

TYPE "A" SITE PLAN FOR NORTHSIDE SHOPPES PHASE 2

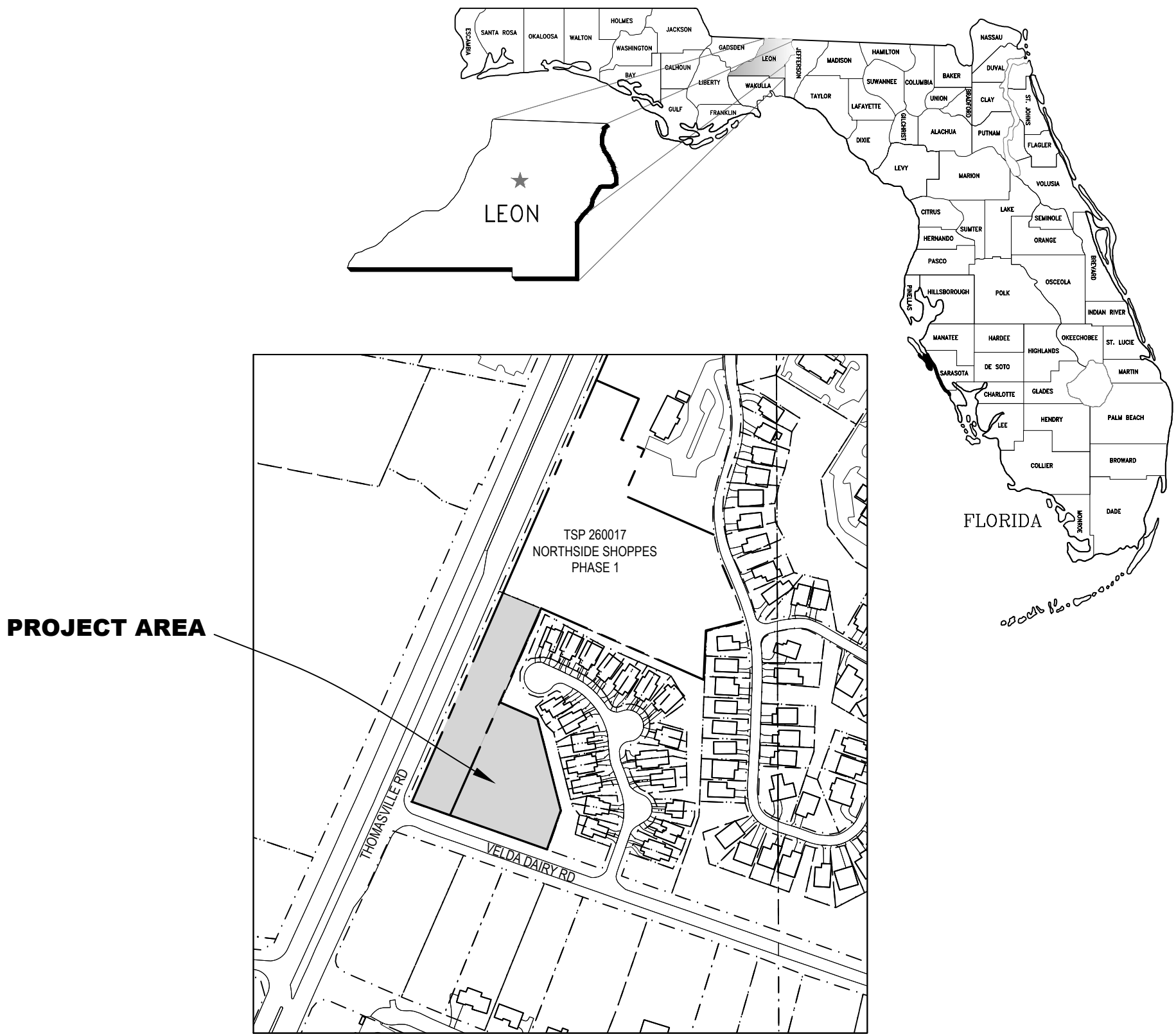
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GOVERNING DOCUMENTS:

FDOT STANDARD PLANS FOR ROAD CONSTRUCTION (2025-2026 EDITION)
FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION (2025-2026 EDITION)
ALL DESIGN AND CONSTRUCTION SHALL COMPLY WITH FDOT STANDARD PLANS AND SPECIFICATIONS FY 25-26 AND THE CURRENT CITY OF TALLAHASSEE MINIMUM STANDARDS, REQUIREMENTS AND SUPPLEMENTAL SPECIFICATIONS. IN THE EVENT OF A CONFLICT, THE MORE STRINGENT STANDARD SHALL APPLY.

ZONING: PUD - NORTHHAMPTON PUD
TAX ID: 142725 0010 AND 142725 0005



LOCATION MAP
1" = 300'

AUGUST 2026

CITY OF TALLAHASSEE
LEON COUNTY, FLORIDA

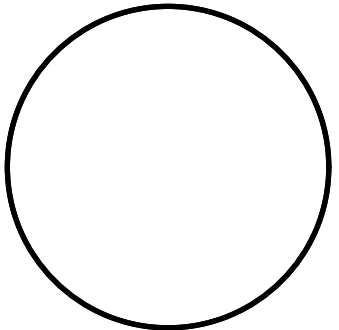
PREPARED FOR:

MEADOWS TLH COMMERCIAL LLC
4708 CAPITAL CIRCLE NW
TALLAHASSEE, FL 32303
(850) 205-2150

PREPARED BY:

URBAN CATALYST CONSULTANTS
2851 REMINGTON GREEN CIRCLE
TALLAHASSEE, FL 32308
(850) 999-4241
www.ucceng.com

ENGINEER OF RECORD:



SEAN K. MARSTON, P.E.
FLORIDA LICENSE No. PE - 55987
CORPORATION CERTIFICATE OF AUTHORIZATION No. LB 5139
DATE OF SIGNATURE

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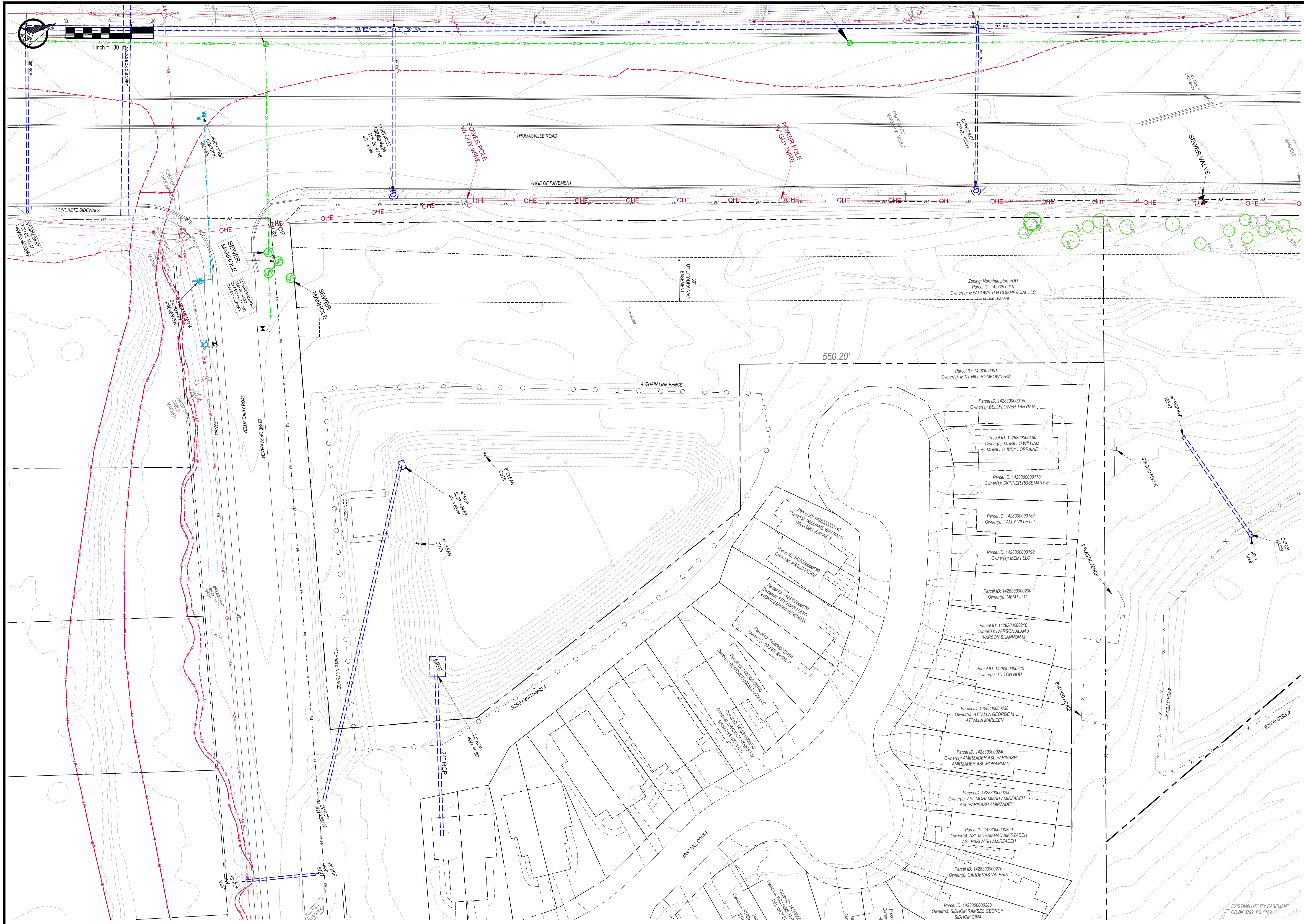
REVISIONS	
DATE	BY

NORTHSIDE SHOPPES PHASE 2
COVER SHEET
FLORIDA
LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

DRAWN BY:	D.I.S.
CHECKED BY:	S.K.M.
DATE:	07/15/2026

SHEET	C-100
PROJECT No.	25024.01



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NORTHSIDE SHOPPES WAREHOUSE

FLORIDA

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

SHEET **C-101**



SITE DATA TABLE
PROJECT NAME: NORTHSIDE SHOPPES PHASE 2
ADDRESS: THOMASVILLE ROAD
PARCEL ID: 142725 0010 AND 142725 005
ZONING: PUD- NORTHHAMPTON PUD

Total Site Area: 2.59 AC. 112,820 SF 100.0%

Existing Impervious Areas: 467 SF 0.4%

Proposed Impervious Area: 44,815 SF 39.7%
Total (2) Buildings Footprint: 6,600 SF 5.9%
Vehicle Use Area: 36,320 SF 32.2%
Misc Concrete: 1,895 SF 1.7%

Proposed Gross Building Area: 6,600 GSF
Building 500 (Resturant) 1,000 SF
Building 600 (Auto Shop) 5,600 SF

Overall Green/Open Space: 68,005 SF 60.3%
S.V.M.F. 30,130 SF 26.7%
Landscape Area 26,282 SF 23.3%
Urban Forest Area 11,593 SF 10.3%

Urban Forest Area:
Required: 11,282 SF 10.0%
Proposed: 11,593 SF 10.3%

Maximum Building Height 4 Stories

Project Intensity
Allowable Intensity 45,174 SF/AC
Proposed Intensity 2,548 SF/AC

