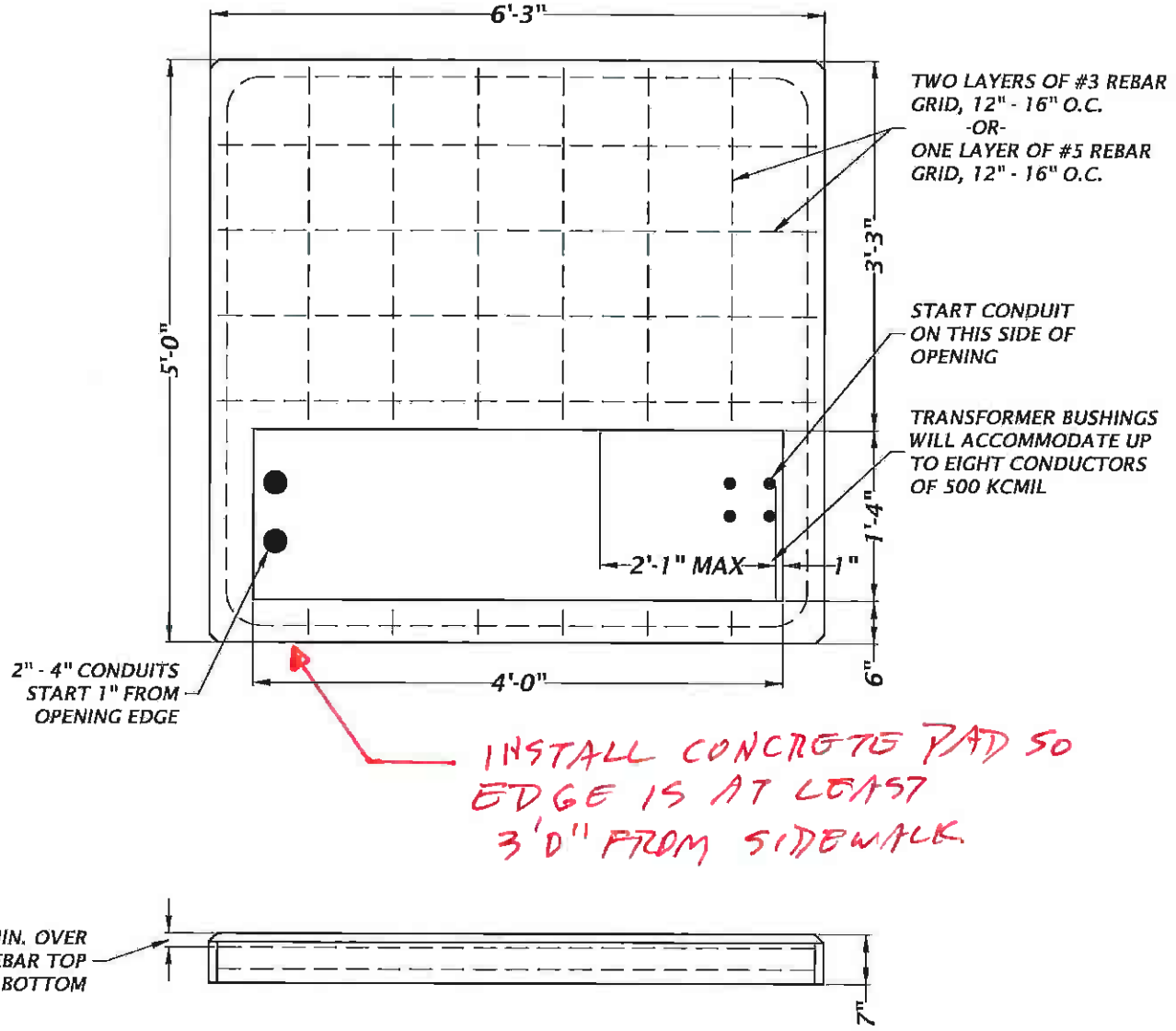
PROJECT: PICKERT FLEX SPACE

SHEET TITLE: DETAILED UTILITY PLAN

TECHNICIAN: K MERRITT
DESIGN: C MCKINNETT
DRAWN: M CHEN
PROJECT MANAGER: D YOUNG
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C3.10



NOTES:

1. *LOCATE TRANSFORMER FRONT 8' TO 15' FROM PAVING FOR LINE TRUCK ACCESS.*
2. *LOCATE TRANSFORMER A MINIMUM OF 4' FROM THE BUILDING DRIP LINE AND 10' FROM ANY WINDOW OR DOOR.*
3. *MAINTAIN 10' SEPARATION FROM FIRE HYDRANT, TRASH DUMPSTER OR TRASH COMPACTOR.*
4. *TERMINATE CONDUITS FLUSH WITH TOP OF PAD.*
5. *CONCRETE SHALL BE 3500 PSI POURED IN PLACE OR COA-APPROVED PRECAST*

584B

CONCRETE MOUNTING PAD AND CONDUIT PLACEMENT FOR THREE-PHASE TRANSFORMERS, 75-500 KVA

NTS

City of ALACHUA public services

City of Alachua

MIKE DAROZA
CITY MANAGER

PLANNING & COMMUNITY DEVELOPMENT
DIRECTOR KATHY WINBURN, AICP

April 20, 2022

Sent by electronic mail to walkero@chw-inc.com

Walker Owen
Causseaux, Hewett, & Walpole, Inc.
11801 Research Drive
Alachua, FL 32615

RE: Planning & Zoning Board (PZB) Public Hearing: Pickert Flex Space Site Plan Site Plan

Dear Mr. Owen:

On April 12, 2022, the City of Alachua received your revised application and materials for a Site Plan submitted on behalf of 14100 NW 126th Terrace, LLC for the Pickert Flex Space project. Based upon a review of the revised application, the City has determined that the application can now be scheduled for a hearing before the Planning and Zoning Board (PZB).

You must provide two (2) *double-sided, three-hole punched, color sets* of the **complete** application package, seven (7) sets of plans, and a digital copy of all materials in PDF format on a CD or by emailing a Cloud / FTP link to download the materials to planning@cityofalachua.com *no less than 10 business days prior to the PZB Meeting at which your application is scheduled to be heard.* The application has been scheduled for the **May 10, 2022** PZB Meeting, therefore, the above referenced materials must be submitted to the City no later than ***Tuesday, April 26, 2022.*** Materials may be submitted earlier than this date.

In addition, Section 2.2.9(D) of the Land Development Regulations requires the applicant to place posted notice signs on the subject property at least 14 days prior to the public hearing. Therefore, posted notice signs must be placed on the property no later than ***Tuesday, April 26, 2022***. Staff will contact notify you when the signs are available for pick up at City Hall.

If you plan to utilize a PowerPoint presentation or would like other materials to be available for reference during the public hearing, please submit the presentation or materials no later than 12:00 PM on the last business day prior the PZB meeting (no later than ***Monday, May 9, 2022***). Any presentation or materials may be submitted by emailing them to planning@cityofalachua.com.

Should you have any questions, please feel free to contact me at (386) 418-6100, x 1602 or via email at jtabor@cityofalachua.com.

Sincerely,

Justin Tabor, AICP
Principal Planner

c: Mike DaRoza, City Manager (*by electronic mail*)
Kathy Winburn, AICP, Planning & Community Development Director (*by electronic mail*)
Adam Hall, AICP, Principal Planner (*by electronic mail*)
Project File

Pickert - LOMA

From : Justin Tabor <jtabor@cityofalachua.com> Wed, Apr 13, 2022 04:13 PM
Subject : Pickert - LOMA
To : Walker Owen <walkero@chw-inc.com>

Walker,

Following up to our phone call earlier today, could you please confirm that it is your intention to seek the approval of a LOMA prior to the issuance of a building permit rather than after construction has occurred, as was noted in your 4/12/22 letter?

Thank you.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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April 12, 2022

Mr. Justin Tabor, AICP
Principal Planner
City of Alachua
Office of Planning & Community Development
P.O. Box 9
Alachua, FL 32616-0009

RE: PAT Summary: Pickert Flex Space Site Plan Application

Dear Justin:

Please find attached the following items to address your comments from March 28, 2022:

- 4 hard copy sets and a PDF link of the following:
  - Revised Signed and Sealed Site Plans;
  - NWI Wetland Exhibit;
  - Fire Truck Auto-turn Exhibit;
  - Fire Hydrant Coverage Exhibit;
  - Concurrency Analysis;
  - SRWMD ERP99-0337M FEMA Base Flood Elevation Exhibit;
  - Site Plan Review Application;
  - Authorized Agent Affidavits;
  - Alachua County Property Appraiser Information;
  - Warranty Deed;
  - Proof of 2021 Tax Payment;
  - Legal Description;
  - Neighborhood Workshop Materials;
  - City of Alachua Consistency Analysis;
  - Alachua County Wetland Self Certification;
  - Signed and Sealed Fire Flow Calculations;
  - Signed and Sealed Meter Sizing Calculations;
  - Signed and Sealed Stormwater Report;

Planning

1. *Section 6.2, Tree Protection and Landscaping Standards*
   a. Sheet C1.10 references the architectural plans for dumpster enclosure detail. Such detail is not provided on the architectural plans.

      Remaining Issues: Proposed screening material does not comply with Section 6.2.3(E), which requires waste receptacles to be screened with a solid fence at least six feet in height constructed of wood, masonry, stone, finished (non-reflective) metal, or other similar materials, or landscaping using evergreen materials, capable of providing a substantially opaque, hedge-like barrier and attaining a minimum height of six feet within three years of planting.

- **The dumpster enclosure has been updated to a 6' wooden fence. See Sheet A-1 and A-2.**

2. *Section 6.9, Environmental Protection Standards*
    a. A portion of the subject property, including the proposed building location, is located within Flood Zone A (flood hazard areas without base flood elevation determinations). Section 6.9.4(E)(2) states that in such areas, the applicant shall determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development, provided there is no evidence indicating flood depths have been or may be greater than two feet. Please address.

        Remaining Issues: In response to this comment, the applicant provided a report entitled "Stormwater Management Report, Copeland Park, Alachua, Florida" dated July 13, 2004. This report does not address the existence of an area designated within Flood Zone A and predates the effective date of the current FEMA Flood Zone Map panel (June 16, 2006). Per Section 6.9.4(E)(2), the applicant must determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development.

- **The base flood elevation has been established to be 60.13 based on an engineered drainage study conducted for the drainage design of Copeland Park. The flood elevation of 60.13 is 8.17 ft below the finished floor elevation of the building, and 3.87 ft below existing grade at the lowest point of the proposed building footprint. The site will be processed with FEMA after the site has been constructed.**

Public Service

2. Please submit load calculations of the proposed building in order for CoA to size the transformer.

- **The proposed building is speculative in nature. A code compliant tenant will use the space, but the required load may vary significantly based on the final end user. Please contact the owner Doug Wilcox at (352) 538-0240 for any further questions.**

3. Please see attached markup and address comments.

- **Notes have been updated as indicated. See Sheet C0.10**

5. See attached markup.

    CoA could not find called out PUE for the P-E on the owner's property. Please show this PUE.

    Please extend the PUE from the transformer from 4 feet to 10 feet, both directions. This is the preference of our electrical staff. Although CoA often follows GRU guidelines, in this particular instance, CoA is not following the GRU guideline.

    The easement has been updated to be 10 ft in all directions from the proposed transformer. There is an existing 20 ft wide utility easement centered on the south property line, so the proposed easement is an addition to the existing easement in order to achieve the required easement dimension around the transformer. See Sheet C3.10

    Also, please clarify that the NW PUE boundary starts at the sidewalk.

Note: At about 20 feet from the ROW, there is a dashed line of the same type called out for the PUE line symbol on C0.11. Is this a PUE or just a setback? The Engineer may want to evaluate this by obtaining a copy of the plat that should show existing PUEs.

- **The line located 20 ft from the south property line is a setback. Please see sheet C3.10 for a callout identifying the line.**

6. See attached markup.

   Please call out that the horizontal separation between the transformer slab and the sidewalk is 3'0" minimum.

- **A dimension has been added that shows 3 ft separation from the transformer slab to the back of sidewalk. See Sheet C3.10.**

7. See attached markup.

   The dual water metters are shown within the owner's property. Thus, please show a PUE for these meters.

   Note: If the dual water meters are relocated with the ROW, a PUE is not required.
   (Also, refer to Comment 5 for a possible existing PUE.)

- **There is an existing 20 ft wide utility easement centered on the south property line that the water meters are located within. See Sheet C3.10.**

We trust you will find this submittal to be complete for review and approval. If you have any questions, or need additional information, please contact me at (352) 331-1976 or via email at

Sincerely,
CHW

Walker Owen
Project Manager

Zimbra **ju_tabor@cityofalachua.org**

Re: Pickert Flex Space - FEMA Discussion

From : Justin Tabor <jtabor@cityofalachua.com> Wed, Apr 06, 2022 08:07 AM
Subject : Re: Pickert Flex Space - FEMA Discussion 1 attachment
To : Cole Menhennett <colem@chw-inc.com>
Cc : Walker Owen <walkero@chw-inc.com>

Cole,

The LOMA would need to be issued by FEMA prior to the approval of the site plan. Without this approval from FEMA, the property remains within a special flood hazard area and is subject to Section 6.9.4(B)(4):

> 6.9.4(B)(4) *Submission of additional data to establish flood hazard areas.* To establish flood hazard areas and base flood elevations, pursuant to Section 6.9.4(E) the Floodplain Administrator may require submission of additional data. W**here field surveyed topography prepared by a Florida licensed professional surveyor or digital topography accepted by the City indicates that ground elevations:**
>
> (a) Are below the closest applicable base flood elevation, even in areas not delineated as a special flood hazard area on a FIRM, the area shall be considered as flood hazard area and subject to the requirements of this subsection and, as applicable, the requirements of the Florida Building Code, as amended.
>
> (b) **Are above the closest applicable base flood elevation, the area shall be regulated as special flood hazard area unless the owner or owner's authorized agent (the "applicant") obtains a letter of map change that removes the area from the special flood hazard area.**

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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From: "Cole Menhennett" <colem@chw-inc.com>
To: "Justin Tabor" <jtabor@cityofalachua.org>
Cc: "Walker Owen" <walkero@chw-inc.com>
Sent: Tuesday, April 5, 2022 7:46:47 PM
Subject: Pickert Flex Space - FEMA Discussion

Good evening Justin,

Following up on our conversation about Pickert Flex Space earlier today – would the FEMA LOMA be considered a condition of approval, and due prior to C/O? Or is this something we would need to address prior to being scheduled for PZB/Site Plan Approval?

Regards,

COLE MENHENNETT | Project Engineer
d: (386) 518-6514
e: colem@chw-inc.com
w: www.chw-inc.com

JACKSONVILLE.GAINESVILLE.OCALA
t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
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PLANNING.DESIGN.SURVEYING.ENGINEERING.CONSTRUCTION.

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RE: Review of 3/8/22 Resubmittal - Pickert Flex Space Site Plan

From : Walker Owen <walkero@chw-inc.com> Mon, Mar 28, 2022 12:31 PM
Subject : RE: Review of 3/8/22 Resubmittal - Pickert Flex Space Site Plan
To : Justin Tabor <jtabor@cityofalachua.org>
Cc : Cole Menhennett <colem@chw-inc.com>

You're welcome Justin. Thanks very much for the note regarding the resubmittal date Justin, we will have it back in to you by 4/12.

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Justin Tabor <jtabor@cityofalachua.org>
Sent: Monday, March 28, 2022 12:28 PM
To: Walker Owen <walkero@chw-inc.com>
Cc: Cole Menhennett <colem@chw-inc.com>
Subject: Re: Review of 3/8/22 Resubmittal - Pickert Flex Space Site Plan

Walker,

Thank you for calling and emailing to let me know that you will not be resubmitting today. Please note, the notices for the May PZB Meeting must be sent out on 4/21, therefore, resubmitting on 4/20 would be a little too late for us to be able to review the application and schedule the hearing date. In order to potentially be scheduled for the May PZB Meeting, please resubmit the application no later than Tuesday, 4/12.

Please feel free to contact me if you have any questions.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua
15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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From: "Walker Owen" <walkero@chw-inc.com>
To: "Justin Tabor" <jtabor@cityofalachua.org>
Cc: "Mike DaRoza" <wi_daroza@cityofalachua.org>, "kwinburn" <kwinburn@cityofalachua.org>, "Adam Hall" <ad_hall@cityofalachua.org>, "Cole Menhennett" <colem@chw-inc.com>
Sent: Monday, March 28, 2022 12:12:10 PM
Subject: RE: Review of 3/8/22 Resubmittal - Pickert Flex Space Site Plan

Thanks very much Justin.

We are still working on addressing the comments provided and we do not anticipate resubmitting this today. We are aiming for the May PZB and will resubmit in advance of that, I am tracking a 4/20 resubmittal date.

Just wanted to let you know in case your prepping materials for this PZB.

Best Regards,

WALKER FAIN OWEN | Project Manager
d: (386) 518-5126 | **c:** (828) 557-2790
e: walkero@chw-inc.com
w: www.chw-inc.com

From: Justin Tabor <jtabor@cityofalachua.org>
Sent: Tuesday, March 22, 2022 9:09 AM
To: Walker Owen <walkero@chw-inc.com>
Cc: Mike DaRoza <wi_daroza@cityofalachua.org>; Kathy Winburn <kwinburn@cityofalachua.org>; Adam Hall <ad_hall@cityofalachua.org>; Cole Menhennett <colem@chw-inc.com>
Subject: Review of 3/8/22 Resubmittal - Pickert Flex Space Site Plan

Walker,

Please see the attached letter in regard to the PAT review of the 3/8/22 resubmittal of the Pickert Flex Space Site Plan.

Sincerely,

Justin Tabor, AICP
Principal Planner
City of Alachua

15100 NW 142nd Terrace | PO Box 9
Alachua, Florida 32616
386.418.6100 x 1602 | fax: 386.418.6130
jtabor@cityofalachua.com

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City of Alachua

MIKE DAROZA
CITY MANAGER

PLANNING & COMMUNITY DEVELOPMENT
DIRECTOR KATHY WINBURN, AICP

March 22, 2022

Sent by electronic mail to walkero@chw-inc.com

Walker Owen
Causseaux, Hewett, & Walpole, Inc.
11801 Research Drive
Alachua, FL 32615

RE: Planning Assistance Team (PAT) Resubmittal #1: Pickert Flex Space Site Plan Application

Dear Mr. Owen:

On March 8, 2022, the City of Alachua received your revised application for a Site Plan submitted on behalf of 14100 NW 126th Terrace, LLC. The application proposes the construction of a ±11,985 square foot building with associated site improvements on a ±2.88 acre subject property, located on Tax Parcel Number 03927-005-000. The revised application received on March 8, 2022 was submitted to address the PAT review comments issued to you in a letter dated February 22, 2022 and as discussed during a PAT meeting held on February 23, 2022.

Upon review of the application and materials, the following insufficiencies must be addressed. Please address all insufficiencies in writing and provide an indication as to how they have been addressed by **5:00 PM** on **Monday, March 28, 2022**. A total of four (4) copies of the application package, plans, and a digital copy of all materials in PDF format on a CD or sent by emailing a Cloud / FTP link must be provided by this date.

Please address the following:

Previous Comments – 2/22/22 PAT Review

1. *Section 6.2, Tree Protection and Landscaping Standards*
   a. Sheet C1.10 references the architectural plans for dumpster enclosure detail. Such detail is not provided on the architectural plans.

      Remaining Issues: Proposed screening material does not comply with Section 6.2.3(E), which requires waste receptacles to be screened with a solid fence at least six feet in height constructed of wood, masonry, stone, finished (non-reflective) metal, or other similar materials, or landscaping using evergreen materials, capable of providing a substantially opaque, hedge-like barrier and attaining a minimum height of six feet within three years of planting.

2. *Section 6.9, Environmental Protection Standards*
   a. A portion of the subject property, including the proposed building location, is located within Flood Zone A (flood hazard areas without base flood elevation determinations).

Section 6.9.4(E)(2) states that in such areas, the applicant shall determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development, provided there is no evidence indicating flood depths have been or may be greater than two feet. Please address.

Remaining Issues: In response to this comment, the applicant provided a report entitled "Stormwater Management Report, Copeland Park, Alachua, Florida" dated July 13, 2004. This report does not address the existence of an area designated within Flood Zone A and predates the effective date of the current FEMA Flood Zone Map panel (June 16, 2006). Per Section 6.9.4(E)(2), the applicant must determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development.

3. *Land Rights*
   a. Show Public Utilities Easements (PUEs)around all publicly maintained utilities.

      Remaining Issues: A PUE has not been provided around the proposed water meters.

New Comments – 3/8/22 Resubmittal

4. *Public Services / Fire Rescue / Engineering Review Comments*
   a. The applicant must address all comments provided by Rodolfo Valladares, P.E., Public Services Director, and Tom Ridgik, P.E., Engineering Supervisor, as provide in a memorandum dated March 15, 2022.
   b. Comments from the reviewing engineer (Chris Potts, P.E., of JBPro) are forthcoming and will be forwarded once available.

If you have any questions regarding the information above, please contact me at 386-418-6100 x 1602 or via e-mail at jtabor@cityofalachua.com. We look forward to receiving your revised application.

Sincerely,

Justin Tabor, AICP
Principal Planner

Attachment: Memorandum from Rodolfo Valladares, P.E., Public Services Director, and Tom Ridgik, P.E., Engineering Supervisor, dated March 15, 2022

c: Mike DaRoza, City Manager *(by electronic mail)*
Kathy Winburn, AICP, Planning & Community Development Director *(by electronic mail)*
Adam Hall, AICP, Principal Planner *(by electronic mail)*
Project File

City of
ALACHUA
the good life community

City of Alachua

MIKE DAROZA
CITY MANAGER

RODOLFO VALLADARES, P.E.
PUBLIC SERVICES DIRECTOR

INTER-OFFICE COMMUNICATION

DATE: **Mar 15, 2022**

TO: **Kathy Winburn, AICP**
Planning & Community Development Director

FROM: **Rodolfo Valladares, P.E.**
Public Services Director
Tom Ridgik, P.E.
Engineering Supervisor

TR 3/17/2022

RE: **Pickert Flex Space Site Plan**

Public Services has reviewed the subject project (Mar 08, 2022 Documents) and offer the following comments. Review was specific to the Public Services Utilities.

NO.	COMMENTS
1.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Water Meter** Please confirm that the water meter is 1 ½-inch. The backup sizing calculations indicate that a 1-inch meter is sufficient. Also, discharge piping is 1-inch. Please **submit** response and modified sheet, if necessary. **Comment on Mar 08, 2022 Submittal** **Approved**
2.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Electrical** Please submit load calculations of the proposed building in order for CoA to size the transformer. Also, please identify the required voltage of the load side of the transformer; namely, single-phase or 3-phase. If 3-phase, also call out the voltage magnitude.

NO.	COMMENTS
	Please **submit** load calculations and the load side voltage type. **Comment on Mar 08, 2022 Submittal** Thank you for calling out that the transformer load-side voltage is 208-volts, 3-phase. As previously requested, please submit the load calculations. Such calculations are necessary for CoA to size and then order the transformer. Note that the delivery time of transformers is on the order of months due to supply chain issues. The sooner the load calcs are submitted, the sooner the transformer can be ordered. **Conditional Approval** Please address the above comment(s). Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email either the revised pdf or the requested information. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review either the pdf or the required information, presumably approve it and so notify the Planning Department.)
3	**Comment on Feb 08, 2022 Submittal** **Sheet C0.10, General Notes** The electrical work will be a combined effort of the Contractor and CoA. To this sheet, add the CoA Electrical Work Scope as per Attachment 1. Please **resubmit** this sheet. **Comment on Mar 08, 2022 Submittal** Please see attached markup. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
4	**Comment on Feb 08, 2022 Submittal** **Sheet C3.2X** Please add Detail 506 Typical Conduit Trench to this sheet. CHW has a copy of this detail. Please **submit** applicable sheet. **Comment on Mar 08, 2022 Submittal** **Approved**
5.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10**

NO.	COMMENTS
	An easement is requirement for the power supply circuit to the transformer and also around the transformer itself. Please obtain this easement and show on this sheet. Typically the easement for the power circuit is 10 feet wide. For the transformer itself, the easement should extend feet from the transformer in all directions. Please **submit** response and modified sheet **Comment on Mar 08, 2022 Submittal** See attached markup. CoA could not find called out the PUE for the P-E on the owner's property. Please show this PUE. Please extend the PUE from the transformer from 4 feet to 10 feet, both directions. This is the preference of our electrical staff. Although CoA often follows GRU guidelines, in this particular instance, CoA is not following the GRU guideline. Also, please clarify that the NW PUE boundary starts at the sidewalk. Note: At about 20 feet from the ROW, there is a dashed line of the same type called out for the PUE line symbol on C0.11. Is this a PUE or just a setback? The Engineer may want to evaluate this by obtaining a copy of the plat that should show existing PUEs. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
6.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10** Please ensure there is some horizontal separation between the transformer slab and the sidewalk. Suggest that a note be added similar to : "Locate transformer slab so that it is a minimum of 3 feet away from the sidewalk". Please **submit** response and modified sheet **Comment on Mar 08, 2022 Submittal** See attached markup. Please call out that the horizontal separation between the transformer slab and the sidewalk

NO.	COMMENTS
	is 3'0" minimum. **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
7.	**(New) Comment on Mar 08, 2022 Submittal** See attached markup. The dual water meters are shown within the owner's property. Thus, please show a PUE for these meters. Note: If the dual water meters are relocated with the ROW, a PUE is not required. (Also, refer to Comment 5 for a possible existing PUE.) **Conditional Approval** Please address the above comments. Rather than submitting a complete set, the design engineer has the option to instead forward to Public Services by email the revised pdf of this sheet. (Public Services contact is Tom Ridgik, th_ridgik@cityofalachua. org). Public Services would then review this sheet, presumably approve it and so notify the Planning Department.)
	END OF COMMENTS

Please advise if you have any questions or require additional information.
cc: Justin Tabor – AICP Principal Planner
Adam Hall – AICP Principal Planner
Harry Dillard – Lead Engineering Technician

GENERAL NOTES

1. THE TOPOGRAPHIC AND EXISTING INFORMATION SHOWN HEREON WERE TAKEN FROM A TOPOGRAPHIC SURVEY PREPARED BY CHW, AND DATED APRIL 13, 2021.

2. THE LOCATION OF ALL EXISTING UTILITIES SHOWN ON THE PLANS HAS BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR ACCURACY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE VARIOUS UTILITIES AND TO MAKE NECESSARY ARRANGEMENTS FOR ANY RELOCATION OF THESE UTILITIES WITH THE OWNER OF THE UTILITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING ANY UNDERGROUND UTILITY, WHETHER SHOWN ON THE PLANS OR LOCATED BY THE UTILITY COMPANY. THE RESPECTIVE UTILITY COMPANIES SHALL RELOCATE ALL UTILITIES THAT INTERFERE WITH THE PROPOSED CONSTRUCTION. THE CONTRACTOR SHALL COOPERATE WITH THE UTILITY COMPANIES DURING THE RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE CAUSED TO THE CONTRACTOR BY THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT AND NO EXTRA COMPENSATION WILL BE ALLOWED.

3. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN AREAS OF BURIED UTILITIES AND SHALL PROVIDE AT LEAST 48 HOURS NOTICE TO THE APPROPRIATE UTILITY COMPANIES IN ORDER TO ALLOW MARKING OF THE LOCATIONS OF EXISTING UNDERGROUND FACILITIES IN ADVANCE OF CONSTRUCTION BY CALLING THE FLORIDA SUNSHINE STATE ONE-CALL CENTER, INC. AT 1-800-432-4770 OR 811. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY "SUNSHINE" 48 HOURS PRIOR TO ANY CLEARING OF CONSTRUCTION TO IDENTIFY ALL UTILITY LOCATIONS. NO CONSTRUCTION ACTIVITY MAY OCCUR UNTIL THE UTILITIES HAVE BEEN PROPERLY MARKED.

4. THE CONTRACTOR SHALL FIELD VERIFY THE HORIZONTAL LOCATION AND VERTICAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE LIMITS OF THE PROJECT ENVELOPE SHOWN PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL CALL ALL UTILITY COMPANIES TO HAVE THE LOCATIONS OF ALL UTILITIES FIELD MARKED PRIOR TO COMMENCEMENT OF CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONTINUING CONSTRUCTION.

5. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE TO EXISTING FACILITIES, ABOVE OR BELOW GROUND THAT MAY OCCUR AS A RESULT OF THE WORK PERFORMED BY THE CONTRACTOR.

6. ALL PRIVATE AND PUBLIC PROPERTY AFFECTED BY THIS WORK SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN EXISTING CONDITIONS BEFORE COMMENCING CONSTRUCTION WORK, UNLESS SPECIFICALLY EXEMPTED BY THE PLANS. ADDITIONAL COSTS ARE INCIDENTAL TO OTHER CONSTRUCTION AND NO EXTRA COMPENSATION WILL BE ALLOWED.

7. ALL WORK PERFORMED SHALL COMPLY WITH THE REGULATIONS AND ORDINANCES OF THE VARIOUS GOVERNMENTAL AGENCIES HAVING JURISDICTION OVER THE WORK INCLUDING LANDSCAPING.

8. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS OF THE VARIOUS GOVERNMENTAL AGENCIES. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION AND SCHEDULE INSPECTIONS ACCORDING TO AGENCY AND/OR MUNICIPALITY INSTRUCTIONS.

9. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY WITH AND ENFORCE ALL APPLICABLE SAFETY REGULATIONS.

10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXCAVATIONS AGAINST COLLAPSE AND SHALL PROVIDE BRACING, SHEETING OR SHORING AS NECESSARY. TRENCHES SHALL BE KEPT DRY WHILE PIPES ARE BEING PLACED. DEWATERING SHALL BE USED AS REQUIRED, AND PERMITTED THROUGH LOCAL GOVERNMENTAL AGENCIES AND WATER MANAGEMENT DISTRICT PER CURRENT REGULATIONS AT THE SOLE COST OF THE CONTRACTOR.

11. CONTRACTOR TO REVIEW GEOTECHNICAL REPORT AND BORINGS PRIOR TO BIDDING THE PROJECT AND FOLLOW OUTLINED CONSTRUCTION TECHNIQUES.

12. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING APPLICABLE TESTING WITH THE SERVICES OF AN APPROVED TESTING LABORATORY AND/OR SOILS ENGINEER, APPLICABLE REGULATORY AGENCIES, AND AS MAY BE FOUND IN THE ENGINEERING CONSTRUCTION DRAWINGS OR SPECIFICATIONS. CONTRACTOR TO VERIFY ALL TESTING WITH THE OWNER PRIOR TO COMMENCING CONSTRUCTION. UPON COMPLETION OF THE WORK, THE TESTING LABORATORY AND/OR SOILS ENGINEER MUST SUBMIT TO THE OWNER'S ENGINEER CERTIFICATIONS STATING THAT ALL REQUIREMENTS HAVE BEEN MET.

13. INSTALL SILT FENCE PRIOR TO SITE DEMOLITION OR NEW SITE CONSTRUCTION. INSTALL SILT FENCE PER FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL AND PROVIDE TOE-IN. THE CONTRACTOR SHALL MAINTAIN THE SILT FENCE IN WORKING ORDER THROUGHOUT THE CONSTRUCTION PHASE. THE PROJECT SILT FENCE SHALL BE INSPECTED DAILY AND ANY CORRECTIVE MEASURES SHALL BE COMPLETED WITHIN 24 HOURS.

14. ALL TREE BARRICADES AND SILT FENCING SHALL BE INSTALLED AND INSPECTED BY CITY OF ALACHUA PRIOR TO COMMENCEMENT OF ANY DEMOLITION OR CONSTRUCTION ACTIVITIES.

15. THE CONTRACTOR IS TO PREPARE THE SITE PRIOR TO BEGINNING ACTUAL CONSTRUCTION IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.

16. ALL DELETERIOUS MATERIAL (I.E. MUCK, PEAT, BURIED DEBRIS) IS TO BE EXCAVATED IN ACCORDANCE WITH THESE PLANS OR AS DIRECTED BY THE OWNER'S ENGINEER OR OWNER'S SOIL TESTING COMPANY. DELETERIOUS MATERIAL IS TO BE STOCKPILED AND REMOVED FROM THE SITE. EXCAVATED AREAS ARE TO BE BACKFILLED WITH APPROVED MATERIALS AND COMPACTED AS SHOWN ON THESE AREAS.

17. CONTRACTOR SHALL CLEAR AND GRUB ONLY THOSE PORTIONS OF THE SITE NECESSARY FOR CONSTRUCTION. DISTURBED AREAS SHALL BE SODDED, SEEDED, MULCHED, OR PLANTED WITH OTHER APPROVED LANDSCAPE MATERIAL, AS DIRECTED BY THESE PLANS, IMMEDIATELY FOLLOWING CONSTRUCTION PER LOCAL INSPECTOR.

18. WORK BEING PERFORMED UNDER THIS CONTRACT SHALL INTERFACE SMOOTHLY WITH OTHER WORK BEING PERFORMED ON THE SITE BY OTHER CONTRACTORS AND/OR UTILITY COMPANIES. IT WILL BE NECESSARY FOR THE CONTRACTOR TO COORDINATE AND SCHEDULE HIS ACTIVITIES, WHERE NECESSARY, WITH OTHER CONTRACTORS AND UTILITY COMPANIES.

19. ALL PAVEMENT DIMENSIONS SHOWN ARE TO EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.

20. THE GOVERNING STANDARDS AND SPECIFICATIONS, UNLESS STATED OTHERWISE SHALL BE PER FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD PLANS (FY 2021-22 ROAD CONSTRUCTION), AND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION DATED JANUARY 2022, AS AMENDED BY CONTRACT DOCUMENTS. ALL MATERIALS AND METHODS SHALL MEET FDOT SPECIFICATIONS AND SHALL BE PRODUCED OR OBTAINED FROM AN FDOT APPROVED SOURCE.

21. ALL NEW TRAFFIC CONTROL DEVICES (SIGNS AND PAVEMENT MARKINGS) SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND FDOT STANDARDS.

22. ALL STRIPING WITHIN THE FDOT RIGHT OF WAY SHALL BE PLACED FIRST AS TEMPORARY STRIPING FOLLOWED BY APPLICATION OF THERMOPLASTIC STRIPING 30 DAYS LATER.

23. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING PROPER BENCHMARKS ON-SITE. EXISTING BENCH MARKS SCHEDULED FOR REMOVAL SHALL BE RELOCATED AT CONTRACTORS EXPENSE AND RE-ESTABLISHED BY A LICENSED SURVEYOR.

24. ALL HANDICAP RAMPS SHALL COMPLY WITH THE FLORIDA ACCESSIBILITY CODE AND AMERICANS WITH DISABILITIES ACT.

25. A PRE-CONSTRUCTION CONFERENCE SHALL BE REQUIRED. THE CONTRACTOR, ENGINEER OF RECORD, AND THE OWNER SHALL MEET WITH THE CITY OF ALACHUA PUBLIC WORKS DEPARTMENT PRIOR TO INITIATION OF SITE CONSTRUCTION.

26. ANY CHANGE ORDER REQUESTS, SITE REVISIONS, AND PAY REQUESTS MUST BE SUBMITTED TO AND APPROVED BY THE ENGINEER OF RECORD.

27. CONTRACTOR IS RESPONSIBLE FOR ALL DEWATERING AS NEEDED THROUGHOUT ALL CONSTRUCTION ACTIVITIES COVERED BY THESE PLANS. DEWATERING SHALL BE DONE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS, 2018 EDITION, SECTION 120.

28. THE CONTRACTOR IS RESPONSIBLE FOR THE PERFORMANCE AND COST OF ALL CLEARING AND GRUBBING AND ALL WORK OF REMOVAL, DISPOSAL, AND REPAIR OR REPLACEMENT OF EXISTING IMPROVEMENTS WHERE SHOWN IN THE PLANS, OR ORDERED BY THE ENGINEER TO BE REMOVED, OR WHERE REQUIRED BECAUSE OF THE CONSTRUCTION OPERATIONS, IN ORDER TO CONSTRUCT THE PROPOSED IMPROVEMENTS (THIS INCLUDES BUT IS NOT LIMITED TO PROPOSED PIPING, STRUCTURES, UTILITIES, PAVING, CURBING, ETC.).

29. AN AS-BUILT SURVEY MAY BE REQUIRED BY REGULATORY AGENCIES. CONTRACTOR TO COORDINATE WITH PROJECT OWNER FOR COMPLETION OF AS-BUILT SURVEYS PRIOR TO PROJECT / PERMIT CLOSE-OUT.

MAINTENANCE OF TRAFFIC (MOT) NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR CREATING A MAINTENANCE OF TRAFFIC (MOT) PLAN FOR CONSTRUCTION ACTIVITY THAT OCCURS WITHIN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO SIDEWALK WORK AND ACTIVITIES THAT REQUIRE A LANE (OR ROAD) CLOSURE, SUCH AS CONNECTION TO SEWER MANHOLES AND WATER MAINS. THE MOT PLAN MUST BE CREATED BY A REGISTERED PROFESSIONAL ENGINEER WHO IS CERTIFIED TO DO SO BY THE FDOT MOT CERTIFICATION TRAINING. THE MOT PLAN MUST ALSO BE IN ACCORDANCE WITH FDOT STANDARDS PLANS AND FDOT STANDARD SPECIFICATIONS REQUIREMENTS AND MUST BE REVIEWED AND APPROVED BY THE CITY OF ALACHUA.

2. THE CONTRACTOR SHALL SUBMIT THE MOT TO THE APPROPRIATE REGULATORY AUTHORITY PRIOR TO WORK REQUIRING THE MOT FOR APPROVAL. NO WORK IN THE ROW SHALL OCCUR UNTIL THE MOT IS APPROVED.

DEMOLITION GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE TO DISPOSE OF ALL DEMOLITION MATERIALS IN A SAFE AND LAWFUL MANNER. THE CONTRACTOR SHALL SALVAGE TO THE OWNER ANY ITEM AS DETERMINED BY THE OWNER. ONCE DEMOLISHED, MATERIAL SHALL BE DISPOSED OF PROPERLY AND IMMEDIATELY.

2. REMOVE ALL IMPROVEMENTS DEFINED ON THE DEMOLITION PLAN. SALVAGE ITEMS TO OWNER AS DEFINED BY THE OWNER'S REPRESENTATIVE AND CONSTRUCTION DOCUMENT SPECIFICATIONS.

3. EXISTING PAVEMENT AND SIDEWALK EDGES THAT BORDER NEW CONSTRUCTION OR DEMOLITION ARE TO BE SAW-CUT TO PROVIDE A SMOOTH TRANSITION.

4. ALL EXISTING TREES ARE TO REMAIN UNLESS OTHERWISE NOTED.

5. ROOTS LARGER THAN 1 INCH IN DIAMETER ON TREES TO BE PRESERVED THAT ARE ENCOUNTERED DURING CONSTRUCTION MUST BE CUT CLEANLY AND COVERED OVER WITH SOIL BY THE END OF THE WORKING DAY.

6. ALL ASPHALT AND LIMEROCK WILL BE COMPLETELY REMOVED FROM AREAS THAT WILL BE LANDSCAPED. IN PARTICULAR, AREAS WHERE ASPHALT WILL BE REMOVED MUST HAVE THE TOP HARD SURFACE, LIMEROCK, AND COMPACTED SOIL REMOVED. REPLACEMENT SOIL SHALL BE CLEAN DEEP FILL OF PH 5.5 - 6.5. THE DEPTH OF UNCOMPACTED SOIL PRIOR TO PLANTING MUST BE AT LEAST 3 FEET TO ACCOMMODATE FUTURE TREE ROOT GROWTH. NO LIMEROCK, LARGE STONES, OR OTHER CONSTRUCTION DEBRIS CAN REMAIN IN AREAS TO BE LANDSCAPED.

PAVING, GRADING, AND DRAINAGE GENERAL NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR EROSION/SEDIMENTATION CONTROL PRACTICES DURING CONSTRUCTION TO MINIMIZE ON-SITE EROSION/SEDIMENTATION AND TO PROTECT AGAINST DAMAGE TO OFF SITE PROPERTY. THE FOLLOWING PRACTICES SHALL BE EMPLOYED:

A. EROSION AND SEDIMENTATION CONTROL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. AREAS OF OFF-SITE DISCHARGE DURING CONSTRUCTION SHALL BE PROTECTED WITH A SEDIMENT BARRIER PER FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL TO PREVENT OFF-SITE DISCHARGE OF SEDIMENTS. A SILT BARRIER SHALL SPECIFICALLY BE REQUIRED, CONSTRUCTED, AND MAINTAINED AS INDICATED ON THIS SHEET. TEMPORARY SEED AND MULCH SHOULD BE USED TO CONTROL ON-SITE EROSION WHEN IT IS NOT PRACTICAL TO ESTABLISH PERMANENT VEGETATION. SOD SHALL BE PLACED AS EARLY AS POSSIBLE ON ALL SLOPES STEEPER THAN 5 (T) HORIZONTAL TO 1 (T) VERTICAL. SOD SHALL BE PINNED AS REQUIRED. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE MAINTAINED IN WORKING ORDER THROUGHOUT THE CONSTRUCTION PHASE. THE CONTRACTOR SHALL INSPECT AND REPAIR AS NECESSARY THE EROSION/SEDIMENTATION PROTECTION AT THE END OF EACH WORKING DAY.

NOTE: EROSION/SEDIMENTATION CONTROL SHALL BE PLACED PRIOR TO SITE EXCAVATION AND SHALL REMAIN IN PLACE UNTIL SITE VEGETATION AND LANDSCAPING IS COMPLETE.

B. ALL INLET STRUCTURES AND PIPE SHALL BE PROTECTED FROM SILTATION BY CONSTRUCTING INLET PROTECTION AS DEFINED BY THESE PLANS OR IN THE FDOT STANDARDS. IF SILTATION OCCURS, THE CONTRACTOR IS RESPONSIBLE TO REMOVE SILTATION AS PART OF THE BASE CONTRACT AT NO ADDITIONAL COST TO THE OWNER.

C. EXCAVATED STORMWATER FACILITIES SHALL BE CONSTRUCTED AS PART OF THE INITIAL CONSTRUCTION. THE FACILITIES SHALL BE ROUGH GRADED TO THE DESIGN ELEVATIONS. AFTER THE CONTRIBUTING DRAINAGE AREA IS STABILIZED. THE FACILITIES BOTTOM SHALL BE OVER-EXCAVATED BY SIX INCHES, SCARIFIED, BACKFILLED WITH ARCHER FILL (HAVING NO MORE THAN 5% PASSING NO. 200 SIEVE), AND GRADED TO FINAL DESIGN GRADES. EXCESS AND UNSUITABLE SOILS SHALL BE REMOVED FROM THE BASIN (REMOVE ALL ACCUMULATED SILTS, CLAYS, ORGANIC, AND DEBRIS). FINALLY, SCARIFY AND RAKE BOTTOM AND VEGETATE.

D. PERMANENT VEGETATIVE STABILIZATION SHALL BE APPLIED ON FINE GRADED SITES AS SOON AS PRACTICAL. TEMPORARY SEEDING SHOULD BE EMPLOYED TO PREVENT EXPOSURE OF BARREN SOILS UNTIL PERMANENT VEGETATION CAN BE APPLIED.

E. ALL SLOPES 1:3 OR STEEPER REQUIRE LAPPED OR PEGGED SOD.

F. EROSION, SEDIMENT AND TURBIDITY CONTROL ARE THE RESPONSIBILITY OF THE CONTRACTOR. THESE DELINEATED MEASURES ARE THE MINIMUM REQUIRED, WITH ADDITIONAL CONTROLS TO BE UTILIZED AS NEEDED, DEPENDENT UPON ACTUAL SITE CONDITIONS AND CONSTRUCTION OPERATION.

G. ALL SYNTHETIC BALES, SILT FENCE, AND OTHER EROSION CONTROL MEASURES SHALL BE REMOVED AT THE COMPLETION OF THE PROJECT.

2. THE CONTRACTOR SHALL MAINTAIN IN HIS POSSESSION A COPY OF THE WATER MANAGEMENT DISTRICT CONSTRUCTION PERMIT. HE SHALL BE RESPONSIBLE FOR ADHERENCE TO ALL CONDITIONS CONTAINED IN THE PERMIT.

3. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADE UNLESS OTHERWISE NOTED ON DRAWINGS.

4. CONTRACTOR SHALL SUBMIT FOR REVIEW TO THE OWNER AND OWNER'S ENGINEER SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS TO BE USED ON THIS SITE. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT CONTRACTOR'S EXPENSE. ENGINEER'S APPROVAL OF A SHOP DRAWING DOES NOT RELIEVE THE CONTRACTOR'S RESPONSIBILITY FOR THE PERFORMANCE OF THE ITEM.

5. THE COST OF ALL TESTING OF COMPACTION AND OTHER REQUIRED TESTS SHALL BE PAID BY THE CONTRACTOR AND MADE AVAILABLE TO THE ENGINEER OF RECORD DURING SITE INSPECTIONS.

6. GENERAL CONTRACTOR TO CONTACT ENGINEER OF RECORD AND THE OWNER REPRESENTATIVE 48 HOURS IN ADVANCE PRIOR TO BACKFILLING TRENCHES FOR FIELD INSPECTION AND PRIOR TO LAYING ASPHALT FOR FIELD INSPECTION.

7. CONTRACTOR IS TO SUBMIT FDOT APPROVED ASPHALT DESIGN MIXES TO THE OWNER'S REPRESENTATIVE AND ENGINEER OF RECORD BEFORE ANY WORK IS TO COMMENCE ON PROJECT. THE MIXTURE AT THE PLANT OR ON THE ROAD SHALL NOT EXCEED 335 DEGREES. THE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE AND PROVIDE TEMPERATURE READINGS PRIOR TO LAYING ASPHALT.

8. AS DETERMINED NECESSARY AND DIRECTED BY CITY OF ALACHUA PUBLIC WORKS DEPARTMENT OR ENGINEER OF RECORD, THE CONTRACTOR SHALL UNDERCUT ALL UNSUITABLE MATERIAL 24 INCHES BELOW THE BOTTOM OF ANY PROPOSED LIMEROCK BASE, AND SHALL BACKFILL WITH FILL MATERIAL MEETING FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION. SEE FDOT INDEX 120-001 AND 120-002.

9. PROVIDE LEVEL PLATFORM IN FRONT OF ALL EGRESS DOORS. THE FLOOR SURFACE ON BOTH SIDES OF A DOOR SHALL BE AT THE SAME ELEVATION. THE FLOOR SURFACE OR LANDING ON EACH SIDE OF THE DOOR SHALL EXTEND FROM THE DOOR IN THE CLOSED POSITION A DISTANCE EQUAL TO THE DOOR WIDTH AND SHALL COMPLY WITH SECTION 4.13.6 MANEUVERING CLEARANCES AT DOORS OF THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION.

10. RAMPS SHALL HAVE LEVEL LANDINGS AT THE BOTTOM AND TOP OF EACH RAMP RUN. CURB RAMPS ARE NOT REQUIRED TO HAVE LANDINGS. LANDINGS SHALL HAVE THE FOLLOWING FEATURES:

A. THE LANDING SHALL BE AT LEAST AS WIDE AS THE RAMP RUN LEADING TO IT.

B. ALL LANDINGS ON RAMPS SHALL BE NOT LESS THAN 60" CLEAR, AND THE BOTTOM OF EACH RAMP SHALL HAVE NOT LESS THAN 72" OF STRAIGHT AND LEVEL CLEARANCE.

C. IF RAMPS CHANGE DIRECTION AT LANDINGS, THE MINIMUM LANDING SIZE SHALL BE 60"X60". IF A RAMP RUN HAS A RISE GREATER THAN 6" OR A HORIZONTAL PROJECTION GREATER THAN 72" THEN IT SHALL HAVE HANDRAILS ON BOTH SIDES. HANDRAILS ARE NOT REQUIRED ON CURB RAMPS. HANDRAILS SHALL BE SHOWN ON THE SITE PLAN.

11. THE CONTRACTOR SHALL STOCKPILE TOPSOIL AND CONSTRUCTION MATERIALS IN AREAS DESIGNATED BY THE OWNER.

12. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING RECORD DRAWINGS AS NOTED IN NOTE #29 UNDER SITE GENERAL NOTES.

13. ALL CONCRETE USED SHALL BE 2,500 PSI MINIMUM.

14. ALL WELLS, CLEANOUTS, MANHOLE TOPS, PULL BOX COVERS AND OTHER UTILITY APPURTENANCES IN THE AREA OF REDEVELOPMENT SHALL BE PROTECTED AND TOPS ADJUSTED TO MATCH PROPOSED GRADES.

15. CONTRACTOR SHALL SAW CUT, TACK, AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS ANY EXISTING PAVEMENT.

16. SOD SHALL BE PLACED AROUND ALL STRUCTURES AS DIRECTED BY THE FDOT INDEX 524-001 AND FDOT INDEX 425- AND 430- SERIES AS APPROPRIATE. ALL OTHER DISTURBED AREAS SHALL BE SEEDED AND MULCHED.

17. ALL STORM SEWER CURB AND DITCH BOTTOM INLETS SHALL CONFORM TO THE APPLICABLE FDOT INDEX. ALL DRAINAGE STRUCTURES WITH GRATES THAT ARE LOCATED IN GRASSED AREAS SHALL HAVE THE GRATE CHAINED TO THE STRUCTURE USING AN EYE BOLT AND CHAIN.

18. ALL CONCRETE STRUCTURES SHALL HAVE ALL EXPOSED EDGES CHAMFERED 3/4" AND CLASS I SURFACE FINISH.

19. ALL HDPE FITTINGS AND CONNECTORS SHALL BE WATER TIGHT. SEE SPECIFICATIONS FOR MORE INFORMATION.

20. COMPACTION OF ALL MATERIALS SHALL BE LIMITED TO STATIC MODE ONLY, UNLESS DIRECTED OTHERWISE BY THE ENGINEER OF RECORD.

21. ALL RCP PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION SECTION 430.

WATER AND WASTEWATER GENERAL NOTES

1. THE UTILITY PLAN AND PLAT SHOWS ALL PUBLIC UTILITY EASEMENTS (PUES) IN A METES AND BOUNDS FORMAT. THE OWNER MAY CHOOSE TO GRANT THE METES AND BOUNDS EASEMENTS AS SHOWN, OR A BLANKET EASEMENT OVER THE ENTIRE PROPERTY, PROVIDED FACILITIES ARE INSTALLED WITHIN THE PRESCRIBED DISTANCES AS SHOWN ON THE UTILITY PLANS AND IN ACCORDANCE WITH THE UTILITY SEPARATION REQUIREMENTS
2. ALL CONSTRUCTION MATERIALS AND METHODS FOR POTABLE WATER, WASTEWATER, AND RECLAIMED WATER SYSTEMS SHALL BE IN CONFORMANCE WITH CITY'S DESIGN & CONSTRUCTION STANDARDS, LATEST EDITION.
3. POTABLE WATER AND WASTEWATER MAINS SHALL MAINTAIN A MINIMUM 10 FEET HORIZONTAL AND 1.5 FOOT VERTICAL SEPARATION. POTABLE WATER MAINS TO BE INSTALLED ABOVE WASTEWATER MAINS. ARRANGE CROSSINGS SUCH THAT WASTEWATER JOINTS SHALL BE AS FAR AS POSSIBLE FROM THE WATER MAIN JOINTS, 6-FEET MINIMUM. ALSO SEE NOTE 26.
4. A MINIMUM HORIZONTAL SEPARATION OF 10 FEET FOR POTABLE WATER MAINS, WASTEWATER FORCE MAINS, AND RECLAIMED WATER MAINS, AND 15 FEET FOR GRAVITY WASTEWATER MAINS SHALL BE PROVIDED AND MAINTAINED FROM, BUILDINGS, TRANSFORMERS, AND ALL PERMANENT STRUCTURES.
5. SERVICE LATERALS REQUIRE 5 FEET LESS CLEARANCE FOR EACH OF THE UTILITIES; NOTE THAT WATER SERVICE LATERALS SHALL BE INSTALLED WITHIN 4" SLEEVES UNDER ROADWAYS
6. POTABLE WATER SERVICES, REQUIRING A SEPARATE WATER METER, SHALL BE PROVIDED TO EACH LOT, BUILDING OR PARCEL.
7. 2" VALVES LOCATED IN PAVED AREAS, INCLUDING SIDEWALKS, OR DEEPER THAN 18 INCHES SHALL BE APPROVED CAST IRON, RESILIENT SEAT GATE VALVES WITH STANDARD 2" OPERATING NUT, THREADED WITH GALVANIZED NIPPLE BETWEEN THE VALVES AND TAPPING SADDLE OR TAPPED TEE.
8. WATER MAINS PLACED UNDER ROADWAYS, SHALL BE CEMENT LINED DUCTILE IRON PIPE (CLDIP) EXTENDING 5 FEET PAST THE BACK OF CURB.
9. TRACER WIRE INSTALLED ON ALL WATER MAINS, BOTH PVC AND DUCTILE IRON.
10. 2" WATER SERVICE CROSSINGS LOCATED UNDER ROADWAYS SHALL BE ENCASED IN 4" SCH 40 PVC EXTENDING 5' PAST THE BACK OF CURB.
11. ANCHORING TEES, COUPLINGS, AND BENDS SHALL BE USED ON ALL FIRE HYDRANT ASSEMBLIES AND INCLUDE AN ANCHORED VALVE TO THE MAIN.
12. ALL PRESSURIZED MAIN FITTINGS SHALL BE MECHANICAL JOINT WITH RESTRAINED JOINT GLANDS; A SUFFICIENT LENGTH OF THE PIPE CONNECTED TO THE FITTINGS SHALL BE MECHANICALLY RESTRAINED TO PROVIDE ADEQUATE REACTION. DEAD END RUNS SHALL BE BELL RESTRAINED UPSTREAM OR WING BLOCKED WHERE ANY ISOLATION VALVE IS SUBJECT TO BLOWING OFF DUE TO EXCAVATION.
13. ALL SANITARY WASTEWATER SERVICE LATERALS SHALL BE MIN. 4" DIAMETER PVC (SDR 35) AT 1.00% MIN. SLOPE UNLESS OTHERWISE LABELED.
14. WASTEWATER CLEANOUT COVERS LOCATED WITHIN PAVEMENT AND SIDEWALKS SHALL BE RATED FOR TRAFFIC LOAD BEARING.
15. MANHOLES WHICH ARE NOT INSTALLED UNDER PAVEMENT SHALL HAVE A RIM ELEVATION AT LEAST 6" ABOVE FINISHED GRADE, AND A 10:1 SLOPE TO FINISHED GRADE.
16. UNLESS OTHERWISE NOTED ON THE PLANS, THE FINISHED FLOOR ELEVATIONS OF BUILDINGS SHALL BE A MINIMUM OF 6" ABOVE THE LOWEST UPSTREAM MANHOLE TOP. IF THIS IS INFEASIBLE, A WASTEWATER SERVICE LATERAL BACKWATER VALVE IS REQUIRED ON THE CUSTOMER SIDE OF THE CLEANOUT.
17. WHEN A POTABLE OR RECLAIMED WATER MAIN, OR A WASTEWATER FORCE MAIN IS ROUTED WITHIN 5 FT. OF AN ELECTRIC TRANSFORMER, A COMPLETE LENGTH OF DIP SHALL BE CENTERED ON THE TRANSFORMER WITH MECHANICAL RESTRAINT AT EACH END. NO FITTINGS OR VALVES SHALL OCCUR WITHIN 10 FT. OF THE NEAREST EDGE OF THE TRANSFORMER. A MINIMUM CLEARANCE OF 3' SHALL BE MAINTAINED BETWEEN THE MAIN AND THE TRANSFORMER.
18. ALL FORCE MAINS, BOTH PVC AND DUCTILE IRON, TO HAVE TRACER WIRE WITH VALVE BOX EVERY 300-FT FOR TESTING OF TRACER WIRE.
19. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY ALL UTILITY COMPANIES TO DISCONNECT OR REMOVE THEIR FACILITIES PRIOR TO REMOVING OR DEMOLISHING ANY EXISTING STRUCTURES FROM THE SITE.
20. THE CONTRACTOR IS RESPONSIBLE FOR ANY NECESSARY UTILITY FIELD LOCATION AND RELOCATION AS REQUIRED.
21. THE COST OF ALL TESTING OF COMPACTION AND OTHER REQUIRED TESTS SHALL BE PAID BY THE CONTRACTOR AND MADE AVAILABLE TO THE ENGINEER OF RECORD DURING SITE INSPECTIONS.
22. THE CONTRACTOR SHALL PERFORM AN INFILTRATION/EXFILTRATION TEST ON GRAVITY SEWERS IN ACCORDANCE WITH THE REGULATORY JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. COORDINATION AND NOTIFICATION OF PARTIES US THE CONTRACTOR'S RESPONSIBILITY.
23. ALL FORCE MAINS SHALL BE SUBJECT TO A HYDROSTATIC PRESSURE TEST IN ACCORDANCE WITH THE REGULATORY AGENCY HAVING JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. COORDINATION AND NOTIFICATION OF PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
24. CONTRACTOR SHALL SUBMIT FOR REVIEW TO THE OWNER AND OWNER'S ENGINEER SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS TO BE USED ON THIS SITE. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT CONTRACTOR'S EXPENSE. ENGINEER'S APPROVAL OF A SHOP DRAWING DOES NOT RELIEVE THE CONTRACTOR'S RESPONSIBILITY FOR THE PERFORMANCE OF THE ITEM.
25. A HORIZONTAL SEPARATION OF TEN FEET PREFERRED, BUT NO LESS THAN SIX FEET, SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND GRAVITY OR PRESSURE WASTEWATER MAINS, WASTEWATER FORCE MAINS, AND RECLAIMED WATER MAINS NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. A HORIZONTAL SEPARATION OF TEN FEET PREFERRED, BUT NO LESS THAN THREE FEET, SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND VACUUM WASTEWATER MAINS. A HORIZONTAL SEPARATION OF THREE FEET SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND STORM SEWERS, STORMWATER FORCE MAINS, AND RECLAIMED WATER MAINS REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
26. POTABLE WATER MAINS CROSSING WASTEWATER PIPES (FORCE MAINS, GRAVITY PIPES, ETC.): IF 1.5 FT VERTICAL SEPARATION IS NOT POSSIBLE WHEN LOCATING A WATER MAIN ABOVE A WASTEWATER PIPE, THEN (1) INSTALL THE WASTEWATER PIPE WITH A MINIMUM PRESSURE RATING OF 150 PSIG, OR (2) ENCASE EITHER THE WATER OR WASTEWATER PIPE WITH A WATERTIGHT CARRIER PIPE THAT EXTENDS 10 FEET ON BOTH SIDES OF THE CROSSING, OR (3) AROUND THE WASTEWATER PIPE, PROVIDE FLOWABLE FILL THAT EXTENDS 10 FEET ON BOTH SIDES OF THE CROSSING OR (4) PROVIDE ONE 20-LF SEGMENT OF WATER MAIN AND ONE 20-LF SEGMENT OF WATERWATER MAIN CENTERED AT THE POINT OF CROSSING.

CITY OF ALACHUA ELECTRIC NOTES

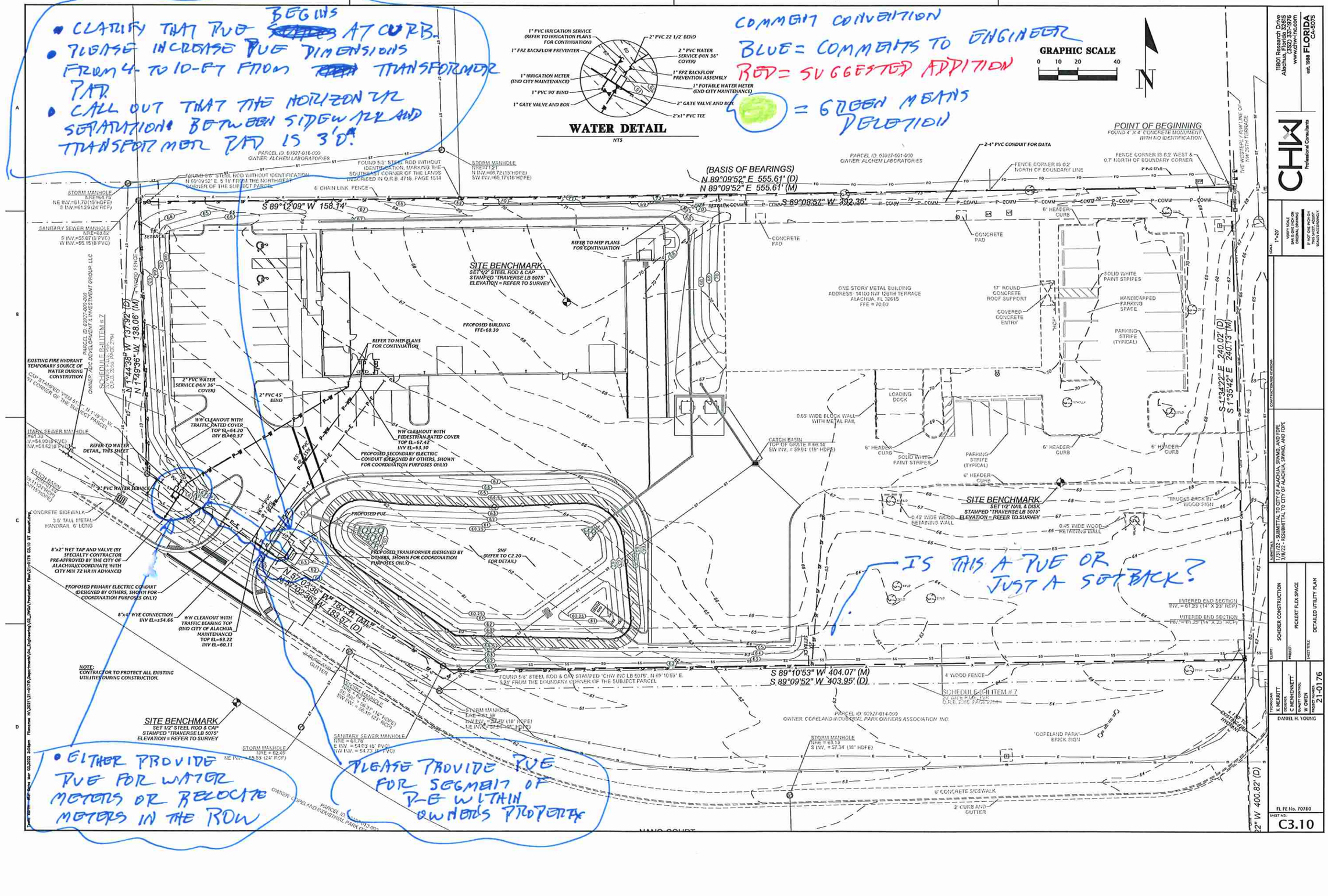
SUGGESTED COA ELECTRICAL WORK SCOPE - PICKERT FLEX SPACE

1.1 SCOPE OF COA ELECTRICAL WORK: AT NO COST TO THE CITY, THE COA WILL PERFORM CERTAIN WORK ELEMENTS TO ASSIST THE CONTRACTOR IN PROVIDING COMPLETE AND OPERATING ELECTRICAL SYSTEM(S) AS SHOWN ON THE DRAWINGS AND SPECIFIED HEREIN.

1.2 THE WORK TO EXTEND THE EXISTING PRIMARY SERVICE AND TO PROV

- CLARIFY THAT PUE BEGINS AT CURB.
- PLEASE INCREASE PUE DIMENSIONS FROM 4- TO 10-FT FROM TRANSFORMER PAD.
- CALL OUT THAT THE HORIZONTAL SEPARATIONS BETWEEN SIDEWALK AND TRANSFORMER PAD IS 3'0"

COMMENT CONVENTION
BLUE = COMMENTS TO ENGINEER
RED = SUGGESTED ADDITION
= GREEN MEANS DELETION



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(352) 331-1976
www.chw-inc.com
est. 1998 FLORIDA CA-5075
CHW Professional Consultants

VERIFY SCALE BAR IS CORRECT FOR ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

SCALE: 1"=20'

CONTRACTOR/SUB NOTIONS:

SUBMITTAL: 1/31/22 - SUBMITTAL TO CITY OF ALACHUA, SRWMD 3/8/22 - RESUBMITTAL TO CITY OF ALACHUA, SRWMD

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DETAILED UTILITY PLAN

TECHNICIAN: K. MERRITT
DESIGNER: J. LOCKHEART
QUALITY CONTROL: W. OWEN
PROJECT MANAGER: DANIEL H. YOUNG
PROJECT NUMBER: 21-0176

FL PE No. 70780

SHEET NO.: C3.10

JBPro
Civil Engineering | Land Planning
Surveying | Construction Services

Gainesville | St. Augustine
3530 NW 43rd Street
Gainesville, FL 32606

March 22, 2022

Mr. Justin Tabor
Planner
City of Alachua
Office of Planning & Community Development
P.O. Box 9
Alachua, FL 32616-0009

Re: Pickert Flex Space

Dear Mr. Tabor:

As you requested, we have reviewed the submittal drawings and other materials provided to us for the above referenced project. These latest plans have addressed all of our comments, and we find the project approvable from an engineering review standpoint.

Sincerely,

Christopher Potts, P.E.
Director of Engineering, JBrown Professional Group Inc.

March 8, 2022

Mr. Justin Tabor, AICP
Principal Planner
City of Alachua
Office of Planning & Community Development
P.O. Box 9
Alachua, FL 32616-0009

RE: PAT Summary: Pickert Flex Space Site Plan Application

Dear Justin:

Please find attached the following items to address your comments from February 22, 2022:

- 4 hard copy sets of the following:
  - Revised Signed and Sealed Site Plans;
  - NWI Wetland Exhibit;
  - Fire Truck Auto-turn Exhibit;
  - Fire Hydrant Coverage Exhibit;
  - Revised Concurrency Analysis;
  - SRWMD ERP99-0337M FEMA Base Flood Elevation Exhibit;

- A link has been provided via email to a PDF set all materials described above, in addition to the following:
  - Site Plan Review Application;
  - Authorized Agent Affidavit;
  - Alachua County Property Appraiser Information;
  - Warranty Deed;
  - Proof of Tax Payment;
  - Legal Description;
  - Neighborhood Workshop Materials;
  - City of Alachua Consistency Analysis;
  - Alachua County Wetland Self Certification;
  - Signed and Sealed Fire Flow Calculations;
  - Signed and Sealed Meter Sizing Calculations;
  - Signed and Sealed Stormwater Report;

Planning

1. Section 6.1, Off-Street Parking and Loading
   a. Please dimension the width of the drive aisle located between the landscape island southwest of the building and the 4 parking spaces opposite the drive aisle (24 foot minimum).
      - **The width of the drive aisle has been dimensioned between the landscape island southwest of the building and the 4 parking spaces opposite the drive aisle, refer to sheet C1.10.**

2. Section 6.2, Tree Protection and Landscaping Standards
   a. Site Landscaping
      i. Revise site landscaping calculations and plantings to consider the entire parcel (see comment 4.a. below).

- **Section 8.7 states, "The remodeling of interior and exterior structures on lands platted and lots of record established after February 27, 2006, that are nonconforming, and the expansion of nonconforming structures shall be subject to the following requirements for off-street parking and landscaping."**

  The project property is on a lot of record established prior to 2006, therefore the requirements regarding the corrections of nonconformities does not apply. The project does not propose to place landscaping on the site of the neighboring building or modify the parking of the existing building.

b. Parking Lot Buffer Landscaping
   i. Parking lot buffer calculations do not include the entire perimeter of parking lot. Buffer length is approximately 275 feet.
      - **Buffer calculations revised.**

   ii. Required number of canopy trees and understory trees not provided.
      - **Additional canopy trees and understory trees provided.**

c. Perimeter Buffers
   i. Perimeter buffers must be calculated for each perimeter independent of one another.
      - **Perimeter buffer calculations provided per individual perimeter.**

   ii. The landscape plan notes that a Type D buffer is provided. It appears a Type A buffer is required.
      - **Type A Buffer provided.**

   iii. It appears Option 2 has been selected for perimeter buffers. This requires 1 canopy every 60 linear feet and a hedge. A hedge is not provided along the south perimeter buffer in the area south of the SMF.
      - **Hedge provided on south perimeter.**

d. Sheet C1.10 references the architectural plans for dumpster enclosure detail. Such detail is not provided on the architectural plans.
   - **A dumpster enclosure detail has been added to the revised plans, please refer to sheets A-1 & A-2.**

3. Section 6.4, Exterior Lighting Standards
   a. The lighting schedule notes a 12 foot mounting height for fixture types D and E, however, the light pole detail shows a mounting height of 15 feet. Please clarify.
      - **Lighting schedule has been revised so that fixture types D and E now indicate a mounting height of 15', which is consistent with the light pole detail.**

4. Section 6.9, Environmental Protection Standards
   a. A portion of the subject property, including the proposed building location, is located within Flood Zone A (flood hazard areas without base flood elevation determinations). Section 6.9.4(E)(2) states that in such areas, the applicant shall determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development, provided there is no evidence indicating flood depths have been or may be greater than two feet. Please address.

- **Based on the Copeland Park drainage study, we understand that the 100-yr 24-hr storm peak stage is 60.13' as indicated on page 10 of the Stormwater Management Report approved by the SRWMD in ERP99-0337M. A copy of this report has been included with this submittal package.**

b. The National Wetlands Inventory indicates that a portion of the subject property may be located within a wetland area. Please submit documentation confirming whether any wetland areas exist on the subject property.
   - **An exhibit has been included with this submittal package which demonstrates the inconsistency between the National Wetlands Inventory and current site conditions. It is our understanding that the current wetland delineation is erroneous as demonstrated by the provided pictures.**

5. Article 8, Nonconformities
   a. Section 8.7.2 addresses the correction of parking and landscaping on nonconforming sites when building additions or expansions are proposed. Section 8.7.2(B) states that expansions over any continuous 5 year period that result in a greater than 50% increase of the gross square footage of the existing structure or the addition of new or increased areas for outdoor operations/storage/display that result in a greater than 50% increase of the gross square footage for such outdoor operations/storage/display, require the entire parcel of land to meet all of the off-street parking and landscaping standards of these LDRs. The site must be brought into full compliance with Section 6.1, Off-Street Parking and Loading Standards, and Section 6.2.2, Landscaping Standards.
      - **Section 8.7 states, "The remodeling of interior and exterior structures on lands platted and lots of record established after February 27, 2006, that are nonconforming, and the expansion of nonconforming structures shall be subject to the following requirements for off-street parking and landscaping."**

        The project property is on a lot of record established prior to 2006, therefore the requirements regarding the corrections of nonconformities does not apply. The project does not propose to place landscaping on the site of the neighboring building or modify the parking of the existing building.

6. Miscellaneous
   a. Civil plans note a railing along the top of the retaining wall, however, architectural plans show chain link fence. Please clarify.
      - **Civil Plans have been revised to call out: "RETAINING WALL WITH CHAIN LINK FENCE (DESIGNED AND PERMITTED BY OTHERS)".**

   b. Sheet C0.00, Note 1, Development Data; Note 8, Zoning: Zoning is Light & Warehouse Industrial
      - **Notes 1 & 8 have been revised so that Zoning states "LIGHT AND WAREHOUSE INDUSTRIAL (ILW)"**

   c. Sheet C0.00, Note 3, Parking Calculations: Typographical error in the word "largest".
      - **Acknowledged, typographical error has been corrected.**

7. Concurrency Impact Analysis
   a. The concurrency impact analysis indicates Segment 4 – US 441 from CR 25A East Intersection to SR 235 – is an affected roadway segment. This segment is not accessible within 1/2 mile of the subject property and therefore should not be identified as an affected roadway segment.

- **The concurrency impact analysis has been revised so that Segment 15 is the only listed affected roadway segment. Segment 4 has been removed from the analysis.**

8. Land Rights
    a. Show Public Utilities Easements (PUEs) around all publicly maintained utilities.
        - **PUEs have been provided around all publicly maintained utilities not covered by the existing PUE.**

    b. Provide legal descriptions and sketches of all proposed PUEs. The preparation of PUEs shall be coordinated with and approved by the City's Compliance & Risk Management Department.
        - **Legal descriptions and sketches of proposed PUEs will be provided and coordinated with the City's Compliance & Risk Management Department upon site plan approval.**

9. Public Services / Fire Rescue / Engineering Review Comments
    a. The applicant must address all comments provided by the Public Services Department in a memorandum dated February 17, 2022.
        - **Acknowledged, comments provided by the Public Services Department have been addressed.**

    b. The applicant must address the comments provided by Chip Ware of Alachua County Fire Rescue as provided in an email dated February 10, 2022.
        - **Acknowledged, comments provided by Alachua County Fire Rescue have been addressed.**

    c. The applicant must address the comments provided by Chris Potts, P.E., of JBPro as provided in a memorandum dated February 17, 2022.
        - **Acknowledged, comments provided by JBPro have been addressed.**

Public Service

1. **Sheet C3.10, Water Meter**: Please confirm that the water meter is 1-1/2 inch. The backup sizing calculations indicate that a 1-inch meter is sufficient. Also, discharge piping is 1-inch.
        - **The water meter has been revised to 1". The PVC water service has been revised to 2", refer to C3.10.**

2. **Sheet C3.10, Electrical**: Please submit load calculations of the proposed building in order for CoA to size the transformer. Also, please identify the required voltage of the load side of the transformer; namely, single-phase of 3-phase. If 3-phase, also call out the voltage magnitude. Please submit load calculations and the load side voltage type.
        - **The building requires a 3 phase 208 V service.**

3. **Sheet C0.10, General Notes**: The electrical work will be a combined effort of the contractor and CoA. To this sheet, add the CoA Electrical Work Scope as per Attachment 1. Please resubmit this sheet.
        - **CoA Electrical Work Scope has been added to the revised plan set, refer to sheet C0.10.**

4. **Sheet C3.2X**: Please add Detail 506 Typical Conduit Trench to this sheet. CHW has a copy of this detail. Please submit applicable sheet.
        - **Detail 506 Typical Conduit Trench has been added to sheet C3.21.**

5. Sheet C3.10: An easement is required for the power supply circuit to the transformer and also around the transformer itself. Please obtain this easement and show on this sheet. Typically, the easement for the power circuit is 10 feet wide. For the transformer itself, the easement should extend 10 feet from the transformer in all directions. Please submit response and modified sheet.
    - **An easement has been provided around the transformer and shown on sheet C3.10. The easement extends 10 feet to the front of the transformer pad and 4' to the sides and rear, in accordance with GRU's Energy Delivery Service Guide. Although this project is not located in GRU territory, it was discussed during the PAT meeting that the City would consider alternatives to the 10' easement extending from each side of the transformer, provided that a reference was used to substantiate the alternative easement requirements.**

6. Please ensure there is some horizontal separation between the transformer slab and the sidewalk. Add the following note: "Locate transformer slab so that it is a minimum of 3 feet away from the sidewalk". Please submit response and modified sheet.
    - **A horizontal separation of 3 feet has been provided between the transformer slab and the sidewalk.**

Fire Rescue

1. Access shall be designed to accept ACFR Apparatus NFPA 1 Chapter 18. ACFR apparatus design criteria;

- Overall length 47' (basket to rear bumper)
- Wheelbase 20' 10"+/-
- Weight 83,500 lbs
- Width 8' 4"
- Width with outriggers deployed 15'6" Turning Radii
- Turning Radii
    - The turning radius for a cul-de-sac is 45' minimum, but 50' is more desirable
    - The turning radius for a 90 degree corner/ turn is 25' when turning from a two lane street onto a two lane street, with no parking that encroaches on the clear width. This allows the apparatus to utilize the oncoming lanes of traffic to maneuver through the turn.
    - The turning radius for a 90 degree corner/turn from a single lane to single lane, with one way traffic and on street parking, requires a radius of about 50'+/-.
- **Please refer to the attached auto-turn exhibit which demonstrates that the site is accessible to the ACFR apparatus based on the criteria described above.**

2. If the building is have a Fire Sprinkler installed, all FDC shall be remote and within 35 feet of a Fire Hydrant. ACFR will accept FDC on building side of Fire Line Backflow preventers.

- **No fire sprinkler system is proposed.**

3. Insure that the distance to a Fire Hydrant to the building as measured along access roads complies with NFPA 1 18.5.3 . The distance to a Fire Hydrant from the closest point on the building shall not exceed 400 feet and the maximum distance between fire hydrants shall not exceed 500 feet.

- **Please refer to the attached fire hydrant coverage exhibit which demonstrates that the two existing hydrants located near the site are capable of providing the NFPA 1 required fire flow per Table 18.5.4.3. No additional hydrants are proposed.**

JBPro

General Comments

1. Please provide a copy of the stormwater management report.

- **It is our understanding that the stormwater management report has been provided to JBPro and there are no comments.**

C0.21 – SWPPP

1. Silt fence is not necessary in the area to the north of the building.

- **Silt fence north of the building has been removed.**

C0.30 – Demolition Plan

1. Please label the portion of the existing storm pipe that will need to be removed in order to place S-04.

- **S-4 has been revised to a doghouse structure, refer to C2.10.**

C1.10 – Detailed Horizontal Control Plan

1. Is heavy duty asphalt necessary for the section of the parking lot to the northwest of the intersection? Suggest making this area normal asphalt pavement if no trucks will be driving in this section in order to save cost.

- **Heavy duty asphalt has been removed from this section of the parking lot and replaced with standard duty.**

2. Please dimension the length of the turnaround area at the end of the parking lot.

- **Length of turnaround area at the end of the parking lot has been dimensioned.**

3. Call out the type of ramp that will be utilized to the north of the crosswalk within the site.

- **The ramp north of the crosswalk within the site has been called out as "TYPE CR-G CURB RAMP PER FDOT INDEX 522-002"**

4. Label the crosswalk striping within the site.

- **Crosswalk striping has been labeled. (C1.10)**

5. Suggest labeling the sidewalk around the parking spaces as 6" step-up sidewalk.

- **Refer to Detailed Grading and Drainage Plan (C2.10) for spot grades.**

6. Suggest providing a concrete strip surrounding the building and doors in the loading area.

- **Acknowledged, a concrete strip is not proposed.**

7. Will any curb or railing be provided on the west side of the loading zone? It appears that there is a drop-off of just over 1' from the edge of the loading zone to the concrete loading area.

- **This area grades down so that a drop off condition is avoided, therefore no curb or railing is proposed.**

8. Please confirm that an auto-turn analysis has been done for the loading dock for the largest necessary design vehicle.

- **An auto-turn analysis has been done for the loading dock and largest anticipated design vehicle. The analysis confirmed that the proposed layout can accommodate the largest design vehicle.**

9. The steps / handrail and the dumpster enclosure have not been shown on the provided architectural plans.
- **See updated sheets A-1 & A-2.**

C1.20 – Accessibility Site Plan

1. Provide a cross slope on the sidewalk on the south side of the plan, particularly within the Type CR-L ramp to avoid trapping water.
- **The northeast corner of the ramp has been raised to avoid trapping water, see updated plans.**

C2.10 – Detailed Grading and Drainage Plan

1. The pavement elevation at S-01 is 63.00. The max stage of the basin is 63.48. This will lead to the storm inlet backing up during larger storm events and flooding the City right of way. Please revise grading in this area to ensure inlet is above the max stage of the basin.
- **Inlet S-1 has been relocated so that the pavement elevation is 63.60. The pavement elevation is now above the basin peak stage, therefore no flooding is anticipated.**

2. Please verify the top elevation of S-1. The top of the structure should be approximately 0.38' above the pavement elevation at the structure.
- **The top elevation of S-1 is now 0.38' above the pavement elevation at the structure.**

3. What is the purpose of the sump at the S-2 outfall. Suggest raising the invert of the pipe at S-1 to avoid the need for a sump at this location.
- **The pipe invert at S-1 is confined by the cover height requirement of the structure. The sump is required to accommodate the minimum pipe depth.**

4. Please verify the top elevations of the storm cleanouts to the north of the building. Several appear to be set too low.
- **A cleanout at the north east corner of the building and has been reviewed and revised accordingly.**

C2.20 – Stormwater Management Facility

1. Please revise the structure top of S-04. The structure table shows a top of 64.00, the detail shows a top of 63.50.
- **Structure table has been revised to show a top of 63.50', which is consistent with the detail top elevation.**

2. Suggest extending skimmer to be lower than the orifice elevation in order to prevent clogging.
- **Since the 2.75" orifice is equipped with a tee fitting, clogging is not anticipated and no skimmer is proposed.**

C2.30 – Construction Details

1. The plan shows a 24"x24" area drain. The detail shows a 12"x12" area drain. Please revise for consistency.
- **The structure table has been updated to reference a FDOT detail. 12"x12" area drain is not proposed to be used in loading dock.**

C3.10 – Detailed Utility Plan

1. A 2"x1" reducer will be necessary for the potable water main to the building.
- **The potable water service to the building has been upsized to a 2" line, therefore a reducer is not required.**

We trust you will find this submittal to be complete for review and approval. If you have any questions, or need additional information, please contact me at (352) 331-1976 or via email at

Sincerely,
CHW

Walker Owen
Project Manager

City of Alachua

MIKE DAROZA
CITY MANAGER

PLANNING & COMMUNITY DEVELOPMENT
DIRECTOR KATHY WINBURN, AICP

February 22, 2022

Sent by electronic mail to travish@chw-inc.com

Walker Owen
Causseaux, Hewett, & Walpole, Inc.
11801 Research Drive
Alachua, FL 32615

RE: Planning Assistance Team (PAT) Summary: Pickert Flex Space Site Plan Application

Dear Mr. Owen:

On January 31, 2022, the City of Alachua received your application for a Site Plan submitted on behalf of 14100 NW 126th Terrace, LLC. The application proposes the construction of a ±11,985 square foot building with associated site improvements on a ±2.88 acre subject property, located on Tax Parcel Number 03927-005-000. A completeness review was performed on February 7, 2022 and the application was determined to be complete on the same date.

The application has been reviewed by the City's Planning Assistance Team (PAT). Upon review of the application and materials, the following insufficiencies must be addressed. A meeting is scheduled for **2:30 PM** on **Wednesday, February 23, 2022** to review these comments.

Please address all insufficiencies in writing and provide an indication as to how they have been addressed by **5:00 PM** on **Tuesday, March 8, 2022**. A total of four (4) copies of the application package and a digital copy of all materials in PDF format on a CD or sent by emailing a Cloud / FTP link must be provided by this date. If all comments are addressed by the resubmission date above, the application may be scheduled for the **April 19, 2022 Planning & Zoning Board (PZB) Meeting.**

Please address the following:

1. *Section 6.1, Off-Street Parking and Loading*
   a. Please dimension the width of the drive aisle located between the landscape island southwest of the building and the 4 parking spaces opposite the drive aisle (24 foot minimum).

2. *Section 6.2, Tree Protection and Landscaping Standards*
   a. *Site Landscaping*
      i. Revise site landscaping calculations and plantings to consider the entire parcel (see comment 4.a. below).

b. *Parking Lot Buffer Landscaping*
   i. Parking lot buffer calculations do not include the entire perimeter of parking lot. Buffer length is approximately 275 feet.
   ii. Required number of canopy trees and understory trees not provided.

c. *Perimeter Buffers*
   i. Perimeter buffers must be calculated for each perimeter independent of one another.
   ii. The landscape plan notes that a Type D buffer is provided. It appears a Type A buffer is required.
   iii. It appears Option 2 has been selected for perimeter buffers. This requires 1 canopy every 60 linear feet and a hedge. A hedge is not provided along the south perimeter buffer in the area south of the SMF.

d. Sheet C1.10 references the architectural plans for dumpster enclosure detail. Such detail is not provided on the architectural plans.

3. *Section 6.4, Exterior Lighting Standards*
   a. The lighting scheduled notes a 12 foot mounting height for fixture types D and E, however, the light pole detail shows a mounting height of 15 feet. Please clarify.

4. *Section 6.9, Environmental Protection Standards*
   a. A portion of the subject property, including the proposed building location, is located within Flood Zone A (flood hazard areas without base flood elevation determinations). Section 6.9.4(E)(2) states that in such areas, the applicant shall determine the base flood elevation in accordance with currently accepted engineering practices or specify that the base flood elevation is four feet above the highest adjacent grade at the location of the development, provided there is no evidence indicating flood depths have been or may be greater than two feet. Please address.
   b. The National Wetlands Inventory indicates that a portion of the subject property may be located within a wetland area. Please submit documentation confirming whether any wetland areas exist on the subject property.

5. *Article 8, Nonconformities*
   a. Section 8.7.2 addresses the correction of parking and landscaping on nonconforming sites when building additions or expansions are proposed. Section 8.7.2(B) states that expansions over any continuous 5 year period that result in a greater than 50% increase of the gross square footage of the existing structure or the addition of new or increased areas for outdoor operations/storage/display that result in a greater than 50% increase of the gross square footage for such outdoor operations/storage/display, require the entire parcel of land to meet all of the off-street parking and landscaping standards of these LDRs. The site must be brought into full compliance with Section 6.1, Off-Street Parking and Loading Standards, and Section 6.2.2, Landscaping Standards.

6. *Miscellaneous*
   a. Civil plans note a railing along the top of the retaining wall, however, architectural plans show chain link fence. Please clarify.
   b. Sheet C0.00, Note 1, Development Data; Note 8, Zoning: Zoning is Light & Warehouse Industrial.

c. Sheet C0.00, Note 3, Parking Calculations: Typographical error in the word "largest".

7. *Concurrency Impact Analysis*
   a. The concurrency impact analysis indicates Segment 4 – US 441 from CR 25A East Intersection to SR 235 – is an affected roadway segment. This segment is not accessible within 1/2 mile of the subject property and therefore should not be identified as an affected roadway segment.

8. *Land Rights*
   a. Show Public Utilities Easements (PUEs)around all publicly maintained utilities.
   b. Provide legal descriptions and sketches of all proposed PUEs. The preparation of PUEs shall be coordinated with and approved by the City's Compliance & Risk Management Department.

9. *Public Services / Fire Rescue / Engineering Review Comments*
   a. The applicant must address all comments provided by the Public Services Department in a memorandum dated February 17, 2022.
   b. The applicant must address the comments provided by Chip Ware of Alachua County Fire Rescue as provided in an email dated February 10, 2022.
   c. The applicant must address the comments provided by Chris Potts, P.E., of JBPro as provided in a memorandum dated February 17, 2022.

If you have any questions regarding the information above, please contact me at 386-418-6100 x 1602 or via e-mail at jtabor@cityofalachua.com. We look forward to receiving your revised application.

Sincerely,

Justin Tabor, AICP
Principal Planner

c: Mike DaRoza, City Manager *(by electronic mail)*
Kathy Winburn, AICP, Planning & Community Development Director *(by electronic mail)*
Adam Hall, AICP, Principal Planner *(by electronic mail)*
Project File

City of ALACHUA
the good life community

City of Alachua

MIKE DAROZA
CITY MANAGER

RODOLFO VALLADARES, P.E.
PUBLIC SERVICES DIRECTOR

INTER-OFFICE COMMUNICATION

DATE: **Feb 17, 2022**

TO: **Kathy Winburn, AICP**
Planning & Community Development Director

FROM: **Rodolfo Valladares, P.E.**
Public Services Director
Tom Ridgik, P.E.
Engineering Supervisor

TR 2/17/2022

RE: **Pickert Flex Space Site Plan**

Public Services has reviewed the subject project (Feb 08, 2022 Documents) and offer the following comments. Review was specific to the Public Services Utilities.

NO.	COMMENTS
1.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Water Meter** Please confirm that the water meter is 1 ½-inch. The backup sizing calculations indicate that a 1-inch meter is sufficient. Also, discharge piping is 1-inch. Please **submit** response and modified sheet, if necessary.
2.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10, Electrical** Please submit load calculations of the proposed building in order for CoA to size the transformer. Also, please identify the required voltage of the load side of the transformer; namely, single-phase or 3-phase. If 3-phase, also call out the voltage magnitude. Please **submit** load calculations and the load side voltage type.
3	**Comment on Feb 08, 2022 Submittal**

NO.	COMMENTS
	Sheet C0.10, General Notes The electrical work will be a combined effort of the Contractor and CoA. To this sheet, add the CoA Electrical Work Scope as per Attachment 1. Please **resubmit** this sheet.
4	**Comment on Feb 08, 2022 Submittal** **Sheet C3.2X** Please add Detail 506 Typical Conduit Trench to this sheet. CHW has a copy of this detail. Please **submit** applicable sheet.
5.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10** An easement is requirement for the power supply circuit to the transformer and also around the transformer itself. Please obtain this easement and show on this sheet. Typically the easement for the power circuit is 10 feet wide. For the transformer itself, the easement should extend feet from the transformer in all directions. Please **submit** response and modified sheet
6.	**Comment on Feb 08, 2022 Submittal** **Sheet C3.10** Please ensure there is some horizontal separation between the transformer slab and the sidewalk. Suggest that a note be added similar to : "Locate transformer slab so that it is a minimum of 3 feet away from the sidewalk". Please **submit** response and modified sheet
	END OF COMMENTS

Please advise if you have any questions or require additional information.
cc: Justin Tabor – AICP Principal Planner
Adam Hall – AICP Principal Planner
Harry Dillard – Lead Engineering Technician

RE: Request for Review - Pickert Flex Space Site Plan

From : Silver Ware <sware@alachuacounty.us> Wed, Feb 09, 2022 08:56 AM
Subject : RE: Request for Review - Pickert Flex Space Site Plan 7 attachments
To : Justin Tabor <jtabor@cityofalachua.org>

The comments below can be found in the Florida Fire Prevention Code 7th Edition;

1 Access shall be designed to accept ACFR Apparatus NFPA 1 Chapter 18. ACFR apparatus design criteria;

- Overall length 47' (basket to rear bumper)
- Wheelbase 20' 10"+/-
- Weight 83,500 lbs
- Width 8' 4"
- Width with outriggers deployed 15'6"
- Turning Radii
-
    - The turning radius for a cul-de-sac is 45' minimum, but 50' is more desirable
    - The turning radius for a 90 degree corner/ turn is 25' when turning from a two lane street onto a two lane street, with no parking that encroaches on the clear width. This allows the apparatus to utilize the oncoming lanes of traffic to maneuver through the turn.
    - The turning radius for a 90 degree corner/turn from a single lane to single lane, with one way traffic and on street parking, requires a radius of about 50'+/-.

2 If the building is have a Fire Sprinkler installed, all FDC shall be remote and within 35 feet of a Fire Hydrant. ACFR will accept FDC on building side of Fire Line Backflow preventers.

3 Insure that the distance to a Fire Hydrant to the building as measured along access roads complies with NFPA 1 18.5.3 . The distance to a Fire Hydrant from the closest point on the building shall not exceed 400feet and the maximum distance between fire hydrants shall not exceed 500 feet.

Thank you

Chip

Silver Ware
Plans Examiner
Fire Rescue
911 SE 5th ST • Gainesville • FL • 32601
352-384-3101 (office)

PLEASE NOTE: Florida has a very broad public records law (F.S.119).
All e-mails to and from County Officials and County Staff are kept as public records. Your e-mail communications, including your e-mail address, may be disclosed to the public and media at any time.

JBPro
Civil Engineering | Land Planning
Surveying | Construction Services

Gainesville | St. Augustine
3530 NW 43rd Street
Gainesville, FL 32606

February 17, 2022

Mr. Justin Tabor
Planner
City of Alachua
Office of Planning & Community Development
P.O. Box 9
Alachua, FL 32616-0009

Re: Pickert Flex Space

Dear Mr. Tabor:

As you requested, we have reviewed the submittal drawings and other materials provided to us for the above referenced project. Our review generated the following comments and recommendations that are outlined below.

General Comments

1. Please provide a copy of the stormwater management report.

C0.21 – SWPPP

1. Silt fence is not necessary in the area to the north of the building.

C0.30 – Demolition Plan

1. Please label the portion of the existing storm pipe that will need to be removed in order to place S-04.

C1.10 – Detailed Horizontal Control Plan

1. Is heavy duty asphalt necessary for the section of the parking lot to the northwest of the intersection? Suggest making this area normal asphalt pavement if no trucks will be driving in this section in order to save cost.
2. Please dimension the length of the turnaround area at the end of the parking lot.
3. Call out the type of ramp that will be utilized to the north of the crosswalk within the site.
4. Label the crosswalk striping within the site.
5. Suggest labeling the sidewalk around the parking spaces as 6” step-up sidewalk.
6. Suggest providing a concrete strip surrounding the building and doors in the loading area.
7. Will any curb or railing be provided on the west side of the loading zone? It appears that there is a drop-off of just over 1’ from the edge of the loading zone to the concrete loading area.
8. Please confirm that an auto-turn analysis has been done for the loading dock for the largest necessary design vehicle.
9. The steps / handrail and the dumpster enclosure have not been shown on the provided architectural plans.

C1.20 – Accessibility Site Plan

1. Provide a cross slope on the sidewalk on the south side of the plan, particularly within the Type CR-L ramp to avoid trapping water.

C2.10 – Detailed Grading and Drainage Plan

1. The pavement elevation at S-01 is 63.00. The max stage of the basin is 63.48. This will lead to the storm inlet backing up during larger storm events and flooding the City right of way. Please revise grading in this area to ensure inlet is above the max stage of the basin.
2. Please verify the top elevation of S-1. The top of the structure should be approximately 0.38' above the pavement elevation at the structure.
3. What is the purpose of the sump at the S-2 outfall. Suggest raising the invert of the pipe at S-1 to avoid the need for a sump at this location.
4. Please verify the top elevations of the storm cleanouts to the north of the building. Several appear to be set too low.

C2.20 – Stormwater Management Facility

1. Please revise the structure top of S-04. The structure table shows a top of 64.00, the detail shows a top of 63.50.
2. Suggest extending skimmer to be lower than the orifice elevation in order to prevent clogging.

C2.30 – Construction Details

1. The plan shows a 24"x24" area drain. The detail shows a 12"x12" area drain. Please revise for consistency.

C3.10 – Detailed Utility Plan

1. A 2"x1" reducer will be necessary for the potable water main to the building.

Sincerely,

Christopher Potts, P.E.
Director of Engineering, JBrown Professional Group Inc.

February 14, 2022

Mr. Justin Tabor, AICP
Principal Planner
City of Alachua
Office of Planning & Community Development
P.O. Box 9
Alachua, FL 32616-0009

RE: Completeness Review: Pickert Flex Space Site Plan Application

Dear Justin:

Please find attached the following items to address your comments from February 7, 2022:

- 2 hard copy sets of the following:
  - Mailing Labels for those persons/organizations on file with the City to receive notice of development applications.

- A link has been provided via email to a PDF set of the following:
  - Revised Landscape Sheets

1. Property Owner Authorization. A portion of the proposed improvements appears to be located on Tax Parcel 03927-014-000, which is owned by the Copeland Industrial Park Owners Association, Inc. Authorization to submit the proposed site plan must be provided from all property owners.
   - **An authorization from the Copeland Industrial Park Owners Association, Inc. to submit the proposed site plan will be provided with the next submittal.**

2. Site Plan Attachment #1.y, Landscape Plan.
   a. Perimeter buffer calculations not provided.
      - **Perimeter buffer calculations provided.**

   b. Calculation of landscaped areas not provided. Reference Policy 2.4.a of the Comprehensive Plan Future Land Use Element.
      - **Landscape area calculation provided.**

   c. Calculation of open space not provided. Reference Section 6.7 of the LDRs.
      - **Open space calculation provided.**

3. Site Plan Attachment #6, Mailing Labels. Mailing labels for those persons/organizations on file with the City to receive notice of development applications have not been submitted.
   - **Two hard copy sets of mailing labels have been provided.**

4. Site Plan Attachment #10, Proof of Payment of Taxes. Documentation provided with the application is for 2020. Property taxes for 2021 are unpaid and must be paid no later than March 1, 2022. If property taxes for the parcel are not paid by this date, review of the application may be suspended until payment is received by the Alachua County Tax Collector's office.
   - **Acknowledged, property taxes will be paid prior to March 1, 2022 and proof of payment of 2021 taxes will be provided with the next submittal.**

We trust you will find this submittal to be complete for review and approval. If you have any questions, or need additional information, please contact me at (352) 331-1976 or via email at

Sincerely,
CHW

Walker Owen
Project Manager

City of Alachua

MIKE DAROZA
CITY MANAGER

PLANNING & COMMUNITY DEVELOPMENT
DIRECTOR KATHY WINBURN, AICP

February 7, 2022

Sent by electronic mail to walkero@chw-inc.com

Walker Owen
Causseaux, Hewett, & Walpole, Inc.
11801 Research Drive
Alachua, FL 32615

RE: Completeness Review: Picket Flex Space Plan Application

Dear Mr. Owen:

On January 31, 2022, the City of Alachua received your application for a Site Plan submitted on behalf of 14100 NW 126th Terrace, LLC. The application proposes the construction of a ±11,985 square foot building with associated site improvements on a ±2.88 acre subject property, located on Tax Parcel Number 03927-005-000.

According to Section 2.2.6 of the Land Development Regulations (LDRs), upon receipt of an application, a completeness review shall be conducted to determine that the application contains all the necessary information and materials, is in proper form and of sufficient detail, and is accompanied by the appropriate fee. The Planning Department has reviewed the aforementioned application for completeness and finds that the application is complete, contingent upon receiving the information as noted below. Please address the following deficiencies no later than **5:00 PM on Monday, February 14, 2021**. With the exception of mailing labels, all materials may be provided by email to the project planner (e.g., other than mailing labels, printed copies of materials are not required at this time).

The comments below are based solely on a preliminary review of your application for completeness. An in-depth review of the content of the application will be performed, and the findings of the in-depth review will be discussed at a Planning Assistance Team (PAT) Meeting.

Please address the following:

1. **Property Owner Authorization.** A portion of the proposed improvements appears to be located on Tax Parcel 03927-014-000, which is owned by the Copeland Industrial Park Owners Association, Inc. Authorization to submit the proposed site plan must be provided from all property owners.

2. **Site Plan Attachment #1.y, Landscape Plan.**
   a. Perimeter buffer calculations not provided.
   b. Calculation of landscaped areas not provided. Reference Policy 2.4.a of the Comprehensive Plan Future Land Use Element.

c. Calculation of open space not provided. Reference Section 6.7 of the LDRs.

3. **Site Plan Attachment #6, Mailing Labels.** Mailing labels for those persons/organizations on file with the City to receive notice of development applications have not been submitted.

4. **Site Plan Attachment #10, Proof of Payment of Taxes.** Documentation provided with the application is for 2020. Property taxes for 2021 are unpaid and must be paid no later than March 1, 2022. If property taxes for the parcel are not paid by this date, review of the application may be suspended until payment is received by the Alachua County Tax Collector's office.

If you have any questions regarding the information above, please contact me at 386-418-6100 x 1602 or via e-mail at jtabor@cityofalachua.com.

Sincerely,

Justin Tabor, AICP
Principal Planner

c: Mike DaRoza, City Manager *(by electronic mail)*
Kathy Winburn, AICP, Planning & Community Development Director *(by electronic mail)*
Adam Hall, AICP, Principal Planner *(by electronic mail)*
Project File

January 31, 2022

City of Alachua
PO Box 9
Alachua, Florida 32616

RE: Pickert Flex Space

Dear Staff:

Please find attached the following items for review and approval of the above referenced project:

- Two (2) Sets of Mailing Labels for Property Owners within 400 feet;
- Site Plan Review Fee (Check #122305 for $2,700.00)
- Four (4) Copies of the Following:
  - Site Plan Review Application;
  - Authorized Agent Affidavit;
  - Alachua County Property Appraiser Information;
  - Warranty Deed;
  - Proof of Tax Payment;
  - Legal Description;
  - Neighborhood Workshop Materials;
  - City of Alachua Concurrency Impact Analysis;
  - City of Alachua Consistency Analysis;
  - Alachua County Wetland Self Certification;
  - Signed and Sealed Fire Flow Calculations;
  - Signed and Sealed Meter Sizing Calculations;
  - Signed and Sealed Stormwater Report;
  - Signed and Sealed Development Plans; and
  - Hightail Link including all PDFs.

The Pickert Flex Space project proposes the construction of a ±11,985 sf Flex Space building with associated parking, utility infrastructure, and stormwater management facility. The site is ±2.88 acres and is located on Alachua County tax parcel 03927-005-000.

We trust you will find this submittal to be complete for review and approval. If you have any questions, or need additional information, please contact me at (352) 331-1976 or via email at daniely@chw-inc.com.

Sincerely,
CHW

Daniel Young, P.E.
Vice President, Engineering

SITE PLANS
FOR:

PICKERT FLEX SPACE

ALACHUA COUNTY, FLORIDA

SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

SUBMITTED TO:

CITY OF ALACHUA
SUWANNEE RIVER WATER MANAGEMENT DISTRICT
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION

GENERAL NOTES

1. *DEVELOPMENT DATA:* PROPOSED DEVELOPMENT

TOTAL PROJECT AREA=	125,453 S.F.	100.0%	2.88 ACRES
PROPOSED BUILDING FOOTPRINT AREA=	11,985 S.F.	9.5%	
PROPOSED CONC./PAVED AREA=	24,798 S.F.	19.8%	
EXISTING IMPERVIOUS AREA=	32,194 S.F.	25.7%	
TOTAL IMPERVIOUS AREA=	68,977 S.F.	55.0%	
OPEN SPACE=	56,476 S.F.	45.0%	

DESCRIPTION: THIS PROJECT CONSISTS OF THE CONSTRUCTION OF A ±11,985 SF FLEX SPACE BUILDING WITH ASSOCIATED PARKING, UTILITY INFRASTRUCTURE AND STORMWATER MANAGEMENT FACILITY.

ZONING & LAND USE DESIGNATION:
ZONING = LIGHT AND WAREHOUSE INDUSTRIAL (ILW) ZONING DISTRICT DESIGNATION.
FUTURE LAND USE = INDUSTRIAL

2. MINIMUM BUILDING / YARD SETBACKS PER ILW ZONING ARE AS FOLLOWS:

PRIMARY BUILDING (ILW)	
FRONT:	20'
SIDE:	15', EXCEPT WHERE RAILROAD SPUR ABUTS SIDE OR REAR PROPERTY LINE, THEN NONE
REAR:	15'
MINIMUM LOT AREA	NONE
MINIMUM LOT WIDTH	NONE
MAX BUILDING HEIGHT	65'
MAX LOT COVERAGE	NONE
MAX FAR	1.0

3. PARKING CALCULATIONS:
CAR: 1 SPACE PER EMPLOYEE ON LARGEST SHIFT (WAREHOUSE (DISTRIBUTION))

25 EMPLOYEES	= 25 SPACES (MINIMUM)
25 SPACES X 125%	= 31 SPACES (MAXIMUM)
TOTAL PROVIDED	= 26 SPACES (2 ACCESSIBLE)

ACCESSIBLE PARKING SPACES REQUIRED: 2 SPACES
PROVIDED: 2 SPACES

4. DATE OF BOUNDARY SURVEY:
A BOUNDARY AND TOPOGRAPHIC SURVEY WAS COMPLETED BY CHW AND DATED APRIL 13, 2021.

5. UTILITIES:
-POTABLE WATER AND FIRE SERVICE WILL BE PROVIDED BY CITY OF ALACHUA.
-SANITARY SEWER SERVICE WILL BE PROVIDED BY CITY OF ALACHUA
-ELECTRIC SERVICE WILL BE PROVIDED BY CITY OF ALACHUA

6. DRAINAGE
AN ON-SITE STORM SEWER COLLECTION SYSTEM WILL BE CONSTRUCTED WHICH WILL DISCHARGE TO PROPOSED STORMWATER MANAGEMENT FACILITY 1 (SMF-1), WHICH IS LOCATED AT THE SOUTHERN PORTION OF THE SITE. THE FACILITY MEETS CITY OF ALACHUA AND SRWMD DESIGN CRITERIA.

7. NATURAL FEATURES:
EXISTING TOPOGRAPHY CONSISTS OF MODERATE SLOPE FROM THE NORTHEAST PORTION OF THE SITE TO THE SOUTHEAST PORTION OF THE SITE.

8. ZONING/LAND USE INFORMATION AND COMPLIANCE:
LIGHT AND WAREHOUSE INDUSTRIAL (ILW) ZONING DISTRICT DESIGNATION.

THE PROPOSED FACILITY IS LISTED AS AN ALLOWABLE USE IN ARTICLE 3 SEC. 3.5 OF THE LDRS, WHICH PERMITS THE DEVELOPMENT OF FLEX SPACE ARRANGEMENTS IN ILW ZONING DISTRICTS.

PER ARTICLE 6 OF THE LDRS, THE PROPOSED SITE IS CONSISTENT WITH ALL APPLICABLE DEVELOPMENT STANDARDS. COMPLIANCE WITH REQUIRED PARKING CAN BE FOUND IN NOTE 3 ON THIS SHEET. THERE ARE FEW EXISTING TREES ON SITE AND THE PROPOSED LANDSCAPING FULFILLS GENERAL, MITIGATION, AND BUFFER REQUIREMENTS. THE PROPOSED STORMWATER CONVEYANCE SYSTEM, STORMWATER MANAGEMENT FACILITY, AND EROSION PROTECTION FULFILL ENVIRONMENTAL PROTECTION STANDARDS THROUGH THE USE OF BMPS.

9. CONCURRENCY IMPACT ANALYSIS:
SUBMITTED UNDER SEPARATE COVER

10. LEGAL DESCRIPTION:
SEE SURVEY

SURVEYOR OF RECORD
ANDREW K. SMITH, P.S.M.
CHW
11801 RESEARCH DRIVE
ALACHUA, FLORIDA 32615
(352) 331-1976

LANDSCAPE ARCHITECT
CAELI TOLAR, R.L.A.
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11801 RESEARCH DRIVE
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DEVELOPER/OWNER
14100 NW 126TH TERRACE, LLC
2504 NW 71ST PLACE
GAINESVILLE, FLORIDA 32653
(352) 371-1417

ENGINEER OF RECORD
DANIEL H. YOUNG, P.E.
CHW
11801 RESEARCH DRIVE
ALACHUA, FLORIDA 32615
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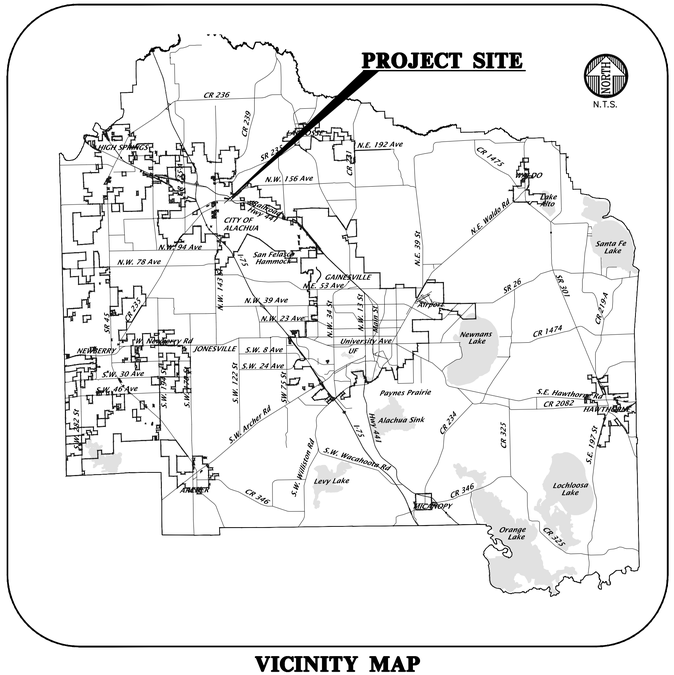
SHEET INDEX

SHEET NUMBER	DESCRIPTION
C0.00	COVER SHEET AND INDEX
C0.10	GENERAL NOTES
C0.11	LEGEND
1 OF 1	BOUNDARY SURVEY
C0.20	STORMWATER POLLUTION PREVENTION NOTES
C0.21	STORMWATER POLLUTION PREVENTION PLAN AND DETAILS
C0.30	DEMOLITION PLAN
C1.10	DETAILED SITE AND HORIZONTAL CONTROL PLAN
C1.20	ACCESSIBILITY SITE PLAN
C2.10	DETAILED GRADING AND DRAINAGE PLAN
C2.20	STORMWATER MANAGEMENT FACILITY
C2.30	CONSTRUCTION DETAILS
C3.10	DETAILED UTILITY PLAN
C3.20 - C3.21	UTILITY DETAILS
A-1 - A-2	ARCHITECTURAL FLOOR PLAN AND ELEVATIONS
IR-1	IRRIGATION SCHEDULE, DETAILS, AND PLAN
LS-1	LANDSCAPE DETAILS AND NOTES
LS-2	LANDSCAPE PLAN
P-1 - P-2	PHOTOMETRIC PLANS



VICINITY MAP

LOCATION MAP

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SCALE: N/A
VERIFY SCALE BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/9/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA, SRWMD AND FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: COVER SHEET AND INDEX

TECHNICIAN: K MERRITT
DESIGNER: C MATTHEWMETT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C0.00

Tech: wolawo Plot Date: Apr 07,2022 10:05am Filename: W:\2021\21-0176\Departments\04_Engineering\02_DWGs\Production Files\21-0176 C0.00 CV Assault.dwg

GENERAL NOTES

1. THE TOPOGRAPHIC AND EXISTING INFORMATION SHOWN HEREON WERE TAKEN FROM A TOPOGRAPHIC SURVEY PREPARED BY CHW, AND DATED APRIL 13, 2021.