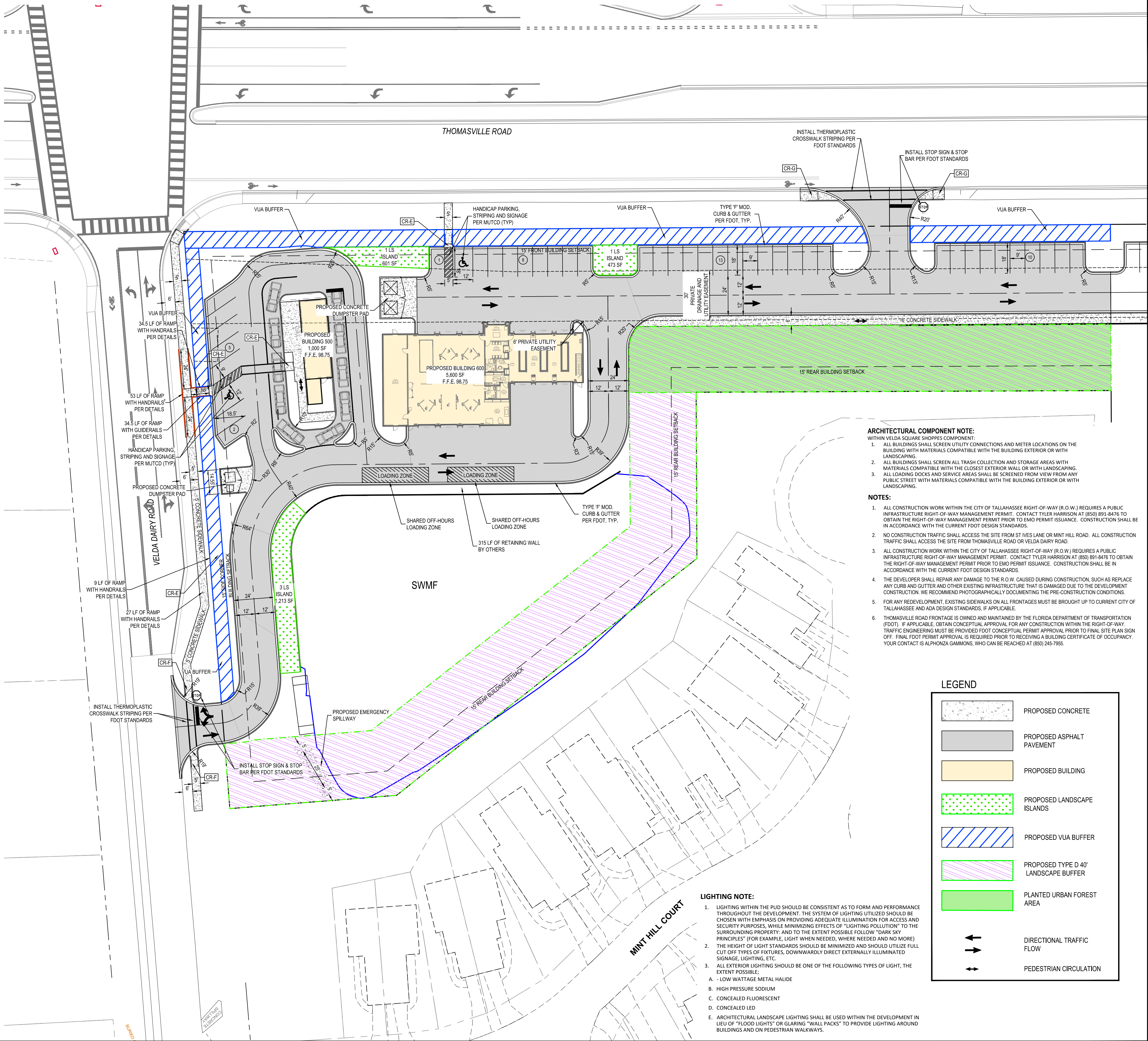
Parking
Required Bldg 500 Parking Spaces (1,000 SF): 5 Spaces
Required Bldg 600 Parking Spaces (5,600 SF): 14 Spaces
Total Required Parking Spaces: 19 Spaces
Total Provided Parking Spaces: 39 Spaces
Total Required Accessible Parking Spaces: 2 Spaces
Total Provided Accessible Parking Spaces: 2 Spaces

Bicycle Parking
Total Required Bldg 500 Bicycle Parking (0.1/space) 2 Spaces
Total Required Bldg 600 Bicycle Parking (0.1/space) 0 Spaces
Total Required Bicycle Parking: 2 Spaces
Total Provided Bicycle Parking 2 Spaces

Landscape Islands
Landscape Islands Required
1 LS Island per 4,000 sf VUA: 9 Islands
Landscape Islands Provided: 5 Islands

Building Setbacks
Front 15 FT
Side 0 FT
Side Corner 15 FT
Rear 15 FT

NOTE:
ARCHITECTURAL COMPONENTS AND LIGHTING STANDARDS WILL BE ASSESSED AT BUILDING PERMIT IN ACCORDANCE WITH THE NORTHHAMPTON PUD.
• VELDA SQUARE SHOPPES ARCHITECTURAL COMPONENT REQUIREMENTS FOR NORTHHAMPTON PUD:
• ALL BUILDINGS SHALL SCREEN UTILITY CONNECTIONS AND METER LOCATIONS ON THE BUILDING
• WITH MATERIALS COMPATIBLE WITH THE BUILDING EXTERIOR OR WITH LANDSCAPING.
• ALL BUILDINGS SHALL SCREEN ALL TRASH COLLECTION AND STORAGE AREAS WITH MATERIALS
• COMPATIBLE WITH THE CLOSEST EXTERIOR WALL OR WITH LANDSCAPING.
• ALL LOADING DOCKS AND SERVICE AREAS SHALL BE SCREENED FROM VIEW FROM ANY PUBLIC
• STREET WITH MATERIALS COMPATIBLE WITH THE BUILDING EXTERIOR OR WITH LANDSCAPING.
LIGHTING STANDARDS FOR NORTHHAMPTON PUD. SITE LIGHTING PLAN WILL BE REQUIRED AT THE TIME OF BUILDING PERMIT.
• LIGHTING WITHIN THE PUD SHOULD BE CONSISTENT AS TO FORM AND PERFORMANCE THROUGHOUT THE DEVELOPMENT. THE SYSTEM OF LIGHTING UTILIZED SHOULD BE CHOSEN WITH EMPHASIS ON PROVIDING ADEQUATE ILLUMINATION FOR ACCESS AND SECURITY PURPOSES, WHILE MINIMIZING EFFECTS OF "LIGHTING POLLUTION" TO THE SURROUNDING PROPERTY; AND, TO THE EXTENT POSSIBLE WILL FOLLOW "DARK SKY PRINCIPLES" (FOR EXAMPLE, LIGHT WHEN NEEDED, WHERE NEEDED AND NO MORE)
• THE HEIGHT OF LIGHT STANDARDS SHOULD BE MINIMIZED AND SHOULD UTILIZE FULL CUT-OFF TYPES OF FIXTURES, DOWNWARDLY DIRECT EXTERNALLY ILLUMINATED SIGNAGE, LIGHTING, ETC.
• ALL EXTERIOR LIGHTING SHOULD BE ONE OF THE FOLLOWING TYPES OF LIGHT, TO THE EXTENT POSSIBLE:
A) LOW WATTAGE METAL HALIDE;
B) HIGH PRESSURE SODIUM;
C) CONCEALED FLUORESCENT;
D) CONCEALED LED, OR,
E) ARCHITECTURAL LANDSCAPE LIGHTING SHALL BE USED WITHIN THE DEVELOPMENT IN LIEU OF "FLOOD LIGHTS" OR GLARING "WALL PACKS" TO PROVIDE LIGHTING AROUND BUILDINGS AND ON PEDESTRIAN WALKWAYS



ARCHITECTURAL COMPONENT NOTE:
WITHIN VELDA SQUARE SHOPPES COMPONENT:
1. ALL BUILDINGS SHALL SCREEN UTILITY CONNECTIONS AND METER LOCATIONS ON THE BUILDING WITH MATERIALS COMPATIBLE WITH THE BUILDING EXTERIOR OR WITH LANDSCAPING.
2. ALL BUILDINGS SHALL SCREEN ALL TRASH COLLECTION AND STORAGE AREAS WITH MATERIALS COMPATIBLE WITH THE CLOSEST EXTERIOR WALL OR WITH LANDSCAPING.
3. ALL LOADING DOCKS AND SERVICE AREAS SHALL BE SCREENED FROM VIEW FROM ANY PUBLIC STREET WITH MATERIALS COMPATIBLE WITH THE BUILDING EXTERIOR OR WITH LANDSCAPING.

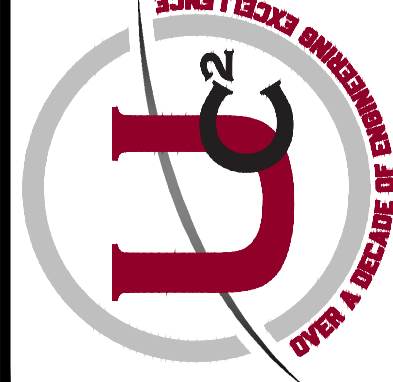
NOTES:
1. ALL CONSTRUCTION WORK WITHIN THE CITY OF TALLAHASSEE RIGHT-OF-WAY (R.O.W.) REQUIRES A PUBLIC INFRASTRUCTURE RIGHT-OF-WAY MANAGEMENT PERMIT. CONTACT TYLER HARRISON AT (850) 891-8476 TO OBTAIN THE RIGHT-OF-WAY MANAGEMENT PERMIT PRIOR TO EMO PERMIT ISSUANCE. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT FOOT DESIGN STANDARDS.
2. NO CONSTRUCTION TRAFFIC SHALL ACCESS THE SITE FROM ST IVES LANE OR MINT HILL ROAD. ALL CONSTRUCTION TRAFFIC SHALL ACCESS THE SITE FROM THOMASVILLE ROAD OR VELDA DAIRY ROAD.
3. ALL CONSTRUCTION WORK WITHIN THE CITY OF TALLAHASSEE RIGHT-OF-WAY (R.O.W.) REQUIRES A PUBLIC INFRASTRUCTURE RIGHT-OF-WAY MANAGEMENT PERMIT. CONTACT TYLER HARRISON AT (850) 891-8476 TO OBTAIN THE RIGHT-OF-WAY MANAGEMENT PERMIT PRIOR TO EMO PERMIT ISSUANCE. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT FOOT DESIGN STANDARDS.
4. THE DEVELOPER SHALL REPAIR ANY DAMAGE TO THE R.O.W. CAUSED DURING CONSTRUCTION, SUCH AS REPLACE ANY CURB AND GUTTER AND OTHER EXISTING INFRASTRUCTURE THAT IS DAMAGED DUE TO THE DEVELOPMENT CONSTRUCTION. WE RECOMMEND PHOTOGRAPHICALLY DOCUMENTING THE PRE-CONSTRUCTION CONDITIONS.
5. FOR ANY REDEVELOPMENT, EXISTING SIDEWALKS ON ALL FRONTAGES MUST BE BROUGHT UP TO CURRENT CITY OF TALLAHASSEE AND ADA DESIGN STANDARDS, IF APPLICABLE.
6. THOMASVILLE ROAD FRONTAGE IS OWNED AND MAINTAINED BY THE FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT). IF APPLICABLE, OBTAIN CONCEPTUAL APPROVAL FOR ANY CONSTRUCTION WITHIN THE RIGHT-OF-WAY. TRAFFIC ENGINEERING MUST BE PROVIDED FDOT CONCEPTUAL PERMIT APPROVAL PRIOR TO FINAL SITE PLAN SIGN OFF. FINAL FDOT PERMIT APPROVAL IS REQUIRED PRIOR TO RECEIVING A BUILDING CERTIFICATE OF OCCUPANCY. YOUR CONTACT IS ALPHONZA GAMMONS, WHO CAN BE REACHED AT (850) 245-7955.

LEGEND

	PROPOSED CONCRETE
	PROPOSED ASPHALT PAVEMENT
	PROPOSED BUILDING
	PROPOSED LANDSCAPE ISLANDS
	PROPOSED VUA BUFFER
	PROPOSED TYPE D 40' LANDSCAPE BUFFER
	PLANTED URBAN FOREST AREA
	DIRECTIONAL TRAFFIC FLOW
	PEDESTRIAN CIRCULATION

LIGHTING NOTE:
1. LIGHTING WITHIN THE PUD SHOULD BE CONSISTENT AS TO FORM AND PERFORMANCE THROUGHOUT THE DEVELOPMENT. THE SYSTEM OF LIGHTING UTILIZED SHOULD BE CHOSEN WITH EMPHASIS ON PROVIDING ADEQUATE ILLUMINATION FOR ACCESS AND SECURITY PURPOSES, WHILE MINIMIZING EFFECTS OF "LIGHTING POLLUTION" TO THE SURROUNDING PROPERTY; AND TO THE EXTENT POSSIBLE FOLLOW "DARK SKY PRINCIPLES" (FOR EXAMPLE, LIGHT WHEN NEEDED, WHERE NEEDED AND NO MORE)
2. THE HEIGHT OF LIGHT STANDARDS SHOULD BE MINIMIZED AND SHOULD UTILIZE FULL CUT OFF TYPES OF FIXTURES, DOWNWARDLY DIRECT EXTERNALLY ILLUMINATED SIGNAGE, LIGHTING, ETC.
3. ALL EXTERIOR LIGHTING SHOULD BE ONE OF THE FOLLOWING TYPES OF LIGHT, THE EXTENT POSSIBLE;
A. - LOW WATTAGE METAL HALIDE
B. HIGH PRESSURE SODIUM
C. CONCEALED FLUORESCENT
D. CONCEALED LED
E. ARCHITECTURAL LANDSCAPE LIGHTING SHALL BE USED WITHIN THE DEVELOPMENT IN LIEU OF "FLOOD LIGHTS" OR GLARING "WALL PACKS" TO PROVIDE LIGHTING AROUND BUILDINGS AND ON PEDESTRIAN WALKWAYS.

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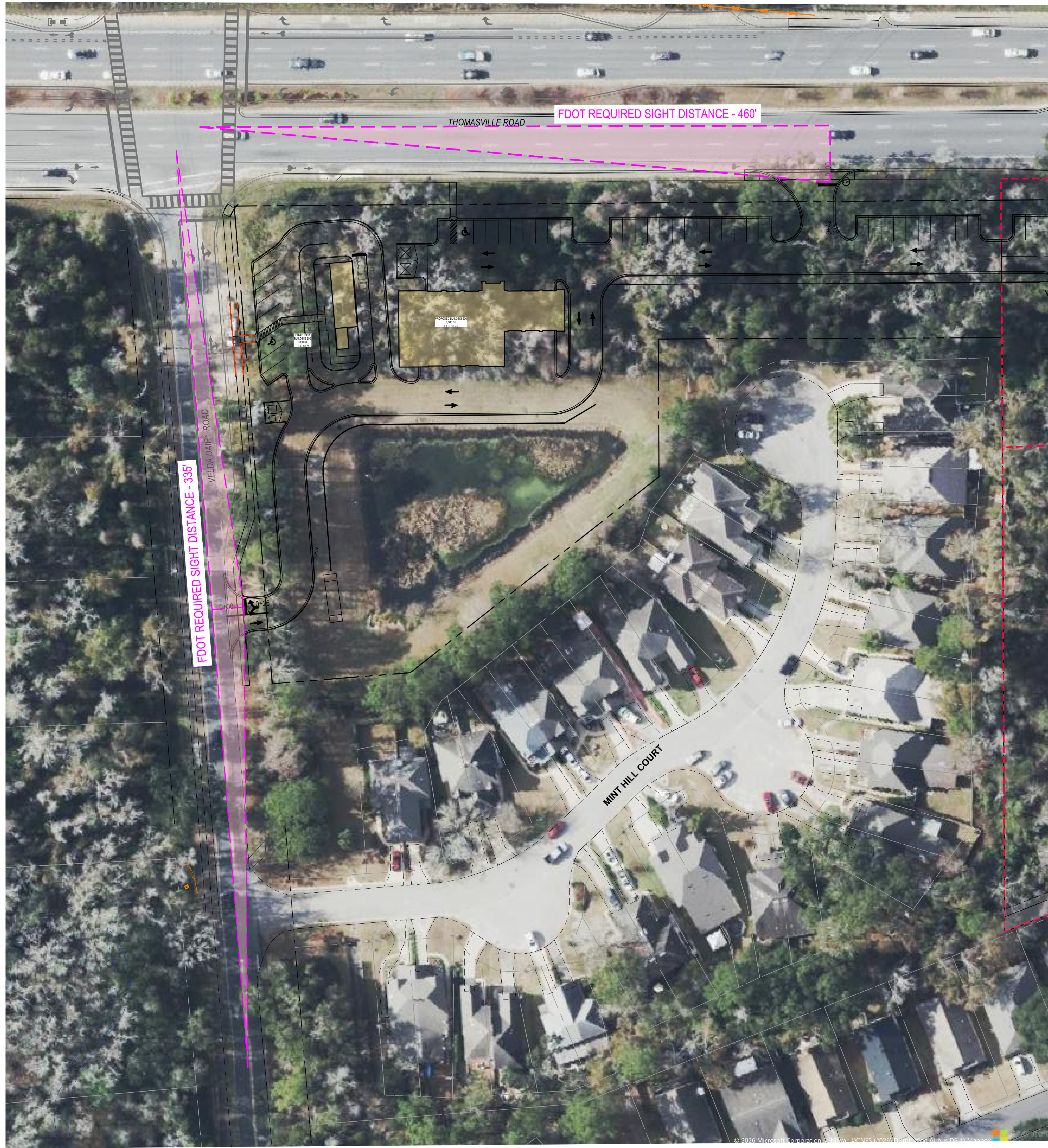
DATE	BY	REVISIONS

NORTHSIDE SHOPPES PHASE 2
SITE LAYOUT PLAN
FLORIDA
LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

DRAWN BY: D.I.S.
CHECKED BY: S.K.M.
DATE: 07/15/2026

SHEET C-102
PROJECT No. 25024.01



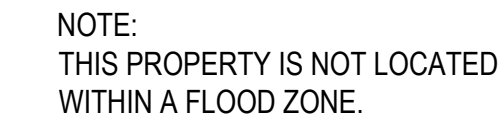
SEAN K. MARSTON, P.E. LICENSE NUMBER 55987	
DRAWN BY:	D.I.S.
CHECKED BY:	S.K.M.
DATE:	07/15/2026
SHEET C-102.2	
PROJECT No.	25024.01

NORTHSIDE SHOPPES PHASE 2

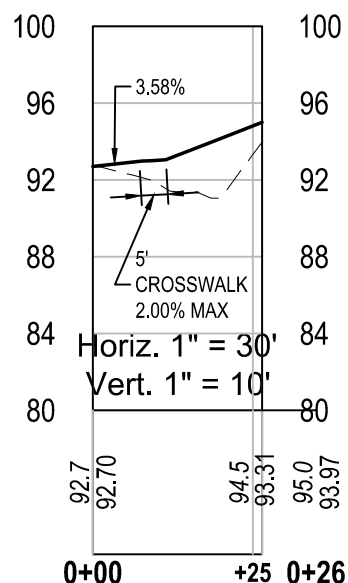
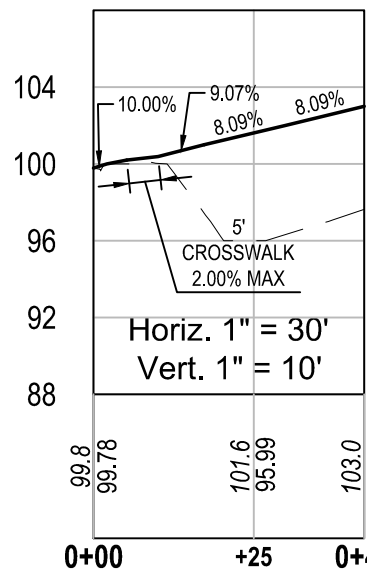
SIGHT DISTANCE PLAN



URBAN CATALYST CONSULTANTS, INC.
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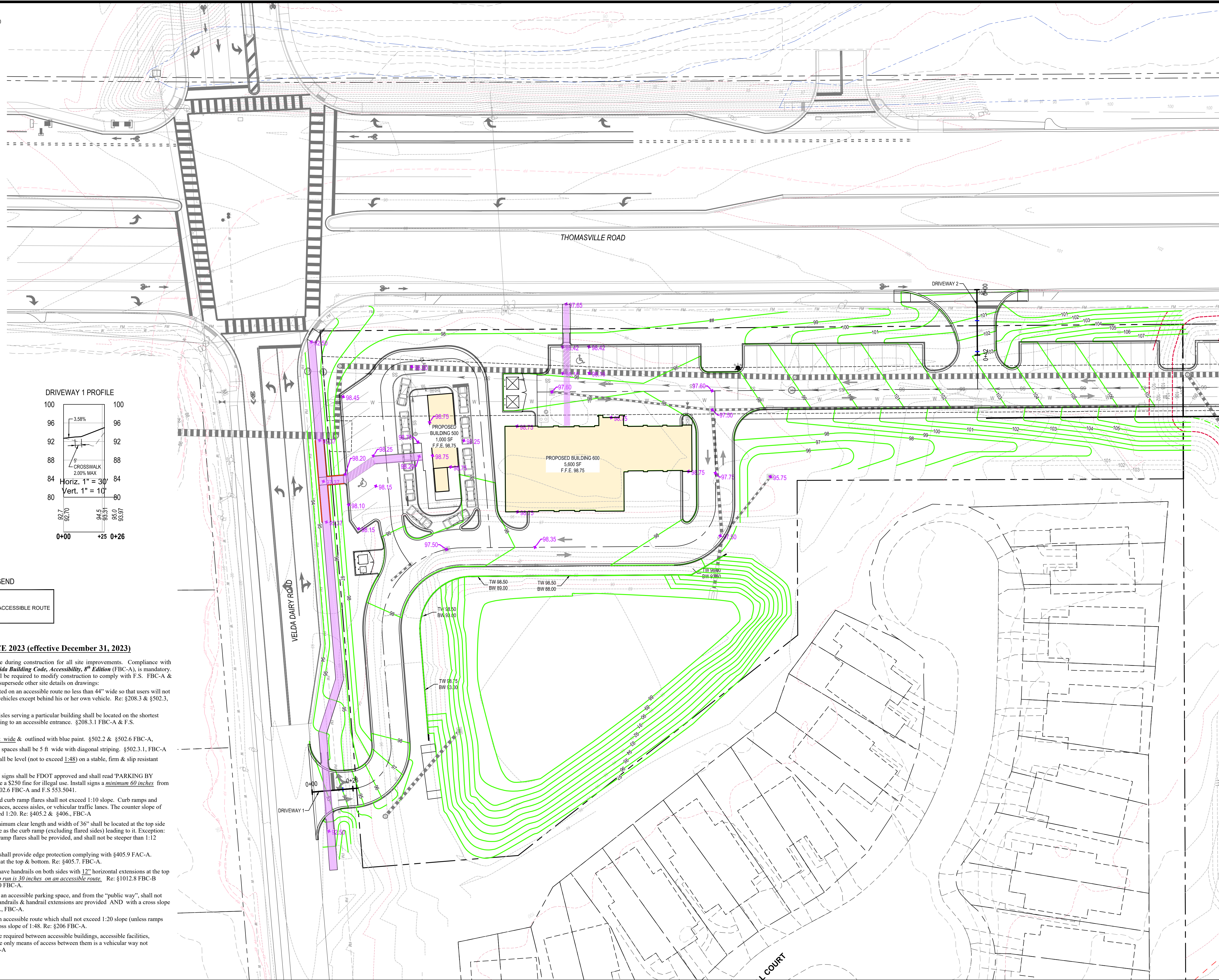


1. ALL CONSTRUCTION WORK WITHIN THE CITY OF TALLAHASSEE NOW REQUIRES A PUBLIC INFRASTRUCTURE RIGHT-OF-WAY MANAGEMENT PERMIT. CONTACT THE CITY OF TALLAHASSEE TO OBTAIN THE RIGHT-OF-WAY MANAGEMENT PERMIT PRIOR TO EMO PERMIT ISSUANCE. CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT FOOT DESIGN STANDARDS.
2. THE DEVELOPER SHALL REPAIR ANY DAMAGE TO THE R.O.W. CAUSED DURING CONSTRUCTION, SUCH AS REPLACE ANY CURB AND GUTTER AND OTHER EXISTING INFRASTRUCTURE THAT IS DAMAGED DUE TO THE DEVELOPMENT CONSTRUCTION. WE RECOMMEND PHOTOGRAPHICALLY DOCUMENTING THE PRE-CONSTRUCTION CONDITIONS.
3. NO CONSTRUCTION TRAFFIC SHALL ACCESS THE SITE FROM ST VIVES LANE. ALL CONSTRUCTION TRAFFIC SHALL ACCESS THE SITE FROM THOMASVILLE ROAD OR VELDIA DAIRY ROAD.
4. THE OWNER AND ALL FUTURE OWNERS OF THE PROPOSED STORMWATER FACILITY SHALL BE RESPONSIBLE FOR ITS OPERATION AND MAINTENANCE IN PERPETUITY.
5. THE OWNER OF THE STORMWATER FACILITY SHALL APPLY FOR AND OBTAIN A NEW OPERATING PERMIT FOR THE PROPOSED STORMWATER FACILITY. PROVIDE ALL ENGINEERING CALCULATIONS AND SUPPORTING DOCUMENTATION ASSOCIATED WITH OBTAINING THE OPERATING PERMIT.