2. THE LOCATION OF ALL EXISTING UTILITIES SHOWN ON THE PLANS HAS BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR ACCURACY. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE VARIOUS UTILITIES AND TO MAKE NECESSARY ARRANGEMENTS FOR ANY RELOCATION OF THESE UTILITIES WITH THE OWNER OF THE UTILITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING ANY UNDERGROUND UTILITY, WHETHER SHOWN ON THE PLANS OR LOCATED BY THE UTILITY COMPANY. THE RESPECTIVE UTILITY COMPANIES SHALL RELOCATE ALL UTILITIES THAT INTERFERE WITH THE PROPOSED CONSTRUCTION. THE CONTRACTOR SHALL COOPERATE WITH THE UTILITY COMPANIES DURING THE RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE CAUSED TO THE CONTRACTOR BY THE VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT AND NO EXTRA COMPENSATION WILL BE ALLOWED.

3. THE CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN AREAS OF BURIED UTILITIES AND SHALL PROVIDE AT LEAST 48 HOURS NOTICE TO THE APPROPRIATE UTILITY COMPANIES IN ORDER TO ALLOW MARKING OF THE LOCATIONS OF EXISTING UNDERGROUND FACILITIES IN ADVANCE OF CONSTRUCTION BY CALLING THE FLORIDA SUNSHINE STATE ONE-CALL CENTER, INC. AT 1-800-432-4770 OR 811. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY "SUNSHINE" 48 HOURS PRIOR TO ANY CLEARING OF CONSTRUCTION TO IDENTIFY ALL UTILITY LOCATIONS. NO CONSTRUCTION ACTIVITY MAY OCCUR UNTIL THE UTILITIES HAVE BEEN PROPERLY MARKED.

4. THE CONTRACTOR SHALL FIELD VERIFY THE HORIZONTAL LOCATION AND VERTICAL LOCATION OF ALL EXISTING UTILITIES WITHIN THE LIMITS OF THE PROJECT ENVELOPE SHOWN PRIOR TO COMMENCING WORK. THE CONTRACTOR SHALL CALL ALL UTILITY COMPANIES TO HAVE THE LOCATIONS OF ALL UTILITIES FIELD MARKED PRIOR TO COMMENCEMENT OF CONSTRUCTION. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER PRIOR TO CONTINUING CONSTRUCTION.

5. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE TO EXISTING FACILITIES, ABOVE OR BELOW GROUND THAT MAY OCCUR AS A RESULT OF THE WORK PERFORMED BY THE CONTRACTOR.

6. ALL PRIVATE AND PUBLIC PROPERTY AFFECTED BY THIS WORK SHALL BE RESTORED TO A CONDITION EQUAL TO OR BETTER THAN EXISTING CONDITIONS BEFORE COMMENCING CONSTRUCTION WORK, UNLESS SPECIFICALLY EXEMPTED BY THE PLANS. ADDITIONAL COSTS ARE INCIDENTAL TO OTHER CONSTRUCTION AND NO EXTRA COMPENSATION WILL BE ALLOWED.

7. ALL WORK PERFORMED SHALL COMPLY WITH THE REGULATIONS AND ORDINANCES OF THE VARIOUS GOVERNMENTAL AGENCIES HAVING JURISDICTION OVER THE WORK INCLUDING LANDSCAPING.

8. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BECOME FAMILIAR WITH THE PERMIT AND INSPECTION REQUIREMENTS OF THE VARIOUS GOVERNMENTAL AGENCIES. THE CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS PRIOR TO CONSTRUCTION AND SCHEDULE INSPECTIONS ACCORDING TO AGENCY AND/OR MUNICIPALITY INSTRUCTIONS.

9. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY WITH AND ENFORCE ALL APPLICABLE SAFETY REGULATIONS.

10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXCAVATIONS AGAINST COLLAPSE AND SHALL PROVIDE BRACING, SHEETING OR SHORING AS NECESSARY. TRENCHES SHALL BE KEPT DRY WHILE PIPES ARE BEING PLACED. DEWATERING SHALL BE USED AS REQUIRED, AND PERMITTED THROUGH LOCAL GOVERNMENTAL AGENCIES AND WATER MANAGEMENT DISTRICT PER CURRENT REGULATIONS AT THE SOLE COST OF THE CONTRACTOR.

11. CONTRACTOR TO REVIEW GEOTECHNICAL REPORT AND BORINGS PRIOR TO BIDDING THE PROJECT AND FOLLOW OUTLINED CONSTRUCTION TECHNIQUES.

12. THE CONTRACTOR IS RESPONSIBLE FOR COORDINATING APPLICABLE TESTING WITH THE SERVICES OF AN APPROVED TESTING LABORATORY AND/OR SOILS ENGINEER, APPLICABLE REGULATORY AGENCIES, AND AS MAY BE FOUND IN THE ENGINEERING CONSTRUCTION DRAWINGS OR SPECIFICATIONS. CONTRACTOR TO VERIFY ALL TESTING WITH THE OWNER PRIOR TO COMMENCING CONSTRUCTION. UPON COMPLETION OF THE WORK, THE TESTING LABORATORY AND/OR SOILS ENGINEER MUST SUBMIT TO THE OWNER'S ENGINEER CERTIFICATIONS STATING THAT ALL REQUIREMENTS HAVE BEEN MET.

13. INSTALL SILT FENCE PRIOR TO SITE DEMOLITION OR NEW SITE CONSTRUCTION. INSTALL SILT FENCE PER FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL AND PROVIDE TOE-IN. THE CONTRACTOR SHALL MAINTAIN THE SILT FENCE IN WORKING ORDER THROUGHOUT THE CONSTRUCTION PHASE. THE PROJECT SILT FENCE SHALL BE INSPECTED DAILY AND ANY CORRECTIVE MEASURES SHALL BE COMPLETED WITHIN 24 HOURS.

14. ALL TREE BARRICADES AND SILT FENCING SHALL BE INSTALLED AND INSPECTED BY CITY OF ALACHUA PRIOR TO COMMENCEMENT OF ANY DEMOLITION OR CONSTRUCTION ACTIVITIES.

15. THE CONTRACTOR IS TO PREPARE THE SITE PRIOR TO BEGINNING ACTUAL CONSTRUCTION IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.

16. ALL DELETERIOUS MATERIAL (I.E. MUCK, PEAT, BURIED DEBRIS) IS TO BE EXCAVATED IN ACCORDANCE WITH THESE PLANS OR AS DIRECTED BY THE OWNER'S ENGINEER OR OWNER'S SOIL TESTING COMPANY. DELETERIOUS MATERIAL IS TO BE STOCKPILED AND REMOVED FROM THE SITE. EXCAVATED AREAS ARE TO BE BACKFILLED WITH APPROVED MATERIALS AND COMPACTED AS SHOWN ON THESE AREAS.

17. CONTRACTOR SHALL CLEAR AND GRUB ONLY THOSE PORTIONS OF THE SITE NECESSARY FOR CONSTRUCTION. DISTURBED AREAS SHALL BE SODDED, SEEDED, MULCHED, OR PLANTED WITH OTHER APPROVED LANDSCAPE MATERIAL, AS DIRECTED BY THESE PLANS, IMMEDIATELY FOLLOWING CONSTRUCTION PER LOCAL INSPECTOR.

18. WORK BEING PERFORMED UNDER THIS CONTRACT SHALL INTERFACE SMOOTHLY WITH OTHER WORK BEING PERFORMED ON THE SITE BY OTHER CONTRACTORS AND/OR UTILITY COMPANIES. IT WILL BE NECESSARY FOR THE CONTRACTOR TO COORDINATE AND SCHEDULE HIS ACTIVITIES, WHERE NECESSARY, WITH OTHER CONTRACTORS AND UTILITY COMPANIES.

19. ALL PAVEMENT DIMENSIONS SHOWN ARE TO EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.

20. THE GOVERNING STANDARDS AND SPECIFICATIONS, UNLESS STATED OTHERWISE SHALL BE PER FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD PLANS (FY 2021-22 ROAD CONSTRUCTION), AND STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION DATED JANUARY 2022, AS AMENDED BY CONTRACT DOCUMENTS. ALL MATERIALS AND METHODS SHALL MEET FDOT SPECIFICATIONS AND SHALL BE PRODUCED OR OBTAINED FROM AN FDOT APPROVED SOURCE.

21. ALL NEW TRAFFIC CONTROL DEVICES (SIGNS AND PAVEMENT MARKINGS) SHALL CONFORM TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) AND FDOT STANDARDS.

22. ALL STRIPING WITHIN THE FDOT RIGHT OF WAY SHALL BE PLACED FIRST AS TEMPORARY STRIPING FOLLOWED BY APPLICATION OF THERMOPLASTIC STRIPING 30 DAYS LATER.

23. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING PROPER BENCHMARKS ON-SITE. EXISTING BENCH MARKS SCHEDULED FOR REMOVAL SHALL BE RELOCATED AT CONTRACTORS EXPENSE AND RE-ESTABLISHED BY A LICENSED SURVEYOR.

24. ALL HANDICAP RAMPS SHALL COMPLY WITH THE FLORIDA ACCESSIBILITY CODE AND AMERICANS WITH DISABILITIES ACT.

25. A PRE-CONSTRUCTION CONFERENCE SHALL BE REQUIRED. THE CONTRACTOR, ENGINEER OF RECORD, AND THE OWNER SHALL MEET WITH THE CITY OF ALACHUA PUBLIC WORKS DEPARTMENT PRIOR TO INITIATION OF SITE CONSTRUCTION.

26. ANY CHANGE ORDER REQUESTS, SITE REVISIONS, AND PAY REQUESTS MUST BE SUBMITTED TO AND APPROVED BY THE ENGINEER OF RECORD.

27. CONTRACTOR IS RESPONSIBLE FOR ALL DEWATERING AS NEEDED THROUGHOUT ALL CONSTRUCTION ACTIVITIES COVERED BY THESE PLANS. DEWATERING SHALL BE DONE IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS, 2018 EDITION, SECTION 120.

28. THE CONTRACTOR IS RESPONSIBLE FOR THE PERFORMANCE AND COST OF ALL CLEARING AND GRUBBING AND ALL WORK OF REMOVAL, DISPOSAL, AND REPAIR OR REPLACEMENT OF EXISTING IMPROVEMENTS WHERE SHOWN IN THE PLANS, OR ORDERED BY THE ENGINEER TO BE REMOVED, OR WHERE REQUIRED BECAUSE OF THE CONSTRUCTION OPERATIONS, IN ORDER TO CONSTRUCT THE PROPOSED IMPROVEMENTS (THIS INCLUDES BUT IS NOT LIMITED TO PROPOSED PIPING, STRUCTURES, UTILITIES, PAVING, CURBING, ETC.).

29. AN AS-BUILT SURVEY MAY BE REQUIRED BY REGULATORY AGENCIES. CONTRACTOR TO COORDINATE WITH PROJECT OWNER FOR COMPLETION OF AS-BUILT SURVEYS PRIOR TO PROJECT / PERMIT CLOSE-OUT.

MAINTENANCE OF TRAFFIC (MOT) NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR CREATING A MAINTENANCE OF TRAFFIC (MOT) PLAN FOR CONSTRUCTION ACTIVITY THAT OCCURS WITHIN THE PUBLIC RIGHT-OF-WAY, INCLUDING BUT NOT LIMITED TO SIDEWALK WORK AND ACTIVITIES THAT REQUIRE A LANE (OR ROAD) CLOSURE, SUCH AS CONNECTION TO SEWER MANHOLES AND WATER MAINS. THE MOT PLAN MUST BE CREATED BY A REGISTERED PROFESSIONAL ENGINEER WHO IS CERTIFIED TO DO SO BY THE FDOT MOT CERTIFICATION TRAINING. THE MOT PLAN MUST ALSO BE IN ACCORDANCE WITH FDOT STANDARDS PLANS AND FDOT STANDARD SPECIFICATIONS REQUIREMENTS AND MUST BE REVIEWED AND APPROVED BY THE CITY OF ALACHUA.

2. THE CONTRACTOR SHALL SUBMIT THE MOT TO THE APPROPRIATE REGULATORY AUTHORITY PRIOR TO WORK REQUIRING THE MOT FOR APPROVAL. NO WORK IN THE ROW SHALL OCCUR UNTIL THE MOT IS APPROVED.

DEMOLITION GENERAL NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE TO DISPOSE OF ALL DEMOLITION MATERIALS IN A SAFE AND LAWFUL MANNER. THE CONTRACTOR SHALL SALVAGE TO THE OWNER ANY ITEM AS DETERMINED BY THE OWNER. ONCE DEMOLISHED, MATERIAL SHALL BE DISPOSED OF PROPERLY AND IMMEDIATELY.

2. REMOVE ALL IMPROVEMENTS DEFINED ON THE DEMOLITION PLAN. SALVAGE ITEMS TO OWNER AS DEFINED BY THE OWNER'S REPRESENTATIVE AND CONSTRUCTION DOCUMENT SPECIFICATIONS.

3. EXISTING PAVEMENT AND SIDEWALK EDGES THAT BORDER NEW CONSTRUCTION OR DEMOLITION ARE TO BE SAW-CUT TO PROVIDE A SMOOTH TRANSITION.

4. ALL EXISTING TREES ARE TO REMAIN UNLESS OTHERWISE NOTED.

5. ROOTS LARGER THAN 1 INCH IN DIAMETER ON TREES TO BE PRESERVED THAT ARE ENCOUNTERED DURING CONSTRUCTION MUST BE CUT CLEANLY AND COVERED OVER WITH SOIL BY THE END OF THE WORKING DAY.

6. ALL ASPHALT AND LIMEROCK WILL BE COMPLETELY REMOVED FROM AREAS THAT WILL BE LANDSCAPED. IN PARTICULAR, AREAS WHERE ASPHALT WILL BE REMOVED MUST HAVE THE TOP HARD SURFACE, LIMEROCK, AND COMPACTED SOIL REMOVED. REPLACEMENT SOIL SHALL BE CLEAN DEEP FILL OF PH 5.5 - 6.5. THE DEPTH OF UNCOMPACTED SOIL PRIOR TO PLANTING MUST BE AT LEAST 3 FEET TO ACCOMMODATE FUTURE TREE ROOT GROWTH. NO LIMEROCK, LARGE STONES, OR OTHER CONSTRUCTION DEBRIS CAN REMAIN IN AREAS TO BE LANDSCAPED.

PAVING, GRADING, AND DRAINAGE GENERAL NOTES

1. THE CONTRACTOR IS RESPONSIBLE FOR EROSION/SEDIMENTATION CONTROL PRACTICES DURING CONSTRUCTION TO MINIMIZE ON-SITE EROSION/SEDIMENTATION AND TO PROTECT AGAINST DAMAGE TO OFF SITE PROPERTY. THE FOLLOWING PRACTICES SHALL BE EMPLOYED:

A. EROSION AND SEDIMENTATION CONTROL SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. AREAS OF OFF-SITE DISCHARGE DURING CONSTRUCTION SHALL BE PROTECTED WITH A SEDIMENT BARRIER PER FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL TO PREVENT OFF-SITE DISCHARGE OF SEDIMENTS. A SILT BARRIER SHALL SPECIFICALLY BE REQUIRED, CONSTRUCTED, AND MAINTAINED AS INDICATED ON THIS SHEET. TEMPORARY SEED AND MULCH SHOULD BE USED TO CONTROL ON-SITE EROSION WHEN IT IS NOT PRACTICAL TO ESTABLISH PERMANENT VEGETATION. SOD SHALL BE PLACED AS EARLY AS POSSIBLE ON ALL SLOPES STEEPER THAN 5 (FT) HORIZONTAL TO 1 (FT) VERTICAL. SOD SHALL BE PINNED AS REQUIRED. ALL EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE MAINTAINED IN WORKING ORDER THROUGHOUT THE CONSTRUCTION PHASE. THE CONTRACTOR SHALL INSPECT AND REPAIR AS NECESSARY THE EROSION/SEDIMENTATION PROTECTION AT THE END OF EACH WORKING DAY.

NOTE: EROSION/SEDIMENTATION CONTROL SHALL BE PLACED PRIOR TO SITE EXCAVATION AND SHALL REMAIN IN PLACE UNTIL SITE VEGETATION AND LANDSCAPING IS COMPLETE.

B. ALL INLET STRUCTURES AND PIPE SHALL BE PROTECTED FROM SILTATION BY CONSTRUCTING INLET PROTECTION AS DEFINED BY THESE PLANS OR IN THE FDOT STANDARDS. IF SILTATION OCCURS, THE CONTRACTOR IS RESPONSIBLE TO REMOVE SILTATION AS PART OF THE BASE CONTRACT AT NO ADDITIONAL COST TO THE OWNER.

C. EXCAVATED STORMWATER FACILITIES SHALL BE CONSTRUCTED AS PART OF THE INITIAL CONSTRUCTION. THE FACILITIES SHALL BE ROUGH GRADED TO THE DESIGN ELEVATIONS. AFTER THE CONTRIBUTING DRAINAGE AREA IS STABILIZED. THE FACILITIES BOTTOM SHALL BE OVER-EXCAVATED BY SIX INCHES, SCARIFIED, BACKFILLED WITH ARCHER FILL (HAVING NO MORE THAN 5% PASSING NO. 200 SIEVE), AND GRADED TO FINAL DESIGN GRADES. EXCESS AND UNSUITABLE SOILS SHALL BE REMOVED FROM THE BASIN (REMOVE ALL ACCUMULATED SILTS, CLAYS, ORGANIC, AND DEBRIS). FINALLY, SCARIFY AND RAKE BOTTOM AND VEGETATE.

D. PERMANENT VEGETATIVE STABILIZATION SHALL BE APPLIED ON FINE GRADED SITES AS SOON AS PRACTICAL. TEMPORARY SEEDING SHOULD BE EMPLOYED TO PREVENT EXPOSURE OF BARREN SOILS UNTIL PERMANENT VEGETATION CAN BE APPLIED.

E. ALL SLOPES 1:3 OR STEEPER REQUIRE LAPPED OR PEGGED SOD.

F. EROSION, SEDIMENT AND TURBIDITY CONTROL ARE THE RESPONSIBILITY OF THE CONTRACTOR. THESE DELINEATED MEASURES ARE THE MINIMUM REQUIRED, WITH ADDITIONAL CONTROLS TO BE UTILIZED AS NEEDED, DEPENDENT UPON ACTUAL SITE CONDITIONS AND CONSTRUCTION OPERATION.

G. ALL SYNTHETIC BALES, SILT FENCE, AND OTHER EROSION CONTROL MEASURES SHALL BE REMOVED AT THE COMPLETION OF THE PROJECT.

2. THE CONTRACTOR SHALL MAINTAIN IN HIS POSSESSION A COPY OF THE WATER MANAGEMENT DISTRICT CONSTRUCTION PERMIT. HE SHALL BE RESPONSIBLE FOR ADHERENCE TO ALL CONDITIONS CONTAINED IN THE PERMIT.

3. PROPOSED SPOT ELEVATIONS REPRESENT FINISHED PAVEMENT OR GROUND SURFACE GRADE UNLESS OTHERWISE NOTED ON DRAWINGS.

4. CONTRACTOR SHALL SUBMIT FOR REVIEW TO THE OWNER AND OWNER'S ENGINEER SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS TO BE USED ON THIS SITE. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT CONTRACTOR'S EXPENSE. ENGINEER'S APPROVAL OF A SHOP DRAWING DOES NOT RELIEVE THE CONTRACTOR'S RESPONSIBILITY FOR THE PERFORMANCE OF THE ITEM.

5. THE COST OF ALL TESTING OF COMPACTION AND OTHER REQUIRED TESTS SHALL BE PAID BY THE CONTRACTOR AND MADE AVAILABLE TO THE ENGINEER OF RECORD DURING SITE INSPECTIONS.

6. GENERAL CONTRACTOR TO CONTACT ENGINEER OF RECORD AND THE OWNER REPRESENTATIVE 48 HOURS IN ADVANCE PRIOR TO BACKFILLING TRENCHES FOR FIELD INSPECTION AND PRIOR TO LAYING ASPHALT FOR FIELD INSPECTION.

7. CONTRACTOR IS TO SUBMIT FDOT APPROVED ASPHALT DESIGN MIXES TO THE OWNER'S REPRESENTATIVE AND ENGINEER OF RECORD BEFORE ANY WORK IS TO COMMENCE ON PROJECT. THE MIXTURE AT THE PLANT OR ON THE ROAD SHALL NOT EXCEED 335 DEGREES. THE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE AND PROVIDE TEMPERATURE READINGS PRIOR TO LAYING ASPHALT.

8. AS DETERMINED NECESSARY AND DIRECTED BY CITY OF ALACHUA PUBLIC WORKS DEPARTMENT OR ENGINEER OF RECORD, THE CONTRACTOR SHALL UNDERCUT ALL UNSUITABLE MATERIAL 24 INCHES BELOW THE BOTTOM OF ANY PROPOSED LIMEROCK BASE, AND SHALL BACKFILL WITH FILL MATERIAL MEETING FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION. SEE FDOT INDEX 120-001 AND 120-002.

9. PROVIDE LEVEL PLATFORM IN FRONT OF ALL EGRESS DOORS. THE FLOOR SURFACE ON BOTH SIDES OF A DOOR SHALL BE AT THE SAME ELEVATION. THE FLOOR SURFACE OR LANDING ON EACH SIDE OF THE DOOR SHALL EXTEND FROM THE DOOR IN THE CLOSED POSITION A DISTANCE EQUAL TO THE DOOR WIDTH AND SHALL COMPLY WITH SECTION 4.13.6 MANEUVERING CLEARANCES AT DOORS OF THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION.

10. RAMPS SHALL HAVE LEVEL LANDINGS AT THE BOTTOM AND TOP OF EACH RAMP RUN. CURB RAMPS ARE NOT REQUIRED TO HAVE LANDINGS. LANDINGS SHALL HAVE THE FOLLOWING FEATURES:

A. THE LANDING SHALL BE AT LEAST AS WIDE AS THE RAMP RUN LEADING TO IT.

B. ALL LANDINGS ON RAMPS SHALL BE NOT LESS THAN 60" CLEAR, AND THE BOTTOM OF EACH RAMP SHALL HAVE NOT LESS THAN 72" OF STRAIGHT AND LEVEL CLEARANCE.

C. IF RAMPS CHANGE DIRECTION AT LANDINGS, THE MINIMUM LANDING SIZE SHALL BE 60"X60". IF A RAMP RUN HAS A RISE GREATER THAN 6" OR A HORIZONTAL PROJECTION GREATER THAN 72" THEN IT SHALL HAVE HANDRAILS ON BOTH SIDES. HANDRAILS ARE NOT REQUIRED ON CURB RAMPS. HANDRAILS SHALL BE SHOWN ON THE SITE PLAN.

11. THE CONTRACTOR SHALL STOCKPILE TOPSOIL AND CONSTRUCTION MATERIALS IN AREAS DESIGNATED BY THE OWNER.

12. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING RECORD DRAWINGS AS NOTED IN NOTE #29 UNDER SITE GENERAL NOTES.

13. ALL CONCRETE USED SHALL BE 2,500 PSI MINIMUM.

14. ALL WELLS, CLEANOUTS, MANHOLE TOPS, PULL BOX COVERS AND OTHER UTILITY APPURTENANCES IN THE AREA OF REDEVELOPMENT SHALL BE PROTECTED AND TOPS ADJUSTED TO MATCH PROPOSED GRADES.

15. CONTRACTOR SHALL SAW CUT, TACK, AND MATCH EXISTING PAVEMENT AT LOCATIONS WHERE NEW PAVEMENT MEETS ANY EXISTING PAVEMENT.

16. SOD SHALL BE PLACED AROUND ALL STRUCTURES AS DIRECTED BY THE FDOT INDEX 524-001 AND FDOT INDEX 425- AND 430- SERIES AS APPROPRIATE. ALL OTHER DISTURBED AREAS SHALL BE SEEDED AND MULCHED.

17. ALL STORM SEWER CURB AND DITCH BOTTOM INLETS SHALL CONFORM TO THE APPLICABLE FDOT INDEX. ALL DRAINAGE STRUCTURES WITH GRATES THAT ARE LOCATED IN GRASSED AREAS SHALL HAVE THE GRATE CHAINED TO THE STRUCTURE USING AN EYE BOLT AND CHAIN.

18. ALL CONCRETE STRUCTURES SHALL HAVE ALL EXPOSED EDGES CHAMFERED 3/4" AND CLASS I SURFACE FINISH.

19. ALL HDPE FITTINGS AND CONNECTORS SHALL BE WATER TIGHT. SEE SPECIFICATIONS FOR MORE INFORMATION.

20. COMPACTION OF ALL MATERIALS SHALL BE LIMITED TO STATIC MODE ONLY, UNLESS DIRECTED OTHERWISE BY THE ENGINEER OF RECORD.

21. ALL RCP PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION SECTION 430.

WATER AND WASTEWATER GENERAL NOTES

1. THE UTILITY PLAN AND PLAT SHOWS ALL PUBLIC UTILITY EASEMENTS (PUES) IN A METES AND BOUNDS FORMAT. THE OWNER MAY CHOOSE TO GRANT THE METES AND BOUNDS EASEMENTS AS SHOWN, OR A BLANKET EASEMENT OVER THE ENTIRE PROPERTY, PROVIDED FACILITIES ARE INSTALLED WITHIN THE PRESCRIBED DISTANCES AS SHOWN ON THE UTILITY PLANS AND IN ACCORDANCE WITH THE UTILITY SEPARATION REQUIREMENTS
2. ALL CONSTRUCTION MATERIALS AND METHODS FOR POTABLE WATER, WASTEWATER, AND RECLAIMED WATER SYSTEMS SHALL BE IN CONFORMANCE WITH CITY'S DESIGN & CONSTRUCTION STANDARDS, LATEST EDITION.
3. POTABLE WATER AND WASTEWATER MAINS SHALL MAINTAIN A MINIMUM 10 FEET HORIZONTAL AND 1.5 FOOT VERTICAL SEPARATION. POTABLE WATER MAINS TO BE INSTALLED ABOVE WASTEWATER MAINS. ARRANGE CROSSINGS SUCH THAT WASTEWATER JOINTS SHALL BE AS FAR AS POSSIBLE FROM THE WATER MAIN JOINTS, 6-FEET MINIMUM. ALSO SEE NOTE 26.
4. A MINIMUM HORIZONTAL SEPARATION OF 10 FEET FOR POTABLE WATER MAINS, WASTEWATER FORCE MAINS, AND RECLAIMED WATER MAINS, AND 15 FEET FOR GRAVITY WASTEWATER MAINS SHALL BE PROVIDED AND MAINTAINED FROM, BUILDINGS, TRANSFORMERS, AND ALL PERMANENT STRUCTURES.
5. SERVICE LATERALS REQUIRE 5 FEET LESS CLEARANCE FOR EACH OF THE UTILITIES; NOTE THAT WATER SERVICE LATERALS SHALL BE INSTALLED WITHIN 4" SLEEVES UNDER ROADWAYS
6. POTABLE WATER SERVICES, REQUIRING A SEPARATE WATER METER, SHALL BE PROVIDED TO EACH LOT, BUILDING OR PARCEL.
7. 2" VALVES LOCATED IN PAVED AREAS, INCLUDING SIDEWALKS, OR DEEPER THAN 18 INCHES SHALL BE APPROVED CAST IRON, RESILIENT SEAT GATE VALVES WITH STANDARD 2" OPERATING NUT, THREADED WITH GALVANIZED NIPPLE BETWEEN THE VALVES AND TAPPING SADDLE OR TAPPED TEE.
8. WATER MAINS PLACED UNDER ROADWAYS, SHALL BE CEMENT LINED DUCTILE IRON PIPE (CLDIP) EXTENDING 5 FEET PAST THE BACK OF CURB.
9. TRACER WIRE INSTALLED ON ALL WATER MAINS, BOTH PVC AND DUCTILE IRON.
10. 2" WATER SERVICE CROSSINGS LOCATED UNDER ROADWAYS SHALL BE ENCASED IN 4" SCH 40 PVC EXTENDING 5' PAST THE BACK OF CURB.
11. ANCHORING TEES, COUPLINGS, AND BENDS SHALL BE USED ON ALL FIRE HYDRANT ASSEMBLIES AND INCLUDE AN ANCHORED VALVE TO THE MAIN.
12. ALL PRESSURIZED MAIN FITTINGS SHALL BE MECHANICAL JOINT WITH RESTRAINED JOINT GLANDS; A SUFFICIENT LENGTH OF THE PIPE CONNECTED TO THE FITTINGS SHALL BE MECHANICALLY RESTRAINED TO PROVIDE ADEQUATE REACTION. DEAD END RUNS SHALL BE BELL RESTRAINED UPSTREAM OR WING BLOCKED WHERE ANY ISOLATION VALVE IS SUBJECT TO BLOWING OFF DUE TO EXCAVATION.
13. ALL SANITARY WASTEWATER SERVICE LATERALS SHALL BE MIN. 4" DIAMETER PVC (SDR 35) AT 1.00% MIN. SLOPE UNLESS OTHERWISE LABELED.
14. WASTEWATER CLEANOUT COVERS LOCATED WITHIN PAVEMENT AND SIDEWALKS SHALL BE RATED FOR TRAFFIC LOAD BEARING.
15. MANHOLES WHICH ARE NOT INSTALLED UNDER PAVEMENT SHALL HAVE A RIM ELEVATION AT LEAST 6" ABOVE FINISHED GRADE, AND A 10:1 SLOPE TO FINISHED GRADE.
16. UNLESS OTHERWISE NOTED ON THE PLANS, THE FINISHED FLOOR ELEVATIONS OF BUILDINGS SHALL BE A MINIMUM OF 6" ABOVE THE LOWEST UPSTREAM MANHOLE TOP. IF THIS IS INFEASIBLE, A WASTEWATER SERVICE LATERAL BACKWATER VALVE IS REQUIRED ON THE CUSTOMER SIDE OF THE CLEANOUT.
17. WHEN A POTABLE OR RECLAIMED WATER MAIN, OR A WASTEWATER FORCE MAIN IS ROUTED WITHIN 5 FT. OF AN ELECTRIC TRANSFORMER, A COMPLETE LENGTH OF DIP SHALL BE CENTERED ON THE TRANSFORMER WITH MECHANICAL RESTRAINT AT EACH END. NO FITTINGS OR VALVES SHALL OCCUR WITHIN 10 FT. OF THE NEAREST EDGE OF THE TRANSFORMER. A MINIMUM CLEARANCE OF 3' SHALL BE MAINTAINED BETWEEN THE MAIN AND THE TRANSFORMER.
18. ALL FORCE MAINS, BOTH PVC AND DUCTILE IRON, TO HAVE TRACER WIRE WITH VALVE BOX EVERY 300-FT FOR TESTING OF TRACER WIRE.
19. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY ALL UTILITY COMPANIES TO DISCONNECT OR REMOVE THEIR FACILITIES PRIOR TO REMOVING OR DEMOLISHING ANY EXISTING STRUCTURES FROM THE SITE.
20. THE CONTRACTOR IS RESPONSIBLE FOR ANY NECESSARY UTILITY FIELD LOCATION AND RELOCATION AS REQUIRED.
21. THE COST OF ALL TESTING OF COMPACTION AND OTHER REQUIRED TESTS SHALL BE PAID BY THE CONTRACTOR AND MADE AVAILABLE TO THE ENGINEER OF RECORD DURING SITE INSPECTIONS.
22. THE CONTRACTOR SHALL PERFORM AN INFILTRATION/EXFILTRATION TEST ON GRAVITY SEWERS IN ACCORDANCE WITH THE REGULATORY JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. COORDINATION AND NOTIFICATION OF PARTIES US THE CONTRACTOR'S RESPONSIBILITY.
23. ALL FORCE MAINS SHALL BE SUBJECT TO A HYDROSTATIC PRESSURE TEST IN ACCORDANCE WITH THE REGULATORY AGENCY HAVING JURISDICTION. SAID TESTS ARE TO BE CERTIFIED BY THE ENGINEER AND SUBMITTED TO THE REGULATORY AGENCY FOR APPROVAL. COORDINATION AND NOTIFICATION OF PARTIES IS THE CONTRACTOR'S RESPONSIBILITY.
24. CONTRACTOR SHALL SUBMIT FOR REVIEW TO THE OWNER AND OWNER'S ENGINEER SHOP DRAWINGS ON ALL PRECAST AND MANUFACTURED ITEMS TO BE USED ON THIS SITE. FAILURE TO OBTAIN APPROVAL BEFORE INSTALLATION MAY RESULT IN REMOVAL AND REPLACEMENT AT CONTRACTOR'S EXPENSE. ENGINEER'S APPROVAL OF A SHOP DRAWING DOES NOT RELIEVE THE CONTRACTOR'S RESPONSIBILITY FOR THE PERFORMANCE OF THE ITEM.
25. A HORIZONTAL SEPARATION OF TEN FEET PREFERRED, BUT NO LESS THAN SIX FEET, SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND GRAVITY OR PRESSURE WASTEWATER MAINS, WASTEWATER FORCE MAINS, AND RECLAIMED WATER MAINS NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. A HORIZONTAL SEPARATION OF TEN FEET PREFERRED, BUT NO LESS THAN THREE FEET, SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND VACUUM WASTEWATER MAINS. A HORIZONTAL SEPARATION OF THREE FEET SHALL BE MAINTAINED BETWEEN POTABLE WATER MAINS AND STORM SEWERS, STORMWATER FORCE MAINS, AND RECLAIMED WATER MAINS REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
26. POTABLE WATER MAINS CROSSING WASTEWATER PIPES (FORCE MAINS, GRAVITY PIPES, ETC.): IF 1.5 FT VERTICAL SEPARATION IS NOT POSSIBLE WHEN LOCATING A WATER MAIN ABOVE A WASTEWATER PIPE, THEN (1) INSTALL THE WASTEWATER PIPE WITH A MINIMUM PRESSURE RATING OF 150 PSIG, OR (2) ENCASE EITHER THE WATER OR WASTEWATER PIPE WITH A WATERTIGHT CARRIER PIPE THAT EXTENDS 10 FEET ON BOTH SIDES OF THE CROSSING, OR (3) AROUND THE WASTEWATER PIPE, PROVIDE FLOWABLE FILL THAT EXTENDS 10 FEET ON BOTH SIDES OF THE CROSSING OR (4) PROVIDE ONE 20-LF SEGMENT OF WATER MAIN AND ONE 20-LF SEGMENT OF WATERWATER MAIN CENTERED AT THE POINT OF CROSSING.

CITY OF ALACHUA ELECTRIC NOTES

1.1 SCOPE OF COA ELECTRICAL WORK: AT NO COST TO THE CITY, THE COA WILL PERFORM CERTAIN WORK ELEMENTS TO ASSIST THE CONTRACTOR IN PROVIDING COMPLETE AND OPERATING ELECTRICAL SYSTEM(S) AS SHOWN ON THE DRAWINGS AND SPECIFIED HEREIN.

1.2 THE WORK TO EXTEND THE EXISTING PRIMARY SERVICE AND TO PROVIDE THE TRANSFORMER SHALL BE A JOINT EFFORT BETWEEN THE C

ABBREVIATIONS

	SYMBOLS
'	*FEET (WHEN USED WITH LENGTHS)*
°	*DEGREES*
'	*MINUTES (WHEN USED WITH ANGLES)*
"	*SECONDS*
%	*PERCENT*
@	*AT*
	A
AASHTO	*ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS*
AC	*ACRES*
ADA	*AMERICAN WITH DISABILITIES ACT*
ANSI	*AMERICAN NATIONAL STANDARDS INSTITUTE*
ARCH	*ARCHITECT*
ARV	*AIR RELEASE VALVE*
ASTM	*AMERICAN SOCIETY FOR TESTING AND MATERIALS*
AWWA	*AMERICAN WATER WORKS ASSOCIATION*
	B
BC	*BACK OF CURB*
BFP	*BACKFLOW PREVENTER*
BLDG	*BUILDING*
BM	*BENCHMARK*
BMP	*BEST MANAGEMENT PRACTICE*
BOC	*BACK OF CURB*
BVCS	*BEGIN VERTICAL CURVE STATION*
BVCE	*BEGIN VERTICAL CURVE ELEVATION*
BW	*BOTTOM OF WALL*
BSL	*BUILDING SETBACK LINE*
	C
CATV	*CABLE TELEVISION*
CI	*CURB INLET*
CIP	*CAST IRON PIPE*
CLDIP	*CEMENT LINE DUCTILE IRON PIPE*
CMP	*CORRUGATED METAL PIPE*
CO	*CLEANOUT*
CONC	*CONCRETE*
COORD	*COORDINATE*
CR	*COUNTY ROAD*
C/O	*CLEANOUT*
	D
DBH	*DIAMETER AT BREAST HEIGHT*
DE	*DRAINAGE EASEMENT*
DEG	*DEGREE*
DIA	*DIAMETER*
DIP	*DUCTILE IRON PIPE*
DWG	*DRAWING*
	E
e	*RATE OF ELEVATION*
E	*EAST*
EA	*EACH*
EL	*ELEVATION*
ELEV	*ELEVATION*
EOP	*EDGE OF PAVEMENT*
EOR	*ENGINEER OF RECORD*
ERCP	*ELLIPTICAL REINFORCED CONCRETE PIPE*
ESMT	*EASEMENT*
EVCS	*END VERTICAL CURVE STATION*
EVCE	*END VERTICAL CURVE ELEVATION*
EX	*EXISTING*
	F
FAC	*FLORIDA ADMINISTRATIVE CODE*
FBR	*FLORIDA BEARING RATIO*
FC	*FRICTION COURSE*
FDEP	*FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION*
FDOT	*FLORIDA DEPARTMENT OF TRANSPORTATION*
FFE	*FINISHED FLOOR ELEVATION*
FH	*FIRE HYDRANT*
FHWA	*FLORIDA HIGHWAY ADMINISTRATION*
FIG	*FIGURE*
FM	*FORCE MAIN*
FOC	*FACE OF CURB*
FS	*FLORIDA STATUTES*
FT	*FEET*
	G
GALV	*GALVANIZED*
GM	*GAS MAIN*
GV	*GATE VALVE*
	H
HDPE	*HIGH DENSITY POLYETHYLENE*
HP	*HIGH POINT*
	I
ID	*IDENTIFICATION*
INV	*INVERT*
INV EL	*INVERT ELEVATION*
IP	*IRON PIPE*
	K
K	*VERTICAL CURVE RATE OF CHANGE*
	L
L	*LENGTH*
LA	*LANDSCAPE ARCHITECT*
LBR	*LIMEROCK BEARING RATIO*
LDR	*LAND DEVELOPMENT REGULATION*
LF	*LINEAR FEET*
LP	*LOW POINT*
LT	*LEFT*
	M
MAX	*MAXIMUM*
ME	*MATCH EXISTING*
MH	*MANHOLE*
MIN	*MINIMUM*
MISC	*MISCELLANEOUS*
MJ	*MECHANICAL JOINT*
MUTCD	*MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES*
	N
N	*NORTH*
N-E	*NORTHING - EASTING*
N/A	*NOT APPLICABLE*
NAVD	*NORTH AMERICAN VERTICAL DATUM OF 1988*
NGVD	*NATIONAL GEODETIC VERTICAL DATUM OF 1929*
NO	*NUMBER*
NPDES	*NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM*
NTS	*NOT TO SCALE*
	O
OC	*ON CENTER*
OHW	*OVERHEAD WIRE*
ORB	*OFFICIAL RECORDS BOOK*
OSHA	*OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION*
	P
PAVT	*PAVEMENT*
PC	*POINT OF CURVATURE*
PCC	*POINT OF COMPOUND CURVE*
PE	*POLYETHYLENE*
PERF	*PERFORATED*
PROP	*PROPOSED*
PT	*POINT OF TANGENCY*
PVC	*POLYVINYL CHLORIDE*
PUE	*PUBLIC UTILITY EASEMENT*
PVI	*POINT OF VERTICAL INTERSECTION*
	R
R	*RADIUS*
RCP	*REINFORCED CONCRETE PIPE*
RPM	*RAISED REFLECTIVE PAVEMENT MARKER*
RPZ	*REDUCED PRESSURE ZONE*
RT	*RIGHT*
RWM	*RECLAIMED WATER MAIN*
R/W	*RIGHT-OF-WAY*
	S
S	*SOUTH*
SAN	*SANITARY*
SHWE	*SEASONAL HIGH WATER ELEVATION*
SF	*SILT FENCE*
SL	*SLOPE*
SP	*SUPERPAVE*
SR	*STATE ROAD*
SS	*SANITARY SEWER*
ST	*STORM*
STA	*STATION*
STD	*STANDARD*
	T
TB	*TREE BARRICADE*
TCE	*TEMPORARY CONSTRUCTION EASEMENT*
TEMP	*TEMPORARY*
TOB	*TOP OF BANK*
TV	*TELEVISION*
TW	*TOP OF WALL*
TYP	*TYPICAL*
	U
USF	*UNITED STATES FOUNDRY*
USGS	*UNITED STATES GEOLOGICAL SURVEY*
UTIL	*UTILITY*
	V
V	*VERTICAL*
VC	*VERTICAL CURVE*
VCP	*VITRIFIED CLAY PIPE*
	W
W	*WEST*
W	*WATER*
W/	*WITH*
WM	*WATER MAIN*
WW	*WASTEWATER*
WWF	*WELDED WIRE FABRIC*

SIGNAGE

SIGNS ARE PER FDOT SPECIFICATIONS OR PER MUTCD. SIGN POSTS AND INSTALLATION SHALL BE PER FDOT INDEX NO. 700-010. SIGN PLACEMENT SHALL BE PER FDOT INDEX NO. 700-101.

FTP-20-06 (12" X 18") PER FDOT INDEX NO. 700-102

R1-1 "STOP" - SEE PLANS FOR SIZE

SITE INFORMATION

EX. PROPERTY LINE

LANDSCAPE BUFFER LINE

BUILDING SETBACK LINE

WETLAND LIMITS LINE

WETLAND SETBACK LINE

CENTER LINE

EASEMENT LINE

RIGHT-OF-WAY LINE

SF — SF *SILT FENCE LINE*

TB — TB *TREE BARRICADE LINE*

EX. STRUCTURE OR BUILDING

PROPOSED BUILDING

PROPOSED ASPHALTIC PAVEMENT

PROPOSED CONCRETE PAVEMENT

PROPOSED DETECTABLE WARNING SURFACE

DIRECTIONAL TRAFFIC ARROW PER FDOT INDEX NO. 17346

WATERSHED DIVIDE

99 *EX. ELEVATION CONTOUR*

99 *PROPOSED CONTOUR*

93.23 *EX. SPOT ELEVATION*

93.23 *PROPOSED SPOT ELEVATION*

DIRECTION OF SURFACE DRAINAGE FLOW

PROPOSED SWALE LINE

X — X *EX. FENCE*

PROPOSED FENCE

12" PINE *EX. TREE (SIZE & TYPE)*

1234 *EX. TREE (TREE ID)*

12" PINE *EX. TREE TO BE REMOVED (SIZE & TYPE)*

1234 *EX. TREE TO BE REMOVED (TREE ID)*

PROJECT BENCHMARK

STORMWATER

THE PROPOSED STORMWATER STRUCTURES DEPICTED BELOW ARE DRAWN PER FDOT SPECIFICATIONS AND TO SCALE WHEN SHOWN ON THE PLAN SHEETS.

ST — ST *EX. GRAVITY STORMWATER MAIN*

P–ST *PROPOSED GRAVITY STORMWATER MAIN (PIPE LENGTHS ARE FROM N-E LOCATION OF A STRUCTURE TO N-E LOCATION OF A STRUCTURE)*

N-E LOCATION TOP/RIM ELEV. LOCATION — ST *EX. STORMWATER MANHOLE*

N-E LOCATION TOP/RIM ELEV. LOCATION *PROPOSED 48" DIA. STORMWATER MANHOLE PER FDOT INDEX. NO. 425-001 AND 425-010*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED CIRCULAR AREA DRAIN*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED SQUARE AREA DRAIN*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 1 CURB INLET TOP PER FDOT INDEX NO. 425-020 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 2 CURB INLET TOP PER FDOT INDEX NO. 425-020 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 3 CURB INLET TOP PER FDOT INDEX NO. 425-020 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 4 CURB INLET TOP PER FDOT INDEX NO. 425-020 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 5 CURB INLET TOP PER FDOT INDEX NO. 425-021 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP ELEV. LOCATION *PROPOSED TYPE 6 CURB INLET TOP PER FDOT INDEX NO. 425-021 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 9 CURB INLET TOP PER FDOT INDEX NO. 425-024 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'C' DITCH BOTTOM INLET TOP PER FDOT INDEX NO. 425-052 (SEE PLANS FOR GRATE MATERIAL AND BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'D' DITCH BOTTOM INLET TOP PER FDOT INDEX NO. 425-052 (SEE PLANS FOR GRATE MATERIAL AND BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'E' DITCH BOTTOM INLET TOP PER FDOT INDEX NO. 425-052 (SEE PLANS FOR GRATE MATERIAL AND BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'F' DITCH BOTTOM INLET TOP WITH STEEL GRATE PER FDOT INDEX NO. 425-053 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'G' DITCH BOTTOM INLET TOP WITH STEEL GRATE PER FDOT INDEX NO. 425-053 (SEE PLANS FOR BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'H' DITCH BOTTOM INLET TOP PER FDOT INDEX NO. 425-052 (SEE PLANS FOR GRATE MATERIAL AND BOTTOM SPECIFICATION)*

N-E LOCATION TOP/GRATE ELEV. LOCATION *PROPOSED TYPE 'J' DITCH BOTTOM INLET TOP WITH STEEL GRATE PER FDOT INDEX NO. 425-054 (SEE PLANS FOR BOTTOM SPECIFICATION)*

PIPE INV. LOCATION N-E LOCATION *PROPOSED U-TYPE CONCRETE ENDWALLS WITH GRATES PER FDOT INDEX NO. 430-010 (SEE PLANS FOR SIZE)*

N-E LOCATION INV. ELEV. LOCATION *PROPOSED FLARED END SECTION PER FDOT INDEX NO. 430-020 (SEE PLANS FOR SIZE)*

N-E LOCATION PIPE INV. ELEV. LOCATION *PROPOSED CROSS DRAIN MITERED END SECTION PER FDOT INDEX NO. 430-021 (SEE PLANS FOR SIZE)*

N-E LOCATION PIPE INV. ELEV. LOCATION *PROPOSED SIDE DRAIN MITERED END SECTION PER FDOT INDEX NO. 430-022 (SEE PLANS FOR SIZE)*

S-10 *PROPOSED STORMWATER STRUCTURE ID TAG*

POTABLE AND RECLAIMED WATER

W — W *EX. POTABLE WATER MAIN*

P–W *PROPOSED POTABLE WATER MAIN*

RCW — RCW *EX. RECLAIMED WATER MAIN*

P–RCW *PROPOSED RECLAIMED WATER MAIN*

11.25° BEND W/ MECHANICALLY RESTRAINED JOINTS (POTABLE AND RCW)

22.5° BEND W/ MECHANICALLY RESTRAINED JOINTS (POTABLE AND RCW)

45° BEND W/ MECHANICALLY RESTRAINED JOINTS (POTABLE AND RCW)

90° BEND W/ MECHANICALLY RESTRAINED JOINTS (POTABLE AND RCW)

TEE (POTABLE AND RCW)

CROSS (POTABLE AND RCW)

BLOWOFF ASSEMBLY (POTABLE AND RCW)

REDUCER (POTABLE AND RCW)

EX. GATE VALVE AND BOX (POTABLE AND RCW)

PROPOSED GATE VALVE AND BOX (POTABLE AND RCW)

EX. AIR RELEASE VALVE (POTABLE AND RCW)

PROPOSED AIR RELEASE VALVE (POTABLE AND RCW)

EX. FIRE HYDRANT ASSEMBLY

PROPOSED FIRE HYDRANT ASSEMBLY

PROPOSED SAMPLE POINT

EX. WATER METER (POTABLE AND RCW)

PROPOSED POTABLE WATER METER

PROPOSED POTABLE WATER BACK FLOW PREVENTER

PROPOSED RECLAIMED WATER METER

W *EX. WATER WELL*

EX. HOSE BIB (POTABLE AND RECLAIMED)

PROPOSED HOSE BIB (POTABLE AND RECLAIMED)

11 *PROPOSED FITTING ID TAG (POTABLE AND RECLAIMED)*

WASTEWATER

WW — WW *EX. GRAVITY WASTEWATER MAIN*

P–WW *PROPOSED GRAVITY WASTEWATER MAIN (PIPE LENGTHS ARE FROM N-E LOCATION OF A STRUCTURE TO N-E LOCATION OF A STRUCTURE)*

FM — FM *EX. WASTEWATER FORCE MAIN*

P–FM *PROPOSED WASTEWATER FORCE MAIN*

N-E LOCATION RIM ELEV. LOCATION *EX. WASTEWATER MANHOLE*

N-E LOCATION RIM ELEV. LOCATION *PROPOSED WASTEWATER MANHOLE*

EX. WASTEWATER CLEANOUT

PROPOSED WASTEWATER CLEANOUT

PROPOSED WASTEWATER GREASE TRAP

MH# *PROPOSED WASTEWATER MANHOLE ID*

11.25° BEND W/ MECHANICALLY RESTRAINED JOINTS (WW FORCE MAIN)

22.5° BEND W/ MECHANICALLY RESTRAINED JOINTS (WW FORCE MAIN)

45° BEND W/ MECHANICALLY RESTRAINED JOINTS (WW FORCE MAIN)

90° BEND W/ MECHANICALLY RESTRAINED JOINTS (WW FORCE MAIN)

WYE W/ MECHANICALLY RESTRAINED JOINTS (WW FORCE MAIN)

EX. PLUG VALVE AND BOX (WW FORCE MAIN)

PROPOSED PLUG VALVE AND BOX (WW FORCE MAIN)

EX. AIR RELEASE VALVE (WW FORCE MAIN)

PROPOSED AIR RELEASE VALVE (WW FORCE MAIN)

MISCELLANEOUS UTILITIES

THE PROPOSED UTILITIES BELOW ARE DESIGN BY OTHERS AND ARE DEPICTED FOR COORDINATION PURPOSES ONLY. REFER TO PLANS BY OTHERS FOR EXACT LOCATIONS, DIMENSION, AND DETAILS.

P–ATT — P–ATT *PROPOSED AT&T LINE*

BC — BC *EX. BURIED CABLE LINE*

P–BC — P–BC *PROPOSED BURIED CABLE LINE*

BTEL — BTEL *EX. BURIED TELEPHONE LINE*

P–TEL — P–TEL *PROPOSED TELEPHONE LINE*

CATV — CATV *EX. CABLE TELEVISION LINE*

P–TV — P–TV *PROPOSED CABLE/TELEVISION LINE*

FO — FO *EX. FIBER OPTIC LINE*

UGTEL — UGTEL *EX. UNDERGROUND TELEPHONE LINE*

TP *EX. TELEPHONE PEDESTAL*

TV *EX. TELEVISION/CABLE PEDESTAL*

CHW — CHW *EX. CHILLED WATER MAIN*

P–CHW *PROPOSED CHILLED WATER MAIN*

FIRE — FIRE *EX. FIRE MAIN*

P–FIRE *PROPOSED FIRE MAIN*

IRR — IRR *EX. IRRIGATION LINE*

P–IRR *PROPOSED IRRIGATION LINE*

STEAM — STEAM *EX. STEAM LINE*

P–STEAM *PROPOSED STEAM LINE*

P–CLAY — P–CLAY *PROPOSED CLAY ELECTRIC LINE*

E — E *EX. ELECTRIC LINE*

P–E — P–E *PROPOSED ELECTRIC LINE*

EN — EN *EX. ENERGY LINE*

P–LIGHT — P–LIGHT *PROPOSED PRIVATE LIGHTING LINE*

OHW — OHW *EX. OVERHEAD WIRE LINE*

UGE — UGE *EX. UNDERGROUND ELECTRIC LINE*

EX. LIGHT

EX. UTILITY POLE

EX. UTILITY POLE

EX. WOOD POWER POLE

EX. GUY ANCHOR

T *PROPOSED TRANSFORMER*

GAS — GAS *EX. GAS LINE*

P–GAS — P–GAS *PROPOSED GAS LINE*

EX. GAS MARKER

G *EX. GAS MARKER*

NOTES:
1. THIS LEGEND IS ALL INCLUSIVE AND MAY INCLUDE ITEMS NOT A PART OF THIS PLAN SET.

2. SYMBOLS SHOWN ON THIS SHEET ARE FOR ILLUSTRATIVE PURPOSES ONLY. UNLESS NOTED OTHERWISE, SYMBOLS IN THESE PLANS MAY NOT BE REPRESENTATIVE OF SIZE.

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CHW Professional Consultants

SCALE: N/A
VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/8/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: LEGEND

TECHNICIAN: K MERRITT
DESIGNER: K MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-01176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C0.11

Tech: kurtm Plot Date: Apr 07,2022 9:39am Filename: N:\2021\21-01176\departments\04_engineering\02_DWG\production files\21-01176 C0.11 LG Account.dwg

BOUNDARY SURVEY

LOCATED IN SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA

GRAPHIC SCALE
0 15 30 60

DESCRIPTION:

(PER CHICAGO TITLE INSURANCE COMPANY TITLE COMMITMENT ORDER NO. 9219510, DATED FEBRUARY 11, 2011)

A TRACT OF LAND SITUATED IN THE N.W. QUARTER OF THE N.E. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A NAIL AND DISK AT THE SOUTHEAST CORNER OF THE AFOREMENTIONED N.W. QUARTER (1/4) OF THE N.E. QUARTER (1/4) OF SECTION 23 FOR THE POINT OF REFERENCE AND RUN S.88°59'32"W., ALONG THE SOUTH LINE OF SAID N.W. 1/4 OF THE N.E. 1/4, A DISTANCE OF 40.00 FEET TO A FOUND CONCRETE MONUMENT (PRM LS #3456) ON THE WESTERLY RIGHT OF WAY LINE OF N.W. 26TH TERRACE (80 FOOT RIGHT OF WAY); THENCE RUN N.01°34'39"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 710.80 FEET TO A FOUND REBAR AND CAP (SAPP LS 4948); THENCE RUN. N.01°34'22"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 400.82 FEET TO A FOUND CONCRETE MONUMENT (NO IDENTIFICATION) AND THE POINT OF BEGINNING; THENCE RUN S.01°34'22"E., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 240.02 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN S.89°09'52"W., A DISTANCE OF 403.95 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN N.57°02'36"W., A DISTANCE OF 183.57 FEET TO BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 10.00 FEET SOUTHEASTERLY ALONG THE LAST CALL AND 5.00 FEET NORTHERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.01°44'38"W., A DISTANCE OF 137.92 FEET TO A BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 5.00 FEET SOUTHERLY ALONG THE LAST CALL AND 5.00 FEET EASTERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.89°09'52"E., A DISTANCE OF 555.61 FEET TO THE AFOREMENTIONED POINT OF BEGINNING.

SURVEYOR'S NOTES:

1. BEARINGS SHOWN HEREON ARE REFERRED TO A VALUE OF N 89°09'52" E FOR THE NORTH LINE OF THE SUBJECT PARCEL. SAID BEARING BEING IDENTICAL TO THE FURNISHED DESCRIPTION.
2. NO UNDERGROUND INSTALLATION OF UTILITIES OR IMPROVEMENTS HAVE BEEN LOCATED EXCEPT AS SHOWN. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
3. THE SURVEYOR HAS NO KNOWLEDGE OF UNDERGROUND FOUNDATIONS WHICH MAY ENCROACH.
4. INSTRUMENTS OF RECORD REFLECTING EASEMENTS, RIGHTS-OF-WAY, AND OR OWNERSHIP WERE FURNISHED TO THE SURVEYOR PER CHICAGO TITLE INSURANCE COMPANY TITLE COMMITMENT ORDER NO. 9219510, DATED FEBRUARY 11, 2011. A SEARCH OF THE PUBLIC RECORDS HAS NOT BEEN DONE BY THE SURVEYOR.
5. INFORMATION FROM FEDERAL EMERGENCY MANAGEMENT AGENCY, (F.E.M.A.) FLOOD INSURANCE RATE MAP(S), SHOWN ON THIS MAP WAS CURRENT AS OF THE REFERENCED DATE. MAP REVISIONS AND AMENDMENTS ARE PERIODICALLY MADE BY LETTER AND MAY NOT BE REFLECTED ON THE MOST CURRENT MAP.
6. FENCES, SYMBOLS, MONUMENTATION AND UTILITIES SHOWN HEREON MAY BE EXAGGERATED FOR PICTORIAL PURPOSES ONLY AND MAY NOT BE SHOWN TO SCALE.
7. IN THE OPINION OF THIS SURVEYOR, THE PERIMETER LINES AS SHOWN HEREON REPRESENT THE LOCATION OF THE BOUNDARY LINES OF THE SUBJECT PARCEL IN RELATION TO THE DESCRIPTION OF RECORD AND THOSE EXISTING LAND CORNERS FOUND TO BE ACCEPTABLE BY THIS SURVEYOR.
8. VERTICAL DATUM BASED ON NATIONAL GEODETIC SURVEY BENCHMARK C51, BEING A BENCHMARK DISK SET IN CONCRETE LOCATED AT THE SW CORNER OF THE INTERSECTION OF MAIN STREET AND THE C.S.X. TRANSPORTATION TRACK, ALACHUA, ALACHUA COUNTY, FLORIDA. PUBLISHED ELEVATION = 75.04 FEET. (NORTH AMERICAN VERTICAL DATUM 1988)
9. ADDITIONAL POINTS MAY BE FOUND BY TURNING ON THE SV-NODE* LAYERS IN THE SUPPLIED DIGITAL FILE.

LEGEND:

- = BENCHMARK
- = FOUND 4"X4" CONCRETE MONUMENT WITH NO IDENTIFICATION
- = FOUND 5/8" IRON ROD WITH NO IDENTIFICATION
- = FOUND 5/8" STEEL REBAR & CAP (MARKED AS NOTED)
- = CONCRETE LIGHT POLE
- = ELECTRIC BOX
- = ELECTRIC METER
- = TRANSFORMER
- = UNDERGROUND ELECTRIC MARKER
- = AIR CONDITIONER
- = TELEPHONE JUNCTION BOX
- = TELEPHONE PEDESTAL
- = BACKFLOW PREVENTOR
- = WATER VALVE
- = WATER METER
- = CLEANOUT
- = SANITARY SEWER MANHOLE
- = STORM SEWER MANHOLE
- = STORM INLET
- = MAILBOX
- = SIGN
- = TREE (SIZE AND TYPE AS NOTED)
- = WHEEL STOP
- E = UNDERGROUND ELECTRIC LINE
- OHW = OVERHEAD WIRE
- SS = SANITARY SEWER LINE
- W = UNDERGROUND WATER LINE
- X = FENCE (SIZE AND TYPE AS NOTED)
- = GUARD RAIL / HAND RAIL (AS NOTED)
- ST = STORM SEWER LINE
- FO = FIBER OPTIC LINE
- = CONTOUR LINE
- = END OF FEATURE NOT DETERMINED
- = ASPHALT SURFACE
- = CONCRETE SURFACE

(D) = DATA BASED ON FURNISHED DESCRIPTION
(M) = DATA BASED ON FIELD MEASUREMENTS
P.U.E. = PUBLIC UTILITIES EASEMENT
O.R.B. = OFFICIAL RECORDS BOOK
R/W = RIGHT OF WAY
FFE = FINISHED FLOOR ELEVATION
ISAOA = ITS SUCCESSORS AND/OR ASSIGNS
ATIMA = AS THEIR INTEREST MAY APPEAR
FEMA = FEDERAL EMERGENCY MANAGEMENT AGENCY
NAVD = NORTH AMERICAN VERTICAL DATUM
F.I.R.M. = FLOOD INSURANCE RATE MAP
NRE = NORTH RIM ELEVATION
X 63.5 = SPOT ELEVATION (PERVIOUS SURFACE)
X 63.75 = SPOT ELEVATION (IMPERVIOUS SURFACE)
HCP = HADICAPPED PARKING
LO = LIVE OAK
HACK = HACKBERRY
CHRY = CHERRY LAUREL
INV = INVERT
HDPE = HIGH DENSITY POLYETHYLENE
RCP = REINFORCED CONCRETE PIPE
PVC = POLYVINYL CHLORIDE

FLOOD ZONE:

THIS PROPERTY IS LOCATED IN FEDERAL FLOOD ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, AND IN FEDERAL FLOOD ZONE "A", AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD (NO BASE FLOOD ELEVATIONS DETERMINED) AS INTERPOLATED FROM F.I.R.M. PANEL NO. 12001C0140D, EFFECTIVE DATE: JUNE 16, 2006.

SCHEDULE B-II EXCEPTIONS:

(PER CHICAGO TITLE INSURANCE COMPANY TITLE COMMITMENT ORDER NO. 9219510, DATED FEBRUARY 11, 2011)

ITEM # 6: THIS PARCEL IS SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, EASEMENTS AND PROVISIONS, INCLUDING PRIVATE CHARGES AND/OR ASSESSMENTS, CONTAINED IN THE DECLARATION OF COVENANTS AND RESTRICTIONS RECORDED IN OFFICIAL RECORDS BOOK 2296, PAGE 1957 TOGETHER WITH AMENDMENT THERETO RECORDED IN OFFICIAL RECORDS BOOK 2410, PAGE 876 AND SECOND AMENDMENT RECORDED IN OFFICIAL RECORDS BOOK 4700, PAGE 1153. (BLANKET IN NATURE, UNABLE TO GRAPHICALLY DEPICT.)

ITEM # 7: THIS PARCEL IS SUBJECT TO THE PUBLIC UTILITIES EASEMENT DESCRIBED IN WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 2355, PAGE 2784. (GRAPHICALLY SHOWN HEREON.)

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SCALE: 1" = 30'
VERIFY SCALE BAR IS TRUE WHEN PLOTTED
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CERTIFIED TO:

SURVEY DATE:	04/13/2021
REVISION DATE:	N/A
PROJECT NUMBER:	21-0176
TECHNICIAN:	KWM
CREW CHIEF:	NS
DRAWED BY:	AKS
FIELD BOOK & PAGE:	610 / 49 & 50

DOUG WILCOX
CAMPUS USA CU, ISAOA / ATIMA
CHICAGO TITLE INSURANCE COMPANY
LIPPES MATHIAS WEXLER FRIEDMAN LLP

This map prepared by:
ANDREW K. SMITH
Professional Surveyor & Mapper Fla. License No. 7132
Certificate of Authorization No. L.B. 5075
NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

SHEET NO.: 1 OF 1

Tech: kevins Plot Date: Apr 22,2021 3:57pm Filename: H:\2021\21-0176\Department\01_Survey\DWG\21-0176 BOUNDARY.dwg

I. INTRODUCTION

THIS DOCUMENT WAS PREPARED IN ORDER TO ILLUSTRATE COMPLIANCE WITH CHAPTER 62-621.300 (4) OF THE FLORIDA ADMINISTRATIVE CODE, WHICH PERTAINS TO THE GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES. THE ADMINISTRATIVE CODE GRANTS THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) THE AUTHORITY TO REGULATE POINT SOURCE DISCHARGE OF STORMWATER FROM CONSTRUCTION SITES. THIS DOCUMENT ESTABLISHES A STORMWATER POLLUTION PREVENTION PLAN FOR THE SITE USING STANDARD PRACTICE AND BEST MANAGEMENT PRACTICES (BMPs) AND IS ORGANIZED TO CORRESPOND TO 62-621.300(4)(a) GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES FDEP FORM 62-621.300(4)(b) IS TO BE SUBMITTED IN CONJUNCTION WITH THIS DOCUMENT. CONTRACTOR(S) MUST FILL IN THE ACTIVITIES SEQUENCE (SECTION II. B. BELOW) AND SIGN THIS SHEET (REFER TO SIGNATURE TABLE THIS SHEET) AND RETAIN THIS SHEET AND ALL FOLLOWING SWPPP SHEETS ON SITE. ALTERNATIVELY, CONTRACTOR(S) MAY PREPARE AND SIGN THEIR OWN SWPP PLAN MEETING THE REQUIREMENTS. IF THE SITE OR CONTRACTOR ACTIVITIES REQUIRE ANY BMPs THAT ARE NOT DESCRIBED ON THIS SHEET, THE CONTRACTOR MUST PREPARE AN ALTERNATIVE OR ADDITIONAL SWPPP DOCUMENT CONTAINING THE NECESSARY BMPs.

II. SITE DESCRIPTION

COUNTY:	*ALACHUA COUNTY, FLORIDA*
SECTION, TOWNSHIP, RANGE:	*SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST*
COUNTY PARCEL NO.:	*03927-005-000*
STREET ADDRESS:	*14100 NW 126TH TERRACE, ALACHUA, FL 32615*
PROJECT AREA:	*2.88 ACRES*
SITE LOCATION MAP:	*SEE COVER SHEET OF CONSTRUCTION DRAWINGS*

A. NATURE OF CONSTRUCTION ACTIVITY

THE PROPOSED DEVELOPMENT IS THE CONSTRUCTION OF ±11,985 SF FLEX SPACE BUILDING WITH ASSOCIATED PARKING, UTILITY INFRASTRUCTURE AND STORMWATER MANAGEMENT FACILITY. THE PROJECT SITE IS LOCATED AT 14100 NW 126TH TERRACE, ALACHUA, FLORIDA. THE PROJECT SITE TOTAL AREA IS APPROXIMATELY 2.88 ACRES.

B. SEQUENCE OF MAJOR SOIL DISTURBING ACTIVITIES - CONTRACTOR MUST FILL IN DAYS

DAYS

FROM_____TO_____ PRIOR TO CONSTRUCTION, SILT FENCING AND TREE PROTECTION FENCING SHALL BE INSTALLED AND ALL EXISTING STORM DRAINAGE SWALE AND INLETS SHALL BE PROTECTED IN ACCORDANCE WITH THE STATE OF FLORIDA EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL, DATED JULY 2013, AND THESE PLANS.

FROM_____TO_____ THE CONSTRUCTION SERVICE ENTRANCE SHALL BE STABILIZED TO MINIMIZE THE CREATION OF DUST AND OFF-SITE TRACKING OF SEDIMENTS.

FROM_____TO_____ ONLY THE AREA COMPRISING THE PROPOSED STORMWATER MANAGEMENT FACILITY(S) SHALL BE CLEARED AND GRUBBED OF UNWANTED VEGETATION.

FROM_____TO_____ THE PROPOSED STORMWATER MANAGEMENT FACILITY(S) SHALL BE CONSTRUCTED.

FROM_____TO_____ IF SUITABLE, THE EXCAVATED SOIL FROM THE FACILITY(S) MAY BE USED AS FILL FOR ON-SITE GRADING THAT IS DEPICTED IN THESE CONSTRUCTION PLANS. THE CONTRACTOR SHALL DISPOSE OF ALL UNSUITABLE MATERIAL ON-SITE OR OFF-SITE TO A PERMITTED LOCATION.

FROM_____TO_____ THE REMAINING PORTION OF THE SITE THAT IS TREATED BY THE CONSTRUCTED STORMWATER MANAGEMENT FACILITY(S) SHALL BE CLEARED AND GRUBBED.

FROM_____TO_____ THE PERMANENT ROADWAYS/DRIVEWAYS SHALL BE ROUGHLY GRADED.

FROM_____TO_____ THE UNDERGROUND UTILITIES INFRASTRUCTURE AND STORMWATER PIPING SYSTEM SHALL BE INSTALLED. ANY DE-WATERING (PUMPED) SHALL BE DIVERTED TO THE ASSOCIATED STORMWATER MANAGEMENT FACILITY(S).

FROM_____TO_____ THE PERMANENT ROADWAY/DRIVEWAY SUBGRADE SHALL BE COMPACTED, A LIMEROCK BASE SHALL BE ESTABLISHED, AND THEN FOLLOWED BY AN OVERLAY OF ASPHALT.

FROM_____TO_____ UPON SIGNIFICANT COMPLETION OF CONSTRUCTION, THE STORMWATER PIPING SYSTEM SHALL BE FLUSHED OUT TO REMOVE ACCUMULATED DEBRIS AND SEDIMENT.

FROM_____TO_____ UPON COMPLETION OF THE DEBRIS AND SEDIMENT REMOVAL FROM THE STORMWATER PIPING SYSTEM, THE PROPOSED STORMWATER MANAGEMENT FACILITY(S) SHALL BE FINE GRADED AND SHALL BE EXCAVATED A MINIMUM OF SIX INCHES BELOW THE DESIGN BOTTOM ELEVATION AND REPLACED WITH FILL HAVING A MINIMUM PERMEABILITY RATE OF 20 FEET/DAY WITH A MAXIMUM OF 5% SOIL FINES PASSING THE NO. 200 SIEVE. THE BOTTOM SHALL BE SCARIFIED AND STABILIZED ACCORDING TO THESE PLANS. ONCE COMPLETED, NO HEAVY MACHINERY SHALL BE ALLOWED WITHIN THE STORMWATER MANAGEMENT FACILITY(S).

FROM_____TO_____ ALL REMAINING DISTURBED AREAS WITHIN THE CONSTRUCTION AREA SHALL BE COMPLETELY GRASSED AND/OR LANDSCAPED ACCORDING TO THESE PLANS. TURF ESTABLISHMENT SHALL BE PER FDOT STANDARD SPECIFICATIONS SECTION 570. EVIDENCE OF GROWTH MUST BE PRESENT PRIOR TO REMOVAL OF SILT FENCING AND OTHER EROSION CONTROL APPLICATIONS.

C. SITE DEVELOPMENT DATA:

TOTAL PROJECT SITE AREA:	*2.88 ACRES*
TOTAL SITE AREA TO BE DISTURBED:	*1.62 ACRES*
TOTAL IMPERVIOUS AREA (AS SHOWN IN CONSTRUCTION DRAWINGS):	*1.58 ACRES*
TOTAL DETENTION VOLUME:	*0.58 ACRE-FEET*
TOTAL OPEN AREA:	*1.30 ACRES*

D. SOIL CONDITIONS AND STORMWATER QUALITY

THE NRCS DATA FOR THE SITE REVEALS THAT THE SITE SOILS ARE COMPRISED OF MILLHOPPER SAND (0-5% SLOPE). GSE ENGINEERING& CONSULTING, INC. CONDUCTED A GEOTECHNICAL EXPLORATION OF THE PROPOSED STORMWATER MANAGEMENT FACILITY LOCATION IN DECEMBER OF 2021. THE INVESTIGATION REVEALED THAT THE PROJECT SITE'S SURFACE SOILS HAVE THE FOLLOWING CHARACTERISTICS:

DEPTH TO EFFECTIVE OR MOBILIZED AQUIFER:	*4 FEET*
DEPTH OF SEASONAL HIGH WATER TABLE:	*5 FEET*
HORIZONTAL HYDRAULIC CONDUCTIVITY:	*25 FEET/DAY*
UNSATURATED VERTICAL INFILTRATION:	*18 FEET/DAY*

DESIGN PERCOLATION RATES FOR THE STORMWATER MANAGEMENT FACILITY(S) WERE DETERMINED BASED ON LABORATORY PERMEABILITY TEST RESULTS FROM BORING SAMPLES TAKEN WITHIN THE LIMITS OF THE STORMWATER MANAGEMENT FACILITY(S).

THE STORMWATER MANAGEMENT FACILITY WAS DESIGNED TO PROVIDE RATE AND VOLUME CONTROL AND WATER QUALITY TREATMENT OF THE STORMWATER RUNOFF RESULTING FROM THE POST-DEVELOPMENT SITE UNDER 100-YEAR CRITICAL STORM EVENT RAINFALL CONDITIONS. THE STORMWATER POLLUTION PREVENTION PLAN (C0.21) DEPICTS THE POST-DEVELOPMENT WATERSHED LIMITS AND THE TABLE BELOW SUMMARIZES EACH WATERSHED.

WATERSHED ID	*POST DEVELOPMENT AREA (ACRES)*	*POST DEVELOPMENT RUNOFF FACTOR (CN)*	*POST DEVELOPMENT IMPERVIOUS AREA (ACRES)*	*STORMWATER MANAGEMENT FACILITY TYPE*	*FACILITY DETENTION CAPACITY (ACRE-FEET)*	*100-YEAR FLOOD ELEVATION (FT)*
POST DA-1	*1.14*	*91*	*0.84*	*DRY RETENTION*	*0.58*	*63.48*

E. SITE MAP

PLEASE SEE THE STORMWATER POLLUTION PREVENTION PLAN (C0.21) FOR DETAILS.

F. STORMWATER OUTFALL LOCATION AND RECEIVING WATER BODY

THE STORMWATER MANAGEMENT FACILITY 1 OUTFALL STRUCTURE IS LOCATED AT THE SOUTHERN PORTION OF THE PROJECT (29°47'03.2" N, 82°28'54.3" W) AND THE ASSOCIATED RECEIVING WATER BODY IS THE NANO COURT RIGHT OF WAY.

III. CONTROLS TO REDUCE POLLUTION

AS OUTLINED IN THE SUWANNEE RIVER WATER MANAGEMENT DISTRICT (SRWMD) PERMIT, ALL CONSTRUCTION ACTIVITIES SHALL BE CONDUCTED IN A MANNER AS TO NOT VIOLATE STATE WATER QUALITY STANDARDS. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL IMPLEMENT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES REQUIRED TO RETAIN SEDIMENT ON-SITE. IF SITE CONDITIONS ARE SUCH THAT ADDITIONAL CONTROL MEASURES ARE REQUIRED OTHER THAN WHAT IS SPECIFIED IN THE EROSION AND SEDIMENTATION CONTROL PLAN, THEN THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL BEST MANAGEMENT PRACTICES. THESE MEASURES MUST BE INSPECTED AND MAINTAINED THROUGHOUT THE CONSTRUCTION PHASE AND UNTIL AS DIRECTED BY THESE PLANS. THE STORMWATER POLLUTION PREVENTION PLAN (C0.21) AND SECTION IV BELOW PROVIDE DETAILS ON THE SPECIFIC CONTROL MEASURES TO REDUCE STORMWATER POLLUTION.

IV. EROSION AND SEDIMENT CONTROLS

A. STABILIZATION PRACTICES

EXISTING TREES AND NATURAL VEGETATION TO REMAIN ON-SITE SHALL BE PROTECTED BY TREE BARRICADE FENCING AS DEPICTED ON THE STORMWATER POLLUTION PREVENTION PLAN (C0.21). TYPE III SILT FENCING SHALL PROTECT ALL DRAINAGE STRUCTURES AND SHALL BUFFER AREAS WITH POTENTIAL TO CONTRIBUTE OFF-SITE RUNOFF AND AS SPECIFICALLY DEPICTED ON THE STORMWATER POLLUTION PREVENTION PLAN (C0.21). STABILIZATION MEASURES SHALL BE INITIATED FOR EROSION AND SEDIMENT CONTROL ON DISTURBED AREAS AS SOON AS PRACTICAL, BUT IN NO CASE MORE THAN 7 DAYS, IN PORTIONS OF THE SITE WHERE CONSTRUCTION HAS TEMPORARILY OR PERMANENTLY CEASED. AS SPECIFIED IN SECTION II.B. ABOVE, UPON COMPLETION OF CONSTRUCTION, ALL STORMWATER MANAGEMENT FACILITIES SHALL BE SCRAPED CLEAN OF ACCUMULATED SEDIMENT AFTER THE COMPLETION OF CONSTRUCTION. ALL TURF ESTABLISHMENT SHALL BE PERFORMED MEETING THE REQUIREMENTS OF SECTION 570 OF THE STANDARD SPECIFICATIONS. EVIDENCE OF GROWTH MUST BE PRESENT PRIOR TO FINAL RELEASE.

B. STRUCTURE PRACTICES

AS DEPICTED IN THE STORMWATER POLLUTION PREVENTION PLAN (C0.21), A STORMWATER MANAGEMENT SYSTEM WILL BE CONSTRUCTED AND WILL BE COMPRISED OF A DRY RETENTION FACILITY AND A STORM PIPE CONVEYANCE SYSTEM. TO PREVENT EROSION DURING CONSTRUCTION, TYPE III SILT FENCING WILL BE INSTALLED IN THE LOCATIONS SHOWN ON THE PLANS. ALL EXISTING AND PROPOSED STORM DRAINS AND DRAINAGE SWALES SHALL BE PROTECTED ACCORDING TO THE STATE OF FLORIDA EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL, DATED JULY 2013 OR PER DETAILS PROVIDED ON SHEET C0.21 UNTIL CONSTRUCTION IS COMPLETE. THE STORM PIPE CONVEYANCE SYSTEM SHALL BE FLUSHED OUT TO REMOVE ALL ACCUMULATED DEBRIS AND SEDIMENT UPON COMPLETION OF CONSTRUCTION.

C. DRAINAGE LOCATIONS THAT SERVE AREAS WITH LESS THAN 10 DISTURBED ACRES

AS SPECIFIED IN THE "SEQUENCE OF MAJOR SOIL DISTURBING ACTIVITIES," THE SMF(S) WILL BE CONSTRUCTED PRIOR TO CLEARING AND GRUBBING OUTSIDE OF THE SMF(S) AREAS AND CONSTRUCTION OF THE PERMANENT PAVED AREAS. THE TOTAL CONTRIBUTING DRAINAGE AREA TO THE STORMWATER MANAGEMENT SYSTEM IS APPROXIMATELY 1.14 ACRES AND WILL CONSIST OF APPROXIMATELY 1.14 ACRES OF DISTURBED CONSTRUCTION AREA. THEREFORE, NO ADDITIONAL SEDIMENT TRAP BASINS ARE NECESSARY TO PROVIDE SEDIMENT STORAGE ON-SITE DURING CONSTRUCTION. AS SHOWN ON THE STORMWATER POLLUTION PREVENTION PLAN (C0.21), THE PROPOSED STORMWATER MANAGEMENT SYSTEM WILL PREVENT OFF-SITE EROSION DURING CONSTRUCTION. SILT FENCES OR EQUIVALENT SEDIMENT CONTROLS SHALL BE INSTALLED AT SIDE SLOPE AND DOWN SLOPE BOUNDARIES, INLET LOCATION, OUTLET LOCATIONS, AND OTHER LOCATIONS AS SHOWN ON THE STORMWATER POLLUTION PREVENTION PLAN, AS REQUIRED. BY COMPLETION OF CONSTRUCTION, THE SIDE SLOPES, SWALES, AND ALL DISTURBED AREAS SHALL BE STABILIZED WITH GRASS AND LANDSCAPING AS SPECIFIED ON THE CONSTRUCTION DRAWINGS.

D. DRAINAGE LOCATIONS THAT SERVE AREAS WITH MORE THAN 10 DISTURBED ACRES

NOT APPLICABLE, SEE SECTION C, ABOVE.

V. STORMWATER MANAGEMENT

A. BEST MANAGEMENT PRACTICES

AFTER CONSTRUCTION, THE STORMWATER MANAGEMENT SYSTEM SHALL BE MAINTAINED IN ACCORDANCE WITH THE SPECIFIED STORMWATER MAINTENANCE NOTES IN THE INCLUDED CONSTRUCTION DRAWINGS AND/OR RESPECTIVE MAINTENANCE REPORTS. SPECIFICALLY, THE PROPOSED SMF(S) SHALL BE MOWED REGULARLY IN THE SPECIFIED AREAS, STORM PIPES AND STRUCTURES WILL BE INSPECTED SEMI-ANNUALLY AND CLEANED ANNUALLY, SMF(S) SIDE SLOPES SHALL BE MAINTAINED TO PREVENT EROSION, AND LANDSCAPING AND GRASS THAT PREVENTS EROSION SHALL BE MAINTAINED. ADDITIONALLY, REMEDIAL ACTIONS SHALL BE TAKEN SHOULD THE SMF(S) NOT PERFORM AS DESIGNED.

B. VEGETATED SWALES

WHEN VEGETATED SWALES ARE UTILIZED, SILT FENCING OR EQUIVALENT SEDIMENT CONTROLS SHALL BE INSTALLED AT ADEQUATE INTERVALS TO COLLECT SEDIMENT ALONG THE SWALE. THE SEDIMENT SHALL BE REMOVED WHEN SEDIMENT REACHES ONE-THIRD OF THE HEIGHT OF THE SILT FENCING. SEE THE STORMWATER POLLUTION PREVENTION PLAN (C0.21) FOR DETAILS AND LOCATIONS, AS REQUIRED.

C. VELOCITY DISSIPATION DEVICES AT DISCHARGE POINTS

WHEN DISCHARGE POINTS ARE NOT LOCATED UNDER WATER, RIP RAP PADS HAVE BEEN PROVIDED AT LOCATIONS WHERE NECESSARY DUE TO ANTICIPATED DISCHARGE VELOCITIES. PLEASE SEE THE CONSTRUCTION PLANS FOR DETAILS AND LOCATIONS, AS NEEDED.

VI. CONTROLS FOR OTHER POTENTIAL POLLUTANTS

A. WASTE DISPOSAL

THE CONTRACTOR SHALL PROVIDE LITTER COLLECTION CONTAINERS WITHIN THE PROJECT BOUNDARIES DURING CONSTRUCTION. CONTRACTOR SHALL DISPOSE OF ALL UNSUITABLE MATERIALS AND CONSTRUCTION DEBRIS IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL REQUIREMENTS.

B. DUST CONTROL

TO PREVENT OFF-SITE VEHICULAR TRACKING OF SEDIMENTS AND DUST GENERATION, A STABILIZED CONSTRUCTION ENTRANCE SHALL BE ESTABLISHED BY THE SITE CONTRACTOR. PLEASE SEE THE STORMWATER POLLUTION PREVENTION PLAN (C0.21) FOR DETAILS AND LOCATION(S).

C. EXISTING VERSUS PROPOSED POTABLE AND SANITARY SEWER SYSTEMS

THERE ARE EXISTING SANITARY SEWER AND POTABLE WATER SYSTEMS LOCATED ON THE PROJECT SITE. NO EXTENSIONS OR UPGRADES ARE PROPOSED. IF TEMPORARY SANITARY SYSTEMS ARE UTILIZED DURING CONSTRUCTION, THE CONTRACTOR SHALL PROPERLY CONTROL AND DISCHARGE ANY SANITARY WASTE IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS.

D. FERTILIZER & PESTICIDES

THE USE OF FERTILIZERS, HERBICIDES, AND PESTICIDES ON THE PROJECT SITE, WILL BE DIRECTED BY THE LANDSCAPE PLAN AND THE FDOT STANDARD SPECIFICATIONS SECTION 570, TO SUPPORT THE GROWTH OF THE PROPOSED VEGETATION. ESTABLISHING THIS VEGETATION WILL AID IN THE STABILIZATION OF THE PROJECT SITE AND REDUCE EROSION. APPLICATION RATES FOR THE FERTILIZERS, HERBICIDES, AND PESTICIDES SHALL BE IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS TO GUARD AGAINST OVER-USE, WHICH CAN LEAD TO VIOLATIONS OF STATE WATER QUALITY STANDARDS.

E. TOXIC MATERIAL

THE CONSTRUCTION SITE WILL BE IN FULL COMPLIANCE WITH STATE AND FEDERAL REQUIREMENTS. A PLASTIC MAT, TAR PAPER, OR OTHER IMPERVIOUS MATERIAL SHALL BE PLACED UNDER AREAS WHERE TOXIC LIQUIDS ARE TO BE OPENED AND STORED.

F. HAZARDOUS MATERIALS

ALL HAZARDOUS MATERIALS SHALL BE STORED IN A SECURE LOCATION, UNDER COVER, AND IN APPROPRIATE TIGHTLY, SEALED CONTAINERS WHEN NOT IN USE. ALL PRODUCTS SHALL BE STORED IN AND USED FROM THE ORIGINAL CONTAINER WITH THE ORIGINAL PRODUCT LABEL. CONTAINERS MUST BE STORED IN A MANNER TO PROTECT THEM FROM THE ELEMENTS AND INCIDENTAL DAMAGE. THE MINIMUM PRACTICAL QUANTITY OF ALL SUCH MATERIALS SHALL BE KEPT ON THE JOB SITE AND SCHEDULED FOR DELIVERY AS CLOSE TO TIME OF USE AS PRACTICAL.

ALL PRODUCTS SHALL BE USED IN STRICT COMPLIANCE WITH THE INSTRUCTIONS ON THE PRODUCT LABEL.

SUFFICIENT EQUIPMENT AND/OR MATERIALS SHALL BE KEPT ONSITE TO CONTAIN AND CLEAN UP SPILLS OF HAZARDOUS MATERIALS IN THE AREAS WHERE THESE MATERIALS ARE STORED OR USED. SPILL CONTROL AND CONTAINMENT KIT SUPPLIES SHALL BE OF SUFFICIENT QUANTITIES AND APPROPRIATE CONTENT TO CONTAIN A SPILL FROM THE LARGEST ANTICIPATED PIECE OF EQUIPMENT AND FROM THE LARGEST ANTICIPATED QUANTITIES OF PRODUCTS STORED ON THE SITE AT ANY GIVEN TIME.

CONTRACTOR TO CONTAIN AND CLEAN UP ANY SPILLS IMMEDIATELY AFTER THEY OCCUR. ANY SPILLS OF PETROLEUM PRODUCTS OR HAZARDOUS MATERIALS IN EXCESS OF REPORTABLE QUANTITIES AS DEFINED BY EPA, STATE, OR LOCAL AGENCY REGULATIONS SHALL BE REPORTED TO THE APPROPRIATE AGENCIES IN THE REQUIRED TIME FRAMES. THE CONTRACTOR SHALL PROVIDE A WRITTEN NOTICE TO THE OWNER IMMEDIATELY UPON IDENTIFICATION OF ANY SPILL.

ALL EXCESS, USED, OR SPILLED PRODUCTS, INCLUDING CONTAMINATED SOIL, SHALL BE DISPOSED OF BY THE CONTRACTOR IN STRICT COMPLIANCE WITH INSTRUCTIONS ON THE PRODUCT LABEL AND ALL APPLICABLE REGULATIONS.

VII. APPROVED STATE AND LOCAL PLANS

THE CONSTRUCTION DRAWINGS FOR THE PROJECT WERE APPROVED AND PERMITTED BY THE FOLLOWING AGENCIES:

- *CITY OF ALACHUA*
- *FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION*
- *SUWANNEE RIVER WATER MANAGEMENT DISTRICT*

VIII. CONSTRUCTION ACTIVITY DISCHARGES

IN ACCORDANCE WITH THIS PLAN, THERE ARE NO ANTICIPATED DISCHARGES OF STORMWATER ASSOCIATED WITH CONSTRUCTION ACTIVITIES.

IX. CHANGES TO THE POLLUTION PREVENTION PLAN

THIS STORMWATER POLLUTION PREVENTION PLAN SHALL BE AMENDED TO REFLECT ANY APPLICABLE CHANGE IN A STATE, REGIONAL, OR LOCAL PERMIT FOR WHICH THE PERMITTEE RECEIVES WRITTEN NOTICE. WHEN WRITTEN NOTICE IS RECEIVED, THE PERMITTEE SHALL PROVIDE A RE-CERTIFICATION OF THIS POLLUTION PREVENTION PLAN, WHICH HAS BEEN REVISED TO ADDRESS SUCH CHANGES. AMENDMENTS TO THE PLAN SHALL BE PREPARED, SIGNED, DATE, AND KEPT AS ATTACHMENTS TO THE ORIGINAL PLAN.

X. ALTERNATIVE PERMIT REQUIREMENTS

NO ALTERNATIVE PERMIT REQUIREMENTS ARE REQUESTED.

XI. MAINTENANCE

THE CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE, INSPECTION SCHEDULE, AND REPAIRS OUTLINED IN THIS PLAN. MAINTENANCE SHALL CONTINUE THROUGHOUT THE PROJECT UNTIL WORK IS COMPLETE. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES AFTER CONSTRUCTION IS COMPLETE. IN ADDITION TO THE TIMES MENTIONED IN THE PREVIOUS SECTIONS, THE CONTRACTOR SHALL INITIATE ANY REPAIRS WITHIN 24 HOURS OF BEING REPORTED. IN THE EVENT THAT THE SMF(S) DO NOT PERFORM PROPERLY OR IF A SINKHOLE DEVELOPS, THE PROJECT ENGINEER SHALL BE NOTIFIED TO ASSIST IN COORDINATING REMEDIAL ACTION. ACCUMULATED SEDIMENT SHALL BE REMOVED FROM SILT FENCING WHEN IT HAS REACHED ONE-THIRD THE HEIGHT OF THE SILT FENCE. UPON FINAL COMPLETION OF CONSTRUCTION AND ACCEPTANCE BY BOTH THE CITY AND OWNER, THE OPERATION AND MAINTENANCE ENTITY WILL BE 14100 NW 126TH TERRACE, LLC.

XII. INSPECTIONS

THE CONTRACTOR SHALL INSPECT ALL POINTS OF POTENTIAL DISCHARGE FROM THE PROJECT SITE FOR ALL DISTURBED AREAS ON THE CONSTRUCTION SITE AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.50 INCHES OR GREATER. FOR POINTS OF DISCHARGE INTO SURFACE WATERS OF THE STATE OR AN MS4, A QUALIFIED INSPECTOR (PROVIDED BY THE OPERATOR) SHALL PERFORM THE REQUIRED INSPECTIONS. THE CONTRACTOR SHALL INSTALL A RAIN GAUGE AT THE SITE TO MONITOR AND DOCUMENT RAINFALL EVENTS 0.50 INCHES OR GREATER. LOCATIONS WHERE THE SITE IS COMPLETELY CONSTRUCTED AND STABILIZED, SUCH INSPECTIONS SHALL BE CONDUCTED AT LEAST ONCE A MONTH. ALL INSPECTIONS SHALL BE RECORDED ON THE CONSTRUCTION INSPECTION FORM. THE CONTRACTOR MAY USE THEIR OWN FORM (MEETING FDEP SWPPP REQUIREMENTS) OR A SAMPLE FORM FROM FDEP. A SAMPLE CONSTRUCTION FORM IS AVAILABLE AT: "HTTPS://FLORIDADEP.GOV/WATER/STORMWATER/DOCUMENTS/CONSTRUCTION-SWPPP". MORE SPECIFICALLY, THE INSPECTION SHALL ENSURE THE FOLLOWING CATEGORIES.

A. DISTURBED AREAS

ALL DISTURBED AREAS AND AREAS USED FOR MATERIAL STORAGE SHALL BE INSPECTED FOR POLLUTANTS ENTERING THE STORMWATER SYSTEM. THE STORMWATER MANAGEMENT SYSTEM AND EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN SHALL BE INSPECTED TO ENSURE THEY ARE OPERATING CORRECTLY. LOCATIONS WHERE VEHICLES ENTER AND EXIT THE SITE SHALL BE INSPECTED FOR EVIDENCE OF OFF-SITE SEDIMENT TRACKING.

B. MAINTENANCE PERFORMANCE

BASED ON THE RESULTS OF THE INSPECTION, ALL MAINTENANCE OPERATIONS NEEDED TO ASSURE PROPER COMPLIANCE WITH THIS PLAN SHALL BE DONE IN A TIMELY MANNER, BUT IN NO CASE LATER THAN 7 DAYS FOLLOWING THE INSPECTION.

C. REPORTING REQUIREMENTS

ALL INSPECTIONS SHALL BE RECORDED ON THE CONSTRUCTION INSPECTION FORM. THIS FORM IS CREATED TO SUMMARIZE THE SCOPE OF THE INSPECTION, THE NAME(S) AND QUALIFICATION OF THE INSPECTOR(S), THE DATE OF INSPECTION, RAINFALL DATA, OBSERVATIONS, THE ACTIONS TAKEN TO CORRECT INCIDENTS OF NON-COMPLIANCE WITH THE PROVISIONS OF THIS PLAN. IF NO INCIDENTS OF NON-COMPLIANTS ARE OBSERVED, THE REPORT SHALL CONTAIN A CERTIFICATION THAT THE FACILITY IS IN COMPLIANCE WITH THE STORMWATER POLLUTION PREVENTION PLAN AND THE ASSOCIATED PERMIT.

XIII. NON-STORMWATER DISCHARGES

IN ADDITION TO STORMWATER RUNOFF, THIS PLAN APPLIES TO RUNOFF FROM IRRIGATION OPERATIONS AND CONSTRUCTION PRACTICES. THIS PLAN DOES NOT PERTAIN TO DISCHARGES FROM FIRE FIGHTING ACTIVITIES.

XIV. CONTRACTORS CERTIFICATION

THE CONTRACTORS OR SUB-CONTRACTORS SHALL PHOTOCOPY AND COMPLETE THE FORM ON THIS PAGE. IT SHALL BE PROVIDED TO THE OWNER AND KEPT ON FILE PURSUANT TO SECTION XV REGARDING PROJECT RECORDS.

XV. RETENTION OF RECORDS

THE PERMITTEE SHALL RETAIN COPIES OF STORMWATER POLLUTION PREVENTION PLANS AND ALL REPORTS REQUIRED BY THIS PERMIT, AND RECORDS OF ALL DATA USED TO COMPLETE THE NOTICE OF INTENT TO BE COVERED BY THIS PERMIT, FOR A PERIOD OF AT LEAST THREE YEARS FROM THE DATE THAT THE SITE IS FINALLY STABILIZED.

THE PERMITTEE SHALL RETAIN A COPY OF THE STORMWATER POLLUTION PREVENTION PLAN AND ALL REPORTS, RECORDS, AND DOCUMENTATION REQUIRED BY THIS PERMIT AT THE CONSTRUCTION SITE, OR AN APPROPRIATE ALTERNATIVE LOCATION AS SPECIFIED IN THE NOTICE OF INTENT, FROM THE DATE OF PROJECT INITIATION TO THE DATE OF FINAL STABILIZATION.

XVI. NOTICE OF TERMINATION

NOTICE OF TERMINATION:

1. *WHERE A SITE HAS BEEN FINALLY STABILIZED AND ALL STORMWATER DISCHARGES AUTHORIZED BY THIS PERMIT ARE ELIMINATED, THE PERMITTEE SHALL SUBMIT A NOTICE OF TERMINATION (DEP FORM 62-621.300(6)), SIGNED IN ACCORDANCE WITH PART VII.C OF DEP DOCUMENT NO. 62-621.300(4)(a), WITHIN 14 DAYS OF FINAL STABILIZATION OF THE SITE TO TERMINATE COVERAGE UNDER THIS PERMIT.*
2. *ELIMINATION OF STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY MEANS THAT ALL DISTURBED SOILS AT THE SITE HAVE BEEN FINALLY STABILIZED AND TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES HAVE BEEN REMOVED OR WILL BE REMOVED AT AN APPROPRIATE TIME, OR THAT ALL STORMWATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY FROM THE SITE THAT ARE AUTHORIZED BY THIS GENERIC PERMIT HAVE OTHERWISE BEEN ELIMINATED.*
3. *FOR CONSTRUCTION ACTIVITIES WHERE THE OPERATOR CHANGES, THE EXISTING OPERATOR SHALL FILE AN N.O.T. IN ACCORDANCE WITH THIS PART WITHIN 14 DAYS OF RELINQUISHING CONTROL OF THE PROJECT TO A NEW OPERATOR.*

THE PERMITTEE SHALL SUBMIT A NOTICE OF TERMINATION TO THE FOLLOWING ADDRESS:

NPDES STORMWATER NOTICES CENTER, MS# 2510
FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION
2600 BLAIR STONE ROAD
TALLAHASSEE, FLORIDA 32399-2400

PROJECTS THAT DISCHARGED STORMWATER ASSOCIATED WITH CONSTRUCTION ACTIVITY TO A MUNICIPAL SEPARATE STORM SEWER SYSTEM (MS4) SHALL SUBMIT A COPY OF THE N.O.T. TO THE OPERATOR OF THE MS4.

Contractor/Subcontractor Certification Statement
Stormwater Pollution Prevention Plan

Site Name: Pickert Flex Space
Site Location: 14100 NW 126th Terrace
Alachua County, Florida

THE CONTRACTOR(S) OR SUB-CONTRACTOR(S) RESPONSIBLE FOR COMPLYING WITH THIS STORMWATER POLLUTION PREVENTION PLAN SHALL SIGN THE CERTIFICATION STATEMENT BELOW. MULTIPLE COPIES OF THIS CERTIFICATION STATEMENT MAY BE NECESSARY DEPENDING ON THE NUMBER OF SUB-CONTRACTORS ASSOCIATED WITH THE PROJECT

I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND, AND SHALL COMPLY WITH, THE TERMS AND CONDITIONS OF THE STATE OF FLORIDA GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES AND THIS STORMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

DATE	RESPONSIBLE INDIVIDUAL'S NAME	RESPONSIBLE INDIVIDUAL'S SIGNATURE	TITLE	COMPANY NAME, ADDRESS, AND PHONE NUMBER

11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075

SCALE: N/A

VERIFY SCALE
BAR IS ONE INCH ON
ORIGINAL DRAWING
IF NOT ONE INCH ON
THIS SHEET ADJUST
SCALES ACCORDINGLY

CONSTRUCTION BID REVISIONS:

SUBMITTALS:
1/3/22 - SUBMITTAL TO CITY OF ALACHUA
3/11/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION

PROJECT: PICKERT FLEX SPACE

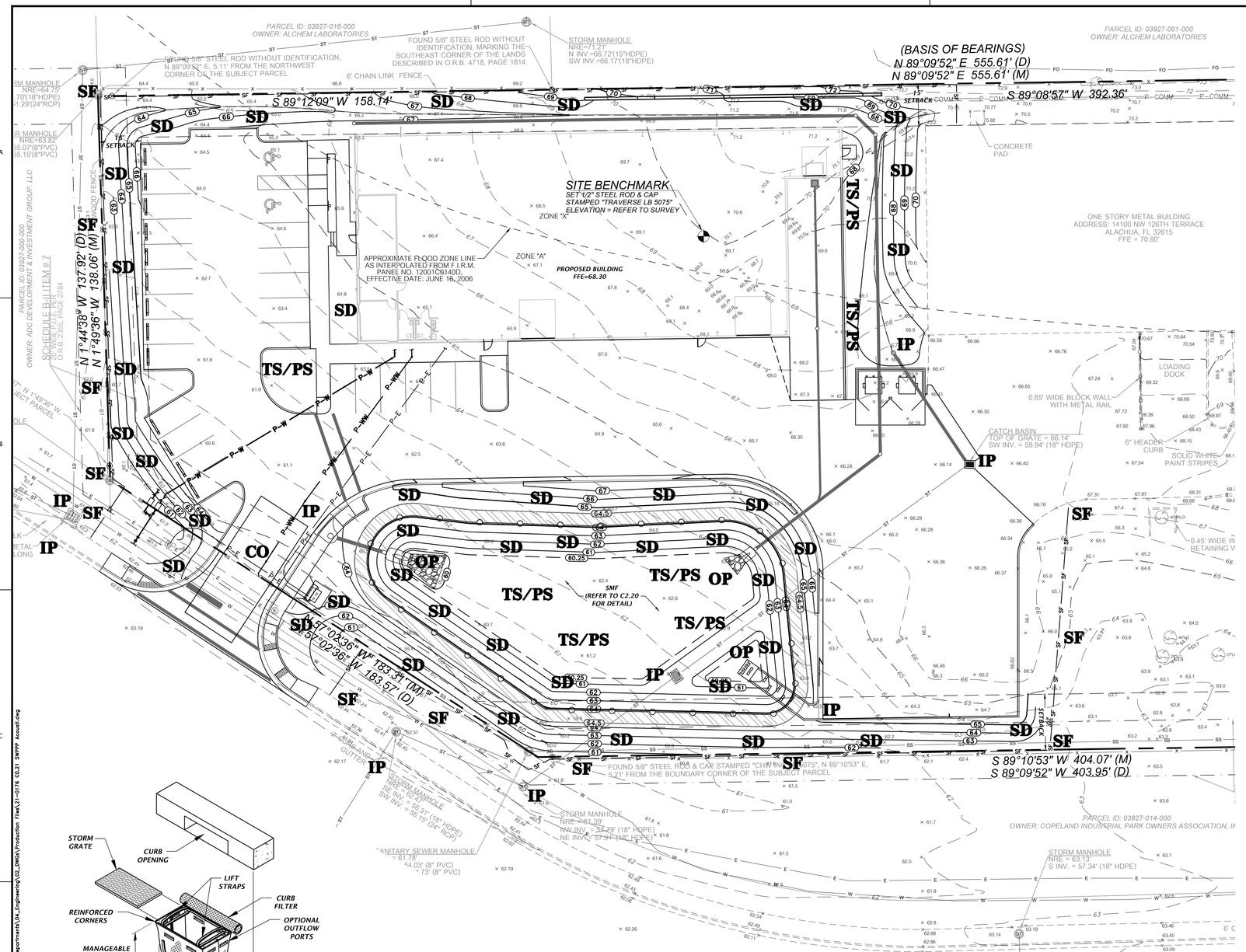
SHEET TITLE: STORMWATER POLLUTION PREVENTION NOTES

TECHNICIAN: K MERRITT
DESIGNER: C MERRITT-BENNETT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C0.20

Tech: kattm Plot Date: Apr 07,2022 9:38am File:name: N:\2021\21-0176\departments\04_engineering\03_DWGs\production files\21-0176 C0.20 SWPPN Accept.dwg



STORMWATER POLLUTION PREVENTION LEGEND

TS	= TEMPORARY SEEDING
PS	= PERMANENT SEEDING
ML	= MULCHING
SD	= SOD STABILIZATION
SF	= SILT BARRIER
TB	= TREE BARRIER
IP	= INLET PROTECTION
OP	= OUTLET PROTECTION
CO	= CONSTRUCTION ENTRANCE/EXIT

GRAPHIC SCALE
0 10 20 40

N

TYPICAL INSTALLATION SEQUENCE FOR SILT-SAVER FRAME AND FILTER

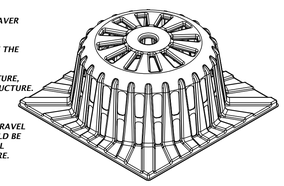
1. EXCAVATE APPROXIMATELY 4" TO 6" BELOW THE TOP OF THE INLET STRUCTURE.

2. PLACE THE FRAME ONTO THE INLET STRUCTURE, ENSURING PROPER SEATING OF FRAME TO STRUCTURE.

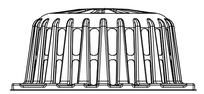
3. SLIDE THE FILTER OVER THE FRAME.

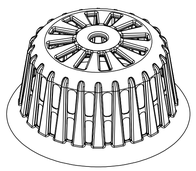
4. FILL THE FILTER POCKETS WITH SOIL, #57 GRAVEL OR EQUIVALENT. THE FILTER POCKETS SHOULD BE COMPLETELY FILLED TO ENSURE A GOOD SEAL BETWEEN THE GROUND AND INLET STRUCTURE.

5. BACK FILL AROUND THE FRAME AND FILTER ASSEMBLY IS NOT REQUIRED TO COMPLETE INSTALLATION; HOWEVER, BACK FILLING MAY BE NECESSARY TO COMPLETE EXCAVATION REQUIREMENTS FOR THE SITE.



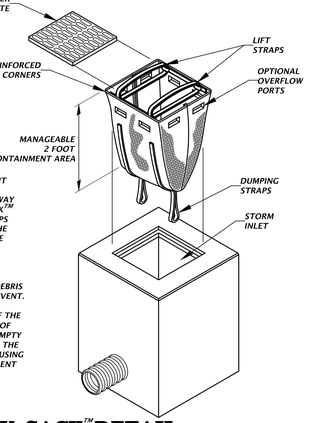
BASE OF FRAME SHAPED & SIZED TO FIT INLET TOP





SILT-SAVER® DETAIL

NTS



INSTALLATION:

REMOVE THE GRATE FROM INLET. IF USING OPTIONAL OIL ABSORBENTS; PLACE ABSORBENT PILLOW IN UNIT. STAND THE GRATE ON END. MOVE THE TOP LIFTING STRAPS OUT OF THE WAY AND PLACE THE GRATE INTO THE DANDY SACK™ SO THAT THE GRATE IS BELOW THE TOP STRAPS AND ABOVE THE LOWER STRAPS. HOLDING THE LIFTING DEVICES, INSERT THE GRATE INTO THE INLET.

MAINTENANCE:

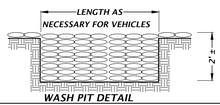
REMOVE ALL ACCUMULATED SEDIMENT AND DEBRIS FROM VICINITY OF UNIT AFTER EACH STORM EVENT. AFTER EACH STORM EVENT AND AT REGULAR INTERVALS, LOOK INTO THE DANDY SACK™ IF THE CONTAINMENT AREA IS MORE THAN 1/3 FULL OF SEDIMENT, THE UNIT MUST BE EMPTIED. TO EMPTY UNIT, LIFT THE UNIT OUT OF THE INLET USING THE LIFTING STRAPS AND REMOVE THE GRATE. IF USING OPTIONAL OIL ABSORBENTS; REPLACE ABSORBENT WHEN NEAR SATURATION.

DANDY SACK™ DETAIL

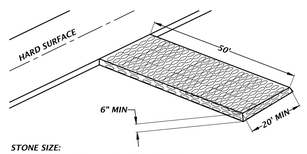
NTS

INLET PROTECTION OPTIONS DETAILS

NOTE:
1. CONSTRUCTION EXIT INSTALLATION SHALL REMOVE MUD/SOILS FROM TIRES TO PREVENT TRACKING ONTO PUBLIC ROADS.
2. TOP DRESSING WITH 2" STONE MAY BE REQ'D AS DETERMINED BY THE USE AND FUNCTION OF THE SYSTEM.
3. THE WASH PIT SHOULD BE INSTALLED IF THE STANDARD CONSTRUCTION EXIT DOES NOT SUFFICIENTLY REMOVE SOILS AND WASHING IS REQ'D.