 ACCESSIBLE ROUTE

The Contractor & Owner will be held accountable during construction for all site improvements. Compliance with Florida Statutes 553.5041 (F.S.), and the **2023 Florida Building Code, Accessibility, 8th Edition** (FBC-A), is mandatory. If non-compliant at final inspection, contractor will be required to modify construction to comply with F.S. FBC-A & FBC-B. The following items take precedence and supersede other site details on drawings:

1. ACCESSIBLE PARKING spaces shall be located on an accessible route no less than 44" wide so that users will not be compelled to walk or wheel behind parked vehicles except behind his or her own vehicle. Re: §208.3.1, FBC-A and F.S. 553.504.1. -
2. ACCESSIBLE PARKING spaces and access aisles serving a particular building shall be located on the shortest accessible route from the accessible (H/C) parking to an accessible entrance. §208.3.1 FBC-A & F.S. 553.504(5)(b).
3. ACCESSIBLE PARKING spaces shall be 12 ft wide & outlined with blue paint. §502.2 & §502.6 FBC-A.
4. ACCESS AISLES required adjacent to parking spaces shall be 5 ft wide with diagonal striping. §502.3.1, FBC-A
5. ACCESSIBLE PARKING and access aisles shall be level (not exceed 1/48) on a stable, firm & slip resistant surface. Re: §302.1 & §502.4 FBC-A
6. ACCESSIBLE PARKING IDENTIFICATION signs shall be FDOT approved and shall read "PARKING BY DISABLED PERMIT ONLY" and shall indicate a \$250 fine for illegal use. Install signs a minimum 60 inches from the ground to the bottom of the sign(s). Re: §502.6 FBC-A and F.S 553.5041.
7. CURB RAMPS shall not exceed 1:12 slope, and curb ramp flares shall not exceed 1:10 slope. The curb ramps and flared sides shall not encroach upon parking spaces, access aisles, or vehicular traffic lanes. The corner slope of adjacent road surfaces & gutters shall not exceed 1:20. Re: §405.2 & §406, FBC-A
8. CURB RAMPS shall have a landing with a minimum clear length and width of 36" shall be located at the top side of each curb ramp, a clear width at least as wide as the curb ramp (excluding flared sides) leading to it. Exception: for alterations, where there is no landing, curb ramp flares shall be provided, and shall not be steeper than 1:12 slope. Re: §406.4 FBC-A
9. ALL RAMPS with a rise greater than 6 inches shall provide edge protection complying with §405.9 FAC-A. Ramps shall have 60 inches min level landings at the top & bottom. Re: §405.7, FBC-A.
10. ALL RAMPS with a rise greater than 6" shall have handrails on both sides with 12" horizontal extensions at the top & bottom of the ramp. Maximum rise of a ramp run is 30 inches on an accessible route. Re: §1012.8 FBC-B (Florida Building Code - Building) and §505.10 FBC-A.
11. ACCESSIBLE ROUTES to "main entry" from an accessible parking space, and from the "public way", shall not exceed 1:20 slope unless ramps with proper handrails & handrail extensions are provided AND with a cross slope not in excess of 1:48. Re: §206, §402 & §403, FBC-A.
12. *Connect buildings within the same site with an accessible route which shall not exceed 1:20 slope (unless ramps and handrails are provided) and a maximum cross slope of 1:48. Re: §206 FBC-A.
- * **EXCEPTION:** An accessible route shall not be required between accessible buildings, accessible facilities, accessible elements, and accessible spaces if the only means of access between them is a vehicular way not providing pedestrian access. Re: §206.2.2 FBC-A.

[illegible]

NORTHSIDE SHOPPES PHASE 2

GRADING PLAN

FLORIDA

LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

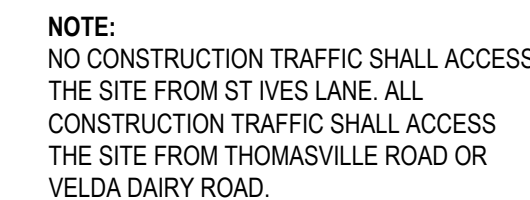
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CHECKED BY: S.K.M.

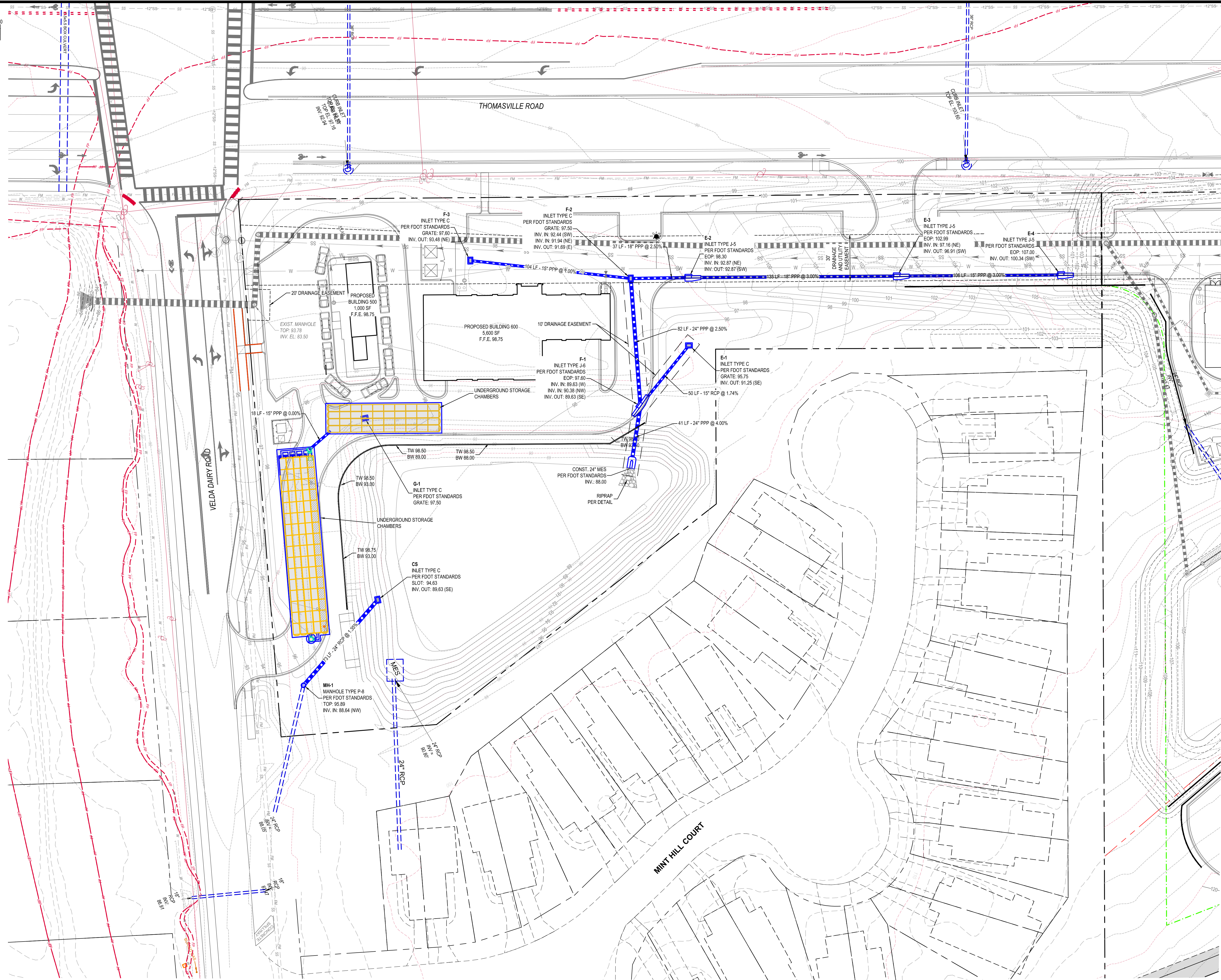
DATE: 07/15/2026

SHEET C-103

PROJECT No. 25024.01



ROOF DRAIN NOTE:
ALL ROOF DRAINS SHALL TIE DIRECTLY TO
THE UNDERGROUND DRAINAGE SYSTEM..



August 27, 2026 (11:05:13 EST)
12/5/2024 01 - Velda Dairy Commercial Development Phase II CADD SITE PLAN/25/2024 01 DRAINAGE PLAN.DWG

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NORTHSIDE SHOPPES PHASE 2

DRAINAGE PLAN

LEON COUNTY

EL CRIDA

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

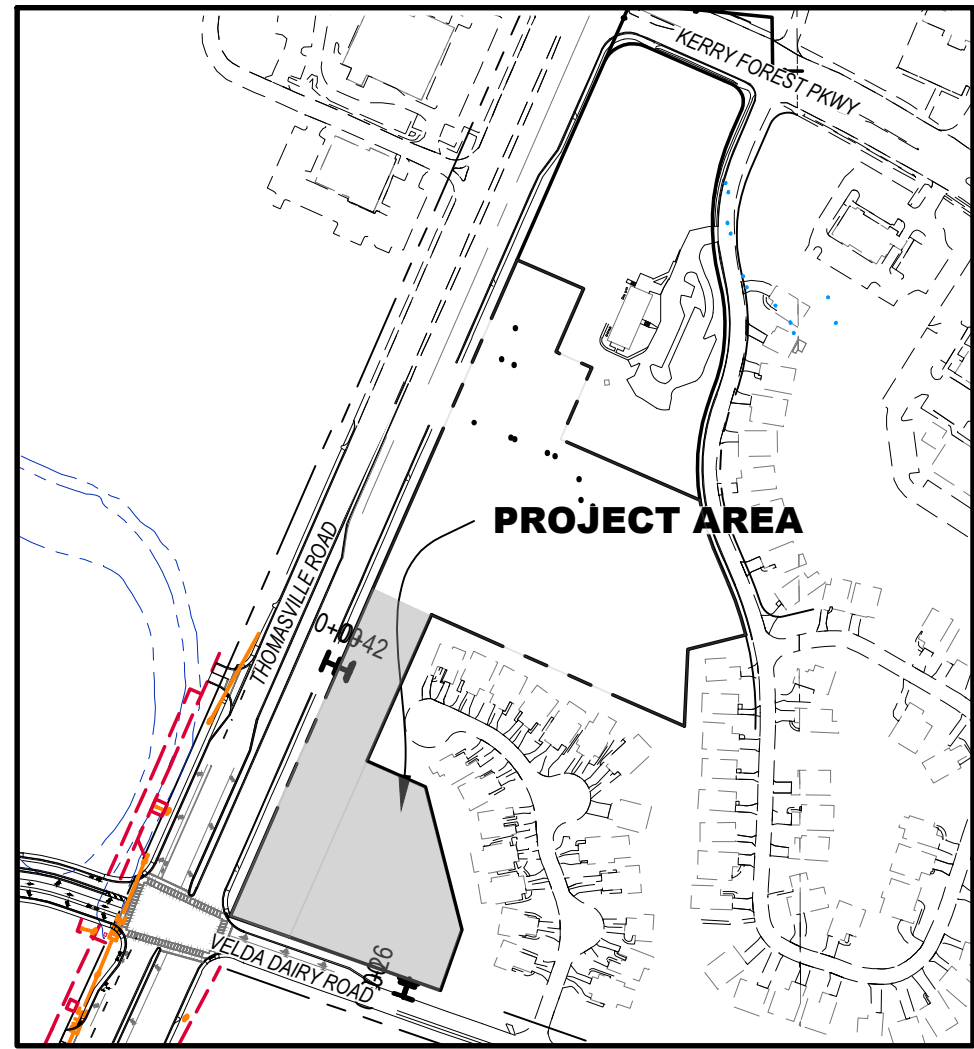
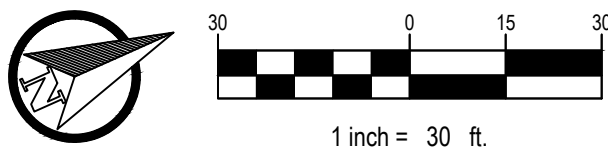
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DATE: 07/15/202

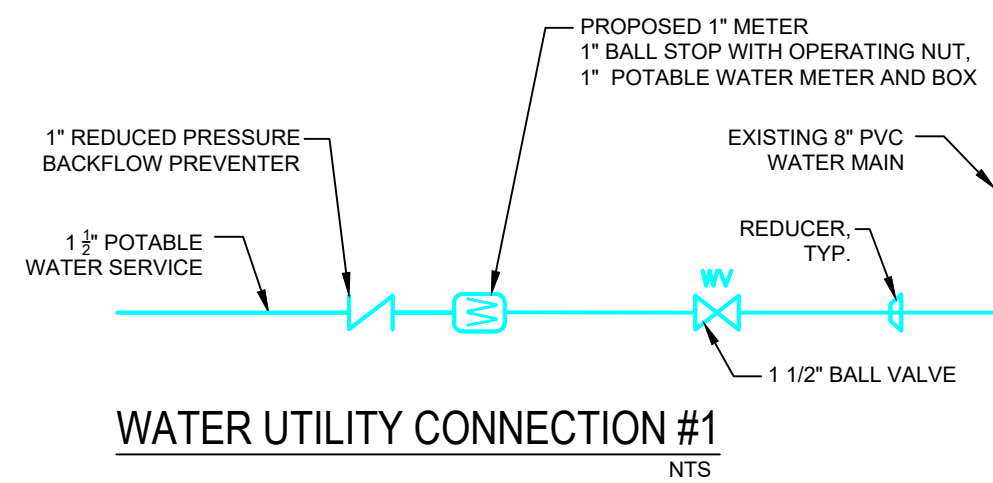
SHEET C-103.1

PROJECT No. 25024.01



- NOTES:**
- CONTRACTOR SHALL VERIFY ALL UTILITY LOCATIONS BEFORE CONSTRUCTION.
 - ALL WATER AND SEWER CONSTRUCTION MUST CONFORM TO THE CITY OF TALLAHASSEE "TECHNICAL SPECIFICATIONS FOR DESIGN AND CONSTRUCTION OF WATER AND SEWER CONSTRUCTION", LATEST EDITION.
 - FIRE MAIN SHALL BE INSTALLED WITH MIN. 36" OF COVER UNDER DRIVING SURFACES AND 30" OF COVER UNDER NON-DRIVING SURFACES.
 - FIRE MAIN PIPING SHALL NOT BE COVERED UNTIL INSPECTED BY THE TALLAHASSEE FIRE DEPARTMENT.
 - FIRE HYDRANT SHALL BE A MINIMUM OF 24" ABOVE GRADE MEASURED TO THE CENTER OF THE STEAMER NOZZLE.
 - STEAMER NOZZLE TO FACE ROADWAY OR NEAREST POINT OF FIRE DEPARTMENT APPARATUS ACCESSIBILITY WHEN PLACED IN SERVICE.
 - WHERE UNDERGROUND UTILITIES CONFLICT WITH PROPOSED PLANTINGS, TREE PLACEMENT SHALL BE A MINIMUM OF TEN FEET FROM THE UNDERGROUND UTILITY OR A ROOT BARRIER OF TWO FEET DEEP SHALL BE INSTALLED.
 - WATER METERS SHALL BE LOCATED IN GREEN AREAS AND NOT WITHIN PAVEMENT, SIDEWALKS, DRIVEWAYS, ETC.
 - SELECT FILL IS REQUIRED FOR WATER AND SEWER INFRASTRUCTURE LOCATED BENEATH PAVEMENT/CURB. SUITABLE MATERIAL WILL BE ALLOWED IN ALL OTHER LOCATIONS.
 - A MINIMUM OF 36" OF CLEAR SPACE SHALL BE MAINTAINED AROUND THE CIRCUMFERENCE OF EQUIPMENT TO PERMIT ACCESS AND OPERATION OF FIRE PROTECTION EQUIPMENT.
 - A SEPARATE PERMIT IS REQUIRED FOR NEW WATER AND SEWER SERVICES.

- FIRE DEPARTMENT NOTES:**
- DEPTH OF FIRE MAIN PIPING TO TOP OF PIPE:
36" MINIMUM UNDER DRIVING SURFACES
30" MINIMUM UNDER NON-DRIVING SURFACES
 - FIRE MAIN PIPING SHALL NOT BE COVERED UNTIL INSPECTED BY THE TALLAHASSEE FIRE DEPARTMENT.
 - FIRE HYDRANTS SHALL BE A MINIMUM OF 24" ABOVE GRADE MEASURED TO THE STEAMER NOZZLE.
STEAMER NOZZLE TO FACE ROADWAY OR NEAREST POINT OF FIRE DEPARTMENT APPARATUS ACCESSIBILITY WHEN PLACED IN SERVICE.
 - HYDRANT FLOW TEST IS REQUIRED TO BE WITNESSED BY THE TALLAHASSEE FIRE DEPARTMENT.
 - CLEARANCE OF 3' SHALL BE MAINTAINED TO THE FRONT, SIDES AND REAR OF ALL FIRE APPLIANCES (i.e., HYDRANTS, BACKFLOW PREVENTORS, POST INDICATOR VALVES, FIRE DEPARTMENT CONNECTIONS).
 - A CLEAR SPACE OF NOT LESS THAN 5' SHALL BE PROVIDED IN FRONT OF EACH HYDRANT CONNECTION HAVING A DIAMETER GREATER THAN 2 1/2".
 - ALL FIRE SERVICE PIPING SHALL MEET NFPA 13R CODE.



NOTE:
ALL CONSTRUCTION WORK WITHIN THE CITY OF TALLAHASSEE RIGHT-OF-WAY (R.O.W.) REQUIRES A PUBLIC INFRASTRUCTURE RIGHT-OF-WAY MANAGEMENT PERMIT.
CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CURRENT FDOT DESIGN STANDARDS.

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DATE	BY	REVISIONS

NORTHSIDE SHOPPES PHASE 2

UTILITY PLAN

FLORIDA

LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

DRAWN BY: D.I.S.

CHECKED BY: S.K.M.

DATE: 07/15/2026

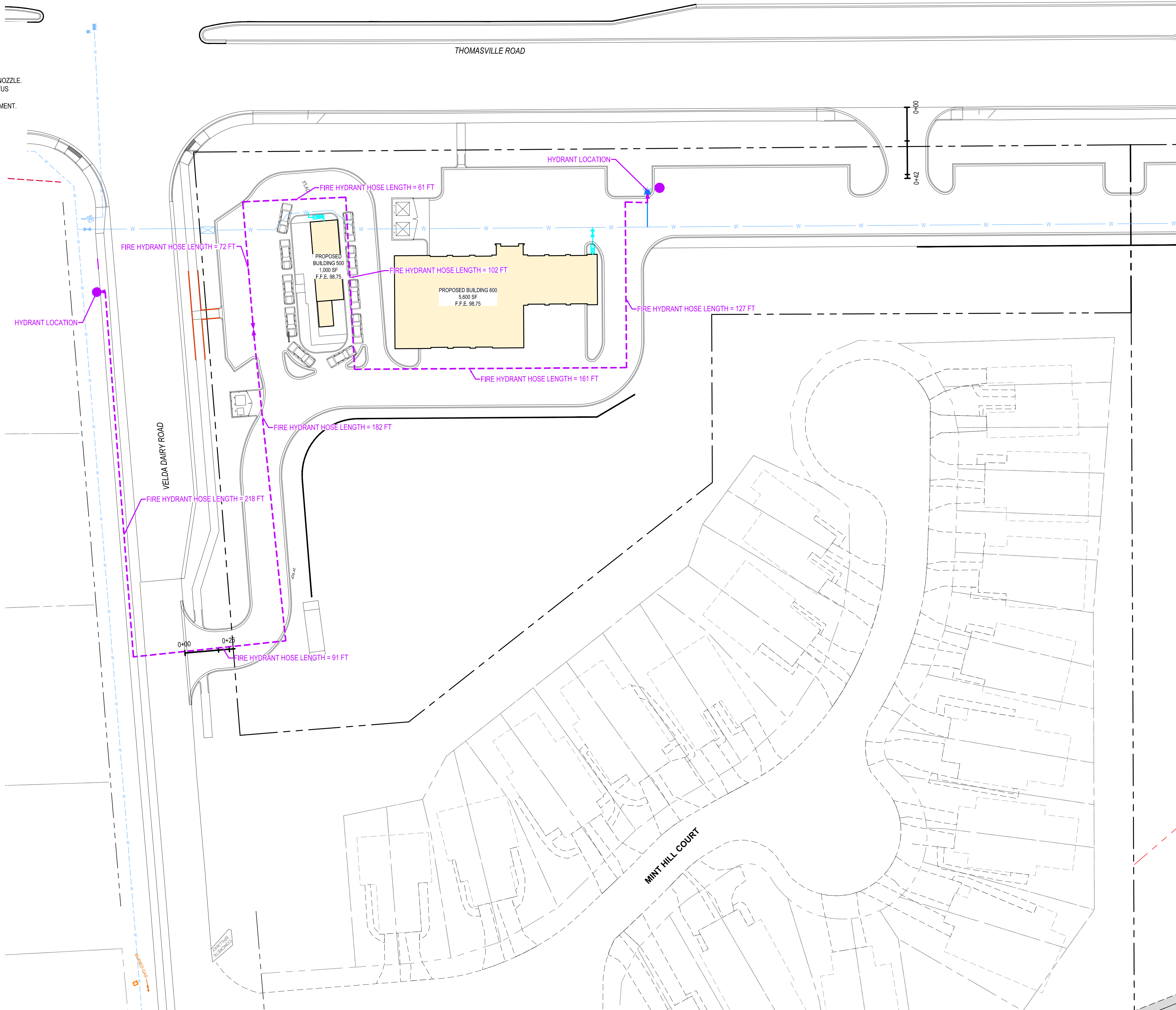
SHEET C-104

PROJECT No. 25024.01



FIRE DEPARTMENT NOTES:

1. DEPTH OF FIRE MAIN PIPING TO TOP OF PIPE:
36" MINIMUM UNDER DRIVING SURFACES
30" MINIMUM UNDER NON-DRIVING SURFACES
2. FIRE MAIN PIPING SHALL NOT BE COVERED UNTIL INSPECTED BY THE TALLAHASSEE FIRE DEPARTMENT.
3. FIRE HYDRANTS SHALL BE A MINIMUM OF 24" ABOVE GRADE MEASURED TO THE STEAMER NOZZLE.
4. STEAMER NOZZLE TO FACE ROADWAY OR NEAREST POINT OF FIRE DEPARTMENT APPARATUS ACCESSIBILITY WHEN PLACED IN SERVICE.
5. HYDRANT FLOW TEST IS REQUIRED TO BE WITNESSED BY THE TALLAHASSEE FIRE DEPARTMENT.
6. CLEARANCE OF 3' SHALL BE MAINTAINED TO THE FRONT, SIDES AND REAR OF ALL FIRE APPLIANCES (i.e., HYDRANTS, BACKFLOW PREVENTORS, POST INDICATOR VALVES, FIRE DEPARTMENT CONNECTIONS).
7. A CLEAR SPACE OF NOT LESS THAN 5' SHALL BE PROVIDED IN FRONT OF EACH HYDRANT CONNECTION HAVING A DIAMETER GREATER THAN 2 1/2".
8. ALL FIRE SERVICE PIPING SHALL MEET NFPA 13R CODE.