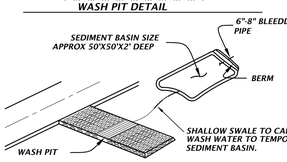


WASH PIT DETAIL



STONE SIZE:
ASTM D448 SIZE #1 (1-1/2" TO 3-1/2" DIA)

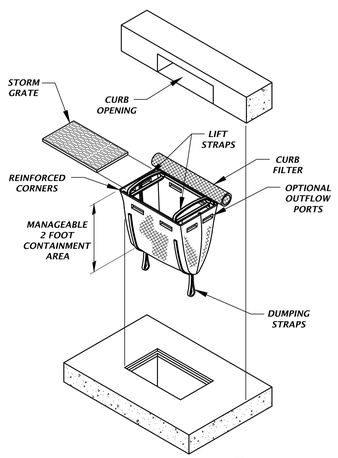
STANDARD CONSTRUCTION EXIT



CONSTRUCTION EXIT WITH WASH PIT

TEMPORARY CONSTRUCTION EXIT DETAIL

NTS



DANDY CURB SACK™ DETAIL

NTS

BASIN EROSION & SEDIMENTATION CONTROL

1. SILT FENCING AND/OR STAKED HAYBALES SHALL BE CONSTRUCTED WHERE SHOWN ON THE DRAWINGS PRIOR TO STARTING CONSTRUCTION.

2 ALL STORMDRAIN INLETS SHALL BE PROTECTED DURING CONSTRUCTION IN ACCORDANCE WITH FDOT STATE OF FLORIDA EROSION AND SEDIMENT CONTROL DESIGNER AND REVIEWER MANUAL.

3. THE DRAINAGE BASINS SHALL BE ROUGH GRADED PRIOR TO CONSTRUCTING THE LIMEROCK BASE. THE RETENTION BASINS SHALL BE FINE GRADED AND GRASSED PRIOR TO PAVING AND SITE CLEANUP.

4. THE STORMDRAIN SYSTEM SHALL BE FLUSHED OUT TO REMOVE ALL ACCUMULATED DEBRIS AND SEDIMENT UPON COMPLETION OF CONSTRUCTION.

5. THE DRAINAGE BASIN BOTTOM SHALL BE SCRAPED CLEAN OF ALL ACCUMMULATED SEDIMENT UPON COMPLETION OF CONSTRUCTION AFTER THE STORMDRAIN SYSTEM IS COMPLETELY FLUSHED OUT. THIS ACTIVITY SHALL ONLY OCURR IN A DRY STATE.

6. ALL DISTURBED AREAS IN THE CONSTRUCTION AREA SHALL BE COMPLETELY STABILIZED BY COMPLETION OF CONSTRUCTION. GRASS SEEDING RATES AND MIXTURES SHALL BE PER SECTION 570 OF THE STANDARD SPECIFICATIONS. EVIDENCE OF GROWTH MUST BE PRESENT PRIOR TO FINAL RELEASE.

7. REFER TO THE SWPPP PLAN FOR COMPLETE EROSION CONTROL MEASURES.

8. WHERE POND TOP OF BANK IS IN CUT TO EXISTING GRADE, CONTRACTOR SHALL SOD 5-FT BEYOND TOP OF BANK FOR EROSION PROTECTION.

11801 Research Drive
Alachua, Florida 32615
(386) 418-1975
www.chw-inc.com
est. 1988 FLORIDA CA-9075
CHW Professional Consultants

SCALE: 1"=20'
VERIFY SCALE BAR IS ONE INCH ON ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/8/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: STORMWATER POLLUTION PREVENTION PLAN AND DETAILS

TECHNICIAN: K MERRITT
DESIGNER: C MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C0.21

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NOTES:

1. CONTRACTOR SHALL HAVE ALL SILT FENCE & TREE BARRICADES INSTALLED PRIOR TO ANY SITE WORK.
2. CONTRACTOR SHALL REPAIR/RESTORE ANY DISTURBED AREAS TO EXISTING OR BETTER CONDITION.
3. CONTRACTOR TO COORDINATE WITH DOH OR FDEP FOR PROPER REMOVAL AND DISPOSAL OF ANY EX. ONSITE SEPTIC SYSTEMS OR WELL SYSTEMS.
4. CONTRACTOR TO USE EXTREME CAUTION WHEN WORKING AROUND EXISTING ABOVE AND UNDERGROUND UTILITIES.
5. CONTRACTOR IS RESPONSIBLE FOR COORDINATING WITH UTILITY COMPANY AS NEEDED TO SUPPORT POLES DURING CONSTRUCTION.

LEGEND

- EXISTING TREE TO BE REMOVED
- EXISTING FEATURES TO BE REMOVED
- SF — SILT FENCE

GRAPHIC SCALE

0 10 20 40

N

(BASIS OF BEARINGS)
N 89°09'52" E 555.61' (D)
N 89°09'52" E 555.61' (M)

S 89°12'09" W 158.14'

S 89°08'57" W 392.36'

POINT OF BEGINNING
FOUND 4" X 4" CONCRETE MONUMENT WITH NO IDENTIFICATION

FENCE CORNER IS 8.2' WEST & 0.7' NORTH OF BOUNDARY CORNER

FENCE CORNER IS 0.2' NORTH OF BOUNDARY LINE

2" PVC STUB

THE WESTERLY R/W LINE OF NW 126TH TERRACE

PARCEL ID: 03927-016-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-001-000
OWNER: ALCHEM LABORATORIES

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, N 89°09'52" E, 5.11' FROM THE NORTHWEST CORNER OF THE SUBJECT PARCEL

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, MARKING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN O.R.B. 4718, PAGE 1814

STORM MANHOLE
NRE=71.21'
N INV.=66.72'(15"HDPE)
SW INV.=66.17'(18"HDPE)

6' CHAIN LINK FENCE

15' SETBACK

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

REMOVE EXISTING TREE (TYP)

ONE STORY METAL BUILDING
ADDRESS: 14100 NW 126TH TERRACE
ALACHUA, FL 32615
FFE = 70.80'

CONCRETE PAD

6" HEADER CURB

SOLID WHITE PAINT STRIPES

17" ROUND CONCRETE ROOF SUPPORT

COVERED CONCRETE ENTRY

HANDICAPPED PARKING SPACE

PARKING STRIPE (TYPICAL)

"HCP"

LOADING DOCK

SAWCUT

0.65' WIDE BLOCK WALL WITH METAL RAIL

CATCH BASIN
TOP OF GRATE = 66.14'
SW INV. = 59.94' (18" HDPE)

PROTECT EXISTING INLET (TO REMAIN)

REMOVE SHIPPING CONTAINERS

SUBJECT PARCEL
PARCEL ID: 03927-005-000
CONTAINS: 2.883 ACRES, MORE OR LESS

PORTABLE METAL SHIPPING CONTAINER

PORTABLE METAL SHIPPING CONTAINER

REMOVE EXISTING ASPHALT PAVEMENT

SITE BENCHMARK
SET 1/2" NAIL & DISK
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

0.45' WIDE WOOD RETAINING WALL

"TRUCKS BACK IN" WOOD SIGN

4' WOOD FENCE

REMOVE EXISTING FENCE

REMOVE ±85' OF EXISTING CONCRETE SIDEWALK AND CURB AND GUTTER

N 57°02'36" W 183.31' (M)
N 57°02'36" W 183.57' (D)

S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)

FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 5.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER
O.R.B. 2355, PAGE 2784

PARCEL ID: 03927-014-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

"COPELAND PARK" BRICK SIGN

6' CONCRETE SIDEWALK

2' CURB AND GUTTER

2' CURB AND GUTTER

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER
O.R.B. 2355, PAGE 2784

PARCEL ID: 03927-001-000
OWNER: ADC DEVELOPMENT & INVESTMENT GROUP, LLC

N 1°44'38" W 137.92' (D)
N 1°49'36" W 138.06' (M)

6' WOOD FENCE

STORM MANHOLE
NRE = 62.46'
NE INV. = 55.83' (24" RCP)

STORM MANHOLE
NRE = 61.39'
NW INV. = 56.31' (18" HDPE)
SW INV. = 56.15' (24" RCP)

STORM MANHOLE
NRE = 61.39'
NW INV. = 56.29' (18" HDPE)
NE INV. = 57.91' (18" HDPE)

SANITARY SEWER MANHOLE
NRE = 61.78'
E INV. = 54.03' (8" PVC)
NW INV. = 54.73' (8" PVC)

STORM MANHOLE
NRE = 63.13'
S INV. = 57.34' (18" HDPE)

MITERED END SECTION
INV. = 66.84' (14" X 23" RCP)

MITERED END SECTION
INV. = 65.3

MITERED END SECTION
INV. = 61.23' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.25' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.1

S 1°34'22" E 240.02' (D)
S 1°35'42" E 240.13' (M)

N 1°34'22" W 400.82' (D)

11801 Research Drive
Alachua, Florida 32615
(386) 418-4975
www.chw-inc.com
est. 1988 FLORIDA CA-5075
CHW Professional Consultants

SCALE: 1"=20'

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/8/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CONSTRUCTION/BID REVISIONS:

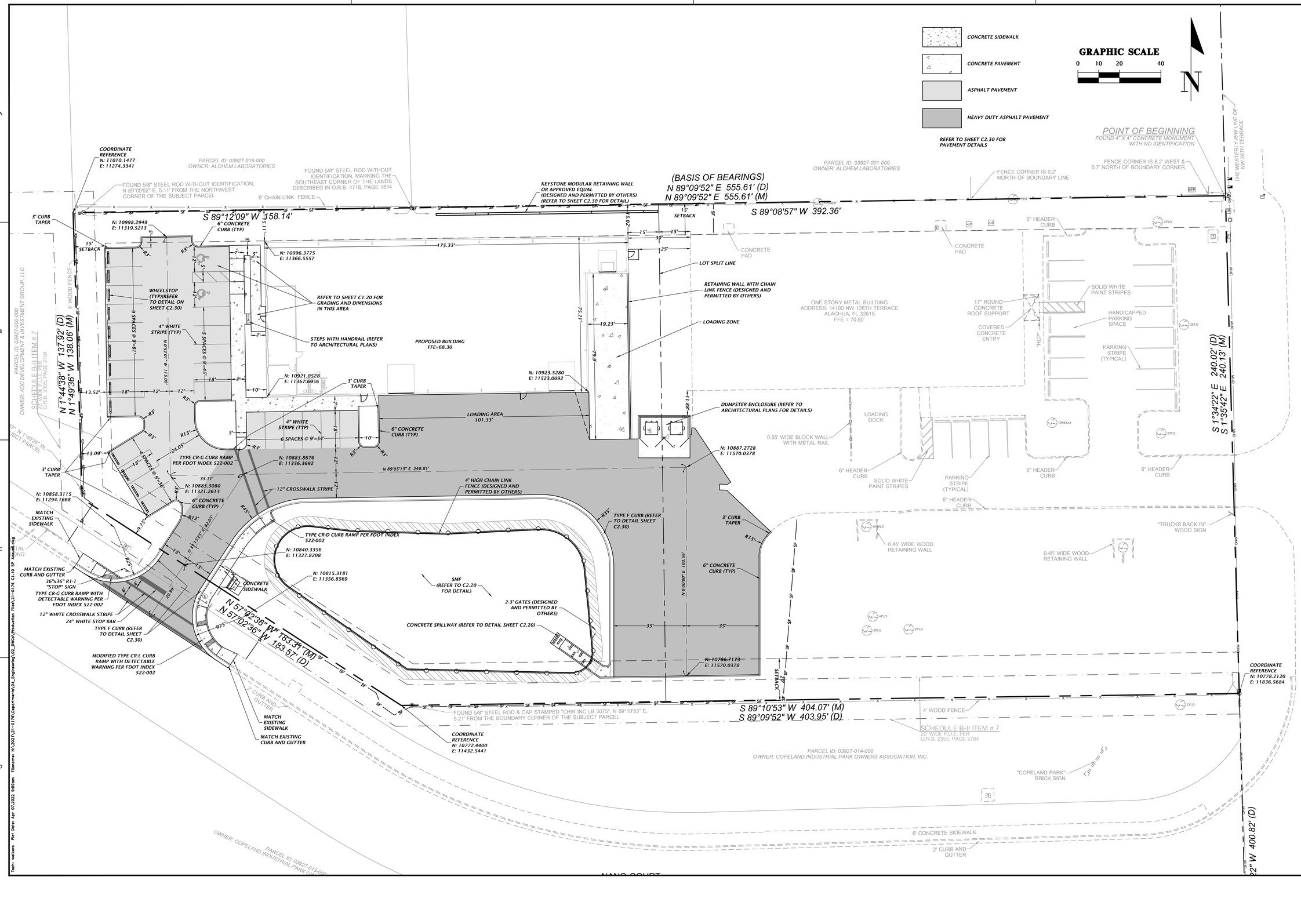
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DEMOLITION PLAN

TECHNICAL: K MERRITT
DESIGN:
DRAWN: MEGAN BENNETT
CHECKED: CHRISTIE CONTROL
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C0.30

Tech: nwilvero Plot Date: Apr 07,2022 8:55am Filename: M:\2021\21-0176\Departments\04_Engineering\02_Civil\21-0176 C0.30 SW layout.dwg



11801 Research Drive
Alachua, Florida 32615
(352) 331-1976
(352) 331-2476
www.chw-inc.com
est. 1988 FLORIDA CA-9075

CHW Professional Consultants

SCALE: 1"=20'

VERIFY SCALE BAR IS ONE INCH ON ORIGINAL DRAWING. IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/3/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION

PROJECT: PICKERT FLEX SPACE

SHEET TITLE: DETAILED SITE AND HORIZONTAL CONTROL PLAN

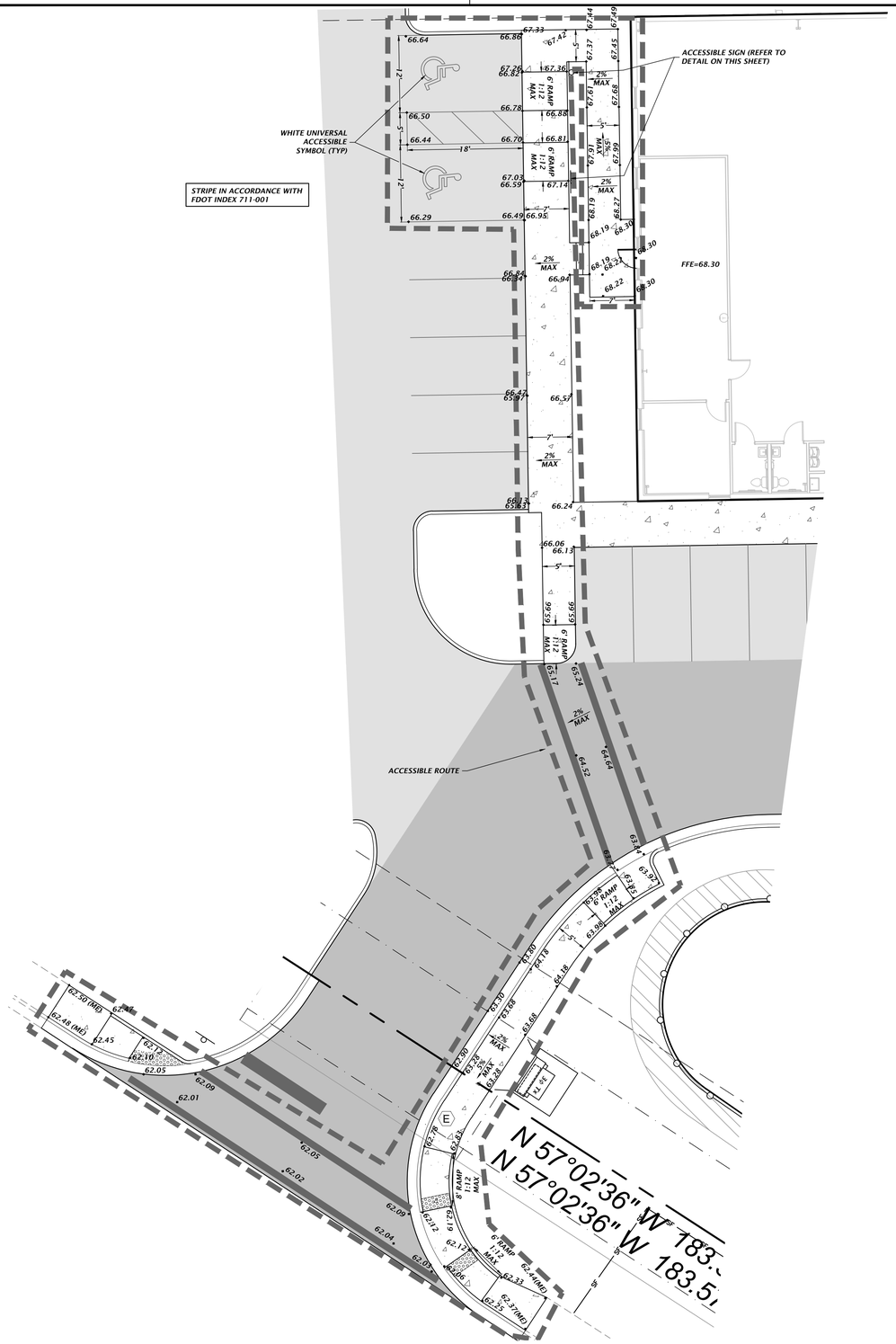
TECHNICIAN: K MERRITT
DESIGNER: C MEYERHOEFFER
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

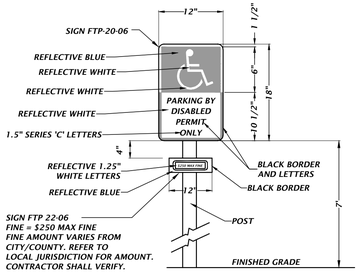
DANIEL H. YOUNG

FL PE No. 70780

SHEET NO: C1.10

Tech: wowen Plot Date: Apr 07,2022 8:59am Filename: H:\2021\21-0176\Department\04_Engineering\02_Design\Production Files\21-0176 C1.10 SP Layout.dwg





SIGN NOTES:

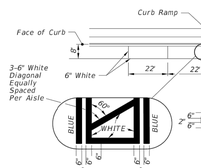
1. *SIGN CONSTRUCTION, DESIGN AND PLACEMENT SHALL COMPLY WITH STATE AND LOCAL STATUTES.*

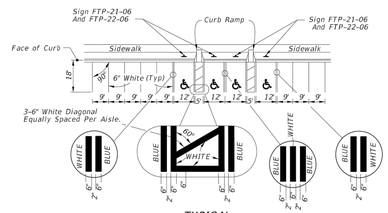
ACCESSIBLE PARKING SIGN DETAIL

NTS

GRAPHIC SCALE

0 5 10 20





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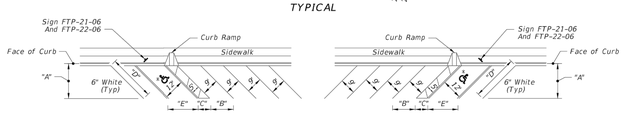


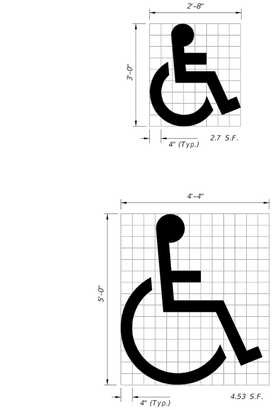
FORWARD-IN PARKING

REVERSE-IN PARKING

*FOR ACCESSIBLE MARKINGS - SEE ABOVE

DIMENSIONS					
∠ θ	"A"	"B"	"C"	"D"	"E"
45°	17'-0"	12'-9"	7'-0"	24'-0"	17'-0"

PAVEMENT MARKING FOR PARKING



(See Note 6)

UNIVERSAL SYMBOL OF ACCESSIBILITY

NOTES:

1. Dimensions are to the centerline of markings.
2. An Access Aisle is required for each accessible space when angle parking is used.
3. Criteria for pavement markings only, not public sidewalk curb ramp locations. For ramp locations refer to plans.
4. Tint blue pavement markings to match color 15180 of Federal Standards 595a.
5. Mount FTP-22-06 sign below the FTP-21-06 sign.
6. Use of the pavement symbol in accessible parking spaces is optional. When pavement symbol is used, the symbol is either 3'-0" or 5'-0" high and white in color.

LAST REVISION 02/05/21	DESCRIPTION: Added railroad pavement marking details.	FDOT FY 2021-22 STANDARD PLANS	PAVEMENT MARKINGS	INDEX 711-001	SHEET 12 of 14

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CHW Professional Consultants

SCALE: 1"=10'

VERIFY SCALE
IF NOT AS SHOWN
DRAWING IS NOT TO SCALE

IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
2/8/22 - RESUBMITTAL TO CITY OF ALACHUA
4/11/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CONSTRUCTION/BID REVISIONS:

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: ACCESSIBILITY SITE PLAN

TECHNICIAN: K. MERRITT
DESIGNER: C. MCKENNETT
QUALITY CONTROL: W. OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG

FL PE No. 70780

SHEET NO.: C1.20

Tech: kurtm Plot Date: Apr 07,2022 8:40am Filename: N:\2021\21-0176\departments\04_engineering\03_DWG\production files\21-0176 C1.20 ASP Assault.dwg
2/5/2021 11:53:53 AM

STORMWATER STRUCTURE TABLE

STRUCTURE:	STRUCTURE TYPE	TOP	INVERT ELEV	PIPE DIA.	NORTHING & EASTING
S-1	TYPE 3 CURB INLET (LEFT) PER FDOT INDEX 425-020 AND 425-010	63.98	60.10 E	15"	N: 10851.92 E: 11358.00
S-2	SIDE DRAIN MES PER FDOT INDEX 430-022	N/A	59.83 W	15"	N: 10843.95 E: 11384.22
S-3	12" CONCRETE COLLAR	N/A	60.25 NE	12"	N: 10843.82 E: 11506.17
S-4	OUTFALL STRUCTURE (DOGHOUSE BOTTOM) (REFER TO DETAIL ON SHEET C2.20)	63.50	58.61 NE 58.61 SW	18" 18"	N: 10801.50 E: 11482.21
S-5	24"X24" INLET WITH H-20 RATED TOP AND GRATE PER FDOT INDEX 440-002	64.30	62.51 S	8"	N: 10978.77 E: 11532.07
S-6	18" AREA DRAIN	66.10	63.00 SE	12"	N: 10917.83 E: 11560.33

GRAPHIC SCALE
0 10 20 40

REFER TO SHEET C1.10 FOR COORDINATE REFERENCE LOCATIONS.

N

(BASIS OF BEARINGS)
N 89°09'52" E 555.61' (D)
N 89°09'52" E 555.61' (M)

S 89°08'57" W 392.36'

S 89°12'09" W 158.14'

N 1°44'38" W 137.92' (D)
N 1°49'36" W 138.06' (M)

S 1°34'22" E 240.02' (D)
S 1°35'42" E 240.13' (M)

N 57°02'36" W 183.57' (M)
N 57°02'36" W 183.57' (D)

S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)

N 89°22'22" W 400.82' (D)

POINT OF BEGINNING
FOUND 4" X 4" CONCRETE MONUMENT WITH NO IDENTIFICATION

FENCE CORNER IS 8.2' WEST & 0.7' NORTH OF BOUNDARY CORNER

FENCE CORNER IS 0.2' NORTH OF BOUNDARY LINE

THE WESTERLY R/W LINE OF NW 126TH TERRACE

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP STAMPED "TRAVERSE LB 5075" ELEVATION = REFER TO SURVEY

SITE BENCHMARK
SET 1/2" NAIL & DISK STAMPED "TRAVERSE LB 5075" ELEVATION = REFER TO SURVEY

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP STAMPED "TRAVERSE LB 5075" ELEVATION = REFER TO SURVEY

ONE STORY METAL BUILDING
ADDRESS: 14100 NW 126TH TERRACE
ALACHUA, FL 32615
FFE = 70.80'

PROPOSED BUILDING FFE=68.30

STORM CLEANOUT TOP EL=67.80 INV EL=65.80

CONTRACTOR TO CONNECT DOWNSPOUTS TO PROVIDED STORM HEADER PIPE (TYP) (REFER TO DETAIL SHEET C2.80)

STORM CLEANOUT TOP EL=67.80 INV EL=64.00 10"12" PVC @ 1.00%

STORM CLEANOUT TOP EL=67.25 INV EL=63.90

STORM CLEANOUT WITH TRAFFIC BEARING TOP TOP EL=6Z.00 INV EL=62.11

STORM CLEANOUT WITH TRAFFIC BEARING TOP TOP EL=66.41 INV EL=62.75

STORM CLEANOUT WITH TRAFFIC BEARING TOP TOP EL=66.41 INV EL=62.75

3 RISERS @ 5" EACH WITH HANDRAIL (REFER TO ARCHITECTURAL PLANS FOR DETAILS)

REFER TO SHEET C1.20 FOR GRADES IN THIS AREA

STEM-WALL

STEM-WALL (HEIGHT VARIES)

RETAINING WALL (DESIGNED AND PERMITTED BY OTHERS)

PROVIDE SPLASH-PADS AT GUTTER DOWNSPOUT LOCATIONS (TYP)

CORE-DRILL EXISTING INLET FOR 12" PVC INV EL=62.53 SEAL WITH NON-SHRINK GROUT

0.65' WIDE BLOCK WALL WITH METAL RAIL

CATCH BASIN TOP OF GRATE = 66.14' SW INV. = 59.94' (18" HDPE)

28'-15" HDPE @ 1.00%

12"x8" PVC WYE INV EL=±61.96

SMF (REFER TO C2.20 FOR DETAIL)

REMOVE EXISTING MANHOLE TOP AND REPLACE WITH GENERAL FOUNDRIES SLOTTED GRATE COVER PRODUCT NO. 12438 OR APPROVED EQUAL GRATE EL= 61.39

47'-12" PVC @ 1.00%

81'-12" PVC @ 1.00%

63'-12" PVC @ 4.02%

69'-8" PVC @ 0.72%

15'-12" PVC @ 1.00%

APPROXIMATE FLOOD ZONE LINE AS INTERPOLATED FROM F.I.R.M. PANEL NO. 12001C0140D, EFFECTIVE DATE: JUNE 16, 2006

ZONE "A"

ZONE "X"

17" ROUND CONCRETE ROOF SUPPORT

COVERED CONCRETE ENTRY

CONCRETE PAD

SOLID WHITE PAINT STRIPES

HANDICAPPED PARKING SPACE

PARKING STRIPE (TYPICAL)

LOADING DOCK

6" HEADER CURB

0.45' WIDE WOOD RETAINING WALL

"TRUCKS BACK IN" WOOD SIGN

"COPELAND PARK" BRICK SIGN

4' WOOD FENCE

6' CONCRETE SIDEWALK

2' CURB AND GUTTER

6' CHAIN LINK FENCE

15' SETBACK

MITERED END SECTION INV. = 66.84' (14" X 23" RCP)

MITERED END SECTION INV. = 65.3

MITERED END SECTION INV. = 61.23' (14" X 23" RCP)

MITERED END SECTION INV. = 61.25' (14" X 23" RCP)

MITERED END SECTION INV. = 61.1

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER O.R.B. 2355, PAGE 2784

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER O.R.B. 2355, PAGE 2784

PARCEL ID: 03927-016-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-000-000
OWNER: ADC DEVELOPMENT & INVESTMENT GROUP, LLC

PARCEL ID: 03927-014-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

PARCEL ID: 03927-013-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, MARKING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN O.R.B. 4718, PAGE 1814

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, N 89°09'52" E 5.11' FROM THE NORTHWEST CORNER OF THE SUBJECT PARCEL

FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 5.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

STORM MANHOLE NRE=71.21 N INV.=66.72'(15"HDPE) SW INV.=66.17'(18"HDPE)

STORM MANHOLE NRE=64.75 INV.=60.70'(18"HDPE) INV.=61.29'(24"RCP)

STORM MANHOLE NRE=63.82 INV.=55.07'(8"PVC) INV.=55.15'(8"PVC)

STORM MANHOLE NRE=62.46 NE INV. = 55.83' (24" RCP)

STORM MANHOLE NRE=61.78 E INV. = 54.03' (8" PVC) NW INV. = 54.73' (8" PVC)

STORM MANHOLE NRE=62.39 NW INV. = 57.29' (18" HDPE) NE INV. = 57.91' (18" HDPE)

STORM MANHOLE NRE = 63.13' S INV. = 57.34' (18" HDPE)

SANITARY SEWER MANHOLE NRE = 62.51 SE INV. = 56.31' (18" HDPE) SW INV. = 56.15' (24" RCP)

WOOD FENCE

CHAIN LINK FENCE

2" PVC STUB

BFP

SCHERER CONSTRUCTION
PICKERT FLEX SPACE
DETAILED GRADING DRAINAGE PLAN

CHW
Professional Consultants
11801 Research Drive
Alachua, FL 32615
352.331.1976
352.331.2476
www.chw-inc.com
est. 1988 FLORIDA CA-9075

SCALE: 1"=20'
VERIFY SCALE BAR IS ONE INCH ON DRAWING. IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/11/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

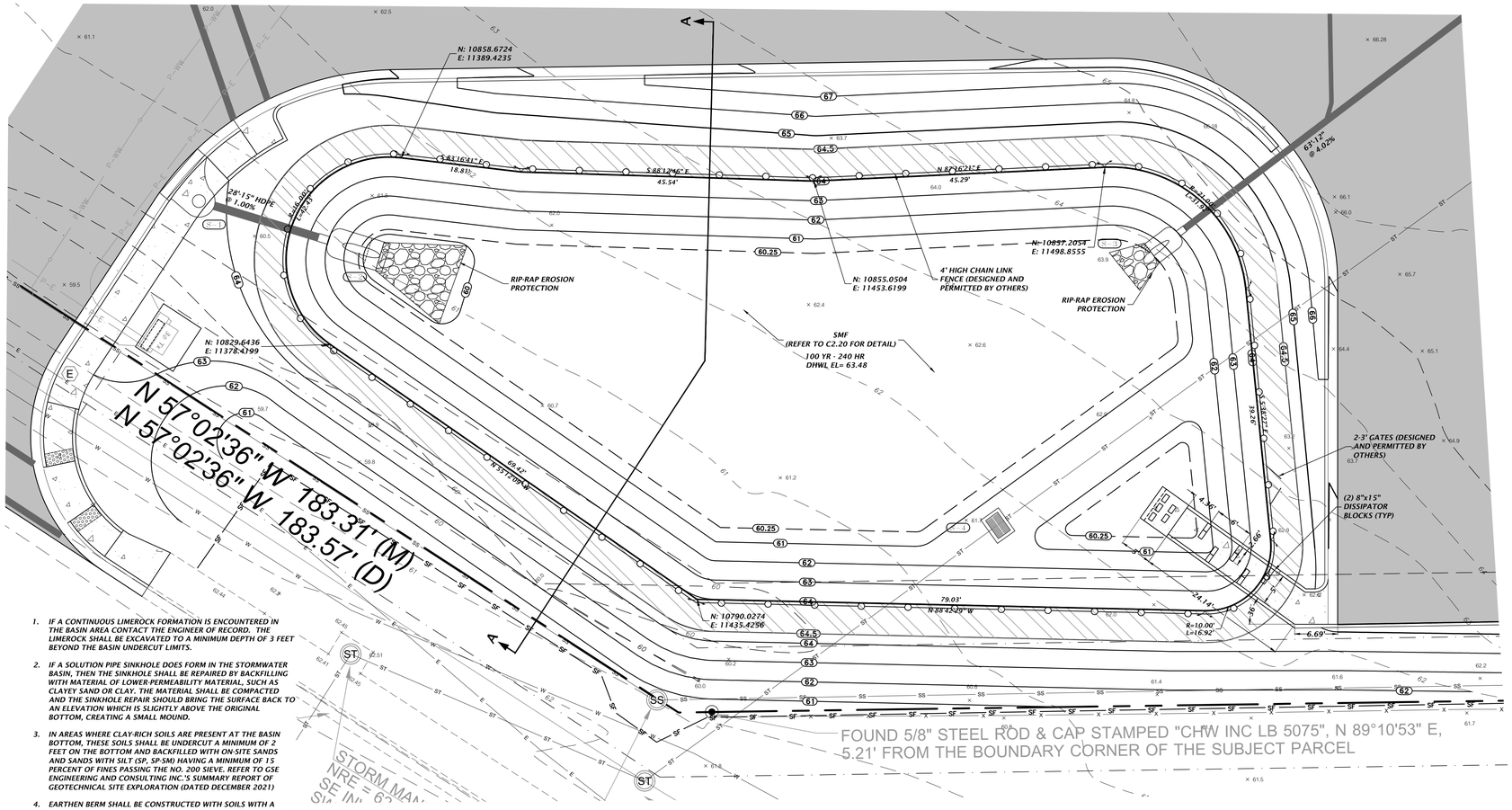
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DETAILED GRADING DRAINAGE PLAN

TECHNICAL: K MERRITT
DESIGNER: K MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C2.10

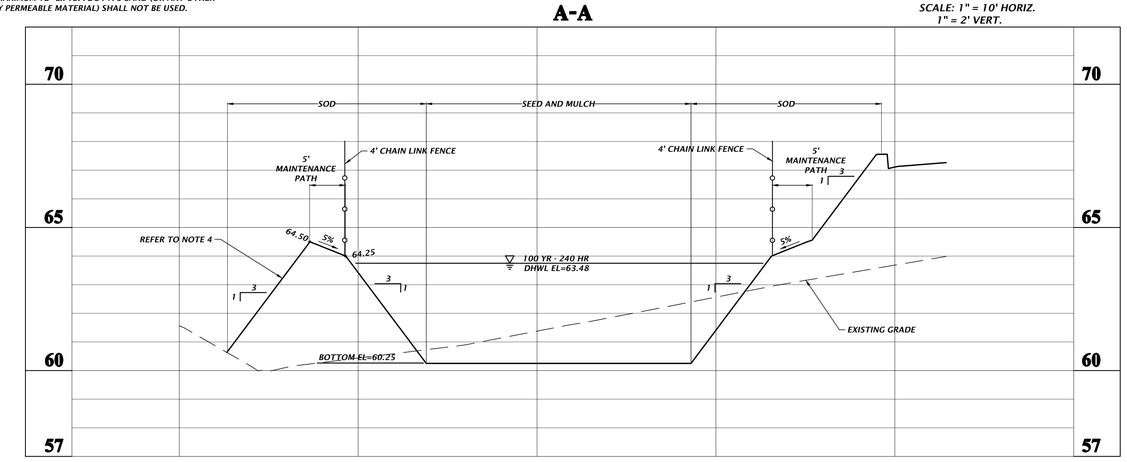
Tech: wallaver Plot Date: Apr 07,2022 9:53am Filename: K:\2021\21-0176\Department\04_Engineering\01_Civil\Production Files\21-0176 C2.10 GD Assets.dwg



1. *IF A CONTINUOUS LIMEROCK FORMATION IS ENCOUNTERED IN THE BASIN AREA CONTACT THE ENGINEER OF RECORD. THE LIMEROCK SHALL BE EXCAVATED TO A MINIMUM DEPTH OF 3 FEET BEYOND THE BASIN UNDERCUT LIMITS.*
2. *IF A SOLUTION PIPE SINKHOLE DOES FORM IN THE STORMWATER BASIN, THEN THE SINKHOLE SHALL BE REPAIRED BY BACKFILLING WITH MATERIAL OF LOWER-PERMEABILITY MATERIAL, SUCH AS CLAYEY SAND OR CLAY. THE MATERIAL SHALL BE COMPACTED AND THE SINKHOLE REPAIR SHOULD BRING THE SURFACE BACK TO AN ELEVATION WHICH IS SLIGHTLY ABOVE THE ORIGINAL BOTTOM, CREATING A SMALL MOUND.*
3. *IN AREAS WHERE CLAY-RICH SOILS ARE PRESENT AT THE BASIN BOTTOM, THESE SOILS SHALL BE UNDERCUT A MINIMUM OF 2 FEET ON THE BOTTOM AND BACKFILLED WITH ON-SITE SANDS AND SANDS WITH SILT (SP, SP-SM) HAVING A MINIMUM OF 15 PERCENT OF FINES PASSING THE NO. 200 SIEVE. REFER TO CSE ENGINEERING AND CONSULTING INC.'S SUMMARY REPORT OF GEOTECHNICAL SITE EXPLORATION (DATED DECEMBER 2021)*
4. *EARTHEN BERM SHALL BE CONSTRUCTED WITH SOILS WITH A MINIMUM OF 15% SOIL FINES PASSING NO. 200 SIEVE. COMPACT BERM TO 95% MAXIMUM DENSITY PER AASHTO METHOD T-99 WITH MAXIMUM 12" LIFTS. FDOT A-3 SAND (OR ANY OTHER HIGHLY PERMEABLE MATERIAL) SHALL NOT BE USED.*

A-A

SCALE: 1" = 10' HORIZ.
1" = 2' VERT.



GRAPHIC SCALE

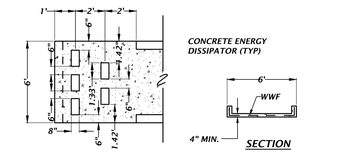
0 5 10 20

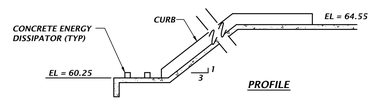
REFER TO SHEET C1.10 FOR COORDINATE REFERENCE LOCATIONS.

N

STORMWATER STRUCTURE TABLE

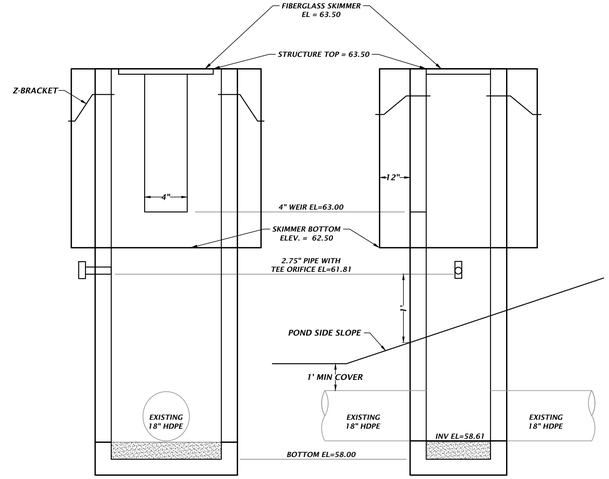
STRUCTURE:	STRUCTURE TYPE	TOP	INVERT ELEV	PIPE DIA.	NORTHING & EASTING
S-1	TYPE 3 CURB INLET (LEFT) PER FDOT INDEX 425-020 AND 425-010	63.98	60.10 E	15"	N: 10851.92 E: 11358.00
S-2	SIDE DRAIN MES PER FDOT INDEX 430-022	N/A	59.83 W	15"	N: 10843.95 E: 11384.22
S-3	12" CONCRETE COLLAR	N/A	60.25 NE	12"	N: 10843.82 E: 11506.17
S-4	OUTFALL STRUCTURE (DOGHOUSE BOTTOM) (REFER TO DETAIL ON SHEET C2.20)	63.50	58.61 NE 58.61 SW	18" 18"	N: 10801.50 E: 11482.21
S-5	24"X24" INLET WITH H-20 RATED TOP AND GRATE PER FDOT INDEX 440-002	64.30	62.51 S	8"	N: 10978.77 E: 11532.07
S-6	18" AREA DRAIN	66.10	63.00 SE	12"	N: 10917.83 E: 11560.33

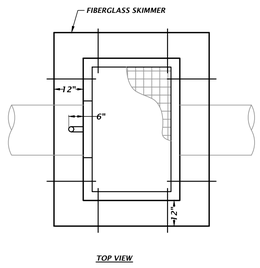




CONCRETE SPILLWAY DETAIL

NTS





S-4 OUTFALL STRUCTURE
MODIFIED TYPE C INLET PER FDOT INDEX 425-052
(DOGHOUSE STRUCTURE)

NTS

11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075
CHW Professional Consultants

SCALE: 1"=10'

VERIFY SCALE BAR IS ACCURATE ON PLOTTED DRAWINGS. IF NOT ONE INCH ON THESE PLOTTED SHEETS, SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/1/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: STORMWATER MANAGEMENT FACILITY

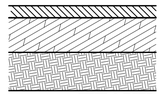
TECHNICIAN: K MERRITT
DESIGNER: C MERRITT-BENNETT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG

FL PE No. 70780

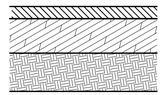
SHEET NO.: C2.20

Tech: kofm Plot Date: Apr 07,2022 9:41am Filename: N:\2021\21-0176\departments\04_engineering\02_DWGs\production files\21-0176 C2.20 SWF Accuff.dwg



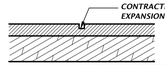
HEAVY DUTY ASPHALT DETAIL

NTS



ASPHALT PAVEMENT DETAIL

NTS



CONCRETE PAVEMENT DETAIL

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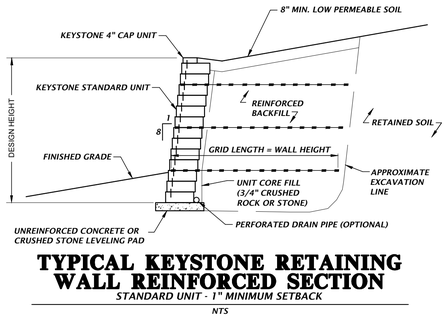
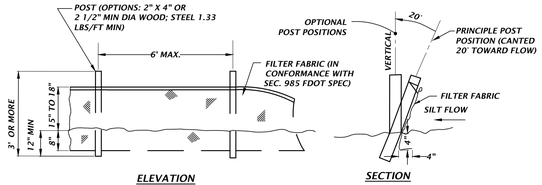


TYPICAL KEYSTONE RETAINING WALL REINFORCED SECTION

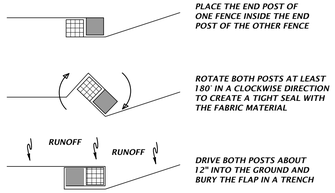
STANDARD UNIT - 1" MINIMUM SETBACK

NTS



TYPE III SILT FENCE DETAIL

NTS



FOR ATTACHING TWO SILT FENCES WHEN TRENCHING IS USED

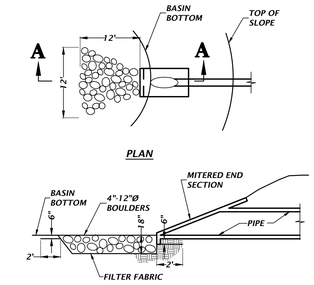
TYPE III SILT FENCE WRAPPING DETAIL

NTS

STRUCTURE ID	PIPE DIAMETER Do (ft)	RIP RAP SPREAD AT PIPE OUTLET 3Do (ft)	RIP RAP SPREAD AT END OF APRON Wd (ft)	LENGTH OF APRON La (ft)	MEDIAN RIP RAP SIZE D50 (ft)
S-2	1.25	3.75	8.75	7.50	0.40
S-3	1.00	3.00	6.00	5.00	0.30

RIP-RAP APRON DETAIL

NTS

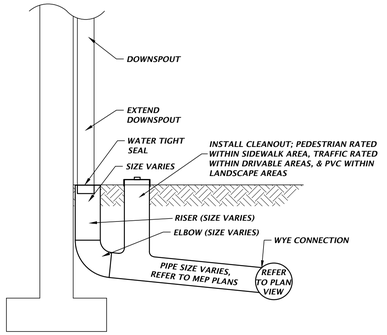


NOTES:

1. *ANCHOR FILTER FABRIC BY EXTENDING BEYOND RIPRAP AND BACKFILLING AS SHOWN ON DETAIL.*
2. *RIPRAP SHALL NOT EXTEND ONTO SIDE SLOPES.*
3. *ADJUST SHAPE OF APRON WHERE REQUIRED TO MATCH TOE OF SLOPE.*
4. *BROKEN SLOPE IS NOT ACCEPTABLE.*

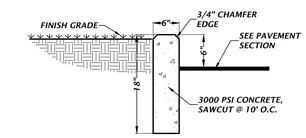
RIP-RAP EROSION PROTECTION

NTS



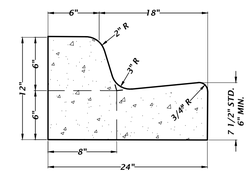
DOWNSPOUT CONNECTION DETAIL

NTS



TYPICAL 6" CURB DETAIL

NTS

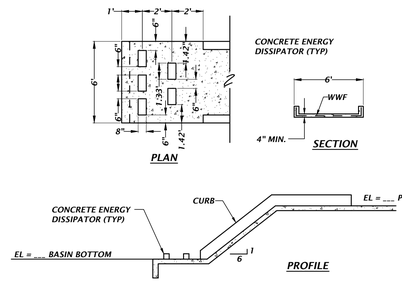


NOTE:

WHEN USED ON THE HIGH SIDE OF ROADWAY, THE CROSS-SLOPE OF THE GUTTER SHALL MATCH THE CROSS-SLOPE OF THE ADJACENT PAVEMENT AND THE THICKNESS OF THE LIP SHALL BE 6".

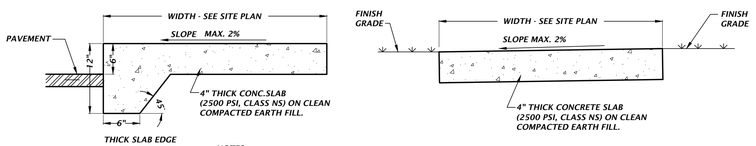
TYPE F CONCRETE CURB AND GUTTER DETAIL

NTS



CONCRETE SPILLWAY DETAIL

NTS



NOTES:

1. *SAWCUT CONTROL JOINTS SHALL BE CONSTRUCTED 5 FEET ON CENTER*
2. *EXPANSION JOINTS WITH PREFORMED JOINT FILLER SHALL BE CONSTRUCTED BETWEEN ALL FIXED OBJECTS AND WALK AND AT CONSTRUCTION JOINTS.*

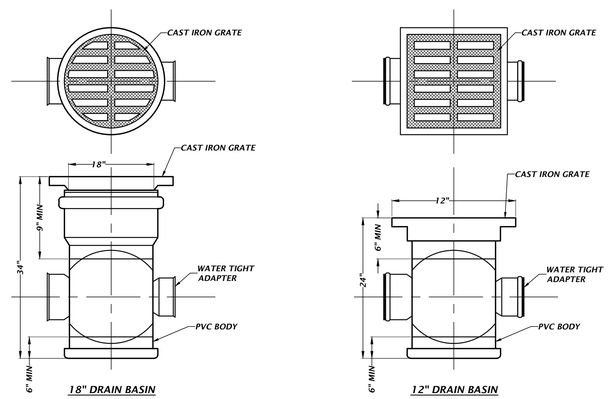
ADJACENT TO PAVEMENT

NTS

NOT ADJACENT TO PAVEMENT

NTS

CONCRETE SIDEWALK DETAILS



AREA DRAIN BASIN DETAIL

NTS

11801 Research Drive
Alachua, Florida 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-9075
CHW Professional Consultants

SCALE: N/A

VERIFY SCALE
BAR IS ONE INCH ON
ORIGINAL DRAWING
IF NOT ONE INCH ON
THIS SHEET ADJUST
SCALES ACCORDINGLY

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/8/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CONSTRUCTION/BID REVISIONS:

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: CONSTRUCTION DETAILS

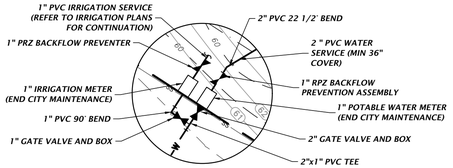
TECHNICIAN: K MERRITT
DESIGNER: C MCKINNETT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG

FL PE No. 70780

SHEET NO: C2.30

Tech: kurtm Plot Date: Apr 07,2022 9:41am File=mme: N:\2021\21-0176\departments\04_engineering\02_DWGs\production files\21-0176 C2.30 DT Assumed.dwg



WATER DETAIL

NTS

GRAPHIC SCALE
0 10 20 40

N

POINT OF BEGINNING
FOUND 4" X 4" CONCRETE MONUMENT WITH NO IDENTIFICATION

(BASIS OF BEARINGS)
N 89°09'52" E 555.61' (D)
N 89°09'52" E 555.61' (M)

S 89°08'57" W 392.36'

S 89°12'09" W 158.14'

S 1°34'22" E 240.02' (D)
S 1°35'42" E 240.13' (M)

N 1°44'38" W 137.92' (D)
N 1°49'36" W 138.06' (M)

N 57°02'36" W 183.57' (D)
N 57°02'36" W 183.71' (M)

S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)

N 89°12'09" E 400.82' (D)

PARCEL ID: 03927-016-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-001-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-000-000
OWNER: ADC DEVELOPMENT & INVESTMENT GROUP, LLC

PARCEL ID: 03927-014-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

PARCEL ID: 03927-013-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, N 89°09'52" E, 5.11' FROM THE NORTHWEST CORNER OF THE SUBJECT PARCEL

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, MARKING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN O.R.B. 4718, PAGE 1814

FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 6.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

CAP STAMPED "PSM 5149", N 149°36" W, ST CORNER OF THE SUBJECT PARCEL

6' CHAIN LINK FENCE

6' WOOD FENCE

4' WOOD FENCE

2-4" PVC CONDUIT FOR DATA

2" PVC STUB

FENCE CORNER IS 0.2' NORTH OF BOUNDARY LINE

FENCE CORNER IS 8.2' WEST & 0.7' NORTH OF BOUNDARY CORNER

THE WESTERLY R/W LINE OF NW 126TH TERRACE

15' SETBACK

REFER TO MEP PLANS FOR CONTINUATION

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

PROPOSED BUILDING
FFE=68.30

ONE STORY METAL BUILDING
ADDRESS: 14100 NW 126TH TERRACE
ALACHUA, FL 32615
FFE = 70.80'

CONCRETE PAD

6" HEADER CURB

17" ROUND CONCRETE ROOF SUPPORT

COVERED CONCRETE ENTRY

SOLID WHITE PAINT STRIPES

HANDICAPPED PARKING SPACE

PARKING STRIPE (TYPICAL)

"HCP"

LOADING DOCK

0.65' WIDE BLOCK WALL WITH METAL RAIL

CATCH BASIN
TOP OF GRATE = 66.14'
SW INV. = 59.94' (18" HDPE)

STORM MANHOLE
NRE=64.75'
NE INV.=61.70'(18"HDPE)
S INV.=61.29'(24"RCP)

SANITARY SEWER MANHOLE
NRE=63.82'
S INV.=55.07'(8"PVC)
W INV.=55.15'(8"PVC)

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER
O.R.B. 2355, PAGE 2784

EXISTING FIRE HYDRANT TEMPORARY SOURCE OF WATER DURING CONSTRUCTION

2" PVC WATER SERVICE (MIN 36" COVER)

2" PVC 45° BEND

WW CLEANOUT WITH TRAFFIC RATED COVER
TOP EL=64.20
INV EL=60.37

WW CLEANOUT WITH PEDESTRIAN RATED COVER
TOP EL=67.42
INV EL=63.30

PROPOSED SECONDARY ELECTRIC CONDUIT (DESIGNED BY OTHERS, SHOWN FOR COORDINATION PURPOSES ONLY)

REFER TO WATER DETAIL, THIS SHEET

2" PVC WATER SERVICE

6" PVC P-W @ 2.5%

PROPOSED PUE

PROPOSED TRANSFORMER (DESIGNED BY OTHERS, SHOWN FOR COORDINATION PURPOSES ONLY)

SMF
(REFER TO C2.20 FOR DETAIL)

8"x2" WET TAP AND VALVE (BY SPECIALTY CONTRACTOR PRE-APPROVED BY THE CITY OF ALACHUA)COORDINATE WITH CITY MIN 72 HR IN ADVANCE)

PROPOSED PRIMARY ELECTRIC CONDUIT (DESIGNED BY OTHERS, SHOWN FOR COORDINATION PURPOSES ONLY)

8"x4" WYE CONNECTION
INV EL=±54.66

WW CLEANOUT WITH TRAFFIC BEARING TOP (END CITY OF ALACHUA MAINTENANCE)
TOP EL=63.22
INV EL=60.11

NOTE:
CONTRACTOR TO PROTECT ALL EXISTING UTILITIES DURING CONSTRUCTION.

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

SITE BENCHMARK
SET 1/2" NAIL & DISK
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

CONCRETE SIDEWALK
3.5' TALL METAL HANDRAIL, 6' LONG

CATCH BASIN
TOP OF GRATE = 66.12'
SW INV. = 59.92' (18" HDPE)
NE INV. = 59.74' (18" HDPE)

2' CURB AND GUTTER

STORM MANHOLE
NRE = 62.46'
NE INV. = 55.83' (24" RCP)

SANITARY SEWER MANHOLE
NRE = 61.78'
E INV. = 54.03' (8" PVC)
NW INV. = 54.73' (8" PVC)

STORM MANHOLE
NRE=61.39'
NW INV. = 54.79' (18" HDPE)
NE INV. = 57.91' (18" HDPE)

STORM MANHOLE
NRE = 63.15'
S INV. = 57.34' (18" HDPE)

0.45' WIDE WOOD RETAINING WALL

"TRUCKS BACK IN" WOOD SIGN

"COPELAND PARK" BRICK SIGN

6' CONCRETE SIDEWALK

MITERED END SECTION
INV. = 61.23' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.25' (14" X 23" RCP)

± 100' TO EXISTING FIRE HYDRANT

NANG COURT

11801 Research Drive
Alachua, Florida 32615
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www.chw-inc.com

est. 1988 FLORIDA CA-5075

CHW
Professional Consultants

SCALE: 1"=20'

VERIFY SCALE
BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY

CONSTRUCTION/BID REVISIONS

SUBMITTALS
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/31/22 - RESUBMITTAL TO CITY OF ALACHUA
4/11/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DETAILED UTILITY PLAN

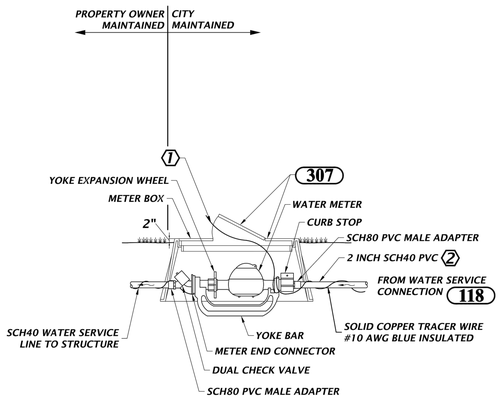
TECHNICIAN: K MERRITT
DESIGNER: C MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG

FL PE No. 70780

SHEET NO.: C3.10

Tech: rwilkerso Plot Date: Apr 07,2022 9:59am Filename: W:\2021\21-0176\Departments\04_Engineering\02_DWGs\Production Files\21-0176 C3.10 UT Assault.dwg



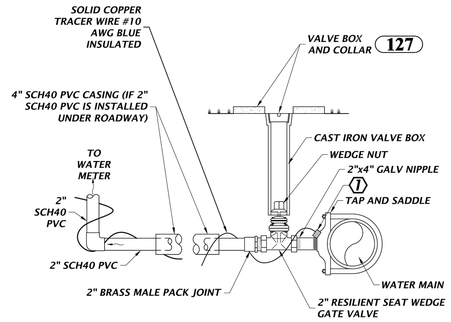
GENERAL NOTE(S):

1. CONNECT TRACER WIRES WITH PRO-LINE TRACER-LOCK CONNECTORS. PART # TL-LUG-SS.

KEYED NOTE(S):

1. *PROVIDE ENOUGH TRACER WIRE SO IT CAN EXTEND AT LEAST 8-INCHES ABOVE METER BOX.*
2. *PROVIDE 2x1 (or 3/4) INCH REDUCING BUSHING SCH 80 PVC SPIGOT X SOCKET TO CONNECT TO CURB STOP.*

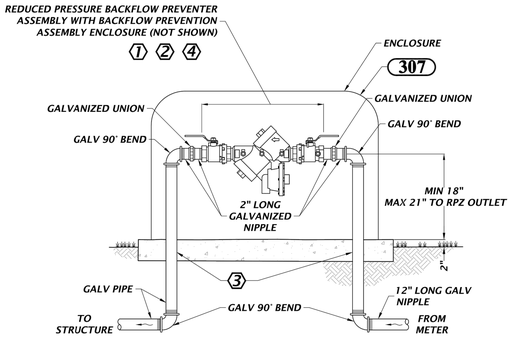
115 **3/4", 1", AND 2" WATER METER ASSEMBLY**
NTS



KEYED NOTE(S):

1. *CONNECT TRACER WIRES FROM MAIN TO SERVICE WITH PRO-LINE TRACER-LOCK CONNECTORS. PART # TL-LUG-SS.*

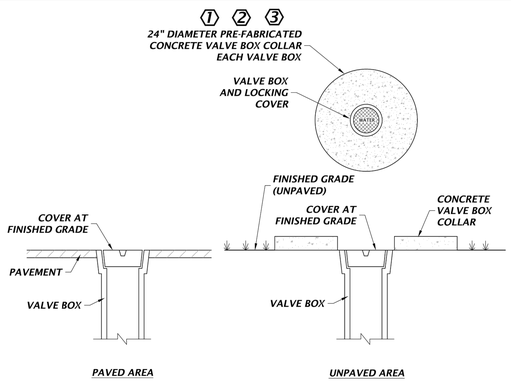
118 **2" WATER SERVICE CONNECTION**
NTS



KEYED NOTE(S):

1. *PROVIDE BACKFLOW PREVENTION ASSEMBLY ENCLOSURE. COORDINATE WITH VENDOR TO SELECT ENCLOSURE SIZE SUITABLE FOR INSTALLED BACKFLOW PREVENTER ASSEMBLY.*
2. *ENCLOSURE VENDOR AND FEATURES:*
   - *MARINE GRADE ALUMINUM*
   - *1.5 INCH INSULATION, 9.0 R VALUE*
   - *MEANS TO ACCESS ASSEMBLY*
   - *LOCKABLE*
   - *MOUNTING HARDWARE*
   - *COLOR: TAN, UNLESS OTHERWISE NOTED.*
   - *VENDORS: SAFE T COVER, NASHVILLE, TN; OR EQUAL*
3. *POUR CONCRETE PAD WITH DIMENSIONS AS PER VENDOR'S RECOMMENDATIONS. MINIMUM THICKNESS OF 4 INCHES.*
   - *PROVIDE SLEEVES AROUND PIPING*
4. *BACKFLOW PREVENTER FURNISHED, INSTALLED AND MAINTAINED BY PROPERTY OWNER, NOT COA.*

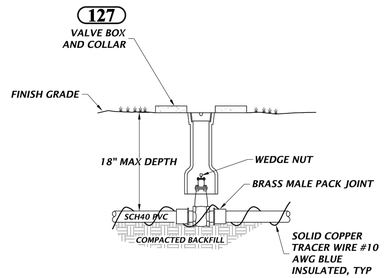
121 **3/4" TO 2" BACKFLOW PREVENTER AND ENCLOSURE**
NTS



KEYED NOTE(S):

1. *VALVE BOX COLLAR FEATURES:*
   - *24" DIAMETER, 11" INNER OPENING*
   - *4" THICK*
   - *TWO RINGS OF #3 REBAR*
   - *4000 PSI TEST CONCRETE*
2. *SUPPLIER AND PRODUCT:*
   - *MASONRY SUPPLY, INC., SELMA, NC OR EQUAL*
   - *ITEM: 24" CONCRETE VALVE BOX COLLAR OR EQUAL*
   - *PART: MSVB-24 OR EQUAL*
3. *PAINT VALVE BOX COVER AND COLLAR AS PER* **307**

127 **VALVE BOX COVER**
NTS



GENERAL NOTE(S):

1. *WATER VALVE BOX TOPS ARE TO BE CAST WITH THE WORD "WATER" ON TOP AND PAINTED BLUE.*

142 **2" RESILIENT SEAT WEDGE GATE VALVE FOR WATER AND RECLAIMED WATER MAINS**
NTS

ABBREVIATIONS

APP	*APPROXIMATE*
ARV	*AIR RELEASE VALVE*
AWG	*AMERICAN WIRE GAUGE*
DI	*DUCTILE IRON*
DIP	*DUCTILE IRON PIPE*
E	*ELECTRIC CONDUCTOR*
FLG	*FLANGED*
FT	*FOOT*
FM	*FORCE MAIN*
GA	*GAUGE*
GALV	*GALVANIZED*
GRN	*GREEN*
GSP	*GALVANIZED STEEL PIPE*
GV	*GATE VALVE*
ID	*INSIDE DIAMETER*
LF	*LINEAR FEET*
MAX	*MAXIMUM*
MIN	*MINIMUM*
MJ	*MECHANICAL JOINT*
NTS	*NOT TO SCALE*
OD	*OUTSIDE DIAMETER*
OS&Y	*OUTSIDE SCREW AND YOKE*
PUE	*PUBLIC UTILITY EASEMENT*
PVC	*POLYVINYL CHLORIDE*
R/W	*RIGHT OF WAY*
RPZ	*REDUCED PRESSURE ZONE*
SCH	*SCHEDULE*
SF	*SQUARE FEET*
SIM	*SIMILAR*
SS	*STAINLESS STEEL*
TYP	*TYPICAL*
URD	*UNDERGROUND RESIDENTIAL DISTRIBUTION*
YEL	*YELLOW*
WM	*WATER MAIN*
WW	*WASTEWATER*

151 **DETAIL ABBREVIATIONS**
NTS

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Alachua, Florida 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075
CHW Professional Consultants

SCALE: N/A
VERIFY SCALE BAR IS TRUE FOR RASTER PRINTING. IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
2/28/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

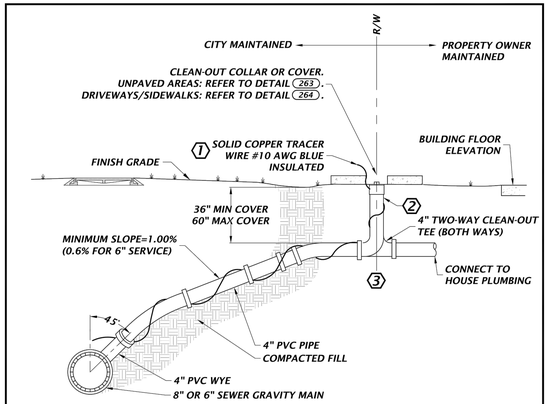
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: UTILITY DETAILS

TECHNICIAN: K MERRITT
DESIGNER: K MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C3.20

Path: \\uchm Plot Date: Apr 07,2022 9:42am Filename: H:\2021\21-0176\Department\04_engineering\02_DWGs\production files\21-0176 C2.00 DT Assault.dwg



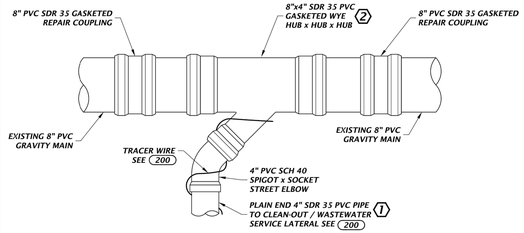
GENERAL NOTE(S):

A. *SOLVENT WELD ALL PVC FITTINGS.*
B. *DURING DESIGN AND CONSTRUCTION, REVIEW LATERAL LOCATION RELATIVE TO PROPOSED DRIVEWAY. STRONG CITY OF ALACHUA PREFERENCE IS FOR CLEAN-OUT NOT TO BE INSTALLED IN DRIVEWAY. SEE CITY OF ALACHUA DESIGN AND CONSTRUCTION MANUAL.*

KEYED NOTE(S):

1. *EXTEND TRACER WIRE 8-INCHES BEYOND TOP OF VALVE BOX COLLAR.*
2. *DO NOT CONNECT HOUSE PLUMBING TO STUB RISER.*
3. *DETAIL SHOWS CLEAN-OUT (CO) AT R/W. INSTALLING CITY MAINTAINED CO BETWEEN R/W AND MIDDLE OF PUE IS PERMITTED. CITY OF ALACHUA MUST APPROVE LOCATION IF CO IS INSTALLED BETWEEN MIDDLE OF PUE AND PUE TERMINUS.*

200 **WASTEWATER SERVICE LATERAL**
NTS



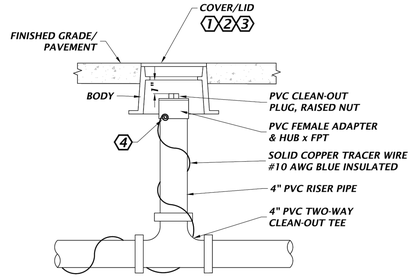
GENERAL NOTES:

A. *CUT AND REMOVE SEGMENT OF EXISTING PVC PIPE.*
B. *INSTALL WYE. FASTEN WITH GASKET REPAIR COUPLING.*
C. *CLEAN AND SOLVENT WELD ALL SOCKET FITTINGS*
D. *IF BELL PRESENT, CENTER INSTALLATION ON BELL SO BELL IS REMOVED.*

KEYED NOTES:

1. *CONNECT PIPE TO BOTTOM OF CLEAN-OUT. DO NOT CONNECT PIPE TO RISER SECTION OF CLEAN-OUT.*
2. *INSTALL WYE SO ITS BRANCH IS 45° ABOVE HORIZONTAL.*

254 **INSTALLING SERVICE LATERALS IN EXISTING PVC SDR 35 GRAVITY WASTEWATER MAINS**
NTS

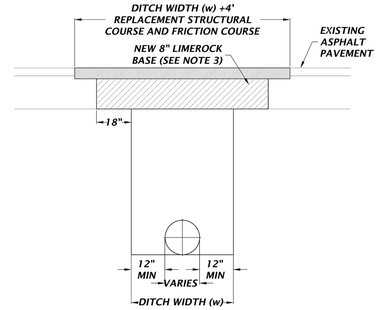


KEYED NOTES:

1. *HEAVY DUTY LOAD RATING MODEL: SIGMA CORPORATION CO-2610S*
2. *COVER/LID CAN ALSO ACCOMMODATE 6" CLEAN-OUT*
3. *PAINT COVER/LID AS PER 307*
4. *INSTALL EXTRA TRACER WIRE BETWEEN BODY AND LID. PROVIDE ENOUGH TRACER WIRE SO THAT 8" CAN EXTEND BEYOND COVER/LID, CLEAN-OUT PLUG.*

GENERAL NOTES:
A. *REFER TO 200*

264 **CLEAN-OUT COVER FOR DRIVEWAYS/SIDEWALKS**
NTS



GENERAL NOTE(S):

1. *SEE BEDDING AND TRENCHING DETAIL 303 FOR SPECIFICATIONS ON BACKFILL OVER A PIPE.*
2. *NEW 8" LIMEROCK BASE SHALL BE COMPACTED TO NOT LESS THAN 98% OF MAX DENSITY AS SPECIFIED BY THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATION 200-7.2. THE WIDTH OF THE LIMEROCK BASE SHALL BE THE WIDTH OF THE PIPE TRENCH PLUS 18" ON BOTH SIDES SEE DETAIL.*
3. *UNLESS OTHERWISE SPECIFIED, MATERIALS AND METHODS OF OPERATION REQUIRED TO INSTALL NEW AND REPLACEMENT PAVEMENT SHALL BE IN ACCORDANCE WITH THE LATEST APPLICABLE REQUIREMENTS OF THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.*
4. *PAVEMENT SHALL BE REMOVED TO NEATLY SAWED STRAIGHT EDGES.*
5. *THE TYPE AND THICKNESS OF NEW SURFACE MATERIAL SHALL BE CONSISTENT WITH THAT OF THE EXISTING SURFACE, BUT IN ALL CASES SHALL MEET THE MINIMUM STANDARDS ESTABLISHED BY THE PLANS AND SPECIFICATIONS.*
6. *THE BACKFILLING AND PAVEMENT REPLACEMENT MUST BE DONE IN ACCORDANCE WITH FDOT INDEX.*

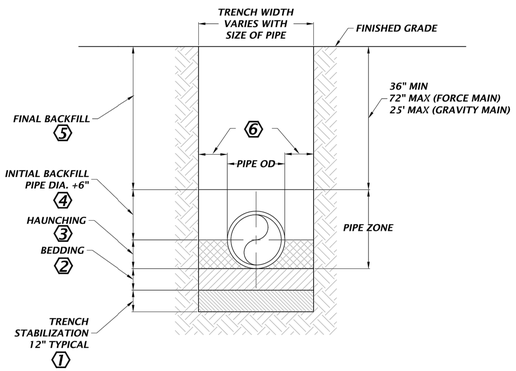
300 **BACKFILL OVER PIPE/PAVEMENT REPAIR DETAIL**
NTS

GENERAL NOTE(S):

1. *WATER SHALL NOT BE PERMITTED IN THE TRENCH DURING CONSTRUCTION.*
2. *ALL PIPE TO BE INSTALLED WITH BELL FACING UPSTREAM TO THE DIRECTION OF THE FLOW.*
3. *DEPTH FOR REMOVAL OF UNSUITABLE MATERIAL SHALL GOVERN DEPTH OF BEDDING ROCK BELOW THE PIPE. UTILITIES SHALL DETERMINE IN THE FIELD REQUIRED REMOVAL OF UNSUITABLE MATERIAL TO REACH SUITABLE FOUNDATION. THE BOTTOM OF THE TRENCH SHALL NOT BE EXCAVATED BELOW THE SPECIFIED GRADE. IF UNDERCUTTING OCCURS, THE BOTTOM OF THE TRENCH SHALL BE BROUGHT UP TO THE ORIGINAL GRADE WITH APPROVED MATERIAL AND THOROUGHLY COMPACTED TO A MINIMUM OF 95% MODIFIED PROCTOR.*
4. *FINAL RESTORATION IN IMPROVED AREAS SHALL BE IN COMPLIANCE WITH ALL APPLICABLE REGULATIONS OF GOVERNING AGENCIES.*

KEYED NOTE(S):

1. *TRENCH STABILIZATION SHALL BE PROVIDED TO A DEPTH OF 12-INCHES. THE MATERIAL SHALL BE NO. 57 STONE.*
2. *BEDDING SHALL BE A MINIMUM OF 6-INCHES AND COMPOSED OF IMPORTED GRANULAR FILL. COMPACT TO 95% STANDARD PROCTOR, AASHTO T-99.*
3. *HAUNCHING PORTION OF THE PIPE ZONE SHALL BE PLACED TO THE SPRINGLINE OF THE PIPE AND COMPOSED OF IMPORTED GRANULAR FILL. COMPACT TO 95% STANDARD PROCTOR ASSHTO T-99.*
4. *INITIAL BACKFILL: COMMON FILL COMPACTED TO 95% (98% UNDER PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180. FROM THE SPRINGLINE OF THE PIPE TO TWO (2) FEET ABOVE THE PIPE THE SOIL SHALL BE CAREFULLY BACKFILLED IN 6-INCH LIFTS AND THE SOIL CONSOLIDATED WITH THE HAND OPERATED TAMPING MACHINE (OR AS REQUIRED BY CITY, COUNTY, OR STATE INSPECTORS).*
5. *FINAL BACKFILL: COMMON FILL COMPACTED TO 95% (98% UNDER PAVEMENT) OF THE MAXIMUM DENSITY AS PER AASHTO T-180. AFTER PLACEMENT AND COMPACTION OF THE INITIAL BACKFILL, THE BALANCE OF THE BACKFILL MATERIAL MAY BE MACHINE PLACED OR AS REQUIRED BY THE INSPECTOR AND SHALL NOT CONTAIN ANY ROCKS OR DEBRIS.*
6. *12" MINIMUM*



303 **BEDDING AND TRENCHING DETAIL**
NTS

PAINT SYSTEM NO. 5

SURFACE PREPARATION -PRESSSURE WASH SURFACE TO BE PAINTED

OPTIMAL APPLICATION CONDITIONS

AMBIENT TEMPERATURE BETWEEN 55 AND 75 DEGREES F.

HUMIDITY BELOW 60 PERCENT

IF OUTSIDE THESE LIMITS, REQUEST PERMISSION TO APPLY PAINT FROM COA INSPECTOR OR SERVICES DURING CONSTRUCTION ENGINEER

APPLY (SPRAY) FIRST COAT

APPLY (SPRAY) SECOND COAT EITHER WITHIN TWO HOURS OR MORE THAN 48 HOURS AFTER APPLYING FIRST COAT.

PRODUCT

KRYLON SPAY PAINT

FUSION ALL-IN-ONE

PAINT PLUS PRIMER

COLORS

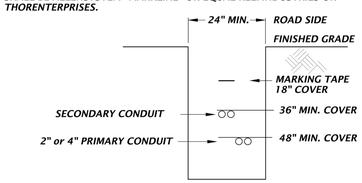
POTABLE WATER - GLOSS PATRIOTIC BLUE

WASTEWATER - GLOSSY SPRING GRASS

RECLAIMED - GLOSSY ICY GRAPE

307 **PAINT SYSTEM NO. 5**
NTS

WARNING TAPE SHALL BE RED WITH CONTINUOUS BLACK MARKINGS "CAUTION CAUTION - CITY OF ALACHUA - ELECTRIC LINE BURIED BELOW SHALL BE ALLENSYSTEM "MARKLINE" OR EQUAL REEFINDUSTRIES OR THORENTERPRISES.



NOTES: 1. CONTRACTOR SHALL CHECK FOR CONFLICTS AND MAKE ADJUSTMENTS AS NECESSARY. REFER TO THE OTHER UTILITY ALLOCATIONS AND LOCATIONS.

2. CONTRACTOR SHALL COORDINATE WITH COA DURING CONSTRUCTION.

506 **TYPICAL CONDUIT TRENCH**
NTS

11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075
CHW Professional Consultants

SCALE: N/A
VERIFY SCALE BAR IS CORRECT FOR PLOTTED SIZE
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA
3/16/22 - RESUBMITTAL TO CITY OF ALACHUA
4/12/22 - RESUBMITTAL TO CITY OF ALACHUA AND FDEP

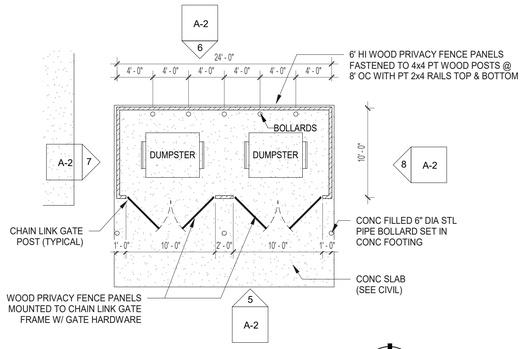
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: UTILITY DETAILS

TECHNICIAN: K MERRITT
DESIGNER: K MERRITT
QUALITY CONTROL: W OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C3.21

Tech: kwhm Plot Date: Apr 07,2022 9:43am Filename: H:\2021\21-0176\Department\04_engineering\02_DWGs\production files\21-0176 C2.00 DT Assault.dwg



B / A-1 DUMPSTER ENCLOSURE FLOOR PLAN
1/8" = 1'-0"

BUILDING CODE SUMMARY

BUILDING SIZE:
1-Story / 29' Height / 11,985 sq ft

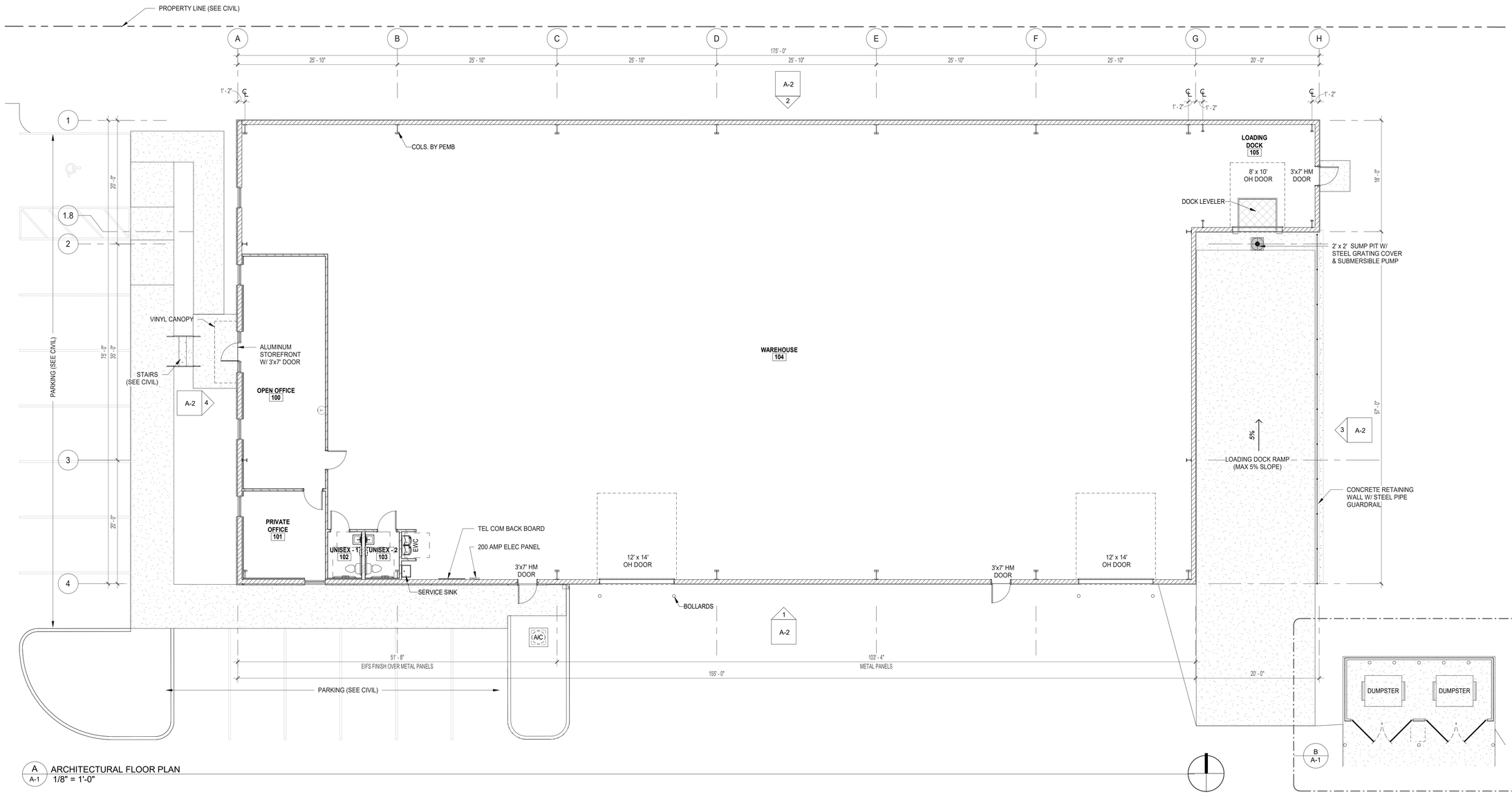
CONSTRUCTION TYPE:
FBC Type II-B
Pre-Engineered Metal Building (PEMB)

OCCUPANCY:
Primary Occupancy: Storage Group "S-1" = 11,160 sf / 23 Occupants
Accesory Occupancy: Business Group "B" = 825 sf / 6 Occupants
Total Occupant Load: 29 People

FIRE PROTECTION:
Building is NOT sprinklered

LEGEND

ROOM 101 — ROOM NAME / ROOM NUMBER
101 — NEW DOOR & FRAME (SEE SCHEDULE)
A — WINDOW TYPE (SEE SCHEDULE)
P-1 — PARTITION TYPE (SEE SCHEDULE)
1 / 4 A101 2 / 3 — INTERIOR ELEVATION
1 / A101 — BUILDING ELEVATION
1 / A3.3 — DETAIL OR SECTION (DETAIL # / SHT #)
CPT–STC — FLOOR FINISH TRANSITION



A / A-1 ARCHITECTURAL FLOOR PLAN
1/8" = 1'-0"

2504 NW 71st Place
Gainesville FL 32653
Tel: (352) 371-1417

2926 Edison Avenue
Jacksonville, FL 32254
Tel: (904) 288-6060

SCHERER CONSTRUCTION

PICKERT SPEC WAREHOUSE
Nano Court & NW 126th Terr
Alachua, FL

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NO.	DATE	REVISION

ARCHITECT'S SEAL:

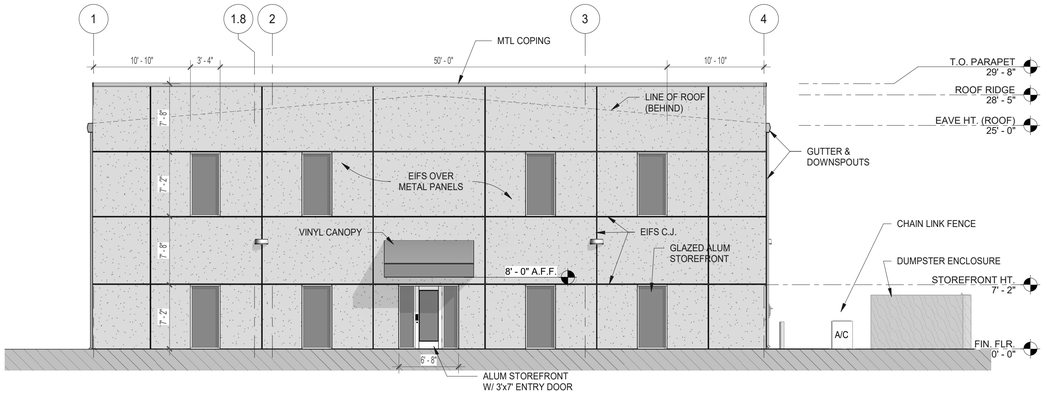
ROBERT S. TAYLOR, SR., ARCHITECT
FLORIDA REGISTRATION AR-0007526

DESCRIPTION:
ARCHITECTURAL FLOOR PLAN

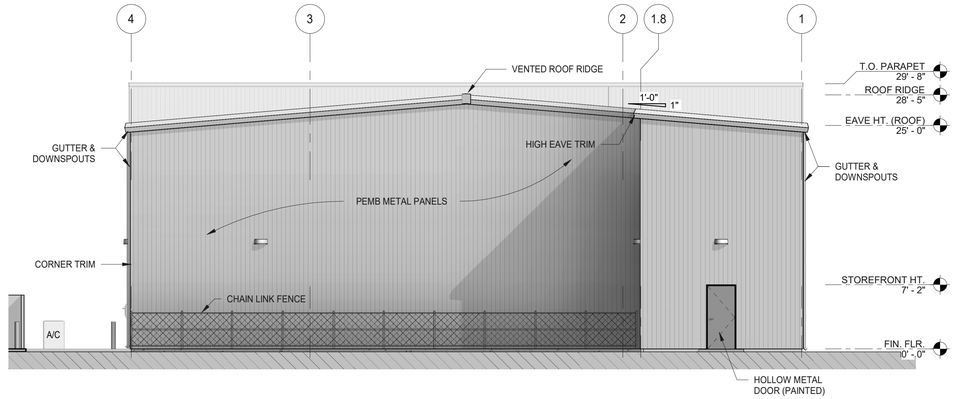
JOB NO. 21-641
DRAWN BY: JMR/bf
DATE: 04-12-2022

DESIGN PHASE: SITE SUBMITTAL

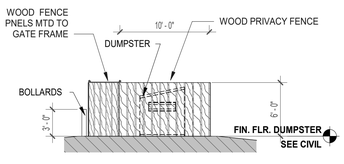
A-1



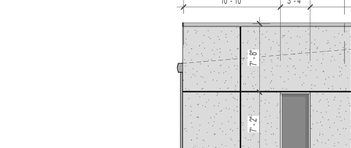
4 A-2 WEST ELEVATION
1/8" = 1'-0"



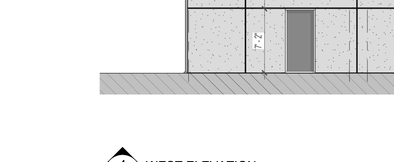
3 A-2 EAST ELEVATION
1/8" = 1'-0"



8 A-2 EAST ELEVATION - DUMPSTER
1/8" = 1'-0"

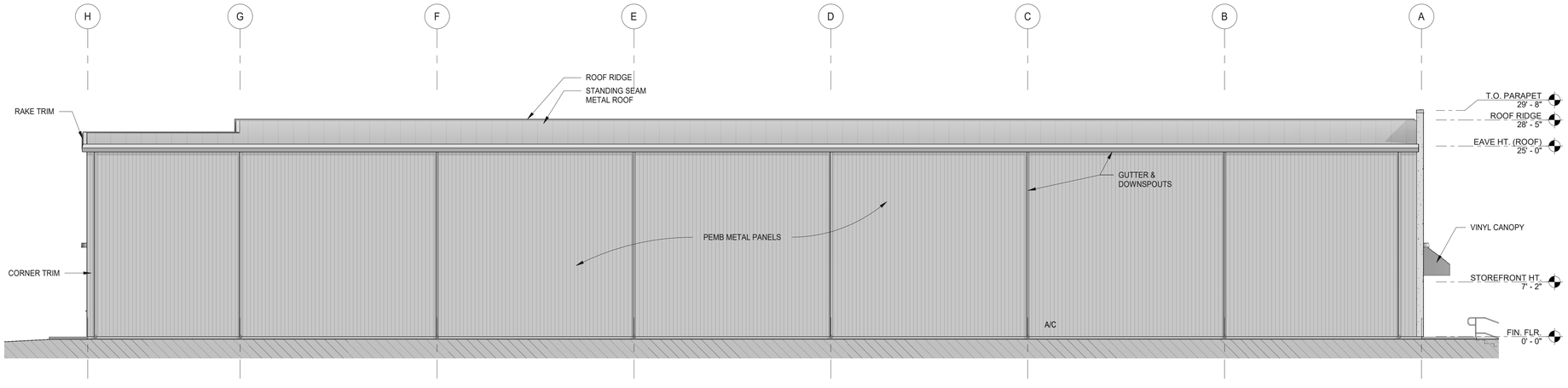


7 A-2 WEST ELEVATION - DUMPSTER
1/8" = 1'-0"

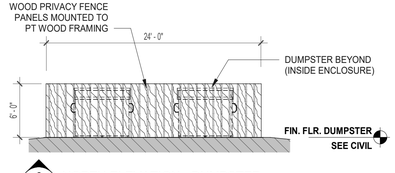


6 A-2 NORTH ELEVATION - DUMPSTER
1/8" = 1'-0"

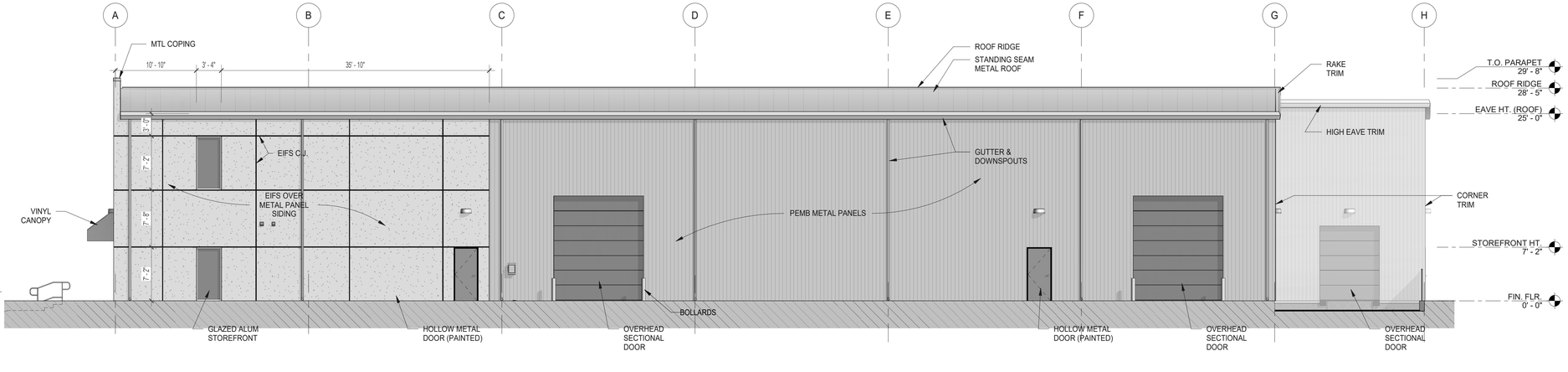
5 A-2 SOUTH ELEVATION - DUMPSTER
1/8" = 1'-0"



2 A-2 NORTH ELEVATION
1/8" = 1'-0"



6 A-2 NORTH ELEVATION - DUMPSTER
1/8" = 1'-0"



1 A-2 SOUTH ELEVATION
1/8" = 1'-0"

DESIGN PHASE: SITE SUBMITTAL

2504 NW 71st Place
Gainesville FL 32653
Tel: (352) 371-1417

2926 Edison Avenue
Jacksonville, FL 32254
Tel: (904) 288-6060

SCHERER CONSTRUCTION

PICKERT SPEC WAREHOUSE
Nano Court & NW 126th Terr
Alachua, FL

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NO.	DATE	REVISION

ARCHITECT'S SEAL:

ROBERT S. TAYLOR, SR., ARCHITECT
FLORIDA REGISTRATION AR-0007526

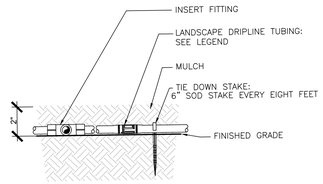
DESCRIPTION:
EXTERIOR ELEVATIONS

JOB NO. 21-641
DRAWN BY: JMR/bf
DATE: 04-12-2022

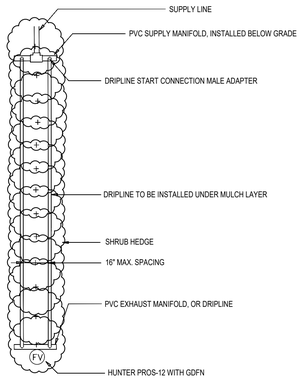
A-2

IRRIGATION_SCHEDULE

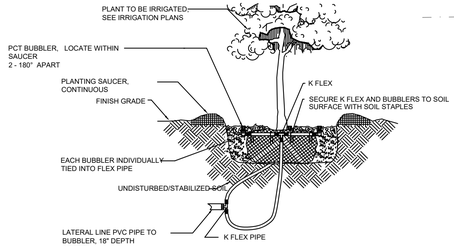
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION
C	Hunter PC-400-PL 4 Station Controller
S	Hunter Rain Sensor
M	Water Meter 3/4"
BF	Wilkins 975XL 1" Backflow Preventer
———	Irrigation Mainline: PVC Class 200 1-1/2"
= = = = =	Pipe Sleeve: PVC Schedule 40



1 DRIPLINE INSTALLATION DETAIL
SCALE: N.T.S.

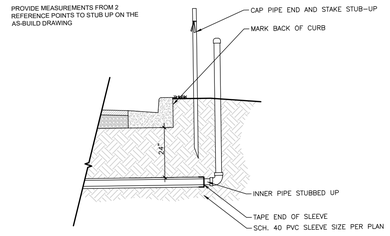


2 DRIPLINE LAYOUT
SCALE: N.T.S.

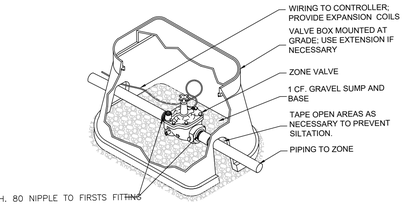


NOTES:
1. BUBBLERS SHALL BE PLACED ON THE UPHILL SIDE OF ANY SLOPES & ON THE OPPOSING SIDES OF EACH ROOTBALL WITHIN THE SAUCER
2. BUBBLERS TO BE INSTALLED ADJACENT TO ROOTBALL PERIMETER, DO NOT INSTALL BUBBLER ON TOP OF ROOTBALL OR NEXT TO TRUNK
3. REFER TO PLANS FOR BUBBLER FLOW VOLUME AND BUBBLER QUANTITIES PER TREE OR PALM

3 BUBBLER APPLICATION
SCALE: N.T.S.

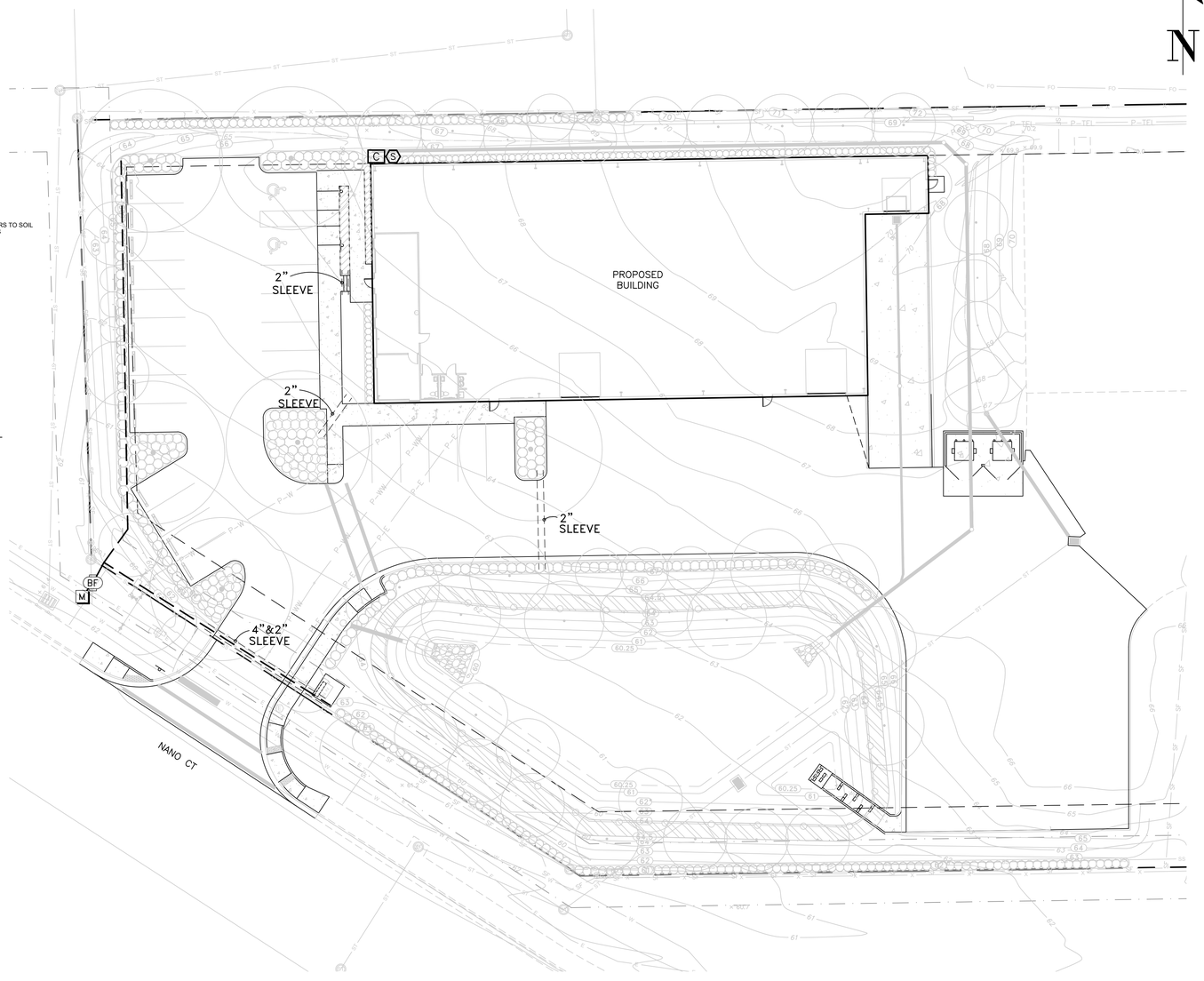


4 SLEEVING ROUGH-IN DETAIL
SCALE: N.T.S.



INSTALL TOP OF VALVE A MAXIMUM OF 15" FROM FINISHED GRADE.

5 ZONE VALVE INSTALLATION DETAIL
SCALE: N.T.S.



GRAPHIC SCALE
0 10 20 40

KNOW WHAT'S BELOW
ALWAYS CALL 811 BEFORE YOU DIG
It's fast, it's free, it's the law.
Call 811 two business days before digging

11801 Research Drive
Alachua, Florida 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA0001663
CHW Professional Consultants

SCALE: 1"=20'
VERIFY SCALE BAR IS CORRECT ON PRINTED PLANS
0 20 40
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/27/2022_SUBMITTAL TO COA, SWMD, FDEP
02/22/2022_SUBMITTAL TO COA, SWMD, FDEP
03/08/2022_SUBMITTAL TO COA, SRWMD, FDEP

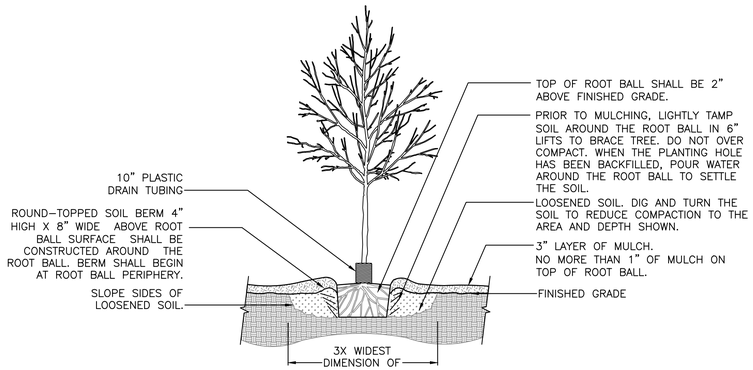
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: IRRIGATION SCHEDULE, DETAILS, & PLAN

TECHNICIAN: LR
DESIGNER: LR
QUALITY CONTROL: CT
PROJECT NUMBER: 21-0176

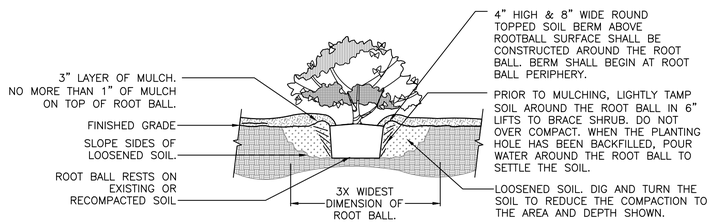
SHEET NO: IR-1

PLANT SCHEDULE

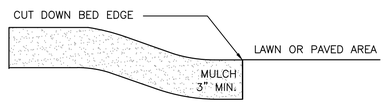
TREES	QTY	BOTANICAL NAME	COMMON NAME	SIZE
BN	9	BETULA NIGRA 'DURA HEAT'	DURA HEAT RIVER BIRCH	30 GAL, 12' HT, 42" SPR, 2" CAL
INS	3	ILEX X 'NELLIE R. STEVENS'	NELLIE R. STEVENS HOLLY	15 GAL., 6' HT., 30" SPR., 1.5" CAL.
LIN	10	LAGERSTROEMIA INDICA 'NATCHEZ'	NATCHEZ CRAPE MYRTLE	15 GAL., 8' HT., 30" SPR., 1.5" CAL.
MGD	6	MAGNOLIA GRANDIFLORA 'DD BLANCHARD'	DD BLANCHARD MAGNOLIA	30 GAL, 12' HT, 42" SPR, 2" CAL
QVP	6	QUERCUS VIRGINIANA 'PARKSIDE'	PARKSIDE LIVE OAK	30 GAL, 12' HT, 54" SPR, 2" CAL
TD	16	TAXODIUM DISTICHUM	BALD CYPRESS	30 GAL, 12' HT, 42" SPR, 2" CAL
SHRUBS	**QTY**	**BOTANICAL NAME**	**COMMON NAME**	**SIZE**
BX	110	BUXUS MICROPHYLLA	BOXWOOD	3 GAL, 18" HT, 9" SPR
IDB	114	ILEX CORNUTA 'DWARF BURFORDII'	DWARF BURFORD HOLLY	3 GAL, 24" HT, 16" SPR
PM	170	PODOCARPUS MACROPHYLLUS	PODOCARPUS	3 GAL., 18" HT., 18"SPR.
RI	136	RHAPHIOLEPIS INDICA 'ELEANOR TABOR'	ELEANOR TABOR INDIAN HAWTHORN	3 GAL., 24" HT. X 12" SPR.
GROUND COVERS	**QTY**	**BOTANICAL NAME**	**COMMON NAME**	**SIZE** / **SPACING**
LEM	60	LIRIOPE MUSCARI 'EMERALD GODDESS'	EMERALD GODDESS LIRIOPE	1 GAL., FULL / 18" o.c.
SOD/SEED		**BOTANICAL NAME**	**COMMON NAME**	**SIZE**
SOD		PASPALUM NOTATUM 'ARGENTINE'	BAHIA GRASS	WEED FREE AND SAND GROWN SOD



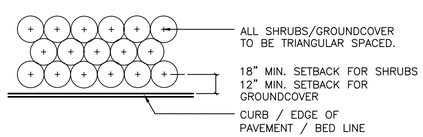
1 TREE PLANTING DETAIL
SCALE: N.T.S.



2 SHRUB PLANTING DETAIL
SCALE: N.T.S.



3 MULCH DETAIL
SCALE: N.T.S.



NOTE: THE PERIMETER OF ALL CURVED PLANTING BEDS SHALL BE PLANTED WITH A ROW OF SHRUBS AS SHOWN IN THE PLANS AND AT THE SPACING SHOWN IN THE PLANT LIST. INTERIOR PORTIONS OF EACH BED SHALL BE PLANTED AT APPROPRIATE SPACING ACCORDING TO THIS PLANT SPACING DETAIL.

4 SHRUB PLANTING DETAIL
SCALE: N.T.S.

PERIMETER BUFFER LANDSCAPE REQUIREMENTS [Section 6.2.2(D)(3)]

LOCATION	BUFFER LENGTH & TYPE	LANDSCAPE REQUIRED	LANDSCAPE PROVIDED
NORTH PERIMETER	282 L.F. BUFFER TYPE 'A'	OPTION 2 1 CANOPY TREE/60 LF & HEDGE	5 CANOPY TREES PROVIDED HEDGE PROVIDED
WEST PERIMETER	172 L.F. BUFFER TYPE 'A'	OPTION 2 1 CANOPY TREE/60 LF & HEDGE	3 CANOPY TREES PROVIDED HEDGE PROVIDED
SOUTH PERIMETER	101 L.F. BUFFER TYPE 'A'	OPTION 2 1 CANOPY TREE/60 LF & HEDGE	2 CANOPY TREES PROVIDED HEDGE PROVIDED

TREE MITIGATION CALCULATIONS

CATEGORY	MITIGATION CALCULATIONS
INCH-FOR-INCH REPLACEMENT	HERITAGE TREES N/A TOTAL INCHES REQUIRED..... 0" TOTAL INCHES PROVIDED..... 0" TOTAL MITIGATION DEFICIT.....0"
1:1 REPLACEMENT	TOTAL TREES TO BE MITIGATED AT 1:1 REPLACEMENT..... 10 TREES TOTAL TREES REQUIRED FOR MITIGATION @ 1:1 REPLACEMENT.....10 TREES TOTAL REPLACEMENT TREES PROVIDED.....10 TREES TOTAL PRESERVATION CREDITS .....0 TOTAL MITIGATION DEFICIT.....0 TREES

PARKING AREA LANDSCAPE REQUIREMENTS [Sec. 6.2.2(D)(2)(a) & (b)]

DESCRIPTION	LANDSCAPE REQUIRED	LANDSCAPE PROVIDED
PARKING AREA PERIMETER LANDSCAPE	PARKING PERIMETER = 275 L.F. 4 CANOPY TREES PER 100 L.F. 2 UNDERSTORY/ORNAMENTAL PER 100 L.F. CONTINUOUS ROW OF SHRUBS 11 CANOPY TREES REQUIRED 6 UNDERSTORY TREES REQUIRED CONTINUOUS ROW OF SHRUBS	11 CANOPY TREES PROVIDED 6 UNDERSTORY TREES PROVIDED CONTINUOUS ROW OF SHRUBS PROVIDED
INTERIOR PARKING AREA LANDSCAPE	PARKING AREA = 9,477 S.F. 1 CANOPY TREE REQUIRED PER 1,800 S.F. 10 SHRUBS REQUIRED PER CANOPY TREE REQUIRED 5 CANOPY TREES REQUIRED 50 SHRUBS REQUIRED	5 CANOPY TREES PROVIDED 50 SHRUBS PROVIDED

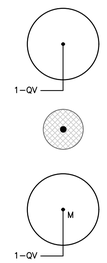
SITE LANDSCAPE CALCULATIONS [Sec. 6.2.2(D)(1)(c)]

DESCRIPTION	TREE REQUIREMENTS	TREES PROVIDED
PRIMARY SIDE CANOPY TREES (SOUTH SIDE)	1 TREES PER ACRE 1.15 ACRES = 1 CANOPY TREES REQUIRED	1 CANOPY TREES PROVIDED
REAR SIDE CANOPY TREES (NORTH SIDE)	2 TREES PER ACRE 1.15 ACRES = 2 TREES REQUIRED	2 CANOPY TREES PROVIDED
EAST SIDE CANOPY TREES	2 TREES PER ACRE 1.15 ACRES = 2 TREES REQUIRED	2 CANOPY TREES PROVIDED
WEST SIDE CANOPY TREES	2 TREES PER ACRE 1.15 ACRES = 2 TREES REQUIRED	2 CANOPY TREES PROVIDED
SITE UNDERSTORY TREES	7 UNDERSTORY TREES PER ACRE 1.15 ACRES = 7 TREES REQUIRED 50% IN FRONT = 3 TREES REQUIRED 25% ON EAST SIDE = 2 TREES REQUIRED 25% ON WEST SIDE = 2 TREES REQUIRED 7 UNDERSTORY TREES REQUIRED	FRONT SIDE 3 UNDERSTORY TREES PROVIDED EAST SIDE 2 UNDERSTORY TREES PROVIDED WEST SIDE 2 UNDERSTORY TREES PROVIDED 7 UNDERSTORY TREES PROVIDED
BUILDING FACADE	4 CANOPY TREES PER 150 LIN. FT. AND ROW OF SHRUBS REQUIRED ON EACH SIDE 175 LF NORTH FACADE = 5 TREES REQUIRED 155 LF SOUTH FACADE = 4 TREES REQUIRED 75 LF WEST FACADE = 2 TREES REQUIRED 75 LF EAST FACADE = 2 TREES REQUIRED	NORTH FACADE 5 CANOPY TREES PROVIDED SOUTH FACADE 4 CANOPY TREES PROVIDED WEST FACADE 2 CANOPY TREES PROVIDED EAST FACADE 2 CANOPY TREES PROVIDED ROW OF SHRUBS PROVIDED ON ALL SIDES

LANDSCAPED AREA REQUIREMENT
PER CITY OF ALACHUA COMPREHENSIVE PLAN FUTURE LAND USE ELEMENT, POLICY 2.4.A

TOTAL SITE AREA.....	1.15 ACRES
TOTAL PROPOSED OPEN AREA.....	0.55 ACRES
OPEN AREA % OF TOTAL SITE AREA..... (MIN. 10%)	48%
TOTAL PROPOSED LANDSCAPE AREA (EXCLUSIVE OF OPEN AREA).....	0.14 ACRES
LANDSCAPED AREA % OF TOTAL SITE AREA..... (MIN. 10%)	12%

LEGEND



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GENERAL NOTES
ALL ASPHALT, LIMEROCK, AND CONSTRUCTION DEBRIS SHALL BE REMOVED FROM PLANTING BEDS AND SOD AREAS PRIOR TO LANDSCAPE INSTALLATION. IF ENCOUNTERED DURING CONSTRUCTION OR INSTALLATION, THESE SHALL BE EXCAVATED AND REMOVED FROM THE SITE. PLANTING DEPTH OF SOIL IN SUCH AREAS SHOULD BE AT LEAST 3'. IF FILL MUST BE ADDED, IT MUST BE FLORIDA CLEAN DEEP FILL (FREE OF WEED SEEDS) WITH pH 6.0 – 7.5.