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REVISIONS	
DATE	BY

NORTHSIDE SHOPPES PHASE 2

HYDRANT COVERAGE PLAN

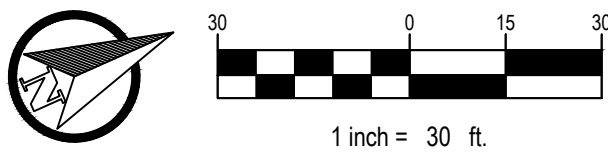
FLORIDA

LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55997

DRAWN BY: D.I.S.
CHECKED BY: S.K.M.
DATE: 07/15/2026

SHEET **C-104.1**
PROJECT No. 25024.01



LANDSCAPE NOTES:

1. LOCATE ALL UNDERGROUND UTILITIES PRIOR TO INSTALLING LANDSCAPE.
2. NO TRENCHING OR EXCAVATION SHALL BE ALLOWED WITHIN THE CPZ OF PROTECTED TREES, EXCEPT WHERE DEBITS OR AN ARBORICULTURAL MITIGATION PLAN HAVE BEEN NOTED ON THE PLANS.
3. INSTALL ONLY PLANTS GRADED FLORIDA #1 OR BETTER. ALL REVISIONS SHALL MEET OR EXCEED THE SIZES INDICATED HEREIN.
4. ALL ORNAMENTAL SIGNS, LANDSCAPING, IRRIGATION FACILITIES AND THE LIKE ARE THE PROPERTY AND MAINTENANCE RESPONSIBILITY OF THE OWNERS.
5. ALL PLANT MATERIALS SHALL BE HEALTHY, WELL-PROPORTIONED, DISEASE FREE, PEST FREE, AND HARDY FOR THE NORTH FLORIDA REGION. ALL PLANTINGS SHALL BE MINIMUM FLORIDA NO. 1 OR BETTER PLANT MATERIAL AS DESCRIBED IN "GRADES AND STANDARDS FOR NURSERY PLANTS, PART 1 1963 AND PART 2, STATE OF FLORIDA, DEPARTMENT OF AGRICULTURE."
6. THE PLANTING VOLUME FOR ONE OR MORE TREES SHALL BE A MINIMUM OF 1,200 CF WITH A PLANTING WIDTH OF 12" AND A DEPTH OF THREE FEET BELOW THE FINISHED GRADE OF THE PLANTING AREA AND REPLACED WITH NON-COMPACTED "FRIABLE" TOPSOIL.
7. PROVIDE IRRIGATION TO ALL LANDSCAPED AREAS.
8. CONTRACTOR MUST WARRANT ALL LANDSCAPING FOR A TERM OF ONE YEAR AFTER ACCEPTANCE. OWNER IS RESPONSIBLE FOR MAINTAINING ALL PLANT MATERIAL IN PERPETUITY OF THE PROJECT. MAINTAINING ALL THE LANDSCAPING ON-SITE SHALL INCLUDE PROPER WATERING, FERTILIZATION, WEEDING, PRUNING, PEST CONTROL, AND REPLACEMENT OR REPLANTING IF NECESSARY.
9. THE OWNER MUST ACCEPT RESPONSIBILITY FOR MAINTAINING ALL LANDSCAPING REQUIRED BY THE ENVIRONMENTAL PERMIT IN PERPETUITY.
10. ALL TREES AND SHRUBS MUST BE PLANTED 3 FEET OFF THE EDGE OF PAVEMENT.
11. SOO ALL DISTURBED AREAS INCLUDING SLOPES AND SWALES UNLESS OTHERWISE NOTED.
12. ALL SLOPES SHALL BE SODDED IMMEDIATELY AFTER FINISHED GRADE IS ESTABLISHED.
13. A 36" CLEAR SPACE SHALL BE MAINTAINED TO PERMIT ACCESS TO (AND OPERATION OF) FIRE PROTECTION EQUIPMENT, FIRE DEPARTMENT CONNECTIONS, AND/OR FIRE PROTECTION SYSTEM CONTROL VALVES.
14. TREES PLANTED IN RIGHT OF WAY SHALL NOT OBSTRUCT THE TRAFFIC VIEW FROM ENTRANCE.
15. TALL GROWING TREES SHALL BE PLANTED SUCH THAT UPON REACHING MATURITY THE BRANCHES WILL NOT INTERFERE WITH OVERHEAD ELECTRIC UTILITY FACILITIES. IN ADDITION, LANDSCAPING WITHIN 30' OF OVERHEAD UTILITIES SHALL BE OF A SPECIES THAT REACHES A MAXIMUM HEIGHT OF 15 FEET OR LESS.
16. WHERE UNDERGROUND UTILITIES CONFLICT WITH PROPOSED PLANTINGS, TREE PLACEMENT SHALL BE A MINIMUM OF 10 FEET FROM THE UNDERGROUND UTILITY OR A ROOT BARRIER (DEEPROOT UB 24-2 OR APPROVED EQUAL) MINIMUM TWO FEET DEEP SHALL BE INSTALLED.
17. ANY UNOBSTRUCTED CROSS VISIBILITY BETWEEN TWO AND TEN FEET ABOVE THE CENTERLINE OF THE PUBLIC RIGHT OF WAY SHALL BE MAINTAINED WITHIN THE SIGHT DISTANCE TRIANGLE.
18. TREES HAVING LIMBS AND FOLIAGE TRIMMED SO THAT CROSS VISIBILITY WITHIN THE SIGHT TRIANGLE IS NOT OBSCURED SHALL BE ALLOWED TO OVERHANG THE SIGHT TRIANGLE, PROVIDED THE LOCATION OF ANY TREE DOES NOT CREATE A TRAFFIC HAZARD.
19. SHOULD LANDSCAPING WITHIN ROW BECOME A HAZARD TO PUBLIC, HAZARD HAS THE RIGHT TO REMOVE AND NOT REPLACE.
20. A CLEAR SPACE OF NOT LESS THAN 60 INCHES SHALL BE PROVIDED IN FRONT OF EACH HYDRANT CONNECTION HAVING A DIAMETER GREATER THAN 2 1/2 INCHES.
21. PROPOSED VUA AND MISCELLANEOUS LANDSCAPE AREAS AS SHOWN IN THE HATCH LEGEND SHALL BE SODDED UNLESS SPECIFIED FOR ALTERNATE GROUND COVER/PLANTINGS IN A LANDSCAPE PLAN PREPARED BY A LICENSED ARBORIST.

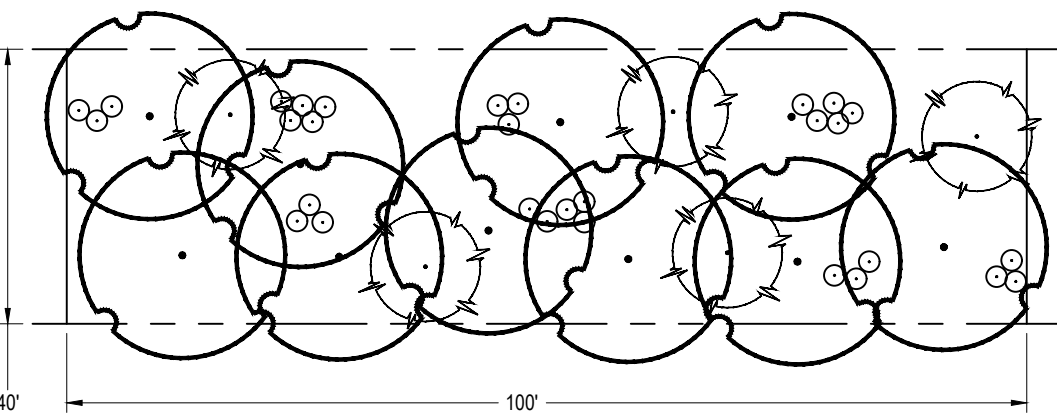
IRRIGATION NOTES:

1. THE OWNER SHALL PROVIDE AN IRRIGATION DESIGN TO THE CITY OF TALLAHASSEE GROWTH MANAGEMENT DEPARTMENT FOR APPROVAL PRIOR TO THE COMMENCEMENT OF CONSTRUCTION ACTIVITIES. THE OWNER IS REQUIRED TO PROVIDE AND AUTOMATIC IRRIGATION SYSTEM THAT WILL PROVIDE FULL COVERAGE TO ALL EXISTING AND PROPOSED LANDSCAPING PRIOR TO COMPLETION OF CONSTRUCTION ACTIVITIES. CONTRACTOR SHALL PROVIDE IRRIGATION PLAN TO ENGINEER FOR APPROVAL PRIOR TO CONSTRUCTION. THE PURPOSE OF THE REVIEW WOULD BE TO DETERMINE IMPACT TO EXISTING VEGETATION.
2. ALL LANDSCAPING AREAS DEPICTED HEREIN SHALL BE IRRIGATED BY AUTOMATIC PERMANENT OR TEMPORARY IRRIGATION SYSTEM. LANDSCAPING AREAS SHALL HAVE HEAD-TO-HEAD COVERAGE. ALL MAIN LINES AND SUB-SYSTEM LATERAL PIPING TO IRRIGATION HEADS SHALL BE INSTALLED SO AS NOT TO IMPACT THE CPZ OF ANY EXISTING TREES. IRRIGATION PIPING MAY BE ABOVE GROUND, SO LONG AS THE SYSTEM ACHIEVES THE OBJECTIVE OF PROVIDING A WATER SOURCE TO LANDSCAPE AREAS AND PLANT MATERIALS, AND DOES NOT CONFLICT WITH PEDESTRIANS OR CITY OF TALLAHASSEE MAINTENANCE OPERATIONS.
3. IRRIGATION SYSTEM SHALL BE MAINTAINED AND OPERATED BY THE OWNER.
4. ALL SPRINKLERS SHALL BE ADJUSTED TO PRE-VENT OVER SPRAY ONTO ROADWAYS OR SIDEWALKS, WHILE MAINTAINING 100% COVERAGE OF LANDSCAPE PLANTINGS.
5. ALL VALVES SHALL BE IN TRAFFIC BEARING BOXES.
6. CONTRACTOR SHALL PROVIDE AS-BUILT DRAWINGS OF THE IRRIGATION SYSTEM AND LANDSCAPE PLANTINGS. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH INSTRUCTIONS ON OPERATION AND MAINTENANCE. THE CONTRACTOR SHALL PROVIDE THE DEVELOPER OR OWNER WITH A ONE YEAR WARRANTY ON ALL IRRIGATION SYSTEM COMPONENTS.
7. PLACEMENT OF ALL IRRIGATION SYSTEM COMPONENTS SHALL BE OUTSIDE THE COUNTY MAINTAINED ROW, SWMF, AND OR EASEMENTS.

LANDSCAPE MAINTENANCE NOTES:

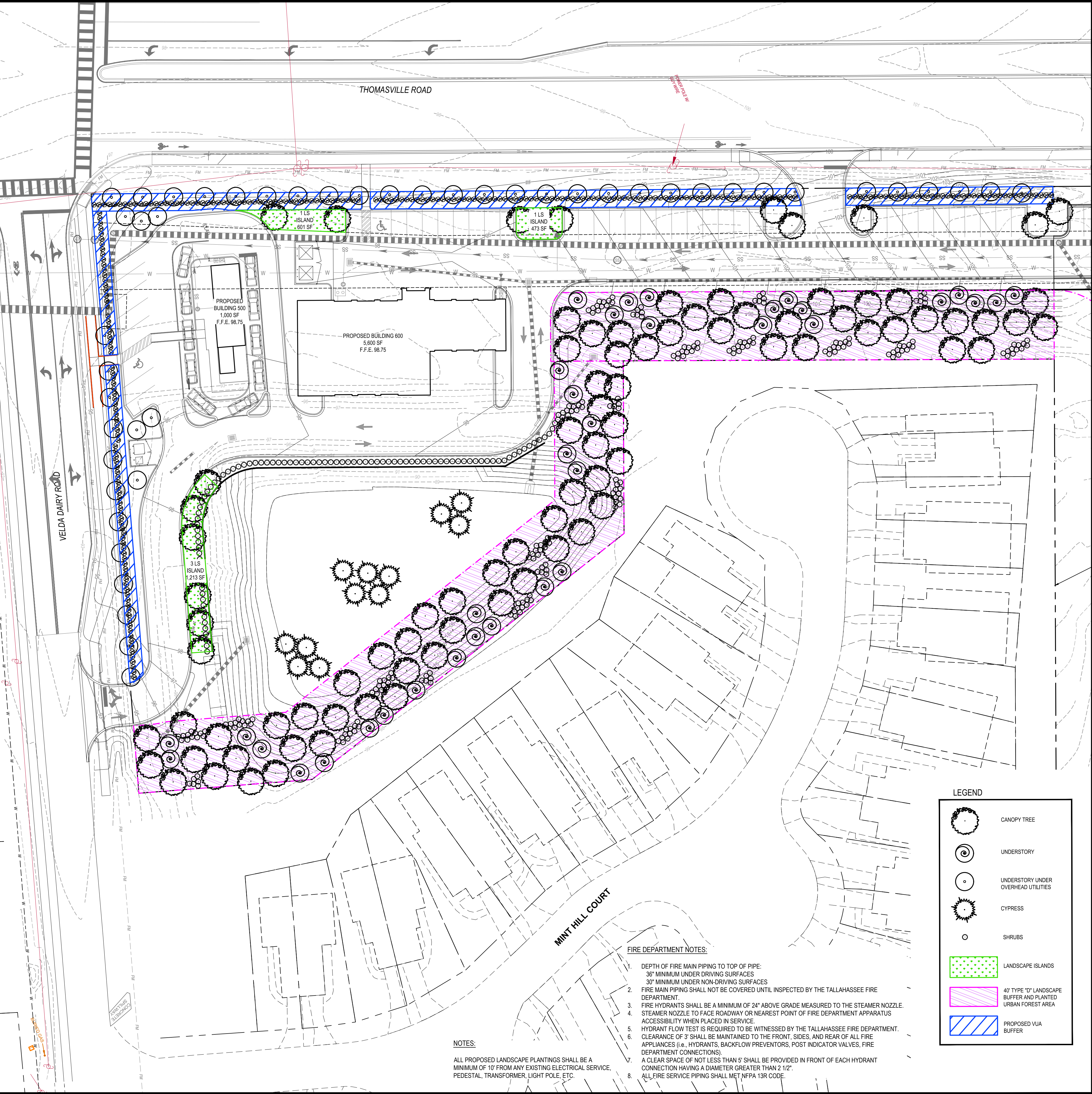
1. PRUNING: PLANTS SHALL BE PRUNED REGULARLY TO REMOVE ALL BROKEN, DEAD AND DISEASED LIMBS, ANY CROSS-RUBBING WOOD, SUCKERS AND WATER SPROUTS. SIGNIFICANT PRUNING SHOULD BE DONE IN LATE WINTER OR SPRING. NEVER REMOVE MORE THAN ONE-QUARTER OF A LIVE TREE CROWN IN A SINGLE YEAR. DO NOT PRUNE WHEN THE FLUSH OF NEW SPRING LEAVES ARE FORMING. DO NOT PRUNE BRANCHES WITH A FLUSH CUT, BUT INSTEAD CUT TO THE OUTSIDE OF THE BRANCH COLLAR. ALL PRUNING CUTS SHALL BE CLEAN AND FREE OF ANY PAINTS OR SEALERS. SPRING FLOWERING SHRUBS SHALL BE PRUNED IMMEDIATELY AFTER SPRING BLOOMING. SUMMER FLOWERING SHRUBS SHALL BE PRUNED IN LATE WINTER. AVOID EXCESSIVE "SHEARING" OF SHRUBS, WHICH PROMOTES UNHEALTHY GROWTH CONDITIONS. PRUNE SHRUBS IN THE SPRING AND SUMMER BY ALTERNATING HEADING BACK AND SHEARING TECHNIQUES. MINIMIZE FALL PRUNING AS THIS ENCOURAGES NEW GROWTH, WHICH IS SUSCEPTIBLE TO COLD DAMAGE. HEDGES SHALL BE TRIMMED SO THAT THE BOTTOM IS WIDER THAN THE TOP. SHRUBS SHALL BE PRUNED NO LESS THAN, BUT NOT LIMITED TO THE REQUIRED HEIGHT OF THE PARTICULAR SITUATION FOR IT IS BEING UTILIZED, I.E. PERIMETER SHRUB AT MINIMUM 30", SIGHT TRIANGLE HEIGHT OF NO HIGHER THAN 3.5 OR 4.25 FEET, OR ANY OTHER VISUAL HEIGHT REQUIREMENTS. MAINTAIN THE SIZE AND PROPORTION OF PLANTS TO ONE ANOTHER AND TO THE LANDSCAPE AS A WHOLE.
2. FERTILIZER: FERTILIZER REQUIREMENTS SHALL BE BASED ON SPECIFIC SITE SOIL ANALYSIS. FERTILIZER MAY BE APPLIED IN THE SPRING AND FALL (USE LOW NITROGEN IN THE FALL). IN THE SPRING BROADCAST 15-5-15 FERTILIZER OVER THE AREA OF ROOT GROWTH AT A RATE OF SIX (6) POUNDS PER 1,000 SQUARE FEET. IN THE FALL BROADCAST 15-5-15, 5-5-20, 5-0-15 OR 5-0-20 FERTILIZER OVER THE AREA OF ROOT GROWTH AT A RATE OF TEN (10) POUNDS PER 1,000 SQUARE FEET. USE A GRANULAR, NON-BURNING PRODUCT WITH MICRONUTRIENTS AND HALF OF THE NITROGEN IS TO BE IN A SLOW RELEASE FORM. FOR AZALEAS, CAMELLIAS, GARDENIAS, AND DOGWOODS, USE A SPECIFIC, ACID-RICH FORMULA. FOR PALMS USE SPECIAL PALM FERTILIZERS WHICH CONTAIN EQUIVALENT RATES OF NITROGEN AND POTASSIUM, MICRONUTRIENTS AND ADDITIONAL MAGNESIUM. FERTILIZER SHALL BE APPLIED PER MANUFACTURERS' INSTRUCTIONS. NUTRIENT ABSORPTION WILL BE AFFECTED BY SOIL PH. SPECIFIC EVALUATION OF THIS NUTRIENT / PH RELATIONSHIP MAY BE NECESSARY IF PLANT PERFORMANCE IS LOW.
3. PEST CONTROL: PEST CONTROL SHOULD ONLY BE APPLIED AS NECESSARY. AN INTEGRATED PEST MANAGEMENT SYSTEM FOR ESTABLISHING A HEALTHY ENVIRONMENT FOR PROPER GROWTH CONDITIONS IS THE PREFERRED METHOD FOR PEST CONTROL. NON-TOXIC HORTICULTURAL OIL RECOMMENDED. APPLY A BROAD-SPECTRUM FOLIAR HERBICIDE TO MULCHED AREAS AS NEEDED BY SPOT SPRAYING. APPLY PRE EMERGENT FOLIAR HERBICIDE SPRAY TO LAWNS IN LATE WINTER AND POST EMERGENT FOLIAR HERBICIDE SPRAY TO LAWNS IN EARLY SPRING.
4. MOWING: MOW TURF TO A CONSISTENT HEIGHT OF 2-3" FOR CENTIPEDE AND 3-4" FOR ST. AUGUSTINE AT A MINIMUM OF TWO-WEEK INTERVALS DURING GROWING SEASON. USE MULCHING MOWER TO RECYCLE NUTRIENTS. DE-THATCHING AND AERATION MAY BE PERFORMED EVERY 2-3 YEARS OR AS NEEDED.
5. WATERING: THE MINIMUM WATERING SCHEDULE FOR NEWLY PLANTED MATERIAL SHALL BE A MINIMUM OF 1" PER WEEK. WATER SHOULD BE APPLIED IN THE EARLY MORNING HOURS. WATER REGULARLY FOR TWO YEARS OR UNTIL ESTABLISHED. DEEP, INFREQUENT SOAKINGS WHICH ALLOW THE SOIL MOISTURE TO DRAIN, IS THE WATERING METHOD PREFERRED FOR ESTABLISHED PLANTS. THIS TYPE OF SOAKING WILL ENCOURAGE A DEEP ROOT SYSTEM, WHICH WILL ENABLE THE PLANT TO WITHSTAND PERIODS OF DROUGHT.

BUFFER ZONE STANDARDS
PLANT MATERIAL / 100'
(40' WIDTH)



TYPE "D" LANDSCAPE BUFFER DETAIL

NOT TO SCALE



LEGEND

- CANOPY TREE
- UNDERSTORY
- UNDERSTORY UNDER OVERHEAD UTILITIES
- CYPRESS
- SHRUBS
- LANDSCAPE ISLANDS
- 40' TYPE "D" LANDSCAPE BUFFER AND PLANTED URBAN FOREST AREA
- PROPOSED VUA BUFFER

FIRE DEPARTMENT NOTES:

1. DEPTH OF FIRE MAIN PIPING TO TOP OF PIPE: 36" MINIMUM UNDER DRIVING SURFACES
2. 30" MINIMUM UNDER NON-DRIVING SURFACES
3. FIRE MAIN PIPING SHALL NOT BE COVERED UNTIL INSPECTED BY THE TALLAHASSEE FIRE DEPARTMENT.
4. FIRE HYDRANTS SHALL BE A MINIMUM OF 24" ABOVE GRADE MEASURED TO THE STEAMER NOZZLE.
5. STEAMER NOZZLE TO FACE ROADWAY OR NEAREST POINT OF FIRE DEPARTMENT APPARATUS ACCESSIBILITY WHEN PLACED IN SERVICE.
6. HYDRANT FLOW TEST IS REQUIRED TO BE WITNESSED BY THE TALLAHASSEE FIRE DEPARTMENT. CLEARANCE OF 3" SHALL BE MAINTAINED TO THE FRONT, SIDES, AND REAR OF ALL FIRE APPLIANCES, I.E. HYDRANTS, BACKFLOW PREVENTORS, POST INDICATOR VALVES, FIRE DEPARTMENT CONNECTIONS.
7. A CLEAR SPACE OF NOT LESS THAN 5' SHALL BE PROVIDED IN FRONT OF EACH HYDRANT CONNECTION HAVING A DIAMETER GREATER THAN 2 1/2".
8. ALL FIRE SERVICE PIPING SHALL MET NFPA 13R CODE.