ALL LANDSCAPED AREAS SHALL BE MULCHED WITH 3" THICKNESS OF MULCH. PINE BARK MULCH SHALL BE USED IN ALL AREAS, EXCEPT RETENTION AREAS. PINE STRAW MULCH SHALL BE USED IN RETENTION AREAS.

NEW TREES OUTSIDE OF MULCHED LANDSCAPED BEDS WILL BE PROTECTED FROM MOWER AND STRING TRIMMER DAMAGE WITH 10" OF PLASTIC DRAIN TUBING.

LEADER SHOOTS AND MAIN STRUCTURAL LIMBS OF TREES SHALL NOT BE TOPPED OR PRUNED. TREES WILL BE STAKED AS NEEDED. GUYLINES WILL BE OF NON-SYNTHETIC BIODEGRADABLE MATERIAL.

REFER TO CIVIL PLANS FOR TREE BARRICADE DETAILS AND INFORMATION.

GRASSING
ALL DISTURBED AND UNPAVED AREAS TO BE GRASSED WITH SOD THAT IS FREE OF NOXIOUS WEEDS INCLUDING TROPICAL SODA APPLE OR SHALL BE SEEDED AND MULCHED. SEE CIVIL SITE PLANS FOR ADDITIONAL RELATED INFORMATION.

PLANT MATERIAL
ALL PLANT MATERIAL TO BE FLORIDA NO.1 OR BETTER, GRADED IN ACCORDANCE WITH THE STATE OF FLORIDA DEPARTMENT OF AGRICULTURE, DIVISION OF PLANT INDUSTRY'S 'GRADES AND STANDARDS FOR NURSERY PLANTS', CURRENT EDITION AT THE TIME PLANS ARE ISSUED. CALL THE LANDSCAPE ARCHITECT PRIOR TO PURCHASING ANY PLANT MATERIAL FOR AN ON SITE INSPECTION AND REVIEW OF LANDSCAPE PLAN.

PLANT QUANTITIES SHOWN ARE FOR PERMITTING PURPOSES ONLY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO CONFIRM ALL QUANTITIES SHOWN ON THE PLAN.

10% OPEN SPACE REQUIREMENT
AS PER CITY OF ALACHUA LDR SECTION 6.7.3 (A), THE MINIMUM OPEN SPACE SET ASIDE SHALL BE 10% OF THE DEVELOPMENT SITE. REFER TO CIVIL PLANS FOR OPEN SPACE CALCULATIONS.

IRRIGATION
LANDSCAPE IRRIGATION TO BE PROVIDED BY AUTOMATIC IRRIGATION SYSTEM IN ACCORDANCE WITH CITY OF ALACHUA LDR SECTION 6.2.2(D)(6)(B)(VI).

A TEMPORARY OR PERMANENT AUTOMATIC IRRIGATION SYSTEM IS REQUIRED FOR ALL NEW REQUIRED LANDSCAPING INSTALLED [ALACHUA COUNTY LDC SEC. 407.46(A)]. TEMPORARY IRRIGATION SYSTEMS MUST BE REMOVED ONCE THE PLANTS ARE ESTABLISHED OR WITHIN TWO YEARS, WHICHEVER OCCURS FIRST. PRIOR TO THE INSTALLATION OF A NEW PERMANENT IRRIGATION SYSTEM OR SUBSTANTIAL MODIFICATION TO AN EXISTING SYSTEM, AN IRRIGATION PLAN MUST BE SUBMITTED TO AND APPROVED BY THE ALACHUA COUNTY ENVIRONMENTAL PROTECTION DEPARTMENT THROUGH THE ONLINE ALACHUA COUNTY IRRIGATION PROFESSIONAL PORTAL. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING THE IRRIGATION PLAN THROUGH THE IRRIGATION PROFESSIONAL PORTAL. THE IRRIGATION SYSTEM SHALL COMPLY WITH THE LANDSCAPE IRRIGATION DESIGN AND MAINTENANCE STANDARDS FOUND IN ARTICLE II OF PART II, TITLE 7, CHAPTER 79 OF THE ALACHUA COUNTY CODE, WHICH, AMONG ADDITIONAL DESIGN STANDARDS, LIMITS HIGH VOLUME IRRIGATION TO 60% OF THE LANDSCAPED AREA. FOR MORE INFORMATION, CONTACT THE ALACHUA COUNTY ENVIRONMENTAL PROTECTION DEPARTMENT AT 352-264-6800.

ALL NEWLY PLANTED TREES SHALL HAVE INDIVIDUAL LOW FLOW OR MICRO-IRRIGATION SUPPLIES [407.46(A)3]. ALL IRRIGATION SYSTEMS ARE REQUIRED TO HAVE A MOISTURE SENSOR/AUTOMATIC RAINFALL SHUTOFF DEVICE [407.46(A)4].

11801 Research Drive
Alachua, Florida 32615
(352) 331-1976
352-331-2476
www.chw-inc.com
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Professional Consultants
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SCALE: N/A
VERIFY SCALE BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

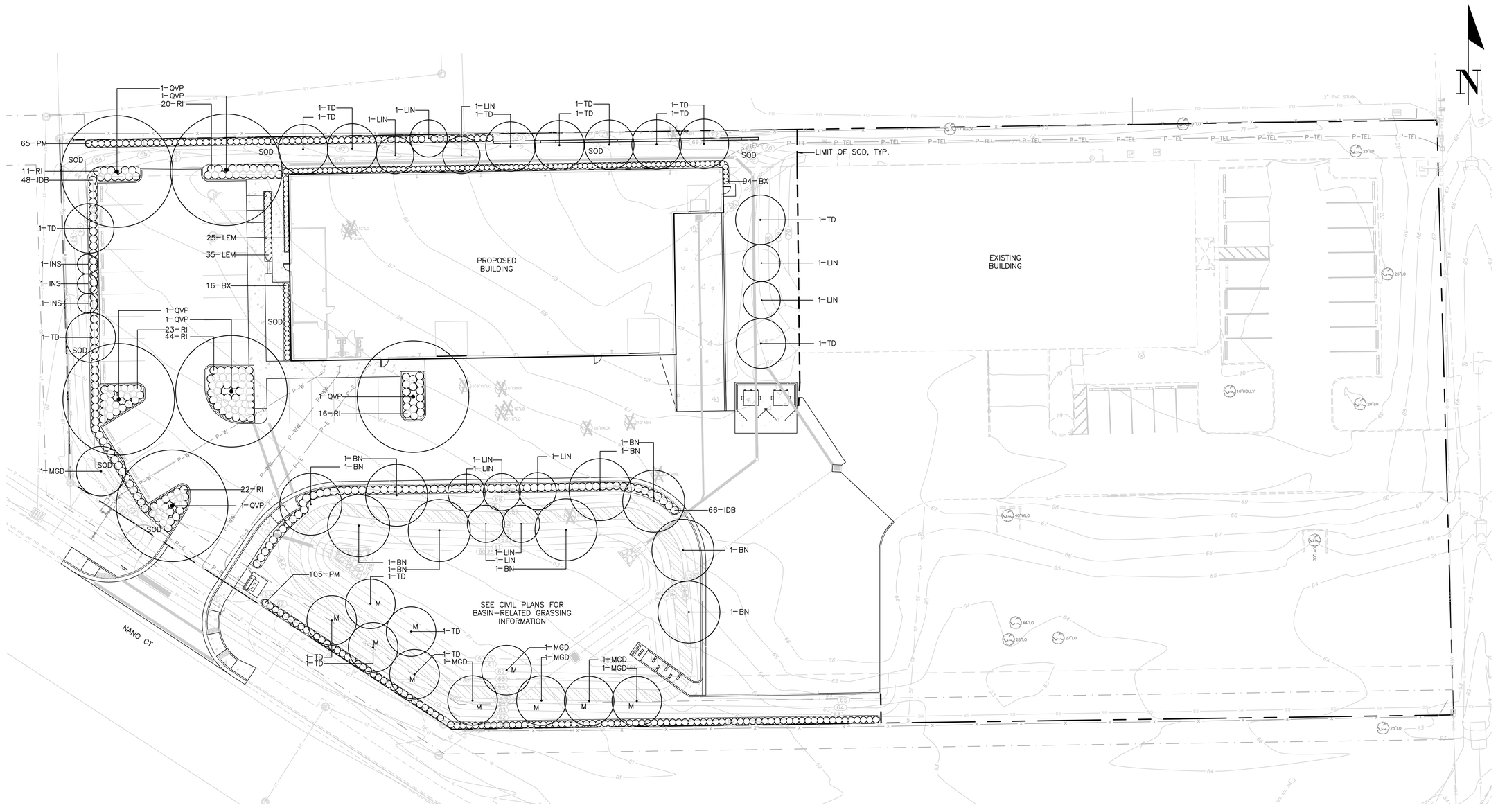
SUBMITTALS:
1/27/2022_SUBMITTAL TO COA, SRWMD, FDEP
2/24/2022_SUBMITTAL TO COA, SRWMD, FDEP
03/08/2022_SUBMITTAL TO COA, SRWMD, FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: LANDSCAPE DETAILS AND NOTES

TECHNICIAN: LR
DESIGNER: LA
QUALITY CONTROL: CT
PROJECT NUMBER: 21-01176

SHEET NO.: LS-1

Tech: lenior Plot Date: Mar 07,2022 12:12pm Filename: \\Vol1\Jobs\2021\21-0176\Department\03_Design\02_DWGs\01_Permitting\21-0176_Design Base.dwg



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SCALE: 1"=20'
VERIFY SCALE
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0 1"
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SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITTALS:
1/27/2022-SUBMITTAL TO COA, SRWMD, FDEP
02/14/2022-SUBMITTAL TO COA, SRWMD, FDEP
03/08/2022-SUBMITTAL TO COA, SRWMD, FDEP

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: LANDSCAPE PLAN

TECHNICIAN: LR
DESIGNER: LR
QUALITY CONTROL: CT
PROJECT NUMBER: 21-0176

SHEET NO.: LS-2

PROPOSED BUILDING
FFE=68.30

GRAPHIC SCALE
0 10 20 40

SANITARY SEWER MANHOLE
RIM = 61.75
E INV. = 54.03' (8" PVC)
NW INV. = 54.73' (8" PVC)

NANO COURT
60' WIDE INGRESS/EGRESS &
PUBLIC UTILITIES EASEMENT
AS PER O.R.B. 3416, PG 742

2" PVC STUB

SWFF
(REFER TO
CIVIL FOR
DETAIL)

WILLIAM T. STORMANT PE
ELECTRICAL ENGINEER
5304 NW 173 STREET
ALACHUA, FLORIDA 32615
STORMANTWT@COX.NET
(352) 665-1426

SCALE:
VERIFY SCALE
BAR IS ONE INCH ON
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0
IF NOT ONE INCH ON
THIS SHEET, ADJUST
SCALE ACCORDINGLY

CONSTRUCTION/REVISIONS:

SUBMITTALS:
#03/03/22 UPDATED SITE BASE PLAN
#04/11/22 UPDATED SITE PLAN 3 LTS ADJUSTED

CLIENT:
::

PROJECT:
PICKERT FLEX SPACE

SHEET TITLE:
PHOTOMETRICS

TECHNICIAN:
DESIGNER:
S STORMANT
QUALITY CONTROL:
W STORMANT
PROJECT NUMBER:
-

WILLIAM T. STORMANT
FL PE No. 44156

SHEET NO.:
P1

Electr sheets_1 Plot date: Apr 11,2022 4:37pm Filename: D:\Users\Admin_1\Documents\Pickert Flex Space\Pickert Photometric Plan 04 11 22.dwg

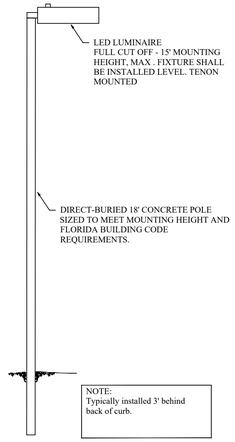
Statistics						
Description	Avg	Max	Min	Max/Min	Avg/Min	Applicable Code
PARKING	1.7 fc	4.3 fc	0.6 fc	8.0:1	2.7:1	NOTES C AND D
SIDEWALK (BUILDING ENTRIES)	2.8 fc	5.5 fc	0.8 fc	6.9:1	3.6:1	NOTES C AND E
SIDEWALK (DRIVEWAY ENTRANCE)	1.5 fc	3.0fc	0.5 fc	6.0:1	3.0:1	NOTES C AND E
LOADING RAMP (BUILDING ENTRY)	2.8 fc	5.2 fc	1.5 fc	3.5:1	1.9:1	NOTES C AND E
SITE – GRASSED AREAS AND POND	N/A	4.3 fc	0.0 fc	N/A	N/A	
PARCEL LINE BOUNDARY (SPILL)	N/A	0.7 fc	0.0 fc	N/A	N/A	NOTE F

NOTES:

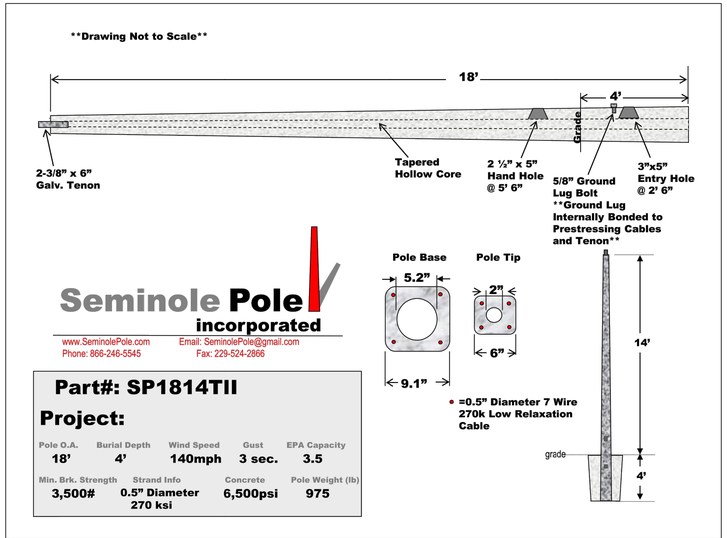
A. THIS PLAN MEETS THE CITY OF ALACHUA, COA, DEVELOPMENT STANDARDS AND RECOMMENDED MAINTAINED HORIZONTAL FOOTCANDLE RECOMMENDATIONS OF THE ILLUMINATING ENGINEER SOCIETY OF NORTH AMERICA (IESNA) FOUND IN IESNA RP8-18 FOR PARKING LOT LIGHTING.
B. ALL LUMINAIRES ARE FULL CUT-OFF AS PER COA DEVELOPMENT STANDARDS 6.4.4 (F)(1) .
C. LIGHTING UNIFORMITY RATIOS DO NOT EXCEED 10:1 AS PER COA 6.4.4(E)
D. MAXIMUM HORIZONTAL ILLUMINATION DOES NOT EXCEED 5 FOOTCANDLES IN PARKING LOTS AS PER COA 6.4.4(C)(2)
E. MAXIMUM HORIZONTAL ILLUMINATION DOES NOT EXCEED 10 FOOTCANDLES AT BUILDING ENTRIES AS PER COA 6.4.4(C)(2)
F. THE MAXIMUM LIGHT SPILL IS LESS THAN 1 FOOTCANDLE (FC) ON ADJACENT PROPERTIES.
G. THE MAXIMUM MOUNTING HEIGHT OF THE POLE MOUNTED FIXTURES IS 15' AND WALL MOUNTED FIXTURES IS 12' ABOVE FINISH GRADE MEETS COA 6.4.5.
H. POLE RATING MUST MEET FLORIDA BUILDING CODE WIND LOAD REQUIREMENTS. POLE LENGTH MUST TAKE INTO ACCOUNT THE AMOUNT OF EMBEDMENT AND MAXIMUM MOUNTING HEIGHT ABOVE GRADE.
I. POLES ARE INSTALLED 3' FROM BACK OF CURB TO FACE OF POLE OR 1' BACK OF SIDEWALK.
J. LIGHTS ARE CONTROLLED BY TIME CLOCK AND PHOTOCELL (INSTALLED AS PER ARCHITECTURAL BUILDING ELECTRICAL PLANS, NOT APART OF THIS PLAN).
K. FOOTCANDLE LEVELS SHOWN ARE INITIAL VALUES.

Lighting Schedule

Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Lamp	Filename	Light Loss Factor	Total Lamp Lumens	Wattage	Notes
	B	5	SIGNIFY GARDCO	101L-16L-1000-NW-G1-3	100 LINE LED SCONCE	(1) LEDGINE 3.1 LIGHT ARRAYS OF 16 LEDs (LUXEON T) AT 55W	101l-16l-1000-nw-g1-3.ies	1	4609	54.8	Mounting Height 12' Wall Pack Type 3 Distribution
	C	2	SIGNIFY GARDCO	101L-16L-530-NW-G1-4	100 LINE LED SCONCE	(1) LEDGINE 3.1 LIGHT ARRAYS OF 16 LEDs (LUXEON T) AT 28W	101l-16l-530-nw-g1-4.ies	1	2747	28	Mounting Height 12' Wall Pack Type 4 Distribution
	D	3	SIGNIFY GARDCO	ECF-S-32L-530-NW-G2-4 - TENON MOUNT 2-3/8" UNV-BLACK	EcoForm Area LED ECF - Small, 32 LED's, 4000K CCT, TYPE 4 OPTIC, No Shield	(2) LEDGINE SLD LIGHT ARRAY(S) DRIVEN AT 530mA	ECF-S-32L-530-NW-G2-4.ies	1	7025	55.7	Mounting Height 15' Pole Mounted Type 4 Distribution
	E	4	SIGNIFY GARDCO	ECF-S-32L-530-NW-G2-3 - TENON MOUNT 2-3/8" UNV-BLACK	EcoForm Area LED ECF - Small, 32 LED's, 4000K CCT, TYPE 3 OPTIC, No Shield	(2) LEDGINE SLD LIGHT ARRAY(S) DRIVEN AT 530mA	ECF-S-32L-530-NW-G2-3.ies	1	6715	55.7	Mounting Height 15' Pole Mounted Type 3 Distribution



LIGHT POLE DETAIL
NOT TO SCALE



Seminole Pole incorporated
www.SeminolePole.com Email: SeminolePole@gmail.com
Phone: 866-246-5545 Fax: 229-524-2866

Part#: SP1814TII

Project:

Pole O.A.	Burial Depth	Wind Speed	Gust	EPA Capacity
18'	4'	140mph	3 sec.	3.5

Min. Brk. Strength	Strand Info	Concrete	Pole Weight (lb)
3,500#	0.5" Diameter 270 ksi	6,500psi	975

GARDCO by Signify

Wall Mount

LED Wall Sconce

101L

Project:
Location:
Cat.No:
Type:
Lamps: Qty:
Notes:

Gardco 101 LED wall sconces feature a low-profile design that provides wide flexibility in high performance exterior wall illumination. Full cutoff performance, usable illumination patterns, and powerful wattages combine into a compact and architecturally pleasing design. 101L sconces are available in Type 2, 3, and 4 distributions, and provide output of up to 9500 lumens. Energy saving control options increase energy savings and offer California Title 24 compliance. Emergency Battery Backup option available for path of egress.

Ordering guide

example: 101L-32L-700-NW-G1-3-120-IMRI2-BZ

Prefix	Number of LEDs	Drive Current	LED Color - Generation	Distribution	Emergency	Voltage	Options: Controls	Options: Electrical	Finish
101L 101L LED Wall Sconce	**16L** 16 LEDs (1 module)	**530** 530mA **650** 650mA[1] **700** 700mA **1000** 1000mA **1200** 1200mA	**CW-G1** Cool White 5000K, 70CRI Generation 1 **NW-G1** Neutral White 4000K, 70CRI Generation 1 **WW-G1** Warm White 3000K, 70CRI Generation 1	**2** Type 2 **3** Type 3 **4** Type 4	**EBPC** Emergency Battery Pack-Cold Weather[1,6,9,11] Leave blank to omit an emergency option	**UNV** 120-277V **HVU** 347-480V **120** 120V **208** 208V **240** 240V **277** 277V **347** 347V **480** 480V	**DD** 0-10V Dimming Driver[3,8] **DCC** Dual Circuit Control[4,7,10] **DynaDimmer:** Automatic Profile Dimming **CS50** Safety 50% Dimming (7 hours)[4,10,11] **CM50** Median 50% Dimming (8 hours)[7,10,11] **CE50** Economy 50% Dimming (9 hours)[7,10,11] **DA50** All Night 50% Dimming[4,10] **Photoelectric/Receptacle systems (Twist Lock Receptacle)** **PCB** Photocontrol Button[5,10,11,12] **TLRDS** Twist Lock Receptacle 5-Pin[5,11] **TLRD7** Twist Lock Receptacle 7-Pin[5,11] **TLRPC** Twist Lock Receptacle w/ Photocell[5,11,16] **Infrared Motion Response systems** **IMRI2** Integral with #2 lens[9,13,14] **IMRI3** Integral with #4 lens[9,13,14] **Wireless system** **LLC2** Integral module with #2 lens[9,13,15,16] **LLC3** Integral module with #3 lens[9,13,15,16]	**Fusing** **F1** Single (120, 277, 347VAC)[7] **F2** Double (208, 240, 480VAC)[7] **F3** Canadian Double Pull (208, 240, 480VAC)[7]	**Textured** **BK** Black **WH** White **BZ** Bronze **DGY** Dark Gray **MGY** Medium Gray **Customer specified** **RAL** Specify optional color or RAL (ex: OC-LGP or OC-RAL7024) **CC** Custom color (Must supply color chip for required factory quote)
	32L 32 LEDs (2 module)	**530** 530mA **650** 650mA **700** 700mA **1000** 1000mA							

1. 650mA only available with Emergency Battery Pack Cold Rated (EBPC) option
2. 32L rated for 30˚C at 1000mA.
3. Available for use with 16L and 32L in 530mA or 650mA only. Rated for -20˚C to 35˚C.
4. Available in 120 or 277V only.
5. Not available with Dual Circuit Control (DCC) option.
6. EBPC is not available with DCC.
7. Not available with Dimming Driver (DD) option.
8. Available in 32L with 530mA. Consult technical support center for use with photocell and CS/CM/CE/DA.
9. Available in 120-277V (UNV) only.
10. Not available with LLC, TLR and DCC.
11. Not available with 480V.
12. Must specify input voltage.
13. TLRDS/7 option not available with LLC, PCB, DCC. Works with 3 or 5 pin NEMA photocell dimming. Dimming will not be connected to TLR if ordering with DD, CS/CM/CE/DA and IMRI.
14. Not available with DD, DCC or LLC.
15. LLC2/3 Not available with TLR, PCB, IMRI, CS/CM/CE/DA. Ships with WS accessory attached to wireless module. Not for use with LLCR accessory.
16. Not available with PCB, TLRDS/7, DCC, LLC.

GARDCO by Signify

Site & Area

EcoForm

ECF-S small area light

Gardco EcoForm Gen-2 combines economy with performance in an LED area luminaire. Capable of delivering up to 26,400 lumens or more in a compact, low profile LED luminaire, EcoForm offers a new level of customer value. EcoForm features an innovative retrofit arm kit, simplifying site conversions to LED by eliminating the need to drill additional holes in most existing poles. Integral control systems available for further energy savings. Includes Service Tag, our innovative way to provide assistance throughout the life of the product.

Project:
Location:
Cat.No:
Type:
Lamps: Qty:
Notes:

Ordering guide

example: ECF-S-64L-900-NW-G2-AR-5-120-HIS-MGY

Prefix	Number of LEDs	Drive Current	LED Color - Generation	Mounting	Distribution	Voltage	Options: Dimming controls	Options: Motion sensing lens	Options: Photo-sensing	Options: Electrical	Options: Luminaire	Finish
ECF-S EcoForm site and area, small	**32L** 32 LEDs (2 modules) **48L** 48 LEDs (3 modules) **64L** 64 LEDs (4 modules)	**530** 530mA **700** 700mA **1A** 1050mA **1.2A** 1200mA **900** 900mA **1A** 1050mA **900** 900mA **1A** 1050mA	**WW-G2** Warm White 3000K, 70CRI Generation 2 **NW-G2** Neutral White 4000K, 70CRI Generation 2 **CW-G2** Cool White 5000K, 70CRI Generation 2	**AR** Arm Mount (standard)[1,2] *The following mounting kits must be ordered separately (See accessories)* **SF** Slip Fitter Mount[1,2] (fits to 2 ⅜" O.D. tenon) **WS** Wall mount with surface conduit rear entry permitted **RAM** Retrofit arm mount kit[1,2]	**Type 2** 2 Type 2 **2-90** Rotated left 90˚ **2-270** Rotated right 270˚ **Type 3** 3 Type 3 **3-90** Rotated left 90˚ **3-270** Rotated right 270˚ **Type 4** 4 Type 4 **4-90** Rotated left 90˚ **4-270** Rotated right 270˚ **Type 5** 5 Type 5 **SW** Type SW **AFR** Auto Front Row **AFR-90** Auto Front Row, Rotated left 90˚ **AFR-270** Auto Front Row, Rotated right 270˚	**120** 120V **208** 208V **240** 240V **277** 277V **347** 347V **480** 480V **UNV** 120-277V (50/60Hz) **HVU** 347-480V (50/60Hz)	**DD** 0-10V External dimming (by others)[3] **DCC** Dual Circuit Control[4,5,6] **FAWS** Field Adjustable Wattage Selector[4,5] **SW** Interface module for SiteWise[4,5,7] **LLC** Integral wireless module[5,6,8] **BL** Bi-level functionality[9] **DynaDimmer:** Automatic Profile Dimming **CS50** Safety 50% Dimming, 7 hours[4,8] **CM50** Median 50% Dimming, 8 hours[4,8] **CE50** Economy 50% Dimming, 9 hours[4,8] **DA50** All Night 50% Dimming[4,8] **CS30** Safety 30% Dimming, 7 hours[4,8] **CM30** Median 30% Dimming, 8 hours[4,8] **CE30** Economy 30% Dimming, 9 hours[4,8] **DA30** All Night 30% Dimming[4,8]	**IMRI3** Integral with #3 lens[10] **IMRI7** Integral with #7 lens[10] **IMRO** Pole mounted motion sensor[10] (see accessories)	**PCB** Photocontrol Button[5,11] **TLRDS** Twist Lock Receptacle 5 Pin[12] **TLRD7** Twist Lock Receptacle 7 Pin[12] **TLRPC** Twist Lock Receptacle w/ Photocell[12]	**Fusing** **F1** Single (120, 277, 347VAC)[7] **F2** Double (208, 240, 480VAC)[7] **Pole Mount Fusing** **FP1** Single (120, 277, 347VAC)[7] **FP2** Double (208, 240, 480VAC)[7] **FP3** Canadian Double Pull (208, 240, 480VAC)[7] **Surge Protection** (10kA standard) **SP2** Increased 20kA	Square Pole Adapter included in standard product **TB** Terminal Block[13] **RPA** Round Pole Adapter (fits to 3"-3.9" O.D. pole)[13] **HIS** Internal Housing Side Shield[14]	**Textured** **BK** Black **WH** White **BZ** Bronze **DGY** Dark Gray **MGY** Medium Gray **Customer specified** **RAL** Specify optional color or RAL (ex: RAL7024) **CC** Custom color (Must supply color chip for required factory quote)

1. BL-IMRI3/7 equipped with out-boarded sensor housing when voltage is HVU (347-480V)
2. Mounts to a 4" round pole with adapter included for square poles.
3. Limited to a maximum of 45 degrees aiming above horizontal.
4. Not available with other dimming control options.
5. Not available with motion sensor.
6. Not available with photocontrol.
7. Available only in 120 or 277V.
8. Not available in 347 or 480V
9. Must specify input voltage.
10. Dimming will not be connected to NEMA receptacle if ordering with other control options.
11. Not available in 480V.
12. Not available with DCC.
13. Not available with SF and WS. RPAs provided with black finish standard.
14. HIS not available with Type 5 and SW optics.
15. Available only with SW, LLC, and BL control options.
16. Available only with SW and BL control options.

WILLIAM T. STORMANT PE
ELECTRICAL ENGINEER
5304 NW 173 STREET
ALACHUA, FLORIDA 32615
STORMANTWT@COX.NET
(352) 665-1426

SCALE: VERIFY SCALE BAR BEFORE USING ORIGINAL DRAWING. 0 1" IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS:

SUBMITALS: #7/5/22 CORRECTED MOUNTING HEIGHTS #8/7/22 UPDATED SITE PLAN 3 LTR ADJUSTED

CLIENT: .
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DETAILS, SCHEDULE STATISTICS

TECHNICIAN: WILLIAM T. STORMANT
DESIGNED: WILLIAM T. STORMANT
QUALITY CONTROL: WILLIAM T. STORMANT
PROJECT NUMBER: 21-0176 .

FL PE No. 44156

SHEET NO.: P2

Tech: storm_t Plot Date: Apr 11,2022 4:36pm Filename: C:\Users\storm_t\Documents\Pickert Flex Space\Pickert Photometric Plan 04 11 22.dwg

City of ALACHUA
THE GOOD LIFE COMMUNITY

FOR OFFICE USE ONLY
Case #: _____
Application Fee: $_____
Filing Date: _____
Completeness Date: _____
Review Type: P&Z or PZB & CCOM

Site Plan Application

Reference City of Alachua Land Development Regulations (LDRs), Section 2.4.9

A. PROJECT

1. Project Name: _____
2. Pre-Application Conference Date: _____
3. Neighborhood Meeting Date: _____
4. Address of Subject Property: _____
5. Parcel ID Number(s): _____
6. Existing Use of Property: _____
7. Future Land Use Map Designation: _____
8. Zoning Designation: _____
9. Acreage: _____
10. Total Existing Building Square Footage, if applicable: _____
11. Total Existing Impervious Area (not including existing building area), if applicable: _____
12. Total Building Square Footage Proposed: _____
13. Total New Impervious Area Proposed (not including building area): _____

B. APPLICANT

1. Applicant's Status ☐ Owner (title holder) ☐ Agent
2. Name of Applicant(s) or Contact Person(s): _____ Title: _____
   Company (if applicable): _____
   Mailing address: _____
   City: _____ State: _____ ZIP: _____
   Telephone: _____ FAX: _____ e-mail: _____
3. If the applicant is agent for the property owner*:
   Name of Owner (title holder): _____
   Mailing Address: _____
   City: _____ State: _____ ZIP: _____

** Must provide an executed Authorized Agent Affidavit or other acceptable documentation (as deemed acceptable by the City in its sole discretion) authorizing the agent to act on behalf of the property owner.*

C. ADDITIONAL INFORMATION

1. Is there any additional contact for sale of, or options to purchase, the subject property? ☐ Yes ☐ No
   If yes, list names of all parties involved: _____
2. Has the applicant discussed possible utility/infrastructure fees with the Public Services Department?
   If no, contact the Public Services Department at 386-418-6140. ☐ Yes ☐ No

D. ATTACHMENTS

1. Site Plan. Sheet size shall be 24" X 36" with a 3" left margin and ½" top, bottom, and right margin.

   Site Plan shall include:

   a. Name and location of project.
   b. Name and contact information (address, telephone, and email address) of property owner, developer (if applicable), and all professional consultants (i.e., landscape architect, photometric, electrical engineer, architect, etc.) for the project.
   c. Zoning of the subject property.
   d. Vicinity map - indicating general location of the site and major adjacent streets and all adjacent properties.
   e. Boundary and topographic survey. Survey shall be signed and sealed by the surveyor, and shall be no older than two (2) years.
   f. Complete legal description of the subject property.
   g. Statement of proposed uses.
   h. Location of the subject property in relation to adjacent properties.
   i. Date, north arrow, and graphic scale (not to exceed one (1) inch equal to 50 feet.)
   j. Area and dimensions of the subject property.
   k. Structures and major features – fully dimensioned – including setbacks from property lines and right-of-ways, distances between structures (if structures are within 25 feet of one another), floor area of each building, floor area ratio, and property lines.
   l. Location of all property lines, existing and proposed adjacent right-of-ways, sidewalks, curbs, and gutters.
   m. Distance between ingress and egress connections for the project and the ingress / egress connections for all contiguous properties and for properties on the opposite side of the road, measured from the interior radius of all ingress/egress connections.
   n. Location of all existing and proposed utilities (electric, potable water, sanitary sewer, gas, etc.) on the subject property, and on adjacent properties if located within 50 feet of the subject property, and within adjacent rights-of-way.
   o. Location of all existing and proposed fire hydrants.
   p. Location of all existing easements on the property and on adjacent properties if located within 50 feet of the subject property, and recording information for such easements.
   q. Location of all proposed easements (legal descriptions and sketches of all proposed easements shall be provided by the applicant following a review of proposed utility locations by Public Services).
   r. Location and dimensions of all existing and proposed vehicular parking spaces, dimensions of all drive aisles, and the angle of parking spaces.
   s. Location of all bicycle parking areas and specifications of bicycle racks.
   t. Location, dimensions, and vertical clearance of all off-street loading spaces, if required by Section 6.1 of the LDRs.
   u. Location and dimensions of all vehicle stacking spaces, if required by Section 6.1 of the LDRs.
   v. Vehicular parking calculations, indicating the minimum and maximum number of required spaces and the number of parking spaces provided (regular and accessible spaces) in accordance with Section 6.1 of the LDRs.
   w. Bicycle parking calculations, if required by Section 6.1 of the LDRs.
   x. Striping and signage for all traffic control devices.
   y. Landscape Plan, indicating the location, size, and design of required and proposed landscaped areas. Landscape Plans shall identify the following with sufficient detail and calculations to demonstrate compliance with Section 6.2.2 of the LDRs:
      i. Location, identification of the species, and size of all existing trees.
      ii. Required perimeter buffer areas.
      iii. Parking lot perimeter landscaping.
      iv. Parking lot interior landscaping.
      v. Building façade landscaping.
      vi. Calculation of landscaped areas (see Policy 2.4.a of the Comprehensive Plan Future Land Use Element).
      vii. Calculation of open space provided (see Section 6.7 of the LDRs).
      viii. Calculation of tree credits, if applicable. Calculations shall be as set forth in Sections 6.2.1(D)(4) and 6.2.2(D)(6) of the LDRs and shall be shown on the plan in tabular format (if tree credits are utilized, the Landscape Plan must identify in the landscape calculations where credit is applied).
      ix. Tree protection detail in accordance with Section 6.2.1(D)(2) of the LDRs.
      x. If tree removal is proposed, a tree survey, showing:
         (a) Each tree proposed for removal;
         (b) Each tree proposed for retention;
         (c) The size and species (both common and scientific names) of all trees proposed for removal/retention;
         (d) Location, size, and species of all new trees proposed to meet mitigation requirements. Mitigation trees must be shown on the plans and a list of all mitigation trees and calculation of required mitigation must be provided on the plan in tabular format.

z. Location of waste receptacles and detail of waste receptacle screening, demonstrating compliance with Section 6.2.3(B) and, if within the Gateway Overlay District, with Section 3.7.2(C)(5)(c)(ii).
aa. Photometric Plan, demonstrating compliance with the applicable provisions of Section 6.4 of the LDRs.
bb. Location and size of any lakes, ponds, canals, or other waters and waterways, and required setbacks dimensioned on the plans from such waterways.
cc. For development consisting of a nonresidential use, except for single tenant retail sales and services uses greater than or equal to 20,000 square feet in area and except for use types within the industrial services, manufacturing and production, warehouse freight and movement, waste-related services, and wholesale sales use categories ***not*** located within 500 feet of the right-of-way of US Highway 441: Architectural plans demonstrating compliance with the design standards for business uses as provided in Section 6.8.2 of the LDRs. Architectural plans shall include:
    i. Calculation of glazing of:
        (a) the front façade;
        (b) any facade facing a street;
        (c) any façade facing a publicly-accessible parking area which is a part of the development and consisting of 15 percent or more of the minimum off-street parking required by Section 6.1.4(B) of the LDRs; and,
        (d) any façade facing vacant land classified as CSV, A, RSF-1, RSF-3, RSF-4, RSF-6, RMH-5, RMH-P, RMF-8 or RMF-15, or lands containing existing residential uses.
    ii. Calculation of the area of all façades subject to glazing.
    iii. Detail on the architectural plans depicting façade massing or a massing alternative as defined in Section 6.8.2(A)(2)(b).
    iv. Identification of each material utilized in each façade and the percentage of the total area of the façade for each material used.
dd. For development consisting of a nonresidential use where a single retail services tenant is greater than or equal to 20,000 square feet in area: Architectural plans demonstrating compliance with the design standards for single tenant retail sales and service uses greater than or equal to 20,000 square feet in area as provided in Section 6.8.3 of the LDRs. Architectural plans shall include:
    i. Color plans depicting the color of all materials used in the façade.
    ii. Identification of each material utilized in each façade and the percentage of the total area of the façade for each material used.
    iii. Calculation of glazing of:
        (a) the front façade;
        (b) any facade facing a street;
        (c) any façade facing a publicly-accessible parking area which is a part of the development and consisting of 15 percent or more of the minimum off-street parking required by Section 6.1.4(B) of the LDRs; and,
        (d) any façade facing vacant land classified as CSV, A, RSF-1, RSF-3, RSF-4, RSF-6, RMH-5, RMH-P, RMF-8 or RMF-15, or lands containing existing residential uses.
    iv. Calculation of the area of all façades subject to glazing.
    v. If a glazing alternative as defined in Section 6.8.3(A)(2)(a)(iv) is used, calculation of area of alternative materials used or identification of other architectural features meeting the requirements of Section 6.8.3 of the LDRs.
    vi. Detail on the architectural plans depicting façade massing or a massing alternative as defined in Section 6.8.2(A)(2)(b) of the LDRs.
ee. For development consisting multi-family residential uses and/or a mobile home park:
    i. Gross acreage.
    ii. Number of dwelling units proposed.
    iii. Density.
    iv. Location and percentage of total open space and recreation areas.
    v. Floor area of each dwelling unit.
    vi. Number of proposed parking spaces.
    vii. Street layout, if applicable.
    viii. Layout of mobile home stands (for mobile home parks only).
    ix. City of Alachua Public School Student Generation Form.

2. Stormwater management plan - including the following:
    a. Plans showing existing contours at one (1) foot intervals based on U.S. Coastal and Geodetic Datum.
    b. Proposed finished floor elevation of all buildings.
    c. Existing and proposed stormwater management facilities with size and grades.
    d. Proposed orderly disposal of surface water runoff.
    e. Drainage calculations.

3. Fire Department Access and Water Supply Plan. All fire protection plans are subject to review and approval by the Alachua County Fire Marshal and City of Alachua Public Services Department. Fire Department Access and Water Supply Plan shall include:
    a. Plans prepared by a professional engineer licensed in the State of Florida.

b. Fire flow calculations for each newly constructed building. Calculations shall be performed in accordance with Chapter 18, Section 18.4 of the Florida Fire Prevention Code.
c. Documentation from the water purveyor stating the available flow to the subject property.

4. Concurrency Impact Analysis showing the impact on public facilities, including potable water, sanitary sewer, transportation, solid waste, recreation, stormwater, and public schools (if applicable) in accordance with Section 2.4.14 of the LDRs.

5. Analysis of Consistency with the City of Alachua Comprehensive Plan (analysis must identify specific Goals, Objectives, and Policies and describe in detail how the application complies with the noted Goal, Objective, or Policy).

   For commercial/corporate park/industrial projects: In addition to submitting specific written information regarding the development's compliance with the relevant Goals, Objectives, and Policies of the City of Alachua Comprehensive Plan, a response to the design and performance standards as provided in Policy 1.3.d (for commercial projects), Policy 1.4.f (for corporate park projects), or Policy 1.5.d (for industrial projects) of the Future Land Use Element:

   The following criteria shall apply when evaluating commercial/corporate park/industrial development proposals:

   1. Integration of vehicular and non-vehicular access into the site and access management features of site in terms of driveway cuts and cross access between adjacent sites, including use of frontage roads and/or shared access;
   2. Buffering from adjacent existing/potential uses;
   3. Open space provisions and balance of proportion between gross floor area and site size;
   4. Adequacy of pervious surface area in terms of drainage requirements;
   5. Placement of signage;
   6. Adequacy of site lighting and intrusiveness of lighting upon the surrounding area;
   7. Safety of on-site circulation patterns (patron, employee and delivery vehicles), including parking layout and drive aisles, and points of conflict;
   8. Landscaping, as it relates to the requirements of the Comprehensive Plan and Land Development Regulations;
   9. Unique features and resources which may constrain site development, such as soils, existing vegetation and historic significance; and
   10. Performance based zoning requirements, which may serve as a substitute for or accompany land development regulations in attaining acceptable site design.
   11. Commercial/Corporate Park/Industrial uses shall be limited to an intensity of less than or equal to 0.50 floor area ratio for parcels 10 acres or greater, 0.50 floor area ratio for parcels less than 10 acres but 5 acres or greater, a 0.75 floor area ratio for parcels less than 5 acres but greater than 1 acre, and 1.0 floor area ratio to parcels 1 acre or less.
   12. Complementary residential uses (corporate park only).

6. *For Site Plans for Buildings Less than 80,000 Square Feet in Area:* One (1) set of mailing labels for all property owners within 400 feet of the subject property boundaries – even if property within 400 feet falls outside of City limits (obtain from the Alachua County Property Appraiser's web site) – and all persons/organizations registered to receive notice of development applications (current list may be obtained from the Planning & Community Development Department).
   For Site Plans for Buildings Greater than or Equal to 80,000 Square Feet in Area: Two (2) sets of mailing labels for all property owners within 400 feet of the subject property boundaries – even if property within 400 feet falls outside of City limits (obtain from the Alachua County Property Appraiser's web site) – and all persons/organizations registered to receive notice of development applications (current list may be obtained from the Planning & Community Development Department).

7. Neighborhood Meeting Materials, including:
   i. Copy of the required published notice (advertisement) – must be published a newspaper of general circulation, as defined in Article 10 of the City's LDRs;
   ii. Copy of written notice (letter) sent to all property owners within 400 feet and to all persons/organizations registered with the City to receive notice, and a copy of the mailing labels or a list of those who received written notice; and,
   iii. Written summary of meeting – must include (1) those in attendance; (2) a summary of the issues related to the development proposal discussed; (3) comments by those in attendance about the development proposal; and, (4) any other information deemed appropriate.

8. Legal description: (1) on 8.5" x 11" paper; and (2) electronic file in Word format.

9. Proof of ownership (i.e., copy of deed.)

10. Proof of payment of taxes.

11. Traffic Impact Analysis or Statement, as deemed applicable to the project by the City of Alachua in its sole discretion.

12. Environmental Assessment or Study, as deemed applicable to the project by the City of Alachua in its sole discretion.

13. Environmental Resource Permit (or Letter of Exemption) from the Suwannee River Water Management District (SRWMD) or Self-Certification for a Stormwater Management System in Uplands Serving Less than 10 Acres of Total Project Area and Less than 2 Acres of Impervious Surfaces from the Florida Department of Environmental Protection (FDEP) pursuant to Section 403.814(12), Florida Statutes (or documentation which shows a permit application/exemption/self-certification has been submitted to SRWMD or FDEP).

14. If access is from a County Road, access management permit from Alachua County Public Works (or documentation which shows a permit application has been submitted).

15. If access is from a State Road, access management permit from Florida Department of Transportation (or documentation which shows a permit application has been submitted).

16. **Fee.** Please see fee schedule for fee determination. No application shall be accepted for processing until the required application fee is paid in full by the applicant. Any costs associated with outside professional consulting services deemed necessary by the City in its sole discretion will be billed to the applicant at the rate of the consultant. The invoice for such services shall be paid in full prior to any public hearing(s) on the application.

All applicable attachments are required for a complete application. A completeness review of the application will be conducted within five (5) business days of receipt. If the application is determined to be incomplete, the application will be returned to the applicant.

Under penalty of perjury, I/we certify and acknowledge that the information contained herein is true and correct to the best of my/our knowledge.

Signature of Applicant

Walker Owen, Project Manager

Typed or printed name *and title* of applicant

Signature of Co-applicant

Typed or printed name *and title* of co-applicant

STATE OF FLORIDA
COUNTY OF ALACHUA

The foregoing instrument was acknowledged before me by means of ☑ physical presence or ☐ online notarization, this 27th day of January, 2022, by Walker Owen who executed the same and has ____ produced _____ as identification or ☑ is personally known to me.

Signature of Notary

Print Name: Trina Lemnah

Notary Public, State of Florida

My Commission Expires: 3/21/2023

TRINA LEMNAH
Notary Public - State of Florida
Commission # GG 314838
My Comm. Expires Mar 21, 2023
Bonded through National Notary Assn.

City of ALACHUA

THE GOOD LIFE COMMUNITY

Authorized Agent Affidavit

A. PROPERTY INFORMATION

Address of Subject Property: 14100 NW 126th Terrace, Alachua, FL 32615

Parcel ID Number(s): 03927-005-000

Acreage: ±2.88

B. PERSON PROVIDING AGENT AUTHORIZATION

Name: Doug Wilcox Title: Manager

Company (if applicable): 14100 NW 126th Terrace, LLC

Mailing Address: 2504 NW 71st Place

City: Gainesville State: Florida ZIP: 32653

Telephone: (352) 371-1417 FAX: (352) 338-1018 e-mail: dougwilcox@scherernfl.com

C. AUTHORIZED AGENT

Name: Daniel Young, P.E., Walker Owen Title: Director of Engineering, Land Development

Company (if applicable): CHW

Mailing address: 11801 Research Drive

City: Alachua State: Florida ZIP: 32615

Telephone: (352) 331-1976 FAX: _____ e-mail: daniely@chw-inc.com

D. REQUESTED ACTION:

Authorization to apply for and obtain permits for the Pickert Flex Space project.

I hereby certify that I am the property owner of record, or I have received authorization from the property owner of record to file an application for a development permit related to the property identified above. I authorize the agent listed above to act on my behalf for purposes of this application.

Signature of Applicant

Signature of Co-applicant

Douglas W. Wilcox II, Managing Member

Typed or printed name and title of applicant

Not Applicable

Typed or printed name of co-applicant

State of Florida County of Alachua

The foregoing application is acknowledged before me this 18 day of Jan, 20 22, by _____

_____, who is/are personally known to me, or who has/have produced _____

as identification.

Michelle Vickers

Signature of Notary Public, State of Florida

MICHELLE VICKERS
MY COMMISSION # HH 070452
EXPIRES: January 5, 2025
Bonded Thru Notary Public Underwriters

City of ALACHUA

THE GOOD LIFE COMMUNITY

Authorized Agent Affidavit

A. PROPERTY INFORMATION

Address of Subject Property: Copeland Industrial Park Owners Association, Inc.

Parcel ID Number(s): 03927-014-000

Acreage: 0.48 Acres

B. PERSON PROVIDING AGENT AUTHORIZATION

Name: Avery C. Roberts Title: President

Company (if applicable): Copeland Industrial Park Owners Association, Inc.

Mailing Address: 15010 NW 173rd Street

City: Alachua State: Florida ZIP: 32615

Telephone: (386)418-1001 FAX: n/a e-mail: sandy@burgessms.com

C. AUTHORIZED AGENT

Name: Doug Wilcox Title: Manager

Company (if applicable): 14100 NW 126th Terrace, LLC

Mailing address: 2504 NW 71st Place

City: Gainesville State: Florida ZIP: 32653

Telephone: (352) 371-1417 FAX: (352) 338-1018 e-mail: dougwilcox@scheremfl.com

D. REQUESTED ACTION:

Authorization is requested to permit minor grading impacts and modification of an existing storm sewer manhole within parcel #03927-014-000. The grading impacts are a result of the proposed driveway connection to parcel #03927-005-000 in association with the Pickert Flex Space project. The driveway will be constructed within an existing access easement. Minor grading impacts are anticipated to occur outside of the access easement. The storm sewer modification will include the replacement of a typical manhole cover with a grated top to allow runoff into the structure. No additional structures or removal of structures is proposed withing parcel #03927-014-000.

I hereby certify that I am the property owner of record, or I have received authorization from the property owner of record to file an application for a development permit related to the property identified above. I authorize the agent listed above to act on my behalf for purposes of this application.

Signature of Applicant

Signature of Co-applicant

Avery C. Roberts, President

Typed or printed name and title of applicant

Typed or printed name of co-applicant

State of Florida County of Union

The foregoing application is acknowledged before me this 15th day of February, 2022 by Avery C. Roberts

_____, who is/are personally known to me, or who has/have produced _____ as identification.

NOTARY SEAL

DENISE C. HOWARD
MY COMMISSION # GG 301216
EXPIRES: March 16, 2023
Bonded Thru Notary Public Underwriters

Signature of Notary Public, State of Florida

City of ALACHUA

THE GOOD LIFE COMMUNITY

Authorized Agent Affidavit

A. PROPERTY INFORMATION

Address of Subject Property: Copeland Industrial Park Owners Association, Inc.

Parcel ID Number(s): 03927-014-000

Acreage: 0.48 Acres

B. PERSON PROVIDING AGENT AUTHORIZATION

Name: Avery C. Roberts Title: President

Company (if applicable): Copeland Industrial Park Owners Association, Inc.

Mailing Address: 15010 NW 173rd Street

City: Alachua State: Florida ZIP: 32615

Telephone: (386)418-1011 FAX: n/a e-mail: sandy@burgessms.com

C. AUTHORIZED AGENT

Name: Daniel Young, P.E. /Walker Owen Title: Vice President/ Project Manager

Company (if applicable): CHW

Mailing address: 11801 Research Drive

City: Alachua State: Florida ZIP: 32607

Telephone: (352) 331-1976 FAX: e-mail: daniely@chw-inc.com walkero@chw-inc.com

D. REQUESTED ACTION:

Authorization is requested to permit minor grading impacts and modification of an existing storm sewer manhole within parcel #03927-014-000. The grading impacts are a result of the proposed driveway connection to parcel #03927-005-000 in association with the Pickert Flex Space project. The driveway will be constructed within an existing access easement. Minor grading impacts are anticipated to occur outside of the access easement. The storm sewer modification will include the replacement of a typical manhole cover with a grated top to allow runoff into the structure. No additional structures or removal of structures is proposed withing parcel #03927-014-000.

I hereby certify that I am the property owner of record, or I have received authorization from the property owner of record to file an application for a development permit related to the property identified above. I authorize the agent listed above to act on my behalf for purposes of this application.

Signature of Applicant

Signature of Co-applicant

Avery C. Roberts, President

Typed or printed name and title of applicant

Typed or printed name of co-applicant

State of Florida County of Union

The foregoing application is acknowledged before me this 15th day of February, 2023 by Avery C.Roberts

, who is/are personally known to me, or who has/have produced

as identification.

NOTARY SEAL

Signature of Notary Public, State of Florida

DENISE C. HOWARD
MY COMMISSION # GG 301218
EXPIRES: March 16, 2023
Bonded Thru Notary Public Underwriters

Electronic Articles of Organization
For
Florida Limited Liability Company

L21000170964
FILED 8:00 AM
April 13, 2021
Sec. Of State
jgharris

Article I

The name of the Limited Liability Company is:

14100 NW 126TH TERRACE, LLC

Article II

The street address of the principal office of the Limited Liability Company is:

2504 NW 71ST PLACE
GAINESVILLE, FL. US 32653

The mailing address of the Limited Liability Company is:

2504 NW 71ST PLACE
GAINESVILLE, FL. US 32653

Article III

The name and Florida street address of the registered agent is:

VICTOR W HOLCOMB
3203 W CYPRESS ST
TAMPA, FL. 33607

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: VICTOR W HOLCOMB

L21000170964
FILED 8:00 AM
April 13, 2021
Sec. Of State
jgharris

Article IV

The name and address of person(s) authorized to manage LLC:

Title: MGR
DOUGLAS W WILCOX II
2504 NW 71ST PLACE
GAINESVILLE, FL. 32653 US

Title: MGR
ALAN M PICKERT
2504 NW 71ST PLACE
GAINESVILLE, FL. 32653 US

Article V

The effective date for this Limited Liability Company shall be:

04/13/2021

Signature of member or an authorized representative

Electronic Signature: DOUGLAS W. WILCOX, II

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.

MEMORANDUM

Pickert Flex Space

21-0176

To:	City of Alachua
From:	Daniel Young, P.E.
Date:	January 27, 2022
RE:	Pickert Flex Space: Fire Flow Calculations

The following is a calculation for required fire flow for the proposed project based on the NFPA 1: Fire Code.

Building data is based on the information available from the project architect at the time of this memo. Any changes to the building data will void the provided fire flow calculation and require a revised analysis to verify the building complies with the applicable fire protection criteria. The proposed building **will not be** protected by an automatic fire sprinkler system.

NFPA 1 Required Flow Calculations:

Building:	**Flex Space/Warehouse Building**
Construction Type:	II (000)
Fire Flow Area:	±11,985 SF

Required Fire Flow per NFPA Table 18.4.5.1.2: **2,250 gpm**

Conclusion:

Per fire flow test conducted on 1/11/2022, the available flow @ 20 psi is **2,711.4 gpm** which exceeds the fire flow requirement specified in NFPA Table 18.4.5.1.2. Therefore, adequate fire flow is available and the proposed building satisfies all criteria specified by NFPA 1: Fire Code.

Daniel H. Young
FL PE No. 84295

Table 18.4.5.1.2 Minimum Required Fire Flow and Flow Duration for Buildings

Fire Flow Area ft² (× 0.0929 for m²)					Fire Flow gpm[1] (× 3.785 for L/min)	Flow Duration (hours)
I(443), I(332), II(222)*	II(111), III(211)*	IV(2HH), V(111)*	II(000), III(200)*	V(000)*		
0–22,700	0–12,700	0–8200	0–5900	0–3600	1500	2
22,701–30,200	12,701–17,000	8201–10,900	5901–7900	3601–4800	1750	
30,201–38,700	17,001–21,800	10,901–12,900	7901–9800	4801–6200	2000	
38,701–48,300	21,801–24,200	12,901–17,400	9801–12,600	6201–7700	2250	
48,301–59,000	24,201–33,200	17,401–21,300	12,601–15,400	7701–9400	2500	
59,001–70,900	33,201–39,700	21,301–25,500	15,401–18,400	9401–11,300	2750	
70,901–83,700	39,701–47,100	25,501–30,100	18,401–21,800	11,301–13,400	3000	3
83,701–97,700	47,101–54,900	30,101–35,200	21,801–25,900	13,401–15,600	3250	
97,701–112,700	54,901–63,400	35,201–40,600	25,901–29,300	15,601–18,000	3500	
112,701–128,700	63,401–72,400	40,601–46,400	29,301–33,500	18,001–20,600	3750	
128,701–145,900	72,401–82,100	46,401–52,500	33,501–37,900	20,601–23,300	4000	4
145,901–164,200	82,101–92,400	52,501–59,100	37,901–42,700	23,301–26,300	4250	
164,201–183,400	92,401–103,100	59,101–66,000	42,701–47,700	26,301–29,300	4500	
183,401–203,700	103,101–114,600	66,001–73,300	47,701–53,000	29,301–32,600	4750	
203,701–225,200	114,601–126,700	73,301–81,100	53,001–58,600	32,601–36,000	5000	
225,201–247,700	126,701–139,400	81,101–89,200	58,601–65,400	36,001–39,600	5250	
247,701–271,200	139,401–152,600	89,201–97,700	65,401–70,600	39,601–43,400	5500	
271,201–295,900	152,601–166,500	97,701–106,500	70,601–77,000	43,401–47,400	5750	
Greater than 295,900	Greater than 166,500	106,501–115,800	77,001–83,700	47,401–51,500	6000	
		115,801–125,500	83,701–90,600	51,501–55,700	6250	
		125,501–135,500	90,601–97,900	55,701–60,200	6500	
		135,501–145,800	97,901–106,800	60,201–64,800	6750	
		145,801–156,700	106,801–113,200	64,801–69,600	7000	
		156,701–167,900	113,201–121,300	69,601–74,600	7250	
		167,901–179,400	121,301–129,600	74,601–79,800	7500	
		179,401–191,400	129,601–138,300	79,801–85,100	7750	
		Greater than 191,400	Greater than 138,300	Greater than 85,100	8000	

*Types of construction are based on NFPA 220.

[1]Measured at 20 psi (139.9 kPa).

Hydrant Flow Test Report

Test Date 1/11/2022 **Test Time** 9:30 AM

Location

Copeland Park Alachua, Florida
Nano Court and NW 126th Terrace

Tested by

Gator Fire Equipment Co., Inc.
Conducted by: Robbie Weaver & Stanely Bennet
Witnessed by: Billy Gourley City of Alachua

Notes

Read Hydrant on NW 126th Terrace
Flow Hydrant on Nano Court

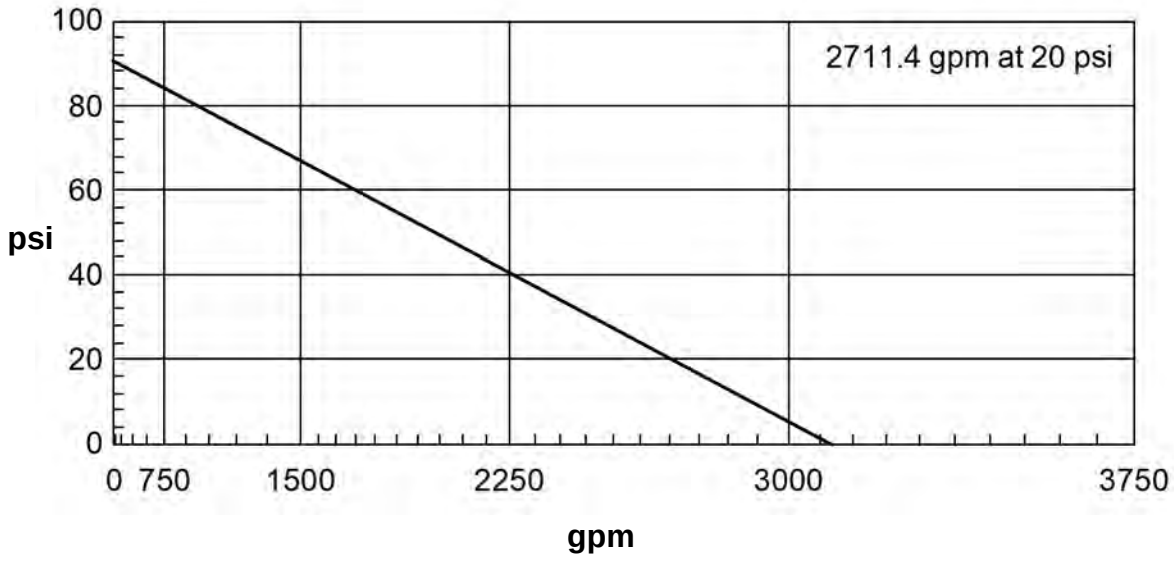
Read Hydrant

91 psi **static pressure**
58 psi **residual pressure**
0 ft **hydrant elevation**

Flow Hydrant(s)

Outlet	Elev	Size	C	Pitot Pressure	Flow
#1	0	2.5	.9	29	904 gpm
#2	0	2.5	.9	28	888 gpm
				Total	1792 gpm

Flow Graph



Created with the free hydrant flow test program from www.igneusinc.com

Gator Fire Extinguisher Co., Inc.

1032 South Main Street, Gainesville, FL 32601

(352) 373-1738 • (866) 650-FIRE (3473)

Sprinkler Lic #80268000012006 Fire Alarm Lic #EF0000394

Pre-Engineered Lic #80845000012006 Portables Lic #80845100012006

01045228

Customer's Order No.	Phone No.	Date 1/11/22

Sold to Hydrant Flow Test nano CT

Address

City Alachua

Sold By	Cash	C.O.D.	Charge	On Acct.	Mdse. Retd.	Paid Out	
RW							

QTY.	Description	Price	Amount
	Flow hydrant on nano CT		
	Flow 1- 29 2- 28		450 00
	nano CT		
	STATIC 91 Res 58		
	NW 126th Terrace		

Credit may be extended at the option of the company upon application and approval. All statements are due and payable by the tenth of month following purchase. All past due accounts shall be charged interest at the rate of 1½ percent per month. (18% per annum). Customer agrees that in case of past due accounts, all collection fees, attorney fees and court costs required for collection shall be assessed against the account and paid by the customer.

It is also understood and agreed that all equipment covered by this and all unpaid invoices is and shall remain the property of the seller until payment is made in full, at which time title shall pass to the customer.

Customer Signature_____

Terms and conditions and delivery acknowledged

All claims and returned goods MUST be accompanied by this bill.

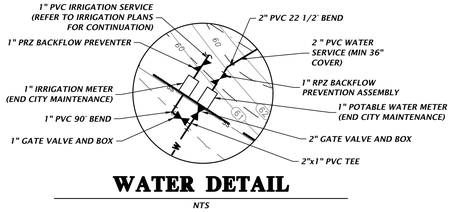
Rec'd

By

Tax	
Total	450 00

Thank You!

PICKERT FLEX SPACE
EXHIBIT 1:
HYDRANT COVERAGE



WATER DETAIL

NTS

GRAPHIC SCALE

0 10 20 40

N

11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com

est. 1988 FLORIDA CA-5075

CHW Professional Consultants

SCALE: 1"=20'

VERIFY SCALE BAR IS ACCURATE FOR PLOTTING. IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID REVISIONS

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA, SRWMD, AND FDPE
3/4/22 - RESUBMITTAL TO CITY OF ALACHUA, SRWMD, AND FDPE

CLIENT: SCHERER CONSTRUCTION

PROJECT: PICKERT FLEX SPACE

SHEET TITLE: HYDRANT COVERAGE

TECHNICIAN: K MERRITT

DESIGNER: C MEINHEWETT

QUALITY CONTROL: W OWEN

PROJECT MANAGER: DANIEL H. YOUNG

FL PE No. 70780

SHEET NO.: EX-1

Tech: kwhm Plot Date: Mar 03,2022 3:45pm File:\\chw-fs1\2021\21-0179\Department\04_Engineering\02_DWGs\Production Files\21-0179 C3.10 UT Assset.dwg

POINT OF BEGINNING
FOUND 4" X 4" CONCRETE MONUMENT WITH NO IDENTIFICATION

THE WESTERLY R/W LINE OF NW 26TH TERRACE

PARCEL ID: 03927-016-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-001-000
OWNER: ALCHEM LABORATORIES

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, N 89°09'52" E, 5.11' FROM THE NORTHWEST CORNER OF THE SUBJECT PARCEL

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, MARKING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN O.R.B. 4718, PAGE 1814

(BASIS OF BEARINGS)
N 89°09'52" E 555.61' (D)
N 89°09'52" E 555.61' (M)

S 89°12'09" W 158.14'

S 89°08'57" W 392.36'

6' CHAIN LINK FENCE

2-4" PVC CONDUIT FOR DATA

FENCE CORNER IS 0.2' NORTH OF BOUNDARY LINE

FENCE CORNER IS 8.2' WEST & 0.7' NORTH OF BOUNDARY CORNER

2" PVC STUB

STORM MANHOLE
NRE=64.75'
NE INV.=61.70'(18"HDPE)
S INV.=61.29'(24"RCP)

STORM MANHOLE
NRE=71.21'
N INV.=66.72'(15"HDPE)
SW INV.=66.17'(18"HDPE)

SANITARY SEWER MANHOLE
NRE=63.82'
S INV.=55.07'(8"PVC)
W INV.=55.15'(8"PVC)

15' SETBACK

REFER TO MEP PLANS FOR CONTINUATION

CONCRETE PAD

6" HEADER CURB

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

ONE STORY METAL BUILDING
ADDRESS: 14100 NW 126TH TERRACE
ALACHUA, FL 32615
FFE = 70.80'

17" ROUND CONCRETE ROOF SUPPORT

COVERED CONCRETE ENTRY

SOLID WHITE PAINT STRIPES

HANDICAPPED PARKING SPACE

PARKING STRIPE (TYPICAL)

PROPOSED BUILDING FFE=68.30

S 1°34'22" E 240.02' (D)
S 1°35'42" E 240.13' (M)

N 1°44'38" W 137.92' (D)
N 1°49'36" W 138.06' (M)

PARCEL ID: 03927-000-000
OWNER: ADC DEVELOPMENT & INVESTMENT GROUP, LLC
SCHEDULE B-II ITEM # 7
O.R.B. 4718, PAGE 1784

4' WOOD FENCE

EXISTING FIRE HYDRANT TEMPORARY SOURCE OF WATER DURING CONSTRUTION

CAP STAMPED "PSM 5149" N 148°36' W, 0.37' FROM CORNER OF THE SUBJECT PARCEL

2" PVC WATER SERVICE (MIN 36" COVER)

2" PVC 45° BEND

WW CLEANOUT WITH TRAFFIC RATED COVER TOP EL=64.20 INV EL=60.37

WW CLEANOUT WITH PEDESTRIAN RATED COVER TOP EL=67.42 INV EL=63.30

PROPOSED SECONDARY ELECTRIC CONDUIT (DESIGNED BY OTHERS, SHOWN FOR COORDINATION PURPOSES ONLY)

545.6 ft
30.5 ft
300.3 ft
21.6 ft
221.7 ft
101.4 ft
24.1 ft
68.3 ft
28.0 ft

REFER TO WATER DETAIL, THIS SHEET

1" 2" PVC WATER SERVICE

CONCRETE SIDEWALK
3.5' TALL METAL HANDRAIL, 6' LONG

8"x2" WET TAP AND VALVE (BY SPECIALTY CONTRACTOR PRE-APPROVED BY THE CITY OF ALACHUA)(COORDINATE WITH CITY MIN 72 HR IN ADVANCE)

PROPOSED PRIMARY ELECTRIC CONDUIT (DESIGNED BY OTHERS, SHOWN FOR COORDINATION PURPOSES ONLY)

8"x4" WYE CONNECTION INV EL=±54.66

WW CLEANOUT WITH TRAFFIC BEARING TOP (END CITY OF ALACHUA MAINTENANCE) TOP EL=63.22 INV EL=60.11

NOTE:
CONTRACTOR TO PROTECT ALL EXISTING UTILITIES DURING CONSTRUCTION.

N 57°02'36" W
N 57°02'36" W
183.57' (M)
183.57' (D)

PROPOSED PUE

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

2' CURB AND GUTTER

STORM MANHOLE
NRE = 62.46'
NE INV. = 55.83' (24" RCP)

STORM MANHOLE
NRE = 62.43'
SW INV. = 56.31' (18" HDPE)
E INV. = 56.15' (24" RCP)

SANITARY SEWER MANHOLE
NRE = 61.78'
E INV. = 54.03' (8" PVC)
NW INV. = 54.73' (8" PVC)

STORM MANHOLE
NRE = 61.39'
NW INV. = 57.29' (18" HDPE)
NE INV. = 57.91' (18" HDPE)

FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 5.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)

SCHEDULE B-II ITEM # 7

PARCEL ID: 03927-014-
OWNER: COPELAND INDUSTRIAL PARK OWN

LOADING DOCK

0.65' WIDE BLOCK WALL WITH METAL RAIL

CATCH BASIN
TOP OF GRATE = 66.14'
SW INV. = 59.94' (18" HDPE)

STORM MANHOLE
NRE = 63.19'
S INV. = 57.34' (18" HDPE)

6" HEADER CURB

SOLID WHITE PAINT STRIPES

PARKING STRIPE (TYPICAL)

SITE BENCHMARK
SET 1/2" NAIL & DISK
STAMPED "TRAVERSE LB 5075"

"TRUCKS BACK IN" WOOD SIGN

MITERED END SECTION
INV. = 61.23' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.26' (14" X 23" RCP)

6' CONCRETE SIDEWALK

2' CURB AND GUTTER

7.1 90° TO EXISTING FIRE HYDRANT

S 1°34'22" W 400.82' (D)

NANO COURT

EXISTING HYDRANT AT INTERSECTION OF NW 126TH TER & NANO CT.

DISTANCE IS LESS THAN 250 FT, THERFORE 1,500 GPM CAPACITY IS PROVIDED PER NFPA TABLE 18.5.4.3.

DISTANCE IS BETWEEN 500 FT & 1,000 FT, THEREFORE 750 GPM CAPACITY IS PROVIDED PER NFPA TABLE 18.5.4.3.

REQUIRED FIRE FLOW = 2,250 GPM
FLOW PROVIDED BY AVAILABLE HYDRANTS = 2,250 GPM
FLOW REQUIREMENT FOR BUILDING MET.

GFR Tower Truck-T2
Custom
OUTSIDE SWEPT PATH
INSIDE SWEPT PATH
STEERING LOCK ANGLE = 28.0 deg.
ACHIEVED STEERING ANGLE:
30 deg. SWEEP ANGLE: 17.8 deg.
60 deg. SWEEP ANGLE: 23.2 deg.
90 deg. SWEEP ANGLE: 25.7 deg.
120 deg. SWEEP ANGLE: 26.7 deg.
150 deg. SWEEP ANGLE: 27.5 deg.
180 deg. SWEEP ANGLE: 28.0 deg.
GRAPHIC SCALE
0 10 20 40
N
PROPOSED BUILDING
FFE=68.30
N: 10921.0528
E: 11367.6956
N: 10923.5280
E: 11523.0092
N: 10887.2728
E: 11570.0378
N: 10886.7173
E: 11170.0378
N: 10883.8676
E: 11356.3692
N: 10883.3080
E: 11321.2613
N: 10858.3115
E: 11294.1668
N: 10840.3356
E: 11327.8208
N: 10839.3181
E: 11356.8569
N 89°05'13" E 248.81'
N 0°00'00" E 100.58'
N 57°02'36" W 183.31' (M)
N 57°02'36" W 183.57' (D)
S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)
5/8" STEEL ROD & CAP STAMPED "PSM 5137", N 1°49'36" W, M THE SOUTHWEST CORNER OF THE SUBJECT PARCEL
FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 5.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL
PARCEL ID: 03927-000-000
OWNER: ADC DEVELOPMENT & INVEST
SCHEDULE B-II ITEM # 7
OR 4108/1784, ORD 2003-19
OR 4108/1784, ORD 2003-20
OR 4161/2355, PAGE 2784
0.65' WIDE BLOCK WALL WITH METAL RAIL
6" HI
FIRE TRUCK ENTRY PATH
FIRE TRUCK EXIT PATH
5MF
(REFER TO C2.20 FOR DETAIL)
CONCRETE SIDEWALK
3.5' TALL METAL HANDRAIL
2' CURB AND GUTTER
SETBACK
FFE = 7
11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075
CHW
Professional Consultants
SCALE: 1"=20'
VERIFY SCALE BAR IS ONE INCH ON ORIGINAL DRAWING
IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.
CONSTRUCTION/BID REVISIONS:
SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA, SEWMD, AND TDPE
5/8/22 - RESUBMITTAL TO CITY OF ALACHUA, SWMD, AND TDPE
CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: FIRE TRUCK TURNING ANALYSIS
TECHNICIAN: K MERRITT
DESIGNER: K MERRITT
CHECKED/APPROVED: W OWEN
PROJECT NUMBER: 21-0176
DANIEL H. YOUNG
FL PE No. 70780
SHEET NO.: EX-2
Tech: kallvero Plot Date: Mar 08,2022 1:15pm Filename: M:\2021\21-0176\Department\04_Engineering\02_CIVIL\Exhibit Files\EX-2 FIRE TRUCK TURNING ANALYSIS.dwg

COMPREHENSIVE PLAN ANALYSIS

Pickert Flex Space

21-0176

To:	Kathy Winburn, AICP, City of Alachua Planning & Community Dev. Director
From:	Seth Wood, Project Planner
Date:	January 27, 2022
RE:	Pickert Flex Space – Comprehensive Plan Consistency Analysis

This application is for a ±11,985 sq. ft. warehouse facility on a portion of Alachua County Tax Parcel 03927-005-000. The site is located at the northwest corner of Nano Court and NW 126th Terrace. The onsite Future Land Use (FLU) category is Industrial and the Zoning district classification is Industrial, Light and Warehousing (ILW).

The following identifies how this application is consistent with the City's Comprehensive Plan. Language from the Comprehensive Plan is provided in normal font, and the consistency statements are provided in **bold font**.

Future Land Use Element (FLUE)

Objective 1.5: Industrial: The City shall establish one industrial land use category: Industrial. This land use category shall provide a broad range of clean industry, warehousing, research, and technology industries, to provide a variety of job opportunities to the citizens of Alachua and the North Central Florida Region.

The proposed development, a ±11,985 sq. ft. warehouse facility, is within the scope of suitable uses in the Industrial Future Land Use category.

Policy 1.5.d: The City shall develop performance standards for uses in the Industrial land use category in order to address the following:

1. Integration of vehicular and non-vehicular access into the site and access management features of site in terms of driveway cuts and cross access between adjacent sites, including use of frontage roads and/or shared access;

Vehicular access to the site is provided via Nano Court. Currently, sidewalks are located along both sides of Nano Court. The site will include on-site pedestrian facilities in the parking area, connecting to the building entrance.

2. Buffering from adjacent existing/potential uses;

Adequate buffering from adjacent existing/potential uses will be provided, in order to ensure compatibility with the surrounding area. This buffering is depicted on the submitted landscaping plans.

3. Open space provisions and balance of proportion between gross floor area and site size;

The gross floor area (GFA) of the proposed development is well proportioned to the site's size, with all open space requirements met.

t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470
www.chw-inc.com

4. Adequacy of pervious surface area in terms of drainage requirements;

Adequate Stormwater Management Facilities (SMF) are included as part of the development plans for the project site. They are of sufficient size to address all stormwater needs.

5. Placement of signage;

No signage is being proposed in this application. Any signage later introduced will adhere to all placement requirements.

6. Adequacy of site lighting and potential impacts of lighting upon the surrounding area. Lighting should be designed to minimize impacts to preserve the ambiance and quality of the nighttime sky by reducing light trespass and light pollution on adjacent properties by utilizing lighting at an appropriate intensities, directions and times to ensure light is not overused or impacting areas where it is not intended;

A photometric plan is submitted as part of this application, demonstrating compliance with City of Alachua lighting requirements. Onsite lighting is limited to ensure safe navigation of the site and to deter unlawful activity after hours. Light placement will not adversely affect surrounding properties.

7. Safety of on-site circulation patterns (patron, employee and delivery vehicles, trucks), including parking, layout, drive aisles, and points of conflict;

The onsite parking area is designed for safe onsite circulation, with minimal vehicle and pedestrian conflicts. Sidewalk connections allow pedestrians to safely travel to the building from the parking area with minimal vehicle conflict. Trash pickup and deliveries will be handled in a manner that does not impact the safety of on-site circulation.

8. Landscaping, as it relates to the requirements and goals of the Comprehensive Plan and Land Development Regulations;

Per Comprehensive Plan Future Land Use Element Policy 2.4.a, minimum landscaped area shall be 10% of the development site, not inclusive of any designated open space area. Landscaping of the project site will be in conformance with this policy, as demonstrated on the submitted landscape plans.

9. Unique features and resources which may constrain site development, such as soils, existing vegetation and historic significance; and

Onsite environmental features will be evaluated to ensure project compliance with relevant performance standards. There are no known onsite occurrences of historic significance.

10. Performance based zoning requirements that may serve as a substitute for or accompany land development regulations in attaining acceptable site design; and,

There are no performance-based zoning requirements being proposed for this site.

11. Industrial uses shall be limited to an intensity of less than or equal to 0.50 floor area ratio for parcels 5 acres or greater, 0.75 floor area ratio for parcels less than 5 acres but greater than 1 acre, and 1.0 floor area ratio for parcels 1 acre or less.

This application proposes ±11,985 square feet of floor area on a ±1.44-acre parcel. This will result in a ±0.19 FAR. Therefore, the proposed use does not exceed the permitted 0.75 FAR, applicable to parcels less than 5 acres but greater than 1 acre.

Policy 2.4.a: Landscaping: General – The City shall require landscaping plans to be submitted with each nonresidential and multiple family residential site plan. The minimum landscaped area shall be 10% of the development site, not inclusive of any designated open space areas. Landscaping designs shall incorporate principles of xeriscaping, where feasible. The City shall develop a list of preferred planting materials to assist in the landscape design. Landscape plans shall include perimeter and internal site landscaping.

Landscaping plans are submitted as part of this site plan application. These plans demonstrate that the 10% minimum landscaped area requirement is met.

Policy 2.5.a: There shall be a minimum of 10% percent open space required. The City shall establish incentives for the provision of open space beyond minimum requirements.

The minimum open space requirement is met by this development.

Transportation Element (TE)

Objective 1.1: Level of Service: The City shall establish a safe, convenient and efficient level of service standard for all motorized and non-motorized transportation systems.

The proposed warehouse facility will not result in a degradation of transportation Level of Service (LOS) standards. According to the January 2022 Development Monitoring Report, there is sufficient capacity on the affected roadway segment(s) to handle the increase in AADT created by the proposed application. Therefore, after build-out of the proposed development, there will continue to be a surplus of available trips. This is demonstrated in detail in the submitted concurrency analysis memorandum.

Community Facilities and Natural Groundwater Recharge Element (CFNGAR)

Policy 1.1.d: The City hereby establishes the following Level of Service standards for sanitary sewer facilities:

b. Quantity: System-wide wastewater collection and treatment will be sufficient to provide a minimum of 250 gallons per day per equivalent residential unit (ERU) on an average annual basis.

The proposed development will have one loading bay, resulting in an increased demand of ±100 gallons per day on the City's sanitary sewer system. This figure is estimated using calculations found in Ch. 62-6.008, Florida Administrative Code (FAC). Per the City of Alachua January 2022 Development Monitoring Report, there is a residual capacity of 642,899 gallons per day for sanitary sewer infrastructure.

Objective 2.1: Continue to ensure satisfactory and economical solid waste service for all City residents, with an emphasis on reuse and recycling.

Policy 2.1.a: The City hereby establishes the following level of service standards for solid waste disposal facilities:

FACILITY TYPE	LEVEL OF SERVICE STANDARD
Solid Waste Landfill	.73 tons per capita per year

The proposed development will allow a net increase of ±11,985 sq. ft. of non-residential uses, resulting in an increased demand of 26.25 tons per year on the City's solid waste system. Per the City of Alachua January 2022 Development Monitoring Report, there is a 50-year build-out capacity for the solid waste disposal facility.

Objective 4.1: Achieve and maintain acceptable levels of service for potable water quantity and quality.

Policy 4.1.c: The City establishes the following level of service standards for potable water:

2. Quantity: System-wide potable water distribution and treatment will be sufficient to provide a minimum of 275 gallons per day per equivalent residential unit (ERU) on an average annual basis.

The proposed development will have one loading bay, resulting in an increased demand of ±100 gallons per day on the City's potable water system. This figure is estimated using calculations found in Ch. 62-6.008, FAC. Per the City of Alachua January 2022 Development Monitoring Report, there is a residual capacity of 798,843 gallons per day for potable water infrastructure.

To: Kathy Winburn, AICP, City of Alachua Planning & Community Dev. Director

From: Seth Wood, Project Planner

Date: ~~January 27, 2022~~ RESUBMITTED March 7, 2022

RE: Pickert Flex Space – Concurrency Analysis

This application is for a ±11,985 sq. ft. warehouse facility on a portion of Alachua County Tax Parcel 03927-005-000. The site is located at the northwest corner of Nano Court and NW 126th Terrace. The onsite Future Land Use (FLU) category is Industrial and the Zoning district classification is Industrial, Light and Warehousing (ILW).

The following analysis estimates potential impacts on City of Alachua public facilities that may result from the proposed development. The following tables include data from the City of Alachua December 2021 Development Monitoring Report, as well as data obtained within the City Comprehensive Plan and Florida Administrative Code (F.A.C.).

Roadways / Transportation

Table 1: Projected Trip Generation

Land Use	ITE Code	Units (KSF)	Daily	AM Peak			PM Peak		
			Total	Total	In	Out	Total	In	Out
Warehouse	150	11.985	64	27	21	6	29	8	21

Source: ITE Trip Generation Manual, 10th Edition

Conclusion: Approval of this application may generate **64** daily vehicle trips. This is not anticipated to negatively impact the adopted LOS for adjacent and nearby roadways, as demonstrated in Table 2.

Per City LDR §2.4.14(H)(2), affected roadways for developments generating 1,000 or fewer external average daily trips (ADT) are all those wholly or partially located within one-half mile of the development's ingress/egress, or to the nearest interesting major street, whichever is greater.

Based on this code provision, affected roadways were determined to be those within one-half mile of the intersection of Progress Boulevard and US 441. The only affected roadway within this one-half mile search was Segment 15, CR 2054 from SR 235 to US 441.

t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470
www.chw-inc.com

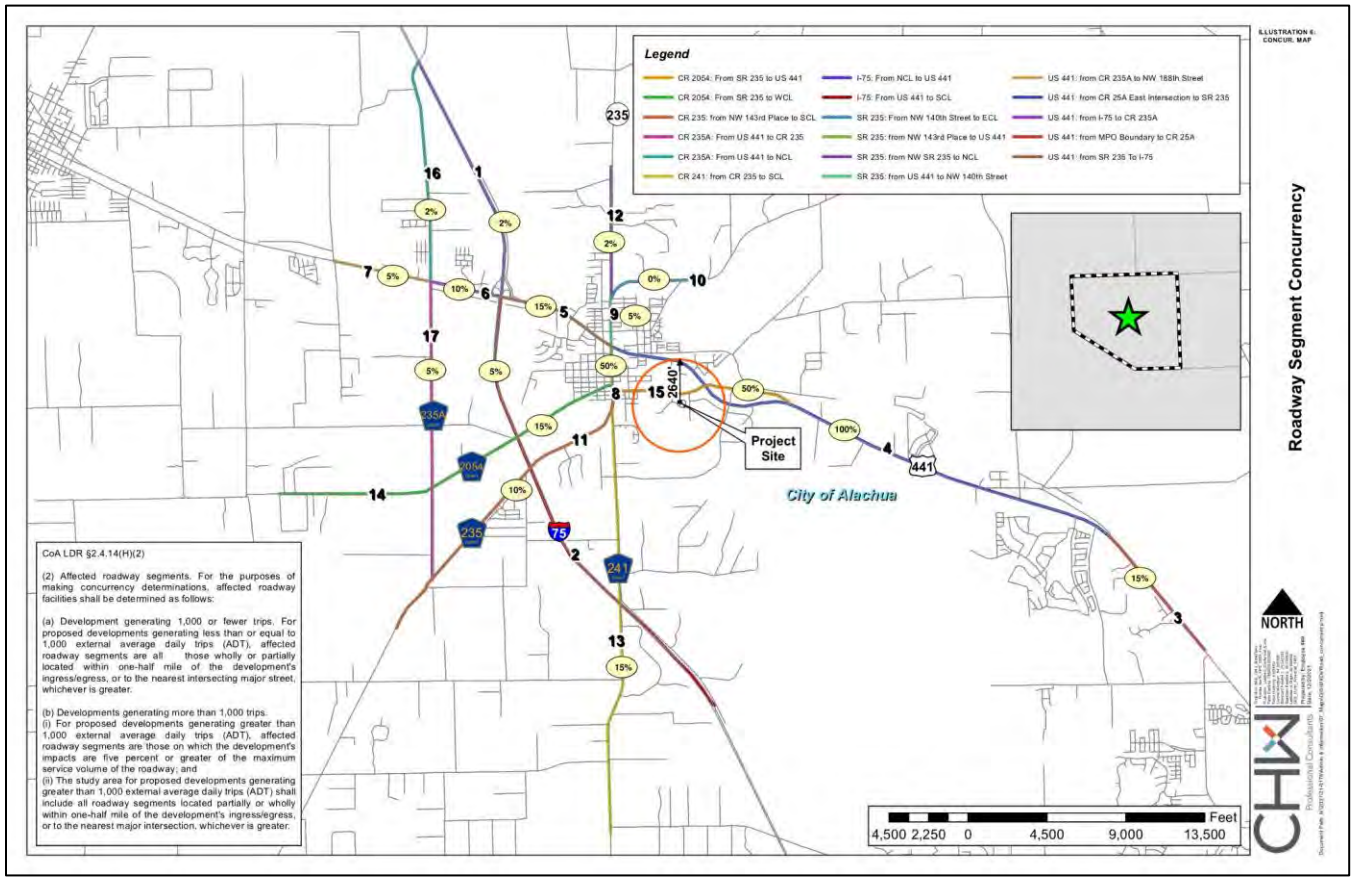


Figure 1: Anticipated Trip Distribution by Roadway Segment

Figure 1 illustrates the anticipated trip distribution. The project site is located at the northwest corner of the Nano Court / NW 126th Terrace intersection. Segments 15 is partially located within one-half mile of the development's ingress/egress.

Table 2: Projected Impacts on Roadways

	AADT	PM
Traffic System Category	Segment 15 CR 2054 SR 235 to US 441	
Maximum service volume[1]	15,120	1,359
Existing Traffic[1]	3,425	325
Reserved Trips[1]	2,115	128
Available Capacity	9,580	906
Projected Trip Generation[2]	32	15
Available Capacity with Application Approval	9,548	891

1. *Source: City of Alachua January 2022 Development Monitoring Report*
2. *Note: Projected trip distribution percentage is estimated to be 50% for Segment 15.*

Conclusion: There is available capacity with this application's approval. Therefore, this development *will not* cause the roadway segments to fall below the LOS standards.

Potable Water/Sanitary Sewer

Table 3: Projected Potable Water Impact

System Category	**Gallons Per Day (GPD)**
Current Permitted Capacity[1]	2,300,000
Less actual Potable Water Flows[1]	1,300,250
Reserved Capacity[1]	200,907
Residual Capacity[1]	798,843
Percentage of Permitted Design Capacity Utilized[1]	65.27%
Projected Potable Water Demand from Proposed Project[2]	100
Residual Capacity after Proposed Project	**798,743**

1. *Source: City of Alachua January 2022 Development Monitoring Report*
2. *Source: Florida Administrative Code 62-6.008 (Table 1).*
   *Formula used: 1 Loading Bay * 100 GPD*

Conclusion: There is residual capacity with this application's approval. Therefore, the proposed development *will not* cause the City's potable water facilities to fall below LOS standards.

Table 4: Projected Sanitary Sewer Impact

System Category	Gallons Per Day (GPD)
Treatment Plant Current Permitted Capacity[1]	1,500,000
Less actual Treatment Plant Flows[1]	677,000
Reserved Capacity[1]	180,101
Residual Capacity[1]	642,899
Percentage of Permitted Design Capacity Utilized[1]	57.14%
Projected Sanitary Sewer Demand from Proposed Project[2]	100
Residual Capacity after Proposed Project	**642,799**

1. *Source: City of Alachua January 2022 Development Monitoring Report*
2. *Source: Florida Administrative Code 62-6.008 (Table 1).*
   *Formula used: 1 Loading Bay * 100 GPD*

Conclusion: There is residual capacity with this application's approval. Therefore, the proposed development *will not* cause the City's sanitary sewer facilities to fall below LOS standards.

Solid Waste

Table 5: Projected Solid Waste Impact

System Category	LBs Per Day	Tons Per Year
Existing Demand[1]	42,296.00	7,719.02
Reserved Capacity[1]	17,754.19	3,240.14
New River Solid Waste Facility Capacity[1]	50 years	
Solid Waste Generated by Proposed Project[2]		**26.25**

1. *Source: City of Alachua December 2021 Development Monitoring Report.*
2. *Source: Sincero and Sincero; Environmental Engineering: A Design Approach. Prentice Hall, New Jersey, 1996.*
   *Formula used: (((12 lbs. / 1,000 sq. ft./day * 11,985 sq. ft.) * 365)/2,000)*

Conclusion: There is available capacity with this application's approval. Therefore, the proposed development *will not* cause the City's solid waste facilities to fall below LOS standards.

Mailed Memorandum

NEIGHBORHOOD MEETING NOTIFICATION

PN 21-0176

Professional Consultants

To: Neighbors of the NW 126th Terrace / Nano Court Intersection

From: Walker Owen, Project Manager

Date: 07 December 2021

RE: Neighborhood Meeting Public Notice

A Neighborhood Meeting will be held to discuss a proposed development plan application to construct a new ±11,999 sq. ft. warehouse building with parking, loading, and other supporting infrastructure. The project site is ±1.37 acres in the City of Alachua, located west of the intersection of NW 126th Terrace and Nano Court (a portion of Alachua County Tax Parcel 03927-005-000).

Date: December 21, 2021

Time: 6:00 p.m.

Location: 11801 Research Drive, Alachua, FL 32615

Contact: Walker Owen, EI
11801 Research Drive
Alachua, FL 32615
(352) 331-1976
Live@CHW-inc.com

This is not a public hearing. The purpose of the neighborhood workshop is to inform the public about the nature of the proposal and seek their comments.

Directions to Attend Meeting: Using your web browser, visit the web address link above. Please note, the link is case-sensitive. For best performance, Google Chrome, Safari, Microsoft Edge, or Mozilla Firefox are recommended. The meeting can also be attended by phone. To attend the meeting by phone, call the call-in number above, and enter the Meeting ID number followed by the pound sign ("#") when prompted.

If you are unable to attend the meeting, please contact CHW using the information above, and we will provide materials after the meeting is held. Comments may also be submitted in writing to the address or email above or by phone at the phone number above.

t: (904) 619-6521 | 8563 Argyle Business Loop, Suite 3, Jacksonville, FL 32244
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470

www.chw-inc.com

NEIGHBORHOOD MEETING NOTIFICATION

PN 21-0176

To: Neighbors of the NW 126th Terrace / Nano Court Intersection

From: Walker Owen, Project Manager

Date: 14 December 2021

RE: Neighborhood Meeting Public Notice

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www.chw-inc.com

Mailing Labels

Linda Dixon, AICP Assistant Director Planning PO Box 115050 Gainesville FL 32611	Michele L. Lieberman County Manager 12 SE 1st Street Gainesville FL 32601	Craig Parenteau FL Department of Environmental Protection 4801 Camp Ranch Road Gainesville FL 32641
President TCMOA 1000 Turkey Creek Alachua FL 32615	Antoinette Endelicato 5562 NW 93rd Avenue Gainesville FL 32653	Dan Rhine 288 Turkey Creek Alachua FL 32615
Tom Gorman 9210 NW 59th Street Alachua FL 32653	Richard Gorman 5716 NW 93rd Avenue Alachua FL 32653	Peggy Arnold 410 Turkey Creek Alachua FL 32615
David Forest 23 Turkey Creek Alachua FL 32615	Jeannette Hinsdale P.O. Box 1156 Alachua FL 32616	Lynn Coullias 7406 NW 126th Ave Alachua FL 32615
Lynda Coon 7216 NW 126 Avenue Alachua FL 32615	Tamara Robbins PO Box 2317 Alachua FL 32616	Bonnie Flynn 16801 NW 166th Drive Alachua FL 32615
Hugh & Jean Calderwood P.O. Box 2307 Alachua FL 32616	Lisia Jenkins P.O. Box 1071 Alachua FL 32616	Shasta Schoellhorn 15907 NW 188th St. Alachua FL 32615

03230-002-001
PETRA HOLDINGS COMPANY LLC
12775 RACHEL BLVD
ALACHUA, FL 32615

03230-002-002
PETRA HOLDINGS COMPANY LLC
12775 RACHEL BLVD
ALACHUA, FL 32615

03230-002-003
ALACHUA COPELAND PARK INVESTMEN
3917 NW 97TH BLVD
GAINESVILLE, FL 32606

03230-002-004
ALACHUA COPELAND PARK INVESTMEN
1449 SW 74TH DR STE 200
GAINESVILLE, FL 32607

03927-000-000
ADC DEVELOPMENT & INVESTMENT GR
PO BOX 238
LAKE BUTLER, FL 32054

03927-001-000
ALCHEM LABORATORIES CORPORATION
13305 RACHAEL BLVD
ALACHUA, FL 32615

03927-003-000
KOOZ PROPERTIES LLC
2627 NW 43RD AT STE 300
GAINESVILLE, FL 32606

03927-004-000
BB&C LLC
14000 NW 126TH TER
ALACHUA, FL 32615

03927-005-000
14100 NW 126TH TERRACE LLC
2504 NW 71ST PL
GAINESVILLE, FL 32653

03927-010-000
O'STEEN BROTHERS INC
1006 SE 4TH ST
GAINESVILLE, FL 32601

03927-013-000
COPELAND INDUSTRIAL PARK OWNERS
PO BOX 969
ALACHUA, FL 32616

03927-014-000
COPELAND INDUSTRIAL PARK OWNERS
PO BOX 969
ALACHUA, FL 32616

03927-015-000
COPELAND INDUSTRIAL PARK OWNERS
PO BOX 969
ALACHUA, FL 32616

03927-016-000
ALCHEM LABORATORIES CORPORATION
13305 RACHAEL BLVD
ALACHUA, FL 32615

03956-010-004
STATE OF FLA IIF
TIITF/UNIVERSITY OF FLORIDA, LIVESTO
3900 COMMONWEALTH BLVD
TALLAHASSEE, FL 32399

03956-010-019
CITY OF ALACHUA
PO BOX 9
ALACHUA, FL 32616

03956-011-000
OLOGY BIOSERVICES HOLDINGS LLC
13200 NANO COURT
ALACHUA, FL 32615

Newspaper Advertisement

PUBLIC NOTICE

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Address: 11801 Research Drive, Alachua, FL, 32615
Phone Number: (352) 331-1976
Email: Live@CHW-inc.com

CHW

Florida Lottery

Results are for tickets sold only in Florida

FLORIDA LOTTO

SATURDAY, DECEMBER 4 6-15-19-30-34-47

DOUBLE PLAY

SATURDAY, DECEMBER 4 10-12-24-27-37-48
To see payouts on games above, visit flalottery.com.

POWERBALL

SATURDAY, DECEMBER 4 ..... 10-40-45-56-67 PB: 2 (x2)
5+PB: $2.75 million (0). Next jackpot: $183M
5 of 5: $1 million (0). 4+PB: $50,000 (2)
4 of 5: $100 (13). 3+PB: $100 (81)
3 of 5: $7 (1,967). 2+PB: $7 (1,614)
1+PB: $4 (15,278). PB: $4 (11,509)

MEGA MILLIONS

FRIDAY, DECEMBER 3 ..... 22-40-48-58-61 MB: 13 (x5)
5+MB: $12 million (0). Next jackpot: $123M
5 of 5: $1 million (0). 4+MB: $10,000 (6)
4 of 5: $500 (13). 3+MB: $200 (36)
3 of 5: $10 (868). 2+MB: $10 (807)

JACKPOT TRIPLE PLAY

FRIDAY, DECEMBER 3 2-5-6-27-37-44
6 of 6: $150,000 (1). 5 of 6: $325 (39)
4 of 6: $25 (1,090). 3 of 6: $7 (18,099)
Combo 10: $10,000 (1). Combo 8: $600 (7)
Combo 9: $50 (326). Combo 7: $20 (480)
Combo 6: $10 (2,561). Combo 5: $6 (4,802)
Combo 4: Free ticket (38,433)

FANTASY 5

SUNDAY, DECEMBER 5 5-13-20-23-36
5 of 5: $85,882.50 (2). 4 of 5: $313 (2,202)
3 of 5: $13 (61,188). 2 of 5: Free ticket (72,701)

PICK 2, 3, 4, 5

MONDAY, DECEMBER 6, MIDDAY
4-6 ..... 2-4-7 ..... 0-3-8-6 ..... 7-5-9-8 (Primary: 6

SUNDAY, DECEMBER 5, EVENING
0-5 ..... 8-4-8 ..... 0-0-7-9 ..... 7-5-4-7 (Primary: 7

CASH4LIFE

SUNDAY, DECEMBER 5 ..... 16-25-31-32-34 CB: 1
No winners of $1,000 a day or week for life
4 of 5+CB: $2,500 (1). 4 of 5: $500 (2)
3 of 5+CB: $100 (48). 3 of 5: $25 (170)
2 of 5+CB: $10 (892). 2 of 5: $4 (13,095)
1 of 5+CB: Free ticket (8,961)

FLORIDA LOTTERY RESULTS: VISIT FLALOTTERY.COM OR CALL 850-921-7529.

BIRTHDAYS

Bluegrass singer **Bobby Osborne** of the Osborne Brothers is 90. Actor **Ellen Burstyn** is 89. Country singer **Gary Morris** is 73. Singer **Tom Waits** is 72. Actor **Priscilla Barnes** ("Three's Company") is 64. Announcer **Edd Hall** ("The Tonight Show With Jay Leno") is 63. Bassist **Tim Butler** of Psychedelic Furs is 63. Actor **Patrick Fabian** ("Better Call Saul") is 57. Actor **Jeffrey Wright** ("Westworld") is 56. Actor **C. Thomas Howell** is 55. Actor **Kimberly Hebert Gregory** ("Kevin (Probably) Saves the World") is 49. Rapper **Kon Artis** of D12 is 47. Singer **Nicole Appleton** of All Saints is 46. Singer **Frankie J** (Kumbia Kings) is 45. Country singer **Sunny Sweeney** is 45.

Attack

Continued from Page 1A

Harbor.

"I could see the pilots. They were that low and close," said Nicholson, 86. "I didn't know at the time they were torpedo planes."

Soon, the walls of the Nicholson family's kitchen would have bullets in them. There would be shrapnel in her front yard.

She still carries a bullet that was lodged into the wall telephone as a memento.

"You need to know your history," she said.

Tuesday marks eight decades since the shocking attack on Pearl Harbor. The date that changed the course of a nation will be marked by about 35 military survivors who plan to gather at multiple events.

When hundreds of Japanese planes bombed American service members and civilians on U.S. soil on Dec. 7 – killing more than 2,400 – America was an "isolated, quiet, withdrawn" nation, said Craig Nelson, author of the 2016 book "Pearl Harbor: From Infamy to Greatness."

The events of that day, dubbed "a date which will live in infamy" by then-President Franklin D. Roosevelt, launched America's involvement in World War II, beginning decades of growing global U.S. influence.

The date will be observed at Hawaii's Pearl Harbor National Memorial with multiple events, including a ceremony for the 429 USS Oklahoma crew members killed in the attack.

Each year, the National Memorial marks Pearl Harbor Remembrance Day by commemorating how "December 7 was a catalyst that led to a changed world." This year, the memorial is focusing on the "long and difficult road to peace" and highlighting "the importance of the peace that brought reconciliation," according to its website.

Ceremonies this week will be the first in-person events to commemorate Pearl Harbor since the start of the COVID-19 pandemic. The National Park Service said it's trying to minimize veterans' potential exposure to the coronavirus. This year, masks are required in all areas regardless of vaccination status, including when social distancing is maintained.

"This year is not going to be as big as years in the past," said Emily Priuett, National Park Service program specialist.

Even with yearly memorials, collective understanding of Pearl Harbor is slipping, Nelson said. In 2021, most Americans probably don't realize how large a shift the attack prompted in culture and society for the individual American, Nelson said.

Smoke rises from the battleship USS Arizona. AP FILE

"If you lived before Pearl Harbor, you would feel more comfortable going back to the Revolutionary War era than you would moving to the era now," Nelson said.

The attack on Pearl Harbor caused Americans to "pull together" to fight fascism, Nelson said. Later in the Cold War, the country waged a global fight against communism. Most recently, the wars in Iraq and Afghanistan further expanded the U.S. military's global reach.

But Nelson and Nicholson said the nation's collective memory of Pearl Harbor and the impact of World War II is fading.

"One soldier that died represents a mom and a dad and a sibling back home," Nicholson said. "I want people to not forget what's happening with those left behind."

She said people were stunned at the bombing of Pearl Harbor in 1941, the same way Americans were shocked and overwhelmed by the 9/11 attacks nearly 60 years later.

But the aftermath of Pearl Harbor is what Nicholson remembers most: hiding at Waipahu sugar plantation, martial law in Hawaii and her family being unable to return to their house on the Waipi'o Peninsula because of the risk of undetonated bombs.

In three decades of work cataloging the stories of Pearl Harbor, Nicholson said she wants people to reconsider the lives of everyone affected by war, including women and children and civilians whose stories she said are more likely to be forgotten.

"I want people to know that war affects everyone," Nicholson said.

TODAY IN HISTORY

Today is Tuesday, Dec. 7, the 341st day of 2021. There are 24 days left in the year.

On this date in:

1787: Delaware became the first state to ratify the U.S. Constitution.

1909: Chemist Leo H. Baekeland received a U.S. patent for Bakelite, the first synthetic plastic.

1917: During World War I, the United States declared war on Austria-Hungary.

1941: The Empire of Japan launched an air raid on the U.S. Navy base at Pearl Harbor in Hawaii as well as targets in Malaya, Hong Kong, Guam, the Philippines and Wake Island; the United States declared war against Japan the next day.

1946: Fire broke out at the Winecoff Hotel in Atlanta; the blaze killed 119 people, including hotel founder W. Frank Winecoff.

1972: America's last moon mission to date was launched as Apollo 17 blasted off from Cape Canaveral.

1982: Convicted murderer Charlie Brooks Jr. became the first U.S. prisoner to be executed by injection, at a prison in Huntsville, Texas.

1987: 43 people were killed after a gunman aboard a Pacific Southwest Airlines jetliner in California apparently opened fire on a fellow passenger, the pilots and himself, causing the plane to crash. Soviet leader Mikhail S. Gorbachev set foot on American soil for the first time, arriving for a Washington summit with President Ronald Reagan.

1988: A major earthquake in the Soviet Union devastated northern Armenia; official estimates put the death toll at 25 thousand.

2001: Taliban forces abandoned their last bastion in Afghanistan, fleeing the southern city of Kandahar.

2004: Hamid Karzai was sworn in as Afghanistan's first popularly elected president.

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PUBLIC NOTICE

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Workshop Presentation

Pickert Flex Space
Development Plan Application

CHW Professional Consultants

City of Alachua
Neighborhood Meeting
December 21, 2021

1

The purpose of the neighborhood meeting:

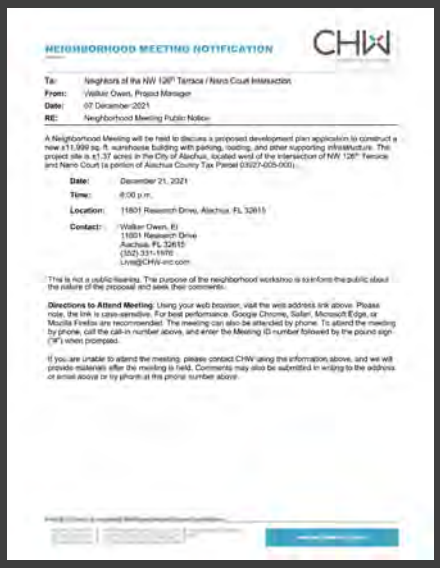
The City of Alachua requires development plan applicants to host a neighborhood meeting *prior* to application submittal.

The purpose is to inform neighbors of the proposed action's nature and to get feedback early in the process.

This meeting provides the applicant with an opportunity to identify concerns prior to the application's submission.

2

PUBLIC NOTIFICATION



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Attack

COMPANY COMING?

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Phone Number: (352) 331-1976
Email: Live@CHW-inc.com

CHW

CHW

21-0176: Pickert Flex Space

3

REQUEST:

- Development Plan Application

21-0176: Pickert Flex Space

4

INTENT:

Obtain site plan approval to construct a new ±11,999 sq. ft. warehouse building with parking, loading, and other supporting infrastructure.

5

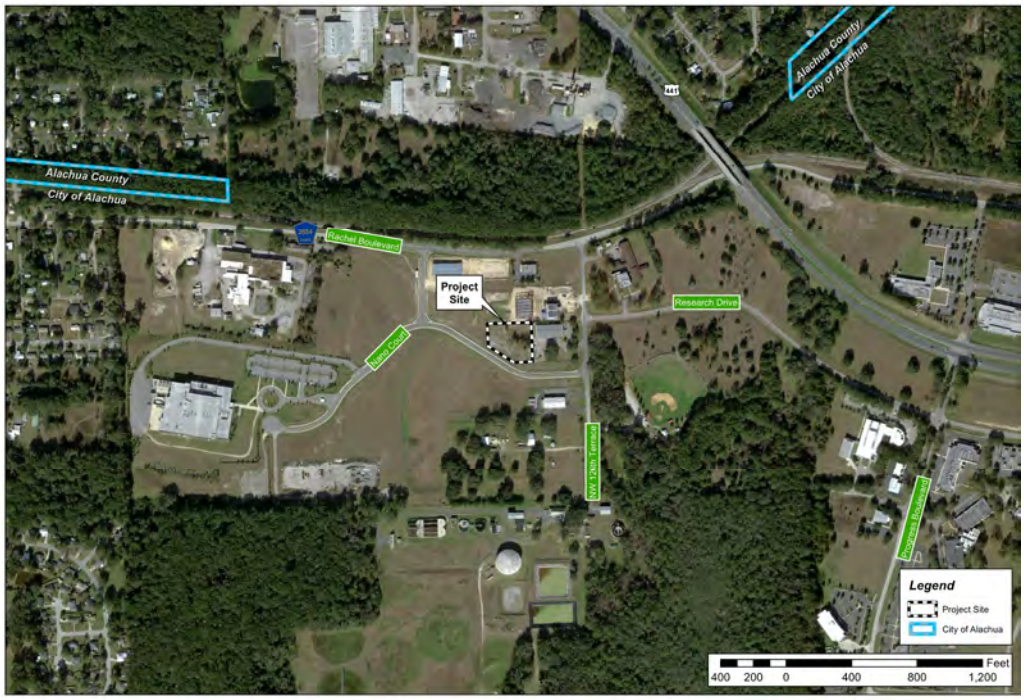
DEVELOPMENT PLAN
ESTIMATED TIMELINE

December 16, 2021	December 21, 2021	December 22, 2021	Dec. 2021- Jun. 2022	Jun. 2022- Jul. 2022 (tentative)
Pre-application meeting City Planning staff	Neighborhood Workshop	Submit Development Plan Application	Staff Review	Approval and Permitting

CHW

6

Context Map



7

Aerial Map

8

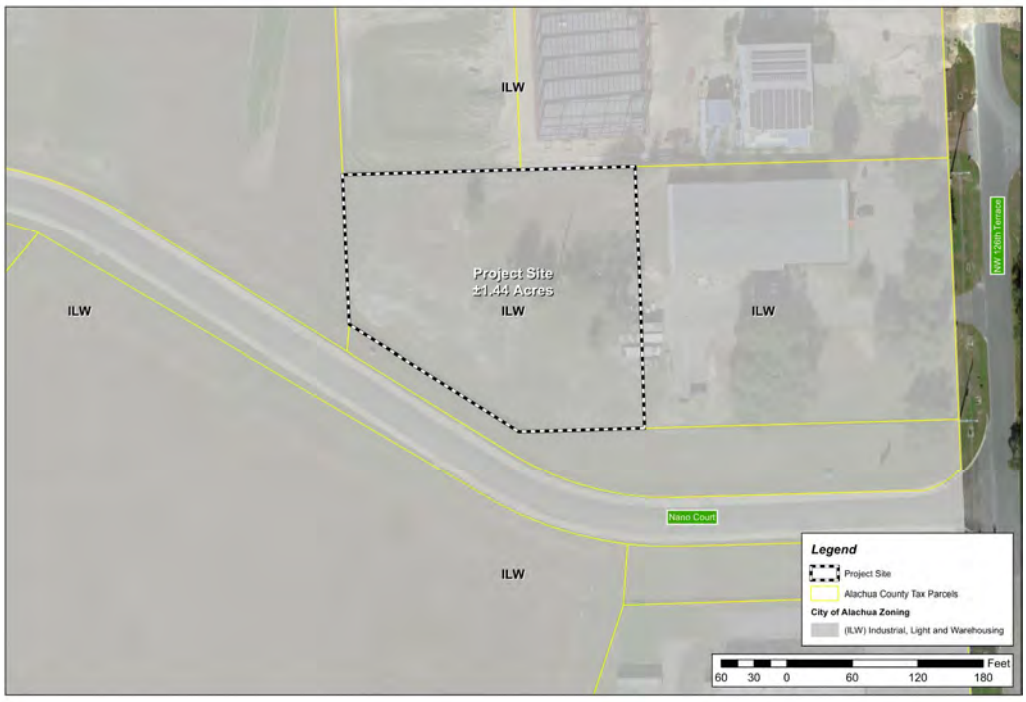
Future Land Use (FLU) Map

FLU: Industrial

9

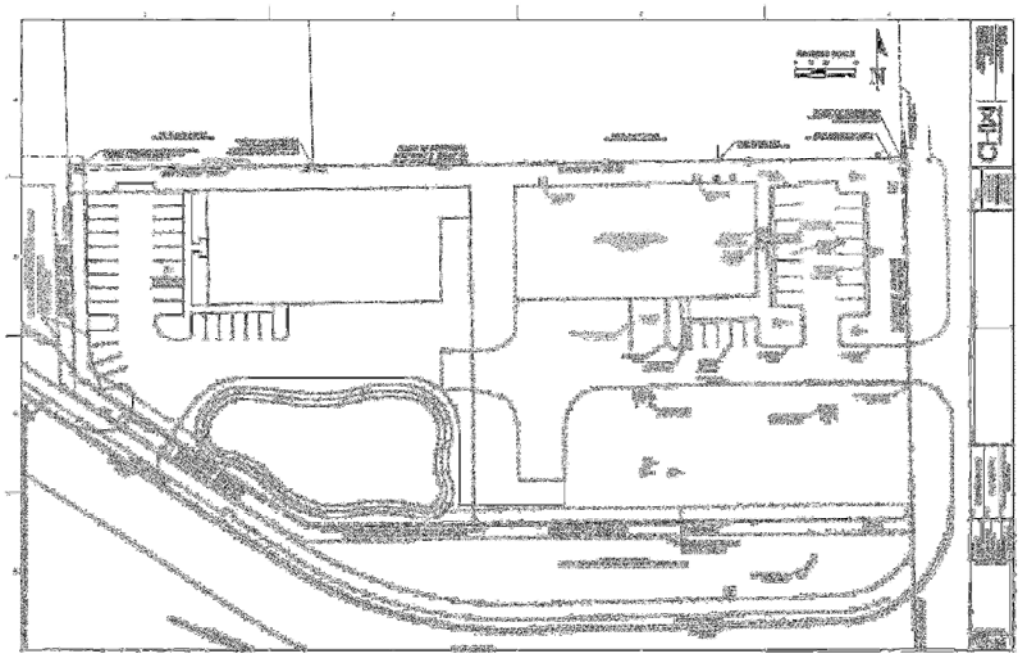
Zoning Map

ZON: (ILW) Industrial, Light and Warehousing



10

Site Plan



11

Contact Information

Address: 11801 Research Drive
Alachua, FL, 32615
Phone: (352) 331-1976
Email: Live@CHW-inc.com

CHW
Professional Consultants

12

Sign-in Sheet

SIGN-IN SHEET

Pickert Flex Space

21-0176

Professional Consultants

Event: Neighborhood Meeting

Date/Time: December 21, 2021 @ 6:00 PM

Place: CHW Alachua Office – 11801 Research Drive, Alachua, FL, 32615

Re: Pickert Flex Space Site Plan Application

	Print Name	**Signature**
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		

t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470

www.chw-inc.com

Workshop Minutes

NEIGHBORHOOD MEETING MINUTES

Foundation Park Phase 2

16-0111

Event:	Neighborhood Meeting
Date/Time:	December 21, 2021 @ 6:00 PM
Place:	11801 Research Drive, Alachua, FL, 32615
Re:	Pickert Flex Space Site Plan Application

CHW (Agent) Attendees: Walker Owen
Public Attendees: 0

CHW hosted the required Neighborhood Meeting and prepared a presentation with the following information: the meeting's purpose; the application's request and intent; the opportunities presented by the project; maps illustrating the site's regulatory and physical characteristics; and an illustration showing the planned site layout. In attendance was one (1) agent for the applicant. No members of the public were in attendance, and thus, the presentation materials were not presented.

The meeting was adjourned at approximately 6:20 p.m.

t: (904) 619-6521 | 8465 Merchants Way, Suite 102, Jacksonville, FL 32222
t: (352) 331-1976 | 11801 Research Drive, Alachua, FL 32615
t: (352) 414-4621 | 101 NE 1st Avenue, Ocala, FL 34470
www.chw-inc.com

AYESHA SOLOMON
ALACHUA COUNTY
PROPERTY APPRAISER
KNOWLEDGEABLE · COMMUNITY FOCUSED · COMMITTED

Parcel Summary

Parcel ID	03927-005-000
Prop ID	15520
Location Address	14100 NW 126TH TER ALACHUA, FL 32615
Neighborhood/Area	PROGRESS CENTER (233223.50)
Subdivision	
Brief Legal Description*	COM SE COR OF NW1/4 OF NE1/4 S 88 DEG 59 MIN 32 SEC W 40 FT N 01 DEG 34 MIN 39 SEC W 710.80 FT N 01 DEG 34 MIN 22 SEC W 400.82 FT POB S 01 DEG 34 MIN 22 SEC E 240.02 FT 89 DEG 09 MIN 52 SEC W 403.95 FT N 57 DEG 02 MIN 36 SEC W 183.57 FT N 01 DEG 44 MIN 38 (Note: *The Description above is not to be used on legal documents.)
Property Use Code	WAREH/DIST TERM (04800)
Sec/Twp/Rng	23-08-18
Tax District	ALACHUA (District 1700)
Millage Rate	22.0463
Acreage	2.880
Homestead	N

View Map

Owner Information

14100 NW 126TH TERRACE LLC
2504 NW 71ST PL
GAINESVILLE, FL 32653

Valuation

	2021 Certified Values	2020 Certified Values	2019 Certified Values	2018 Certified Values	2017 Certified Values
Improvement Value	$417,057	$427,476	$435,545	$552,100	$562,700
Land Value	$188,179	$188,179	$188,179	$188,200	$125,300
Land Agricultural Value	$0	$0	$0	$0	$0
Agricultural (Market) Value	$0	$0	$0	$0	$0
Just (Market) Value	**$605,236**	**$615,655**	**$623,724**	**$740,300**	**$688,000**
Assessed Value	$605,236	$615,655	$623,724	$688,490	$625,900
Exempt Value	$0	$0	$0	$0	$0
Taxable Value	$605,236	$615,655	$623,724	$688,490	$625,900
Maximum Save Our Homes Portability	$0	$0	$0	$51,810	$62,100

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

TRIM Notice

2021 TRIM Notice (PDF)

Land Information

Land Use	Land Use Desc	Acres	Square Feet	Eff. Frontage	Depth	Zoning
4800	WAREHOUSE	2.88	125452.8	0	0	ILW

Building Information

Type	WAREHOUSE STORAGE	**Heat**	01-NONE
Total Area	10,150	**HC&V**	01-NONE
Heated Area	6,750	**HVAC**	01-NONE
Exterior Walls	27-PRE-FINSH METL	**Bathrooms**	
Interior Walls	01-MINIMUM/MASON	**Bedrooms**	
Roofing	01-MINIMUM	**Total Rooms**	1-Rooms
Roof Type	10-STEEL FR/TRUSS	**Stories**	1.0
Frame	05-STEEL	**Actual Year Built**	2001
Floor Cover	04-CONC ABV GRD	**Effective Year Built**	2001

Type	OFFICE LOW RISE	**Heat**	04-ELECTRIC
Total Area	4,441	**HC&V**	04-FORCED AIR
Heated Area	3,248	**HVAC**	03-CENTRAL
Exterior Walls	16-TILE/WD STUCCO	**Bathrooms**	
Interior Walls	05-DRYWALL	**Bedrooms**	
Roofing	12-MODULAR METAL	**Total Rooms**	14-Rooms
Roof Type	10-STEEL FR/TRUSS	**Stories**	2.0
Frame	05-STEEL	**Actual Year Built**	2001
Floor Cover	11-CLAY TILE; 14-CARPET	**Effective Year Built**	2001

Type	SOH MISC	**Heat**	
Total Area	10,927	**HC&V**	
Heated Area		**HVAC**	
Exterior Walls		**Bathrooms**	
Interior Walls		**Bedrooms**	
Roofing		**Total Rooms**	
Roof Type		**Stories**	1.0
Frame		**Actual Year Built**	0
Floor Cover		**Effective Year Built**	2001

Sub Area

Type	Description	Sq. Footage	Year	Quality	Imprv Use	Imprv Use Descr	Value
BAS	BASE AREA	6,750	2001	3	8400	WAREHOUSE STORAGE	$124,272
CAN	CANOPY (NO SIDES)	400	2001	3	8400	WAREHOUSE STORAGE	$1,472
OHA	1.5 WITH ATTIC	3,000	2001	3	8400	WAREHOUSE STORAGE	$82,848

Type	Description	Sq. Footage	Year	Quality	Imprv Use	Imprv Use Descr	Value
BAS	BASE AREA	2,175	2001	3	4900	OFFICE LOW RISE	$109,041
BAS	BASE AREA	1,073	2001	3	4900	OFFICE LOW RISE	$53,793
CAN	CANOPY (NO SIDES)	91	2001	3	4900	OFFICE LOW RISE	$912
UST	UNFINISHED STORAGE	1,102	2001	3	4900	OFFICE LOW RISE	$22,096

Type	Description	Sq. Footage	Year	Quality	Imprv Use	Imprv Use Descr	Value
4240	GUTTER	260	2001		C1	COMM	$611
4641	PATIO 1	50	2001		C1	COMM	$62
4682	PAVING 2	9,846	2001		C1	COMM	$6,154
4820	RAMP	770	2001		C1	COMM	$6,930
5160	SPR SYSTEM	1	2001		C6	COMM	$800

Sales

Sale Date	Sale Price	Instrument	Book	Page	Qualified	Vacant/Improved	Grantor	Grantee	Link to Official Records
5/11/2021	$950,000	WD	4889	1338	01 - EXAMINATION OF DEED	Improved	CV II PARTNERSHIP	14100 NW 126TH TERRACE LLC	Link (Clerk)
5/1/2001	$500,000	WD	2355	2784	Q - QUALIFIED	Improved	* ACOUSTI ENGINEERING CO OF FL	CV II PARTNERSHIP	Link (Clerk)
6/15/2000	$63,400	SD	2296	1975	Q - QUALIFIED	Vacant	* UNIVERSITY OF FL FOUNDATION	* ACOUSTI ENGINEERING CO OF FL	Link (Clerk)

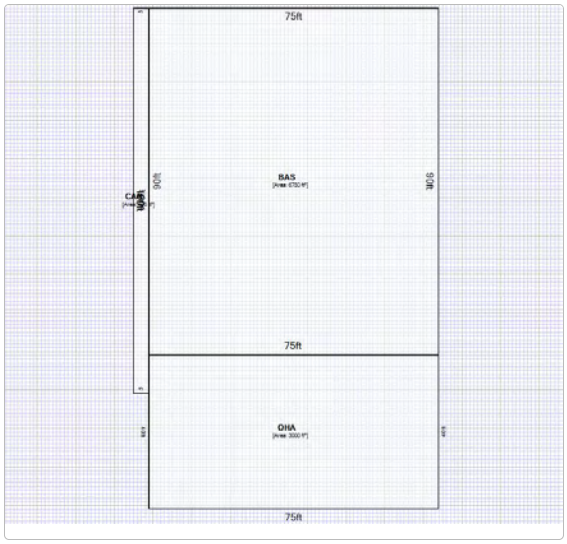
Official Public Records information is provided by the Alachua County Clerk's Office. Clicking on these links will direct you to their web site displaying the document details for this specific transaction.

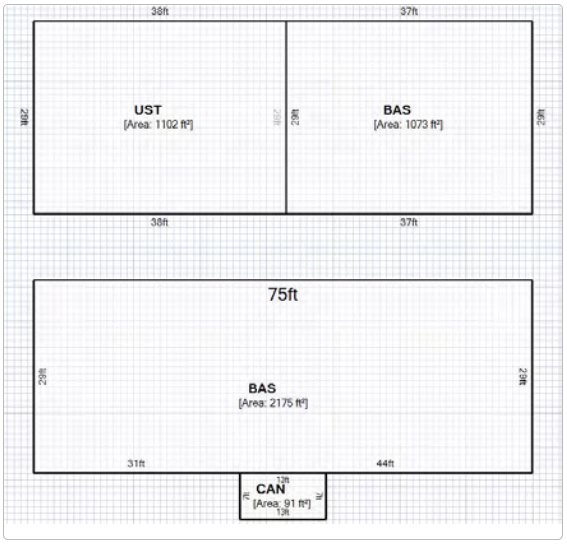
Permits

Permit Number	Type	Primary	Active	Issue Date	Value
7543	OFFICE W/WAREHOUSE	Yes	No	9/14/2000	$282,000

Our permitting information is pulled from the Alachua County Permitting Offices. Permitting information shown here is all the Property Appraiser has on file for this property. Any detailed questions about permits should be directed to the Permitting Offices.

Sketches





Map

Photos

No data available for the following modules: Extra Features.

This web application and the data herein is prepared for the inventory of real property found within Alachua County and is compiled from recorded deeds, plats, and other public records and data. Users of this web application and the data herein are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information. Alachua County Property Appraiser's Office assumes no legal responsibility for the information contained herein.
User Privacy Policy
GDPR Privacy Notice

Last Data Upload: 12/6/2021, 5:23:05 AM

Version 2.3.164

Developed by Schneider GEOSPATIAL

ALATB15081F

John Power TAX COLLECTOR Serving Alachua County

2021 PAID REAL ESTATE 15520

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

ACCOUNT NUMBER	PROPERTY ADDRESS	MILLAGE CODE
03927 005 000	14100 NW 126TH TER	1700

14100 NW 126TH TERRACE LLC
2504 NW 71ST PL
GAINESVILLE, FL 32653

EXEMPTIONS:

SCAN TO PAY ONLINE

AD VALOREM TAXES

TAXING AUTHORITY	MILLAGE RATE	ASSESSED VALUE	EXEMPTION(S)	TAXABLE VALUE	TAXES LEVIED
COUNTY GENERAL	7.8662	605,236	0	605,236	4,760.91
LIBRARY GENERAL	1.0856	605,236	0	605,236	657.04
SCHOOL CAP36 PROJECT	1.5000	605,236	0	605,236	907.85
SCHOOL DISCRNRY & CN	0.7480	605,236	0	605,236	452.72
SCHOOL GENERAL	3.5950	605,236	0	605,236	2,175.82
SCHOOL VOTED	1.0000	605,236	0	605,236	605.24
CHILDREN'S TRUST	0.5000	605,236	0	605,236	302.62
SUWANNEE RIVER WATER MGT DIST	0.3615	605,236	0	605,236	218.79
CITY OF ALACHUA	5.3900	605,236	0	605,236	3,262.22
TOTAL MILLAGE	22.0463			AD VALOREM TAXES	$13,343.21

LEGAL DESCRIPTION

COM SE COR OF NW1/4 OF NE1/4 S 88 DEG 59 MIN 32 SEC W 40 FT N 01 DEG 34 MIN 39 S
See Additional Legal on Tax Roll

NON-AD VALOREM ASSESSMENTS

LEVYING AUTHORITY	UNIT	RATE	AMOUNT
807 BOCC SOLID WASTE MGMT	1.000	@ 521.8700	521.87
550 COUNTY FIRE SERVICES	1.000	Varies	780.42
NON-AD VALOREM ASSESSMENTS			$1,302.29

PAY ONLY ONE AMOUNT.

COMBINED TAXES AND ASSESSMENTS	$14,645.50

IF PAID/POSTMARKED BY PLEASE PAY	Feb 28, 2022 $0.00				

Please Retain this Portion for your Records. Receipt Available Online.

JOHN POWER, CFC
ALACHUA COUNTY TAX COLLECTOR

2021 PAID REAL ESTATE 15520
NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS

PLEASE PAY IN U.S. FUNDS TO JOHN POWER, TAX COLLECTOR • P.O. Box 44310 • Jacksonville, FL 32231-4310

ACCOUNT NUMBER	PROPERTY ADDRESS
03927 005 000	14100 NW 126TH TER

14100 NW 126TH TERRACE LLC
2504 NW 71ST PL
GAINESVILLE, FL 32653

PAY ONLY ONE AMOUNT

IF PAID/POSTMARKED BY	PLEASE PAY
☐ Feb 28, 2022	$0.00
☐	
☐	
☐	
☐	

WANT TO RECEIVE YOUR BILL ELECTRONICALLY NEXT YEAR? VISIT www.AlachuaCollector.com AND SIGN UP FOR E-BILLS!

Receipt # 21-0108836 $14,499.04 Paid 02/18/2022

LEGAL DESCRIPTION

DATE: December 6, 2021
CLIENT: 14100 NW 126th Terrace, LLC
PROJECT NAME: Pickert Flex Space
PROJECT NO: 21-0176
DESCRIPTION FOR: 03297-005-000

(PER CHICAGO TITLE INSURANCE COMPANY TITLE COMMITMENT ORDER NO. 9219510, DATED FEBRUARY 11, 2011)

A TRACT OF LAND SITUATED IN THE N.W. QUARTER OF THE N.E. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A NAIL AND DISK AT THE SOUTHEAST CORNER OF THE AFOREMENTIONED N.W. QUARTER (1/4) OF THE N.E. QUARTER (1/4) OF SECTION 23 FOR THE POINT OF REFERENCE AND RUN S.88°59'32"W., ALONG THE SOUTH LINE OF SAID N.W. 1/4 OF THE N.E. 1/4, A DISTANCE OF 40.00 FEET TO A FOUND CONCRETE MONUMENT (PRM LS #3456) ON THE WESTERLY RIGHT OF WAY LINE OF N.W. 26TH TERRACE (80 FOOT RIGHT OF WAY); THENCE RUN N.01°34'39"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 710.80 FEET TO A FOUND REBAR AND CAP (SAPP LS 4948); THENCE RUN. N.01°34'22"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 400.82 FEET TO A FOUND CONCRETE MONUMENT (NO IDENTIFICATION) AND THE POINT OF BEGINNING; THENCE RUN S.01°34'22"E., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 240.02 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN S.89°09'52"W., A DISTANCE OF 403.95 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN N.57°02'36"W., A DISTANCE OF 183.57 FEET TO BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 10.00 FEET SOUTHEASTERLY ALONG THE LAST CALL AND 5.00 FEET NORTHERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.01°44'38"W., A DISTANCE OF 137.92 FEET TO A BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 5.00 FEET SOUTHERLY ALONG THE LAST CALL AND 5.00 FEET EASTERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.89°09'52"E., A DISTANCE OF 555.61 FEET TO THE AFOREMENTIONED POINT OF BEGINNING.

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 3337394 2 PG(S)
5/14/2021 10:15 AM
BOOK 4889 PAGE 1338
J.K. JESS IRBY, ESQ.
Clerk of the Court, Alachua County, Florida
ERECORDED Receipt # 1013541
Doc Stamp-Mort: $0.00
Doc Stamp-Deed: $6,650.00
Intang. Tax: $0.00

Prepared by and return to:
Lippes Mathias Wexler Friedman LLP
10151 Deerwood Park Blvd.
Bldg 300, Suite 300
Jacksonville, Florida 32256

Property Appraiser's ID #: 03927-005-000

WARRANTY DEED

This Warranty Deed is executed this 12TH day of May, 2021, by CV II PARTNERSHIP LLP, a Florida limited liability partnership ("Grantor") whose post office address is 4656 34th Street SW, Orlando, Florida 32811 to 14100 NW 126th Terrace LLC, a Florida limited liability company ("Grantee") whose post office address is 2504 NW 71ST Place, Gainesville, Florida 32653.

"Grantor" and "Grantee" are used for singular or plural, as context requires.

Witnesseth, that Grantor, for the sum of $10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Grantee the following described property:

A TRACT OF LAND SITUATED IN THE N.W. QUARTER OF THE N.E. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST, ALACHUA COUNTY, FLORIDA. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A NAIL AND DISK AT THE SOUTHEAST CORNER OF THE AFOREMENTIONED N.W. QUARTER (1/4) OF THE N.E. QUARTER (1/4) OF SECTION 23 FOR THE POINT OF REFERENCE AND RUN S.88°59'32"W., ALONG THE SOUTH LINE OF SAID N.W. 1/4 OF THE N.E. 1/4, A DISTANCE OF 40.00 FEET TO A FOUND CONCRETE MONUMENT (PRM LS #3456) ON THE WESTERLY RIGHT OF WAY LINE OF N.W. 26th TERRACE (80 FOOT RIGHT OF WAY); THENCE RUN N.01°34'39"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 710.80 FEET TO A FOUND REBAR AND CAP (SAPP LS 4948); THENCE RUN. N.01°34'22"W., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 400.82 FEET TO A FOUND CONCRETE MONUMENT (NO IDENTIFICATION) AND THE POINT OF BEGINNING; THENCE RUN S.01°34'22"E., ALONG SAID WESTERLY RIGHT OF WAY LINE, A DISTANCE OF 240.02 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN S.89°09'52"W., A DISTANCE OF 403.95 FEET TO A SET REBAR AND CAP (PSM 5137); THENCE RUN N.57°02'36"W., A DISTANCE OF 183.57 FEET TO BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 10.00 FEET SOUTHEASTERLY ALONG THE LAST CALL AND 5.00 FEET NORTHERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.01°44'38"W., A DISTANCE OF 137.92 FEET TO A BOUNDARY CORNER (SAID BOUNDARY CORNER MARKED WITH WITNESS CORNERS (REBAR AND CAPS PSM 5137) SET AT 5.00 FEET SOUTHERLY ALONG THE LAST CALL AND 5.00 FEET EASTERLY ALONG THE NEXT CALL TO AVOID THE SANITARY SEWER MANHOLE STRUCTURE OBSTRUCTION); THENCE RUN N.89°09'52"E., A DISTANCE OF 555.61 FEET TO THE AFOREMENTIONED POINT OF BEGINNING.

This conveyance is subject to easements, restrictions, reservations, and limitations of record, if any, **and together with** all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, to have and to hold the same in fee simple forever.

And, Grantor hereby covenants with Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good right and lawful authority to sell and convey said land; that Grantor hereby fully warrants the title to said land; and that Grantor will defend the same against

the lawful claims of all persons whomever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2020.

In Witness Whereof, Grantor has signed and sealed these presents the day and year above written.

Signed, sealed and delivered as to all Grantor in the presence of:

CV II PARTNERSHIP LLP, a Florida limited liability partnership

By: _____
Robert A. Crozier, Authorized Signatory

_____
Signature of Witness 1

Cassy Simmons
Print Name of Witness 1

_____
Signature of Witness 2

Christopher Robertson
Print Name of Witness 2

State of Florida
County of ~~Lee~~ Orange

The foregoing instrument was acknowledged before me by means of ✓ physical presence or ___ online notarization, this 11 day of May, 2021 by Robert A. Crozier, Authorized Signatory of CV II Partnership, a Florida limited liability partnership ✓ who is personally known to me or who has produced _____ as identification.

(SEAL)

ELIZABETH C. FOSBINDER
MY COMMISSION # GG 153719
EXPIRES: December 13, 2021
Bonded Thru Notary Public Underwriters

Elizabeth C. Fosbinder
Notary Public
My Commission Expires: 12.13.21

PROJECT NAME:	Pickert Flex Space	
PROJECT No.:	21-0176	4:37 PM
FILE PATH:	N:\2021\21-0176\Departments\04_Engineering\01_Regulatory Permitting\Utilities\Meter Sizing\	

ADF and ADF METER SIZING CALCULATIONS

Fixture Type	Quantity	Fixture Value (60 psi)	Total Fixture Value
Water closet (Tank Valve)	2	4	8
Lavatory	2	1.5	3
Service Sink	3	4	12
Double Water Cooler	1	5	5
		Total	**28**

Peak Flow per AWWA M22 Manual Table 4-2.	39.0	gpm
Meter size per AWWA M22 Manual Table 6-1	1	inch

Use 1" Meter with 1" RPZ Backflow Preventer

Daniel Young, FL P.E. No. 70780

Date

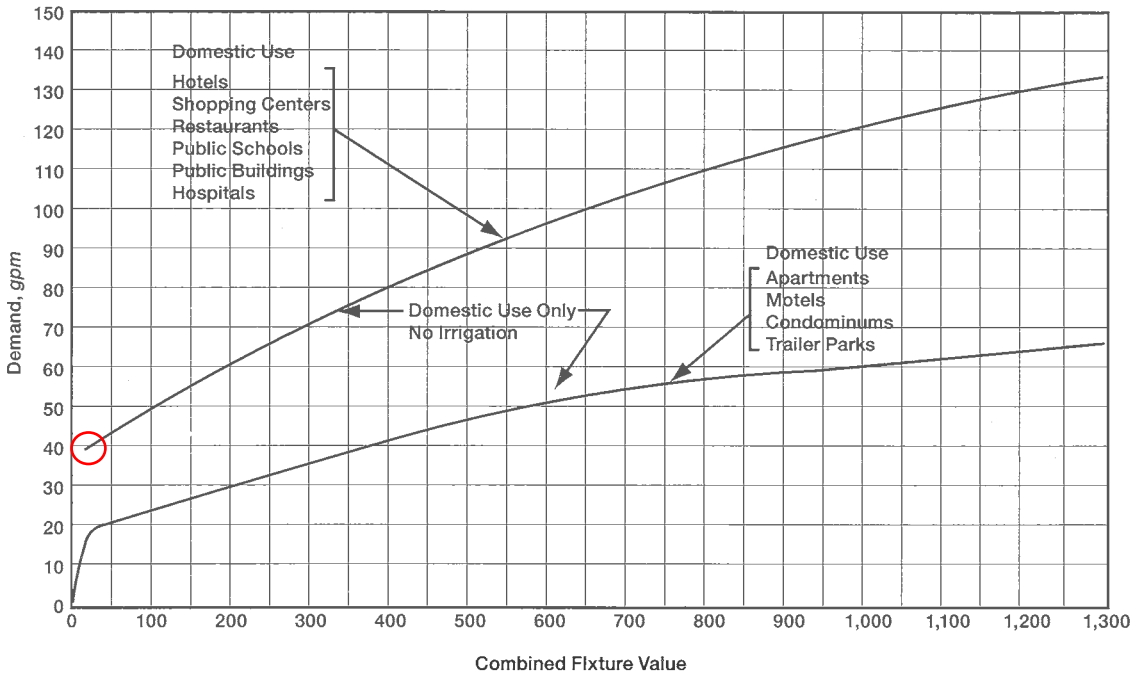


Figure 4-2 Water-flow demand per fixture value—enlarged scale from Figure 4-1

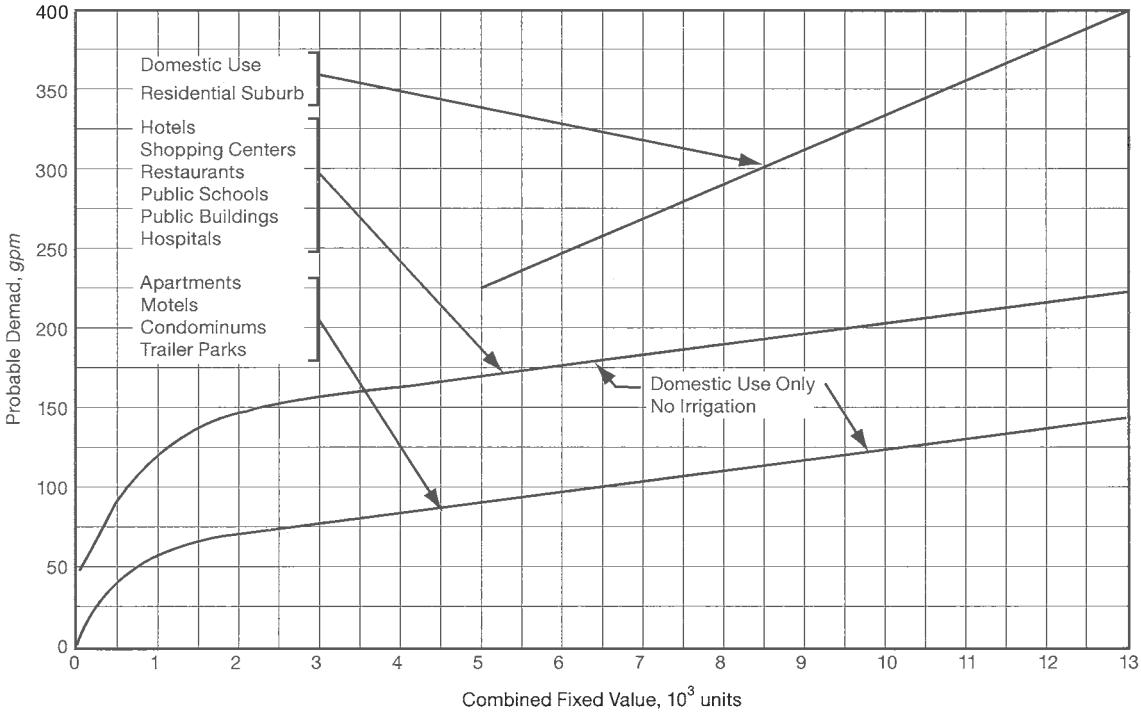


Figure 4-3 Water-flow demand per fixture value

Table 4-3 Example of fixture value adjustment for pressure (based on Figure 4-6)

Kitchen Faucet Fixture Value Adjustment			
Residual Pressure at Fixture Outlet, *psi*	Baseline Flow Rate at 60 *psi*	Actual Flow Rate at Residual Pressure (Fixture Value)	Pressure Adjustment Factor
15	1.8	1.0	0.56
20	1.8	1.1	0.61
25	1.8	1.2	0.67
30	1.8	1.3	0.72
35	1.8	1.4	0.78
40	1.8	1.5	0.83
50	1.8	1.7	0.94
60	1.8	1.8	1.00
70	1.8	1.8	1.00
80	1.8	1.8	1.00

Table 6-1 AWWA meter standards

Meter	Minimum Flow Rate, *gpm*	Low-Normal Flow Rate, *gpm*	Change-over Range (Compound Meters)	High-Normal Flow Rate, *gpm*	Maximum Flow Rate *gpm*	Head Loss at Maximum Flow, *psi*
Positive displacement						
½ in.	0.25	1	N/A	7.5	15	15
⅝ in.	0.25	1		10	20	15
¾ in.	0.50	2		15	30	15
1 in.	0.75	3		25	50	15
1½ in.	1.50	5		50	100	15
2 in.	2.00	8		80	160	15
Multijet						
⅝ in.	0.25	1	N/A	10	20	15
¾ in.	0.50	2		15	30	15
1 in.	0.75	3		25	50	15
1½ in.	1.50	5		50	100	15
2 in.	2.00	8		80	160	15
Turbine class II						
1½ in.	N/A	4	N/A	90	120	7
2 in.		4		160	190	7
3 in.		8		350	435	7
4 in.		15		650	750	7
6 in.		30		1,400	1,600	7
8 in.		50		2,400	2,800	7
10 in.		75		3,500	4,200	7
12 in.		120		4,400	5,300	7
16 in.		200		6,500	7,800	7
20 in.		300		10,000	12,000	7
Compound class II						
2 in.	0.25	1	13	80	160	15
3 in.	0.50	2	15	175	350	15
4 in.	0.75	3	18	300	600	15
6 in.	1.50	5	20	675	1,350	15
8 in.	2.00	16	35	900	1,600	15
Fire service, type II—compound						
3 in	* see note	2	30	250	350	12
4 in.		4	40	400	700	12
6 in.		5	90	900	1,600	12
8 in.		8	150	1,600	2,800	12
10 in.		8	200	2,200	4,400	12

Source: Data are drawn from AWWA Standards C700, C701, C702, C703, C704, C708, C710, C712, C713, and C714, latest revision.

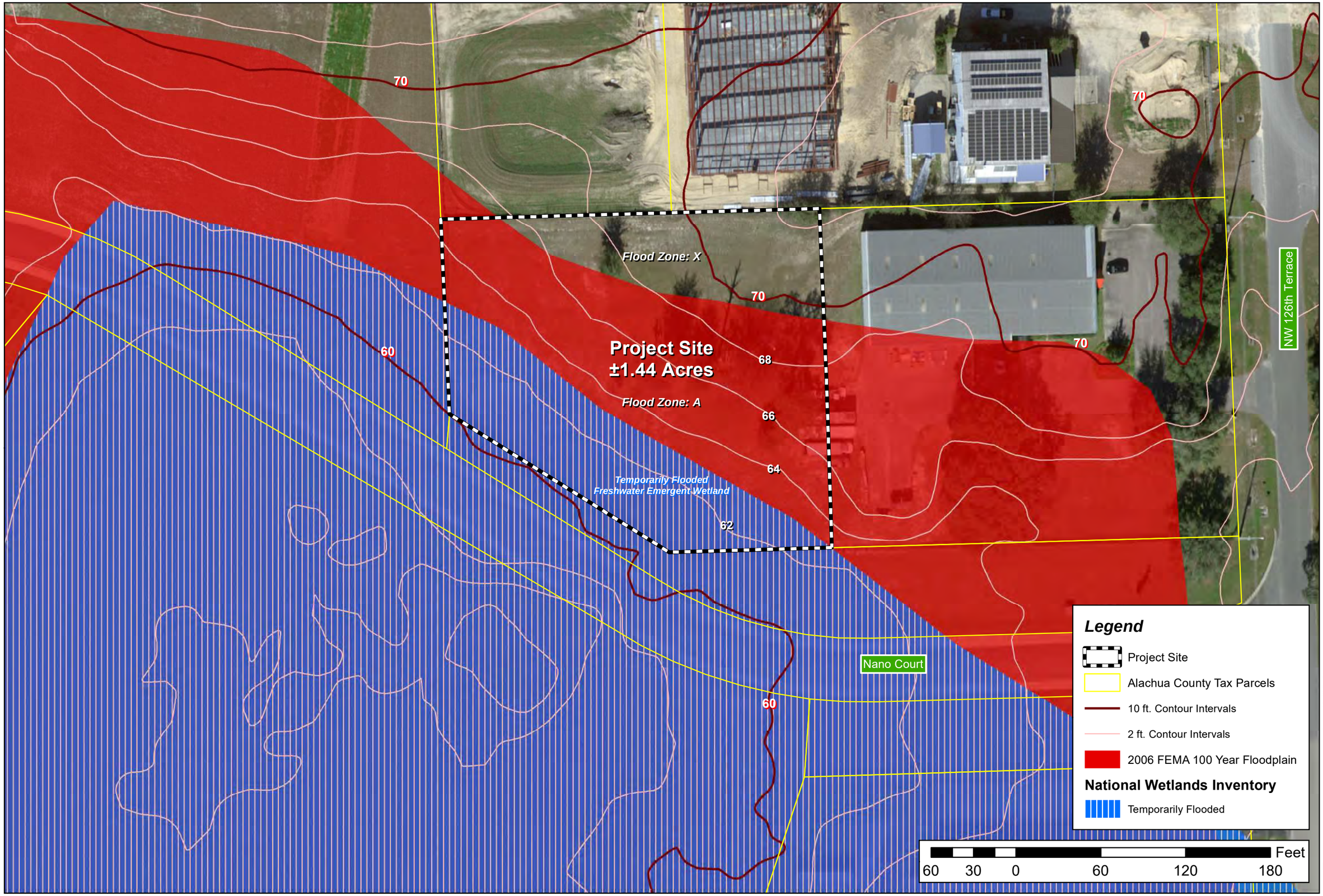
N/A = not applicable.

* Minimum flow rate is per the applicable AWWA standard for the bypass meter employed.

(Table continued on next page.)

ILLUSTRATION 4:
ENV MAP

Alachua County Tax Parcel # 03927-005-000
Alachua, FL



Professional Consultants

Projection: NAD_1983_StatePlane_Florida_North_FIPS_0903
Projection: Lambert_Conformal_Conic
False Easting: 656166.000000
False Northing: 0.000000
Central Meridian: -84.500000
Standard Parallel 1: 29.583333
Standard Parallel 2: 30.750000
Latitude Of Origin: 29.000000
GCS_North_American_1983

Prepared by: Employee 534
Date: 4/7/2021

Document Path: N:\2021\21-0176\Admin & Information\07_Maps\GIS\MXDs\4.mxd

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Stormwater Management System Report

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CHW
Professional Consultants

Engineer's Certification Statement

I hereby certify that the design of the stormwater management system for the project known as Pickert Flex Space has been designed substantially in accordance with the City of Alachua and Suwannee River Water Management District applicable rules and criteria.

Daniel H. Young, FL PE No. 70780

Date

Causseaux, Hewett, & Walpole, Inc – Certificate of Authorization No. 0005075
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Appendices

A. Drainage Calculations and Computer Model Output

B. Operation and Maintenance Requirements and Erosion and Sedimentation Control Requirements

C. Geotechnical Report

Introduction

The Pickert Flex Space Project proposes the construction of a ±11,985 sf flex space building, associated parking, utility infrastructure, and stormwater management system to accommodate the newly constructed impervious area. The project site consists of ±2.88 acres and is partially developed with the existing Acousti Engineering building located on the eastern portion of the property. According to the Alachua County Property Appraiser, the project is located in Section 23, Township 8 South, Range 18 East on tax parcel #03927-005-000. The parcel is owned by 14100 NW 126th Terrace LLC. The site is currently not permitted with the SRWMD. Figure 1 provides a Location Map and Figure 2 depicts the site on a portion of the Alachua USGS quadrangle map.

Refer to the accompanying engineering plans for details about the proposed construction.

Design Criteria

The design criteria for the proposed Stormwater Management Facility is based upon the criteria set forth by the City of Alachua (CoA) and Suwannee River Water Management District (SRWMD) for dry retention system design in a closed watershed. The criteria met by this report are:

1. Provide Water Quality Treatment Volume (WQTV) – The minimum stormwater treatment volume shall be the runoff from the first 2.0 inches of rainfall from the design storm (SRWMD). WQTV must be recovered within 72 hours (SRWMD).

2. Provide Discharge Rate and Volume Attenuation – Attenuate the post-development peak discharge rates and volumes to be less than the pre-development peak discharge rates and volumes for the 100 year - 1 hour, 100 year - 2 hour, 100 year - 4 hour, 100 year - 8 hour, 100 year - 24 hour, 100 year - 72 hour, 100 year - 168 hour, and 100 year - 240 hour storm events (SRWMD and CoA).

3. Provide Volume Recovery – Retention systems must have one-half of the total volume available within 7 days following the end of the design storm event, and the total volume must be recovered within 30 days following the end of the storm event. Alternatively, if recovery requirements cannot be met, back-to-back storms can be routed through the system (SRWMD).

4. Freeboard - Retention ponds shall have a freeboard of 1 foot above the maximum stage in order to function properly during storms greater than the design storm (SRWMD).

The City of Alachua and the SRWMD require that best management practices (BMPs) be employed to control erosion and sedimentation and an operation and maintenance entity be established.

Site Characteristics

Physical characteristics of the site are described in the following sections. Additional details are provided in the accompanying Engineering plans.

Site Topography

In present condition, the eastern half of the project site is developed and consists of the Acousti Engineering building and associated parking area. The western portion of the site is undeveloped and consists primarily of grassy open space with several trees located on site. During site visits, two areas were identified that are currently being utilized as dirt truck parking areas. These areas have been hatched in Figure 6. Based on aerial photos and two site visits, the majority of the site cover is described as 'Fair' (having 50% to 75% grass coverage per USDA TR-55). Several areas on site are described as 'Poor' (having less than 50% grass coverage per USDA TR-55). Areas in 'Poor' ground condition were measured in AutoCAD using FDOT Aerial Imagery. Site topography ranges in elevation from a high of ±72 at the northern edge of the property to a low of ±60 feet at the southwest portion of the site. The western portion of the site where the development is proposed generally slopes toward the southwest corner of the site.

Pre-Development Drainage

In pre-development, the site consists of a single drainage basin, Pre DA-1, which is ±1.14 acres in size. Stormwater runoff from Pre DA-1 flows to the southwest toward Nano Ct. to an existing depressional area which stages up until reaching the existing inlet located at the southwest corner of the project site. Runoff is conveyed from the existing inlet beneath Nano Ct. into the existing stormwater facility located on the south side of Nano Ct.

Curb & gutter and sidewalks were added to Nano Ct. in 2013. When this work was performed, the existing ditch bottom inlets adjacent to the project were converted to curb inlets. Ex. Inlet 2 was fully converted to a curb inlet, which prevents runoff from the site from entering the storm drain system at this location. This conversion created an isolated depressional area which stages up until it 'pops off' into Ex. Inlet 1, which remained as a ditch bottom inlet behind the new sidewalk. This depressional area did not exist in the original design or construction of Nano Court. Therefore, it is proposed to be removed by this project.

Refer to Figure 6 for a pre-development drainage map.

Based on Figure 5, the majority of the site lies within FEMA flood zone A. This was addressed during the design of Copeland Park, which was permitted in under SRWMD ERP99-0337M (Issued August 11,2004). Copeland Park SMF-1 was designed to provide compensatory volume and modify the boundaries of FEMA flood zone A to be contained within the limits of SMF-1. Therefore, no floodplain is understood to be located on the site.

Post-Development Drainage

In post-development, the site consists of a single drainage basin, Post DA-1, which is ±1.14 acres in size and identical to Pre DA-1. Post DA-1 includes the footprint of the proposed development. Stormwater runoff from this watershed will be routed directly to SMF-1 via sheet flow, shallow concentrated flow, and a pipe conveyance system. SMF-1 includes an outfall structure that will intercept an existing storm sewer pipe on site, which conveys runoff into the existing stormwater facility south of Nano Ct. The receiving stormwater facility is the same as in pre-development conditions.

A slotted manhole lid will be added to Ex. Manhole 1 to mimic the pre-development drainage condition with the original ditch bottom inlets. The isolated depressional area present in pre-development conditions has been divided into two smaller areas. The area northwest of the driveway connection will stage up until 'popping off' into Ex. Inlet 1. The area southeast of the driveway connection will stage up until 'popping off' into modified Ex. Manhole 1.

Refer to Figure 7 for information on the post-development drainage patterns. Refer to Appendix A and the accompanying engineering plans for additional details about the proposed stormwater management system.

A FEMA LOMA will be processed following construction of the site to update the floodplain limits.

Soils Information

The National Resource Conservation Service (NRCS) Soil Survey for Alachua County describes the near surface soil profile as consisting of Millhopper Sand (0 to 5 percent slopes) with a hydrologic soil group rating of 'A'. Refer to Figure 4 for the NRCS Soils Map.

A site-specific soils investigation was conducted by GSE Engineering & Consulting, Inc. on December 2, 2021 in association with the Pickert Flex Space Project. Based on the Summary Report of the Geotechnical Site Exploration, the following design parameters were determined and applied in the stormwater management facility calculations for proposed SMF-1. Refer to Appendix C for further details.

Proposed SMF-1

- Average elevation of ground at pond borings: 61.70' (NAVD88)
- Base of mobilized aquifer: 5 ft bls
- Unsaturated vertical infiltration rate: 9 ft/day (After Factor of Safety = 2)
- Horizontal hydraulic conductivity: 12.5 ft/day (After Factor of Safety = 2)
- Fillable porosity: 25%
- Average seasonal high groundwater table: 4 ft bls

Drainage Analysis

SMF-1 has been designed to provide retention of the required WQTV and maintain or reduce pre-development flow rates and volumes for the 100 year-1 hour, 100 year-2 hour, 100 year-4 hour, 100 year – 8 hour, 100 year – 24 hour, 100 year – 72 hour, 100 year – 168 hour, and 100 year – 240 hour storm events. Additionally, SMF-1 has been designed to have one-half of the total volume available within 7 days following the end of each design storm event and the total volume available within 30 days following the end of each design storm event.

SMF-1 is proposed along the southern boundary of the site. SMF-1 is designed to discharge via outfall structure to an existing pipe located under the basin. Stormwater runoff from the existing Acousti Engineering building and parking lot discharge to a drainage inlet located upstream of the described pipe. The outfall is connected to a pipe conveyance system which ultimately discharges into the existing stormwater management system on the south side of Nano Ct. Pipe calculations were performed to estimate a tailwater condition, verify capacity within the existing system, and ensure positive drainage from SMF-1. These calculations are located in Appendix A.

A pre-development model was constructed to determine the runoff rates and volumes generated by the existing site. A post-development model was constructed to determine the runoff rates and volumes discharged through the proposed SMF-1 outfall structure in post-development. Modeling results were analyzed and compared to ensure that post-development runoff rates and volumes do not exceed those observed in pre-development. Additionally, results were analyzed to ensure that SMF-1 provides proper freeboard and recovery following each storm event.

Please refer to Appendix A for detailed information, routing results, and hydraulic calculations.

Analysis Methodology

The drainage analysis was conducted using the computer program ICPR v3.10 to generate runoff hydrographs and route the runoff hydrographs through the proposed stormwater management system with a groundwater mounding analysis. The required storm events were analyzed using SRWMD rainfall amounts for Alachua County (FDOT Zone 5) and FDOT distributions for the pre and post-development watersheds.

Unit Hydrograph Parameters

Unit hydrograph parameters required for the drainage analysis include run-off curve number (CN), time of concentration (T_c), and drainage area.

Values used in the Analysis are summarized as follows:

Pre DA-1:

Watershed Area =	1.14 AC.
Undeveloped Open Space (Fair, Type 'A' Soil) =	0.83 AC.
Undeveloped Open Space (Poor, Type 'A' Soil) =	0.23 AC.
Existing Dirt Parking =	0.04 AC.
Existing Impervious Area =	0.04 AC.

CN = 55
T_c = 10 min.

Post DA-1 :

Watershed Area =	1.14 AC.
Lawn (Good, Type 'A' Soil) =	0.13 AC.
Proposed Impervious Area =	0.84 AC.
SMF-1 =	0.16 AC.

CN = 91
T_c = 10 min.

Pond Storage

Stage-storage values for proposed SMF-1 are provided in Appendix A.

Water Quality Treatment Volume

Per SRWMD, the required WQTV for a dry retention system is the runoff from 2.0 inches of rainfall from the design storm calculated using the rational method. Per the City of Alachua, the minimum required WQTV shall be the first 0.5 inches of runoff over the drainage area. To determine the WQTV in SMF-1, calculations were performed using the SRWMD and City of Alachua methodologies for the Post DA-1 watershed. The results are summarized in Table 1 below. A detailed WQTV calculation has been provided in Appendix A.

Table 1: Post-Development Water Quality Treatment

Basin ID	Required SRWMD (cf)	Required COA (cf)	Provided (cf)	Recovery (hrs)
SMF-1	7,194	2,068	7,194	< 24

Run-off and Facility Routing Results

Routing results are summarized below in Tables 2 & 3. Table 2 provides peak stage and recovery times for proposed SMF-1. Table 3 compares pre-development discharge rates and volumes to post-development discharge rates and volumes. Post-development discharge rates and volumes were less than or equal to those observed in pre-development for all design storm events.

Total pre and post-development runoff volumes were recorded using node time series and min/max reports generated by ICPR v3.10. A node labeled "Outlet" was used in both the pre and post-development models to monitor discharge rates and volumes. In the pre-development model, the "Outlet" node was used to determine the total discharge rates and volumes generated by the contributing watershed (Pre DA-1). In the post-development model, the "Outlet" node represents a point downstream of SMF-1. The "Outlet" inflow rates and volumes correspond to the flow rates and volumes discharged through the SMF-1 outfall structure for each design storm.

Detailed pre and post-development node diagrams, input reports, and modeling results have been provided in Appendix A.

Table 2: SMF-1 Peak Stage and Recovery

Storm Event	**Peak Stage (FT)**	**Freeboard (FT) (TOP = 63.50')**	**Time to ½ Volume Available (Days After Storm)**	**Time to Full Recovery (Days After Storm)**
100YR-1HR	62.69	0.81	< 1	< 4
100YR-2HR	62.88	0.62	< 1	< 5
100YR-4HR	63.24	0.26	< 1	< 6
100YR-8HR	63.27	0.23	< 1	< 7
100YR-24HR	63.37	0.13	< 1	< 9
100YR-72HR	63.31	0.19	< 1	< 12
100YR-168HR	63.30	0.20	< 1	< 16
100YR-240HR	63.48	0.02	< 1	< 19
*10YR-24HR	63.06	-	-	-

**Modeled to establish Tailwater Conditions ONLY*

Table 3: Pre vs. Post Rates and Volumes

	Outlet Node (Pre)		**Outlet Node (Post)**	
Storm Event	Max Flow Rate (cfs)	Cumulative Volume (ac-ft)	Max Flow Rate (cfs)	Cumulative Volume (ac-ft)
100yr1hr	1.79	0.1	0.17	0.0
100yr2hr	1.58	0.1	0.19	0.1
100yr4hr	1.54	0.2	0.35	0.1
100yr8hr	1.88	0.2	0.38	0.2
100yr24hr	0.70	0.5	0.48	0.5
100yr72hr	0.62	0.7	0.42	0.6
100yr168hr	0.46	0.9	0.40	0.7
100yr240hr	0.60	1.0	0.60	0.8

Summary and Conclusions

The proposed drainage system meets City of Alachua and SRWMD criteria for stormwater management facilities as follows:

1. Provide Water Quality Treatment Volume (WQTV): SMF-1 has been designed to retain the first 2.0 inches of rainfall over from the drainage area and recover the WQTV within 72 hours (SRWMD and CoA).

2. Provide Discharge Rate and Volume Attenuation: SMF-1 has been designed to attenuate the increase in runoff rates and volumes between the pre-development and post-development condition. Per ICPR results, post-development discharge rates and volumes do not exceed the pre- development discharge rates and volumes for the 100 year - 1 hour, 100 year - 2 hour, 100 year - 4 hour, 100 year - 8 hour, 100 year - 24 hour, 100 year - 72 hour, 100 year - 168 hour, and 100 year - 240 hour storm events (SRWMD and CoA).

3. Provide Volume Recovery: SMF-1 provides half of the total available volume within 7 days after the end of all storm events. SMF-1 provides the total available volume within 30 days after the end of all storm events.

4. Freeboard: SMF-1 provides the required 1 foot of freeboard above the peak stage for each design storm. (SRWMD).

Based on the information provided, the project is eligible for approval by the City of Alachua and SRWMD

Figure 1

Project Location Map

Project Location Map
Pickert Flex Space

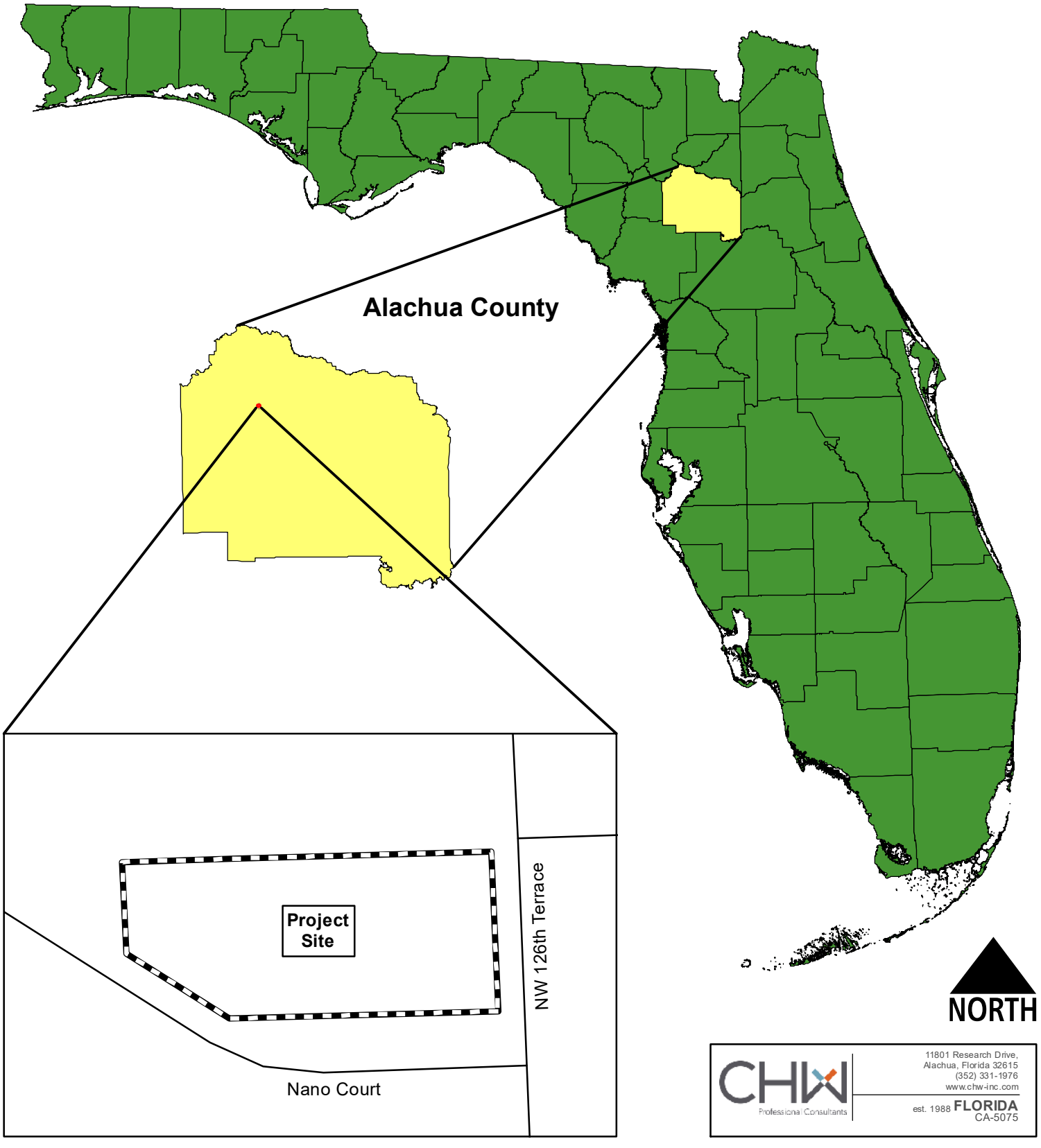

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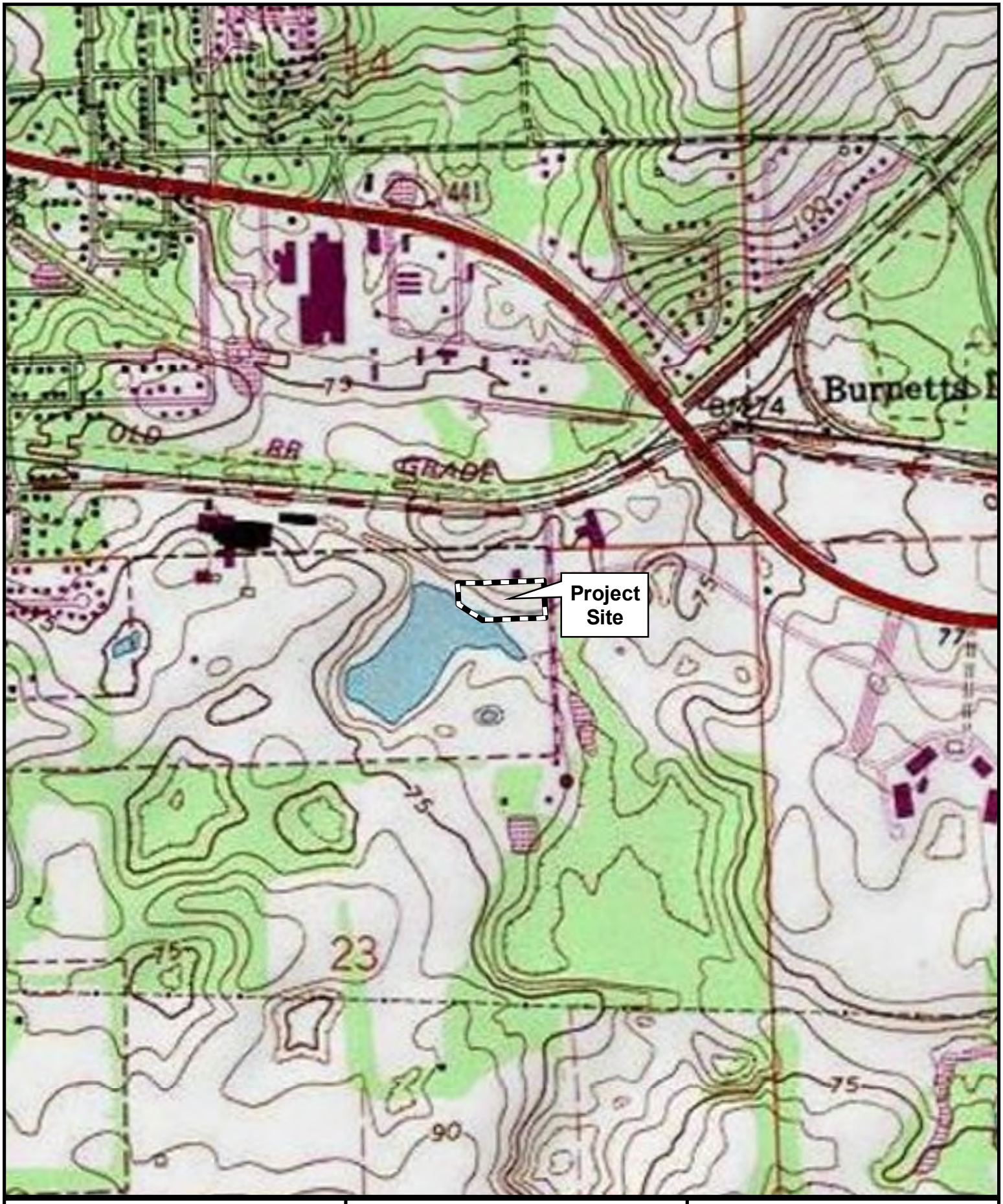
Figure 2

Quad Map



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Pickert Flex Space
Quad Map

0 400 800
Feet

NORTH

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Figure 3

Aerial Map

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Pickert Flex Space
Aerial Map

0 50 100
Feet

NORTH

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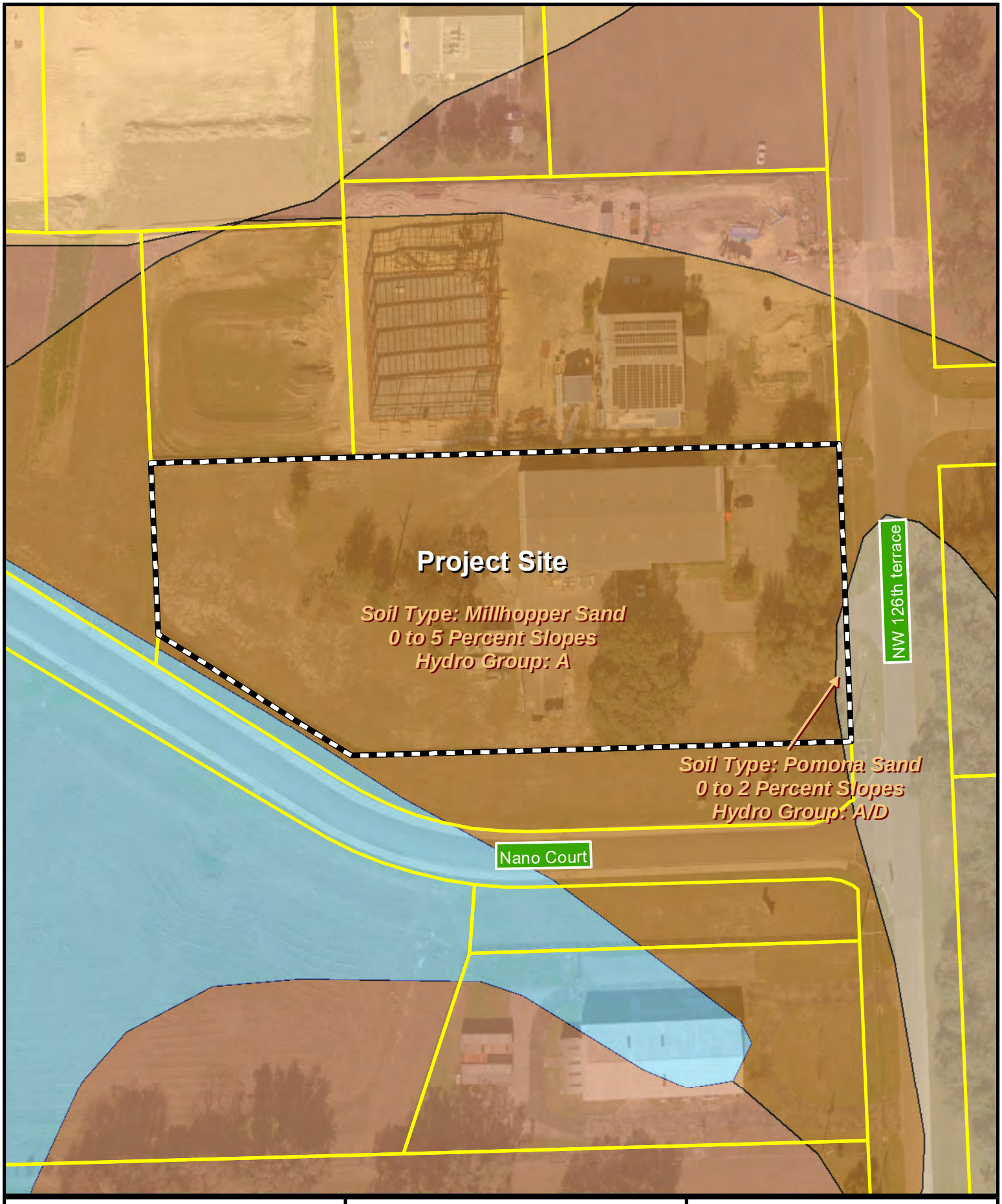
Figure 4

NRCS Soils Map



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Pickert Flex Space
Soils Map

0 50 100
Feet

NORTH

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Figure 5

FEMA Flood Map

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FEMA Map

0 50 100
Feet

NORTH

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Figure 6

Pre-Development Drainage Map

LEGEND

PRE-DEVELOPMENT WATERSHED BOUNDARY:

PRE-DEVELOPMENT DRAINAGE FLOW PATTERNS:

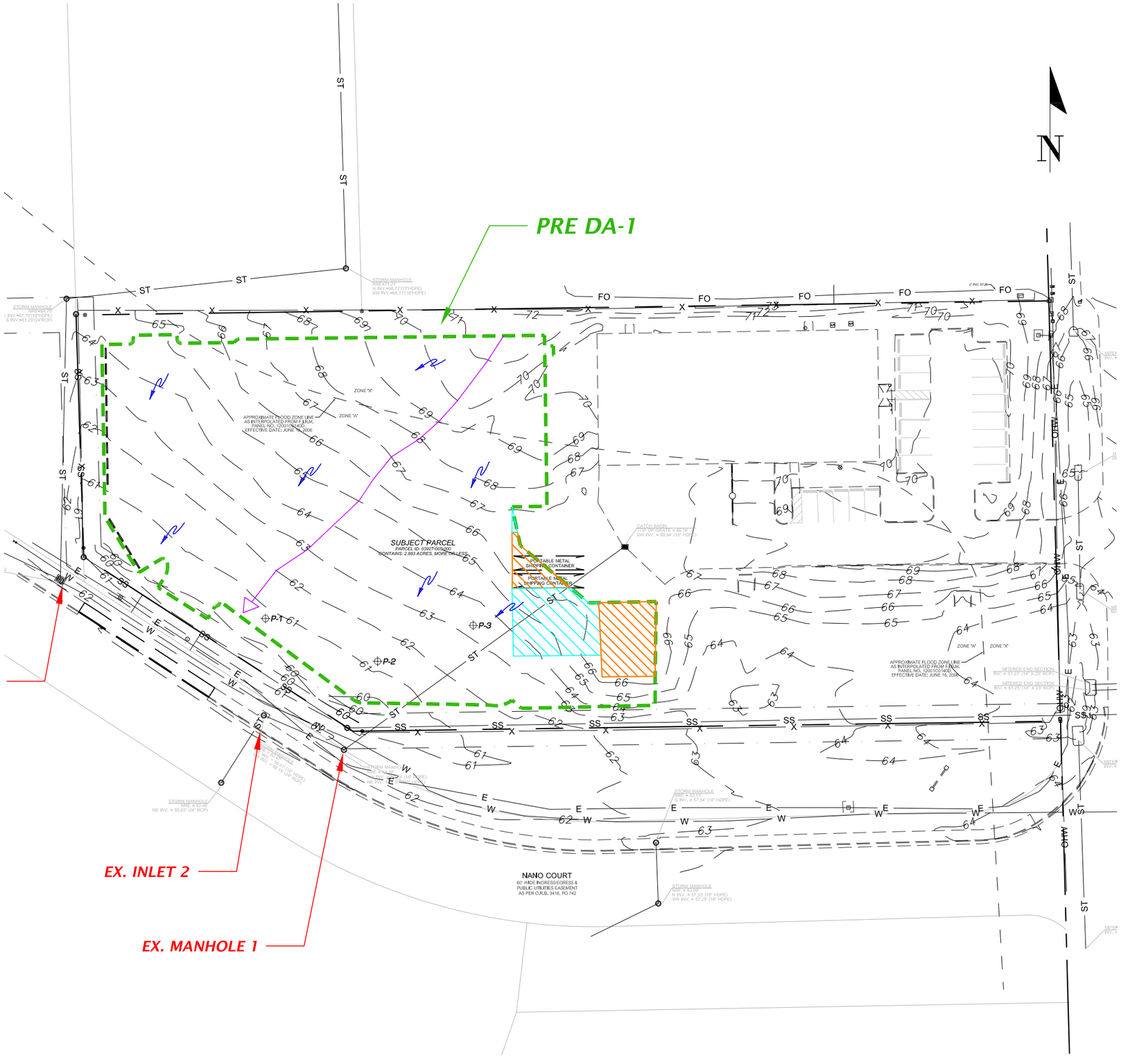
PRE-DEVELOPMENT TIME OF CONCENTRATION

SOIL BORING LOCATION: P-1

EXISTING IMPERVIOUS AREA:

EXISTING DIRT PARKING:

HYDROLOGIC SOIL GROUP : MILLHOPPER SAND (0-5% SLOPE)



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SCALE: 1"=60'

VERIFY SCALE BAR IS CORRECT FOR ORIGINAL DRAWING

IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION/BID DOCUMENTS

SUBMITTALS

CLIENT: 14100 NW 126TH TERRACE, LLC

PROJECT: PICKERT FLEX SPACE

SHEET TITLE: PRE-DEVELOPMENT DRAINAGE MAP

TECHNICIAN: CCM

DESIGNED: CCM

QUALITY CONTROL: WFO

PROJECT NUMBER: 21-0176

SHEET NO.: FIGURE 6

Figure 7

Post-Development Drainage Map

LEGEND

POST-DEVELOPMENT WATERSHED BOUNDARY:

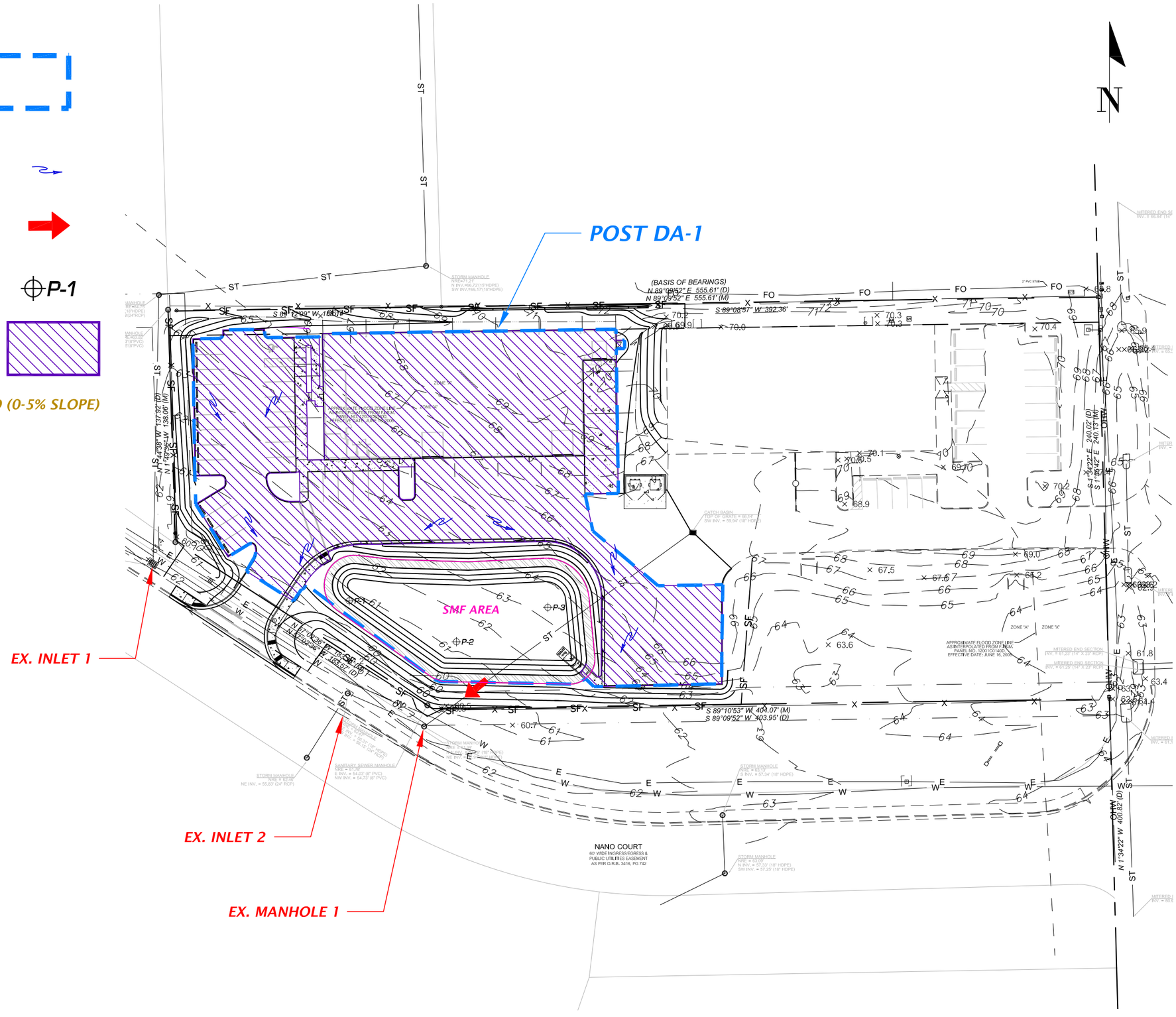
POST-DEVELOPMENT DRAINAGE FLOW PATTERNS:

POST-DEVELOPMENT DISCHARGE POINT:

SOIL BORING LOCATION: P-1

PROPOSED IMPERVIOUS AREA:

HYDROLOGIC SOIL GROUP : MILLHOPPER SAND (0-5% SLOPE)



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SUBMITTALS

CONSTRUCTION/RECORD REVISIONS:

CLIENT: 14100 NW 126TH TERRACE, LLC

PROJECT: PICKERT FLEX SPACE

SHEET TITLE: POST-DEVELOPMENT DRAINAGE EXHIBIT

TECHNICIAN: CCM

DESIGNED: CCM

QUALITY CONTROL: WFO

PROJECT NUMBER: 21-0176

SHEET NO.: FIGURE 7

Appendix A

Drainage Calculations and
Computer Model Output

Project Number: 21-0176
Project Name: Pickert Flex Space
Calculated by: CCM
Checked by: WFO
Date: 1/22/2022

CURVE NUMBER CALCULATIONS

Pre DA-1								
Total Area:	49,626	s.f.	1.14	ac.	CN	CN * Area	C	C * Area
Undeveloped Open Space (Poor, Type 'A' Soil)	9,863	s.f.	0.23	ac.	68	670684	0.20	1972.6
Undeveloped Open Space (Fair, Type 'A' Soil)	36,081	s.f.	0.83	ac.	49	1767969	0.20	7216.2
Existing Dirt Parking	1,847	s.f.	0.04	ac.	72	132984	0.50	923.5
Existing Impervious Area	1,835	s.f.	0.04	ac.	98	179830	0.95	1743.3

Weighted C:	**0.24**	
Weighted CN:	**55**	
*Time of Concentration:	**10**	minutes

**Time of Concentration calculated using TR-55 methodology*

Post DA-1								
Total Area:	49,626	s.f.	1.14	ac.	CN	CN * Area	C	C * Area
Lawn (Good, Type 'A' Soil)	5,782	s,f,	0.13	ac.	39	225498	0.20	1156.4
Proposed Impervious Area	36,783	s,f,	0.84	ac.	98	3604734	0.95	34943.85
SMF-1	7,061	s,f,	0.16	ac.	100	706100	1.00	7061

Weighted C:	**0.87**	
Weighted CN:	**91**	
*Time of Concentration:	**10**	minutes

**Time of Concentration assumed to be 10 minutes*

WQTV CALCULATIONS

SMF-1 (Dry Retention)

SRWMD and City of Alachua WQTV Calculations

SRWMD: V = Runoff Area * 2" rainfall * C	7,194	c.f.
	0.17	**ac-ft**

Open Space (lawns, parks, golf courses, cemeteries, etc.):

	A	B	C	D
Poor	68	79	86	89
Fair	49	69	79	84
Good	39	61	74	80

Dirt Parking (including R/W):

A	B	C	D
72	82	87	89

Tc CALCULATIONS:

	SHEET FLOW					SHALLOW CONCENTRATED FLOW					CHANNEL / PIPE FLOW										
BASIN	Manning's n (--)	Flow Length L (ft)	2-Year 24-Hour Rain, P2 (in)	Land Slope s (ft/ft)	Tt1 (hr)	Paved or Unpvd. (P or U)	Flow Length L (ft)	Water-course Slope, s (ft/ft)	Avg. Velocity V (ft/s)	Tt2 (hr)	Cross-Section Area, a (ft^2)	Wetted Perim. Pw (ft)	Hydraulic Radius r (ft)	Pipe Slope s (ft/ft)	Manning n (--)	Avg. Velocity V (ft/s)	Flow Length L (ft)	Tt3 (hr)	ID #	Tc (hr)	Tc (min)
Pre DA-1	0.15	100	5.04	0.050	**0.09**	U	211	0.031	2.83	**0.02**	-	-	-	-	-	-	-	**-**	**Pre DA-1**	0.11	**10**

**If Tc less than 10 minutes, 10 minutes was assumed per FDOT standards*

TIME OF CONCENTRATION VALUES DETERMINED USING TR-55 METHODOLOGY.

SHEET FLOW:

$$Tt = \frac{0.007\,(nL)^{0.8}}{(P2)^{0.5}s^{0.4}}$$

SHALLOW CONCENTRATED FLOW:

1. For slopes < 0.005 ft/ft
   - Unpaved $V=16.1345\,s^{0.5}$
   - Paved $V=20.3282\,s^{0.5}$

2. For slopes > 0.005 ft/ft
   Velocity per Figure 3-1, TR-55

CHANNEL/PIPE FLOW:

$$V = \frac{1.49 r^{2/3} s^{1/2}}{n}$$

$$Tt = \frac{L}{3600\,V}$$

Project Number: 21-0176
Project Name: Pickert Flex space
Calculated by: CCM
Checked by: WFO
Date: 1/22/2022

STAGE-STORAGE CALCULATIONS:

Post-Development: SMF-1 Stage-Storage Relationship

ELEV.	AREA (SF)	AREA (Ac)	STORAGE VOLUME (CF)	STORAGE VOLUME (AC-FT)
60.25	3,788	0.0870	0	0.00
61.25	4,729	0.1086	4,259	0.10
62.25	5,728	0.1315	9,516	0.22
63.25	6,783	0.1557	15,772	0.36
64.25	7,894	0.1812	23,110	0.53
64.50	9,871	0.2266	25,331	0.58

WQTV volume (cf) =	7,194
WQTV elevation (ft) =	61.81
Half Storage Volume (cf) =	12,665
Half Storage Elevation (ft) =	62.75

Elev. of SHWT:	57.70	ft
Elev. of Confining:	56.70	ft
Horiz. Infiltration:	12.50	ft/day
Vert. Infiltration:	9.00	ft/day
Porosity:	25.00	%
Perimeter:	412	ft
Depth:	4.25	ft

Project Number: 21-0176
Project Name: Pickert Flex Space
Calculated by: CCM
Checked by: WFO
Date: 1/30/2022

Pipe Calcs: Pickert Flex Space (21-0176)

Structure No.		Invert Elev.		Length	Slope	Dia.	C	Tc	i	A	A	Q (cfs) Actual		Q Allowed	Pipe A	V - Full Flow	Pipe R	Minor Loss	Minor Loss	Loss	HGL		ToG/	F.B.
From	To	U.S.	DS	(ft)	(ft/foot)	(in)		(min)	(in/hr)	(sf)	(ac)	Inc	Cumul	(cfs)	(sq-ft)	(fps)	(ft)	Coeff.	(ft)	(ft)	U.S.	D.S.	EoP	(in)
C/O-1	C/O-2	65.80	64.00	181	0.0099	12	0.95	10	6.2	3995	0.09	0.5	0.5	3.85	0.8	4.9	0.25	0.6	0.00	0.0	63.70	63.65	67.41	45
C/O-2	C/O-3	64.00	63.90	10	0.0100	12	0.95	10	6.2	3995	0.09	0.5	1.1	3.86	0.8	4.9	0.25	0.6	0.02	0.0	63.65	63.62	67.25	43
C/O-3	C/O-4	63.90	62.75	115	0.0100	12	0.95	10	6.2	3995	0.09	0.5	1.6	3.86	0.8	4.9	0.25	0.6	0.04	0.2	63.62	63.35	67.25	44
C/O-4	J-1	62.75	61.96	30	0.0263	12	0.95	10	6.2	0	0.00	0.0	1.6	6.26	0.8	8.0	0.25	0.8	0.05	0.1	63.35	63.23	66.41	37
S-5	J-1	62.51	61.96	112	0.0049	8	0.95	10	6.2	1600	0.04	0.2	0.2	0.92	0.3	2.6	0.17	0.8	0.00	0.0	63.27	63.23	64.30	12
J-1	S-3	61.96	60.25	33	0.0518	12	0.95	10	6.2	0	0.00	0.0	1.8	8.79	0.8	11.2	0.25	1.0	0.08	0.1	63.23	63.06	-	-
S-1	S-2	58.75	58.50	49	0.0051	15	0.95	10	6.2	14660	0.34	2.0	2.0	5.00	1.2	4.1	0.31	1.0	0.04	0.0	63.15	63.06	63.43	3
S-6	E-1	63.00	62.53	47	0.0100	12	0.20	10	6.2	3198	0.07	0.1	0.1	3.86	0.8	4.9	0.25	0.8	0.00	0.0	57.86	57.86	66.10	99
E-1	S-4	59.94	58.61	127	0.0105	18	0.95	10	6.2	33227	0.76	0.6	0.7	11.65	1.8	6.6	0.38	0.5	0.00	0.0	57.86	57.85	66.14	99
S-4	M-1	58.61	57.91	67	0.0104	18	0.95	10	6.2	0	0.00	0.2	0.9	11.63	1.8	6.6	0.38	0.8	0.00	0.0	57.85	57.84	63.50	68
M-1	E-2	57.79	56.31	49	0.0302	18	0.20	10	6.2	36680	0.84	1.0	2.0	19.78	1.8	11.2	0.38	0.8	0.02	0.0	57.84	57.81	61.39	43

1. ToG = Top of Grate/EoP = Edge of Pavement
2. FB = Free Board
3. Rainfall intensity is based on the FDOT Zone 5 Rainfall Intensity-Duration-Frequency curve for the 3 year - 10 min storm event (6.2 inches/hr)
4. The tailwater condition was set at the peak stage for the 10 year - 24 hour storm event of the receiving SMF, or the crown of pipe for areas not discharging to an SMF.
5. Flow Rate (Q) for S-4 was set at the peak discharge rate for the 10 year - 24 hour storm event.

Pipe Calculations: Structure No. Legend

C/O-1

C/O-2

C/O-3

C/O-4

E-1

E-2

J-1

M-1

GRAPHIC SCALE
0 10 20 40

REFER TO SHEET C1.10 FOR COORDINATE REFERENCE LOCATIONS.

N

POINT OF BEGINNING
FOUND 4" X 4" CONCRETE MONUMENT WITH NO IDENTIFICATION

(BASIS OF BEARINGS)
N 89°09'52" E 405.61' (D)
N 89°08'57" E 405.61' (M)

S 89°08'57" W 392.36'

S 89°12'09" W 158.14'

N 1°44'38" W 137.92' (D)
N 1°49'36" W 138.06' (M)

N 57°02'36" W 183.57' (M)
N 57°02'36" W 183.57' (D)

S 1°34'22" E 240.02' (D)
S 1°35'42" E 240.13' (M)

S 89°10'53" W 404.07' (M)
S 89°09'52" W 403.95' (D)

N 1°34'22" W 400.82' (D)

SITE BENCHMARK
SET 1/2" STEEL ROD & CAP
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

SITE BENCHMARK
SET 1/2" NAIL & DISK
STAMPED "TRAVERSE LB 5075"
ELEVATION = REFER TO SURVEY

PARCEL ID: 03927-016-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-001-000
OWNER: ALCHEM LABORATORIES

PARCEL ID: 03927-000-000
OWNER: ADC DEVELOPMENT & INVESTMENT GROUP, LLC

PARCEL ID: 03927-014-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

PARCEL ID: 03927-013-000
OWNER: COPELAND INDUSTRIAL PARK OWNERS ASSOCIATION, INC.

FOUND 5/8" STEEL ROD WITHOUT IDENTIFICATION, MARKING THE SOUTHEAST CORNER OF THE LANDS DESCRIBED IN O.R.B. 4718, PAGE 1814

FOUND 5/8" STEEL ROD WITH CAP STAMPED "CHW INC LB 5075", N 89°09'52" E, 5.11' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

FOUND 5/8" STEEL ROD & CAP STAMPED "CHW INC LB 5075", N 89°10'53" E, 5.21' FROM THE BOUNDARY CORNER OF THE SUBJECT PARCEL

FENCE CORNER IS 0.2' NORTH OF BOUNDARY LINE

FENCE CORNER IS 8.2' WEST & 0.7' NORTH OF BOUNDARY CORNER

2" PVC STUB

THE WESTERLY R/W LINE OF NW 126TH TERRACE

6' CHAIN LINK FENCE

4' WOOD FENCE

15' SETBACK

STORM CLEANOUT
TOP EL=67.41
INV EL=65.80

3-RISERS @ 5" EACH

CONTRACTOR TO CONNECT DOWNSPOUTS TO PROVIDED STORM HEADER PIPE (TYP) (REFER TO DETAIL SHEET C2.80)

STORM CLEANOUT
TOP EL=67.25
INV EL=64.00
10'-12" PVC @ 1.00%

STORM CLEANOUT
TOP EL=67.25
INV EL=63.90

STEM-WALL

STEM-WALL (HEIGHT VARIES)

RETAINING WALL (DESIGNED AND PERMITTED BY OTHERS)

ZONE "X"

ZONE "A"

APPROXIMATE FLOOD ZONE LINE AS INTERPOLATED FROM F.I.R.M. PANEL NO. 12001C0140D, EFFECTIVE DATE: JUNE 16, 2006

PROPOSED BUILDING FFE=68.30

PROVIDE SPLASH-PADS AT GUTTER DOWNSPOUT LOCATIONS (TYP)

181'-12" PVC @ 1.00%

315'-12" PVC @ 1.00%

47'-12" PVC @ 1.00%

CORE-DRILL EXISTING INLET FOR 12" PVC
INV EL=62.53
SEAL WITH NON-SHRINK GROUT

0.65' WIDE BLOCK WALL WITH METAL RAIL

PATCH BACK
(TOP OF GRATE = 66.14'
SW INV. = 59.94' (18" HDPE)

66.14 (ME)
66.14 (ME)

66.25 (ME)

66.38 (ME)

66.41 (ME)

66.26 (ME)

STORM CLEANOUT WITH TRAFFIC BEARING TOP
TOP EL=66.41
INV EL=62.75

12"x8" PVC WYE
INV EL=61.96

49'-15" HDPE @ 0.52%

62.50 (ME)
62.48 (ME)
62.45 (ME)
62.25 (ME)
62.06 (ME)
62.01 (ME)
61.95 (ME)

62.44 (ME)
62.37 (ME)
62.25 (ME)

SMF
(REFER TO C2.20 FOR DETAIL)

REMOVE EXISTING MANHOLE TOP AND REPLACE WITH GENERAL FOUNDRIES SLOTTED GRATE COVER PRODUCT NO. 12438 OR APPROVED EQUAL
GRATE EL= 61.39

ONE STORY METAL BUILDING
ADDRESS: 14100 NW 126TH TERRACE
ALACHUA, FL 32615
FFE = 70.80'

CONCRETE PAD

17" ROUND CONCRETE ROOF SUPPORT

COVERED CONCRETE ENTRY

SOLID WHITE PAINT STRIPES

HANDICAPPED PARKING SPACE

PARKING STRIPE (TYPICAL)

LOADING DOCK

6" HEADER CURB

0.45' WIDE WOOD RETAINING WALL

"TRUCKS BACK IN" WOOD SIGN

"COPELAND PARK" BRICK SIGN

6' CONCRETE SIDEWALK

2' CURB AND GUTTER

MITERED END SECTION
INV. = 66.84' (14" X 23" RCP)

MITERED END SECTION
INV. = 65.3

MITERED END SECTION
INV. = 61.23' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.26' (14" X 23" RCP)

MITERED END SECTION
INV. = 61.1

STORM MANHOLE
NRE = 64.75'
70'(18"HDPE)
61.29'(24"RCP)

STORM MANHOLE
NRE=63.80'
55.07'(8"PVC)
55.15'(8"PVC)

STORM MANHOLE
NRE = 62.46'
NE INV. = 55.83' (24" RCP)

STORM MANHOLE
NRE = 61.39'
NW INV. = 57.79' (18" HDPE)
NE INV. = 57.94' (18" HDPE)

STORM MANHOLE
NRE = 63.13'
S INV. = 57.34' (18" HDPE)

SANITARY SEWER MANHOLE
NRE = 61.78'
E INV. = 54.03' (8" PVC)
NW INV. = 54.73' (8" PVC)

STORM MANHOLE
NRE = 61.39'
SE INV. = 56.31' (18" HDPE)
SW INV. = 56.15' (24" RCP)

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER O.R.B. 2355, PAGE 2764

SCHEDULE B-II ITEM # 7
20' WIDE P.U.E. PER O.R.B. 2355, PAGE 2764

NANO COURT

CHW
Professional Consultants
11801 Research Drive
Alachua, FL 32615
(352) 331-1976
www.chw-inc.com
est. 1988 FLORIDA CA-5075

SCALE: 1"=20'
VERIFY SCALE BAR IS ACCURATE FOR PLOTTING. IF NOT ONE INCH ON THIS SHEET ADJUST SCALES ACCORDINGLY.

CONSTRUCTION BID REVISIONS:

SUBMITTALS:
1/31/22 - SUBMITTAL TO CITY OF ALACHUA, SRWMD, AND FDPE

CLIENT: SCHERER CONSTRUCTION
PROJECT: PICKERT FLEX SPACE
SHEET TITLE: DETAILED GRADING DRAINAGE PLAN

TECHNICIAN: K. MERRITT
DESIGNER: C. HENNETT
QUALITY CONTROL: W. OWEN
PROJECT NUMBER: 21-0176

DANIEL H. YOUNG
FL PE No. 70780

SHEET NO.: C2.10

Tech: kwhm Plot Date: Jan 28,2022 - 7:51am Filename: M:\2021\21-0176\Department\04_Engineering\02_CIVIL\Production Files\21-0176 C2.10 GD Annotated.dwg

Section 1

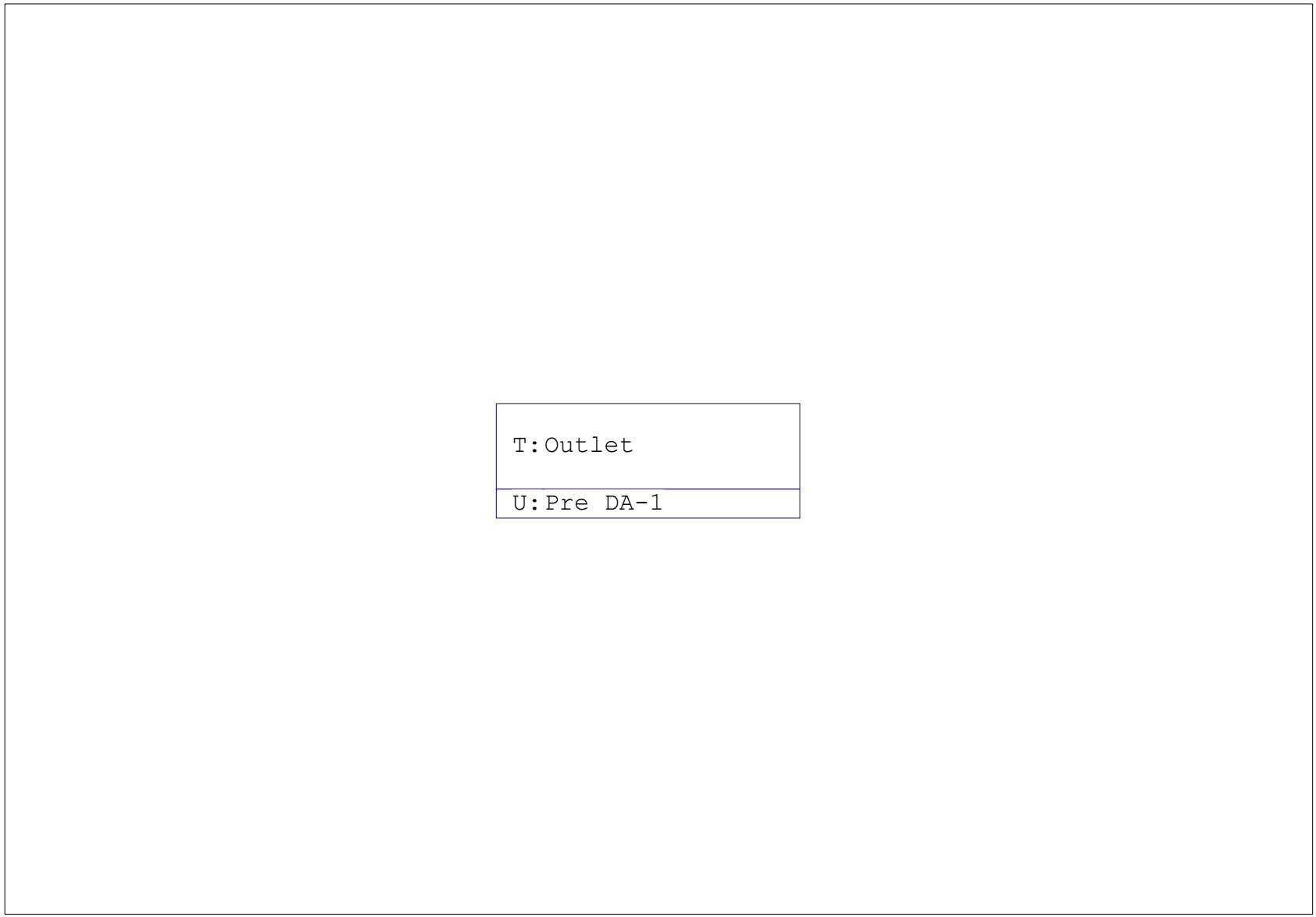
Pre/Post Development Results

Pre-Development

Nodes
A Stage/Area
V Stage/Volume
T Time/Stage
M Manhole

Basins
O Overland Flow
U SCS Unit CN
S SBUH CN
Y SCS Unit GA
Z SBUH GA

Links
P Pipe
W Weir
C Channel
D Drop Structure
B Bridge
R Rating Curve
H Breach
E Percolation
F Filter
X Exfil Trench



```
================================================================================
==== Basins ====================================================================
================================================================================

         Name: Pre DA-1                Node: Outlet                Status: Onsite
        Group: BASE                    Type: SCS Unit Hydrograph CN

        Unit Hydrograph: Uh323                  Peaking Factor: 323.0
          Rainfall File:                    Storm Duration(hrs): 0.00
    Rainfall Amount(in): 0.000               Time of Conc(min): 10.00
              Area(ac): 1.140                  Time Shift(hrs): 0.00
         Curve Number: 55.00             Max Allowable Q(cfs): 999999.000
              DCIA(%): 0.00



================================================================================
==== Nodes =====================================================================
================================================================================

      Name: Outlet              Base Flow(cfs): 0.000          Init Stage(ft): 57.700
     Group: BASE                                              Warn Stage(ft): 57.700
      Type: Time/Stage



      Time(hrs)       Stage(ft)
--------------- ---------------
           0.00          57.700
          12.00          57.700
          24.00          57.700

================================================================================
==== Hydrology Simulations =====================================================
================================================================================

         Name: 100yr001hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 1.00
          Rainfall File: Fdot-1
    Rainfall Amount(in): 4.40

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

--------------------------------------------------------------------------------------------------------
         Name: 100yr002hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr2hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 2.00
          Rainfall File: Fdot-2
    Rainfall Amount(in): 5.40
```

Time(hrs) Print Inc(min)
---------- ----------
30.000 5.00

Name: 100yr004hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr4hr.R32

Override Defaults: Yes
Storm Duration(hrs): 4.00
Rainfall File: Fdot-4
Rainfall Amount(in): 6.72

Time(hrs) Print Inc(min)
---------- ----------
30.000 5.00

Name: 100yr008hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr8hr.R32

Override Defaults: Yes
Storm Duration(hrs): 8.00
Rainfall File: Fdot-8
Rainfall Amount(in): 8.00

Time(hrs) Print Inc(min)
---------- ----------
30.000 5.00

Name: 100yr024hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr24hr.R32

Override Defaults: Yes
Storm Duration(hrs): 24.00
Rainfall File: Fdot-24
Rainfall Amount(in): 11.04

Time(hrs) Print Inc(min)
---------- ----------
30.000 5.00

Name: 100yr072hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr72hr.R32

Override Defaults: Yes
Storm Duration(hrs): 72.00
Rainfall File: Fdot-72
Rainfall Amount(in): 13.80

Time(hrs) Print Inc(min)
---------- ----------
80.000 5.00

```
--------------------------------------------------------------------------------------------------
         Name: 100yr168hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr168hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 168.00
          Rainfall File: Fdot-168
    Rainfall Amount(in): 16.00

Time(hrs)       Print Inc(min)
--------------- ---------------
175.000         5.00

--------------------------------------------------------------------------------------------------
         Name: 100yr240hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr240hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 240.00
          Rainfall File: Fdot-240
    Rainfall Amount(in): 18.00

Time(hrs)       Print Inc(min)
--------------- ---------------
250.000         5.00

==================================================================================================
==== Routing Simulations ========================================================================
==================================================================================================

         Name: 100yr001hr          Hydrology Sim: 100yr001hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.I32

      Execute: Yes         Restart: No           Patch: No
  Alternative: No

        Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
        Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000              Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:



Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


--------------------------------------------------------------------------------------------------
         Name: 100yr002hr          Hydrology Sim: 100yr002hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr2hr.I32
```

```
     Execute: Yes         Restart: No            Patch: No
  Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
       Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
        Name: 100yr004hr          Hydrology Sim: 100yr004hr
    Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr4hr.I32

     Execute: Yes         Restart: No            Patch: No
  Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
       Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
        Name: 100yr008hr          Hydrology Sim: 100yr008hr
    Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr8hr.I32

     Execute: Yes         Restart: No            Patch: No
  Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 720.00
```

```
     Min Calc Time(sec): 0.5000              Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
         Name: 100yr024hr          Hydrology Sim: 100yr024hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr24hr.I32

      Execute: Yes         Restart: No            Patch: No
  Alternative: No

        Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
        Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000              Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
         Name: 100yr072hr          Hydrology Sim: 100yr072hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr72hr.I32

      Execute: Yes         Restart: No            Patch: No
  Alternative: No

        Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
        Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000              Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
```

1.000 15.000
999.000 60.000

Group Run
--- ---
BASE Yes

Name: 100yr168hr Hydrology Sim: 100yr168hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr168hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 720.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs) Print Inc(min)
--- ---
1.000 15.000
999.000 60.000

Group Run
--- ---
BASE Yes

Name: 100yr240hr Hydrology Sim: 100yr240hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr240hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 720.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs) Print Inc(min)
--- ---
1.000 15.000
999.000 60.000

Group Run
--- ---
BASE Yes

Name	Group	Simulation	Max Time Stage hrs	Max Stage ft	Warning Stage ft	Max Delta Stage ft	Max Surf Area ft2	Max Time Inflow hrs	Max Inflow cfs	Max Time Outflow hrs	Max Outflow cfs
Outlet	BASE	100yr001hr	0.00	57.70	57.70	0.0000	0	0.75	1.79	0.00	0.00
Outlet	BASE	100yr002hr	0.00	57.70	57.70	0.0000	0	0.85	1.58	0.00	0.00
Outlet	BASE	100yr004hr	0.00	57.70	57.70	0.0000	0	2.50	1.54	0.00	0.00
Outlet	BASE	100yr008hr	0.00	57.70	57.70	0.0000	0	4.00	1.88	0.00	0.00
Outlet	BASE	100yr024hr	0.00	57.70	57.70	0.0000	0	12.00	0.70	0.00	0.00
Outlet	BASE	100yr072hr	0.00	57.70	57.70	0.0000	0	60.00	0.62	0.00	0.00
Outlet	BASE	100yr168hr	0.00	57.70	57.70	0.0000	0	159.92	0.46	0.00	0.00
Outlet	BASE	100yr240hr	0.00	57.70	57.70	0.0000	0	184.00	0.60	0.00	0.00

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr001hr	Outlet	BASE	698.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	699.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	700.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	701.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	702.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	703.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr001hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.50	57.70	57.70	0	0.01	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.77	57.70	57.70	0	1.15	0.00	0.0	0.0
100yr002hr	Outlet	BASE	1.02	57.70	57.70	0	1.41	0.00	0.0	0.0
100yr002hr	Outlet	BASE	1.27	57.70	57.70	0	1.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	2.27	57.70	57.70	0	0.10	0.00	0.1	0.0
100yr002hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	11.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	12.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	13.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	14.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	15.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	16.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	17.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	18.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	19.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	20.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	21.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	22.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	23.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	24.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	25.27	57.70	57.70	0	0.00	0.00	0.1	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr002hr	Outlet	BASE	674.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	675.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	676.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	677.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	678.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	679.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	680.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	681.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	682.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	683.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	684.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	685.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	686.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	687.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	688.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	689.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	690.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	691.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	692.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	693.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	694.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	695.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	696.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	697.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	698.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	699.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	700.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	701.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	702.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	703.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr004hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr004hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	3.27	57.70	57.70	0	0.64	0.00	0.0	0.0
100yr008hr	Outlet	BASE	4.27	57.70	57.70	0	1.13	0.00	0.1	0.0
100yr008hr	Outlet	BASE	5.27	57.70	57.70	0	0.50	0.00	0.2	0.0
100yr008hr	Outlet	BASE	6.27	57.70	57.70	0	0.32	0.00	0.2	0.0
100yr008hr	Outlet	BASE	7.27	57.70	57.70	0	0.22	0.00	0.2	0.0
100yr008hr	Outlet	BASE	8.27	57.70	57.70	0	0.05	0.00	0.2	0.0
100yr008hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	11.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	12.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	13.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	14.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	15.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	16.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	17.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	18.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	19.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	20.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	21.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	22.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	23.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	24.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	25.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	26.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	27.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	28.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	29.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	30.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	31.27	57.70	57.70	0	0.00	0.00	0.2	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr008hr	Outlet	BASE	680.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	681.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	682.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	683.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	684.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	685.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	686.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	687.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	688.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	689.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	690.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	691.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	692.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	693.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	694.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	695.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	696.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	697.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	698.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	699.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	700.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	701.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	702.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	703.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr024hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	6.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr024hr	Outlet	BASE	7.27	57.70	57.70	0	0.07	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr024hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr072hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	11.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	12.27	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr072hr	Outlet	BASE	13.27	57.70	57.70	0	0.04	0.00	0.0	0.0
100yr072hr	Outlet	BASE	14.27	57.70	57.70	0	0.05	0.00	0.0	0.0
100yr072hr	Outlet	BASE	15.27	57.70	57.70	0	0.06	0.00	0.0	0.0
100yr072hr	Outlet	BASE	16.27	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr072hr	Outlet	BASE	17.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	18.27	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr072hr	Outlet	BASE	19.27	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr072hr	Outlet	BASE	20.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	21.27	57.70	57.70	0	0.01	0.00	0.0	0.0
100yr072hr	Outlet	BASE	22.27	57.70	57.70	0	0.01	0.00	0.0	0.0
100yr072hr	Outlet	BASE	23.27	57.70	57.70	0	0.01	0.00	0.0	0.0
100yr072hr	Outlet	BASE	24.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	25.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	26.27	57.70	57.70	0	0.02	0.00	0.0	0.0
100yr072hr	Outlet	BASE	27.27	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr072hr	Outlet	BASE	28.27	57.70	57.70	0	0.04	0.00	0.0	0.0
100yr072hr	Outlet	BASE	29.27	57.70	57.70	0	0.05	0.00	0.0	0.0
100yr072hr	Outlet	BASE	30.27	57.70	57.70	0	0.06	0.00	0.0	0.0
100yr072hr	Outlet	BASE	31.27	57.70	57.70	0	0.06	0.00	0.1	0.0
100yr072hr	Outlet	BASE	32.27	57.70	57.70	0	0.18	0.00	0.1	0.0
100yr072hr	Outlet	BASE	33.27	57.70	57.70	0	0.25	0.00	0.1	0.0
100yr072hr	Outlet	BASE	34.27	57.70	57.70	0	0.27	0.00	0.1	0.0
100yr072hr	Outlet	BASE	35.27	57.70	57.70	0	0.29	0.00	0.1	0.0
100yr072hr	Outlet	BASE	36.27	57.70	57.70	0	0.21	0.00	0.1	0.0
100yr072hr	Outlet	BASE	37.27	57.70	57.70	0	0.18	0.00	0.2	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr072hr	Outlet	BASE	686.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	687.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	688.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	689.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	690.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	691.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	692.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	693.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	694.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	695.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	696.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	697.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	698.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	699.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	700.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	701.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	702.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	703.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr072hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	11.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	12.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	13.27	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr168hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	0.9	0.0
100yr168hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	0.9	0.0
100yr168hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	0.9	0.0
100yr168hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	0.9	0.0
100yr168hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	0.9	0.0
100yr240hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	11.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	12.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	13.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	14.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	15.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	16.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	17.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	18.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	19.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	20.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	21.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	22.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	23.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	24.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	25.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	26.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	27.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	28.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	29.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	30.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	31.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	32.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	33.27	57.70	57.70	0	0.01	0.00	0.0	0.0
100yr240hr	Outlet	BASE	34.27	57.70	57.70	0	0.04	0.00	0.0	0.0
100yr240hr	Outlet	BASE	35.27	57.70	57.70	0	0.07	0.00	0.0	0.0
100yr240hr	Outlet	BASE	36.27	57.70	57.70	0	0.09	0.00	0.0	0.0
100yr240hr	Outlet	BASE	37.27	57.70	57.70	0	0.11	0.00	0.0	0.0
100yr240hr	Outlet	BASE	38.27	57.70	57.70	0	0.13	0.00	0.0	0.0
100yr240hr	Outlet	BASE	39.27	57.70	57.70	0	0.14	0.00	0.0	0.0
100yr240hr	Outlet	BASE	40.27	57.70	57.70	0	0.07	0.00	0.1	0.0
100yr240hr	Outlet	BASE	41.27	57.70	57.70	0	0.03	0.00	0.1	0.0
100yr240hr	Outlet	BASE	42.27	57.70	57.70	0	0.03	0.00	0.1	0.0
100yr240hr	Outlet	BASE	43.27	57.70	57.70	0	0.03	0.00	0.1	0.0

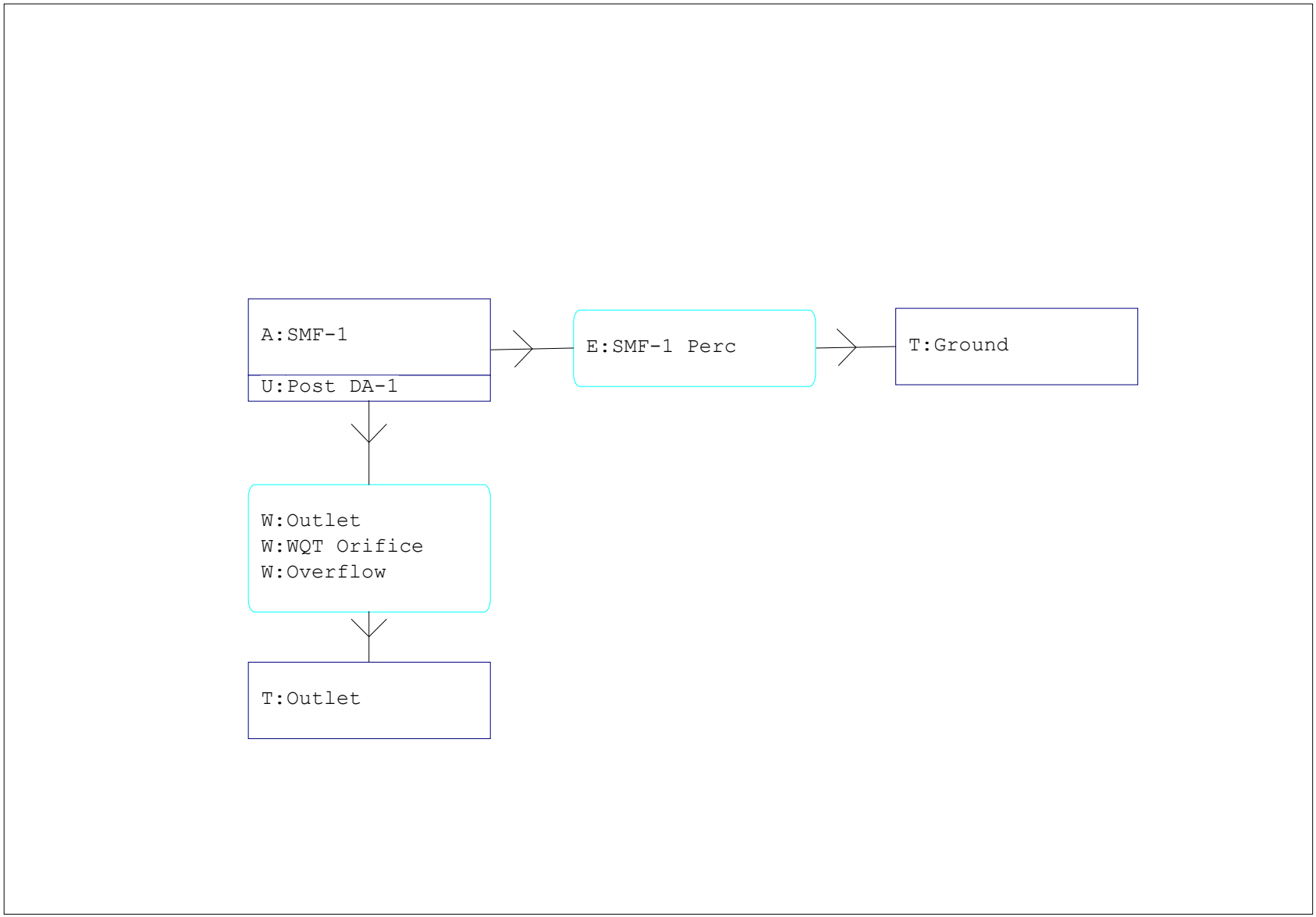
Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr240hr	Outlet	BASE	692.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	693.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	694.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	695.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	696.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	697.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	698.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	699.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	700.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	701.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	702.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	703.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	704.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	705.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	706.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	707.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	708.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	709.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	710.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	711.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	712.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	713.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	714.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	715.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	716.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	717.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	718.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	719.27	57.70	57.70	0	0.00	0.00	1.0	0.0
100yr240hr	Outlet	BASE	720.01	57.70	57.70	0	0.00	0.00	1.0	0.0

Post-Development

Nodes
A Stage/Area
V Stage/Volume
T Time/Stage
M Manhole

Basins
O Overland Flow
U SCS Unit CN
S SBUH CN
Y SCS Unit GA
Z SBUH GA

Links
P Pipe
W Weir
C Channel
D Drop Structure
B Bridge
R Rating Curve
H Breach
E Percolation
F Filter
X Exfil Trench



==========
==== Basins ====
==========

Name: Post DA-1 Node: SMF-1 Status: Onsite
Group: BASE Type: SCS Unit Hydrograph CN

Unit Hydrograph: Uh484 Peaking Factor: 484.0
Rainfall File: Storm Duration(hrs): 0.00
Rainfall Amount(in): 0.000 Time of Conc(min): 10.00
Area(ac): 1.140 Time Shift(hrs): 0.00
Curve Number: 91.00 Max Allowable Q(cfs): 999999.000
DCIA(%): 0.00

==========
==== Nodes ====
==========

Name: Ground Base Flow(cfs): 0.000 Init Stage(ft): 57.700
Group: BASE Warn Stage(ft): 57.700
Type: Time/Stage

Time(hrs)	Stage(ft)
0.00	57.700
12.00	57.700
24.00	57.700

Name: Outlet Base Flow(cfs): 0.000 Init Stage(ft): 57.700
Group: BASE Warn Stage(ft): 57.700
Type: Time/Stage

Time(hrs)	Stage(ft)
0.00	57.700
12.00	57.700
24.00	57.700

Name: SMF-1 Base Flow(cfs): 0.000 Init Stage(ft): 60.250
Group: BASE Warn Stage(ft): 63.500
Type: Stage/Area

Stage(ft)	Area(ac)
60.250	0.0870
61.250	0.1086

```
         62.250          0.1315
         63.250          0.1557
         64.250          0.1812
         64.500          0.2266

================================================================================================
==== Weirs =====================================================================================
================================================================================================

         Name: Outlet              From Node: SMF-1
        Group: BASE                  To Node: Outlet
         Flow: Both                    Count: 1
         Type: Vertical: Mavis      Geometry: Rectangular

                    Span(in): 4.00
                    Rise(in): 6.00
                  Invert(ft): 63.000
       Control Elevation(ft): 63.000
                                        TABLE
              Bottom Clip(in): 0.000
                 Top Clip(in): 0.000
           Weir Discharge Coef: 3.200
      Orifice Discharge Coef: 0.600



------------------------------------------------------------------------------------------------
         Name: Overflow            From Node: SMF-1
        Group: BASE                  To Node: Outlet
         Flow: Both                    Count: 1
         Type: Horizontal           Geometry: Rectangular

                    Span(in): 24.00
                    Rise(in): 36.00
                  Invert(ft): 63.500
       Control Elevation(ft): 63.500
                                        TABLE
              Bottom Clip(in): 0.000
                 Top Clip(in): 0.000
           Weir Discharge Coef: 3.200
      Orifice Discharge Coef: 0.600



------------------------------------------------------------------------------------------------
         Name: WQT Orifice         From Node: SMF-1
        Group: BASE                  To Node: Outlet
         Flow: Both                    Count: 1
         Type: Vertical: Mavis      Geometry: Circular

                    Span(in): 2.75
                    Rise(in): 2.75
                  Invert(ft): 61.810
       Control Elevation(ft): 61.810
                                        TABLE
              Bottom Clip(in): 0.000
                 Top Clip(in): 0.000
```

```
        Weir Discharge Coef: 3.200
     Orifice Discharge Coef: 0.600


================================================================================
==== Percolation Links =========================================================
================================================================================

         Name: SMF-1 Perc          From Node: SMF-1                   Flow: Both
        Group: BASE                  To Node: Ground                 Count: 1

         Surface Area Option: Vary based on Stage/Area Table
   Vertical Flow Termination: Horizontal Flow Algorithm
       Aquifer Base Elev(ft): 56.700                      Perimeter 1(ft): 412.000
        Water Table Elev(ft): 57.700                      Perimeter 2(ft): 725.000
  Ann Recharge Rate(in/year): 0.000                       Perimeter 3(ft): 726.000
  Horiz Conductivity(ft/day): 12.500                 Distance 1 to 2(ft): 50.000
   Vert Conductivity(ft/day): 9.000                  Distance 2 to 3(ft): 450.000
     Effective Porosity(dec): 0.250                     Num Cells 1 to 2: 10
            Suction Head(in): 4.170                     Num Cells 2 to 3: 45
         Layer Thickness(ft): 2.550



================================================================================
==== Hydrology Simulations =====================================================
================================================================================

         Name: 100yr001hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 1.00
          Rainfall File: Fdot-1
    Rainfall Amount(in): 4.40

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

--------------------------------------------------------------------------------------------------------
         Name: 100yr002hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr2hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 2.00
          Rainfall File: Fdot-2
    Rainfall Amount(in): 5.40

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

--------------------------------------------------------------------------------------------------------
         Name: 100yr004hr
```

```
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr4hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 4.00
          Rainfall File: Fdot-4
    Rainfall Amount(in): 6.72

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

-------------------------------------------------------------------------------------------------
         Name: 100yr008hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr8hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 8.00
          Rainfall File: Fdot-8
    Rainfall Amount(in): 8.00

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

-------------------------------------------------------------------------------------------------
         Name: 100yr024hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr24hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 24.00
          Rainfall File: Fdot-24
    Rainfall Amount(in): 11.04

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

-------------------------------------------------------------------------------------------------
         Name: 100yr072hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr72hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 72.00
          Rainfall File: Fdot-72
    Rainfall Amount(in): 13.80

Time(hrs)       Print Inc(min)
--------------- ---------------
80.000          5.00

-------------------------------------------------------------------------------------------------
         Name: 100yr168hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr168hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 168.00
          Rainfall File: Fdot-168
```

```
    Rainfall Amount(in): 16.00

Time(hrs)       Print Inc(min)
--------------- ---------------
175.000         5.00

-------------------------------------------------------------------------------------------------
         Name: 100yr240hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr240hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 240.00
          Rainfall File: Fdot-240
    Rainfall Amount(in): 18.00

Time(hrs)       Print Inc(min)
--------------- ---------------
250.000         5.00

-------------------------------------------------------------------------------------------------
         Name: 10yr024hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\10yr024hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 24.00
          Rainfall File: Flmod
    Rainfall Amount(in): 7.90

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

=================================================================================================
==== Routing Simulations ========================================================================
=================================================================================================

         Name: 100yr001hr          Hydrology Sim: 100yr001hr
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.I32

      Execute: Yes         Restart: No            Patch: No
  Alternative: No

        Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
        Start Time(hrs): 0.000                    End Time(hrs): 721.00
     Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:



Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
```

BASE Yes

Name: 100yr002hr Hydrology Sim: 100yr002hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr2hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 722.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
1.000	15.000
999.000	60.000

Group	Run
BASE	Yes

Name: 100yr004hr Hydrology Sim: 100yr004hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr4hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 724.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
1.000	15.000
999.000	60.000

Group	Run
BASE	Yes

Name: 100yr008hr Hydrology Sim: 100yr008hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr8hr.I32

```
     Execute: Yes         Restart: No            Patch: No
 Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
   Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 728.00
    Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
       Boundary Stages:                         Boundary Flows:



Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
        Name: 100yr024hr          Hydrology Sim: 100yr024hr
    Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr24hr.I32

     Execute: Yes         Restart: No            Patch: No
 Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
   Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 744.00
    Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
       Boundary Stages:                         Boundary Flows:



Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes


-------------------------------------------------------------------------------------------------
        Name: 100yr072hr          Hydrology Sim: 100yr072hr
    Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr72hr.I32

     Execute: Yes         Restart: No            Patch: No
 Alternative: No

       Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
   Time Step Optimizer: 10.000
       Start Time(hrs): 0.000                    End Time(hrs): 792.00
    Min Calc Time(sec): 0.5000               Max Calc Time(sec): 60.0000
```

Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
1.000	15.000
999.000	60.000

Group	Run
BASE	Yes

Name: 100yr168hr Hydrology Sim: 100yr168hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr168hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 888.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
1.000	15.000
999.000	60.000

Group	Run
BASE	Yes

Name: 100yr240hr Hydrology Sim: 100yr240hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr240hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 960.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
1.000	15.000

999.000 60.000

Group	Run
BASE	Yes

Name: 10yr024hr Hydrology Sim: 10yr024hr
Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\10yr024hr.I32

Execute: Yes Restart: No Patch: No
Alternative: No

Max Delta Z(ft): 1.00 Delta Z Factor: 0.00500
Time Step Optimizer: 10.000
Start Time(hrs): 0.000 End Time(hrs): 720.00
Min Calc Time(sec): 0.5000 Max Calc Time(sec): 60.0000
Boundary Stages: Boundary Flows:

Time(hrs)	Print Inc(min)
720.000	15.000

Group	Run
BASE	Yes

Name	Group	Simulation	Max Time Stage hrs	Max Stage ft	Warning Stage ft	Max Delta Stage ft	Max Surf Area ft2	Max Time Inflow hrs	Max Inflow cfs	Max Time Outflow hrs	Max Outflow cfs
Outlet	BASE	100yr001hr	0.00	57.70	57.70	0.0000	0	1.01	0.17	0.00	0.00
Outlet	BASE	100yr002hr	0.00	57.70	57.70	0.0000	0	1.87	0.19	0.00	0.00
Outlet	BASE	100yr004hr	0.00	57.70	57.70	0.0000	0	3.18	0.35	0.00	0.00
Outlet	BASE	100yr008hr	0.00	57.70	57.70	0.0000	0	5.17	0.38	0.00	0.00
Outlet	BASE	100yr024hr	0.00	57.70	57.70	0.0000	0	16.04	0.48	0.00	0.00
Outlet	BASE	100yr072hr	0.00	57.70	57.70	0.0000	0	60.18	0.42	0.00	0.00
Outlet	BASE	100yr168hr	0.00	57.70	57.70	0.0000	0	160.05	0.40	0.00	0.00
Outlet	BASE	100yr240hr	0.00	57.70	57.70	0.0000	0	184.02	0.60	0.00	0.00
Outlet	BASE	10yr024hr	0.00	57.70	57.70	0.0000	0	13.63	0.23	0.00	0.00
SMF-1	BASE	100yr001hr	1.01	62.69	63.50	0.0050	6196	0.58	8.90	1.01	0.82
SMF-1	BASE	100yr002hr	1.87	62.88	63.50	-0.0050	6390	0.83	6.92	1.87	0.86
SMF-1	BASE	100yr004hr	3.18	63.24	63.50	0.0050	6770	2.00	3.79	3.18	1.06
SMF-1	BASE	100yr008hr	5.17	63.27	63.50	0.0050	6802	4.00	3.75	4.43	0.90
SMF-1	BASE	100yr024hr	16.04	63.37	63.50	0.0049	6915	12.00	1.24	15.19	0.61
SMF-1	BASE	100yr072hr	60.18	63.31	63.50	0.0050	6851	59.91	0.78	60.15	0.52
SMF-1	BASE	100yr168hr	160.05	63.30	63.50	0.0040	6833	159.92	0.54	160.03	0.47
SMF-1	BASE	100yr240hr	184.02	63.48	63.50	0.0049	7037	183.92	0.71	184.02	0.67
SMF-1	BASE	10yr024hr	13.63	63.06	63.50	0.0050	6584	12.00	6.31	12.39	0.53

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr001hr	Outlet	BASE	698.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	699.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	700.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	701.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	702.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	703.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	704.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	705.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	706.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	707.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	708.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	709.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	710.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	711.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	712.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	713.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	714.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	715.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	716.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	717.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	718.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	719.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	720.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr001hr	Outlet	BASE	721.01	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	0.75	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr002hr	Outlet	BASE	1.00	57.70	57.70	0	0.14	0.00	0.0	0.0
100yr002hr	Outlet	BASE	1.25	57.70	57.70	0	0.18	0.00	0.0	0.0
100yr002hr	Outlet	BASE	2.26	57.70	57.70	0	0.18	0.00	0.0	0.0
100yr002hr	Outlet	BASE	3.26	57.70	57.70	0	0.14	0.00	0.0	0.0
100yr002hr	Outlet	BASE	4.26	57.70	57.70	0	0.10	0.00	0.0	0.0
100yr002hr	Outlet	BASE	5.26	57.70	57.70	0	0.06	0.00	0.0	0.0
100yr002hr	Outlet	BASE	6.26	57.70	57.70	0	0.03	0.00	0.1	0.0
100yr002hr	Outlet	BASE	7.26	57.70	57.70	0	0.01	0.00	0.1	0.0
100yr002hr	Outlet	BASE	8.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	9.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	10.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	11.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	12.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	13.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	14.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	15.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	16.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	17.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	18.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	19.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	20.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	21.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	22.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	23.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	24.26	57.70	57.70	0	0.00	0.00	0.1	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr002hr	Outlet	BASE	673.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	674.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	675.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	676.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	677.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	678.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	679.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	680.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	681.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	682.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	683.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	684.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	685.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	686.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	687.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	688.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	689.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	690.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	691.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	692.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	693.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	694.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	695.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	696.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	697.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	698.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	699.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	700.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	701.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	702.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	703.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	704.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	705.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	706.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	707.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	708.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	709.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	710.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	711.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	712.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	713.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	714.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	715.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	716.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	717.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	718.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	719.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	720.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	721.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr002hr	Outlet	BASE	722.01	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr004hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr004hr	Outlet	BASE	701.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	702.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	703.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	704.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	705.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	706.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	707.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	708.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	709.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	710.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	711.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	712.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	713.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	714.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	715.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	716.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	717.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	718.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	719.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	720.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	721.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	722.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	723.26	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr004hr	Outlet	BASE	724.02	57.70	57.70	0	0.00	0.00	0.1	0.0
100yr008hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	2.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	3.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr008hr	Outlet	BASE	4.25	57.70	57.70	0	0.20	0.00	0.0	0.0
100yr008hr	Outlet	BASE	5.26	57.70	57.70	0	0.37	0.00	0.0	0.0
100yr008hr	Outlet	BASE	6.26	57.70	57.70	0	0.33	0.00	0.1	0.0
100yr008hr	Outlet	BASE	7.26	57.70	57.70	0	0.29	0.00	0.1	0.0
100yr008hr	Outlet	BASE	8.26	57.70	57.70	0	0.23	0.00	0.1	0.0
100yr008hr	Outlet	BASE	9.26	57.70	57.70	0	0.19	0.00	0.1	0.0
100yr008hr	Outlet	BASE	10.26	57.70	57.70	0	0.18	0.00	0.1	0.0
100yr008hr	Outlet	BASE	11.26	57.70	57.70	0	0.16	0.00	0.2	0.0
100yr008hr	Outlet	BASE	12.26	57.70	57.70	0	0.14	0.00	0.2	0.0
100yr008hr	Outlet	BASE	13.26	57.70	57.70	0	0.12	0.00	0.2	0.0
100yr008hr	Outlet	BASE	14.26	57.70	57.70	0	0.11	0.00	0.2	0.0
100yr008hr	Outlet	BASE	15.26	57.70	57.70	0	0.09	0.00	0.2	0.0
100yr008hr	Outlet	BASE	16.26	57.70	57.70	0	0.06	0.00	0.2	0.0
100yr008hr	Outlet	BASE	17.26	57.70	57.70	0	0.04	0.00	0.2	0.0
100yr008hr	Outlet	BASE	18.26	57.70	57.70	0	0.02	0.00	0.2	0.0
100yr008hr	Outlet	BASE	19.26	57.70	57.70	0	0.01	0.00	0.2	0.0
100yr008hr	Outlet	BASE	20.26	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	21.26	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	22.26	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	23.26	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	24.26	57.70	57.70	0	0.00	0.00	0.2	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr008hr	Outlet	BASE	727.26	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr008hr	Outlet	BASE	728.02	57.70	57.70	0	0.00	0.00	0.2	0.0
100yr024hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	8.25	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	9.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr024hr	Outlet	BASE	10.26	57.70	57.70	0	0.03	0.00	0.0	0.0
100yr024hr	Outlet	BASE	11.26	57.70	57.70	0	0.14	0.00	0.0	0.0
100yr024hr	Outlet	BASE	12.25	57.70	57.70	0	0.20	0.00	0.0	0.0
100yr024hr	Outlet	BASE	13.26	57.70	57.70	0	0.29	0.00	0.0	0.0
100yr024hr	Outlet	BASE	14.26	57.70	57.70	0	0.40	0.00	0.1	0.0
100yr024hr	Outlet	BASE	15.26	57.70	57.70	0	0.47	0.00	0.1	0.0
100yr024hr	Outlet	BASE	16.26	57.70	57.70	0	0.47	0.00	0.1	0.0
100yr024hr	Outlet	BASE	17.26	57.70	57.70	0	0.44	0.00	0.2	0.0
100yr024hr	Outlet	BASE	18.26	57.70	57.70	0	0.42	0.00	0.2	0.0
100yr024hr	Outlet	BASE	19.26	57.70	57.70	0	0.40	0.00	0.3	0.0
100yr024hr	Outlet	BASE	20.26	57.70	57.70	0	0.36	0.00	0.3	0.0
100yr024hr	Outlet	BASE	21.26	57.70	57.70	0	0.33	0.00	0.3	0.0
100yr024hr	Outlet	BASE	22.26	57.70	57.70	0	0.27	0.00	0.3	0.0
100yr024hr	Outlet	BASE	23.26	57.70	57.70	0	0.22	0.00	0.4	0.0
100yr024hr	Outlet	BASE	24.26	57.70	57.70	0	0.20	0.00	0.4	0.0
100yr024hr	Outlet	BASE	25.26	57.70	57.70	0	0.19	0.00	0.4	0.0
100yr024hr	Outlet	BASE	26.26	57.70	57.70	0	0.17	0.00	0.4	0.0
100yr024hr	Outlet	BASE	27.26	57.70	57.70	0	0.16	0.00	0.4	0.0
100yr024hr	Outlet	BASE	28.26	57.70	57.70	0	0.14	0.00	0.4	0.0
100yr024hr	Outlet	BASE	29.26	57.70	57.70	0	0.13	0.00	0.4	0.0
100yr024hr	Outlet	BASE	30.26	57.70	57.70	0	0.11	0.00	0.5	0.0
100yr024hr	Outlet	BASE	31.26	57.70	57.70	0	0.10	0.00	0.5	0.0
100yr024hr	Outlet	BASE	32.26	57.70	57.70	0	0.08	0.00	0.5	0.0
100yr024hr	Outlet	BASE	33.26	57.70	57.70	0	0.06	0.00	0.5	0.0
100yr024hr	Outlet	BASE	34.26	57.70	57.70	0	0.04	0.00	0.5	0.0
100yr024hr	Outlet	BASE	35.26	57.70	57.70	0	0.03	0.00	0.5	0.0
100yr024hr	Outlet	BASE	36.26	57.70	57.70	0	0.02	0.00	0.5	0.0
100yr024hr	Outlet	BASE	37.26	57.70	57.70	0	0.01	0.00	0.5	0.0
100yr024hr	Outlet	BASE	38.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	39.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	40.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	41.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	42.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	43.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	44.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	45.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	46.26	57.70	57.70	0	0.00	0.00	0.5	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr024hr	Outlet	BASE	695.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	696.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	697.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	698.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	699.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	700.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	701.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	702.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	703.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	704.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	705.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	706.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	707.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	708.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	709.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	710.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	711.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	712.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	713.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	714.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	715.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	716.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	717.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	718.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	719.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	720.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	721.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	722.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	723.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	724.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	725.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	726.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	727.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	728.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	729.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	730.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	731.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	732.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	733.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	734.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	735.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	736.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	737.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	738.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	739.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	740.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	741.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	742.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	743.26	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr024hr	Outlet	BASE	744.01	57.70	57.70	0	0.00	0.00	0.5	0.0
100yr072hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr072hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr072hr	Outlet	BASE	755.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	756.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	757.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	758.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	759.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	760.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	761.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	762.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	763.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	764.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	765.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	766.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	767.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	768.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	769.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	770.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	771.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	772.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	773.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	774.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	775.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	776.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	777.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	778.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	779.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	780.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	781.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	782.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	783.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	784.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	785.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	786.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	787.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	788.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	789.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	790.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	791.26	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr072hr	Outlet	BASE	792.00	57.70	57.70	0	0.00	0.00	0.6	0.0
100yr168hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr168hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr168hr	Outlet	BASE	875.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	876.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	877.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	878.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	879.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	880.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	881.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	882.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	883.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	884.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	885.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	886.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	887.27	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr168hr	Outlet	BASE	888.01	57.70	57.70	0	0.00	0.00	0.7	0.0
100yr240hr	Outlet	BASE	0.00	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.26	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.50	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	0.77	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	1.02	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	1.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	2.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	3.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	4.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	5.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	6.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	7.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	8.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	9.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	10.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	11.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	12.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	13.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	14.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	15.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	16.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	17.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	18.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	19.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	20.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	21.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	22.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	23.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	24.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	25.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	26.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	27.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	28.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	29.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	30.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	31.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	32.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	33.27	57.70	57.70	0	0.00	0.00	0.0	0.0
100yr240hr	Outlet	BASE	34.27	57.70	57.70	0	0.00	0.00	0.0	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr240hr	Outlet	BASE	953.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	954.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	955.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	956.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	957.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	958.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	959.27	57.70	57.70	0	0.00	0.00	0.8	0.0
100yr240hr	Outlet	BASE	960.01	57.70	57.70	0	0.00	0.00	0.8	0.0

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr001hr	SMF-1	BASE	50.25	60.60	63.50	4119	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	51.25	60.59	63.50	4107	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	52.25	60.58	63.50	4096	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	53.25	60.56	63.50	4084	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	54.25	60.55	63.50	4073	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	55.25	60.54	63.50	4062	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	56.25	60.53	63.50	4051	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	57.25	60.52	63.50	4041	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	58.25	60.51	63.50	4030	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	59.25	60.49	63.50	4020	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	60.25	60.48	63.50	4010	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	61.25	60.47	63.50	3999	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	62.25	60.46	63.50	3989	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	63.25	60.45	63.50	3980	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	64.25	60.44	63.50	3970	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	65.25	60.43	63.50	3960	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	66.25	60.42	63.50	3951	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	67.25	60.41	63.50	3941	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	68.25	60.40	63.50	3932	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	69.25	60.39	63.50	3923	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	70.25	60.38	63.50	3914	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	71.25	60.37	63.50	3905	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	72.25	60.36	63.50	3896	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	73.25	60.35	63.50	3887	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	74.25	60.34	63.50	3879	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	75.25	60.34	63.50	3870	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	76.25	60.33	63.50	3861	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	77.25	60.32	63.50	3853	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	78.25	60.31	63.50	3845	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	79.25	60.30	63.50	3837	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	80.25	60.29	63.50	3829	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	81.25	60.28	63.50	3820	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	82.25	60.27	63.50	3813	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	83.25	60.27	63.50	3805	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	84.25	60.26	63.50	3797	0.00	0.01	0.3	0.3
100yr001hr	SMF-1	BASE	85.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	86.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	87.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	88.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	89.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	90.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	91.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	92.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	93.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	94.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	95.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	96.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	97.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	98.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	99.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	100.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	101.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	102.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	103.25	60.25	63.50	3790	0.00	0.00	0.3	0.3

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr001hr	SMF-1	BASE	698.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	699.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	700.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	701.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	702.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	703.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	704.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	705.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	706.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	707.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	708.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	709.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	710.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	711.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	712.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	713.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	714.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	715.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	716.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	717.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	718.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	719.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	720.25	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr001hr	SMF-1	BASE	721.01	60.25	63.50	3790	0.00	0.00	0.3	0.3
100yr002hr	SMF-1	BASE	0.00	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr002hr	SMF-1	BASE	0.26	60.26	63.50	3804	0.89	0.40	0.0	0.0
100yr002hr	SMF-1	BASE	0.50	60.71	63.50	4219	3.92	0.44	0.1	0.0
100yr002hr	SMF-1	BASE	0.75	61.62	63.50	5101	6.59	0.53	0.2	0.0
100yr002hr	SMF-1	BASE	1.00	62.45	63.50	5939	3.61	0.76	0.3	0.0
100yr002hr	SMF-1	BASE	1.25	62.71	63.50	6217	1.85	0.82	0.3	0.1
100yr002hr	SMF-1	BASE	2.26	62.79	63.50	6297	0.04	0.84	0.4	0.1
100yr002hr	SMF-1	BASE	3.26	62.40	63.50	5891	0.00	0.44	0.4	0.2
100yr002hr	SMF-1	BASE	4.26	62.19	63.50	5669	0.00	0.27	0.4	0.2
100yr002hr	SMF-1	BASE	5.26	62.04	63.50	5522	0.00	0.18	0.4	0.2
100yr002hr	SMF-1	BASE	6.26	61.94	63.50	5422	0.00	0.12	0.4	0.2
100yr002hr	SMF-1	BASE	7.26	61.87	63.50	5351	0.00	0.09	0.4	0.2
100yr002hr	SMF-1	BASE	8.26	61.82	63.50	5295	0.00	0.08	0.4	0.3
100yr002hr	SMF-1	BASE	9.26	61.77	63.50	5246	0.00	0.07	0.4	0.3
100yr002hr	SMF-1	BASE	10.26	61.72	63.50	5201	0.00	0.06	0.4	0.3
100yr002hr	SMF-1	BASE	11.26	61.68	63.50	5159	0.00	0.06	0.4	0.3
100yr002hr	SMF-1	BASE	12.26	61.64	63.50	5120	0.00	0.05	0.4	0.3
100yr002hr	SMF-1	BASE	13.26	61.60	63.50	5084	0.00	0.05	0.4	0.3
100yr002hr	SMF-1	BASE	14.26	61.57	63.50	5049	0.00	0.05	0.4	0.3
100yr002hr	SMF-1	BASE	15.26	61.54	63.50	5016	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	16.26	61.51	63.50	4985	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	17.26	61.48	63.50	4955	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	18.26	61.45	63.50	4927	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	19.26	61.42	63.50	4899	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	20.26	61.39	63.50	4873	0.00	0.04	0.4	0.3
100yr002hr	SMF-1	BASE	21.26	61.37	63.50	4847	0.00	0.03	0.4	0.3
100yr002hr	SMF-1	BASE	22.26	61.34	63.50	4822	0.00	0.03	0.4	0.3
100yr002hr	SMF-1	BASE	23.26	61.32	63.50	4798	0.00	0.03	0.4	0.3
100yr002hr	SMF-1	BASE	24.26	61.29	63.50	4775	0.00	0.03	0.4	0.3

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr002hr	SMF-1	BASE	79.26	60.53	63.50	4050	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	80.26	60.52	63.50	4041	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	81.26	60.51	63.50	4033	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	82.26	60.50	63.50	4024	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	83.26	60.49	63.50	4016	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	84.26	60.48	63.50	4007	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	85.26	60.47	63.50	3999	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	86.26	60.46	63.50	3991	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	87.26	60.46	63.50	3983	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	88.26	60.45	63.50	3975	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	89.26	60.44	63.50	3967	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	90.26	60.43	63.50	3959	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	91.26	60.42	63.50	3951	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	92.26	60.41	63.50	3943	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	93.26	60.41	63.50	3936	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	94.26	60.40	63.50	3928	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	95.26	60.39	63.50	3921	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	96.26	60.38	63.50	3913	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	97.26	60.37	63.50	3906	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	98.26	60.37	63.50	3898	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	99.26	60.36	63.50	3891	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	100.26	60.35	63.50	3884	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	101.26	60.34	63.50	3877	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	102.26	60.34	63.50	3870	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	103.26	60.33	63.50	3863	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	104.26	60.32	63.50	3856	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	105.26	60.31	63.50	3849	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	106.26	60.31	63.50	3842	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	107.26	60.30	63.50	3835	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	108.26	60.29	63.50	3829	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	109.26	60.28	63.50	3822	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	110.26	60.28	63.50	3815	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	111.26	60.27	63.50	3809	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	112.26	60.26	63.50	3802	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	113.26	60.26	63.50	3796	0.00	0.01	0.4	0.4
100yr002hr	SMF-1	BASE	114.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	115.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	116.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	117.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	118.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	119.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	120.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	121.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	122.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	123.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	124.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	125.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	126.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	127.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	128.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	129.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	130.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	131.26	60.25	63.50	3790	0.00	0.00	0.4	0.4
100yr002hr	SMF-1	BASE	132.26	60.25	63.50	3790	0.00	0.00	0.4	0.4

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr004hr	SMF-1	BASE	0.77	60.26	63.50	3797	0.54	0.40	0.0	0.0
100yr004hr	SMF-1	BASE	1.00	60.33	63.50	3869	0.91	0.40	0.0	0.0
100yr004hr	SMF-1	BASE	1.25	60.58	63.50	4098	2.04	0.43	0.1	0.0
100yr004hr	SMF-1	BASE	2.25	62.43	63.50	5913	3.17	0.76	0.3	0.1
100yr004hr	SMF-1	BASE	3.25	63.23	63.50	6766	0.85	1.05	0.4	0.1
100yr004hr	SMF-1	BASE	4.26	63.02	63.50	6536	0.02	0.56	0.5	0.2
100yr004hr	SMF-1	BASE	5.26	62.76	63.50	6269	0.00	0.38	0.5	0.3
100yr004hr	SMF-1	BASE	6.26	62.57	63.50	6064	0.00	0.30	0.5	0.3
100yr004hr	SMF-1	BASE	7.26	62.41	63.50	5892	0.00	0.25	0.5	0.3
100yr004hr	SMF-1	BASE	8.26	62.27	63.50	5746	0.00	0.21	0.5	0.3
100yr004hr	SMF-1	BASE	9.26	62.15	63.50	5626	0.00	0.17	0.5	0.3
100yr004hr	SMF-1	BASE	10.26	62.05	63.50	5528	0.00	0.13	0.5	0.3
100yr004hr	SMF-1	BASE	11.26	61.97	63.50	5453	0.00	0.10	0.5	0.4
100yr004hr	SMF-1	BASE	12.26	61.92	63.50	5396	0.00	0.07	0.5	0.4
100yr004hr	SMF-1	BASE	13.26	61.87	63.50	5351	0.00	0.06	0.5	0.4
100yr004hr	SMF-1	BASE	14.26	61.83	63.50	5313	0.00	0.05	0.5	0.4
100yr004hr	SMF-1	BASE	15.26	61.80	63.50	5279	0.00	0.05	0.5	0.4
100yr004hr	SMF-1	BASE	16.26	61.77	63.50	5247	0.00	0.05	0.5	0.4
100yr004hr	SMF-1	BASE	17.26	61.74	63.50	5215	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	18.26	61.71	63.50	5185	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	19.26	61.68	63.50	5156	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	20.26	61.65	63.50	5128	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	21.26	61.62	63.50	5101	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	22.26	61.60	63.50	5075	0.00	0.04	0.5	0.4
100yr004hr	SMF-1	BASE	23.26	61.57	63.50	5050	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	24.26	61.55	63.50	5026	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	25.26	61.52	63.50	5002	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	26.26	61.50	63.50	4979	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	27.26	61.48	63.50	4956	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	28.26	61.45	63.50	4935	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	29.26	61.43	63.50	4913	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	30.26	61.41	63.50	4892	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	31.26	61.39	63.50	4872	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	32.26	61.37	63.50	4852	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	33.26	61.35	63.50	4833	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	34.26	61.33	63.50	4814	0.00	0.03	0.5	0.4
100yr004hr	SMF-1	BASE	35.26	61.31	63.50	4795	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	36.26	61.30	63.50	4777	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	37.26	61.28	63.50	4759	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	38.26	61.26	63.50	4742	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	39.26	61.24	63.50	4725	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	40.26	61.23	63.50	4709	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	41.26	61.21	63.50	4693	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	42.26	61.19	63.50	4678	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	43.26	61.18	63.50	4663	0.00	0.02	0.5	0.4
100yr004hr	SMF-1	BASE	44.26	61.16	63.50	4648	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	45.26	61.15	63.50	4634	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	46.26	61.13	63.50	4619	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	47.26	61.12	63.50	4605	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	48.26	61.10	63.50	4591	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	49.26	61.09	63.50	4578	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	50.26	61.07	63.50	4564	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	51.26	61.06	63.50	4551	0.00	0.02	0.5	0.5
100yr004hr	SMF-1	BASE	52.26	61.05	63.50	4538	0.00	0.02	0.5	0.5

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr004hr	SMF-1	BASE	107.26	60.49	63.50	4016	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	108.26	60.48	63.50	4009	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	109.26	60.48	63.50	4002	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	110.26	60.47	63.50	3995	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	111.26	60.46	63.50	3988	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	112.26	60.45	63.50	3981	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	113.26	60.45	63.50	3974	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	114.26	60.44	63.50	3967	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	115.26	60.43	63.50	3960	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	116.26	60.42	63.50	3954	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	117.26	60.42	63.50	3947	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	118.26	60.41	63.50	3940	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	119.26	60.40	63.50	3934	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	120.26	60.40	63.50	3927	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	121.26	60.39	63.50	3921	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	122.26	60.38	63.50	3914	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	123.26	60.38	63.50	3908	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	124.26	60.37	63.50	3902	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	125.26	60.36	63.50	3895	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	126.26	60.36	63.50	3889	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	127.26	60.35	63.50	3883	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	128.26	60.34	63.50	3877	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	129.26	60.34	63.50	3871	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	130.26	60.33	63.50	3865	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	131.26	60.32	63.50	3859	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	132.26	60.32	63.50	3853	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	133.26	60.31	63.50	3847	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	134.26	60.30	63.50	3841	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	135.26	60.30	63.50	3835	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	136.26	60.29	63.50	3829	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	137.26	60.29	63.50	3823	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	138.26	60.28	63.50	3818	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	139.26	60.27	63.50	3812	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	140.26	60.27	63.50	3806	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	141.26	60.26	63.50	3801	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	142.26	60.26	63.50	3795	0.00	0.01	0.5	0.5
100yr004hr	SMF-1	BASE	143.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	144.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	145.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	146.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	147.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	148.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	149.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	150.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	151.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	152.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	153.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	154.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	155.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	156.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	157.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	158.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	159.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	160.26	60.25	63.50	3790	0.00	0.00	0.5	0.5

Simulation	Node	Group	Time	Stage	Warning Stage	Surface Area	Total Inflow	Total Outflow	Total Vol In	Total Vol Out
			hrs	ft	ft	ft2	cfs	cfs	af	af
100yr004hr	SMF-1	BASE	701.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	702.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	703.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	704.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	705.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	706.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	707.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	708.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	709.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	710.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	711.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	712.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	713.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	714.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	715.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	716.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	717.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	718.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	719.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	720.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	721.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	722.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	723.26	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr004hr	SMF-1	BASE	724.02	60.25	63.50	3790	0.00	0.00	0.5	0.5
100yr008hr	SMF-1	BASE	0.00	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr008hr	SMF-1	BASE	0.26	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr008hr	SMF-1	BASE	0.50	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr008hr	SMF-1	BASE	0.77	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr008hr	SMF-1	BASE	1.02	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr008hr	SMF-1	BASE	1.27	60.25	63.50	3791	0.15	0.14	0.0	0.0
100yr008hr	SMF-1	BASE	2.25	60.43	63.50	3958	1.01	0.41	0.0	0.0
100yr008hr	SMF-1	BASE	3.25	61.25	63.50	4735	3.38	0.49	0.2	0.1
100yr008hr	SMF-1	BASE	4.25	62.99	63.50	6505	1.59	0.88	0.4	0.1
100yr008hr	SMF-1	BASE	5.26	63.26	63.50	6797	0.60	0.75	0.5	0.2
100yr008hr	SMF-1	BASE	6.26	63.21	63.50	6740	0.46	0.56	0.6	0.2
100yr008hr	SMF-1	BASE	7.26	63.16	63.50	6692	0.28	0.47	0.6	0.3
100yr008hr	SMF-1	BASE	8.26	63.06	63.50	6587	0.02	0.37	0.6	0.3
100yr008hr	SMF-1	BASE	9.26	62.88	63.50	6394	0.00	0.30	0.6	0.3
100yr008hr	SMF-1	BASE	10.26	62.72	63.50	6223	0.00	0.27	0.6	0.4
100yr008hr	SMF-1	BASE	11.26	62.57	63.50	6067	0.00	0.24	0.6	0.4
100yr008hr	SMF-1	BASE	12.26	62.44	63.50	5926	0.00	0.21	0.6	0.4
100yr008hr	SMF-1	BASE	13.26	62.32	63.50	5799	0.00	0.18	0.6	0.4
100yr008hr	SMF-1	BASE	14.26	62.21	63.50	5689	0.00	0.16	0.6	0.4
100yr008hr	SMF-1	BASE	15.26	62.12	63.50	5595	0.00	0.13	0.6	0.5
100yr008hr	SMF-1	BASE	16.26	62.04	63.50	5517	0.00	0.10	0.6	0.5
100yr008hr	SMF-1	BASE	17.26	61.98	63.50	5456	0.00	0.08	0.6	0.5
100yr008hr	SMF-1	BASE	18.26	61.93	63.50	5408	0.00	0.06	0.6	0.5
100yr008hr	SMF-1	BASE	19.26	61.89	63.50	5371	0.00	0.05	0.6	0.5
100yr008hr	SMF-1	BASE	20.26	61.86	63.50	5339	0.00	0.04	0.6	0.5
100yr008hr	SMF-1	BASE	21.26	61.83	63.50	5311	0.00	0.04	0.6	0.5
100yr008hr	SMF-1	BASE	22.26	61.81	63.50	5285	0.00	0.04	0.6	0.5
100yr008hr	SMF-1	BASE	23.26	61.78	63.50	5260	0.00	0.04	0.6	0.5
100yr008hr	SMF-1	BASE	24.26	61.76	63.50	5235	0.00	0.04	0.6	0.5

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr008hr	SMF-1	BASE	133.26	60.47	63.50	3998	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	134.26	60.46	63.50	3991	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	135.26	60.46	63.50	3985	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	136.26	60.45	63.50	3979	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	137.26	60.44	63.50	3973	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	138.26	60.44	63.50	3967	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	139.26	60.43	63.50	3961	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	140.26	60.43	63.50	3955	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	141.26	60.42	63.50	3949	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	142.26	60.41	63.50	3943	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	143.26	60.41	63.50	3938	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	144.26	60.40	63.50	3932	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	145.26	60.39	63.50	3926	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	146.26	60.39	63.50	3920	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	147.26	60.38	63.50	3915	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	148.26	60.38	63.50	3909	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	149.26	60.37	63.50	3903	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	150.26	60.36	63.50	3898	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	151.26	60.36	63.50	3892	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	152.26	60.35	63.50	3887	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	153.26	60.35	63.50	3881	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	154.26	60.34	63.50	3876	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	155.26	60.34	63.50	3871	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	156.26	60.33	63.50	3865	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	157.26	60.32	63.50	3860	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	158.26	60.32	63.50	3855	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	159.26	60.31	63.50	3849	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	160.26	60.31	63.50	3844	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	161.26	60.30	63.50	3839	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	162.26	60.30	63.50	3834	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	163.26	60.29	63.50	3829	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	164.26	60.29	63.50	3823	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	165.26	60.28	63.50	3818	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	166.26	60.28	63.50	3813	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	167.26	60.27	63.50	3808	0.00	0.01	0.6	0.6
100yr008hr	SMF-1	BASE	168.26	60.26	63.50	3803	0.00	0.01	0.6	0.7
100yr008hr	SMF-1	BASE	169.26	60.26	63.50	3798	0.00	0.01	0.6	0.7
100yr008hr	SMF-1	BASE	170.26	60.25	63.50	3794	0.00	0.01	0.6	0.7
100yr008hr	SMF-1	BASE	171.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	172.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	173.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	174.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	175.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	176.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	177.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	178.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	179.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	180.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	181.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	182.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	183.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	184.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	185.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	186.26	60.25	63.50	3790	0.00	0.00	0.6	0.7

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr008hr	SMF-1	BASE	727.26	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr008hr	SMF-1	BASE	728.02	60.25	63.50	3790	0.00	0.00	0.6	0.7
100yr024hr	SMF-1	BASE	0.00	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	0.26	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	0.50	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	0.77	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	1.02	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	1.27	60.25	63.50	3790	0.00	0.00	0.0	0.0
100yr024hr	SMF-1	BASE	2.27	60.25	63.50	3790	0.11	0.10	0.0	0.0
100yr024hr	SMF-1	BASE	3.27	60.25	63.50	3791	0.21	0.21	0.0	0.0
100yr024hr	SMF-1	BASE	4.27	60.25	63.50	3792	0.27	0.27	0.0	0.0
100yr024hr	SMF-1	BASE	5.27	60.28	63.50	3819	0.40	0.20	0.1	0.1
100yr024hr	SMF-1	BASE	6.27	60.51	63.50	4037	0.43	0.14	0.1	0.1
100yr024hr	SMF-1	BASE	7.27	60.79	63.50	4293	0.45	0.12	0.1	0.1
100yr024hr	SMF-1	BASE	8.25	61.08	63.50	4575	0.68	0.12	0.2	0.1
100yr024hr	SMF-1	BASE	9.26	61.52	63.50	5002	0.72	0.14	0.2	0.1
100yr024hr	SMF-1	BASE	10.26	61.94	63.50	5424	0.96	0.18	0.3	0.1
100yr024hr	SMF-1	BASE	11.26	62.42	63.50	5912	1.21	0.31	0.4	0.1
100yr024hr	SMF-1	BASE	12.25	62.91	63.50	6425	0.89	0.38	0.5	0.2
100yr024hr	SMF-1	BASE	13.26	63.16	63.50	6686	0.76	0.46	0.6	0.2
100yr024hr	SMF-1	BASE	14.26	63.29	63.50	6824	0.75	0.55	0.6	0.2
100yr024hr	SMF-1	BASE	15.26	63.36	63.50	6908	0.63	0.61	0.7	0.3
100yr024hr	SMF-1	BASE	16.26	63.36	63.50	6909	0.51	0.60	0.7	0.3
100yr024hr	SMF-1	BASE	17.26	63.33	63.50	6869	0.50	0.55	0.8	0.4
100yr024hr	SMF-1	BASE	18.26	63.31	63.50	6850	0.50	0.52	0.8	0.4
100yr024hr	SMF-1	BASE	19.26	63.30	63.50	6832	0.39	0.50	0.8	0.5
100yr024hr	SMF-1	BASE	20.26	63.25	63.50	6777	0.38	0.45	0.9	0.5
100yr024hr	SMF-1	BASE	21.26	63.21	63.50	6738	0.26	0.41	0.9	0.5
100yr024hr	SMF-1	BASE	22.26	63.13	63.50	6658	0.13	0.34	0.9	0.6
100yr024hr	SMF-1	BASE	23.26	63.03	63.50	6553	0.13	0.28	0.9	0.6
100yr024hr	SMF-1	BASE	24.26	62.94	63.50	6460	0.01	0.26	0.9	0.6
100yr024hr	SMF-1	BASE	25.26	62.81	63.50	6313	0.00	0.24	0.9	0.6
100yr024hr	SMF-1	BASE	26.26	62.68	63.50	6177	0.00	0.21	0.9	0.7
100yr024hr	SMF-1	BASE	27.26	62.55	63.50	6049	0.00	0.20	0.9	0.7
100yr024hr	SMF-1	BASE	28.26	62.44	63.50	5932	0.00	0.18	0.9	0.7
100yr024hr	SMF-1	BASE	29.26	62.34	63.50	5824	0.00	0.16	0.9	0.7
100yr024hr	SMF-1	BASE	30.26	62.25	63.50	5725	0.00	0.14	0.9	0.7
100yr024hr	SMF-1	BASE	31.26	62.16	63.50	5642	0.00	0.12	0.9	0.7
100yr024hr	SMF-1	BASE	32.26	62.09	63.50	5568	0.00	0.11	0.9	0.7
100yr024hr	SMF-1	BASE	33.26	62.03	63.50	5508	0.00	0.08	0.9	0.8
100yr024hr	SMF-1	BASE	34.26	61.98	63.50	5460	0.00	0.07	0.9	0.8
100yr024hr	SMF-1	BASE	35.26	61.94	63.50	5422	0.00	0.05	0.9	0.8
100yr024hr	SMF-1	BASE	36.26	61.91	63.50	5391	0.00	0.04	0.9	0.8
100yr024hr	SMF-1	BASE	37.26	61.89	63.50	5366	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	38.26	61.87	63.50	5344	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	39.26	61.85	63.50	5325	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	40.26	61.83	63.50	5307	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	41.26	61.81	63.50	5289	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	42.26	61.79	63.50	5272	0.00	0.03	0.9	0.8
100yr024hr	SMF-1	BASE	43.26	61.78	63.50	5255	0.00	0.02	0.9	0.8
100yr024hr	SMF-1	BASE	44.26	61.76	63.50	5238	0.00	0.02	0.9	0.8
100yr024hr	SMF-1	BASE	45.26	61.74	63.50	5221	0.00	0.02	0.9	0.8
100yr024hr	SMF-1	BASE	46.26	61.73	63.50	5205	0.00	0.02	0.9	0.8

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr024hr	SMF-1	BASE	209.26	60.34	63.50	3878	0.00	0.01	0.9	0.9
100yr024hr	SMF-1	BASE	210.26	60.34	63.50	3873	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	211.26	60.33	63.50	3869	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	212.26	60.33	63.50	3865	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	213.26	60.33	63.50	3860	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	214.26	60.32	63.50	3856	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	215.26	60.32	63.50	3852	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	216.26	60.31	63.50	3848	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	217.26	60.31	63.50	3843	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	218.26	60.30	63.50	3839	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	219.26	60.30	63.50	3835	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	220.26	60.29	63.50	3831	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	221.26	60.29	63.50	3827	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	222.26	60.29	63.50	3823	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	223.26	60.28	63.50	3819	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	224.26	60.28	63.50	3815	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	225.26	60.27	63.50	3811	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	226.26	60.27	63.50	3806	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	227.26	60.26	63.50	3802	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	228.26	60.26	63.50	3799	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	229.26	60.26	63.50	3795	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	230.26	60.25	63.50	3791	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	231.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	232.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	233.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	234.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	235.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	236.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	237.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	238.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	239.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	240.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	241.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	242.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	243.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	244.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	245.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	246.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	247.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	248.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	249.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	250.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	251.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	252.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	253.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	254.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	255.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	256.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	257.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	258.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	259.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	260.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	261.26	60.25	63.50	3790	0.00	0.00	0.9	0.9
100yr024hr	SMF-1	BASE	262.26	60.25	63.50	3790	0.00	0.00	0.9	0.9

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr072hr	SMF-1	BASE	53.27	62.14	63.50	5614	0.21	0.13	0.7	0.5
100yr072hr	SMF-1	BASE	54.27	62.18	63.50	5659	0.21	0.15	0.7	0.5
100yr072hr	SMF-1	BASE	55.27	62.22	63.50	5698	0.21	0.15	0.7	0.5
100yr072hr	SMF-1	BASE	56.26	62.30	63.50	5781	0.74	0.17	0.7	0.5
100yr072hr	SMF-1	BASE	57.26	62.64	63.50	6137	0.78	0.25	0.8	0.5
100yr072hr	SMF-1	BASE	58.26	62.93	63.50	6442	0.78	0.29	0.9	0.5
100yr072hr	SMF-1	BASE	59.26	63.17	63.50	6699	0.78	0.40	0.9	0.6
100yr072hr	SMF-1	BASE	60.26	63.31	63.50	6849	0.46	0.52	1.0	0.6
100yr072hr	SMF-1	BASE	61.26	63.29	63.50	6822	0.44	0.48	1.0	0.7
100yr072hr	SMF-1	BASE	62.26	63.27	63.50	6809	0.44	0.46	1.1	0.7
100yr072hr	SMF-1	BASE	63.26	63.27	63.50	6804	0.44	0.45	1.1	0.7
100yr072hr	SMF-1	BASE	64.26	63.25	63.50	6781	0.18	0.43	1.1	0.8
100yr072hr	SMF-1	BASE	65.26	63.14	63.50	6662	0.16	0.32	1.1	0.8
100yr072hr	SMF-1	BASE	66.26	63.06	63.50	6582	0.16	0.28	1.2	0.8
100yr072hr	SMF-1	BASE	67.26	63.00	63.50	6522	0.16	0.25	1.2	0.8
100yr072hr	SMF-1	BASE	68.26	62.95	63.50	6462	0.08	0.24	1.2	0.9
100yr072hr	SMF-1	BASE	69.26	62.85	63.50	6365	0.07	0.23	1.2	0.9
100yr072hr	SMF-1	BASE	70.26	62.77	63.50	6275	0.07	0.21	1.2	0.9
100yr072hr	SMF-1	BASE	71.26	62.69	63.50	6191	0.07	0.20	1.2	0.9
100yr072hr	SMF-1	BASE	72.26	62.61	63.50	6107	0.00	0.19	1.2	0.9
100yr072hr	SMF-1	BASE	73.26	62.50	63.50	5993	0.00	0.17	1.2	1.0
100yr072hr	SMF-1	BASE	74.26	62.40	63.50	5888	0.00	0.16	1.2	1.0
100yr072hr	SMF-1	BASE	75.26	62.31	63.50	5793	0.00	0.14	1.2	1.0
100yr072hr	SMF-1	BASE	76.26	62.23	63.50	5707	0.00	0.12	1.2	1.0
100yr072hr	SMF-1	BASE	77.26	62.15	63.50	5633	0.00	0.11	1.2	1.0
100yr072hr	SMF-1	BASE	78.26	62.09	63.50	5568	0.00	0.09	1.2	1.0
100yr072hr	SMF-1	BASE	79.26	62.04	63.50	5515	0.00	0.07	1.2	1.0
100yr072hr	SMF-1	BASE	80.26	61.99	63.50	5472	0.00	0.06	1.2	1.0
100yr072hr	SMF-1	BASE	81.26	61.96	63.50	5437	0.00	0.05	1.2	1.0
100yr072hr	SMF-1	BASE	82.26	61.93	63.50	5410	0.00	0.04	1.2	1.0
100yr072hr	SMF-1	BASE	83.26	61.91	63.50	5388	0.00	0.03	1.2	1.0
100yr072hr	SMF-1	BASE	84.26	61.89	63.50	5369	0.00	0.03	1.2	1.0
100yr072hr	SMF-1	BASE	85.26	61.87	63.50	5352	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	86.26	61.86	63.50	5338	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	87.26	61.85	63.50	5324	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	88.26	61.83	63.50	5312	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	89.26	61.82	63.50	5300	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	90.26	61.81	63.50	5288	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	91.26	61.80	63.50	5276	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	92.26	61.78	63.50	5264	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	93.26	61.77	63.50	5252	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	94.26	61.76	63.50	5240	0.00	0.02	1.2	1.0
100yr072hr	SMF-1	BASE	95.26	61.75	63.50	5228	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	96.26	61.74	63.50	5216	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	97.26	61.73	63.50	5205	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	98.26	61.71	63.50	5193	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	99.26	61.70	63.50	5181	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	100.26	61.69	63.50	5170	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	101.26	61.68	63.50	5158	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	102.26	61.67	63.50	5147	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	103.26	61.66	63.50	5135	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	104.26	61.64	63.50	5124	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	105.26	61.63	63.50	5113	0.00	0.02	1.2	1.1
100yr072hr	SMF-1	BASE	106.26	61.62	63.50	5101	0.00	0.02	1.2	1.1

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr072hr	SMF-1	BASE	323.26	60.30	63.50	3840	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	324.26	60.30	63.50	3837	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	325.26	60.30	63.50	3834	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	326.26	60.29	63.50	3831	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	327.26	60.29	63.50	3828	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	328.26	60.29	63.50	3824	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	329.26	60.28	63.50	3821	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	330.26	60.28	63.50	3818	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	331.26	60.28	63.50	3815	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	332.26	60.27	63.50	3812	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	333.26	60.27	63.50	3809	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	334.26	60.27	63.50	3806	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	335.26	60.26	63.50	3803	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	336.26	60.26	63.50	3801	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	337.26	60.26	63.50	3798	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	338.26	60.26	63.50	3795	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	339.26	60.25	63.50	3792	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	340.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	341.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	342.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	343.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	344.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	345.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	346.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	347.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	348.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	349.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	350.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	351.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	352.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	353.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	354.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	355.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	356.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	357.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	358.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	359.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	360.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	361.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	362.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	363.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	364.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	365.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	366.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	367.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	368.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	369.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	370.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	371.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	372.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	373.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	374.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	375.26	60.25	63.50	3790	0.00	0.00	1.2	1.2
100yr072hr	SMF-1	BASE	376.26	60.25	63.50	3790	0.00	0.00	1.2	1.2

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr168hr	SMF-1	BASE	119.27	61.92	63.50	5396	0.05	0.04	0.7	0.5
100yr168hr	SMF-1	BASE	120.27	61.92	63.50	5404	0.12	0.05	0.7	0.5
100yr168hr	SMF-1	BASE	121.27	61.97	63.50	5445	0.12	0.07	0.7	0.5
100yr168hr	SMF-1	BASE	122.27	62.00	63.50	5477	0.12	0.08	0.7	0.5
100yr168hr	SMF-1	BASE	123.27	62.02	63.50	5501	0.12	0.09	0.7	0.5
100yr168hr	SMF-1	BASE	124.27	62.04	63.50	5521	0.12	0.09	0.7	0.5
100yr168hr	SMF-1	BASE	125.27	62.06	63.50	5536	0.12	0.10	0.7	0.5
100yr168hr	SMF-1	BASE	126.27	62.07	63.50	5548	0.12	0.10	0.7	0.5
100yr168hr	SMF-1	BASE	127.27	62.08	63.50	5557	0.12	0.11	0.7	0.5
100yr168hr	SMF-1	BASE	128.27	62.09	63.50	5565	0.12	0.11	0.7	0.5
100yr168hr	SMF-1	BASE	129.27	62.09	63.50	5572	0.12	0.11	0.7	0.6
100yr168hr	SMF-1	BASE	130.27	62.10	63.50	5578	0.12	0.11	0.8	0.6
100yr168hr	SMF-1	BASE	131.27	62.11	63.50	5584	0.12	0.11	0.8	0.6
100yr168hr	SMF-1	BASE	132.27	62.11	63.50	5589	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	133.27	62.11	63.50	5593	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	134.27	62.12	63.50	5597	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	135.27	62.12	63.50	5601	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	136.27	62.13	63.50	5604	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	137.27	62.13	63.50	5606	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	138.27	62.13	63.50	5607	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	139.27	62.13	63.50	5609	0.12	0.12	0.8	0.6
100yr168hr	SMF-1	BASE	140.27	62.13	63.50	5610	0.12	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	141.27	62.13	63.50	5612	0.12	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	142.27	62.13	63.50	5613	0.12	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	143.27	62.14	63.50	5614	0.12	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	144.27	62.14	63.50	5617	0.14	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	145.27	62.15	63.50	5628	0.14	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	146.27	62.16	63.50	5638	0.14	0.12	0.9	0.7
100yr168hr	SMF-1	BASE	147.27	62.17	63.50	5646	0.14	0.13	0.9	0.7
100yr168hr	SMF-1	BASE	148.27	62.17	63.50	5653	0.14	0.13	0.9	0.7
100yr168hr	SMF-1	BASE	149.27	62.18	63.50	5660	0.14	0.13	1.0	0.7
100yr168hr	SMF-1	BASE	150.27	62.19	63.50	5665	0.14	0.13	1.0	0.8
100yr168hr	SMF-1	BASE	151.27	62.19	63.50	5671	0.14	0.13	1.0	0.8
100yr168hr	SMF-1	BASE	152.27	62.23	63.50	5708	0.51	0.14	1.0	0.8
100yr168hr	SMF-1	BASE	153.27	62.45	63.50	5943	0.54	0.20	1.1	0.8
100yr168hr	SMF-1	BASE	154.27	62.65	63.50	6146	0.54	0.23	1.1	0.8
100yr168hr	SMF-1	BASE	155.27	62.82	63.50	6325	0.54	0.25	1.1	0.8
100yr168hr	SMF-1	BASE	156.27	62.97	63.50	6487	0.54	0.27	1.2	0.9
100yr168hr	SMF-1	BASE	157.27	63.10	63.50	6628	0.54	0.32	1.2	0.9
100yr168hr	SMF-1	BASE	158.27	63.20	63.50	6730	0.54	0.39	1.3	0.9
100yr168hr	SMF-1	BASE	159.27	63.26	63.50	6797	0.54	0.44	1.3	0.9
100yr168hr	SMF-1	BASE	160.27	63.27	63.50	6809	0.13	0.44	1.3	1.0
100yr168hr	SMF-1	BASE	161.27	63.13	63.50	6657	0.10	0.31	1.4	1.0
100yr168hr	SMF-1	BASE	162.27	63.03	63.50	6555	0.10	0.25	1.4	1.0
100yr168hr	SMF-1	BASE	163.27	62.96	63.50	6473	0.10	0.23	1.4	1.1
100yr168hr	SMF-1	BASE	164.27	62.88	63.50	6397	0.10	0.22	1.4	1.1
100yr168hr	SMF-1	BASE	165.27	62.82	63.50	6326	0.10	0.21	1.4	1.1
100yr168hr	SMF-1	BASE	166.27	62.75	63.50	6260	0.10	0.21	1.4	1.1
100yr168hr	SMF-1	BASE	167.27	62.70	63.50	6198	0.10	0.20	1.4	1.1
100yr168hr	SMF-1	BASE	168.27	62.63	63.50	6132	0.01	0.19	1.4	1.1
100yr168hr	SMF-1	BASE	169.27	62.53	63.50	6021	0.00	0.17	1.4	1.2
100yr168hr	SMF-1	BASE	170.27	62.43	63.50	5919	0.00	0.15	1.4	1.2
100yr168hr	SMF-1	BASE	171.27	62.34	63.50	5825	0.00	0.14	1.4	1.2
100yr168hr	SMF-1	BASE	172.27	62.26	63.50	5740	0.00	0.12	1.4	1.2

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr168hr	SMF-1	BASE	497.27	60.37	63.50	3900	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	498.27	60.36	63.50	3898	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	499.27	60.36	63.50	3896	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	500.27	60.36	63.50	3893	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	501.27	60.36	63.50	3891	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	502.27	60.36	63.50	3889	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	503.27	60.35	63.50	3887	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	504.27	60.35	63.50	3885	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	505.27	60.35	63.50	3883	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	506.27	60.35	63.50	3881	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	507.27	60.34	63.50	3878	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	508.27	60.34	63.50	3876	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	509.27	60.34	63.50	3874	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	510.27	60.34	63.50	3872	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	511.27	60.34	63.50	3870	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	512.27	60.33	63.50	3868	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	513.27	60.33	63.50	3866	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	514.27	60.33	63.50	3864	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	515.27	60.33	63.50	3862	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	516.27	60.32	63.50	3860	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	517.27	60.32	63.50	3857	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	518.27	60.32	63.50	3855	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	519.27	60.32	63.50	3853	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	520.27	60.32	63.50	3851	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	521.27	60.31	63.50	3849	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	522.27	60.31	63.50	3847	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	523.27	60.31	63.50	3845	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	524.27	60.31	63.50	3843	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	525.27	60.30	63.50	3841	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	526.27	60.30	63.50	3839	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	527.27	60.30	63.50	3837	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	528.27	60.30	63.50	3835	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	529.27	60.30	63.50	3833	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	530.27	60.29	63.50	3831	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	531.27	60.29	63.50	3829	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	532.27	60.29	63.50	3827	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	533.27	60.29	63.50	3825	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	534.27	60.29	63.50	3823	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	535.27	60.28	63.50	3821	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	536.27	60.28	63.50	3819	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	537.27	60.28	63.50	3817	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	538.27	60.28	63.50	3816	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	539.27	60.28	63.50	3814	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	540.27	60.27	63.50	3812	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	541.27	60.27	63.50	3810	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	542.27	60.27	63.50	3808	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	543.27	60.27	63.50	3806	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	544.27	60.27	63.50	3804	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	545.27	60.26	63.50	3802	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	546.27	60.26	63.50	3800	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	547.27	60.26	63.50	3798	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	548.27	60.26	63.50	3796	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	549.27	60.26	63.50	3795	0.00	0.00	1.4	1.4
100yr168hr	SMF-1	BASE	550.27	60.25	63.50	3793	0.00	0.00	1.4	1.4

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr240hr	SMF-1	BASE	143.27	61.55	63.50	5028	0.02	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	144.27	61.55	63.50	5030	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	145.27	61.57	63.50	5051	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	146.27	61.59	63.50	5072	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	147.27	61.61	63.50	5092	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	148.27	61.63	63.50	5111	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	149.27	61.65	63.50	5130	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	150.27	61.67	63.50	5149	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	151.27	61.69	63.50	5167	0.05	0.02	0.6	0.5
100yr240hr	SMF-1	BASE	152.27	61.71	63.50	5185	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	153.27	61.72	63.50	5203	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	154.27	61.74	63.50	5220	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	155.27	61.76	63.50	5237	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	156.27	61.77	63.50	5254	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	157.27	61.79	63.50	5271	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	158.27	61.81	63.50	5287	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	159.27	61.82	63.50	5304	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	160.27	61.84	63.50	5319	0.05	0.03	0.6	0.5
100yr240hr	SMF-1	BASE	161.27	61.85	63.50	5334	0.05	0.03	0.7	0.5
100yr240hr	SMF-1	BASE	162.27	61.87	63.50	5347	0.05	0.03	0.7	0.5
100yr240hr	SMF-1	BASE	163.27	61.88	63.50	5359	0.05	0.03	0.7	0.5
100yr240hr	SMF-1	BASE	164.27	61.89	63.50	5369	0.05	0.04	0.7	0.5
100yr240hr	SMF-1	BASE	165.27	61.90	63.50	5377	0.05	0.04	0.7	0.5
100yr240hr	SMF-1	BASE	166.27	61.91	63.50	5385	0.05	0.04	0.7	0.5
100yr240hr	SMF-1	BASE	167.27	61.91	63.50	5391	0.05	0.04	0.7	0.5
100yr240hr	SMF-1	BASE	168.27	61.93	63.50	5408	0.18	0.05	0.7	0.5
100yr240hr	SMF-1	BASE	169.27	62.01	63.50	5485	0.18	0.08	0.7	0.5
100yr240hr	SMF-1	BASE	170.27	62.06	63.50	5543	0.18	0.11	0.7	0.5
100yr240hr	SMF-1	BASE	171.27	62.11	63.50	5588	0.18	0.12	0.7	0.5
100yr240hr	SMF-1	BASE	172.27	62.15	63.50	5626	0.18	0.13	0.7	0.5
100yr240hr	SMF-1	BASE	173.27	62.18	63.50	5658	0.18	0.14	0.8	0.6
100yr240hr	SMF-1	BASE	174.27	62.21	63.50	5687	0.18	0.14	0.8	0.6
100yr240hr	SMF-1	BASE	175.27	62.23	63.50	5712	0.18	0.15	0.8	0.6
100yr240hr	SMF-1	BASE	176.26	62.30	63.50	5781	0.67	0.16	0.8	0.6
100yr240hr	SMF-1	BASE	177.26	62.61	63.50	6103	0.71	0.23	0.9	0.6
100yr240hr	SMF-1	BASE	178.26	62.87	63.50	6379	0.71	0.27	0.9	0.6
100yr240hr	SMF-1	BASE	179.26	63.10	63.50	6620	0.71	0.33	1.0	0.7
100yr240hr	SMF-1	BASE	180.27	63.26	63.50	6798	0.71	0.46	1.1	0.7
100yr240hr	SMF-1	BASE	181.27	63.37	63.50	6912	0.71	0.56	1.1	0.7
100yr240hr	SMF-1	BASE	182.27	63.43	63.50	6979	0.71	0.62	1.2	0.8
100yr240hr	SMF-1	BASE	183.27	63.46	63.50	7019	0.71	0.66	1.2	0.8
100yr240hr	SMF-1	BASE	184.27	63.45	63.50	7002	0.17	0.63	1.3	0.9
100yr240hr	SMF-1	BASE	185.27	63.26	63.50	6789	0.13	0.41	1.3	0.9
100yr240hr	SMF-1	BASE	186.27	63.14	63.50	6665	0.13	0.31	1.3	1.0
100yr240hr	SMF-1	BASE	187.27	63.06	63.50	6580	0.13	0.26	1.3	1.0
100yr240hr	SMF-1	BASE	188.27	63.00	63.50	6515	0.13	0.24	1.3	1.0
100yr240hr	SMF-1	BASE	189.27	62.94	63.50	6456	0.13	0.23	1.3	1.0
100yr240hr	SMF-1	BASE	190.27	62.89	63.50	6401	0.13	0.22	1.3	1.0
100yr240hr	SMF-1	BASE	191.27	62.84	63.50	6350	0.13	0.22	1.4	1.1
100yr240hr	SMF-1	BASE	192.27	62.79	63.50	6298	0.09	0.21	1.4	1.1
100yr240hr	SMF-1	BASE	193.27	62.72	63.50	6225	0.09	0.20	1.4	1.1
100yr240hr	SMF-1	BASE	194.27	62.66	63.50	6158	0.09	0.19	1.4	1.1
100yr240hr	SMF-1	BASE	195.27	62.60	63.50	6096	0.09	0.18	1.4	1.1
100yr240hr	SMF-1	BASE	196.27	62.54	63.50	6038	0.09	0.17	1.4	1.1

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
100yr240hr	SMF-1	BASE	629.27	60.33	63.50	3865	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	630.27	60.33	63.50	3863	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	631.27	60.33	63.50	3862	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	632.27	60.32	63.50	3860	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	633.27	60.32	63.50	3858	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	634.27	60.32	63.50	3856	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	635.27	60.32	63.50	3855	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	636.27	60.32	63.50	3853	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	637.27	60.32	63.50	3851	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	638.27	60.31	63.50	3850	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	639.27	60.31	63.50	3848	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	640.27	60.31	63.50	3846	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	641.27	60.31	63.50	3845	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	642.27	60.31	63.50	3843	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	643.27	60.31	63.50	3842	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	644.27	60.30	63.50	3840	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	645.27	60.30	63.50	3838	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	646.27	60.30	63.50	3837	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	647.27	60.30	63.50	3835	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	648.27	60.30	63.50	3833	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	649.27	60.29	63.50	3832	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	650.27	60.29	63.50	3830	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	651.27	60.29	63.50	3828	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	652.27	60.29	63.50	3827	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	653.27	60.29	63.50	3825	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	654.27	60.29	63.50	3824	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	655.27	60.28	63.50	3822	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	656.27	60.28	63.50	3820	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	657.27	60.28	63.50	3819	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	658.27	60.28	63.50	3817	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	659.27	60.28	63.50	3816	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	660.27	60.28	63.50	3814	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	661.27	60.27	63.50	3813	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	662.27	60.27	63.50	3811	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	663.27	60.27	63.50	3809	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	664.27	60.27	63.50	3808	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	665.27	60.27	63.50	3806	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	666.27	60.27	63.50	3805	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	667.27	60.26	63.50	3803	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	668.27	60.26	63.50	3802	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	669.27	60.26	63.50	3800	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	670.27	60.26	63.50	3799	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	671.27	60.26	63.50	3797	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	672.27	60.26	63.50	3795	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	673.27	60.25	63.50	3794	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	674.27	60.25	63.50	3792	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	675.27	60.25	63.50	3791	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	676.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	677.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	678.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	679.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	680.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	681.27	60.25	63.50	3790	0.00	0.00	1.6	1.6
100yr240hr	SMF-1	BASE	682.27	60.25	63.50	3790	0.00	0.00	1.6	1.6

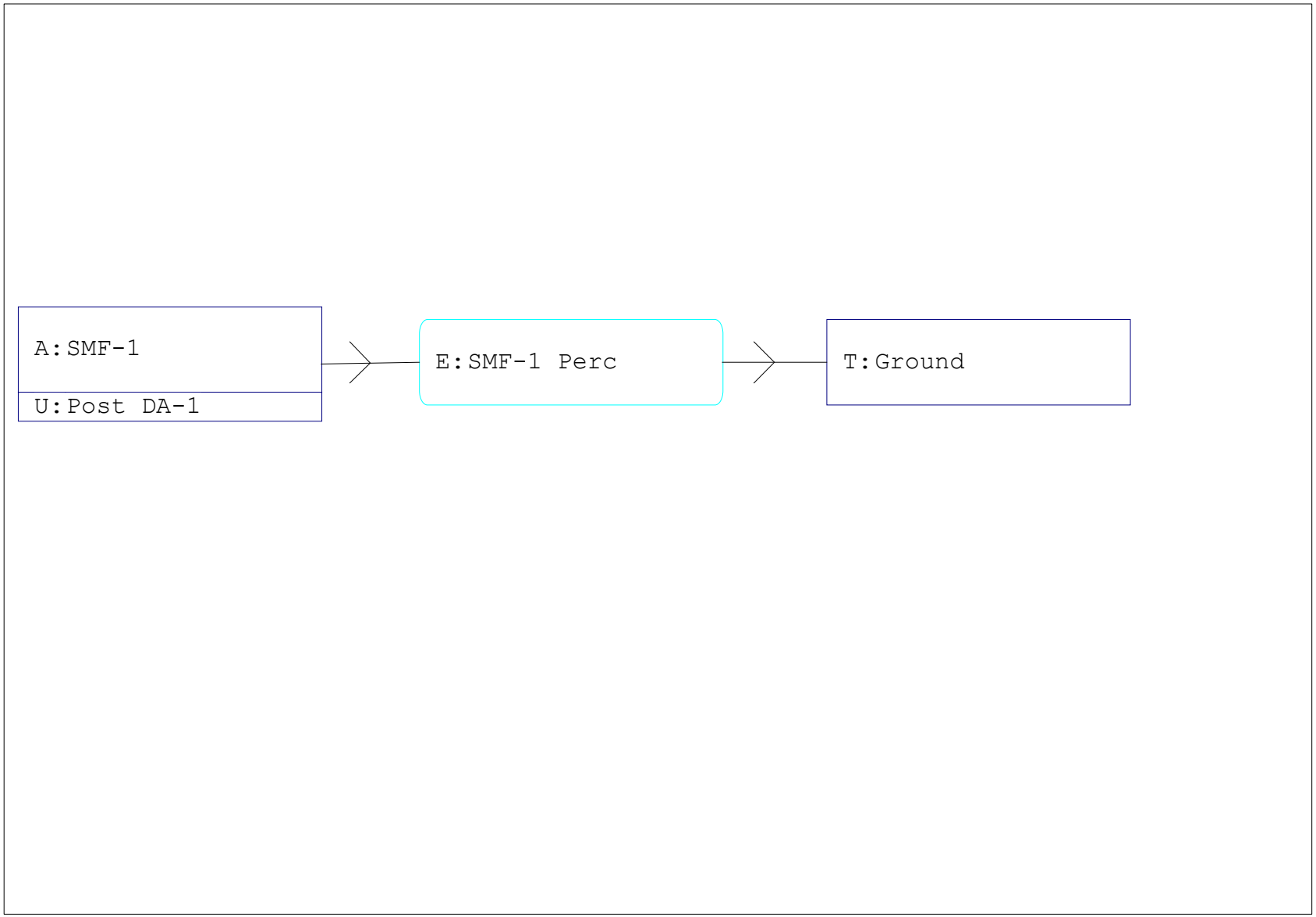
Section 2

WQTV Results

Nodes
A Stage/Area
V Stage/Volume
T Time/Stage
M Manhole

Basins
O Overland Flow
U SCS Unit CN
S SBUH CN
Y SCS Unit GA
Z SBUH GA

Links
P Pipe
W Weir
C Channel
D Drop Structure
B Bridge
R Rating Curve
H Breach
E Percolation
F Filter
X Exfil Trench



==========
==== Basins ====
==========

Name: Post DA-1 Node: SMF-1 Status: Onsite
Group: BASE Type: SCS Unit Hydrograph CN

Unit Hydrograph: Uh484 Peaking Factor: 484.0
Rainfall File: Storm Duration(hrs): 0.00
Rainfall Amount(in): 0.000 Time of Conc(min): 10.00
Area(ac): 1.140 Time Shift(hrs): 0.00
Curve Number: 91.00 Max Allowable Q(cfs): 999999.000
DCIA(%): 0.00

==========
==== Nodes ====
==========

Name: Ground Base Flow(cfs): 0.000 Init Stage(ft): 57.700
Group: BASE Warn Stage(ft): 57.700
Type: Time/Stage

Time(hrs)	Stage(ft)
0.00	57.700
12.00	57.700
24.00	57.700

Name: SMF-1 Base Flow(cfs): 0.000 Init Stage(ft): 61.810
Group: BASE Warn Stage(ft): 63.500
Type: Stage/Area

Stage(ft)	Area(ac)
60.250	0.0870
61.250	0.1086
62.250	0.1315
63.250	0.1557
64.250	0.1812
64.500	0.2266

==========
==== Percolation Links ====
==========

Name: SMF-1 Perc From Node: SMF-1 Flow: Both
Group: BASE To Node: Ground Count: 1

Surface Area Option: Vary based on Stage/Area Table

```
   Vertical Flow Termination: Horizontal Flow Algorithm
       Aquifer Base Elev(ft): 56.700                      Perimeter 1(ft): 412.000
        Water Table Elev(ft): 57.700                      Perimeter 2(ft): 725.000
  Ann Recharge Rate(in/year): 0.000                       Perimeter 3(ft): 726.000
  Horiz Conductivity(ft/day): 12.500                  Distance 1 to 2(ft): 50.000
   Vert Conductivity(ft/day): 9.000                   Distance 2 to 3(ft): 450.000
     Effective Porosity(dec): 0.250                      Num Cells 1 to 2: 10
           Suction Head(in): 4.170                       Num Cells 2 to 3: 45
        Layer Thickness(ft): 2.550


================================================================================
==== Hydrology Simulations =====================================================
================================================================================

         Name: WQTV
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.R32

      Override Defaults: Yes
    Storm Duration(hrs): 1.00
          Rainfall File: Fdot-1
    Rainfall Amount(in): 0.00

Time(hrs)       Print Inc(min)
--------------- ---------------
30.000          5.00

================================================================================
==== Routing Simulations =======================================================
================================================================================

         Name: WQTV                Hydrology Sim: WQTV
     Filename: N:\2021\21-0176\Departments\04_Engineering\03_Drainage\2_Calculations\ICPR - PONDS\Post\100yr1hr.I32

      Execute: Yes         Restart: No            Patch: No
  Alternative: No

        Max Delta Z(ft): 1.00                    Delta Z Factor: 0.00500
    Time Step Optimizer: 10.000
        Start Time(hrs): 0.000                    End Time(hrs): 720.00
     Min Calc Time(sec): 0.5000              Max Calc Time(sec): 60.0000
        Boundary Stages:                         Boundary Flows:


Time(hrs)       Print Inc(min)
--------------- ---------------
1.000           15.000
999.000         60.000

Group           Run
--------------- -----
BASE            Yes
```

Simulation	Node	Group	Time hrs	Stage ft	Warning Stage ft	Surface Area ft2	Total Inflow cfs	Total Outflow cfs	Total Vol In af	Total Vol Out af
WQTV	SMF-1	BASE	0.00	61.81	63.50	5289	0.00	0.00	0.0	0.0
WQTV	SMF-1	BASE	0.25	61.72	63.50	5197	0.00	0.54	0.0	0.0
WQTV	SMF-1	BASE	0.50	61.62	63.50	5102	0.00	0.53	0.0	0.0
WQTV	SMF-1	BASE	0.76	61.53	63.50	5008	0.00	0.52	0.0	0.0
WQTV	SMF-1	BASE	1.01	61.43	63.50	4914	0.00	0.51	0.0	0.0
WQTV	SMF-1	BASE	1.25	61.34	63.50	4822	0.00	0.50	0.0	0.0
WQTV	SMF-1	BASE	2.26	61.05	63.50	4544	0.00	0.23	0.0	0.1
WQTV	SMF-1	BASE	3.27	60.91	63.50	4415	0.00	0.13	0.0	0.1
WQTV	SMF-1	BASE	4.27	60.83	63.50	4334	0.00	0.09	0.0	0.1
WQTV	SMF-1	BASE	5.27	60.76	63.50	4273	0.00	0.07	0.0	0.1
WQTV	SMF-1	BASE	6.27	60.71	63.50	4223	0.00	0.06	0.0	0.1
WQTV	SMF-1	BASE	7.27	60.66	63.50	4179	0.00	0.05	0.0	0.1
WQTV	SMF-1	BASE	8.27	60.62	63.50	4140	0.00	0.05	0.0	0.1
WQTV	SMF-1	BASE	9.27	60.59	63.50	4105	0.00	0.04	0.0	0.1
WQTV	SMF-1	BASE	10.27	60.55	63.50	4073	0.00	0.04	0.0	0.1
WQTV	SMF-1	BASE	11.27	60.52	63.50	4043	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	12.27	60.49	63.50	4015	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	13.27	60.46	63.50	3988	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	14.27	60.43	63.50	3964	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	15.27	60.41	63.50	3940	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	16.27	60.39	63.50	3918	0.00	0.03	0.0	0.1
WQTV	SMF-1	BASE	17.27	60.36	63.50	3896	0.00	0.02	0.0	0.1
WQTV	SMF-1	BASE	18.27	60.34	63.50	3876	0.00	0.02	0.0	0.1
WQTV	SMF-1	BASE	19.27	60.32	63.50	3856	0.00	0.02	0.0	0.2
WQTV	SMF-1	BASE	20.27	60.30	63.50	3837	0.00	0.02	0.0	0.2
WQTV	SMF-1	BASE	21.27	60.28	63.50	3818	0.00	0.02	0.0	0.2
WQTV	SMF-1	BASE	22.27	60.26	63.50	3801	0.00	0.02	0.0	0.2
WQTV	SMF-1	BASE	23.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	24.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	25.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	26.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	27.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	28.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	29.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	30.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	31.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	32.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	33.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	34.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	35.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	36.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	37.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	38.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	39.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	40.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	41.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	42.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	43.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	44.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	45.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	46.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	47.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	48.27	60.25	63.50	3790	0.00	0.00	0.0	0.2
WQTV	SMF-1	BASE	49.27	60.25	63.50	3790	0.00	0.00	0.0	0.2

Appendix B

Operation and Maintenance Requirements and
Erosion and Sedimentation Control Requirements

Proposed operation and maintenance and soil erosion and sediment control practices are outlined in the following paragraphs.

Surface water Management Facilities

The man-made surface water facility shall be maintained free of sediments and debris. Areas shall be inspected on a routine basis and nuisance plants shall be removed a minimum of twice annually. Grassed areas shall be mowed a minimum of 6 times per year. The natural systems shall be least disturbed as possible. Minimal maintenance is required for the natural and undisturbed areas. All ponds shall be inspected monthly. Monthly documentation shall be noted based upon the inspection findings.

Erosion Control

All erosion damage at spillways, outfall structures, and along pond side slopes shall be repaired (grading and grassing) as conditions occur. All side slopes and other areas disturbed by construction shall be stabilized by sodding, hydro-mulching or other appropriate vegetative or non-vegetative erosion control measures.

Swale/Ditch

All swales, if any, shall be maintained free of debris and sediment. Sediments shall be removed when the depth has been reduced by 20 percent. Sediments removed from swales/ditches should be evenly spread over grassed areas away from the stormwater management facilities.

Culverts, Pipes and Structures

All pipes, if any, shall be inspected bi-annually. Culverts and pipes shall be maintained free of debris and sediment. Sediments removed from culverts and pipes should be evenly spread over grassed areas away from the stormwater management facilities.

The structures and paved flow lines, if any, shall be maintained clear of debris. Remove any debris and silt collected in inlets and pipes as routine inspections dictates.

Inspection Reporting

Annual inspection reports, prepared by a properly licensed professional engineer, should be submitted to the water management district as appropriate. The engineer shall inspect the site and report on the status and function of the system. Noted deficiencies and/or maintenance requirements shall be reported to the owner with recommendations for repairs. Repairs shall be executed.

Limerock/Sinkhole

If continuous limerock is encountered during excavation of the swales/pond or if a sinkhole forms in the area of a drainage swale/pond the engineer of record shall be notified by either the contractor or the established operation and maintenance entity. The engineer of record shall inspect the repaired area upon completion of the repair.

Where continuous limerock is encountered during excavation of the swales/ponds, the limerock shall be over excavated by 2 feet and replaced with clayey soils that extend 2 feet beyond the perimeter of the limerock outcropping. The clayey soil shall have at least 20% passing the no. 200 sieve, compacted to 95% of standard proctor, and compacted in a wet condition with moisture 2% - 4% above optimum.

All swales/ponds shall be inspected monthly for sinkhole occurrence. Should a sinkhole occur, the area shall be repaired as soon as possible. Repair shall include filling (limerock such as road base material, clay/sand mixture, or concrete if necessary). A 2-foot deep cap that extends 2 feet beyond the perimeter of the sinkhole shall be constructed with clayey soils. The clayey soil shall have at least 20% passing the no. 200 sieve, compacted to 95% of standard proctor, and compacted in a wet condition with moisture 2% - 4% above optimum. The clay soil cap shall be re-graded to prevent concentration of waters (ponding) and re-vegetated.

Outfall Structures

All outfall and drawdown orifices are to be inspected bi-annually for sediment or debris in the flow line of weirs or orifices. All sediment and debris should be removed and disposed of in an approved manner.

Discharge to Conservation Management Areas Maintenance and Repair

The stormwater management facilities shall be inspected after rainfall events greater than three inches for any indications of erosion. If any indications are noticed, then these should be repaired as soon as possible so as to prevent any blow outs from future rainfall events. The conditions of the facilities should be repaired to those conditions depicted on the approved Final Development Plans.

Operation & Maintenance Entity:

Doug Wilcox
14100 NW 126th Terrace, LLC
2504 NW 71st Place
Gainesville, FL 32653

Appendix C

Geotechnical Report

GSE Engineering & Consulting, Inc.

SUMMARY REPORT OF A GEOTECHNICAL SITE EXPLORATION

PICKERT FLEX SPACE
ALACHUA, ALACHUA COUNTY, FLORIDA

GSE PROJECT NO. 15400

Prepared For:

SCHERER CONSTRUCTION

DECEMBER 2021

Certificate of Authorization No. 27430

GSE Engineering & Consulting, Inc.

December 28, 2021

Doug Wilcox, CEO
Scherer Construction
2504 NW 71st Place
Gainesville, FL 32653

Subject: Summary Report of a Geotechnical Site Exploration
Pickert Flex Space
Alachua, Alachua County, Florida
GSE Project No. 15400

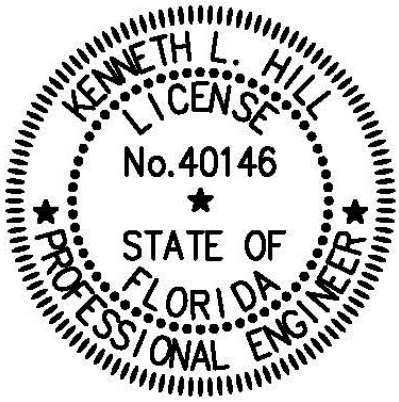
GSE Engineering & Consulting, Inc. (GSE) is pleased to submit this geotechnical site exploration report for the above referenced project.

Presented herein are the findings and conclusions of our exploration, including the geotechnical parameters and recommendations to assist with building foundation, pavement, and stormwater management designs.

GSE appreciates this opportunity to have assisted you on this project. If you have any questions or comments concerning this report, please contact us.

Sincerely,

GSE Engineering & Consulting, Inc.



This item has been digitally signed and sealed by

on the date adjacent to the seal. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Kevin P. Fisher, E.I.
Staff Engineer

Kenneth L. Hill, P.E.
Senior Engineer
Florida Registration No. 40146

KPF / KLH: hmp
Q:\Projects\15400 Pickert Flex Space\15400.docx

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Certificate of Authorization No. 27430

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1. Project Site Location Map
2. Site Plan Showing Approximate Locations of Field Tests

1.0 INTRODUCTION

1.1 General

GSE Engineering & Consulting, Inc. (GSE) has completed this geotechnical exploration for the proposed Pickert Flex Space located in Alachua, Alachua County, Florida. This exploration was performed in accordance with GSE Proposal No. 2021-705 dated December 2, 2021. Mr. Doug Wilcox, CEO, of Scherer Construction of North Florida, LLC authorized our services on December 3, 2021.

1.2 Project Description

This project will consist of an office warehouse building, a parking lot and a stormwater management facility. The site is located on the north side of Nano Court just west of NW 126th Terrace.

You provided information about the project and a site plan illustrating the locations of the proposed improvements. The building will cover an area of about 12,000 square feet, and is expected to be pre-engineered, steel frame construction. Structural loads have not been provided, but are expected to be on the order of 1 to 2 kips per foot for walls, and less than 50 kips for columns. The finished floor of the structure is anticipated to be constructed near the existing site grades. A parking lot will be located south and west of the building, and a stormwater management facility will be located along the south property line.

A recent aerial photograph of the site was obtained. The site plan and aerial photograph were used in preparation of this exploration and report.

1.3 Purpose

The purpose of this geotechnical exploration was to determine the general subsurface conditions, evaluate these conditions with respect to the proposed construction, and prepare geotechnical parameters and recommendations to assist with building foundation, stormwater management, and pavement designs.

2.0 FIELD AND LABORATORY TESTS

2.1 General Description

The procedures used for field sampling and testing are in general accordance with industry standards of care and established geotechnical engineering practices for this geographic region. This exploration consisted of performing four (4) Standard Penetration Test (SPT) borings to depths of 30 feet below land surface (bls) within the proposed building area, four (4) auger borings to depths of 5 feet bls within the proposed pavement area, and three (3) auger borings to depths of 15 feet bls within the proposed stormwater management facility.

The soil borings were performed at the approximate locations as shown on Figure 2. The borings were located at the site using the provided site plan and obvious site features as reference. The boring locations should be considered approximate. The soil borings were performed on December 13, 2021.

2.2 Auger Borings

The auger borings were performed in accordance with ASTM D1452. The borings were performed with flight auger equipment that was rotated into the ground in a manner that reduces soil disturbance. After penetrating to the required depth, the auger was retracted and the soils collected on the auger flights were field classified and placed in sealed containers. Representative samples of each stratum were retained from the auger boring. Results from the auger borings are provided in Section 5.1.

2.3 Standard Penetration Test Borings

The soil borings were performed with a drill rig employing mud rotary drilling techniques and Standard Penetration Testing (SPT) in accordance with ASTM D1586. The SPTs were performed continuously to 10 feet and at 5-foot intervals thereafter. Soil samples were obtained at the depths where the SPTs were performed. The soil samples were classified in the field, placed in sealed containers, and returned to our laboratory for further evaluation.

After drilling to the sampling depth and flushing the borehole, the standard two-inch O.D. split-barrel sampler was seated by driving it 6 inches into the undisturbed soil. Then the sampler was driven an additional 12 inches by blows of a 140-pound hammer falling 30 inches. The number of blows required to produce the next 12 inches of penetration were recorded as the penetration resistance (N-value). These values and the complete SPT boring logs are provided in Section 5.2.

Upon completion of the sampling, the boreholes were abandoned in accordance with Water Management District guidelines.

2.4 Soil Laboratory Tests

The soil samples recovered from the soil borings were returned to our laboratory, and examined to confirm the field descriptions. Representative samples were then selected for laboratory testing. The laboratory tests consisted of five (5) percent soil fines passing the No. 200 sieve determinations, five (5) natural moisture content determinations, one (1) Atterberg Limits test, and two (2) constant head hydraulic conductivity tests. These tests were performed in order to aid in classifying the soils and to further evaluate their engineering properties. The laboratory tests are provided in Section 5.3.

3.0 FINDINGS

3.1 Surface Conditions

Mr. Kevin P. Fisher, E.I. with GSE visited the site on December 6, 2021 to observe the site conditions and mark the boring locations.

The site is relatively clear with a small, wooded area in the middle. The site is bordered by Nano Court to the south and NW 126th Terrace to the east. Commercial buildings and parking lots are present east and north of the site.

The topography at the site is gently to moderately sloping down toward the southwest from the northeast. Regional topography is gently rolling hills. The Alachua County Growth Management Website indicates the ground surface elevations at the site are near elevations 62 to 72 feet[1].

3.2 Subsurface Conditions

The locations of the auger and SPT borings are provided on Figure 2. Complete logs for the borings are provided in Sections 5.1 and 5.2. Descriptions for the soils encountered are accompanied by the Unified Soil Classification System symbol (SM, SP-SM, etc.) and are based on visual examination of the recovered soil samples and the laboratory tests performed. Stratification boundaries between the soil types should be considered approximate, as the actual transition between soil types may be gradual.

The auger borings located in the proposed stormwater management facility indicate the soils across these areas are relatively consistent. The auger borings initially penetrated 3 to 6 feet of a near-surface sandy stratum consisting of poorly graded sand (SP). This was underlain by clayey sand and sand with clay (SC, SP-SC) to the explored depth of 15 feet bls in auger boring P-2. The sandy soils were underlain by confining clay-rich soils consisting of very clayey sand and sandy clay (SC/CL, CL/CH) to the explored depths of 15 feet bls in auger borings P-1 and P-3.

The auger borings located in the proposed pavement area generally encountered a near-surface sandy stratum consisting of poorly graded sand and sand with silt (SP, SP-SM) to depths of 3.5 to 5 feet bls. This was underlain by clayey sand (SC) to the explored depths of 5 feet bls in auger boring A-2.

The SPT borings within the proposed building area initially penetrated a 5.5 to 8 feet thick stratum of poorly graded sand (SP). This was underlain by interbedded strata of clayey sand and sand with clay (SC, SP-SC) to depths of 8.5 to 22 feet bls. This was underlain by clay-rich soils consisting of sandy clay, clay with sand, and clay (CL/CH) to depths of 11 to 27.5 feet bls. Limestone or flint rock was encountered starting at depths ranging from 11 to 27.5 feet bls in SPT borings B-1, B-2, and B-3. SPT boring B-4 encountered sand with clay (SP-SC) underlying the clay-rich soils from a depth of 18.5 to 30 feet bls.

The poorly graded sand and sand with clay (SP, SP-SC) is generally in a very loose to dense condition with N-values ranging from 1 to 35 blows per foot. The clay-rich soils (CL/CH) are generally in a firm to very stiff condition with N-values ranging from 7 to 24 blows per foot. The limestone and flint rock are generally in a soft to very hard condition with N-values ranging from 13 to 50+ blows per foot.

[1] Alachua County Growth Management website, http://mapgenius.alachuacounty.us/.

Weight-of-hammer strength materials were encountered in SPT boring B-3 within the surficial sandy soils from 4.5 to 5 feet bls. These isolated events are consistent with native, very loose near-surface sand deposits common in this area of Alachua County.

The groundwater table was not encountered in the auger and SPT borings at the time of our investigation.

3.3 Review of Published Data

The majority of the site is mapped as one soil series by the Soil Conservation Service (SCS) Soil Survey for Alachua County[2]. The following soil description is from the Soil Survey.

Millhopper sand, 0 to 5 percent slopes – This nearly level to gently sloping, moderately well drained soil is in small and large irregularly shaped areas on uplands and on slightly rolling knolls in the broad flatwoods. Slopes are mostly nearly smooth or convex. The areas are variable in size. They range from about 10 to 250 acres.

Typically, the surface layer is dark grayish brown sand about 9 inches thick. The subsurface layer is sand or fine sand about 49 inches thick. The upper 17 inches is yellowish brown, the next 22 inches is light yellowish brown, and the lower 10 inches is very pale brown. The subsoil extends to a depth of 89 inches. The upper 6 inches is yellowish brown loamy sand that has grayish and brownish mottles; the next 22 inches is light gray, mottled sandy clay loam; and the lower 3 inches is light gray, mottled sandy loam.

Included with this soil in mapping are small areas of Arredondo, Bonneau, Fort Meade, Homosassa, Kanapaha, Lochloosa, and Sparr soils. Siliceous limestone boulders and small sinks are within some delineations. Small areas of Millhopper soils that have 5 to 8 percent slopes are also included. About 25 acres mapped as this Millhopper soil along the Santa Fe River is occasionally flooded. Total included areas are about 20 percent or less.

This Millhopper soil has a water table that is at a depth of 40 to 60 inches for 1 to 4 months and at a depth of 60 to 72 inches for 2 to 4 months during most years. The available water capacity is low in the surface and subsurface layers and is low to medium in the subsoil. Permeability is rapid in the surface and subsurface layers, moderately rapid in the upper 6 inches of the subsoil, and slow to moderately slow below this depth. Natural fertility is low. Organic matter content is low to moderately low.

3.4 Laboratory Soil Analysis

Selected soil samples recovered from the soil borings were analyzed for the percent soil fines passing the No. 200 sieve, natural moisture content, Atterberg Limits, and hydraulic conductivity. Samples selected for laboratory testing were collected at depths ranging from 1 to 8.5 feet bls. These tests were performed to confirm visual soil classification and evaluate their engineering properties. The complete laboratory report is provided in Section 5.3.

[2] Soil Survey of Alachua County, Florida. Soil Conservation Service, U.S. Department of Agriculture.

The laboratory tests indicate the tested soils consist of poorly graded sand and clayey sand. The tested poorly graded sand (SP) contains approximately 2.5 to 3.4 percent soil fines passing the No. 200 sieve with natural moisture contents of about 2.2 to 7.7 percent. The tested clayey sand (SC) contains approximately 17 to 25 percent soil fines passing the No. 200 sieve with natural moisture contents of about 14 to 21 percent.

Atterberg Limits tests indicate the tested clayey sand (SC) has a Liquid Limit (LL) value of 35, Plastic Limit (PL) value of 18, and Plasticity Index (PI) value of 17. This corresponds to a material with low potential (LL < 50 and PI < 25) for expansive behavior[3].

Although not tested, the sandy clay, clay with sand, and clay is expected to have a high potential for expansive behavior. It is our experience that clay-rich soils in this area of Alachua County having more than about 40 percent soil fines passing the No. 200 sieve have a high potential for expansive behavior.

The constant head hydraulic conductivity test results indicate the near-surface poorly graded sand (SP) has hydraulic conductivity values of 22 to 46 feet per day. Tests were not conducted on the deeper clayey sand due to the limitations of the test method on soils having moderate to high fines content, but these soils are expected to have permeability values at least one order of magnitude lower than the sandy soils.

[3] U.S. Department of the Army USA, 1983, Foundations in Expansive Soils, TM 5-818-7, p. 4-1.

4.0 EVALUATION AND RECOMMENDATIONS

4.1 General

The following recommendations are made based upon our understanding of the proposed construction, a review of the attached soil borings and laboratory test data, and experience with similar projects and subsurface conditions. If plans or the location of proposed construction changes from those discussed previously, GSE requests the opportunity to review and possibly amend our recommendations with respect to those changes.

The final design of a foundation system is dependent upon adequate integration of geotechnical and structural engineering considerations. Consequently, GSE must review the final foundation design in order to evaluate the effectiveness and applicability of our initial analyses, and to determine if additional recommendations may be warranted. Without such a review, the recommendations presented herein could be misinterpreted or misapplied resulting in potentially unacceptable performance of the foundation system.

The performance of site improvements may be sensitive to their post-construction relationship to site groundwater levels, seepage zones, or soil/rock characteristics exposed at final site grades. GSE recommends that use of boring information for final design of all site improvements be predicated on proper horizontal and vertical control of borings.

In this section of the report, we present our geotechnical parameters and recommendations to assist with building foundation, stormwater management, and pavement designs as well as our general site preparation guidelines.

4.2 Groundwater

The groundwater table was not encountered in the borings at the time of our exploration. However, you should expect water to be at a depth of approximately 4 feet bls or perched on top of the clay-rich soils after periods of heavy and seasonal rainfall.

4.3 Building Foundations

The soil borings near the proposed building footprint indicate the soils at the site are relatively consistent. The borings initially penetrated a 5.5 to 8 feet thick stratum of poorly graded sand (SP). This was underlain by interbedded strata of clayey sand and sand with clay (SC, SP-SC) to depths of 8.5 to 22 feet bls. This was underlain by clay-rich soils consisting of sandy clay, clay with sand, and clay (CL/CH) to depths of 11 to 27.5 feet bls. Limestone or flint rock was encountered starting at depths ranging from 11 to 27.5 feet bls in SPT borings B-1, B-2, and B-3. SPT boring B-4 encountered sand with clay (SP-SC) underlying the clay-rich soils from a depth of 18.5 to 30 feet bls.

Based upon the soil conditions encountered and our limited understanding of the structural loads and site grading, we recommend the building be supported by conventional, shallow strip and/or spread foundations. We recommend the shallow foundations be designed for a maximum allowable gross bearing pressure of 2,000 psf. The gross bearing pressure is defined as the soil contact pressure that can be imposed from the maximum structural loads, weight of the concrete foundations, and weight of the soil above the foundations. The foundations should be designed based upon the maximum load that could be imposed by all loading conditions.

The foundations should be embedded a minimum of 18 inches below the lowest adjacent grade. Interior foundations or thickened sections should be embedded a minimum of 12 inches. The foundations should have minimum widths of 18 inches for strip footings, and 24 inches for columns, even though the maximum soil bearing pressure may not be fully developed.

Due to the mostly sandy nature of the majority of the near-surface soils, we expect settlement to be mostly elastic in nature. The majority of the settlement will occur on application of the loads, during and immediately following construction. Using the recommended maximum bearing pressure, the assumed maximum structural loads, and the field and laboratory test data which we have correlated into the strength and compressibility characteristics of the subsurface soils, we estimate the total settlements of the structure to be 1 inch or less, with approximately half of it occurring upon load application (during construction).

Differential settlement results from differences in applied bearing pressures and the variations in the compressibility characteristics of the subsurface soils. For the building pad prepared as recommended, we anticipate differential settlement of less than 1/2 inch.

Post-construction settlement of the structures will be influenced by several interrelated factors, such as (1) subsurface stratification and strength/compressibility characteristics of the bearing soils; (2) footing size, bearing level, applied loads, and resulting bearing pressures beneath the foundation; (3) site preparation and earthwork construction techniques used by the contractor, and (4) external factors, including but not limited to vibration from off-site sources and groundwater fluctuations beyond those normally anticipated for the naturally-occurring site and soil conditions which are present.

Our settlement estimates for the structure are based upon our limited understanding of the structural loads and site grading and the use of successful adherence to the site preparation recommendations presented later in this report. Any deviation from our project understanding and/or our site preparation recommendations could result in an increase in the estimated post-construction settlement of the structure.

4.4 Flexible Pavement

Overall soil conditions encountered by our borings at this site are suitable for supporting conventional limerock base and asphalt wearing surface pavements. We have not been provided the anticipated traffic loading conditions; therefore, the following pavement component recommendations should be used only as guidelines. The below recommendations are intended to be minimums. Increasing base course and asphalt thicknesses would increase the design life of the pavement.

4.4.1 Stabilized Subgrade

If a crushed limerock or recycled concrete base is used, we recommend a stabilized subgrade be located beneath the base. The stabilized subgrade should have a minimum Limerock Bearing Ratio (LBR) of 40, with minimum thicknesses of 6 inches for automobile parking areas and 12 inches for driveways.

The stabilized subgrade can be imported material or a mixture of imported and on-site material. If a mix is proposed, a mix design should be performed to determine the optimum mix proportions. The stabilized subgrade should be compacted to a minimum of 98 percent of the Modified Proctor maximum dry density (ASTM D1557) for soils with less than 15 percent fines content. Soils with 15 percent or greater fines content should be compacted to 100 percent of the Standard Proctor maximum dry density (ASTM D698).

4.4.2 Base Course

The base course can consist of either crushed limerock, soil cement, or recycled concrete. If you should use a soil cement base course, a stabilized subgrade is not required.

Limerock should have a LBR of at least 100, be obtained from a FDOT approved source and meet FDOT gradation requirements. The base course thickness should be a minimum of 6 inches in automobile parking areas, and 8 inches in driveway areas. The base course should be compacted to at least 98 percent of the Modified Proctor maximum dry density (ASTM D1557). We recommend a minimum 24 inches separation between the bottom of the limerock base course and the estimated seasonal high-water table. If site grading does not allow for this separation, we recommend underdrains be considered.

Soil cement can consist of an imported material or a blend of the on-site soils and cement. A mix design should be performed to determine the optimum cement content. We recommend the soil cement have a minimum 28-day compressive strength of 500 psi. Soil cement can be blended off-site (in a pug mill) or on site. Soil cement pills should be cast from each day's production to verify the recommended compressive strength has been achieved at 28 days. We recommend the soil cement base course be a minimum of 8 inches thick throughout the project. We recommend a minimum 18 inches separation between the bottom of the soil cement base course and the estimated seasonal high water table. If site grading does not allow for this separation, we recommend underdrains be considered.

Recycled concrete should have an LBR of at least 150, be obtained from a FDOT approved source and meet FDOT gradation requirements. The base course thickness should be a minimum of 8 inches. The base course should be compacted to at least 98 percent of the Modified Proctor maximum dry density (ASTM D1557). We recommend a minimum 12 inches separation between the bottom of the recycled concrete base course and the estimated seasonal high water table. If site grading does not allow for this separation, we recommend underdrains be considered.

4.4.3 Wearing Surface

The asphalt-wearing surface should consist of an FDOT Type SP Hot Mix Asphalt mixture. For automobile parking areas, the thickness should be a minimum of 1.5 inches. For driveway areas, the thickness should be a minimum of 2 inches. The asphalt-wearing surface should consist of an SP-12.5 mix. The asphalt should be compacted to at least 95 percent of the mix design density.

The constructability of differing asphalt thicknesses may be difficult, and having a uniform 2-inch thick asphalt wearing surface may be more practical.

4.5 Site Preparation

The soils at this site should be suitable for supporting the proposed construction using normal, good practice site preparation procedures. The following recommendations are our general guidelines for site preparation.

4.5.1 Stripping

Strip the construction limits and 10 feet beyond the perimeter of all grass, roots, topsoil, pavement, and other deleterious materials. You should expect to strip to depths of 12 or more inches. Deeper stripping will likely be necessary due to major root systems present at the site.

4.5.2 Dewatering

Temporary dewatering is not expected to be necessary for this project. However, if needed, we anticipate dewatering can be accomplished with sumps placed near the construction area, or with underdrains connected to a vacuum pump.

In any case, the site should always be graded to promote runoff and limit the amount of ponding. Localized ponding of stormwater is expected without proper grading during construction, and could render previously acceptable surfaces unacceptable.

4.5.3 Proof-Rolling

Proof-roll the subgrade with heavy rubber-tired equipment, such as a loaded front-end loader or dump truck, to identify any loose or soft zones not found by the soil borings. The proof-rolling should be monitored by a geotechnical engineer or qualified technician. Undercut or otherwise treat these zones as recommended by the geotechnical engineer in this report.

4.5.4 Proof Compaction

Compact the subgrade to a density of at least 95 percent of the Modified Proctor maximum dry density (ASTM D1557). The specified compaction should be obtained to a depth of 1 foot below the foundation bottoms and the existing grade prior to placing fill. Vibratory roller equipment should not be used within approximately 100 feet of existing structures. Lighter “walk-behind” compaction equipment may be used to achieve the degree of compaction.

Should clayey sand be encountered at the bearing surface, this material should be probed and visually confirmed to be unyielding in the upper 12 inches in lieu of density testing. If the foundation excavations penetrate the clayey sand, the excavation should be performed in a manner that reduces soil disturbance. Clayey sand soils (with fines content in excess of 15 percent) that are removed and replaced or appreciably disturbed need to be re-compacted to 98 percent of the Standard Proctor maximum dry density (ASTM D698).

4.5.5 Fill Placement

Imported fill placed to raise the site grades should consist of clean sand having less than 10 percent passing the No. 200 sieve. On-site soils meeting the requirements of Section 4.8 may also be used as structural fill. The fill should be placed in maximum 12-inch loose lifts that are compacted to at least 95 percent of the Modified Proctor maximum dry density (ASTM D1557). If lighter “walk-behind” compaction equipment is used, this may require lifts of 4 inches or less to achieve the required degree of compaction.

4.6 Quality Control and Construction Materials Testing

It should be noted that the geotechnical engineering design does not end with the advertisement of the construction documents. As the geotechnical engineer of record, GSE is the most qualified to perform the construction materials testing that will be required for this project. The benefits of having the geotechnical engineer of record also perform the construction materials testing are numerous. If GSE continues to be involved with the project through construction, we will be able to constantly re-evaluate and possibly alter our geotechnical recommendations in a timely and cost effective manner once final design and construction techniques are developed. This often results in cost savings for the project.

We recommend performing compaction testing beneath the concrete floor slab and the building foundations. We recommend one test be performed every 50 linear feet of continuous footing and every other column footing, per foot depth of fill or native material. We recommend a compaction test be performed for each 2,500 square feet of floor area or 10,000 square feet of pavement area per foot of fill or native material, or a minimum of three tests each, whichever is greater. Test all footing excavations to a depth of 12 inches at the frequencies stated above.

4.7 Stormwater Management

The soil conditions at the stormwater management facility are relatively consistent; initially penetrating 3 to 6 feet of a near-surface sandy stratum consisting of poorly graded sand (SP). This was underlain by clayey sand and sand with clay (SC, SP-SC) to the explored depth of 15 feet bls in auger boring P-2. The sandy soils were underlain by confining clay-rich soils consisting of very clayey sand and sandy clay (SC/CL, CL/CH) to the explored depths of 15 feet bls in auger borings P-1 and P-3.

The water table was not encountered in the auger borings at the time of our exploration. We anticipate the seasonal high groundwater table to be at a depth of approximately 4 feet bls or perched on the confining soils.

The laboratory permeability tests indicate the surficial layer of poorly graded sand has hydraulic conductivity values of 22 to 46 feet per day. The deeper clayey sand encountered below the surficial sandy material is friable and will have permeability values at least one order of magnitude lower than the sandy soils. The underlying very clayey sand and sandy clay are expected to be confining soils.

Based upon our findings and test results, our recommended soil parameters for the stormwater management design in the explored areas are presented below. The recommended parameters consider the results of the permeability tests, wash 200 determinations, and our experience with these types of soils. The parameters below do not consider a factor of safety.

- Base elevation of effective or mobilized aquifer (average depth of confining layer) equal to 5 feet bls.
- Unsaturated vertical infiltration rate of 18 feet per day.
- Horizontal hydraulic conductivity equal to 25 feet per day.
- Specific yield (fillable porosity) of 25 percent.
- Average seasonal high groundwater table depth equal to 4 feet bls.

In areas where clay-rich soils are present at the basin bottom, we recommend these soils be undercut a minimum of 2 feet and backfilled with the on-site sands and sands with silt (SP, SP-SM) having a maximum of 12 percent soil fines passing the No. 200 sieve. The intent of this undercutting and replacement is to provide a more uniform sand "blanket" at the basin bottom that allows the migration of water to the deeper deposits of sand. This sand blanket will also reduce the potential for clay-fines leaching out of the soils when water is present in the basin that can result in a thin layer of confining type material on the basin bottom that can reduce the effectiveness of the basin.

4.8 Fill Suitability

The soils encountered at this site within the explored depths range from sands (SP) to clays (CL/CH). A discussion of the suitability for reuse as structural fill for each soil classification according to the Unified Soil Classification System (USCS) designation is provided below.

SP, SP-SM – Sands (SP) and sand with silt (SP-SM) have less than 5 percent and 12 percent soil fines passing the No. 200 sieve, respectively, and are typically well draining soils that are suitable for reuse as structural fill. The sands with silt may require moisture conditioning (drying) to make the material more workable. These soils will require stockpiling and drying before they are reused if they are excavated from below the water table.

SM – Silty sands (SM) can have between 12 percent and 50 percent soil fines passing the No. 200 sieve. Silty sands are typically non-plastic or have low plasticity, and can be reused as structural fill with precautions. Silty sands can be moisture sensitive and difficult to work and compact and can rut if the moisture content is near or above the optimum moisture content. We recommend these soils be moisture conditioned (dried) so that the moisture content during use is at or below the optimum moisture content. Aerating and exposure to the sun is typically the most effective methods of drying these soils. It may not be practical to reuse these materials during the wet season, as frequent rain showers may not allow these soils to dry to a workable moisture content. Suitable silty sands are limited to soil having less than 30 percent soil fines passing the No. 200 sieve. Silty sands with more than 30 percent soil fines are especially moisture sensitive, and are not recommended for reuse as structural fill. These soils will behave more as sandy silt, and for this reason, very silty sands having more than 30 percent soil fines passing the No. 200 sieve have been assigned a dual classification of SM/ML. Silty sand soils that are excavated from below the water table are not recommended for reuse as structural fill due to the amount of time that will be required to dry these soils to a workable condition.

SC – Clayey sand (SC) soils can have between 12 percent and 50 percent soil fines passing the No. 200 sieve. Clayey sands can have a high range of plasticity, varying from a PI of 7 or greater and plotting above the A-line to highly plastic. Friable clayey sands are typically suitable for use as structural fill with precautions. Clayey sands will be moisture sensitive and difficult to work and compact and can rut during placement if the moisture content is near or above the natural moisture content. We recommend these soils be moisture conditioned (dried) so that the moisture content during use is at or below the optimum moisture content. Aerating and exposure to the sun is typically the most effective methods of drying these soils. It may not be practical to reuse these materials during the wet season, as frequent rain showers may not allow these soils to dry to a workable moisture content. Suitable clayey sands are limited to soil having less than 30 percent soil fines passing the No. 200 sieve. Clayey sands with more than 30 percent soil fines passing the No. 200 sieve are especially moisture sensitive and are typically highly plastic, and are not recommended for reuse as structural fill. These soils will behave more as sandy clay, and for this reason, very clayey sands having more than 30 percent soil fines passing the No. 200 sieve have been assigned a dual classification of SC/CH or SC/CL. Clayey sand soils that are excavated from below the water table are not recommended for reuse as structural fill due to the amount of time that will be required to dry these soils to a workable condition.

ML, MH, CL, CH – Silts and clays are not suitable materials for reuse as structural fill.

When using on-site soils as fill materials, we recommend the silty and clayey sand soils (SM, SC) be used in the lower depths of the fill. Sand and sand with silt (SP, SP-SM) should be used in the upper portions of the fill. We recommend a minimum of 2 feet of sand (SP, SP-SM) cover the silty and clayey sand fill materials to reduce the potential for soggy surface conditions due to the low permeability characteristics of the silty and clayey sand materials.

4.9 Surface Water Control and Landscaping

Roof gutters should be considered to divert runoff away from the building. The gutter downspouts should discharge a minimum of 10 feet from the structure to reduce the amount of water collecting around the foundations. Where possible, the gutter downspouts should discharge directly into the storm sewer system or onto the asphalt paved areas in order to reduce the amount of water collecting around the foundations. Grading of the site should be such that water is diverted away from the building on all sides to reduce the potential for erosion and water infiltration along the foundation.

With respect to landscaping, it is recommended that existing and planted trees and large “tree-like” shrubbery with potential for developing large root systems be planted a minimum distance of half their mature height, and preferably their expected final height, away from the structure. The purpose of this is to reduce the potential for foundation or slab movements from the growth of root systems as the landscaping matures. Consideration should also be given to using landscaping that has a low water demand, so that excessive irrigation is not conducted around the structures.

If excavations for underground utilities encounter the clay-rich soils, the excavations should be made such that they do not trap water (i.e. “swimming pool” or “bowl” effect). Sloping the excavations, installing underdrains, or extending the excavation to a more pervious area can achieve this. Allowing surface water to become trapped within utility trenches or other excavations (including footings) serves as a potential water source for the clay, which can result in shrink swell of these soils. Furthermore, during construction, surface water within the building areas must be controlled such that the water does not become trapped and represent a source of water for the underlying clay-rich soils. Mismanagement of the surface water during construction within the building footprint could result in subsequent post-construction slab movement.

The above recommendations are intended to maintain relatively consistent moisture contents within the clay-rich expansive soils encountered by the borings. The importance of proper surface water control and landscaping placement cannot be overemphasized in accomplishing this objective.

5.0 FIELD DATA

5.1 Auger Boring Logs

GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida

BORING NUMBER A-1

DATE PERFORMED 12/13/2021
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
AT TIME OF DRILLING NE
ESTIMATED SEASONAL HIGH 4.0 ft
LOGGED BY WDI
CHECKED BY KPF
NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0		AU 1	(SP-SM) Gray SAND with silt
2.5			
5.0			5.0
			Bottom of borehole at 5.0 feet.

BORING NUMBER A-2

DATE PERFORMED 12/13/2021
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
AT TIME OF DRILLING NE
ESTIMATED SEASONAL HIGH 4.0 ft
LOGGED BY WDI
CHECKED BY KPF
NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0		AU 1	(SP) Gray SAND
2.5			
			3.5
		AU 2	(SC) Gray and brown clayey SAND *%PASS-200 = 17* *MC = 16*
5.0			5.0
			Bottom of borehole at 5.0 feet.

(Continued Next Page)

AB 2 PORTRAIT - GINT STD US.GDT - 12/27/21 16:17 - Q:\PROJECTS\15400 PICKERT FLEX SPACE\15400 BORINGS\15400 BORINGS.GPJ

GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida

BORING NUMBER A-3

DATE PERFORMED 12/13/2021
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
LOGGED BY WDI
AT TIME OF DRILLING NE
CHECKED BY KPF
ESTIMATED SEASONAL HIGH 4.0 ft
NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0		AU 1	(SP) Pale brown SAND
2.5			
5.0			5.0
			Bottom of borehole at 5.0 feet.

BORING NUMBER A-4

DATE PERFORMED 12/13/2021
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
LOGGED BY WDI
AT TIME OF DRILLING NE
CHECKED BY KPF
ESTIMATED SEASONAL HIGH 4.0 ft
NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0		AU 1	(SP-SM) Gray and brown SAND with silt
2.5			
5.0			5.0
			Bottom of borehole at 5.0 feet.

AB 2 PORTRAIT - GINT STD US.GDT - 12/27/21 16:17 - Q:\PROJECTS\15400 PICKERT FLEX SPACE\15400 BORINGS\15400 BORINGS.GPJ

GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

CLIENT Scherer Construction **PROJECT NAME** Pickert Flex Space

PROJECT NUMBER 15400 **PROJECT LOCATION** Alachua, Alachua County, Florida

DATE PERFORMED 12/13/2021 **BORING NUMBER P-1**

DRILLING CONTRACTOR Whitaker Drilling, Inc.

GROUND WATER LEVELS: LOGGED BY WDI

▼ AT TIME OF DRILLING NE CHECKED BY KPF

▽ ESTIMATED SEASONAL HIGH 2.5 ft, perched

NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0			(SP) Gray SAND
		AU 1 PS	*%PASS-200 = 2.5* *MC = 2.2* *k_h = 46 $^{ft}/_{day}$*
2.5			▽
		AU 2	(CL/CH) Gray and brown sandy CLAY
5.0			
7.0			
7.5		AU 3	(SC/CL) Gray and green very clayey SAND
10.0			
12.5		AU 4	(CL/CH) Gray, brown, and orange sandy CLAY with trace limestone
15.0			Bottom of borehole at 15.0 feet.

DATE PERFORMED 12/13/2021 **BORING NUMBER P-2**

DRILLING CONTRACTOR Whitaker Drilling, Inc.

GROUND WATER LEVELS: LOGGED BY WDI

▼ AT TIME OF DRILLING NE CHECKED BY KPF

▽ ESTIMATED SEASONAL HIGH 4.0 ft

NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0		AU 1	(SP) Gray SAND
2.5			
			▽
4.0		AU 2	(SC) Gray and brown clayey SAND
5.0			
6.5			(SP-SC) Gray SAND with clay
7.5		AU 3 PS	
10.0			
13.5		AU 4	(SC) Gray and brown clayey SAND
15.0			Bottom of borehole at 15.0 feet.

(Continued Next Page)

AB 2 PORTRAIT - GINT STD US.GDT - 12/27/21 05:24 - Q:\PROJECTS\15400 PICKERT FLEX SPACE\15400 BORINGS\15400 BORINGS.GPJ

GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

CLIENT Scherer Construction **PROJECT NAME** Pickert Flex Space

PROJECT NUMBER 15400 **PROJECT LOCATION** Alachua, Alachua County, Florida

DATE PERFORMED 12/13/2021 **BORING NUMBER P-3**

DRILLING CONTRACTOR Whitaker Drilling, Inc.

GROUND WATER LEVELS: LOGGED BY WDI

▼ AT TIME OF DRILLING NE CHECKED BY KPF

▽ ESTIMATED SEASONAL HIGH 4.0 ft

NOTES

DEPTH (ft)	GRAPHIC LOG	SAMPLE TYPE NUMBER	MATERIAL DESCRIPTION
0.0			(SP) Gray SAND
2.5			
		AU 1 PS	▽ *%PASS-200 = 3.4* *MC = 7.7* $k_h = 22\ ^{ft}/_{day}$
5.0			
			6.0
		AU 2	(SC/CL) Gray very clayey SAND
7.5			
10.0			
			11.5
		AU 3	(CL/CH) Gray and green sandy CLAY
12.5			
15.0			15.0
			Bottom of borehole at 15.0 feet.

AB 2 PORTRAIT - GINT STD US.GDT - 12/27/21 05:24 - Q:\PROJECTS\15400 PICKERT FLEX SPACE\15400 BORINGS\15400 BORINGS.GPJ

5.2 Standard Penetration Test Soil Boring Logs

GSE Engineering & Consulting, Inc.
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Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

BORING NUMBER B-1

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida
DATE STARTED 12/13/21 **COMPLETED** 12/13/21
GROUND ELEVATION _____ **HOLE SIZE** _____
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
DRILLING METHOD Mud Rotary
AT TIME OF DRILLING NA
LOGGED BY WDI **CHECKED BY** KPF
ESTIMATED SEASONAL HIGH 4.0 ft
NOTES

DEPTH (ft)	GRAPHIC LOG	MATERIAL DESCRIPTION	CONTACT DEPTH (ft)	SAMPLE TYPE NUMBER	BLOW COUNTS (N VALUE)	LIQUID LIMIT, %	PLASTIC LIMIT, %	PLASTICITY INDEX	PERCENT PASS NO. 200 SIEVE	MOISTURE CONTENT, %	▲ SPT N VALUE ▲
0		(SP) Very loose to loose brown SAND		SPT 1	3-3-3 (6)						20 40 60 80
				SPT 2	3-3-3 (6)						
5				SPT 3	1-1-2 (3)						
			6	SPT 4	3-4-5 (9)						
		(SC) Loose to medium dense gray and brown clayey SAND		SPT 5	4-6-6 (12)				25	14	
10				SPT 6	7-7-8 (15)						
15				SPT 7	7-6-6 (12)						
20				SPT 8	6-8-10 (18)						
			22								
		(CL/CH) Stiff gray, green, brown, and orange CLAY with sand		SPT 9	4-5-6 (11)						
25											
			27.5								
		Hard FLINT ROCK		SPT 10	11-22-18 (40)						
30			30								
		Bottom of borehole at 30.0 feet.									

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GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

BORING NUMBER B-2

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida
DATE STARTED 12/13/21 **COMPLETED** 12/13/21
GROUND ELEVATION _____ **HOLE SIZE** _____
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
DRILLING METHOD Mud Rotary
▼ **AT TIME OF DRILLING** NA
LOGGED BY WDI **CHECKED BY** KPF
▽ **ESTIMATED SEASONAL HIGH** 4.0 ft
NOTES

DEPTH (ft)	MATERIAL DESCRIPTION	CONTACT DEPTH (ft)	SAMPLE TYPE NUMBER	BLOW COUNTS (N VALUE)	LIQUID LIMIT, %	PLASTIC LIMIT, %	PLASTICITY INDEX	PERCENT PASS NO. 200 SIEVE	MOISTURE CONTENT, %
0	(SP) Loose brown SAND		SPT 1	6-4-5 (9)					
	▽		SPT 2	3-3-4 (7)					
5		4.5	SPT 3	2-2-3 (5)					
	(SP) Loose pale brown and gray SAND	5.5							
	(SC) Loose to medium dense brown and gray clayey SAND with trace flint rock		SPT 4	3-3-4 (7)	35	18	17	25	21
			SPT 5	8-8-9 (17)					
		8.5							
10	(CL/CH) Very stiff brown, green, and orange CLAY with trace limestone		SPT 6	7-6-11 (17)					
		11							
	Soft to moderately hard LIMESTONE								
			SPT 7	10-8-5 (13)					
15									
			SPT 8	11-10-7 (17)					
20									
	◀ *Loss of Circulation at 22.5 ft.*								
			SPT 9	9-10-12 (22)					
25									
			SPT 10	6-10-11 (21)					
30		30							
	Bottom of borehole at 30.0 feet.								

▲ SPT N VALUE ▲
20 40 60 80

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GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

BORING NUMBER B-3

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida
DATE STARTED 12/13/21 **COMPLETED** 12/13/21
GROUND ELEVATION _____ **HOLE SIZE** _____
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
DRILLING METHOD Mud Rotary
AT TIME OF DRILLING NA
LOGGED BY WDI **CHECKED BY** KPF
ESTIMATED SEASONAL HIGH 4.0 ft
NOTES

DEPTH (ft)	MATERIAL DESCRIPTION	CONTACT DEPTH (ft)	SAMPLE TYPE NUMBER	BLOW COUNTS (N VALUE)
0	(SP) Very loose pale brown SAND		SPT 1	2-2-2 (4)
		3	SPT 2	1-1-1 (2)
5	(SP) Very loose brown and gray SAND *Weight-of-Hammer from 4.5 to 5 ft.*	5.5	SPT 3	1-0-1 (1)
	(SP-SC) Loose to medium dense gray and orange SAND with clay		SPT 4	1-4-5 (9)
			SPT 5	5-7-8 (15)
10			SPT 6	8-9-9 (18)
		13.5		
	(CL/CH) Very stiff gray, brown, and orange CLAY		SPT 7	12-13-11 (24)
15		18.5		
	(CL/CH) Stiff gray and brown CLAY with sand		SPT 8	6-7-8 (15)
20		23.5		
	(CL/CH) Very stiff gray and green CLAY with trace limestone		SPT 9	7-10-12 (22)
25		26.5		
	Bottom of borehole at 26.5 feet. *Boring terminated at 26.5 ft due to drill and hammer refusal on impenetrable material.*		SPT 10	50/0"

LIQUID LIMIT, % | PLASTIC LIMIT, % | PLASTICITY INDEX | PERCENT PASS NO. 200 SIEVE | MOISTURE CONTENT, %

▲ SPT N VALUE ▲
20 40 60 80
>>

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GSE Engineering & Consulting, Inc.
5590 SW 64th Street, Suite B
Gainesville, Florida 32608
Telephone: (352) 377-3233
Fax: (352) 377-0335

BORING NUMBER B-4

CLIENT Scherer Construction
PROJECT NAME Pickert Flex Space
PROJECT NUMBER 15400
PROJECT LOCATION Alachua, Alachua County, Florida
DATE STARTED 12/13/21 **COMPLETED** 12/13/21
GROUND ELEVATION _____ **HOLE SIZE** _____
DRILLING CONTRACTOR Whitaker Drilling, Inc.
GROUND WATER LEVELS:
DRILLING METHOD Mud Rotary
AT TIME OF DRILLING NA
LOGGED BY WDI **CHECKED BY** KPF
ESTIMATED SEASONAL HIGH 4.0 ft
NOTES

DEPTH (ft)	MATERIAL DESCRIPTION	CONTACT DEPTH (ft)	SAMPLE TYPE NUMBER	BLOW COUNTS (N VALUE)
0	(SP) Very loose to loose pale brown SAND		SPT 1	4-3-3 (6)
			SPT 2	2-2-1 (3)
5			SPT 3	2-1-1 (2)
		6	SPT 4	1-2-2 (4)
	(SP) Very loose to loose brown and orange SAND		SPT 5	3-3-3 (6)
		8	SPT 6	3-4-10 (14)
10	(SP-SC) Loose to medium dense brown and orange SAND with clay			
		13.5	SPT 7	5-6-6 (12)
15	(CL/CH) Stiff gray, brown, and orange sandy CLAY			
		18.5	SPT 8	9-10-13 (23)
20	(SP-SC) Medium dense to dense gray and brown SAND with clay			
			SPT 9	11-15-20 (35)
25				
		30	SPT 10	17-15-17 (32)
30	Bottom of borehole at 30.0 feet.			

LIQUID LIMIT, % | PLASTIC LIMIT, % | PLASTICITY INDEX | PERCENT PASS NO. 200 SIEVE | MOISTURE CONTENT, %

▲ SPT N VALUE ▲
20 40 60 80

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5.3 Laboratory Results

GSE Engineering & Consulting, Inc.

SUMMARY REPORT OF LABORATORY TEST RESULTS

Project Number: 15400

Project Name: Pickert Flex Space

Boring Number	Depth (ft)	Soil Description	Natural Moisture Content (%)	Liquid Limit	Plastic Limit	Plasticity Index	Percent Passing No. 200 Sieve	Organic Content (%)	Hydraulic Conductivity (ft/day)	Unified Soil Classification
P-1	1-3	Gray SAND	2.2				2.5		46	
P-3	4-6	Gray SAND	7.7				3.4		22	
A-2	4-4.5	Gray and brown clayey SAND	16				17			
B-1	7-8.5	Loose to medium dense gray and brown clayey SAND	14				25			
B-2	5.5-7	Loose to medium dense brown and gray clayey SAND with trace flint rock	21	35	18	17	25			

5.4 Key to Soil Classification

KEY TO SOIL CLASSIFICATION CHART

Criteria for Assigning Group Symbols and Group Names Using Laboratory Tests				SYMBOLS		GROUP NAME
				GRAPHIC	LETTER	
COARSE-GRAINED SOILS	Gravels	Clean Gravels	Cu ≥ 4 and 1 ≤ Cc ≤ 3		GW	Well graded GRAVEL
More than 50% retained on No. 200 sieve	More than 50% of coarse fraction retained on No. 4 sieve	Less than 5% fines	Cu < 4 and/or 1 > Cc > 3		GP	Poorly graded GRAVEL
		Gravels with fines	Fines classify as ML or MH		GM	Silty GRAVEL
		More than 12% fines	Fines classify as CL or CH		GC	Clayey GRAVEL
	Sands	Clean Sands	Cu ≥ 6 and 1 ≤ Cc ≤ 3		SW	Well graded SAND
	50% or more of coarse fraction passes No. 4 sieve	Less than 5% fines	Cu < 6 and/or 1 > Cc > 3		SP	Poorly graded SAND
		Sand with fines	Fines classify as ML or MH		SP-SM	SAND with silt
		5% ≤ fines < 12%	Fines classify as CL or CH		SP-SC	SAND with clay
		Sand with fines	Fines classify as ML or MH		SM	Silty SAND
		12% ≤ fines < 30%	Fines classify as CL or CH		SC	Clayey SAND
		Sand with fines	Fines classify as ML or MH		SM	Very silty SAND
		30% fines or more	Fines classify as CL or CH		SC	Very clayey SAND
FINE-GRAINED SOILS	Clays	inorganic	50% ≤ fines < 70%		CL/CH	Sandy CLAY
50% or more passes the No. 200 sieve			70% ≤ fines < 85%		CL/CH	CLAY with sand
			fines ≥ 85%		CL/CH	CLAY
	Silts and Clays	inorganic	PI > 7 and plots on/above "A" line		CL	Lean CLAY
	Liquid Limit less than 50		PI < 4 or plots below "A" line		ML	SILT
		organic	Liquid Limit - oven dried / Liquid Limit - not dried < 0.75		OL	Organic clay / Organic silt
	Silts and Clays	inorganic	PI plots on or above "A" line		CH	Fat CLAY
	Liquid Limit 50 or more		PI plots below "A" line		MH	Elastic SILT
		organic	Liquid Limit - oven dried / Liquid Limit - not dried < 0.75		OH	Organic clay / Organic silt
HIGHLY ORGANIC SOILS	Primarily organic matter, dark in color, and organic odor				PT	PEAT

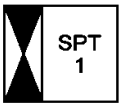
CORRELATION OF PENETRATION RESISTANCE WITH RELATIVE DENSITY AND CONSISTENCY

	No. OF BLOWS, N	RELATIVE DENSITY
	0 - 4	Very Loose
	5 - 10	Loose
SANDS:	11 - 30	Medium dense
	31 - 50	Dense
	OVER 50	Very Dense

	No. OF BLOWS, N	CONSISTENCY
	0 - 2	Very Soft
SILTS	3 - 4	Soft
&	5 - 8	Firm
CLAYS:	9 - 15	Stiff
	16 - 30	Very Stiff
	31 - 50	Hard
	OVER 50	Very Hard

	No. OF BLOWS, N	RELATIVE DENSITY
	0 - 8	Very Soft
	9 - 18	Soft
LIMESTONE:	19 - 32	Moderately Hard
	33 - 50	Hard
	OVER 50	Very Hard

SAMPLE GRAPHIC TYPE LEGEND



Location of SPT Sample

Location of Auger Sample

PARTICLE SIZE IDENTIFICATION

BOULDERS:		Greater than 300 mm
COBBLES:		75 mm to 300 mm
GRAVEL:	Coarse -	19.0 mm to 75 mm
	Fine -	4.75 mm to 19.0 mm
SANDS:	Coarse -	2.00 mm to 4.75 mm
	Medium -	0.425 mm to 2.00 mm
	Fine -	0.075 mm to 0.425 mm
SILTS & CLAYS:		Less than 0.075 mm

LABORATORY TEST LEGEND

LL	=	Liquid Limit, %
PL	=	Plastic Limit, %
PI	=	Plasticity Index, %
% PASS - 200	=	Percent Passing the No. 200 Sieve
MC	=	Moisture Content, %
ORG	=	Organic Content, %
k_h	=	Horizontal Hydraulic Conductivity, ft/day

6.0 LIMITATIONS

6.1 Warranty

This report has been prepared for our client for his exclusive use, in accordance with generally accepted soil and foundation engineering practices, and makes no other warranty either expressed or implied as to the professional advice provided in the report.

6.2 Auger and SPT Borings

The determination of soil type and conditions was performed from the ground surface to the maximum depth of the borings, only. Any changes in subsurface conditions that occur between or below the borings would not have been detected or reflected in this report.

Soil classifications that were made in the field are based upon identifiable textural changes, color changes, changes in composition or changes in resistance to penetration in the intervals from which the samples were collected. Abrupt changes in soil type, as reflected in boring logs and/or cross sections may not actually occur, but instead, be transitional.

Depth to the water table is based upon observations made during the performance of the auger and SPT borings. This depth is an estimate and does not reflect the annual variations that would be expected in this area due to fluctuations in rainfall and rates of evapotranspiration.

6.3 Site Figures

The measurements used for the preparation of the figures in this report were made using the provided site plan and by estimating distances from existing structures and site features. Figures in this report were not prepared by a licensed land surveyor and should not be interpreted as such.

6.4 Unanticipated Soil Conditions

The analysis and recommendations submitted in this report are based upon the data obtained from soil borings performed at the locations indicated on Figure 2. This report does not reflect any variations that may occur between these borings.

The nature and extent of variations between borings may not become known until excavation begins. If variations appear, we may have to re-evaluate our recommendations after performing on-site observations and noting the characteristics of any variations.

6.5 Misinterpretation of Soil Engineering Report

GSE Engineering & Consulting, Inc. is responsible for the conclusions and opinions contained within this report based upon the data relating only to the specific project and location discussed herein. If others make the conclusions or recommendations based upon the data presented, those conclusions or recommendations are not the responsibility of GSE.

FIGURES

NORTH

NOT TO SCALE

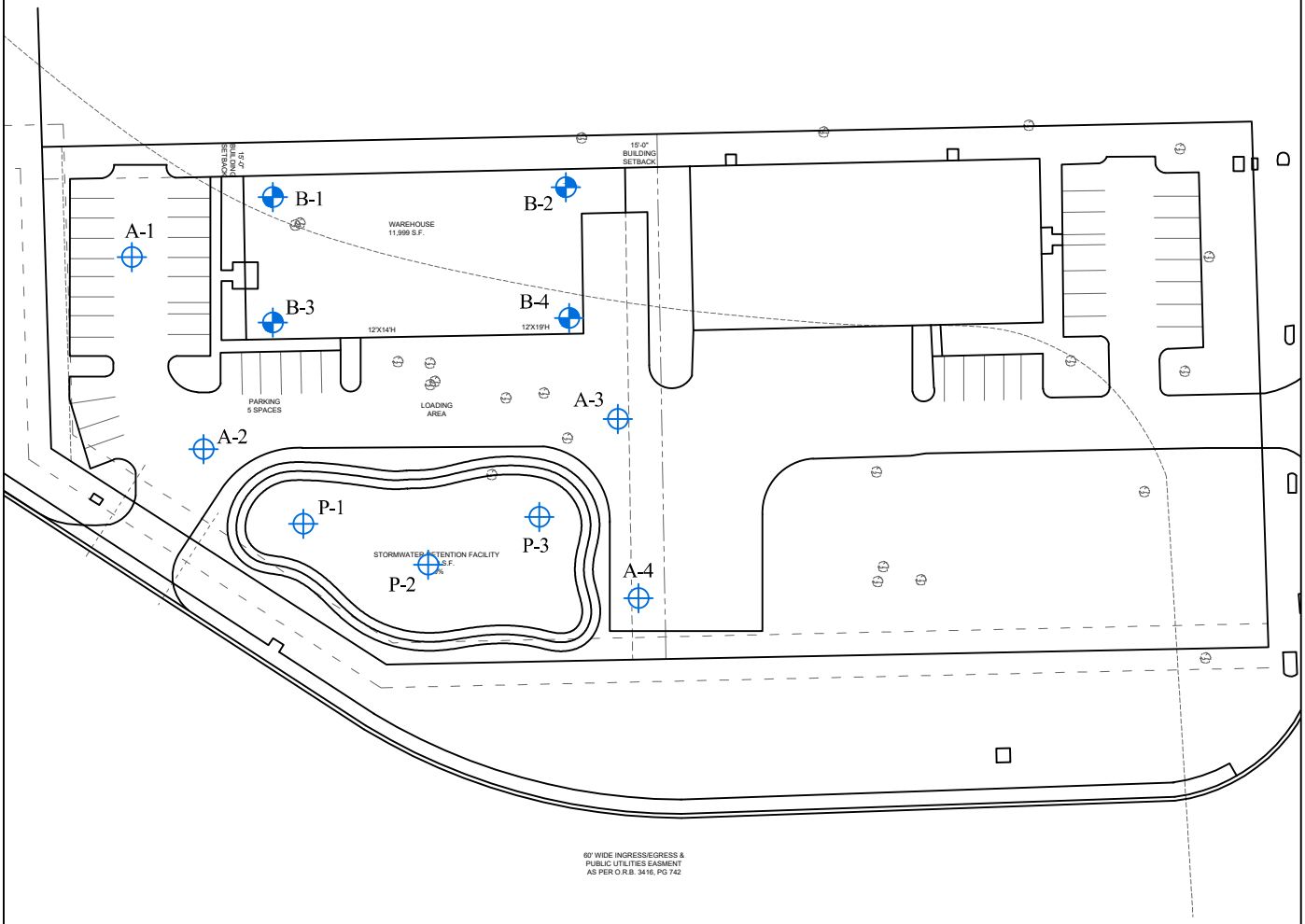
PICKERT FLEX SPACE
ALACHUA, ALACHUA COUNTY, FLORIDA
GSE PROJECT NO. 15400

PROJECT SITE LOCATION MAP

DESIGNED BY: KPF
CHECKED BY : JEG
DRAWN BY : JMG

GSE Engineering & Consulting, Inc.

FIGURE 1



LEGEND:

- SPT BORING
- AUGER BORING

NORTH

0 80'

SCALE: 1" = 80' APPROX.

PICKERT FLEX SPACE
ALACHUA, ALACHUA COUNTY, FLORIDA
GSE PROJECT NO. 15400

SITE PLAN SHOWING APPROXIMATE LOCATIONS OF FIELD TESTS

DESIGNED BY: KPF
CHECKED BY : JEG
DRAWN BY : JMG

GSE Engineering & Consulting, Inc.

FIGURE 2

Stormwater Management Report

Copeland Park
Alachua, Florida

Submitted to:

Suwannee River Water Management District

Prepared for:

O'Steen Brothers, Inc
1006 SE 4th Street
Gainesville, FL 32601

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Prepared by:

Causseaux & Ellington, Inc.
E.B. No. 0005075
6011 NW 1st Place
Gainesville, Florida 32607
(352) 331-1976
(352) 331-2476 fax
email: mailbox@cei-civil.com

July 13, 2004
02-095

7/14/04

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	Page
Introduction	1
Design Criteria	1
Site Characteristics	2
Drainage Analysis	3
Operation and Maintenance Requirements	6
Summary and Conclusion	8

Figures

1 Quad Map

2 Pre-Developed Watershed & Project Boundary

3 Post-Developed Watershed & Project Boundary

Tables

1 Post Development Summary

2 Recovery Rates

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Appendices

A Soils Information

B. Drainage Calculations & Computer Output

C. Pipe Sizing

D. FEMA Flood Map

Drainage Analysis

The stormwater management facility (SMF) has been designed to provide the required water quality treatment volume and runoff volume recovery of the 100 Year critical duration storm event. The SMF has been designed to provide full percolation for proposed and any future construction within the drainage areas. The post-developed runoff will either overland flow or be collected and conveyed in storm sewers to the respective stormwater management facilities, providing water quality treatment retention for all runoff. The post-development drainage area includes runoff from 71.66 acres, which utilizes a dry retention SMF to treat the required water quality treatment volume and retain the critical duration storm event. Details and calculations are provided in Appendix 'B'. Appendix 'B' contains a section for PONDS routing results, PONDS recovery analysis, hydraulic calculations and general drainage calculations.

Analysis Methodology

The drainage analysis was conducted using the computer model PONDS to generate runoff hydrographs and route the runoff hydrographs through the proposed stormwater system. The 100 year critical duration storm events were routed through the proposed system to determine post-development stages

Unit Hydrograph Parameters

Unit hydrograph parameters required for the drainage analysis include runoff curve number (CN), time of concentration (Tc) and drainage area (DA). Values used in the analysis are summarized as follows:

Total Watershed Area =	71.66 acres	(100.0%)
Impervious Area =	31.76 acres	(44.2%)
Open Area =	39.90 acres	(55.8%)

Post-developed CN = 65
Post-developed T_c=27 minutes

A 100-year flood elevation of 61.87 (based on the second-consecutive 100 year-24 hour storm event) was established. A copy of the drainage calculations for establishing the existing 100-year flood elevation is included in Appendix 'B'.

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Basin Storage and Basin Discharge

Stage-storage data for the proposed stormwater basins are summarized in the drainage analysis Appendix 'B'.

Runoff and Basin Routing Results

The routing results for post-development conditions on the site are summarized in Table 1 and show the post-development peak stages within the basin. Post -development runoff hydrographs were computed using PONDS. These hydrographs showing peak runoff rate are included in Appendix 'B'.

Appendix 'B' includes all the routing results for the design of the SMF systems. The routing results are included in their entirety from the PONDS output. Each storm event was routed through the system independently. The first and second page of the routing results is the input page for the user to input the essential characteristics of the basin (i.e. seasonal high water table, confining layer, hydraulic conductivity, elevation, etc.). The next pages are input for the scenario creation, which is followed by detailed output for the routing of each scenario through the retention system. A summary page follows each scenario for viewing max stages and max flows.

Water Quality Treatment Volume

Water quality treatment volumes for the basins are shown below. The volumes provided meet the SRWMD requirement for retention systems which is 0.5 inches (0.5") of runoff times the drainage area or the runoff generated by 1" of rainfall, whichever is greater. The recovery times meet the SRWMD criteria for retention systems recovery of the WQTV volume in the first 72 hours following the design storm event. The PONDS computer model is used to calculate the recovery of the basin. The PONDS model monitors the volume of water recovered and records the stage in the basin at various time increments. The volume is checked 72 hours after the storm event to determine the amount infiltrated. Detailed calculations are provided in Appendix 'B'. Recovery Results for the WQTV are summarized in Table 2.

Basin SMF-1

Water Quality Treatment Volume	
Required =	240 cf
Provided =	1,956,715 cf
Pond Side Slope	
Required =	No steeper than 4:1, unless fenced
Provided =	4:1 slopes

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Total Recovery

Total Volume Recovery was calculated using the computer model PONDS, version 3.2 and was checked for total recovery 30 days after the storm event to ensure adequate volume is provided within the system. Since this system did not recover the total volume within the required 30 day period, a second 100 year critical duration storm event was simulated with the lowest elevation set at the 30 day recovery elevation. The results are summarized in Table 2. The detailed results for the critical storm is included at the end of the PONDS print out for the post-developed watershed in Appendix 'B'.

Operation and Maintenance Requirements

Proposed operation and maintenance, soil erosion, and sediment control practices are outlined in the following sections:

Surfacewater Management Facilities

The man-made surface water facilities shall be maintained free of sediments and debris. Areas shall be inspected on a routine basis a minimum of twice annually. Grassed areas shall be mowed a minimum of 6 times per year.

The natural systems shall be least disturbed as possible. Minimal maintenance is required for the natural and undisturbed areas.

All basins shall be inspected monthly for sinkhole occurrence. Monthly documentation shall be noted based upon the inspection findings. Reports shall be submitted to the water management district annually.

Should sinkholes occur, the area shall be repaired as soon as possible. Repair shall include filling (limerock such as roadbase material, clay/sand mixture, or concrete if necessary), regrading to prevent concentration of waters (ponding), and re-vegetation.

Erosion Control

All erosion damage at spillways, outfall structures, and along basin side slopes shall be repaired (grading and grassing) as conditions occur.

Swale/Ditch

All swales, if any, shall be maintained free of debris and sediment. Sediments shall be removed when the depth has been reduced by 20 percent. Sediments removed from swales/ditches should be evenly spread over grassed areas away from the stormwater management facilities.

Culverts and Pipes

All pipe, if any, shall be inspected bi-annually. Culverts and pipes shall be maintained free of debris and sediment. Sediments removed from culverts and pipes should be evenly spread over grassed areas away from the stormwater management facilities.

Structures

The structures and paved flow lines, if any, shall be maintained clear of debris. Remove any debris and silt collected in inlets and pipes as routine inspections dictates.

Inspection Reporting

Bi-annual inspection reports, prepared by a properly licensed professional engineer, should be submitted to the water management district. The engineer shall inspect the site and report on the status and function of the system. Noted deficiencies and/or maintenance requirements shall be reported to the owner with recommendations for repairs. Repairs shall be executed.

Contingency Plan for Limerock Outcroppings and Sinkhole Development

If limerock is encountered during excavation of the swales or if a sinkhole forms in the area of a drainage swale the engineer of record shall be notified by either the contractor or the established operation and maintenance entity. The engineer of record shall inspect the repaired area upon completion of the repair.

Where limerock is encountered during excavation of the swales, the limerock shall be over excavated by 2 feet and replaced with clayey soils that extend 2 feet beyond the perimeter of the limerock outcropping. The clayey soil shall have at least 30% passing the no. 200 sieve, compacted to 95% of standard proctor, and compacted in a wet condition with moisture 2% - 4% above optimum.

All swales shall be inspected monthly for sinkhole occurrence. Should a sinkhole occur, the area shall be repaired as soon as possible. Repair shall include filling (limerock such as road base material, clay/sand mixture, or concrete if necessary). A 2-foot deep cap that extends 2 feet beyond the perimeter of the sinkhole shall be constructed with clayey soils. The clayey soil shall have at least 30% passing the no. 200 sieve, compacted to 95% of standard proctor, and compacted in a wet condition with moisture 2% - 4% above optimum. The clay soil cap shall be re-graded to prevent concentration of waters (ponding) and re-vegetated.

Operation and Maintenance Entity:

O'Steen Brothers, Inc
1006 SE 4th Street
Gainesville, FL 32601

Annual Operation & Maintenance Costs:

The estimated Annual Operation & Maintenance Costs are $350.00.

Summary and Conclusions

The proposed drainage system meets the SRWMD requirements as follows:

- Provide determination of the 100-year Flood Elevation for on-site depressional areas.
- Provide retention and percolation of the increase in runoff volume of the 100-year, 24-hour storm event.
- Provide recovery of the required WQTV within 72 hours and Total Volume within 30 days following the storm event.
- On-site storage volume below the existing 100-year flood elevation was maintained in post-development.

Based on the information provided, the project is eligible for general permit approval with the SRWMD.

Table 1

Routing Results Summary

TABLE 1

ROUTING RESULTS SUMMARY

		SMF-1 (Storm 1)	SMF-1 (Strorm 2)
	Drainage Area (ac)	71.66	71.66
	Tc (min)	27	27
	CN	65	65
100yr-1hr	Max Stage (ft)	56.30	58.79
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-2hr	Max Stage (ft)	57.00	59.39
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-4hr	Max Stage (ft)	57.67	59.92
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-8hr	Max Stage (ft)	58.61	60.64
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-24hr	Max Stage (ft)	60.13	61.87
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0

Table 2

Recovery Rates

TABLE 2

WQTV RECOVERY

WQTV Post-Development		
Basin ID	WQTV Recovery (days)	Allowable Criteria (days)
SMF-1	0.10	< 3 days

TOTAL RECOVERY

Total Recovery Post-Development		
Basin ID	WQTV Recovery (days)	Allowable Criteria (days)
SMF-1	30+	< 30 days

Figure 1

Quad Map

Site Characteristics

Physical characteristics of the site are described in the following sections. Additional details are provided in the accompanying engineering drawings.

Topography and Drainage

The pre-development condition of the project area consists of five watersheds, three draining to a localized depressional area and two draining to offsite areas. Figure 2 illustrates these pre-developed watersheds. The site currently an undeveloped tract of land consisting of trees, brushes and grasses. The existing elevations onsite range from a low of 57.00' to a high of just over of 84.00'.

The post-development condition of the project area consists of a single watershed, which totals 71.66 acres. Figure 3 illustrates the post-developed watershed. The drainage for the post-developed watershed is conveyed to a proposed, on-site stormwater management facility and provides 100% retention of all runoff.

The majority of this site lies within FEMA Flood Zone X, but a portion of this site lies within FEMA Flood Zone A. Appendix D illustrated the Flood Zone for this property.

Soils Information

The soil information, as determined by the Natural Resources Conservation Service (NRCS), Soil Survey of Alachua County Florida, consists of Arredondo fine sand, 0 to 5 percent slopes (3B & 3C), Millhopper (8B& 8C), Urban Land (29), and a small inclusion of Lochloosa (29B). Arredondo and Millhopper are identified as hydrologic soil group 'A'. Lochloosa is identified as hydrologic soil group 'C'. According to NRCS, the estimated seasonal high water table ranges from 3.5 ft-6 ft below the existing ground surface. Additional site-specific information is provided in the accompanying geotechnical investigation report provided by SDII Global on May 6, 2004 and NRCS maps included in Appendix 'A'.

The SDII report data was used to provide the following characteristics:

- Seasonal high water table (SHWT-Perched) at 2.0 feet (average) below ground elevation.
- Base of aquifer is 8.0 feet (average) below ground elevation.
- The average horizontal hydraulic conductivity is 40 feet per day
- The average vertical unsaturated infiltration rate is 40 feet per day
- Soil porosity is at 25 percent

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Introduction

The proposed Copeland Park project consists of approximately 75.39± acres located in Alachua, Florida on the south side of Rachael Boulevard and NW 126th Terrace. Figure 1 provides a location map using a portion of the 'Alachua' USGS quad maps. The site is located in Section 14 & 23, Township 8 South, Range 18 East, Alachua County, Florida.

The proposed Copeland Park project consists of the following:

- Construction of one private paved roadway
- Construction of one (1) stormwater management facility and infrastructure
- Future construction of buildings and impervious areas for a maximum of 70% impervious.

Also included with the proposed development are associated paving, grading, drainage, and utilities improvements (See construction plans for details).

Design Criteria

The design criteria for the project are based upon the Suwannee River Water Management District (SRWMD).

SRWMD Criteria (Retention):

- Water Quality Treatment Volume (WQTV): Provide WQTV equal to ½" of runoff times the drainage area or the runoff generated from the first inch (1") of rainfall, whichever is greater.

- WQTV Recovery: Provide recovery of the required WQTV within 72 hours following a storm event and Total Volume Recovery (TVR) within 30 days following a storm event.

- Runoff Volume: Retain and recover the increase in runoff volume in post-development for the 100-year, 24-hour storm event.

- 100-Year Flood Elevation: On-site storage volume below the 100-year flood elevation must be maintained in post-development.

SRWMD requires that best management practices be employed to control erosion, sedimentation and an operation and maintenance entity be established.

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HIGH SPRINGS (CITY HALL) 6 MI.
Mebane High Sch
Radio Tower
St. Matthews Ch
Alachua
BM 85
Picnic Area
St. Lukes Ch
Newnansville Cem.
RAILROAD
OLD
Burnetts Lake
BM 124
Burnetts Lake
OLD
GRADE
Substation
Substa
Old Thomas Cem.
BM 161
Alachua
BM 161
ALACHUA
CORP
RDV
SANTA FE SWAMP
Sanchez Prairie
LAKE CITY 31 MI.
3 MI. TO U.S. 441
GAINESVILLE 12 MI.
47'30"
45'
82°30'
27'30"
0 000 FEET
2 640 000 FEET
R. 18 E.
R. 19 E.
3297
3296
3295
3294
3292
11
12
13
14
15
22
23
24
25
26
27
34
35
36
38
39
40
241
356
358

Figure 2

Pre-Developed
Watersheds and Project Boundaries

CURVE DATA
Δ = 07°09'49"
R = 1723.55
T = 107.89
L = 215.49'
C = 215.35'
CB= S 86°47'30"E

N 89°37'00" E
228.17'

1/2" IRON PIPE

S 11°05'00" E
162.00'

INGRESS, EGRESS AND UTILITIES EASEMENT DESCRIBED AS EXHIBIT "B" IN OFFICIAL RECORD BOOK 3102, PAGE 412

ALCHEM LABORATORIES CORP

TAX PARCEL #3231-2
O.R. 2189, PAGE 412

136.86'
N 08°23'52" E

100' FOOT RIGHT OF WAY (COUNTY ROAD NO. 340-A)

N82°15'43"W
21.42'
80' WIDE INGRESS AND EGRESS EASEMENT FOR ACCESS TO TAX PARCEL #3231-3 AS PER O.R. 1885, PAGE 2681

N82°15'43"W
100.79'

CENTERLINE OF THE S.E 1/4 OF THE S.W 1/4 OF SECTION 14, TOWNSHIP 8 SOUTH, RANGE 18 EAST

CURVE DATA
Δ = 21°01'25"
R = 1943.08'
T = 343.03'
L = 679.06'
C = 675.35'
CB= N 89°13'42" E

20' WIDE GULF ELECTRIC DISTRIBUTION RIGHT OF WAY EASEMENT AS PER O. R. 1751, PAGE 1407

ROW DEDICATED TO CITY OF ALACHUA AS PER "REPLAT OF PROGRESS CENTER" (PLAT BOOK "P" PAGE 49)

1549.69'
N 1970.027
E 3150.032

WATERSHED LIMITS

UTILITY EASEMENT TO BE ENCLOSED TO THE CITY OF ALACHUA

FROST HATCH MARK PUBLIC UTILITIES EASEMENT AS PER O.R. 1751, PAGE 1407

1/4" IRON PIPE

S 89°20'04" W 392.39'

PRM L.S. #3456

TAX PARCEL #3927-1
O.R. 2280/2275

S 89°09'52" W
392.35'

EAP CESTROYED NO IDENTIFICATION

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 56.15 FLOW LINE ELEVATION 46.95

S 89°09'52" W
555.81'

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 54.13 FLOW LINE ELEVATION 44.93

TAX PARCEL #3928-5
O.R. 2355/2

TAX PARCEL #3927-6
O.R. 2280/2275

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 54.13 FLOW LINE ELEVATION 44.93

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 54.29 FLOW LINE ELEVATION 44.29

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 54.38 FLOW LINE ELEVATION 44.31

S 89°09'52" E
91.14'

S 89°09'52" W
314.81'

COMMON AREA
0.48 ACRES

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 50.18 FLOW LINE ELEVATION 40.98

S 89°09'52" W
314.88'

TAX PARCEL #3927-4
O.R. 2044/2959

0.27 ACRES

PRM L.S. #4948

S 89°10'24" W
450.18'

TAX PARCEL #3927-3
O.R. 2316/2030

TAX PARCEL #3927-2
O.R. 2316/2030

S 89°08'48" W
455.86'

S 89°09'48" W
824.69'

40' WIDE INGRESS, EGRESS, AND PUBLIC

PRM L.S. #3456

S 88°39'32" W
40.00'

THE S.E. CORNER OF THE N.W. 1/4 OF THE N.E. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

N 429.9274
E 3102.946
(BASIS OF BEARINGS)

THE S.W. CORNER OF THE N.E. 1/4 OF THE N.W. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

S 88°56'13" W
1626.63'

S. W. CORNER OF THE N. W. 1/4 OF THE N. E. 1/4 OF SECTION 23-8-18

TRUE POINT OF BEGINNING

WATERSHED LIMITS

N.E. 1/4 OF THE N.W. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

N.W. 1/4 OF THE N.E. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

N.E. 1/4 OF THE N.W. 1/4 OF SECTION 23, TOWNSHIP 8 SOUTH, RANGE 18 EAST

N.W. 126th TERRACE

EAST RIGHT OF WAY

N 01°43'39" W
710.89'

S 01°43'39" E
549.84'

R=970.00
T=329.64
T=165.43
Δ=19°28'17"
CB=N12°41'16"E
C=328.06

TAX PARCEL #3927-6
O.R. 2330/1454

S 80°32'25" E
279.85'

S 80°27'21" E
890.19'

LB 2369

TAX PARCEL #3231-4
O.R. 2340/1962

TAX PARCEL #3231-1
O.R. 1986/2681

S 89°13'54" W
29.64'

STAKE W/ NAIL & DISK

1/2" IRON PIPE

LOT 1

LOT 2

LOT 3

PLANTATION SUBDIVISION

N 01°23'37" W
1351.15'

DUNN'S ADDITION

ONE STORY CONCRETE BLOCK RESIDENCE WITH SINGLE ROOF

ONE STORY CONCRETE BLOCK RESIDENCE WITH SINGLE ROOF

OLD FENCE LINE REPRESENTS OCCUPATION LINE SEE SURVEYOR'S NOTE #4

FENCE RUNS S.W'LY OF BOUNDARY LINE

FENCE CORNER IS 0.04' E AND 0.42' N OF U.S.A. DISK "LB 1784"

N86°45'49"W
107.04'

FENCE CORNER IS 0.01' E AND 0.41' N OF U.S.A. DISK "LB 1784"

FENCE CORNER IS 0.11' E AND 0.03' N OF NAIL AND CAP

FRAME SHEDS WITH METAL ROOF

8'x40' METAL SHED

1/2" IRON PIPE

1/4" IRON PIPE

WATER LINE EASEMENT AS PER O.R. BOOK 2279, PAGE 2576, O.R. BOOK 1386, PAGE 253, AND O.R. BOOK 2279, PAGE 2572

HATCHED AREA REPRESENTS DRAINAGE AND UTILITY EASEMENT DESCRIBED AS EXHIBIT "C" AND "D" RESPECTIVELY IN OFFICIAL RECORD BOOK 3102, PAGE 412

10' WIDE DRAINAGE EASEMENT

EX SANITARY SEWER MANHOLE NORTH RIM ELEVATION 56.72 FLOW LINE ELEVATION 56.94 (ONE 8" PVC LINE FLOWING EAST)

PRM 5127 (N OF LINE)

20' WIDE PUBLIC UTILITIES EASEMENT AS SHOWN ON O. R. 2355, PAGE 9784 AND O.R. 2296, PAGE 1975

POINT OF BEGINNING FOR ROAD EASEMENT DESCRIPTION

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 50.16 FLOW LINE ELEVATION 39.05

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 50.18 FLOW LINE ELEVATION 40.98

EX SANITARY SEWER MAN HOLE NORTH RIM ELEVATION 50.18 FLOW LINE ELEVATION 41.31

EX WATER SERVICE

EX WATER SERVICE

PVC WATER LINE

EX WATER SERVICE

EX WATER SERVICE

EX WATER SERVIC

Figure 3

Post-Developed
Watersheds and Project Boundaries

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

NORTH

NOTES:

REFER TO SHEET C0.10 FOR CONSTRUCTION NOTES AND LEGEND.
REFER TO SHEET C0.20 FOR CONSTRUCTION DETAILS.
REFER TO SHEETS C0.30 FOR STORMWATER POLLUTION PREVENTION PLAN.
REFER TO SHEET C1.00 FOR SITE AND HORIZONTAL CONTROL PLAN.
REFER TO SHEET C2.00 FOR GRADING AND STORM DRAINAGE PLAN.
REFER TO SHEET C3.00 FOR WATER AND WASTEWATER PLAN.
REFER TO SHEET C3.10 FOR UTILITY DETAILS.
REFER TO SHEETS C4.00-C4.03 FOR ROADWAY PLAN & PROFILES.
REFER TO SHEETS C5.00-C5.04 FOR ROADWAY CROSS SECTIONS.

STORM SCHEDULE

Structure From	No. To	Invert U.S.	Elev. D.S.	Length (ft)	Slope (%)	Dia. (in)	Pipe Type	Top Elev. (ft)	Throat Elev. (ft)	Struc. Type
S-1	S-2	67.25	66.60	325	0.20	36	RCP	71.50	N/A	E
S-2	S-3	66.60	66.07	264	0.20	36	RCP	76.10	N/A	E
S-3	S-5	66.07	65.27	400	0.20	36	RCP	73.49	72.99	E
S-4	S-5	65.90	65.77	44	0.30	30	RCP	71.74	71.24	E
S-5	S-6	64.27	63.99	136	0.21	48	RCP	71.74	71.24	E
S-6	S-7	63.99	63.75	118	0.20	48	RCP	72.15	71.65	E
S-7	S-12	63.75	63.47	139	0.20	48	RCP	72.70	72.20	E
S-8	S-9	70.75	69.73	253	0.40	18	RCP	74.25	N/A	E
S-9	S-10	69.73	68.84	252	0.35	18	RCP	79.50	N/A	MH
S-10	S-11	68.84	67.44	398	0.35	18	RCP	81.10	N/A	MH
S-11	S-12	67.44	67.28	45	0.36	18	RCP	73.30	72.80	E
S-12	S-13	62.47	56.80	400	1.42	60	RCP	73.35	72.85	E
S-13	S-14	56.80	56.00	115	0.70	60	RCP	69.10	N/A	MH
S-14								N/A	N/A	FES

STORM SCHEDULE

Structure From	No. To	Invert U.S.	Elev. D.S.	Length (ft)	Slope (%)	Dia. (in)	Pipe Type	Top Elev. (ft)	Throat Elev. (ft)	Struc. Type
S-15	S-16	61.85	60.85	48	2.08	15	RCP	66.00	N/A	E
S-16	S-17	80.85	80.17	192	0.35	18	RCP	84.50	N/A	MH
S-17	S-18	80.17	59.18	287	0.35	18	RCP	75.60	N/A	MH
S-18	S-19	59.18	59.00	44	0.36	18	RCP	73.21	72.71	E
S-19	S-19A	59.00	58.76	69	0.35	18	RCP	73.21	72.71	E
S-19A	S-20	58.76	58.43	93	0.35	18	RCP	71.24	N/A	MH
S-20	S-22	58.43	57.44	159	0.62	18	RCP	72.15	71.65	E
S-21	S-22	58.85	58.69	44	0.36	24	RCP	63.35	62.85	E
S-22	S-23	56.44	56.00	55	0.80	30	RCP	63.35	62.85	E
S-23								N/A	N/A	FES
S-24	S-25	57.18	56.80	44	0.86	24	RCP	61.68	61.18	E
S-25	S-26	56.80	56.00	64	1.25	24	RCP	61.68	61.18	E
S-26								N/A	N/A	FES
S-27	S-28	62.15	61.89	129	0.20	19x30ERCP		N/A	N/A	FES
S-28								N/A	N/A	FES

STRUCTURE TYPE	DESCRIPTION
E	TYPE "E" INLET WITH STEEL GRATE PER FDOT INDEX NO. 232
MH	J-7T STORM MANHOLE PER FDOT INDEX NO. 200 & 201
FES	24" FES PER FDOT INDEX NO. 270

OUTFALL RIP RAP SCHEDULE
SMF-1

STRUCTURE	D	3D(ft)	L (ft)	W (ft)	d≥d1**	H (ft)
S-14	60"	15	30	45	1.0*	2.25
S-23	30"	7.5	15	22.5	.5*	1.125
S-26	24"	6	15	21	.5*	1.125

Notes
1. 'Top Elev.' Corresponds to the structure called out in the "From" Structure No. column.
2. 'Struc. Type' Corresponds to the structure called out in the "From" Structure No. column.
3. Refer to 'FDOT Structure Index' below for 'Struc. Type'.
4. RCP = Reinforced Concrete Pipe
5. ERCP = Elliptical Reinforced Concrete Pipe
6. Contractor shall insure that the placement of pipe run S-27 S-28 inverts keep a continuous flow with the existing flow line.
7. Precast Company to determine appropriate "Bottoms" for structures based on Pipe Size and Angle.

LUNDY'S ADDITION
PLANTATION HILLS SUBDIVISION
LOT 1
LOT 19
LOT 20
LOT 21
STORMWATER MANAGEMENT FACILITY
OLD FENCE LINE REPRESENT OCCUPATION LINE (SEE SURVEYOR'S NOTE)
ALCHEM LABORATORIES CORP.
NEW 30' PUE
NEW SWALE
NEW 20' DE
NEW 40' PUE
NEW 20' UE
NEW DRAINAGE EASEMENT
EX 8" WATER MAIN
SMF
S-19 N 1928.6521 E 1317.312
S-18 N 1897.8062 E 1754.8289
S-17 N 1735.3458 E 1857.5019
S-16
S-15
S-14
S-13
S-12
S-11
S-10
S-9
S-8
S-7
S-6
S-5
S-4
S-3
S-2
S-1 N 873.1234 E 343.7241
N 879.157 E 668.8827
N 1491.5217 E 926.1951
N 1449.597 E 1176.6973
N 1407.8307 E 1424.2564
N 1405.8651 E 2324.3002
N 1203.9073 E 2615.7367
N 811.6741 E 2095.2241
SEE DETAIL SHEET C0.20
N 804.5029 E 1980.0044
COUNTY ROAD NO. 340-A (66 FOOT RIGHT OF WAY)
R/W DEDICATED TO CITY OF ALACHUA AS PER "REPLAT OF PROGRESS CENTER" (PLAT BOOK "P" PAGE 49)
20' WIDE CLAY ELECTRIC DISTRIBUTION RIGHT OF WAY EASEMENT AS PER O. R. 1751, PAGE 1007
N 1970.027 E 3150.1032
TAX PARCEL #3231-1 O.R. 1986/2681
TAX PARCEL #3927-6 O.R. 2330/1452
TAX PARCEL #3927-7 O.R. 2280/2275
TAX PARCEL #3927-5 O.R. 2355/2144
TAX PARCEL #3927-4 O.R. 2044/2959
TAX PARCEL #3927-3 O.R. 2336/2030
TAX PARCEL #3927-2 O.R. 2336/2030
THE N.E. CORNER OF THE N.W. 1/4 OF THE N.E. 1/4 OF SECTION 22 TOWNSHIP 8 SOUTH, RANGE 18 EAST
EX WATER SERVICE
EX FH
EX PVC WATER MAIN
EX 8" WATER MAIN
EX SERVICE
N 1285.5442 E 3139.3123
COMMON AREA
N 1156.1685 E 2143.4986
DHW = 61.87
BENCHMARK
NORTH RIM ELEVATION = 60.16'
RIPRAP SEE SCHEDULE (TYP)
STORMWATER MANAGEMENT FACILITY/ DRAINAGE EASEMENT
FILL TO E-6.0
N.W. 126th TERRACE
66 FOOT RIGHT OF WAY
N 420.9274 E 3192.945
(BASIS OF

REVISIONS	DATE
REV PH LOCATION, WIDEN INT TO EXISTING, TYP SECTION, ADDED SHIPPING INFO & EXISTING	5/24/04
REV AROUND SWM POND, ADDED SECTION A-A DETAIL	7/13/04

APPROVED BY:
DATE:
P.O.T. NO.
Proj. Elev. M. (NGVD) 1929 = Proj. Elev. M. (NAVD) 1988 + 0.18m

SEAL
RORY P. CAUSSEAUX
39421

C&E Causseaux & Ellington, Inc.
Engineering • Surveying • Planning
6011 NW 1st Place, Gainesville, Florida 32607
Phone: (352) 331-1976 Fax: (352) 331-2476 mailbox@ce-civil.com

CLIENT: O'STEEN BROTHERS
JOB NO.: 02-095
SHEET NO.: C2.00
PROJECT: COPELAND PARK
SHEET TITLE: GRADING AND STORM DRAINAGE PLAN
DESIGNED BY: R. P. CAUSSEAUX
DRAWN BY: J.A. COOK
CHECKED BY: R. P. CAUSSEAUX
COMPUTER FILE: 02-095 pg
DATE: MARCH 29, 2004

KEEP THIS ORIGINAL DRAWING 1" IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY.

APPENDIX 'A'

Soils Information

TABLE 16.--SOIL AND WATER FEATURES

["Flooding" and "water table" and terms such as "rare," "brief," "apparent," and "perched" are explained in the text. The symbol > means more than. Absence of an entry indicates that the feature is not a concern or that data were not estimated]

Map symbol and soil name	Hydrologic group	Flooding		High water table			Bedrock		Subsidence		Risk of corrosion	
		Frequency	Duration	Depth	Kind	Months	Depth	Hardness	Initial	Total	Uncoated steel	Concrete
				Ft			In		In	In		
2B, 2C---------- Candler	A	None---------	---	>6.0	---	---	>60	---	---	---	Low------	High.
3B, 3C---------- Arredondo	A	None---------	---	>6.0	---	---	>60	---	---	---	Moderate	High.
4B*: Arredondo-------- Urban land.	A	None---------	---	>6.0	---	---	>60	---	---	---	Moderate	High.
5B---------- Fort Meade	A	None---------	---	>6.0	---	---	>60	---	---	---	Low------	High.
6B, 6C---------- Apopka	A	None---------	---	>6.0	---	---	>60	---	---	---	Moderate	High.
7B---------- Kanapaha	B/D	None---------	---	0-1.0	Apparent	Jul-Sep	>60	---	---	---	High-----	High.
8B, 8C---------- Millhopper	A	None---------	---	3.5-6.0	Perched	Aug-Feb	>60	---	---	---	Low------	Moderate.
9B*: Millhopper------- Urban land.	A	None---------	---	3.5-6.0	Perched	Aug-Feb	>60	---	---	---	Low------	Moderate.
11---------- Riviera	D	None---------	---	0-1.0	Apparent	Jun-Dec	>60	---	---	---	High-----	High.
13---------- Pelham	B/D	None---------	---	0.5-1.5	Apparent	Jan-Apr	>60	---	---	---	High-----	High.
14---------- Pomona	B/D	None---------	---	0-1.0	Apparent	Jul-Sep	>60	---	---	---	High-----	High.
15---------- Pompano	B/D	None---------	---	0-1.0	Apparent	Jun-Nov	>60	---	---	---	High-----	Moderate.
16---------- Surrency	D	None---------	---	0-0.5	Apparent	Dec-Apr	>60	---	---	---	High-----	High.
17---------- Wauchula	B/D	None---------	---	0-1.0	Apparent	Jun-Feb	>60	---	---	---	High-----	High.
18*: Wauchula--------- Urban land.	B/D	None---------	---	0-1.0	Apparent	Jun-Feb	>60	---	---	---	High-----	High.

See footnotes at end of table.

Map symbol and soil name	Hydrologic group	Flooding		High water table			Bedrock		Subsidence		Risk of corrosion	
		Frequency	Duration	Depth	Kind	Months	Depth	Hardness	Initial	Total	Uncoated steel	Concrete
				Ft			In		In	In		
19**-- Monteocha	D	None	---	+2-0	Apparent	Jun-Feb	>60	---	---	---	Moderate	High.
20B-- Tavares	A	None	---	3.5-6.0	Apparent	Jun-Dec	>60	---	---	---	Low	High.
21-- Newnan	C	None	---	1.5-2.5	Apparent	Aug-Feb	>60	---	---	---	Low	High.
22**-- Floridana	D	None	---	+2-1.0	Apparent	Jun-Feb	>60	---	---	---	Moderate	Low.
23-- Mulat	D	Rare	---	0-1.0	Apparent	Dec-Jun	>60	---	---	---	High	High.
25**-- Pomona	D	None	---	+2-1.0	Apparent	Jun-Feb	>60	---	---	---	High	High.
26**-- Samsula	B/D	None	---	+2-1.0	Apparent	Jan-Dec	>60	---	16-20	30-36	High	High.
27*. Urban land												
28-- Chipley	C	None	---	2.0-3.0	Apparent	Dec-Apr	>60	---	---	---	Low	High.
29B, 29C-- Lochloosa	C	None	---	2.5-5.0	Apparent	Jul-Oct	>60	---	---	---	High	High.
30B, 30C-- Kendrick	A	None	---	>6.0	---	---	>60	---	---	---	Moderate	High.
31A, 31B, 31C-- Blichton	D	None	---	0-1.0	Apparent	Jun-Sep	>60	---	---	---	High	High.
32B, 32C, 32D-- Bivans	D	None	---	0-1.0	Perched	Jun-Dec	>60	---	---	---	High	Moderate.
33B, 33C-- Norfolk	B	None	---	4.0-6.0	Apparent	Jan-Mar	>60	---	---	---	Moderate	High.
34**-- Placid	D	None	---	+2-1.0	Apparent	Jun-Mar	>60	---	---	---	High	High.
35B, 35C-- Gainesville	A	None	---	>6.0	---	---	>60	---	---	---	Low	High.
36*. Arents												
37-- Zolfo	C	None	---	2.0-3.5	Apparent	Jun-Nov	>60	---	---	---	Low	Moderate.

See footnotes at end of table.

TABLE 15.--PHYSICAL AND CHEMICAL PROPERTIES OF SOILS

[The symbol < means less than; > means more than. Entries under "Erosion factors--T" apply to the entire profile. Entries under "Wind erodibility group" and "Organic matter" apply only to the surface layer. Absence of an entry indicates that data were not available or were not estimated]

Map symbol and soil name	Depth	Clay	Moist bulk density	Permeability	Available water capacity	Soil reaction	Salinity	Shrink-swell potential	Erosion factors		Wind erodibility group	Organic matter
									K	T		
	In	Pct	G/cm³	In/hr	In/in	pH	Mmhos/cm					Pct
2B----------	0-70	<3	1.35-1.55	6.0-20	0.02-0.06	4.5-6.0	<2	Low--------	0.10	5	2	<1
Candler	70-82	3-8	1.50-1.65	6.0-20	0.05-0.08	4.5-6.0	<2	Low--------	0.10			
2C----------	0-62	<3	1.35-1.55	6.0-20	0.02-0.06	4.5-6.0	<2	Low--------	0.10	5	2	<1
Candler	62-85	3-8	1.50-1.65	6.0-20	0.05-0.08	4.5-6.0	<2	Low--------	0.10			
3B----------	0-49	5-12	1.25-1.65	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.10	5	2	<2
Arredondo	49-54	10-18	1.45-1.60	2.0-6.0	0.08-0.15	4.5-6.0	<2	Low--------	0.20			
	54-86	15-25	1.55-1.70	0.2-2.0	0.12-0.17	4.5-6.0	<2	Low--------	0.24			
3C----------	0-65	5-12	1.25-1.65	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.10	5	2	<2
Arredondo	65-88	15-25	1.55-1.70	0.2-2.0	0.12-0.17	4.5-6.0	<2	Low--------	0.24			
3B*:												
Arredondo--------	0-49	5-12	1.25-1.65	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.10	5	2	<2
	49-54	10-18	1.45-1.60	2.0-6.0	0.08-0.15	4.5-6.0	<2	Low--------	0.20			
	54-86	15-25	1.55-1.70	0.2-2.0	0.12-0.17	4.5-6.0	<2	Low--------	0.24			
Urban land.												
3----------	0-14	3-13	1.15-1.55	6.0-20	0.08-0.15	5.1-7.3	<2	Low--------	0.15	5	2	1-5
Fort Meade	14-85	3-13	1.20-1.65	6.0-20	0.06-0.10	4.5-6.0	<2	Low--------	0.15			
3, 6C----------	0-61	0.-3.	1.45-1.60	6.0-20	0.03-0.05	4.5-6.0	<2	Low--------	0.10	5	2	<2
Apopka	61-82	18-37	1.55-1.75	0.6-2.0	0.12-0.17	4.5-6.0	<2	Low--------	0.24			
3----------	0-44	2-6	1.55-1.75	2.0-6.0	0.03-0.10	4.5-6.0	<2	Low--------	0.10	5	2	.5-4
Canapaha	44-50	15-32	1.50-1.65	0.06-0.6	0.10-0.15	4.5-6.0	<2	Low--------	0.24			
	50-80	15-40	1.50-1.65	0.06-0.6	0.07-0.15	4.5-6.0	<2	Low--------	0.32			
3----------	0-58	2-8	1.50-1.67	6.0-20	0.05-0.10	4.5-6.5	<2	Low--------	0.10	5	2	.5-2
Millhopper	58-64	8-14	1.60-1.80	2.0-6.0	0.08-0.12	4.5-6.0	<2	Low--------	0.15			
	64-89	12-28	1.80-1.90	0.06-2.0	0.08-0.15	4.5-6.0	<2	Low--------	0.28			
----------	0-54	2-8	1.50-1.67	6.0-20	0.05-0.10	4.5-6.5	<2	Low--------	0.10	5	2	.5-2
Millhopper	54-56	8-14	1.60-1.80	2.0-6.0	0.08-0.12	4.5-6.0	<2	Low--------	0.15			
	56-80	12-28	1.80-1.90	0.06-2.0	0.08-0.15	4.5-6.0	<2	Low--------	0.28			
3*:												
Millhopper------	0-58	2-8	1.50-1.67	6.0-20	0.05-0.10	4.5-6.5	<2	Low--------	0.10	5	2	.5-2
	58-64	8-14	1.60-1.80	2.0-6.0	0.08-0.12	4.5-6.0	<2	Low--------	0.15			
	64-89	12-28	1.80-1.90	0.06-2.0	0.08-0.15	4.5-6.0	<2	Low--------	0.32			
Urban land.												
----------	0-32	1-6	1.40-1.65	6.0-20	0.05-0.08	4.5-7.3	<2	Low--------	0.10	4	2	.1-2
Riviera	32-42	12-25	1.50-1.70	<0.2	0.10-0.14	6.1-8.4	<2	Low--------	0.24			
	42-53	15-25	1.50-1.70	<0.2	0.12-0.15	6.1-8.4	<2	Low--------	0.24			
	53-80	1-8	1.40-1.65	0.6-6.0	0.05-0.08	7.9-8.4	<2	Low--------	0.15			
----------	0-27	1-8	1.50-1.70	6.0-20	0.04-0.07	4.5-5.5	<2	Low--------	0.10	5	2	1-2
Selham	27-69	15-30	1.30-1.60	0.6-2.0	0.10-0.13	4.5-5.5	<2	Low--------	0.24			
	69-80	15-40	1.30-1.60	0.6-2.0	0.10-0.16	4.5-5.5	<2	Low--------	0.24			

See footnote at end of table.

TABLE 15.--PHYSICAL AND CHEMICAL PROPERTIES OF SOILS--Continued

Map symbol and soil name	Depth	Clay	Moist bulk density	Permeability	Available water capacity	Soil reaction	Salinity	Shrink-swell potential	Erosion factors		Wind erodibility group	Organic matter
									K	T		
	In	Pct	G/cm³	In/hr	In/in	pH	Mmhos/cm					Pct
29B----------	0-31	2-12	1.35-1.65	2.0-20	0.05-0.20	4.5-5.5	<2	Low--------	0.10	5	2	1-4
Lochloosa	31-35	13-20	1.55-1.70	0.6-6.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
	35-54	15-35	1.55-1.70	0.6-0.2	0.12-0.15	4.5-5.5	<2	Low--------	0.28			
	54-83	20-45	1.60-1.70	0.06-0.2	0.13-0.18	4.5-5.5	<2	Low--------	0.28			
29C----------	0-25	2-12	1.35-1.65	2.0-20	0.05-0.20	4.5-5.5	<2	Low--------	0.10	5	2	1-4
Lochloosa	25-30	13-20	1.55-1.70	0.6-6.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
	30-67	15-35	1.55-1.70	0.6-0.2	0.12-0.15	4.5-5.5	<2	Low--------	0.28			
	67-80	20-45	1.60-1.70	0.06-0.2	0.13-0.18	4.5-5.5	<2	Low--------	0.28			
30B----------	0-26	1-7	1.25-1.50	6.0-20	0.05-0.07	4.5-6.0	<2	Low--------	0.10	5	2	<2
Kendrick	26-31	15-25	1.55-1.70	0.6-6.0	0.10-0.15	4.5-6.0	<2	Low--------	0.24			
	31-73	20-40	1.55-1.75	0.06-2.0	0.12-0.20	4.5-6.0	<2	Low--------	0.32			
	73-90	15-25	1.55-1.75	<0.0-2.0	0.12-0.15	4.5-6.0	<2	Low--------	0.32			
30C----------	0-24	1-7	1.25-1.50	6.0-20	0.05-0.07	4.5-6.0	<2	Low--------	0.10	5	2	<2
Kendrick	24-29	15-25	1.55-1.70	0.6-6.0	0.10-0.15	4.5-6.0	<2	Low--------	0.24			
	29-76	20-40	1.55-1.75	0.06-2.0	0.12-0.20	4.5-6.0	<2	Low--------	0.32			
31A----------	0-24	2-12	1.35-1.70	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.15	5	2	1-4
Blichton	24-30	13-20	1.55-1.70	2.0-6.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
	30-80	20-35	1.45-1.70	0.06-0.6	0.10-0.15	<4.-5.5	<2	Moderate	0.28			
	45-77	20-45	1.60-1.80	0.06-0.6	0.05-0.15	<4.-5.5	<2	Moderate	0.28			
	77-80	15-25	1.55-1.70	2.0-6.0	0.08-0.12	<4.-5.5	<2	Low--------	0.32			
31B----------	0-28	2-12	1.35-1.70	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.15	5	2	1-4
Blichton	28-62	20-35	1.45-1.70	0.06-0.6	0.10-0.15	<4.-5.5	<2	Moderate	0.28			
	62-80	20-45	1.60-1.80	0.06-0.6	0.05-0.15	<4.-5.5	<2	Moderate	0.28			
31C----------	0-31	2-12	1.35-1.70	6.0-20	0.05-0.10	4.5-6.0	<2	Low--------	0.15	5	2	1-4
Blichton	31-37	13-20	1.55-1.70	2.0-6.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
	37-66	20-35	1.45-1.70	0.06-0.6	0.10-0.15	<4.-5.5	<2	Moderate	0.28			
	66-80	20-45	1.60-1.80	0.06-0.6	0.05-0.15	<4.-5.5	<2	Moderate	0.28			
32B----------	0-15	3-12	1.05-1.65	0.6-6.0	0.10-0.20	3.6-6.5	<2	Low--------	0.10	5	2	1-4
Bivans	15-45	35-59	1.30-1.65	<0.2	0.10-0.15	3.6-6.0	<2	High-------	0.20			
	45-61	25-48	1.25-1.85	<0.2	0.05-0.15	3.6-6.0	<2	High-------	0.20			
	61-81	29-60	1.30-1.90	<0.2	0.05-0.15	3.6-6.0	<2	High-------	0.20			
32C----------	0-10	3-12	1.05-1.65	0.6-6.0	0.10-0.20	3.6-6.5	<2	Low--------	0.10	5	2	1-4
Bivans	10-59	35-59	1.30-1.65	<0.2	0.10-0.15	3.6-6.0	<2	High-------	0.20			
	59-80	29-60	1.30-1.90	<0.2	0.05-0.15	3.6-6.0	<2	High-------	0.20			
32D----------	0-11	3-12	1.05-1.65	0.6-6.0	0.10-0.20	3.6-6.5	<2	Low--------	0.10	5	2	1-4
Bivans	11-56	35-59	1.30-1.65	<0.2	0.10-0.15	3.6-6.0	<2	High-------	0.20			
	56-80	29-60	1.30-1.90	<0.2	0.05-0.15	3.6-6.0	<2	High-------	0.20			
33----------	0-9	2-8	1.55-1.75	2.0-20	0.06-0.11	4.5-6.0	<2	Low--------	0.20	5	2	.5-2
Norfolk	9-41	18-35	1.30-1.45	0.6-2.0	0.10-0.20	4.5-5.5	<2	Low--------	0.24			
	41-80	20-43	1.30-1.40	0.06-2.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
34----------	0-11	2-8	1.55-1.75	2.0-20	0.06-0.11	4.5-6.0	<2	Low--------	0.20	5	2	.5-2
Norfolk	11-46	18-35	1.30-1.45	0.6-2.0	0.10-0.20	4.5-5.5	<2	Low--------	0.24			
	46-75	20-43	1.30-1.40	<0.06-2.0	0.10-0.15	4.5-5.5	<2	Low--------	0.24			
35----------	0-15	<10	1.20-1.40	6.0-20	0.15-0.20	3.6-5.5	<2	Low--------	0.10	5	2	2-10
Pacolet	15-82	<10	1.30-1.60	6.0-20	0.05-0.08	3.6-5.5	<2	Low--------	0.10			
36----------	0-82	4-10	1.40-1.55	6.0-20	0.05-0.10	4.5-6.5	<2	Low--------	0.15	5	2	2-4
Pinesville												

See footnote at end of table.

TABLE 15.--PHYSICAL AND CHEMICAL PROPERTIES OF SOILS--Continued

Map symbol and soil name	Depth	Clay	Moist bulk density	Permeability	Available water capacity	Soil reaction	Salinity	Shrink-swell potential	Erosion factors		Wind erodibility group	Organic matter
									K	T		
	In	Pct	G/cm³	In/hr	In/in	pH	Mmhos/cm					Pct
14----------	0-5	1-6	1.20-1.50	6.0-20	0.05-0.10	3.6-5.5	<2	Low--------	0.10	5	2	1-2
Pomona	5-16	<6	1.45-1.70	6.0-20	0.03-0.08	3.6-5.5	<2	Low--------	0.10			
	16-24	2-7	1.30-1.60	0.6-20.0	0.10-0.20	3.6-5.5	<2	Low--------	0.15			
	24-43	1-6	1.40-1.65	2.0-20	0.03-0.15	3.6-6.0	<2	Low--------	0.10			
	43-84	13-36	1.50-1.80	0.2-2.0	0.10-0.17	3.6-5.5	<2	Low--------	0.20			
15----------	0-82	<5	1.30-1.65	6.0-20	0.02-0.05	4.5-7.8	<2	Low--------	0.10	5	2	1-5
Pompano												
16----------	0-28	<10	1.00-1.70	2.0-20	0.05-0.20	3.6-5.0	<2	Low--------	0.10	5	2	1-15
Surrency	28-44	10-23	1.60-1.85	0.6-6.0	0.06-0.15	3.6-5.5	<2	Low--------	0.15			
	44-80	22-35	1.65-1.85	0.06-2.0	0.10-0.15	3.6-5.5	<2	Low--------	0.15			
17----------	0-8	<2	1.25-1.45	2.0-20	0.08-0.15	3.6-5.5	<2	Low--------	0.10	5	2	1-3
Wauchula	8-14	<2	1.45-1.60	6.0-20	0.02-0.10	3.6-5.5	<2	Low--------	0.10			
	14-18	2-8	1.45-1.60	0.2-6.0	0.15-0.25	3.6-5.5	<2	Low--------	0.15			
	18-28	<2	1.45-1.65	2.0-6.0	0.08-0.15	4.5-5.5	<2	Low--------	0.10			
	28-80	15-30	1.60-1.80	0.06-0.6	0.11-0.17	4.5-5.5	<2	Low--------	0.20			
18*:												
Wauchula--------	0-8	<2	1.25-1.45	2.0-20	0.08-0.15	3.6-5.5	<2	Low--------	0.10	5	2	1-3
	8-14	<2	1.45-1.60	6.0-20	0.02-0.10	3.6-5.5	<2	Low--------	0.10			
	14-18	2-8	1.45-1.60	0.2-6.0	0.15-0.25	3.6-5.5	<2	Low--------	0.15			
	18-28	<2	1.45-1.65	2.0-6.0	0.08-0.15	4.5-5.5	<2	Low--------	0.10			
	28-80	15-30	1.60-1.80	0.06-0.6	0.11-0.17	4.5-5.5	<2	Low--------	0.20			
Urban land.												
19----------	0-12	1-8	0.90-1.25	6.0-20	0.15-0.30	3.6-5.5	<2	Low--------	0.15	5	2	5-12
Monteocha	12-48	<6	1.40-1.65	2.0-20	0.10-0.15	3.6-5.5	<2	Low--------	0.10			
	48-85	15-30	1.50-1.70	0.2-2.0	0.10-0.15	3.6-5.5	<2	Low--------	0.24			
	85-94	4-17	1.40-1.60	2.0-20	0.05-0.15	3.6-5.5	<2	Low--------	0.20			
20B----------	0-8	0-4	1.25-1.60	>6.0	0.05-0.10	3.6-6.0	<2	Low--------	0.10	5	2	.5-2
Tavares	8-80	0-4	1.40-1.70	>6.0	0.02-0.05	3.6-6.0	<2	Low--------	0.10			
21----------	0-12	<5	1.45-1.55	6.0-20	0.03-0.10	3.6-6.0	<2	Low--------	0.10	5	2	1-2
Newnan	12-16	2-8	1.40-1.55	2.0-20	0.07-0.15	3.6-6.0	<2	Low--------	0.15			
	16-56	<5	1.45-1.65	6.0-20	0.05-0.12	3.6-6.0	<2	Low--------	0.10			
	56-59	8-14	1.65-1.75	2.0-6.0	0.08-0.13	3.6-6.0	<2	Low--------	0.17			
	59-82	12-30	1.65-1.80	0.06-0.6	0.07-0.15	3.6-6.0	<2	Low--------	0.24			
22----------	0-14	3-10	1.40-1.49	6.0-20	0.10-0.20	4.5-8.4	<2	Low--------	0.10	5	2	6-15
Floridana	14-30	1-7	1.52-1.53	6.0-20	0.05-0.10	4.5-8.4	<2	Low--------	0.10			
	30-74	15-30	1.60-1.69	<0.2	0.10-0.20	4.5-8.4	<2	Low--------	0.24			
23----------	0-26	2-5	1.25-1.50	2.0-20	0.10-0.15	4.5-6.0	<2	Low--------	0.10	5	2	1-4
Mulat	26-54	14-25	1.55-1.70	0.06-0.6	0.10-0.15	4.5-6.0	<2	Low--------	0.24			
	54-80	3-7	1.55-1.70	2.0-20	0.05-0.10	3.6-6.0	<2	Low--------	0.17			
25----------	0-4	1-6	1.20-1.50	6.0->20	0.05-0.10	3.6-5.5	<2	Low--------	0.10	5	2	1-2
Pomona	4-25	<6	1.43-1.70	6.0-20	0.03-0.08	3.6-5.5	<2	Low--------	0.10			
	25-32	2-7	1.30-1.60	0.6-20	0.10-0.20	3.6-5.5	<2	Low--------	0.15			
	32-52	1-6	1.40-1.65	2.0-20	0.03-0.15	3.6-5.5	<2	Low--------	0.10			
	52-80	13-36	1.50-1.80	0.2-2.0	0.10-0.17	3.6-5.5	<2	Low--------	0.20			
26----------	0-35	---	0.25-0.50	6.0-20	0.20-0.25	4.5-5.5	<2	Low--------	---	---	2	>20
Samsula	35-75	1-14	1.35-1.55	6.0-20	0.02-0.05	3.6-6.0	<2	Low--------	0.17			
27*.												
Urban land												
28----------	0-12	1-5	1.35-1.45	6.0-20	0.05-0.10	3.6-6.0	<2	Low--------	0.10	5	2	2-5
Chipley	12-81	1-7	1.45-1.60	6.0-20	0.03-0.08	4.5-6.5	<2	Low--------	0.10			

See footnote at end of table.

1 ¾ ½ ¼ 0

5 000 4 000 3 000 2 000 1 000 0

Scale 1:15 840

1 Mile

5 000 Feet

N

26

ALACHUA COUNTY, FLORIDA — SHEET NUMBER 26

This map is compiled on 1974 aerial photography by the U. S. Department of Agriculture, Soil Conservation Service and cooperating agencies.

Coordinate grid ticks and land division corners, if shown, are approximately positioned.

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ampa, FL 33634
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ort Lauderdale
00 W. Oakland Park Blvd.
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nrise, FL 33351
l 954-653-0415
x 954-653-0416

May 6, 2004

Mr. Dexter O'Steen
O'Steen Brothers, Inc.
1006 SE 4th Street
Gainesville, Florida 32601

Summary Report of a Geotechnical Exploration
Copeland Industrial Park
Alachua, Florida
SDII Project No. 3008230

Dear Mr. O'Steen:

SDII Global Corporation (SDII) has performed a geotechnical exploration related to the planned stormwater management areas at the proposed Copeland Industrial Park in Alachua, Florida.

Our investigation was performed in accordance with our proposal No. 2004-046 which you authorized on April 19, 2004.

This report presents a summary of our on-site observations, evaluation and findings, and recommended soil and groundwater parameters to assist in the design of the stormwater management systems.

PROJECT DESCRIPTION

We understand this project consists of an industrial park development. The project will include two stormwater management facilities. The site is located on the south side of County Road 340A, just west of NW 126th Terrace in Alachua, Florida. A Project Site Location Map is attached showing the approximate site location.

The site is undeveloped pasture. Site topography is gently rolling, with elevations of 57 to 83 feet.

Causseaux & Ellington, Inc. provided a preliminary site plan indicating the locations of two stormwater retention basins and six soil borings. A large basin is sited at the southeast portion of the site, and a small basin is located at the northwest corner of the site.

PURPOSE

The purpose of our exploration was to determine the general soil and groundwater conditions at the basin locations, and provide soil parameters to assist in the stormwater management area designs.

FIELD EXPLORATION

We explored the subsurface conditions with six auger borings advanced to a depth of 15 feet below land surface (bls). Causseaux & Ellington, Inc. staked the boring locations in the field. The approximate locations of the soil borings are shown on the attached Site Plan with Approximate Location of Field Tests.

FINDINGS

The soil borings generally encountered two strata. The upper layer generally consists of about 2 to 12 feet of light gray and brown sand with silt (SP-SM) and sand with clay (SP-SC). The sand was generally underlain by light gray, brown and orange clayey sand (SC) and sandy clay (CH) to the boring termination depth of 15 feet bls. Limestone was encountered at location A-5 at 9 feet bls.

Groundwater was encountered at depths of about 4 to 8.5 feet bls at locations A-1, A-2 and A-4. Groundwater was not encountered within the explored depth of 15 feet bls at the remaining locations.

In reviewing the Alachua County Soil Survey, one soil series is mapped for this site, consisting of Arredondo fine sand, 0 to 5 percent slopes. The area of the proposed basin near the southeastern portion of the site is mapped as water. This area of the site appears to be a backfilled borrow pit. No indicators of standing water were observed in this area. The following soil descriptions are directly from the County soil survey.

Arredondo fine sand, 0 to 5 percent slopes- This nearly level to gently sloping, well drained soil is in both small and large areas of uplands. Slopes are smooth to convex. The areas are irregular in shape and range from about 10 to 160 acres in size.

Typically, the surface layer is dark grayish brown fine sand about 8 inches thick. The subsurface layer is fine sand to a depth of 49 inches. The upper 23 inches is yellowish brown, and the lower 18 inches is brownish yellow. The subsoil extends to a depth of 86 inches or more. The upper 5 inches is yellowish brown loamy sand; the next 10 inches is yellowish brown sandy clay loam, and the lower 22 inches is dark yellowish brown sandy clay and sandy clay loam. The water table in this soil is at a depth of more than 72 inches.

The borings performed at the northwest basin location encountered soils profiles that were somewhat consistent with the mapped soil series. The soil types encountered at the large basin area at the southeastern portion of the site are consistent with fill material. It should be understood that soil conditions may vary between locations.

For a more detailed description of the soil conditions encountered, please refer to the attached Auger Boring Logs and Key to Soil Classifications.

LABORATORY TESTING

The soil samples recovered from the soil borings were returned to our laboratory, and a geotechnical engineer examined the samples to confirm the field descriptions. Representative samples were selected for laboratory testing. The laboratory tests consisted of four percent retained on the No. 40 and passing the 200 sieves and constant head permeability tests.

The tests results indicate the upper layer of sand with silt and clay has about 5 to 11 percent fines passing the No. 200 sieve, and vertical coefficients of permeability of 40 to 80 feet per day ($1.4x\ 10^{-2}$ cm/sec to $3.16x\ 10^{-2}$ cm/sec).

A summary of the laboratory test results is attached. Laboratory tests were conducted in general accordance with ASTM Methods or other widely accepted testing methods.

SUMMARY OF EVALUATION AND PRELIMINARY RECOMMENDATIONS

The following section presents a summary of our evaluation and recommended soil and groundwater parameters to assist in the design of the stormwater facilities.

Our exploration found the site soils sat the northwest basin location to be somewhat consistent with the soil type mapped by the County soil survey. The soil and groundwater conditions were typical for this area of Alachua. The soil types encountered at the large southeastern basin location are consistent with fill material. This area is shown as water by the soil survey. Groundwater was encountered at depths of 4 to 8.5 feet bls at the southeastern basin location. The estimated seasonal high groundwater table is expected to range from approximately 2 to 5 feet bls. Our seasonal high ground water estimates are indicated on the soil boring logs.

The laboratory permeability tests indicate the surficial layer of sand with silt has vertical coefficients of permeability of 40 to 80 feet per day. The value of 40 feet per day is more consistent with our experience for these types of soils. The borings indicate confining type soils are present at depths of 2.5 to 12 feet bls.

Based upon our findings and test results, we recommend the following soil parameters for the southeastern stormwater management area design:

1. Base elevation of effective or mobilized aquifer (depth of confining layer) of 8 feet bls.
2. Unsaturated vertical infiltration rate of 40 feet per day.
3. Horizontal hydraulic conductivity of 40 feet per day.
4. Specific yield (fillable porosity) of 25 percent

5. Normal seasonal high groundwater table depth of 2.0 feet bls.

We recommend the following soil parameters for the northwestern stormwater management area design:

6. Base elevation of effective or mobilized aquifer (depth of confining layer) of 6 feet bls.
7. Unsaturated vertical infiltration rate of 40 feet per day.
8. Horizontal hydraulic conductivity of 40 feet per day.
9. Specific yield (fillable porosity) of 25 percent.
10. Normal seasonal high groundwater table depth of 4 feet bls.

A factor of safety of 2 should be applied to the infiltration and hydraulic conductivity values provided.

Limestone was encountered at location A-5 at 9 feet bls. If limestone should be encountered in the basin excavations, we recommend the limestone be undercut a minimum of 2 feet and backfilled with clean sand fill to provide the required filtration. The sand excavated from the basin locations should be a suitable fill source.

The first layer of sand with silt (SP-SM) and sand with clay (SP-SC) excavated from the site should be suitable for use as structural fill for roadways and building sites. This soil may require stockpiling and drying before it can be used as fill if it is excavated from the southeastern basin location. The deeper clayey sand is considered a suitable fill material, but they may require extended drying periods to reduce the moisture content to near the optimum so that they can be used as fill. For this reason, these soils do not represent a likely source for use as fill. The deeper sandy clay is not considered a suitable fill material.

LIMITATIONS

The conclusions and recommended soil parameters provided in this report are based upon our visual observations of the site, the soils recovered from the auger borings, the laboratory testing and our experience with similar construction in this area. If conditions other than those described herein are discovered during the earthwork operations, we recommend that you contact us to evaluate their parameters and impact on the recommendations provided herein.

CLOSURE

We appreciate the opportunity to provide these engineering services to you on this important project. If you have any questions or if we can provide any additional information, please call us.

Sincerely,

SDII GLOBAL CORPORATION

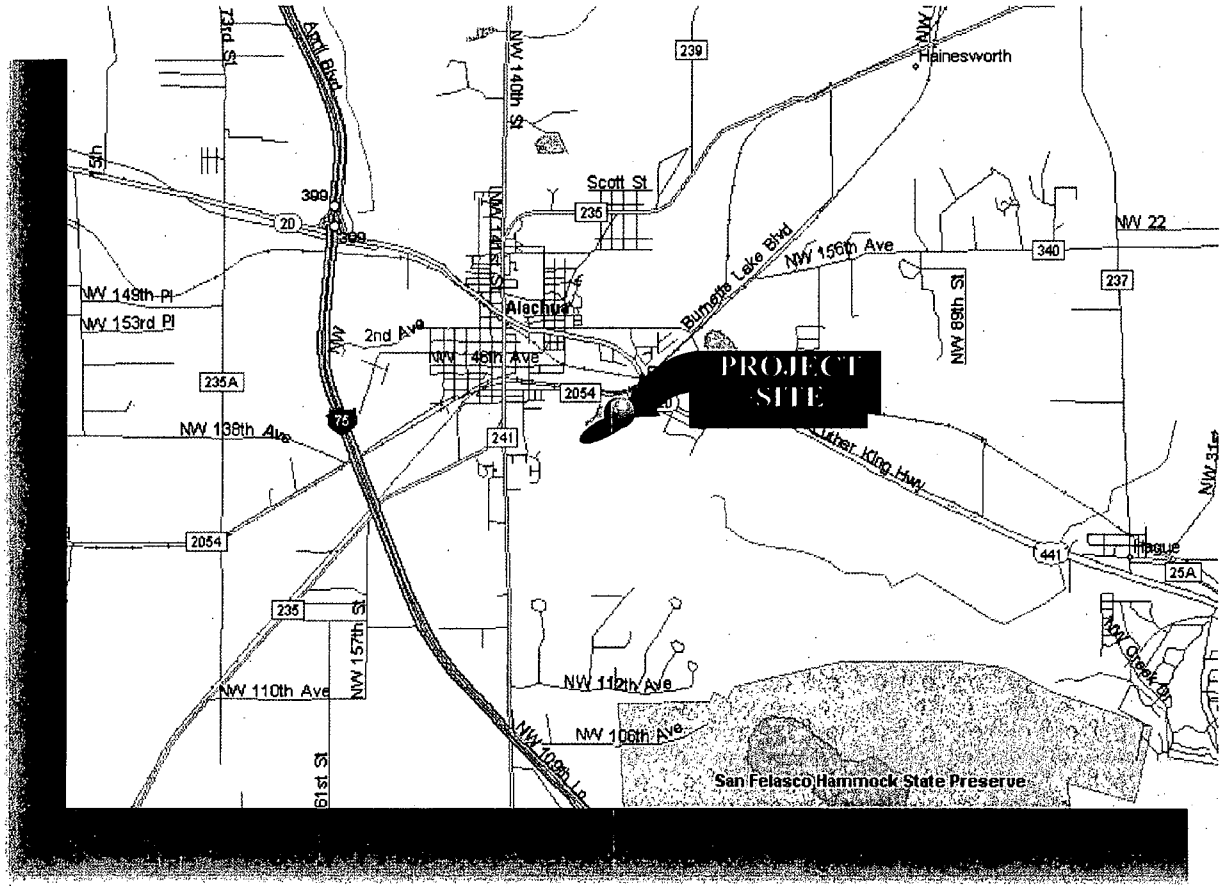
Joakim (Jay) B. Nordqvist, P.E.
Principal Engineer
Florida Registration No. 42681

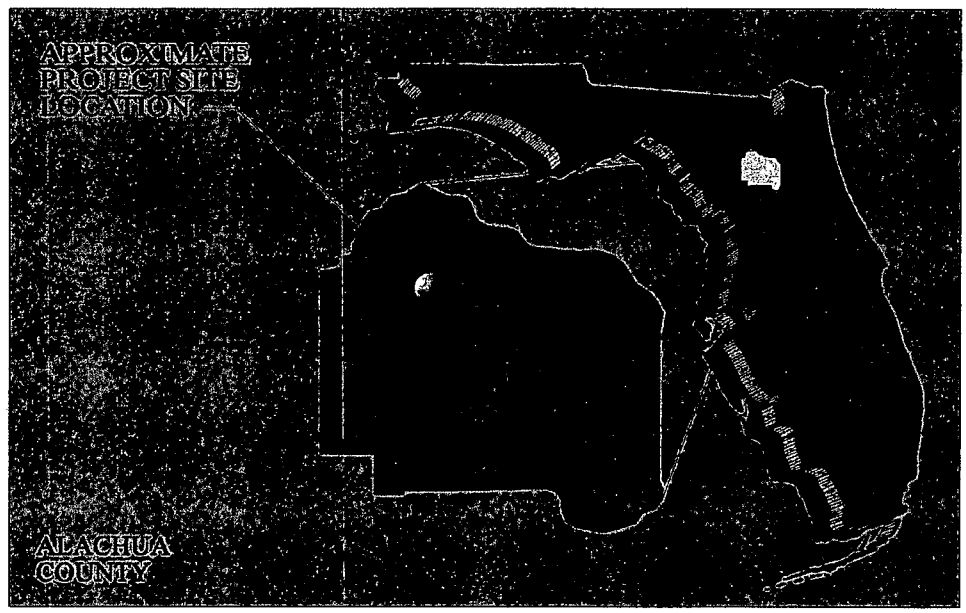
Kenneth L. Hill, P.E. 5/7/04
Principal Engineer
Florida Registration No. 40146

Attachments: Site Location Map
Site Plan with Approximate Locations of Field Tests
Auger Boring Logs
Summary of Laboratory Testing
Key to Soil Classifications

KLH\JBN: klh
F:\Projects\3008230 Copeland Industrial Park\3008230.doc

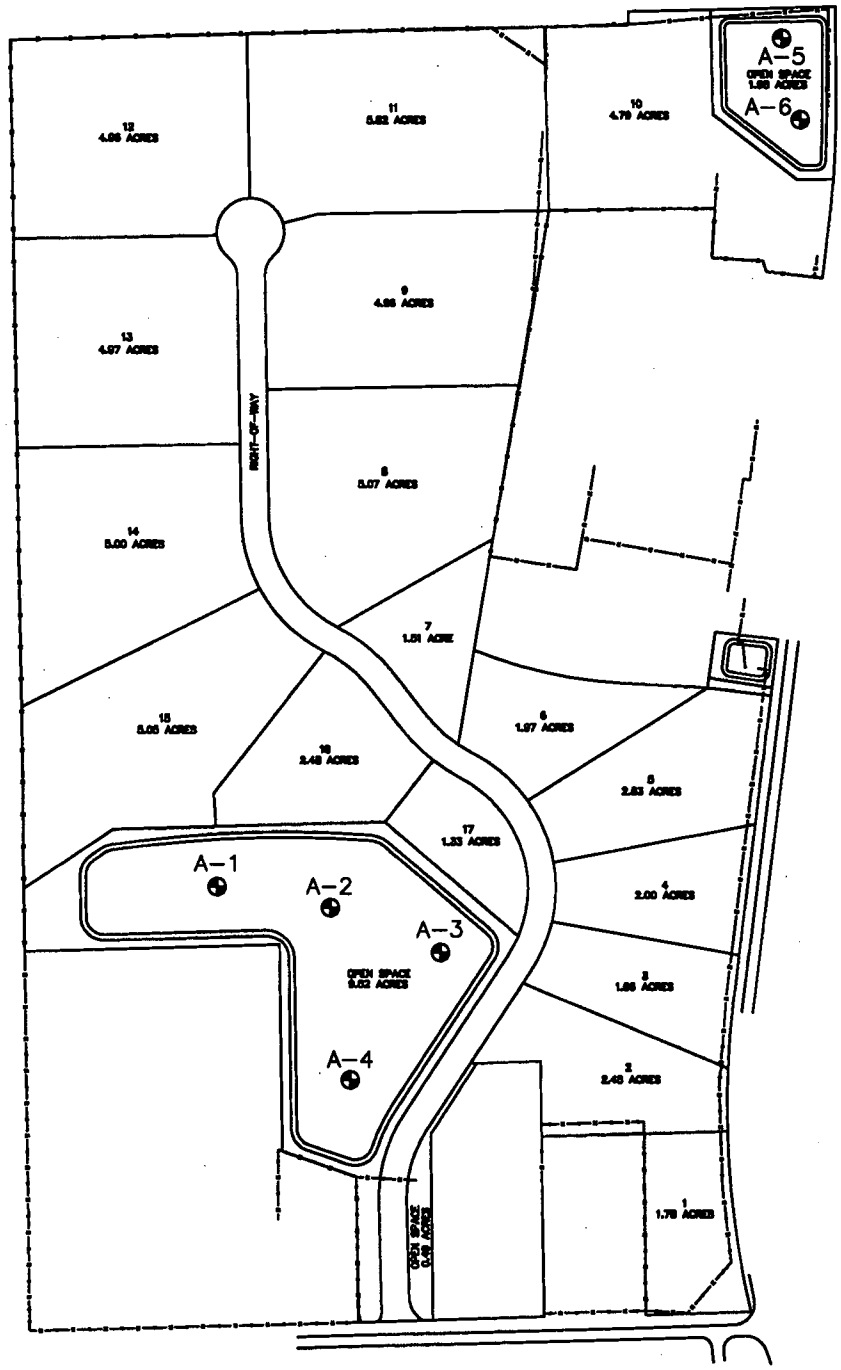
Distribution: Addressee (1)
Causseaux & Ellington, Inc. (3)
File (1)





N
NOT TO SCALE

O'STEEN BROTHERS, INC. GAINESVILLE, FLORIDA	SDII GLOBAL	**PROJECT SITE LOCATION MAP** **COPELAND INDUSTRIAL PARK** **ALACHUA, FLORIDA**		
		DESIGNED BY: KLH CHECKED BY: JBN DRAWN BY: GLF	PROJECT NO.: 3008230 DRAWING NO.: 8230-1 DATE: 05/05/04	FIGURE 1



A-1 ⊕ APPROXIMATE LOCATION OF AUGER BORING WITH DESIGNATION

N

0 200'

SCALE

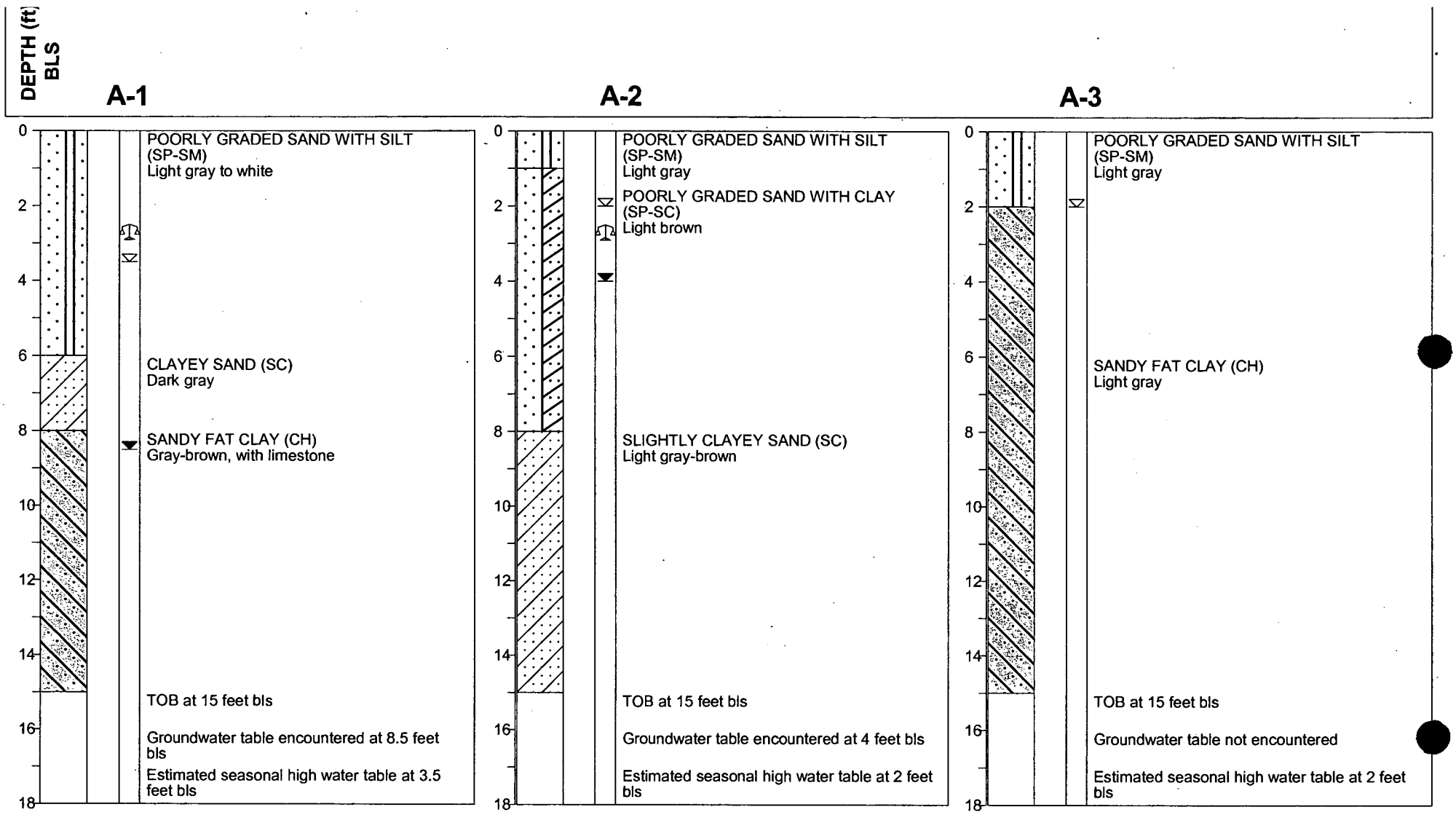
O'STEEN BROTHERS, INC.
GAINESVILLE, FLORIDA

SDII GLOBAL

SITE PLAN SHOWING APPROXIMATE LOCATION OF FIELD TESTS

COPELAND INDUSTRIAL PARK
ALACHUA, FLORIDA

DESIGNED BY:	KLH	PROJECT NO.:	3008230	FIGURE
CHECKED BY:	JBN	DRAWING NO.:	8230-2	2
CREATED BY:	GLF	DATE:	05/05/04	



▼ APPROXIMATE LOCATION OF WATER TABLE (WT) ⚖ APPROXIMATE LOCATION OF ANALYZED SOIL HORIZONS TOB TERMINATION OF BORING

NOTE:
SECOND COLUMN FROM LEFT INDICATES APPROXIMATE PUSH PENETRATION VALUES IN Kg/cm2 (WHERE APPLICABLE)

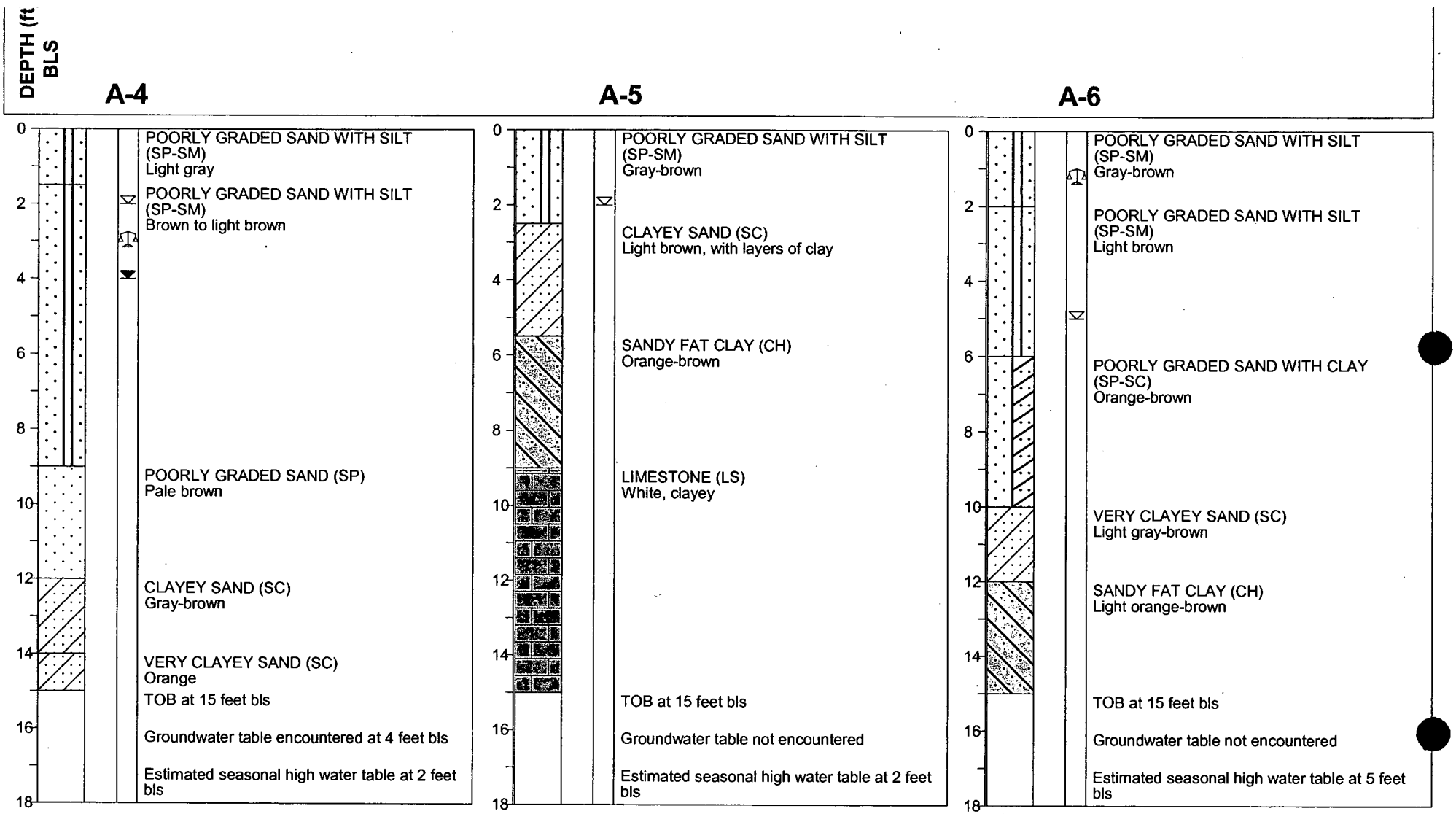
O'STEEN BROTHERS, INC. GAINESVILLE, FLORIDA

SDI GLOBAL

AUGER BORING LOGS

SITE NAME: COPELAND INDUSTRIAL PARK
SITE LOCATION: ALACHUA, FLORIDA

DESIGNED BY:	KLH	PROJECT NO.:	3008230	AUGERS 1 thru 3
CHECKED BY:	JBN	BORING DATE:	04/27/04	
DRAWN BY:	PRL	PAGE NO.:	1 OF 2	



▼ APPROXIMATE LOCATION OF WATER TABLE (WT) ⚖ APPROXIMATE LOCATION OF ANALYZED SOIL HORIZONS TOB TERMINATION OF BORING

NOTE:
SECOND COLUMN FROM LEFT INDICATES APPROXIMATE PUSH PENETRATION VALUES IN Kg/cm2 (WHERE APPLICABLE)

O'STEEN BROTHERS, INC.
GAINESVILLE, FLORIDA

SDII GLOBAL

AUGER BORING LOGS

SITE NAME: COPELAND INDUSTRIAL PARK
SITE LOCATION: ALACHUA, FLORIDA

DESIGNED BY:	KLH	PROJECT NO.:	3008230	AUGERS 4thru6
CHECKED BY:	JBN	BORING DATE:	04/27/04	
DRAWN BY:	PRL	PAGE NO.:	2 OF 2	

SDII Global Corporation

DATE: May 4, 2004

PROJECT NUMBER: 3008230

PROJECT NAME: COPELAND INDUSTRIAL PARK

REPORT OF ATTERBERG LIMITS, NATURAL MOISTURE CONTENT, PERCENT RETAINED ON No. 40 SIEVE, PERCENT PASSING No. 200 SIEVE, ORGANIC CONTENT AND EXPANSION INDEX

ASTM D421, D422, D653, D698, D854, D1140, D2216, D2974, D4318, D4753, D4829

Boring Number	Depth (ft)	Lab Sample Number	Liquid Limit	Plastic Limit	Plasticity Index	Natural Moisture Content (%)	Percent Retained on #40 Sieve	Percent Passing #200 Sieve	% Organics (By Weight)	Expansion Index
A - 1	1-4	691	N/T	N/T	N/T	2.5%	16.5%	5.2%	N/T	N/T
A - 2	1-4	692	N/T	N/T	N/T	9.4%	23.8%	10.8%	N/T	N/T
A - 4	1.5-4	693	N/T	N/T	N/T	3.2%	12.8%	5.5%	N/T	N/T
A - 6	0-2	694	N/T	N/T	N/T	1.9%	12.9%	5.8%	N/T	N/T

Notes:

N/P - Nonplastic N/T - Not Tested

Monica Fowler, P.G.
Florida Registration Number 1388

CONSTANT HEAD PERMEABILITY TEST

SDII Global Corporation

PROJECT NAME: COPELAND INDUSTRIAL P/
PROJECT NUMBER: 3008230 **DATE:** May 4, 2004
BORING NUMBER: A-1 **SAMPLE NO.:** 691
DEPTH (FEET): 1-4' **TESTED BY:** AC
DESCRIPTION OF SOIL: Light-brown silty fine to medium quartz sand (SP-SM)

[A] Unit Weight Determination

(1) Length between manometer outlets L	7.6	cm
(2) Diameter of soil specimen D	7.7	cm
(3) Cross sectional area of soil specimen	46.57	cm^2
(4) Height, H_1	17.5	cm
(5) Height, H_2	4.1	cm
(6) Height of specimen (H_1-H_2)	13.43	cm
(7) Volume of specimen [(3)x(6)]	625.39	cm^3
(8) Mass of air-dried soil before compaction, M_1	1251.6	g
(9) Mass of unused soil after compaction, M_2	192.6	g
(10) Mass of soil specimen (air-dried) [(8)-(9)	1058.9	g
(11) Unit wt. of soil (air-dried) [(10)/(7)x62.4	105.7	lb/ft^3
(12) Water content	0.09	%
(13) Dry unit weight wt of soil specimen	105.6	lb/ft^3
(14) Specific gravity of soil		
(15) Volume of solids [(13)/[(14)x62.4]]		
(16) Volume of voids [1-(15)]		
(17) Void ratio, e of soil specimen [(16)/(15)]		

Water Content

Tare no.	112
wt of soil wet + can	57.68
weight of dry soil + can	57.64
Weight of Water	0.04
Tare Weight	13.77
Weight of dry soil	43.87
Water Content	0.1

[B] Permeability Test

1) Length between manometer outlets, L 7.6 cm
2) Cross-sectional area of soil specimen 46.57 cm^2

Trial No. (1)	Manometer readings H_1 (cm) (2)	H_2 (cm) (3)	Head h (cm) (4)=(2)-(3)	Quantity of water discharged, Q (cm^3) (5)	Time, t (s) (6)	Temp T (°C) (7)	Permeability at T °C, K_T (cm/s) (8)=QL/Ath	Ratio of viscosity at T °C Viscosity at 20 °C (9)	Permeability at 20 °C K_{20} (cm/s) (10)
1	24.5	15.0	9.5	7.5	3.75	23	3.44E-02	0.9325	3.20E-02
2	24.5	15.0	9.5	7.5	4.43	23	2.91E-02	0.9325	2.71E-02
3	24.5	15.0	9.5	8	4.32	23	3.18E-02	0.9325	2.97E-02
4	24.5	15.0	9.5	8	4.44	23	3.10E-02	0.9325	2.89E-02

Average Permeability 3.16E-02

Mass of pycnometer when filled with water:	
Temperature adjustment:	
Mass of pycnometer when filled with water & soil:	
Mass of pycnometer adjusted for temperature:	
Mass of evaporating container:	
Mass of container and dried soil:	
Mass of solids (soil):	
Specific Gravity:	

Monica Fowler, P.G.
Florida Registration Number 1388

CONSTANT HEAD PERMEABILITY TEST

SDII Global Corporation

PROJECT NAME: COPELAND INDUSTRIAL P/
PROJECT NUMBER: 3008230 **DATE:** May 4, 2004
BORING NUMBER: A-2 **SAMPLE NO.:** 692
DEPTH (FEET): 1-4' **TESTED BY:** AC
DESCRIPTION OF SOIL: Pale-brown silty fine to medium quartz sand (SP-SM)

[A] Unit Weight Determination

(1) Length between manometer outlets L	7.6	cm
(2) Diameter of soil specimen D	7.7	cm
(3) Cross sectional area of soil specimen	46.57	cm^2
(4) Height, H_1	17.5	cm
(5) Height, H_2	3.75	cm
(6) Height of specimen (H_1-H_2)	13.78	cm
(7) Volume of specimen [(3)x(6)]	641.68	cm^3
(8) Mass of air-dried soil before compaction, M_1	1218.2	g
(9) Mass of unused soil after compaction, M_2	249.9	g
(10) Mass of soil specimen (air-dried) [(8)-(9)	968.3	g
(11) Unit wt. of soil (air-dried) [(10)/(7)x62.4	94.2	lb/ft^3
(12) Water content	0.11	%
(13) Dry unit weight wt of soil specimen	94.1	lb/ft^3
(14) Specific gravity of soil		
(15) Volume of solids [(13)/[(14)x62.4]]		
(16) Volume of voids [1-(15)]		
(17) Void ratio, e of soil specimen [(16)/(15)]		

Water Content

Tare no.	109
wt of soil wet + can	50.67
weight of dry soil + can	50.63
Weight of Water	0.04
Tare Weight	13.89
Weight of dry soil	36.74
Water Content	0.1

[B] Permeability Test

1) Length between manometer outlets, L 7.6 cm
2) Cross-sectional area of soil specimen 46.57 cm^2

Trial No. (1)	Manometer readings H_1 (cm) (2)	H_2 (cm) (3)	Head h (cm) (4)=(2)-(3)	Quantity of water discharged, Q (cm^3) (5)	Time, t (s) (6)	Temp T (°C) (7)	Permeability at T°C, K_T(cm/s) (8)=QL/Ath	Ratio of viscosity at T°C Viscosity at 20°C (9)	Permeability at 20°C K_{20} (cm/s) (10)
1	36.7	15.0	21.7	9.5	5.22	23	1.37E-02	0.9325	1.28E-02
2	37.0	15.0	22.0	9	5.28	23	1.26E-02	0.9325	1.18E-02
3	37.0	15.0	22.0	8.5	4.23	23	1.49E-02	0.9325	1.39E-02
4	37.0	15.0	22.0	9	4.55	23	1.47E-02	0.9325	1.37E-02

Average Permeability 1.40E-02

Mass of pycnometer when filled with water:	
Temperature adjustment:	
Mass of pycnometer when filled with water & soil:	
Mass of pycnometer adjusted for temperature:	
Mass of evaporating container:	
Mass of container and dried soil:	
Mass of solids (soil):	
Specific Gravity:	

Monica Fowler, P.G.
Florida Registration Number 1388

CONSTANT HEAD PERMEABILITY TEST

SDII Global Corporation

PROJECT NAME: COPELAND INDUSTRIAL P/
PROJECT NUMBER: 3008230 **DATE:** May 4, 2004
BORING NUMBER: A-4 **SAMPLE NO.:** 693
DEPTH (FEET): 1.5-4' **TESTED BY:** AC
DESCRIPTION OF SOIL: Mottled lt.-brown & mod.-brown silty fine to med. quartz sand (SP-SM)

[A] Unit Weight Determination

(1) Length between manometer outlets L	7.6	cm
(2) Diameter of soil specimen D	7.7	cm
(3) Cross sectional area of soil specimen	46.57	cm^2
(4) Height, H_1	17.5	cm
(5) Height, H_2	4.225	cm
(6) Height of specimen (H_1-H_2)	13.305	cm
(7) Volume of specimen [(3)x(6)]	619.57	cm^3
(8) Mass of air-dried soil before compaction, M_1	1207.9	g
(9) Mass of unused soil after compaction, M_2	199.5	g
(10) Mass of soil specimen (air-dried) [(8)-(9)	1008.5	g
(11) Unit wt. of soil (air-dried) [(10)/(7)x62.4	101.6	lb/ft^3
(12) Water content	0.13	%
(13) Dry unit weight wt of soil specimen	101.4	lb/ft^3
(14) Specific gravity of soil		
(15) Volume of solids [(13)/[(14)x62.4]]		
(16) Volume of voids [1-(15)]		
(17) Void ratio, e of soil specimen [(16)/(15)]		

Water Content

Tare no.	108
wt of soil wet + can	61.21
weight of dry soil + can	61.15
Weight of Water	0.06
Tare Weight	13.91
Weight of dry soil	47.24
Water Content	0.1

[B] Permeability Test

1) Length between manometer outlets, L 7.6 cm
2) Cross-sectional area of soil specimen 46.57 cm^2

Trial No. (1)	Manometer readings H_1 (cm) (2)	H_2 (cm) (3)	Head h (cm) (4)=(2)-(3)	Quantity of water discharged, Q (cm^3) (5)	Time, t (s) (6)	Temp T (°C) (7)	Permeability at T °C, K_T (cm/s) (8)=QL/Ath	Ratio of viscosity at T°C Viscosity at 20 °C (9)	Permeability at 20 °C K_{20} (cm/s) (10)
1	36.0	15.0	21.0	15	6.47	23	1.80E-02	0.9325	1.68E-02
2	36.0	15.0	21.0	16.5	7.65	23	1.68E-02	0.9325	1.56E-02
3	36.0	15.0	21.0	16	5.78	23	2.15E-02	0.9325	2.01E-02
4	36.0	15.0	21.0	16.5	6.36	23	2.02E-02	0.9325	1.88E-02

Average Permeability 1.91E-02

Mass of pycnometer when filled with water:	
Temperature adjustment:	
Mass of pycnometer when filled with water & soil:	
Mass of pycnometer adjusted for temperature:	
Mass of evaporating container:	
Mass of container and dried soil:	
Mass of solids (soil):	
Specific Gravity:	

Monica Fowler, P.G.
Florida Registration Number 1388

CONSTANT HEAD PERMEABILITY TEST

SDII Global Corporation

PROJECT NAME: COPELAND INDUSTRIAL P/
PROJECT NUMBER: 3008230 **DATE:** May 4, 2004
BORING NUMBER: A-6 **SAMPLE NO.:** 694
DEPTH (FEET): 0-2' **TESTED BY:** AC
DESCRIPTION OF SOIL: Pale-brown silty fine to medium quartz sand (SP-SM)

[A] Unit Weight Determination

(1) Length between manometer outlets L	7.6	cm
(2) Diameter of soil specimen D	7.7	cm
(3) Cross sectional area of soil specimen	46.57	cm^2
(4) Height, H_1	17.5	cm
(5) Height, H_2	4.15	cm
(6) Height of specimen (H_1-H_2)	13.38	cm
(7) Volume of specimen [(3)x(6)]	623.06	cm^3
(8) Mass of air-dried soil before compaction, M_1	1247.4	g
(9) Mass of unused soil after compaction, M_2	195.4	g
(10) Mass of soil specimen (air-dried) [(8)-(9)	1052.0	g
(11) Unit wt. of soil (air-dried) [(10)/(7)x62.4	105.4	lb/ft^3
(12) Water content	0.08	%
(13) Dry unit weight wt of soil specimen	105.3	lb/ft^3
(14) Specific gravity of soil		
(15) Volume of solids [(13)/[(14)x62.4]]		
(16) Volume of voids [1-(15)]		
(17) Void ratio, e of soil specimen [(16)/(15)]		

Water Content

Tare no.	111
wt of soil wet + can	67.15
weight of dry soil + can	67.11
Weight of Water	0.04
Tare Weight	13.79
Weight of dry soil	53.32
Water Content	0.1

[B] Permeability Test

1) Length between manometer outlets, L 7.6 cm
2) Cross-sectional area of soil specimen 46.57 cm^2

Trial No. (1)	Manometer readings H_1 (cm) (2)	H_2 (cm) (3)	Head h (cm) (4)=(2)-(3)	Quantity of water discharged, Q (cm^3) (5)	Time, t (s) (6)	Temp T (°C) (7)	Permeability at T °C, K_T (cm/s) (8)=QL/Ath	Ratio of viscosity at T°C Viscosity at 20 °C (9)	Permeability at 20 °C K_{20} (cm/s) (10)
1	36.0	15.0	21.0	7.5	3.72	23	1.57E-02	0.9325	1.46E-02
2	36.0	15.0	21.0	7	3.63	23	1.50E-02	0.9325	1.40E-02
3	36.0	15.0	21.0	7	3.47	23	1.57E-02	0.9325	1.46E-02
4	36.0	15.0	21.0	7	3.58	23	1.52E-02	0.9325	1.42E-02

Average Permeability 1.54E-02

Mass of pycnometer when filled with water:	
Temperature adjustment:	
Mass of pycnometer when filled with water & soil:	
Mass of pycnometer adjusted for temperature:	
Mass of evaporating container:	
Mass of container and dried soil:	
Mass of solids (soil):	
Specific Gravity:	

Monica Fowler, P.G.
Florida Registration Number 1388

KEY TO SOIL CLASSIFICATIONS

Asphalt

SP - Poorly graded sands

SP-SM - Slightly silty sands

SM - Silty Sands

SP-SC - Slightly clayey sands

SC - Clayey Sands

SW - Well graded sands

CL - Low plasticity inorganic clays

CH - High plasticity inorganic clays

ML - Low plasticity inorganic silts

MH - High plasticity inorganic silts

OH - High plasticity organic silts and clays

OL - Low plasticity organic silts and clays

LIMESTONE FORMATION - Weathered limestone

LIMESTONE FORMATION -Limestone

PEAT - Peat

FILL - Sand fill

KEY TO DRILLING SYMBOLS

Split Spoon

Shelby Tube

Auger

Excavation

Core

Undisturbed

Grab

No Recovery

CORRELATION OF PENETRATION RESISTANCE WITH RELATIVE DENSITY AND CONSISTENCY

	NO. OF BLOWS, N	RELATIVE DENSITY
	0 -4	Very Loose
SANDS:	5 - 10	Loose
	11 - 30	Firm
	31 - 50	Dense
	OVER 50	Very Dense
		CONSISTENCY
	0 - 2	Very Soft
SILTS	3 - 4	Soft
&	5 - 8	Firm
CLAYS:	9 - 15	Stiff
	16 - 30	Very Stiff
	31 - 50	Hard
	over 50	Very Hard

PARTICLE SIZE IDENTIFICATION		
BOULDERS:		Greater than 300 mm
COBBLES:		75 mm to 300 mm
GRAVEL:	Coarse -	19.0 mm to 75 mm
	Fine -	4.75 mm to 19.0 mm
SANDS:	Coarse -	2.00 mm to 4.75 mm
	Medium -	0.425 mm to 2.00 mm
	Fine -	0.075 mm to 0.425 mm
SILTS & CLAYS:		Less than 0.075 mm

APPENDIX 'B'

Post-Developed Drainage Calculations & Computer Output

COPELAND PARK - POST DEVELOPMENT

4:44 PM Job No.: 02-095 12-Jul-04

Drainage Calculations - SMF-1

Overall Basin Area (Ao):	71.660 Ac	----->	3,121,530 sf
Impervious Area			1,287,924 sf

Soil Conditions

NRCS Soil Type	CN	Area	Product
A (Open Area)	39	39.896 Ac.	1555.94
A (Open Area)	98	30.125 Ac.	2952.25
IMP	98	1.639 Ac.	160.67
		Composite CN =	**65.2**

Water Quality Treatment Volume 15.22

SRWMD Criteria

Runoff from the first 1 inch of rainfall = 0.0009 in.

WQTV 0.005 Ac-ft

-----> 239.5 cf

Limiting Criteria Used

WQTV	**0.005 Ac-ft**	WQTV El:	**56.00**
----->	**239.5 cf**	WQTV Area:	**255,264**

STAGE-STORAGE				
Depth (ft)	Area (sf)	Area (Ac)	Storage Volume (Ac-ft)	Cumulative Volume (Ac-ft)
56.0	255,254	5.8598	0.000	0.000
57.0	265,688	6.0994	5.980	5.980
58.0	276,223	6.3412	6.220	12.200
59.0	286,859	6.5854	6.463	18.663
59.1	319,368	7.3317	0.696	19.359
60.0	361,197	8.2919	7.031	26.390
61.0	404,206	9.2793	8.786	35.175
62.0	444,714	10.2092	9.744	44.920

PONDS Version 3.2.0184
Retention Pond Recovery - Refined Method
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Devo Seereeram, Ph.D., P.E.

Project Data

Project Name:	Copeland Park Storm 1
Simulation Description:	Post-development Analysis
Project Number:	02-095
Engineer :	Ben F. Prewitt, E.I.
Supervising Engineer:	Rory P. Causseaux, P.E.
Date:	07-02-2004

Aquifer Data

Base Of Aquifer Elevation, [B] (ft datum):	49.00
Water Table Elevation, [WT] (ft datum):	54.00
Horizontal Saturated Hydraulic Conductivity, [Kh] (ft/day):	40.00
Fillable Porosity, [n] (%):	25.00
Unsaturated Vertical Infiltration Rate, [Iv] (ft/day):	40.0
Maximum Area For Unsaturated Infiltration, [Av] (ft^2):	361197.0

Geometry Data

Equivalent Pond Length, [L] (ft):	1173.0
Equivalent Pond Width, [W] (ft):	308.0

Ground water mound is expected to intersect the pond bottom

Stage vs Area Data

Stage (ft datum)	Area (ft^2)
56.00	255254.0
57.00	265688.0
58.00	276223.0
59.00	286859.0
59.10	319368.0
60.00	361197.0
61.00	404206.0
62.00	444714.0

Scenario Input Data

Scenario 1 :: Post-development 100 year-1 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	4.5
Design Rainfall Duration (hours)	1.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 1 Hour

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario 2 :: Post-development 100 year-2 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	5.6
Design Rainfall Duration (hours)	2.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 2 Hour

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario Input Data (cont'd.)

Scenario 3 :: Post-development 100 year-4 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	6.6
Design Rainfall Duration (hours)	4.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 4 Hour

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario 4 :: Post-development 100 year-8 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	8.0
Design Rainfall Duration (hours)	8.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 8 Hour

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario Input Data (cont'd.)

Scenario 5 :: Post-development 100 year-24 hour

Hydrograph Type: Inline SCS
Modflow Routing: Routed with infiltration
Repetitions: 1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	10.6
Design Rainfall Duration (hours)	24.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 24 Hour

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	7.000	13.000	19.000	25.000
2.000	8.000	14.000	20.000	26.000
3.000	9.000	15.000	21.000	27.000
4.000	10.000	16.000	22.000	28.000
5.000	11.000	17.000	23.000	29.000
6.000	12.000	18.000	24.000	30.000

Scenario 6 :: WQTV Recovery

Hydrograph Type: Slug Load
Modflow Routing: Routed with infiltration

Treatment Volume (ft^3) 240

Initial ground water level (ft datum) default, 54.00

Time After Storm Event (days)	Time After Storm Event (days)
0.100	2.000
0.250	2.500
0.500	3.000
1.000	3.500
1.500	4.000

Summary of Results :: *Scenario 1 :: Post-development 100 year-1 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	2.700	56.30		
Inflow				
Rate - Maximum - Positive	0.900		125.9017	
Rate - Maximum - Negative	3.360		0.0000	
Cumulative Volume - Maximum Positive	3.360			347113.7
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			347113.7
Infiltration				
Rate - Maximum - Positive	0.960		118.2099	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	75.420			347113.7
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			347113.7
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 2 :: Post-development 100 year-2 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	3.480	57.00		
Inflow				
Rate - Maximum - Positive	1.080		119.6152	
Rate - Maximum - Negative	4.380		0.0000	
Cumulative Volume - Maximum Positive	4.380			538760.4
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			538760.4
Infiltration				
Rate - Maximum - Positive	1.080		118.1748	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	340.440			505031.3
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			505031.3
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 3 :: Post-development 100 year-4 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	5.160	57.67		
Inflow				
Rate - Maximum - Positive	2.640		111.6318	
Rate - Maximum - Negative	6.360		0.0000	
Cumulative Volume - Maximum Positive	6.360			729674.9
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			729674.9
Infiltration				
Rate - Maximum - Positive	2.460		104.8495	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	342.420			570801.8
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			570801.8
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 4 :: Post-development 100 year-8 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	9.000	58.61		
Inflow				
Rate - Maximum - Positive	4.140		129.6631	
Rate - Maximum - Negative	10.380		0.0000	
Cumulative Volume - Maximum Positive	10.380			1016065.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			1016065.0
Infiltration				
Rate - Maximum - Positive	3.900		115.0497	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	346.440			672120.2
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			672120.2
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 5 :: Post-development 100 year-24 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	24.660	60.13		
Inflow				
Rate - Maximum - Positive	12.060		50.3295	
Rate - Maximum - Negative	26.340		0.0000	
Cumulative Volume - Maximum Positive	26.340			1578174.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			1578174.0
Infiltration				
Rate - Maximum - Positive	10.560		31.3007	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	746.460			1072652.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			1072652.0
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 6 :: WQTV Recovery*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	54.00		
Maximum	0.002	54.00		
Inflow				
Rate - Maximum - Positive	0.002		40.0000	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	0.002			240.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	96.000			240.0
Infiltration				
Rate - Maximum - Positive	0.002		39.9722	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	0.002			240.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	96.000			240.0
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	96.000			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	36.000	0.00		240.0
72 Hour Stage and Infiltration Volume	72.000	0.00		240.0

Detailed Results :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft^3/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft^3/s)	Overflow Discharge (ft^3/s)	Cumulative Inflow Volume (ft^3)	Cumulative Infiltration Volume (ft^3)	Cumulative Discharge Volume (ft^3)	Flow Type
0.000	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	N.A.
0.060	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.120	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.180	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.240	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.300	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.360	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.420	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.480	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.540	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.600	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.660	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.720	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.780	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.840	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.900	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
0.960	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.020	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.080	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.140	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.200	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.260	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.320	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.380	0.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	U
1.440	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.500	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.560	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.620	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.680	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.740	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.800	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.860	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.920	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
1.980	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.040	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.100	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.160	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.220	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.280	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.340	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.400	0.0000	0.0000	54.000	0.00001	0.00000	0.0	0.0	0.0	U
2.460	0.0000	0.0000	54.000	0.00002	0.00000	0.0	0.0	0.0	U
2.520	0.0000	0.0000	54.000	0.00002	0.00000	0.0	0.0	0.0	U
2.580	0.0000	0.0000	54.000	0.00002	0.00000	0.0	0.0	0.0	U
2.640	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
2.700	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
2.760	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
2.820	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
2.880	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
2.940	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.000	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.060	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.120	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.180	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.240	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.300	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.360	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.420	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.480	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.540	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.600	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.660	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.720	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.780	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.840	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.900	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
3.960	0.0000	0.0000	54.000	0.00002	0.00000	0.1	0.1	0.0	U
4.020	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.080	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.140	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.200	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.260	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.320	0.0000	0.0000	54.000	0.00002	0.00000	0.2	0.2	0.0	U
4.380	0.0000	0.0000	54.000	0.00013	0.00000	0.2	0.2	0.0	U

Detailed Results (cont,d.) :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft³/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft³/s)	Overflow Discharge (ft³/s)	Cumulative Inflow Volume (ft³)	Cumulative Infiltration Volume (ft³)	Cumulative Discharge Volume (ft³)	Flow Type
4.440	0.0005	0.0000	54.000	0.00111	0.00000	0.2	0.2	0.0	U
4.500	0.0035	0.0000	54.000	0.00499	0.00000	0.7	0.7	0.0	U
4.560	0.0125	0.0000	54.000	0.01527	0.00000	2.4	2.4	0.0	U
4.620	0.0325	0.0000	54.000	0.03626	0.00000	7.3	7.3	0.0	U
4.680	0.0675	0.0000	54.000	0.07137	0.00000	18.1	18.1	0.0	U
4.740	0.1180	0.0000	54.000	0.12165	0.00000	38.1	38.1	0.0	U
4.800	0.1831	0.0000	54.001	0.18614	0.00000	70.6	70.6	0.0	U
4.860	0.2604	0.0000	54.001	0.26294	0.00000	118.5	118.5	0.0	U
4.920	0.3479	0.0000	54.002	0.35000	0.00000	184.2	184.2	0.0	U
4.980	0.4438	0.0000	54.003	0.44659	0.00000	269.7	269.7	0.0	U
5.040	0.5509	0.0000	54.004	0.55496	0.00000	377.1	377.1	0.0	U
5.100	0.6743	0.0000	54.006	0.67990	0.00000	509.4	509.4	0.0	U
5.160	0.8202	0.0000	54.007	0.82707	0.00000	670.8	670.8	0.0	U
5.220	0.9937	0.0000	54.010	0.99888	0.00000	866.7	866.7	0.0	U
5.280	1.1879	0.0000	54.012	1.19114	0.00000	1102.4	1102.4	0.0	U
5.340	1.3950	0.0000	54.015	1.39668	0.00000	1381.3	1381.3	0.0	U
5.400	1.6089	0.0000	54.019	1.60972	0.00000	1705.7	1705.7	0.0	U
5.460	1.8262	0.0000	54.023	1.82678	0.00000	2076.7	2076.7	0.0	U
5.520	2.0458	0.0000	54.028	2.04622	0.00000	2494.9	2494.9	0.0	U
5.580	2.2670	0.0000	54.033	2.26727	0.00000	2960.7	2960.7	0.0	U
5.640	2.4892	0.0000	54.038	2.48948	0.00000	3474.4	3474.4	0.0	U
5.700	2.7124	0.0000	54.045	2.71263	0.00000	4036.1	4036.1	0.0	U
5.760	2.9364	0.0000	54.051	2.93644	0.00000	4646.2	4646.2	0.0	U
5.820	3.1606	0.0000	54.059	3.16074	0.00000	5304.7	5304.7	0.0	U
5.880	3.3855	0.0000	54.067	3.38537	0.00000	6011.6	6011.6	0.0	U
5.940	3.6100	0.0000	54.075	3.60979	0.00000	6767.2	6767.2	0.0	U
6.000	3.8337	0.0000	54.084	3.83354	0.00000	7571.1	7571.1	0.0	U
6.060	4.0567	0.0000	54.093	4.05648	0.00000	8423.2	8423.2	0.0	U
6.120	4.2788	0.0000	54.103	4.27846	0.00000	9323.5	9323.5	0.0	U
6.180	4.4996	0.0000	54.114	4.49925	0.00000	10271.5	10271.5	0.0	U
6.240	4.7191	0.0000	54.125	4.71867	0.00000	11267.2	11267.2	0.0	U
6.300	4.9370	0.0000	54.136	4.93655	0.00000	12310.0	12310.0	0.0	U
6.360	5.1532	0.0000	54.148	5.15274	0.00000	13399.7	13399.7	0.0	U
6.420	5.3676	0.0000	54.161	5.36709	0.00000	14536.0	14536.0	0.0	U
6.480	5.5800	0.0000	54.174	5.57945	0.00000	15718.3	15718.3	0.0	U
6.540	5.7902	0.0000	54.188	5.78970	0.00000	16946.3	16946.3	0.0	U
6.600	5.9983	0.0000	54.202	5.99779	0.00000	18219.5	18219.5	0.0	U
6.660	6.2042	0.0000	54.216	6.20367	0.00000	19537.4	19537.4	0.0	U
6.720	6.4079	0.0000	54.231	6.40727	0.00000	20899.5	20899.5	0.0	U
6.780	6.6091	0.0000	54.247	6.60853	0.00000	22305.3	22305.3	0.0	U
6.840	6.8080	0.0000	54.263	6.80743	0.00000	23754.3	23754.3	0.0	U
6.900	7.0046	0.0000	54.280	7.00399	0.00000	25246.1	25246.1	0.0	U
6.960	7.1988	0.0000	54.297	7.19820	0.00000	26780.1	26780.1	0.0	U
7.020	7.3907	0.0000	54.314	7.39016	0.00000	28355.7	28355.7	0.0	U
7.080	7.5805	0.0000	54.332	7.58006	0.00000	29972.6	29972.6	0.0	U
7.140	7.7685	0.0000	54.350	7.76814	0.00000	31630.3	31630.3	0.0	U
7.200	7.9549	0.0000	54.369	7.95453	0.00000	33328.4	33328.4	0.0	U
7.260	8.1397	0.0000	54.388	8.13913	0.00000	35066.7	35066.7	0.0	U
7.320	8.3222	0.0000	54.408	8.32166	0.00000	36844.6	36844.6	0.0	U
7.380	8.5025	0.0000	54.428	8.50190	0.00000	38661.6	38661.6	0.0	U
7.440	8.6804	0.0000	54.449	8.67980	0.00000	40517.4	40517.4	0.0	U
7.500	8.8560	0.0000	54.470	8.85539	0.00000	42411.3	42411.3	0.0	U
7.560	9.0293	0.0000	54.491	9.02873	0.00000	44342.9	44342.9	0.0	U
7.620	9.2004	0.0000	54.513	9.19990	0.00000	46311.7	46311.7	0.0	U
7.680	9.3695	0.0000	54.535	9.36895	0.00000	48317.3	48317.3	0.0	U
7.740	9.5364	0.0000	54.558	9.53593	0.00000	50359.1	50359.1	0.0	U
7.800	9.7014	0.0000	54.581	9.70091	0.00000	52436.8	52436.8	0.0	U
7.860	9.8644	0.0000	54.604	9.86393	0.00000	54549.9	54549.9	0.0	U
7.920	10.0255	0.0000	54.628	10.02502	0.00000	56698.0	56698.0	0.0	U
7.980	10.1847	0.0000	54.652	10.19613	0.00000	58880.7	58880.7	0.0	U
8.040	10.3897	0.0000	54.677	10.41511	0.00000	61102.7	61102.7	0.0	U
8.100	10.6964	0.0000	54.702	10.73634	0.00000	63380.0	63380.0	0.0	U
8.160	11.1628	0.0000	54.728	11.21160	0.00000	65740.8	65740.8	0.0	U
8.220	11.8243	0.0000	54.756	11.84801	0.00000	68223.4	68223.4	0.0	U
8.280	12.5806	0.0000	54.785	12.58222	0.00000	70859.2	70859.2	0.0	U
8.340	13.3434	0.0000	54.816	13.33208	0.00000	73659.0	73659.0	0.0	U
8.400	14.0609	0.0000	54.849	14.04494	0.00000	76618.6	76618.6	0.0	U
8.460	14.7145	0.0000	54.883	14.69986	0.00000	79726.4	79726.4	0.0	U
8.520	15.3095	0.0000	54.919	15.29684	0.00000	82969.0	82969.0	0.0	U
8.580	15.8538	0.0000	54.956	15.84348	0.00000	86334.6	86334.6	0.0	U
8.640	16.3568	0.0000	54.995	16.34872	0.00000	89813.3	89813.3	0.0	U
8.700	16.8276	0.0000	55.034	16.82114	0.00000	93397.3	93397.3	0.0	U
8.760	17.2727	0.0000	55.075	17.26698	0.00000	97080.1	97080.1	0.0	U
8.820	17.6950	0.0000	55.117	17.69193	0.00000	100856.6	100856.6	0.0	U

Detailed Results (cont,d.) :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft³/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft³/s)	Overflow Discharge (ft³/s)	Cumulative Inflow Volume (ft³)	Cumulative Infiltration Volume (ft³)	Cumulative Discharge Volume (ft³)	Flow Type
8.880	18.1051	0.0000	55.160	18.10025	0.00000	104723.0	104723.0	0.0	U
8.940	18.4959	0.0000	55.204	18.49143	0.00000	108675.9	108675.9	0.0	U
9.000	18.8689	0.0000	55.248	18.86561	0.00000	112711.3	112711.3	0.0	U
9.060	19.2287	0.0000	55.294	19.22567	0.00000	116825.8	116825.8	0.0	U
9.120	19.5763	0.0000	55.340	19.57344	0.00000	121016.8	121016.8	0.0	U
9.180	19.9125	0.0000	55.387	19.90983	0.00000	125281.6	125281.6	0.0	U
9.240	20.2381	0.0000	55.435	20.23563	0.00000	129617.8	129617.8	0.0	U
9.300	20.5538	0.0000	55.484	20.55152	0.00000	134023.4	134023.4	0.0	U
9.360	20.8603	0.0000	55.534	20.85807	0.00000	138496.1	138496.1	0.0	U
9.420	21.1578	0.0000	55.584	21.15563	0.00000	143034.0	143034.0	0.0	U
9.480	21.4466	0.0000	55.635	21.44438	0.00000	147635.3	147635.3	0.0	U
9.540	21.7266	0.0000	55.687	21.72473	0.00000	152298.0	152298.0	0.0	U
9.600	21.9992	0.0000	55.739	21.99752	0.00000	157020.4	157020.4	0.0	U
9.660	22.2651	0.0000	55.792	22.26338	0.00000	161800.9	161800.9	0.0	U
9.720	22.5241	0.0000	55.845	22.52239	0.00000	166638.2	166638.2	0.0	U
9.780	22.7763	0.0000	55.900	22.77472	0.00000	171530.6	171530.6	0.0	U
9.840	23.0223	0.0000	55.954	23.02085	0.00000	176476.9	176476.9	0.0	U
9.900	23.2626	0.0000	56.000	23.26117	0.00000	181475.6	181475.6	0.0	U
9.960	23.4972	0.0000	56.000	23.50405	0.00000	186525.7	186525.7	0.0	U
10.020	23.7592	0.0000	56.000	23.78958	0.00000	191629.4	191629.4	0.0	U
10.080	24.1428	0.0000	56.000	24.19247	0.00000	196802.8	196802.8	0.0	U
10.140	24.7252	0.0000	56.000	24.79276	0.00000	202080.5	202080.5	0.0	U
10.200	25.5779	0.0000	56.000	25.63177	0.00000	207513.3	207513.3	0.0	U
10.260	26.6460	0.0000	56.000	26.65272	0.00000	213153.4	213153.4	0.0	U
10.320	27.7409	0.0000	56.000	27.72793	0.00000	219027.2	219027.2	0.0	U
10.380	28.7839	0.0000	56.000	28.75815	0.00000	225131.9	225131.9	0.0	U
10.440	29.7239	0.0000	56.000	29.69895	0.00000	231450.8	231450.8	0.0	U
10.500	30.5640	0.0000	56.000	30.54270	0.00000	237961.8	237961.8	0.0	U
10.560	31.3188	0.0000	56.000	31.30071	0.00000	244645.2	244645.2	0.0	U
10.620	32.0012	0.0000	56.000	27.01787	0.00000	251483.8	251483.8	0.0	U
10.680	32.6271	0.0000	56.008	14.21059	0.00000	258463.6	256316.9	0.0	U/S
10.740	33.2086	0.0000	56.031	5.33956	0.00000	265573.9	257622.7	0.0	S
10.800	33.7525	0.0000	56.056	4.25628	0.00000	272805.7	258623.6	0.0	S
10.860	34.2679	0.0000	56.081	3.65665	0.00000	280151.9	259461.4	0.0	S
10.920	34.7620	0.0000	56.107	3.29077	0.00000	287607.1	260203.3	0.0	S
10.980	35.2225	0.0000	56.134	3.04724	0.00000	295165.4	260883.0	0.0	S
11.040	35.7404	0.0000	56.161	2.87457	0.00000	302829.4	261519.7	0.0	S
11.100	36.4092	0.0000	56.189	2.74723	0.00000	310621.6	262124.9	0.0	S
11.160	37.3237	0.0000	56.218	2.65155	0.00000	318584.7	262706.5	0.0	S
11.220	38.5399	0.0000	56.248	2.57951	0.00000	326778.0	263270.3	0.0	S
11.280	39.8880	0.0000	56.278	2.52559	0.00000	335248.2	263820.8	0.0	S
11.340	41.2211	0.0000	56.310	2.48561	0.00000	344007.9	264361.4	0.0	S
11.400	42.4548	0.0000	56.343	2.45634	0.00000	353044.9	264894.6	0.0	S
11.460	43.5602	0.0000	56.377	2.43536	0.00000	362334.6	265422.5	0.0	S
11.520	44.5488	0.0000	56.411	2.42090	0.00000	371850.3	265946.7	0.0	S
11.580	45.4362	0.0000	56.447	2.41168	0.00000	381568.7	266468.4	0.0	S
11.640	46.2417	0.0000	56.483	2.40674	0.00000	391469.9	266988.5	0.0	S
11.700	46.9818	0.0000	56.520	2.40535	0.00000	401538.1	267508.1	0.0	S
11.760	47.6680	0.0000	56.557	2.40696	0.00000	411760.3	268027.7	0.0	S
11.820	48.3062	0.0000	56.594	2.41112	0.00000	422125.5	268547.9	0.0	S
11.880	48.9163	0.0000	56.633	2.41750	0.00000	432625.5	269069.3	0.0	S
11.940	49.4866	0.0000	56.671	2.42577	0.00000	443253.0	269592.3	0.0	S
12.000	50.0203	0.0000	56.710	2.43546	0.00000	453999.8	270117.2	0.0	S
12.060	50.3295	0.0000	56.749	2.44566	0.00000	464837.5	270644.3	0.0	S
12.120	50.2842	0.0000	56.789	2.45507	0.00000	475703.8	271173.7	0.0	S
12.180	49.7205	0.0000	56.828	2.46220	0.00000	486504.3	271704.9	0.0	S
12.240	48.5879	0.0000	56.866	2.46613	0.00000	497121.6	272237.4	0.0	S
12.300	47.3408	0.0000	56.903	2.46720	0.00000	507481.9	272770.3	0.0	S
12.360	46.1343	0.0000	56.939	2.46636	0.00000	517577.3	273303.2	0.0	S
12.420	45.1077	0.0000	56.974	2.46460	0.00000	527431.4	273835.8	0.0	S
12.480	44.2679	0.0000	57.008	2.46266	0.00000	537083.9	274367.9	0.0	S
12.540	43.5831	0.0000	57.042	2.46098	0.00000	546571.9	274899.7	0.0	S
12.600	43.0329	0.0000	57.075	2.45979	0.00000	555926.4	275431.1	0.0	S
12.660	42.5855	0.0000	57.108	2.45919	0.00000	565173.2	275962.3	0.0	S
12.720	42.2143	0.0000	57.140	2.45920	0.00000	574331.6	276493.4	0.0	S
12.780	41.9022	0.0000	57.172	2.45983	0.00000	583416.1	277024.7	0.0	S
12.840	41.6449	0.0000	57.204	2.46101	0.00000	592439.2	277556.1	0.0	S
12.900	41.3995	0.0000	57.235	2.46270	0.00000	601408.0	278087.8	0.0	S
12.960	41.2154	0.0000	57.267	2.46490	0.00000	610330.4	278620.0	0.0	S
13.020	41.0389	0.0000	57.298	2.46746	0.00000	619213.9	279152.7	0.0	S
13.080	40.8054	0.0000	57.329	2.47006	0.00000	628053.1	279685.9	0.0	S
13.140	40.4632	0.0000	57.359	2.47226	0.00000	636830.1	280219.7	0.0	S
13.200	39.9657	0.0000	57.390	2.47362	0.00000	645516.4	280753.9	0.0	S
13.260	39.3486	0.0000	57.419	2.47401	0.00000	654082.3	281288.3	0.0	S

Detailed Results (cont.d.) :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft³/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft³/s)	Overflow Discharge (ft³/s)	Cumulative Inflow Volume (ft³)	Cumulative Infiltration Volume (ft³)	Cumulative Discharge Volume (ft³)	Flow Type
13.320	38.7347	0.0000	57.449	2.47364	0.00000	662515.3	281822.7	0.0	S
13.380	38.1725	0.0000	57.477	2.47286	0.00000	670821.3	282356.9	0.0	S
13.440	37.6965	0.0000	57.506	2.47202	0.00000	679015.1	282891.0	0.0	S
13.500	37.3031	0.0000	57.533	2.47135	0.00000	687115.1	283424.8	0.0	S
13.560	36.9823	0.0000	57.561	2.47101	0.00000	695137.9	283958.6	0.0	S
13.620	36.7189	0.0000	57.588	2.47105	0.00000	703097.7	284492.3	0.0	S
13.680	36.5021	0.0000	57.615	2.47150	0.00000	711005.6	285026.1	0.0	S
13.740	36.3238	0.0000	57.642	2.47236	0.00000	718870.8	285560.0	0.0	S
13.800	36.1794	0.0000	57.669	2.47364	0.00000	726701.1	286094.2	0.0	S
13.860	36.0590	0.0000	57.696	2.47531	0.00000	734502.8	286628.6	0.0	S
13.920	35.9579	0.0000	57.722	2.47735	0.00000	742280.6	287163.5	0.0	S
13.980	35.8841	0.0000	57.749	2.47977	0.00000	750039.6	287698.8	0.0	S
14.040	35.8290	0.0000	57.775	2.48256	0.00000	757784.6	288234.8	0.0	S
14.100	35.7888	0.0000	57.801	2.48569	0.00000	765519.3	288771.3	0.0	S
14.160	35.7617	0.0000	57.828	2.48916	0.00000	773246.8	289308.6	0.0	S
14.220	35.7437	0.0000	57.854	2.49293	0.00000	780969.4	289846.6	0.0	S
14.280	35.7356	0.0000	57.880	2.49700	0.00000	788689.1	290385.5	0.0	S
14.340	35.7373	0.0000	57.906	2.50135	0.00000	796408.2	290925.3	0.0	S
14.400	35.7487	0.0000	57.932	2.50597	0.00000	804128.7	291466.1	0.0	S
14.460	35.7667	0.0000	57.958	2.51085	0.00000	811852.3	292007.9	0.0	S
14.520	35.7910	0.0000	57.984	2.51598	0.00000	819580.6	292550.8	0.0	S
14.580	35.8207	0.0000	58.010	2.52134	0.00000	827314.6	293094.8	0.0	S
14.640	35.8542	0.0000	58.036	2.52692	0.00000	835055.5	293640.0	0.0	S
14.700	35.8915	0.0000	58.062	2.53271	0.00000	842804.1	294186.4	0.0	S
14.760	35.9325	0.0000	58.088	2.53869	0.00000	850561.1	294734.1	0.0	S
14.820	35.9768	0.0000	58.114	2.54486	0.00000	858327.3	295283.2	0.0	S
14.880	36.0233	0.0000	58.140	2.55121	0.00000	866103.3	295833.5	0.0	S
14.940	36.0721	0.0000	58.166	2.55772	0.00000	873889.6	296385.3	0.0	S
15.000	36.1233	0.0000	58.192	2.56432	0.00000	881686.7	296938.4	0.0	S
15.060	36.1034	0.0000	58.218	2.57072	0.00000	889487.2	297493.1	0.0	S
15.120	35.9628	0.0000	58.244	2.57647	0.00000	897270.3	298049.0	0.0	S
15.180	35.6399	0.0000	58.270	2.58106	0.00000	905003.4	298606.1	0.0	S
15.240	35.1153	0.0000	58.295	2.58420	0.00000	912645.0	299164.0	0.0	S
15.300	34.5593	0.0000	58.320	2.58607	0.00000	920169.8	299722.5	0.0	S
15.360	34.0291	0.0000	58.345	2.58709	0.00000	927577.4	300281.2	0.0	S
15.420	33.5758	0.0000	58.369	2.58767	0.00000	934878.7	300840.1	0.0	S
15.480	33.2001	0.0000	58.393	2.58810	0.00000	942090.5	301399.1	0.0	S
15.540	32.8893	0.0000	58.416	2.58858	0.00000	949228.2	301958.2	0.0	S
15.600	32.6346	0.0000	58.439	2.58920	0.00000	956304.8	302517.3	0.0	S
15.660	32.4232	0.0000	58.462	2.59001	0.00000	963331.0	303076.7	0.0	S
15.720	32.2449	0.0000	58.485	2.59102	0.00000	970315.1	303636.2	0.0	S
15.780	32.0932	0.0000	58.508	2.59225	0.00000	977263.6	304196.0	0.0	S
15.840	31.9656	0.0000	58.530	2.59368	0.00000	984182.0	304756.1	0.0	S
15.900	31.8458	0.0000	58.553	2.59530	0.00000	991073.6	305316.5	0.0	S
15.960	31.7520	0.0000	58.575	2.59709	0.00000	997942.2	305877.3	0.0	S
16.020	31.6486	0.0000	58.597	2.59891	0.00000	1004789.0	306438.4	0.0	S
16.080	31.4674	0.0000	58.620	2.60042	0.00000	1011606.0	307000.0	0.0	S
16.140	31.1538	0.0000	58.641	2.60114	0.00000	1018369.0	307561.8	0.0	S
16.200	30.6584	0.0000	58.663	2.60063	0.00000	1025045.0	308123.7	0.0	S
16.260	30.0223	0.0000	58.684	2.59875	0.00000	1031598.0	308685.3	0.0	S
16.320	29.3807	0.0000	58.705	2.59576	0.00000	1038014.0	309246.3	0.0	S
16.380	28.7885	0.0000	58.725	2.59210	0.00000	1044296.0	309806.6	0.0	S
16.440	28.2815	0.0000	58.745	2.58814	0.00000	1050460.0	310366.1	0.0	S
16.500	27.8559	0.0000	58.764	2.58416	0.00000	1056523.0	310924.7	0.0	S
16.560	27.5002	0.0000	58.783	2.58033	0.00000	1062501.0	311482.5	0.0	S
16.620	27.2018	0.0000	58.802	2.57671	0.00000	1068409.0	312039.4	0.0	S
16.680	26.9485	0.0000	58.821	2.57336	0.00000	1074257.0	312595.6	0.0	S
16.740	26.7314	0.0000	58.839	2.57029	0.00000	1080054.0	313151.1	0.0	S
16.800	26.5449	0.0000	58.857	2.56749	0.00000	1085808.0	313706.0	0.0	S
16.860	26.3809	0.0000	58.875	2.56494	0.00000	1091524.0	314260.3	0.0	S
16.920	26.2339	0.0000	58.893	2.56266	0.00000	1097207.0	314814.0	0.0	S
16.980	26.1126	0.0000	58.911	2.56063	0.00000	1102860.0	315367.3	0.0	S
17.040	26.0076	0.0000	58.929	2.55887	0.00000	1108489.0	315920.2	0.0	S
17.100	25.9162	0.0000	58.946	2.55734	0.00000	1114097.0	316472.8	0.0	S
17.160	25.8365	0.0000	58.964	2.55605	0.00000	1119686.0	317025.0	0.0	S
17.220	25.7662	0.0000	58.982	2.55497	0.00000	1125259.0	317577.0	0.0	S
17.280	25.7053	0.0000	58.999	2.55365	0.00000	1130818.0	318128.8	0.0	S
17.340	25.6536	0.0000	59.016	2.55132	0.00000	1136365.0	318680.2	0.0	S
17.400	25.6108	0.0000	59.033	2.54795	0.00000	1141901.0	319230.9	0.0	S
17.460	25.5758	0.0000	59.050	2.54401	0.00000	1147430.0	319780.9	0.0	S
17.520	25.5481	0.0000	59.066	2.53972	0.00000	1152951.0	320329.9	0.0	S
17.580	25.5268	0.0000	59.082	2.53521	0.00000	1158467.0	320878.0	0.0	S
17.640	25.5102	0.0000	59.098	2.53080	0.00000	1163979.0	321425.1	0.0	S
17.700	25.4983	0.0000	59.113	2.52703	0.00000	1169488.0	321971.3	0.0	S

Detailed Results (cont,d.) *:: Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft³/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft³/s)	Overflow Discharge (ft³/s)	Cumulative Inflow Volume (ft³)	Cumulative Infiltration Volume (ft³)	Cumulative Discharge Volume (ft³)	Flow Type
17.760	25.4909	0.0000	59.129	2.52400	0.00000	1174995.0	322516.8	0.0	S
17.820	25.4877	0.0000	59.144	2.52148	0.00000	1180501.0	323061.7	0.0	S
17.880	25.4875	0.0000	59.160	2.51932	0.00000	1186006.0	323606.1	0.0	S
17.940	25.4905	0.0000	59.175	2.51745	0.00000	1191512.0	324150.0	0.0	S
18.000	25.4966	0.0000	59.190	2.51583	0.00000	1197018.0	324693.6	0.0	S
18.060	25.5055	0.0000	59.206	2.51443	0.00000	1202526.0	325236.9	0.0	S
18.120	25.5170	0.0000	59.221	2.51323	0.00000	1208037.0	325779.8	0.0	S
18.180	25.5305	0.0000	59.236	2.51221	0.00000	1213550.0	326322.6	0.0	S
18.240	25.5456	0.0000	59.252	2.51135	0.00000	1219066.0	326865.1	0.0	S
18.300	25.5621	0.0000	59.267	2.51064	0.00000	1224586.0	327407.5	0.0	S
18.360	25.5798	0.0000	59.282	2.51007	0.00000	1230109.0	327949.7	0.0	S
18.420	25.5983	0.0000	59.297	2.50963	0.00000	1235636.0	328491.8	0.0	S
18.480	25.6167	0.0000	59.312	2.50930	0.00000	1241167.0	329033.9	0.0	S
18.540	25.6351	0.0000	59.327	2.50908	0.00000	1246703.0	329575.9	0.0	S
18.600	25.6535	0.0000	59.343	2.50896	0.00000	1252242.0	330117.8	0.0	S
18.660	25.6718	0.0000	59.358	2.50894	0.00000	1257785.0	330659.7	0.0	S
18.720	25.6900	0.0000	59.373	2.50899	0.00000	1263332.0	331201.7	0.0	S
18.780	25.7082	0.0000	59.388	2.50913	0.00000	1268883.0	331743.6	0.0	S
18.840	25.7262	0.0000	59.403	2.50934	0.00000	1274438.0	332285.6	0.0	S
18.900	25.7443	0.0000	59.418	2.50963	0.00000	1279997.0	332827.7	0.0	S
18.960	25.7622	0.0000	59.433	2.50996	0.00000	1285559.0	333369.8	0.0	S
19.020	25.7554	0.0000	59.448	2.51019	0.00000	1291123.0	333912.0	0.0	S
19.080	25.6549	0.0000	59.463	2.51002	0.00000	1296676.0	334454.2	0.0	S
19.140	25.4051	0.0000	59.478	2.50902	0.00000	1302190.0	334996.3	0.0	S
19.200	24.9558	0.0000	59.492	2.50679	0.00000	1307629.0	335538.1	0.0	S
19.260	24.3513	0.0000	59.506	2.50323	0.00000	1312954.0	336079.2	0.0	S
19.320	23.7332	0.0000	59.520	2.49858	0.00000	1318147.0	336619.5	0.0	S
19.380	23.1599	0.0000	59.533	2.49325	0.00000	1323212.0	337158.6	0.0	S
19.440	22.6685	0.0000	59.546	2.48758	0.00000	1328161.0	337696.5	0.0	S
19.500	22.2558	0.0000	59.559	2.48184	0.00000	1333013.0	338233.3	0.0	S
19.560	21.9095	0.0000	59.571	2.47615	0.00000	1337783.0	338768.7	0.0	S
19.620	21.6188	0.0000	59.584	2.47061	0.00000	1342484.0	339302.9	0.0	S
19.680	21.3712	0.0000	59.596	2.46525	0.00000	1347127.0	339836.0	0.0	S
19.740	21.1569	0.0000	59.608	2.46008	0.00000	1351720.0	340367.9	0.0	S
19.800	20.9704	0.0000	59.619	2.45509	0.00000	1356270.0	340898.8	0.0	S
19.860	20.8045	0.0000	59.631	2.45029	0.00000	1360781.0	341428.5	0.0	S
19.920	20.6535	0.0000	59.642	2.44566	0.00000	1365259.0	341957.3	0.0	S
19.980	20.5264	0.0000	59.654	2.44122	0.00000	1369706.0	342485.1	0.0	S
20.040	20.4136	0.0000	59.665	2.43696	0.00000	1374128.0	343011.9	0.0	S
20.100	20.3128	0.0000	59.676	2.43287	0.00000	1378526.0	343537.8	0.0	S
20.160	20.2224	0.0000	59.687	2.42895	0.00000	1382904.0	344062.9	0.0	S
20.220	20.1408	0.0000	59.698	2.42518	0.00000	1387263.0	344587.1	0.0	S
20.280	20.0679	0.0000	59.709	2.42156	0.00000	1391606.0	345110.6	0.0	S
20.340	20.0035	0.0000	59.720	2.41809	0.00000	1395934.0	345633.3	0.0	S
20.400	19.9472	0.0000	59.731	2.41476	0.00000	1400248.0	346155.2	0.0	S
20.460	19.8989	0.0000	59.742	2.41158	0.00000	1404552.0	346676.4	0.0	S
20.520	19.8581	0.0000	59.753	2.40855	0.00000	1408845.0	347197.0	0.0	S
20.580	19.8239	0.0000	59.764	2.40566	0.00000	1413131.0	347716.9	0.0	S
20.640	19.7947	0.0000	59.774	2.40290	0.00000	1417410.0	348236.2	0.0	S
20.700	19.7704	0.0000	59.785	2.40027	0.00000	1421683.0	348755.0	0.0	S
20.760	19.7509	0.0000	59.796	2.39776	0.00000	1425951.0	349273.2	0.0	S
20.820	19.7357	0.0000	59.806	2.39538	0.00000	1430216.0	349790.8	0.0	S
20.880	19.7238	0.0000	59.817	2.39312	0.00000	1434477.0	350307.9	0.0	S
20.940	19.7152	0.0000	59.827	2.39097	0.00000	1438737.0	350824.6	0.0	S
21.000	19.7099	0.0000	59.838	2.38885	0.00000	1442995.0	351340.8	0.0	S
21.060	19.6287	0.0000	59.849	2.38652	0.00000	1447243.0	351856.6	0.0	S
21.120	19.4187	0.0000	59.859	2.38355	0.00000	1451460.0	352371.8	0.0	S
21.180	19.0136	0.0000	59.869	2.37949	0.00000	1455611.0	352886.3	0.0	S
21.240	18.3929	0.0000	59.879	2.37409	0.00000	1459651.0	353399.8	0.0	S
21.300	17.7404	0.0000	59.889	2.36753	0.00000	1463553.0	353911.9	0.0	S
21.360	17.1177	0.0000	59.898	2.36020	0.00000	1467318.0	354422.5	0.0	S
21.420	16.5796	0.0000	59.907	2.35249	0.00000	1470957.0	354931.5	0.0	S
21.480	16.1266	0.0000	59.915	2.34468	0.00000	1474490.0	355438.8	0.0	S
21.540	15.7450	0.0000	59.923	2.33693	0.00000	1477932.0	355944.4	0.0	S
21.600	15.4249	0.0000	59.931	2.32933	0.00000	1481298.0	356448.4	0.0	S
21.660	15.1526	0.0000	59.939	2.32192	0.00000	1484600.0	356950.7	0.0	S
21.720	14.9169	0.0000	59.947	2.31471	0.00000	1487848.0	357451.4	0.0	S
21.780	14.7107	0.0000	59.954	2.30772	0.00000	1491048.0	357950.7	0.0	S
21.840	14.5313	0.0000	59.962	2.30092	0.00000	1494206.0	358448.4	0.0	S
21.900	14.3609	0.0000	59.969	2.29431	0.00000	1497326.0	358944.6	0.0	S
21.960	14.2194	0.0000	59.976	2.28788	0.00000	1500413.0	359439.5	0.0	S
22.020	14.0683	0.0000	59.983	2.28149	0.00000	1503468.0	359933.0	0.0	S
22.080	13.8349	0.0000	59.990	2.27484	0.00000	1506482.0	360425.1	0.0	S
22.140	13.4611	0.0000	59.997	2.26750	0.00000	1509430.0	360915.8	0.0	S

Detailed Results (cont,d.) :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft^3/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft^3/s)	Overflow Discharge (ft^3/s)	Cumulative Inflow Volume (ft^3)	Cumulative Infiltration Volume (ft^3)	Cumulative Discharge Volume (ft^3)	Flow Type
22.200	12.8944	0.0000	60.004	2.25908	0.00000	1512276.0	361404.7	0.0	S
22.260	12.1789	0.0000	60.010	2.24947	0.00000	1514984.0	361891.7	0.0	S
22.320	11.4591	0.0000	60.016	2.23892	0.00000	1517537.0	362376.4	0.0	S
22.380	10.7936	0.0000	60.021	2.22781	0.00000	1519940.0	362858.9	0.0	S
22.440	10.2205	0.0000	60.026	2.21649	0.00000	1522210.0	363338.8	0.0	S
22.500	9.7355	0.0000	60.030	2.20520	0.00000	1524365.0	363816.4	0.0	S
22.560	9.3262	0.0000	60.035	2.19407	0.00000	1526423.0	364291.5	0.0	S
22.620	8.9789	0.0000	60.039	2.18319	0.00000	1528400.0	364764.2	0.0	S
22.680	8.6808	0.0000	60.043	2.17258	0.00000	1530308.0	365234.7	0.0	S
22.740	8.4219	0.0000	60.047	2.16226	0.00000	1532155.0	365702.8	0.0	S
22.800	8.1964	0.0000	60.050	2.15221	0.00000	1533950.0	366168.8	0.0	S
22.860	7.9954	0.0000	60.054	2.14243	0.00000	1535698.0	366632.5	0.0	S
22.920	7.8132	0.0000	60.057	2.13291	0.00000	1537406.0	367094.3	0.0	S
22.980	7.6590	0.0000	60.061	2.12365	0.00000	1539077.0	367554.0	0.0	S
23.040	7.5230	0.0000	60.064	2.11466	0.00000	1540716.0	368011.7	0.0	S
23.100	7.4027	0.0000	60.067	2.10593	0.00000	1542328.0	368467.5	0.0	S
23.160	7.2966	0.0000	60.070	2.09743	0.00000	1543916.0	368921.4	0.0	S
23.220	7.2024	0.0000	60.073	2.08917	0.00000	1545482.0	369373.6	0.0	S
23.280	7.1193	0.0000	60.076	2.08113	0.00000	1547028.0	369824.0	0.0	S
23.340	7.0463	0.0000	60.079	2.07332	0.00000	1548558.0	370272.6	0.0	S
23.400	6.9826	0.0000	60.082	2.06571	0.00000	1550073.0	370719.6	0.0	S
23.460	6.9268	0.0000	60.085	2.05831	0.00000	1551576.0	371165.0	0.0	S
23.520	6.8784	0.0000	60.088	2.05110	0.00000	1553067.0	371608.8	0.0	S
23.580	6.8366	0.0000	60.091	2.04408	0.00000	1554548.0	372051.1	0.0	S
23.640	6.7997	0.0000	60.094	2.03724	0.00000	1556021.0	372491.9	0.0	S
23.700	6.7676	0.0000	60.096	2.03058	0.00000	1557486.0	372931.2	0.0	S
23.760	6.7404	0.0000	60.099	2.02408	0.00000	1558945.0	373369.1	0.0	S
23.820	6.7175	0.0000	60.102	2.01774	0.00000	1560398.0	373805.6	0.0	S
23.880	6.6979	0.0000	60.105	2.01156	0.00000	1561847.0	374240.8	0.0	S
23.940	6.6817	0.0000	60.108	2.00553	0.00000	1563292.0	374674.6	0.0	S
24.000	6.6688	0.0000	60.110	1.99957	0.00000	1564734.0	375107.1	0.0	S
24.060	6.5795	0.0000	60.113	1.99342	0.00000	1566165.0	375538.4	0.0	S
24.120	6.3602	0.0000	60.116	1.98668	0.00000	1567562.0	375968.3	0.0	S
24.180	5.9442	0.0000	60.118	1.97889	0.00000	1568891.0	376396.6	0.0	S
24.240	5.3110	0.0000	60.120	1.96981	0.00000	1570107.0	376823.2	0.0	S
24.300	4.6462	0.0000	60.122	1.95960	0.00000	1571182.0	377247.6	0.0	S
24.360	4.0117	0.0000	60.123	1.94867	0.00000	1572117.0	377669.7	0.0	S
24.420	3.4630	0.0000	60.125	1.93738	0.00000	1572924.0	378089.4	0.0	S
24.480	3.0005	0.0000	60.125	1.92601	0.00000	1573622.0	378506.7	0.0	S
24.540	2.6102	0.0000	60.126	1.91473	0.00000	1574228.0	378921.5	0.0	S
24.600	2.2821	0.0000	60.126	1.90361	0.00000	1574757.0	379333.8	0.0	S
24.660	2.0025	0.0000	60.126	1.89271	0.00000	1575219.0	379743.8	0.0	S
24.720	1.7600	0.0000	60.126	1.88203	0.00000	1575626.0	380151.5	0.0	S
24.780	1.5473	0.0000	60.126	1.87157	0.00000	1575983.0	380556.8	0.0	S
24.840	1.3617	0.0000	60.126	1.86134	0.00000	1576297.0	380960.0	0.0	S
24.900	1.1855	0.0000	60.126	1.85131	0.00000	1576572.0	381360.9	0.0	S
24.960	1.0384	0.0000	60.125	1.84150	0.00000	1576812.0	381759.8	0.0	S
25.020	0.9072	0.0000	60.125	1.83190	0.00000	1577022.0	382156.5	0.0	S
25.080	0.7899	0.0000	60.124	1.82251	0.00000	1577206.0	382551.2	0.0	S
25.140	0.6852	0.0000	60.123	1.81332	0.00000	1577365.0	382943.8	0.0	S
25.200	0.5918	0.0000	60.123	1.80433	0.00000	1577503.0	383334.5	0.0	S
25.260	0.5083	0.0000	60.122	1.79553	0.00000	1577622.0	383723.3	0.0	S
25.320	0.4341	0.0000	60.121	1.78691	0.00000	1577724.0	384110.2	0.0	S
25.380	0.3678	0.0000	60.120	1.77847	0.00000	1577810.0	384495.2	0.0	S
25.440	0.3095	0.0000	60.120	1.77020	0.00000	1577883.0	384878.5	0.0	S
25.500	0.2585	0.0000	60.119	1.76211	0.00000	1577945.0	385259.9	0.0	S
25.560	0.2147	0.0000	60.118	1.75418	0.00000	1577996.0	385639.7	0.0	S
25.620	0.1758	0.0000	60.117	1.74641	0.00000	1578038.0	386017.8	0.0	S
25.680	0.1417	0.0000	60.116	1.73880	0.00000	1578072.0	386394.2	0.0	S
25.740	0.1124	0.0000	60.115	1.73134	0.00000	1578100.0	386768.9	0.0	S
25.800	0.0878	0.0000	60.114	1.72403	0.00000	1578121.0	387142.1	0.0	S
25.860	0.0666	0.0000	60.113	1.71686	0.00000	1578138.0	387513.7	0.0	S
25.920	0.0487	0.0000	60.112	1.70983	0.00000	1578150.0	387883.8	0.0	S
25.980	0.0341	0.0000	60.111	1.70293	0.00000	1578159.0	388252.3	0.0	S
26.040	0.0229	0.0000	60.110	1.69616	0.00000	1578165.0	388619.4	0.0	S
26.100	0.0143	0.0000	60.109	1.68951	0.00000	1578169.0	388985.1	0.0	S
26.160	0.0083	0.0000	60.108	1.68299	0.00000	1578172.0	389349.3	0.0	S
26.220	0.0040	0.0000	60.107	1.67659	0.00000	1578173.0	389712.1	0.0	S
26.280	0.0013	0.0000	60.106	1.67030	0.00000	1578174.0	390073.6	0.0	S
26.340	0.0000	0.0000	60.105	1.66411	0.00000	1578174.0	390433.7	0.0	S
26.400	0.0000	0.0000	60.104	1.65803	0.00000	1578174.0	390792.5	0.0	S
26.460	0.0000	0.0000	60.103	1.65339	0.00000	1578174.0	391150.0	0.0	S
50.460	0.0000	0.0000	59.863	0.86325	0.00000	1578174.0	477698.8	0.0	S
74.460	0.0000	0.0000	59.684	0.65043	0.00000	1578174.0	540319.3	0.0	S

Detailed Results (cont.d.) :: *Scenario 5 :: Post-development 100 year-24 hour*

Elapsed Time (hours)	Inflow Rate (ft^3/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft^3/s)	Overflow Discharge (ft^3/s)	Cumulative Inflow Volume (ft^3)	Cumulative Infiltration Volume (ft^3)	Cumulative Discharge Volume (ft^3)	Flow Type
98.460	0.0000	0.0000	59.539	0.52965	0.00000	1578174.0	590092.3	0.0	S
122.460	0.0000	0.0000	59.415	0.45118	0.00000	1578174.0	631842.5	0.0	S
146.460	0.0000	0.0000	59.306	0.39549	0.00000	1578174.0	668056.6	0.0	S
170.460	0.0000	0.0000	59.208	0.35350	0.00000	1578174.0	700182.6	0.0	S
194.460	0.0000	0.0000	59.118	0.32014	0.00000	1578174.0	729141.9	0.0	S
218.460	0.0000	0.0000	59.033	0.29203	0.00000	1578174.0	755502.9	0.0	S
242.460	0.0000	0.0000	58.950	0.26839	0.00000	1578174.0	779605.0	0.0	S
266.460	0.0000	0.0000	58.872	0.24893	0.00000	1578174.0	801879.9	0.0	S
290.460	0.0000	0.0000	58.799	0.23241	0.00000	1578174.0	822619.3	0.0	S
314.460	0.0000	0.0000	58.731	0.21816	0.00000	1578174.0	842041.2	0.0	S
338.460	0.0000	0.0000	58.666	0.20568	0.00000	1578174.0	860317.0	0.0	S
362.460	0.0000	0.0000	58.605	0.19463	0.00000	1578174.0	877582.2	0.0	S
386.460	0.0000	0.0000	58.547	0.18477	0.00000	1578174.0	893949.0	0.0	S
410.460	0.0000	0.0000	58.492	0.17592	0.00000	1578174.0	909511.3	0.0	S
434.460	0.0000	0.0000	58.439	0.16790	0.00000	1578174.0	924347.2	0.0	S
458.460	0.0000	0.0000	58.389	0.16061	0.00000	1578174.0	938524.1	0.0	S
482.460	0.0000	0.0000	58.340	0.15394	0.00000	1578174.0	952099.8	0.0	S
506.460	0.0000	0.0000	58.294	0.14782	0.00000	1578174.0	965124.5	0.0	S
530.460	0.0000	0.0000	58.249	0.14217	0.00000	1578174.0	977642.1	0.0	S
554.460	0.0000	0.0000	58.206	0.13695	0.00000	1578174.0	989691.4	0.0	S
578.460	0.0000	0.0000	58.164	0.13210	0.00000	1578174.0	1001306.0	0.0	S
602.460	0.0000	0.0000	58.124	0.12758	0.00000	1578174.0	1012517.0	0.0	S
626.460	0.0000	0.0000	58.085	0.12336	0.00000	1578174.0	1023352.0	0.0	S
650.460	0.0000	0.0000	58.047	0.11941	0.00000	1578174.0	1033834.0	0.0	S
674.460	0.0000	0.0000	58.010	0.11571	0.00000	1578174.0	1043986.0	0.0	S
698.460	0.0000	0.0000	57.974	0.11222	0.00000	1578174.0	1053828.0	0.0	S
722.460	0.0000	0.0000	57.940	0.10894	0.00000	1578174.0	1063378.0	0.0	S
746.460	0.0000	0.0000	57.906	—	—	1578174.0	1072652.0	0.0	N.A.

Detailed Results :: *Scenario 6 :: WQTV Recovery*

Elapsed Time (hours)	Inflow Rate (ft^3/s)	Outside Recharge (ft/day)	Stage Elevation (ft datum)	Infiltration Rate (ft^3/s)	Overflow Discharge (ft^3/s)	Cumulative Inflow Volume (ft^3)	Cumulative Infiltration Volume (ft^3)	Cumulative Discharge Volume (ft^3)	Flow Type
0.000	40.0000	0.0000	54.000	0.00000	0.00000	0.0	0.0	0.0	N.A.
0.002	40.0000	0.0000	54.003	39.97222	0.00000	240.0	240.0	0.0	U
2.400	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
6.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
12.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
24.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
36.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
48.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
60.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
72.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
84.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry
96.000	0.0000	0.0000	—	—	—	240.0	240.0	0.0	dry

PONDS Version 3.2.0184
Retention Pond Recovery - Refined Method
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Devo Seereeram, Ph.D., P.E.

Project Data

Project Name:	Copeland Park Storm 2
Simulation Description:	Post-development Analysis
Project Number:	02-095
Engineer :	Ben F. Prewitt, E.I.
Supervising Engineer:	Rory P. Causseaux, P.E.
Date:	07-02-2004

Aquifer Data

Base Of Aquifer Elevation, [B] (ft datum):	49.00
Water Table Elevation, [WT] (ft datum):	57.90
Horizontal Saturated Hydraulic Conductivity, [Kh] (ft/day):	40.00
Fillable Porosity, [n] (%):	25.00
Unsaturated Vertical Infiltration Rate, [Iv] (ft/day):	40.0
Maximum Area For Unsaturated Infiltration, [Av] (ft^2):	444714.0

Geometry Data

Equivalent Pond Length, [L] (ft):	1173.0
Equivalent Pond Width, [W] (ft):	308.0

Ground water mound is expected to intersect the pond bottom

Stage vs Area Data

Stage (ft datum)	Area (ft^2)
57.91	275000.0
58.00	276223.0
59.00	286859.0
59.10	319368.0
60.00	361197.0
61.00	404206.0
62.00	444714.0

Scenario Input Data

Scenario 1 :: Post-development 100 year-1 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	4.5
Design Rainfall Duration (hours)	1.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 1 Hour

Initial ground water level (ft datum) default, 57.90

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario 2 :: Post-development 100 year-2 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	5.6
Design Rainfall Duration (hours)	2.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 2 Hour

Initial ground water level (ft datum) default, 57.90

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario Input Data (cont'd.)

Scenario 3 :: Post-development 100 year-4 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	6.6
Design Rainfall Duration (hours)	4.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 4 Hour

Initial ground water level (ft datum) default, 57.90

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario 4 :: Post-development 100 year-8 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	8.0
Design Rainfall Duration (hours)	8.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 8 Hour

Initial ground water level (ft datum) default, 57.90

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	6.000	11.000
2.000	7.000	12.000
3.000	8.000	13.000
4.000	9.000	14.000
5.000	10.000	

Scenario Input Data (cont'd.)

Scenario 5 :: Post-development 100 year-24 hour

Hydrograph Type:	Inline SCS
Modflow Routing:	Routed with infiltration
Repetitions:	1

Basin Area (acres)	71.660
Time Of Concentration (minutes)	27.0
DCIA (%)	0.0
Curve Number	65
Design Rainfall Depth (inches)	10.6
Design Rainfall Duration (hours)	24.0
Shape Factor	UHG 323
Rainfall Distribution	FDOT 24 Hour

Initial ground water level (ft datum) default, 57.90

Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)	Time After Storm Event (days)
1.000	7.000	13.000	19.000	25.000
2.000	8.000	14.000	20.000	26.000
3.000	9.000	15.000	21.000	27.000
4.000	10.000	16.000	22.000	28.000
5.000	11.000	17.000	23.000	29.000
6.000	12.000	18.000	24.000	30.000

Summary of Results :: *Scenario 1 :: Post-development 100 year-1 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	57.90		
Maximum	2.880	58.79		
Inflow				
Rate - Maximum - Positive	0.900		125.9017	
Rate - Maximum - Negative	3.360		0.0000	
Cumulative Volume - Maximum Positive	3.360			347113.7
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			347113.7
Infiltration				
Rate - Maximum - Positive	0.780		110.2612	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	339.420			181026.2
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			181026.2
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	339.420			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 2 :: Post-development 100 year-2 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	57.90		
Maximum	3.600	59.39		
Inflow				
Rate - Maximum - Positive	1.080		119.6152	
Rate - Maximum - Negative	4.380		0.0000	
Cumulative Volume - Maximum Positive	4.380			538760.4
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			538760.4
Infiltration				
Rate - Maximum - Positive	0.900		96.7258	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	340.440			247280.1
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			247280.1
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	340.440			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 3 :: Post-development 100 year-4 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	57.90		
Maximum	5.280	59.92		
Inflow				
Rate - Maximum - Positive	2.640		111.6318	
Rate - Maximum - Negative	6.360		0.0000	
Cumulative Volume - Maximum Positive	6.360			729674.9
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			729674.9
Infiltration				
Rate - Maximum - Positive	1.980		66.0211	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	342.420			309335.8
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			309335.8
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	342.420			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 4 :: Post-development 100 year-8 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	57.90		
Maximum	9.180	60.64		
Inflow				
Rate - Maximum - Positive	4.140		129.6631	
Rate - Maximum - Negative	10.380		0.0000	
Cumulative Volume - Maximum Positive	10.380			1016065.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			1016065.0
Infiltration				
Rate - Maximum - Positive	3.480		63.4873	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	346.440			399876.3
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			399876.3
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	346.440			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

Summary of Results :: *Scenario 5 :: Post-development 100 year-24 hour*

	Time (hours)	Stage (ft datum)	Rate (ft^3/s)	Volume (ft^3)
Stage				
Minimum	0.000	57.90		
Maximum	24.840	61.87		
Inflow				
Rate - Maximum - Positive	12.060		50.3295	
Rate - Maximum - Negative	26.340		0.0000	
Cumulative Volume - Maximum Positive	26.340			1578174.0
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			1578174.0
Infiltration				
Rate - Maximum - Positive	8.640		16.1843	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	746.460			742536.9
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			742536.9
Combined Discharge				
Rate - Maximum - Positive	None		None	
Rate - Maximum - Negative	None		None	
Cumulative Volume - Maximum Positive	None			None
Cumulative Volume - Maximum Negative	None			None
Cumulative Volume - End of Simulation	746.460			0.0
Discharge Structure 1 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 2 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Discharge Structure 3 - inactive				
Rate - Maximum - Positive	disabled		disabled	
Rate - Maximum - Negative	disabled		disabled	
Cumulative Volume - Maximum Positive	disabled			disabled
Cumulative Volume - Maximum Negative	disabled			disabled
Cumulative Volume - End of Simulation	disabled			disabled
Pollution Abatement:				
36 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.
72 Hour Stage and Infiltration Volume	N.A.	N.A.		N.A.

APPENDIX 'C'

Storm Pipe Sizing Calculations

02-095 COPELAND PARK

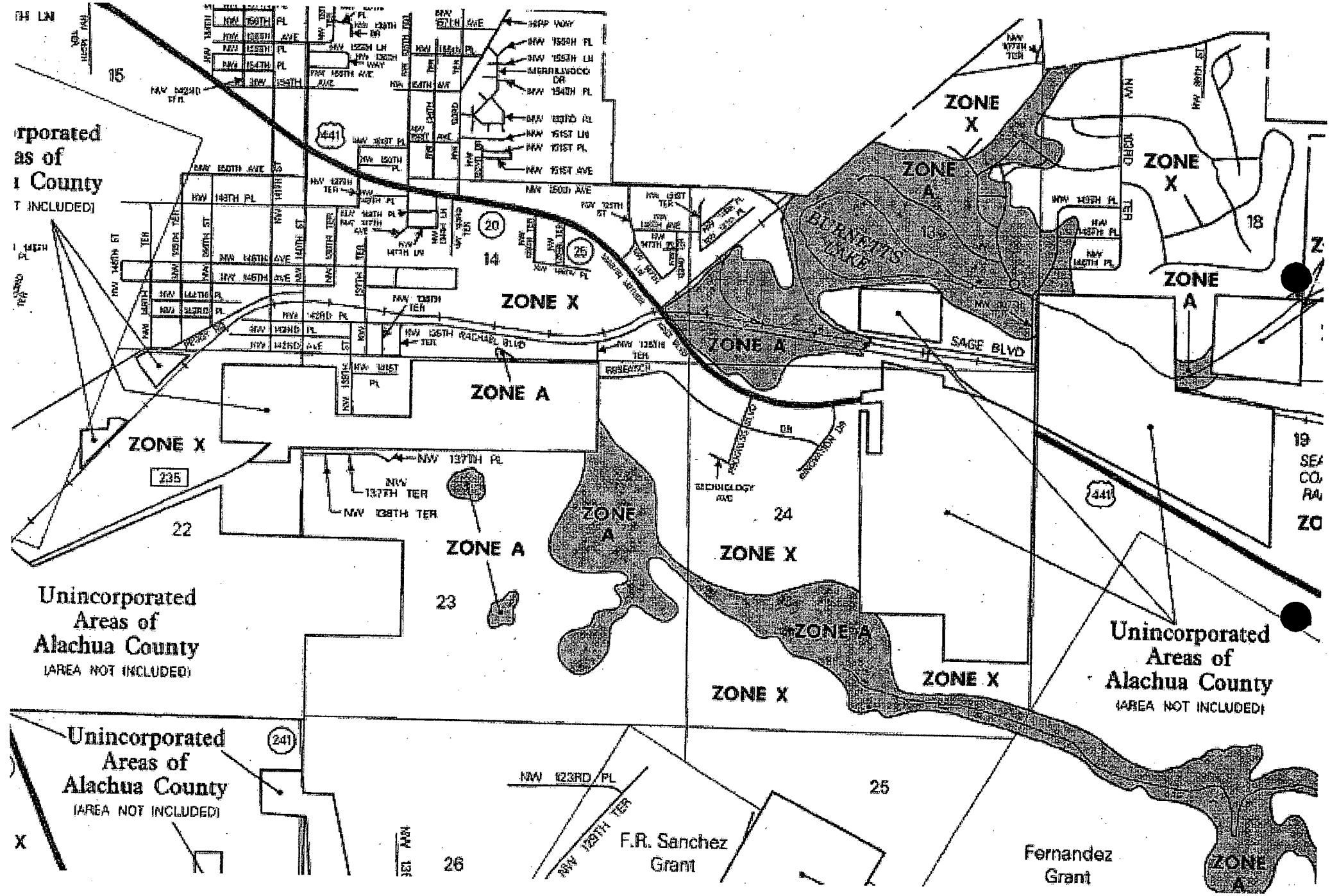
Structure No.		Invert Elev.		Length	Slope	Dia.		i	A	Q (cfs)		Pipe A	V	Pipe R	Minor Loss	Minor Loss	Loss	HGL		ToG/	F.B.
From	To	U.S.	D.S.	(ft)	(ft/foot)	(in)	C	(in/hr)	(ac)	Inc	Cumul	(sq-ft)	(fps)	(ft)	Coeff.	(ft)	(ft)	U.S.	D.S.	EoP	(in)
S-1	S-2	67.25	66.60	325	0.0020	36	0.62	4.2	15.98	41.6	41.6	7.1	5.9	0.75	1.0	0.54	1.3	68.59	66.80	71.50	35
S-2	S-3	66.60	66.07	264	0.0020	36	0.00	0	0.00	0.0	41.6	7.1	5.9	0.75	0.5	0.27	1.0	66.80	65.51	76.10	112
S-3	S-5	66.07	65.27	400	0.0020	36	0.76	4.3	3.01	9.8	51.4	7.1	7.3	0.75	1.0	0.82	2.4	65.51	62.32	73.49	96
S-4	S-5	65.90	65.77	44	0.0030	30	0.76	4.3	9.80	32.0	32.0	4.9	6.5	0.63	1.0	0.66	0.3	63.24	62.32	71.74	102
S-5	S-6	64.27	63.99	136	0.0021	48	0.76	4.2	4.40	14.0	97.5	12.6	7.8	1.00	1.0	0.94	0.6	62.32	60.76	71.74	113
S-6	S-7	63.99	63.75	118	0.0020	48	0.00	0	0.00	0.0	97.5	12.6	7.8	1.00	0.5	0.47	0.5	60.76	59.75	72.15	137
S-7	S-12	63.75	63.47	139	0.0020	48	0.00	0	0.00	0.0	97.5	12.6	7.8	1.00	0.5	0.47	0.6	59.75	58.64	72.70	155
S-8	S-9	70.75	69.73	253	0.0040	18	0.35	6.2	3.18	6.9	6.9	1.8	3.9	0.38	1.0	0.24	1.1	64.75	63.43	74.25	114
S-9	S-10	69.73	68.84	253	0.0035	18	0.00	0	0.00	0.0	6.9	1.8	3.9	0.38	0.5	0.12	1.1	63.43	62.22	79.50	193
S-10	S-11	68.84	67.44	398	0.0035	18	0.00	0	0.00	0.0	6.9	1.8	3.9	0.38	0.5	0.12	1.7	62.22	60.40	81.10	227
S-11	S-12	67.44	67.28	45	0.0036	18	0.76	4.3	2.15	7.0	13.9	1.8	7.9	0.38	1.0	0.96	0.8	60.40	58.64	73.30	155
S-12	S-13	62.47	56.80	400	0.0142	60	0.50	6.2	0.28	0.9	112.3	19.6	5.7	1.25	1.0	0.51	0.7	58.64	57.40	73.35	176
S-13	S-14	56.80	56.00	115	0.0070	60	0.00	0	0.00	0.0	112.3	19.6	5.7	1.25	0.5	0.25	0.2	57.40	56.93	69.10	140
S-15	S-16	61.85	60.85	48	0.0208	15	0.35	4.8	4.15	7.0	7.0	1.2	5.7	0.31	1.0	0.50	0.6	66.14	65.09	66.00	-2
S-16	S-17	60.85	60.17	192	0.0035	18	0.00	0	0.00	0.0	7.0	1.8	3.9	0.38	0.5	0.12	0.8	65.09	64.13	64.50	-7
S-17	S-18	60.17	59.16	287	0.0035	18	0.00	0	0.00	0.0	7.0	1.8	3.9	0.38	0.5	0.12	1.3	64.13	62.75	75.60	138
S-18	S-19	59.16	59.00	44	0.0036	18	0.76	6.2	0.52	2.5	9.4	1.8	5.3	0.38	1.0	0.44	0.4	62.75	61.95	73.20	125
S-19	S-20	59.00	58.44	160	0.0035	18	0.50	6.2	0.19	0.6	10.0	1.8	5.7	0.38	1.0	0.50	1.4	61.95	60.01	73.21	135
S-20	S-22	58.44	57.44	159	0.0063	18	0.50	6.2	0.12	0.4	10.4	1.8	5.9	0.38	1.0	0.54	1.5	60.01	57.93	66.31	76
S-21	S-22	58.85	58.69	44	0.0036	24	0.76	4.2	6.68	21.3	21.3	3.1	6.8	0.50	1.0	0.72	0.4	59.03	57.93	63.35	52
S-22	S-23	56.44	56.00	55	0.0080	30	0.50	6.2	0.12	0.4	32.1	4.9	6.5	0.63	1.0	0.66	0.3	57.93	56.93	63.35	65
S-24	S-25	57.18	56.80	44	0.0086	24	0.76	4.2	7.20	23.0	23.0	3.1	7.3	0.50	1.0	0.83	0.5	59.92	58.63	61.68	21
S-24	S-26	56.80	56.00	64	0.0125	24	0.50	6.2	0.52	1.6	24.6	3.1	7.8	0.50	1.0	0.95	0.8	58.63	56.93	61.68	37

Notes

1. See separate document for explanation of methodology
2. ToG = Top of Grate/EoP = Edge of Pavement
3. FB= Free Board
4. Pipe sizing is based on Zone 5 -Rainfall Intensity-Duration-Frequency with a beginning Down Stream Hydrolic Grade Line starting at the100 Year - 1 hour Rainfall I.D.F. Storm Pipe Simulation.
5. Highlighted cells are inlets in swales where Minimial inlet inudation is contained on-site wtihin depressional areas around buildings, etc..

APPENDIX 'D'

FEMA Flood Map


ZONE X
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Unincorporated Areas of Alachua County
(AREA NOT INCLUDED)
Unincorporated Areas of Alachua County
(AREA NOT INCLUDED)
Unincorporated Areas of Alachua County
(AREA NOT INCLUDED)
F.R. Sanchez Grant
Fernandez Grant
BURNETTS LAKE
SAGE BLVD
NW 137TH PL
NW 138TH TER
NW 123RD PL
NW 126TH TER
NW 135TH RACHAEL BLVD
15
14
22
23
24
25
26
18
441
235
241

Refer to pg. 10 of SRWMD ERP99-0337M Stormwater Management Report, Full Report PDF attached with submittal package

TABLE 1

ROUTING RESULTS SUMMARY

		SMF-1 (Storm 1)	SMF-1 (Strorm 2)
	Drainage Area (ac)	71.66	71.66
	Tc (min)	27	27
	CN	65	65
100yr-1hr	Max Stage (ft)	56.30	58.79
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-2hr	Max Stage (ft)	57.00	59.39
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-4hr	Max Stage (ft)	57.67	59.92
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-8hr	Max Stage (ft)	58.61	60.64
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0
100yr-24hr	Max Stage (ft)	60.13	61.87
	Rate (cfs)	0.0000	0.0000
	Volume (cf)	0	0

Established FEMA Base Flood Elevation for Copeland Park

COUNTYWIDE WETLAND PROTECTION CODE SELF-CERTIFICATION FORM

Instructions: Submit this form to self-certify that the proposed activity complies with the surface water, wetland and buffer protection requirements outlined in Chapter 77, Article II of the Alachua County Code, or is exempt under Sec. 77.21. If you are unsure if your activity is in compliance or exempt, please fill out a Verification Request Form or contact staff at wetlands@alachuacounty.us for more information. Please note, you do not need to submit this form for bona-fide farm operations consistent with the provisions of F.S. 163.3162 or F.S. 823.14(6).

PART 1. APPLICANT INFORMATION	
Owner Name:	Applicant/Agent Name:
Phone:	Company:
Email:	Phone:
	Email:
PART 2. PROPERTY INFORMATION	
Tax Parcel Numbers:	Address:
City:	Zip:

PART 3. SELF-CERTIFICATION

I, _____ owner of the property or authorized agent for the owner, self-certify that the proposed activity complies with the surface water, wetland and buffer protection requirements found in Chapter 77, Article II of the Alachua County Code based on the following (select all that apply):

1. [ ] There are no wetlands, other surface waters, or buffers on or adjacent to the property (if you select this option, proceed to Acknowledgment and submit your self-certification)

2. [ ] There are wetlands, other surface waters, or buffers present on or adjacent to the property, but the proposed activity is outside of protected wetlands, surface waters and buffers (complete Part 4, Project Information)

3. [ ] There are wetlands, or other surface waters, or buffers present on or adjacent to the property, and there is work proposed in wetlands, other surface waters or buffers, but the proposed activity is exempt by Section 77.21(a) as follows (complete Part 4, Project Information)

4. [ ] There are wetlands, other surface waters, or buffers present on or adjacent to the property, but the proposed activity is exempt by Section 77.21(b) as an Urban Redevelopment Project (complete Part 5, Urban Redevelopment Projects).

PART 4. PROJECT INFORMATION

If you selected Self-certification [2] or [3] above, in addition to the information described in this form, your self-certification must also include:

- One set of plans, drawings, or sketches and other supporting documents that clearly and legibly depict and describe the proposed activities in sufficient detail to demonstrate that the work complies with protection requirements (buffer distances) or qualifies for the exemption.

Please answer the following:

Were wetlands and surface waters delineated by a qualified professional according to standards outlined in Florida Administrative Code Rule 62-340.300 for wetlands, and Rule 62-340.600 for surface waters?

☐ Yes ☐ No *Please note: wetland boundaries not delineated by a qualified professional are likely to be inaccurate. You may submit a Verification Request Form to verify compliance with protection requirements.*

Exemptions: Please list the exemption(s) you are requesting to use (refer to Sec. 77.21(a))

Describe in detail how the proposed work will comply with the terms and conditions of the above exemption:

Date Activity is proposed to commence _____ to be completed _____

PART 5. URBAN REDEVELOPMENT PROJECTS

Please submit the following:

- One set of plans and drawings, recent survey, environmental information, and other supporting documents and calculations clearly and legibly depicting that the existing site is 40%, or more, impervious surfaces.

ACKNOLWEDGMENT

I understand this notice is provided as self-certification of compliance with Chapter 77, Article II, Alachua County Code, or qualification to use exemption(s) found in Section 77.21.

Daniel Young		01/27/2022
Typed/Printed Name	Signature	Date

IMPORTANT: Applications for activities that do not comply with protection requirements found in Chapter 77, Article II nor any of the listed exemptions in Section 77.21, and are requesting to impact wetland and/or surface waters or their buffers must submit an ***Application Form***. Final Alachua County BOCC approval of the proposed impacts and Mitigation and Monitoring Plan must be secured prior to initiating the activity within wetlands or buffers.

7th Watermelon on May 21 with rmelon Parade and rt Competition. All ies, schools, clubs, ams, etc. are invited cipate. New to the this year is a Golf mpetition, the theme rmelon. Golf cart tors must be in the o participate in the tion. The winner announced at the Contact Linda ck on Facebook l her at lindys2@ om.

il 28-May 21: ir Paintout Exhibit a Gallery and Art , 23645 W. US y 27, High Springs. in air paintings will ited with an artist's n scheduled for from 4 – 7 p.m. in ery.

ll 30: Hawthorne's le Clean-Up Day dumpsters will be at the Hawthorne ter Treatment 016 S.E. 65th Lane, m. – 12 p.m. to aid clean-up process. idents may discard ld trash and bulk .g., desks, chairs, n one of the two rs designated for ms. One additional r is for household y. No commercial ill be accepted. bring hazardous including paints, teries or aerosol ates will be closed at noon.

2: Spaghetti To- nner Fundraiser ored by the High New Century Club. This take- spaghetti dinner r will be held from m. at 23674 West y 27, High Springs. u will be regular en-free spaghetti eat or marinara aesar salad, bread – 3 p.m. Go to Facebook. com/IGblueberryfest or call 352-466-3719 for more information.

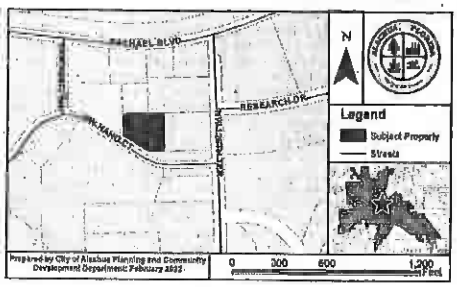
■ **May 7: Nature Day in May!** This free event is sponsored by Friends of Little Orange Creek, Alachua Conservation Trust, Alachua County Library District and the City of Hawthorne. The location is Little Orange Creek Nature Park, 1.3 miles east of Hawthorne. Musical performances will be by The Front Porch Backsteppers and Clay Dixon and the Piccadillies. All are invited to enjoy music, local food vendors, food truck, native plant sales, Bartram impersonator, children's activities, live wildlife demonstrations, guided hikes and arts and crafts. For more information go to info@alachuaconservationtrust.org or call 352-373-1078.

■ **May 14: Alachua County Master Gardener Plant Sale** – This event is hosted by UF/IFAS Extension Alachua County, 22712 W. Newberry Road, Newberry. Sale times are 8 a.m. – 12 p.m. A variety of herbs, annuals, perennials, natives, trees and more will be available at exceptional prices. Master Gardener volunteers will be on site for advice on selection and care of plants. We will also have plant and gardening presentations and informational booths. This annual plant sale is a fundraiser for the Alachua County Master Gardener Volunteer Program. The proceeds are used to support school and community gardens throughout Alachua County, summer camp scholarships for youth and other educational workshops for the Alachua County community. For further information contact Dr. Cynthia Nazario-Leary at 352-955-2402 or by email

City of ALACHUA

NOTICE OF PUBLIC HEARING BEFORE THE PLANNING AND ZONING BOARD OF THE CITY OF ALACHUA, FLORIDA

Notice is hereby given that the Planning and Zoning Board of the City of Alachua will hold a public hearing on May 10, 2022, at 6:00 p.m. The hearing will be held in the James A. Lewis Commission Chambers in City Hall, located at 15100 NW 142nd Terrace, Alachua, Florida, to consider the following: A request by Walker Owen, P.E., of Causseaux, Hewett, & Walpole, Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property; Tax Parcel Number 03927-005-000; FLUM: Industrial; Zoning: Light & Warehouse Industrial (ILW).



At the public hearing, all interested parties may appear and be heard with respect to the application. Copies of the application are available for public inspection at the Planning and Community Development Department, 15100 NW 142nd Terrace, Alachua, Florida, on any regular business day between the hours of 7:30 a.m. to 6:00 p.m. Written comments on the application may be sent to the following address: City of Alachua, Planning and Community Development, P.O. Box 9, Alachua, FL 32616. Notice is given pursuant to Section 286.0105, Florida Statutes, that, in order to appeal any decision made at the public hearing, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. In accordance with the Americans with Disabilities Act, any persons with a disability requiring reasonable accommodation in order to participate in this meeting should call the City Clerk at (386) 418-6100 x 1501 at least 48 hours prior to the public hearing.

(Published: Alachua County Today - April 28, 2022)

TOWN OF LACROSSE

TOWN HALL

Town of Lacrosse is considering applying to the Florida Department of Economic Opportunity (DEO) for a FY 2021/2022 Small Cities Community Development Block Grant (CDBG) of up to $600,000. These funds must be used for one of the following purposes:

1. To benefit low- and moderate-income persons; or

2. To aid in the prevention or elimination of slums or blight; or

3. To meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and where other financial resources are not available to meet such needs.

The activity categories for which these funds may be used are in the areas of housing, neighborhood and commercial revitalization, or economic development (new jobs). Eligible uses of funds include such physical improvement activities as housing and commercial building rehabilitation, clearance, water and sewer improvements, street improvements, drainage, housing site development, parking, and loans to businesses. Additional information regarding the range of activities that may be undertaken will be provided at the public hearing.

For each activity that is proposed, at least 70% of the funds must benefit low- and moderate-income persons.

In developing an application for submission to DEO, the Town must plan to minimize displacement of persons as a result of planned CDBG activities. In addition, the Town is required to develop a plan to assist displaced persons.

The public hearing to receive citizen views concerning the community's housing, economic and other community development needs will be held on **May 10, 2022 at 6:00 P.M.** or as soon as possible thereafter, during the Town of Lacrosse Council Meeting, Town of Lacrosse Town Hall, 20613 N. SR 121, Lacrosse, Florida 32358. This is a handicapped accessible facility. Non-English speaking, deaf, or visually impaired persons needing an interpreter or any handicapped person requiring special accommodation should contact, the Town Clerk at 386-462-2784 at least five calendar days prior to the meeting.

A FAIR HOUSING/EQUAL OPPORTUNITY/ HANDICAP ACCESS JURISDICTION

(Published: Alachua County Today - April 28, 2022)

The Heartland Places of Worship

hua Church of Christ

AFFIDAVIT FOR POSTED LAND USE SIGN

I Shona Tickaloose, POSTED THE LAND USE
(name)
SIGN ON 25 Apr 2022 FOR THE Pickert Flex Space Site Plan
(date) (state type of action and project name)
LAND USE ACTION.

AS PER ARTICLE 2.2.9 D OF THE LAND DEVELOPMENT REGULATIONS.

THIS WILL BE INCLUDED IN THE STAFF REPORT.

(signature)

Two (2)
(number of signs)

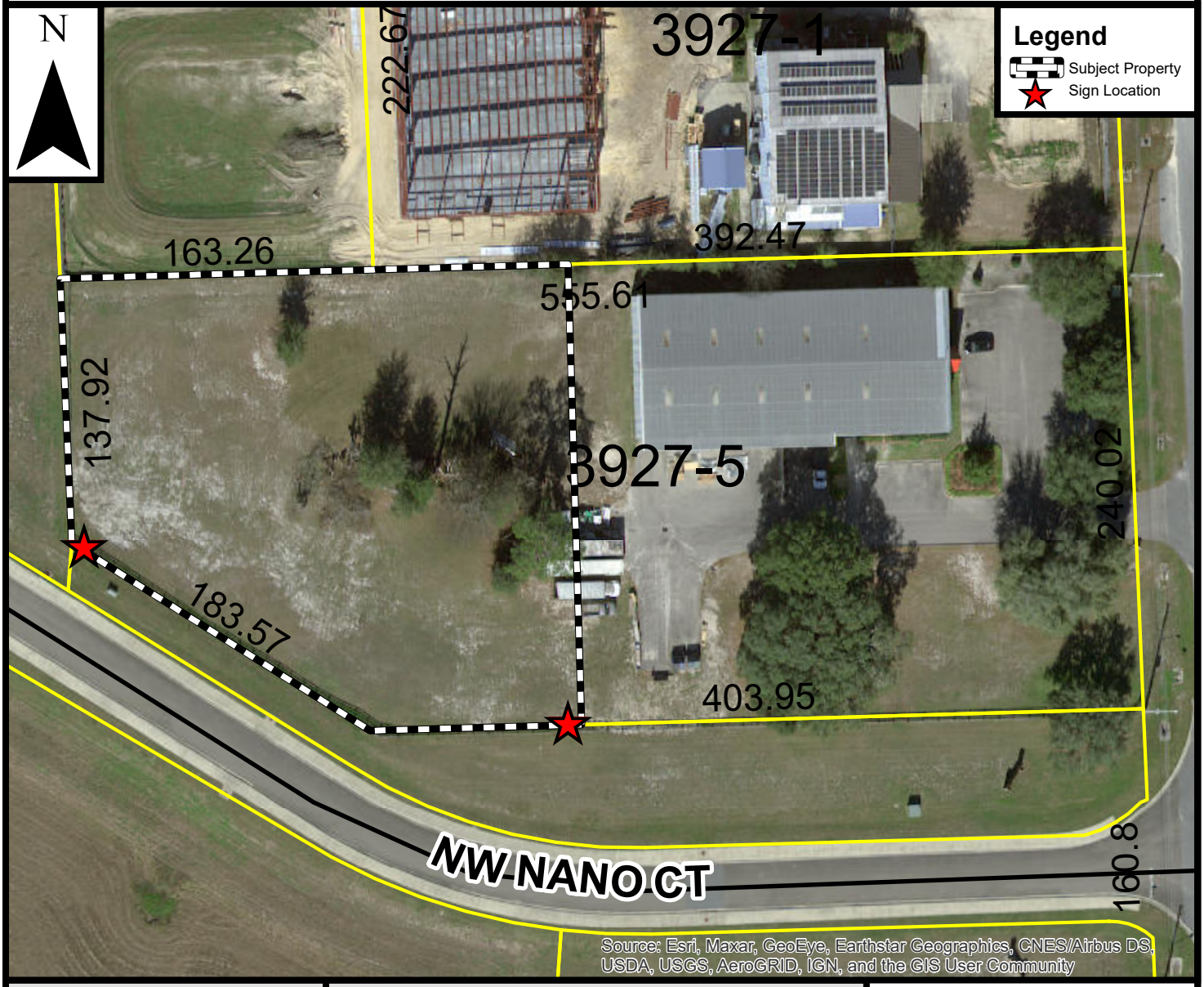
IMPORTANT INFORMATION REGARDING POSTED NOTICE SIGNS

Pursuant to Section 2.2.9(D) of the City's Land Development Regulations, posted notice signs must be placed on the land that is the subject of the application, along each street which is adjacent to or runs through the land in a manner that makes them clearly visible. Signs shall be posted at intervals of not more than 400 feet when the land subject to the application has less than 1,500 feet of road frontage. When the land subject to the application has 1,500 feet or more of road frontage, signs shall be posted at intervals of not more than 1,320 feet.

Signs shall be inspected by the City subsequent to their posting. The applicant shall be responsible for ensuring that the posted notice is maintained on the land subject to the application until the completion of the final public hearing on the application.

Signs must be removed by the applicant and returned to the City within ten days after the final decision on the application.

Pickert Flex Space
Site Plan



Prepared by the City of Alachua
Planning & Community Development Department

Prepared February 2022

DISCLAIMER: Data is provided "as is" without warranty of any representation of accuracy, timeliness, or completeness. The burden of determining accuracy, timeliness, or completeness for use rests solely on the requestor. The City makes no warranties, expressed or implied, as to the use of the data. The requestor acknowledges and accepts the limitations of the data, including the fact that the data is dynamic and in a constant state of maintenance, correction, and update.

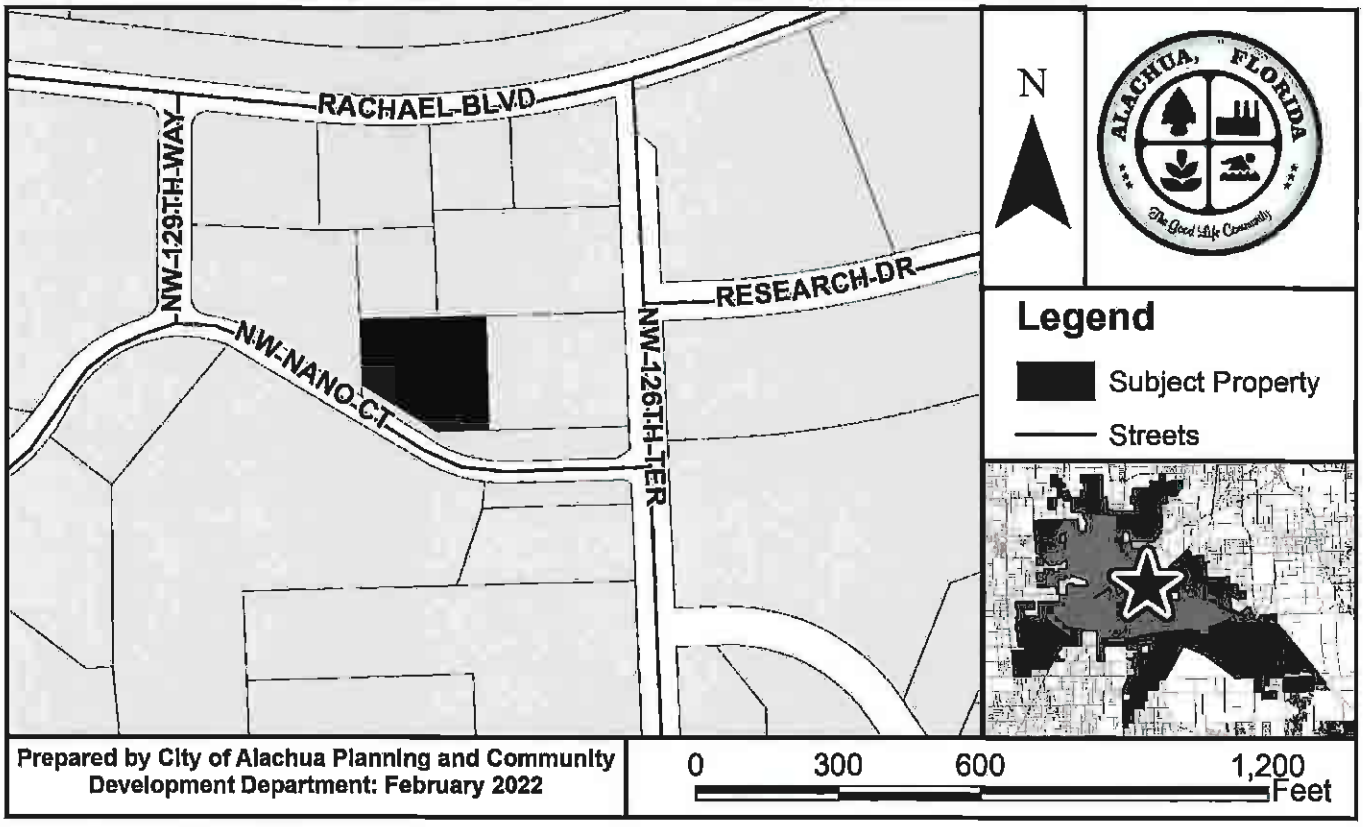
0 25 50 100 Feet

City of ALACHUA
THE GOOD LIFE COMMUNITY

Mailed 4/25/22 KC

NOTICE OF PUBLIC HEARING BEFORE THE PLANNING AND ZONING BOARD OF THE CITY OF ALACHUA, FLORIDA

Notice is hereby given that the Planning and Zoning Board of the City of Alachua will hold a public hearing on May 10, 2022, at 6:00 p.m. The hearing will be held in the James A. Lewis Commission Chambers in City Hall, located at 15100 NW 142nd Terrace, Alachua, Florida, to consider the following: A request by Walker Owen, P.E., of Causseaux, Hewett, & Walpole, Inc., applicant and agent for 14100 NW 126th Terrace, LLC, property owner, for consideration of a Site Plan proposing the construction of a ±11,985 square foot building with associated site improvements on a ±1.15 acre subject property; Tax Parcel Number 03927-005-000; FLUM: Industrial; Zoning: Light & Warehouse Industrial (ILW).



At the public hearing, all interested parties may appear and be heard with respect to the application. Copies of the application are available for public inspection at the Planning and Community Development Department, 15100 NW 142nd Terrace, Alachua, Florida, on any regular business day between the hours of 7:30 a.m. to 6:00 p.m. Written comments on the application may be sent to the following address: City of Alachua, Planning and Community Development, P.O. Box 9, Alachua, FL 32616. Notice is given pursuant to Section 286.0105, Florida Statutes, that, in order to appeal any decision made at the public hearing, you will need a record of the proceedings, and that, for such purpose, you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based. In accordance with the Americans with Disabilities Act, any persons with a disability requiring reasonable accommodation in order to participate in this meeting should call the City Clerk at (386) 418-6100 x 1501 at least 48 hours prior to the public hearing.

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PETRA HOLDINGS COMPANY LLC
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ALACHUA, FL 32615

03230-002-003
ALACHUA COPELAND PARK INVESTMEI
3917 NW 97TH BLVD
GAINESVILLE, FL 32606

03230-002-004
ALACHUA COPELAND PARK INVESTMEN
1449 SW 74TH DR STE 200
GAINESVILLE, FL 32607

03927-000-000
ADC DEVELOPMENT & INVESTMENT GR
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13305 RACHAEL BLVD
ALACHUA, FL 32615

03927-003-000
KOOZ PROPERTIES LLC
2627 NW 43RD AT STE 300
GAINESVILLE, FL 32606

03927-004-000
BB&C LLC
14000 NW 126TH TER
ALACHUA, FL 32615

03927-005-000
14100 NW 126TH TERRACE LLC
2504 NW 71ST PL
GAINESVILLE, FL 32653

03927-010-000
O'STEEN BROTHERS INC
1006 SE 4TH ST
GAINESVILLE, FL 32601

03927-013-000
COPELAND INDUSTRIAL PARK OWNERS
PO BOX 969
ALACHUA, FL 32616

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TALLAHASSEE, FL 32399

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CITY OF ALACHUA
PO BOX 9
ALACHUA, FL 32616

03956-011-000
OLOGY BIOSERVICES HOLDINGS LLC
13200 NANO COURT
ALACHUA, FL 32615

Carrie Luke
16611 NW 138th Ave
Alachua, FL 32615

Dena Courtney
PO Box 1215
High Springs, FL 32655

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