NOTES:

ALL PROPOSED LANDSCAPE PLANTINGS SHALL BE A MINIMUM OF 10' FROM ANY EXISTING ELECTRICAL SERVICE, PEDESTAL, TRANSFORMER, LIGHT POLE, ETC.

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REVISIONS		DATE	BY

NORTHSIDE SHOPPES PHASE 2

LANDSCAPE PLAN

FLORIDA

LEON COUNTY

SEAN K. MARSTON, P.E.
LICENSE NUMBER 55987

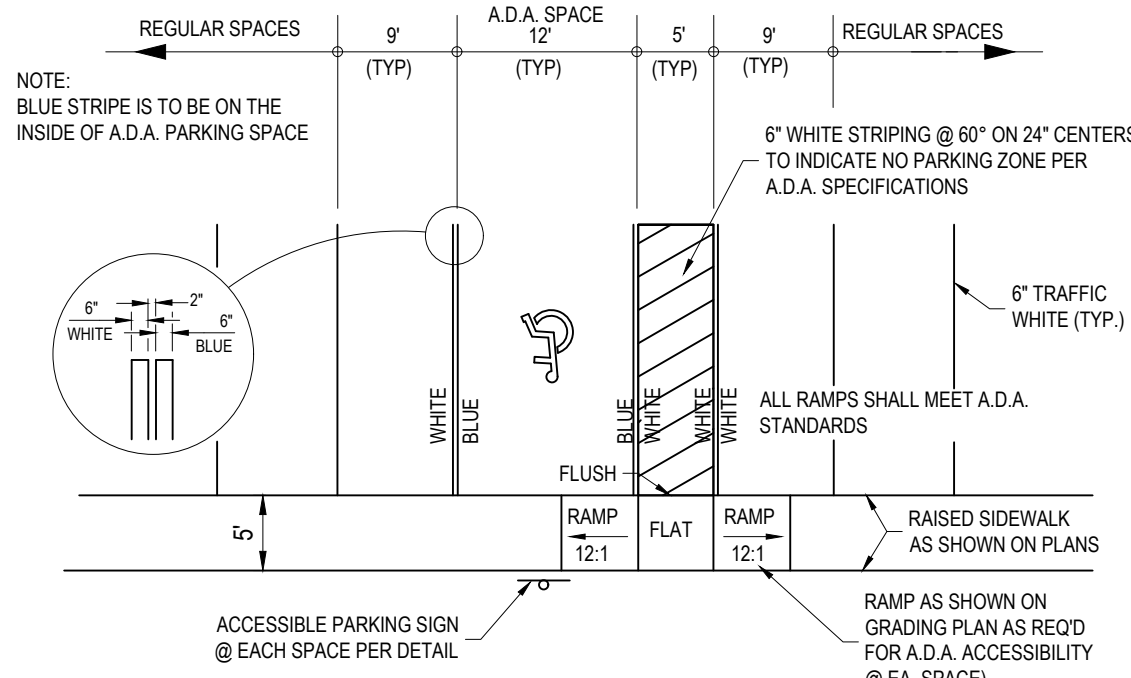
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CHECKED BY: S.K.M.

DATE: 07/15/2026

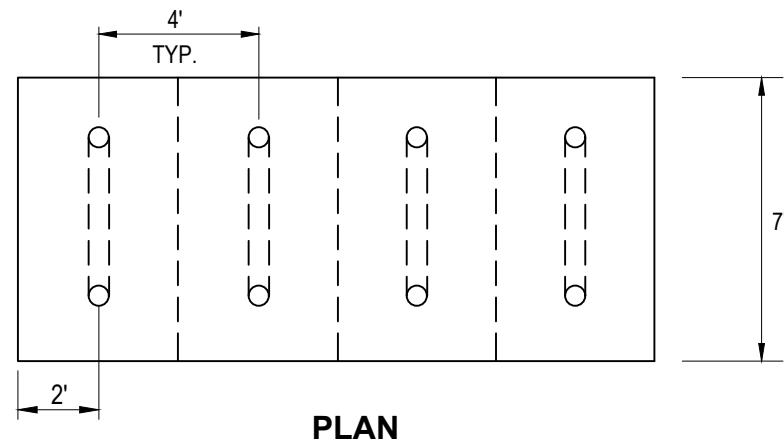
SHEET C-105

PROJECT No. 25024.01

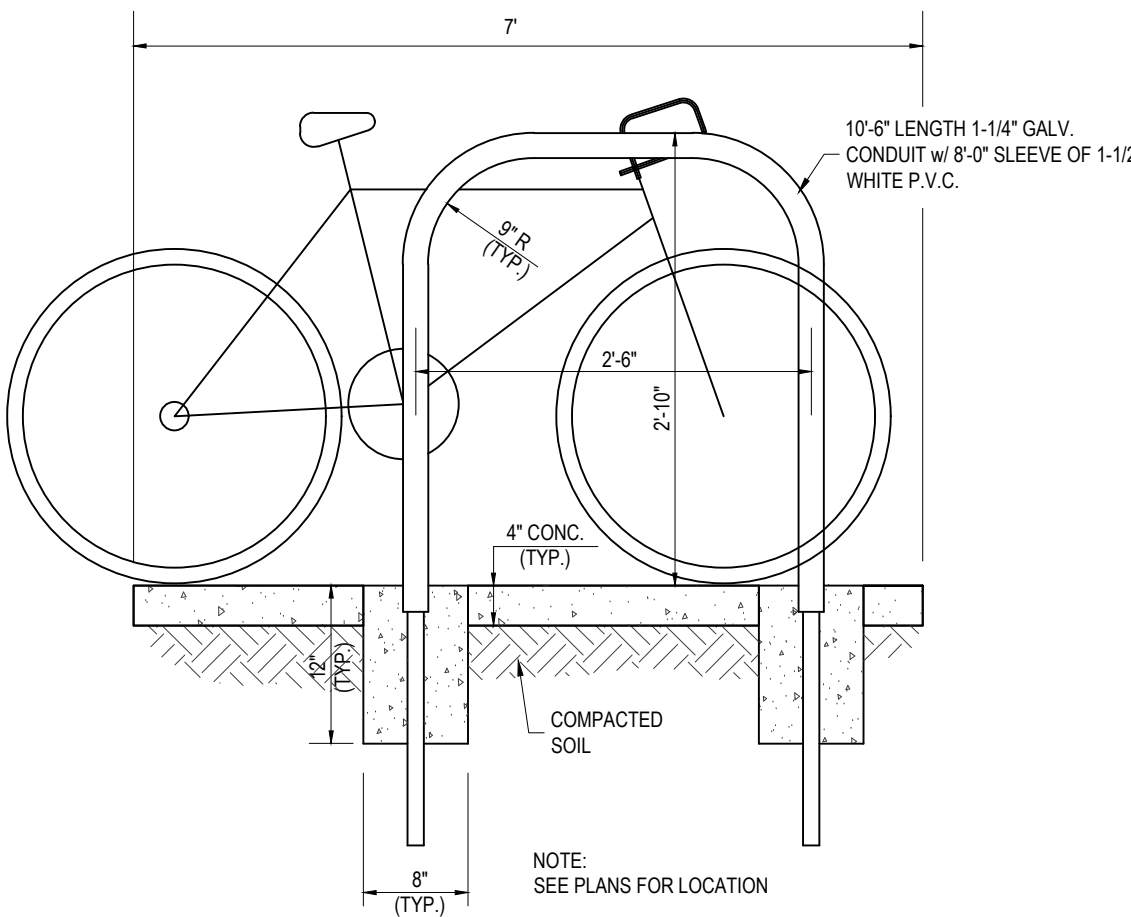


ACCESSIBLE PARKING

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PLAN



INVERTED "U" BIKE RACK

NTS

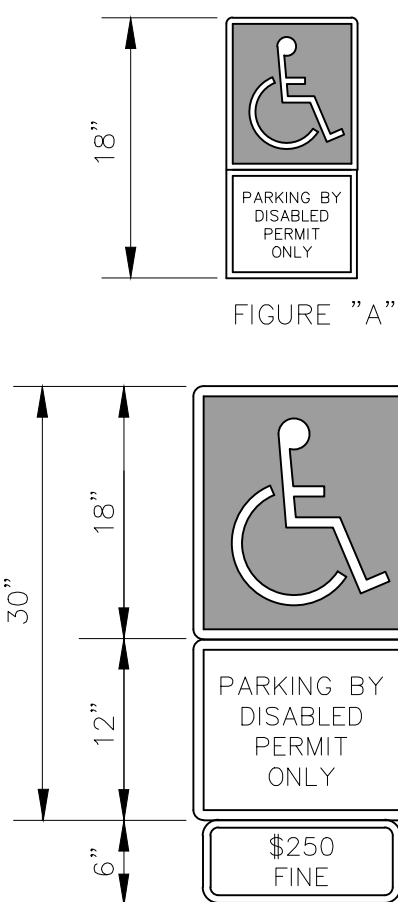
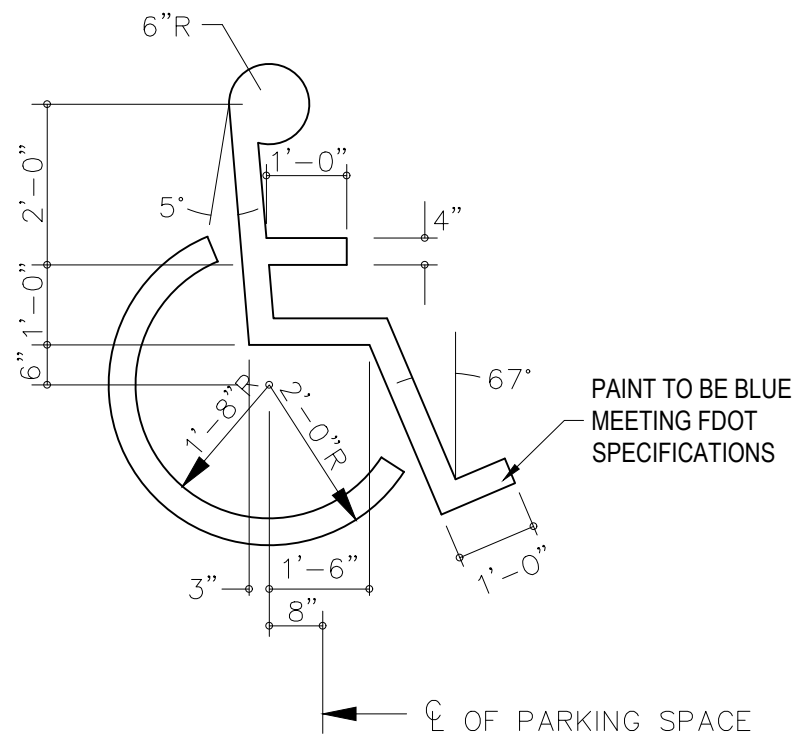


FIGURE "A"

- TOP PORTION OF FIGURE "A" AND "B" SHALL HAVE A REFLECTIVE BLUE BACKGROUND WITH WHITE REFLECTIVE SYMBOL AND BORDER.
- BOTTOM PORTION OF FIGURE "A" AND "B" SHALL HAVE A REFLECTIVE WHITE BACKGROUND WITH BLACK OPAQUE LEGEND AND BORDER.
- FIGURE "A" AND "B" MAY BE FABRICATED ON ONE PANEL OR TWO.
- FIGURE "A" MAY BE SUBSTITUTED FOR FIGURE "B" IN AREAS WHERE SPACE IS LIMITED.
- SIGNS ARE TO BE MOUNTED AT STANDARD HEIGHT (7 FT. FROM PAVEMENT TO BOTTOM OF SIGN.)

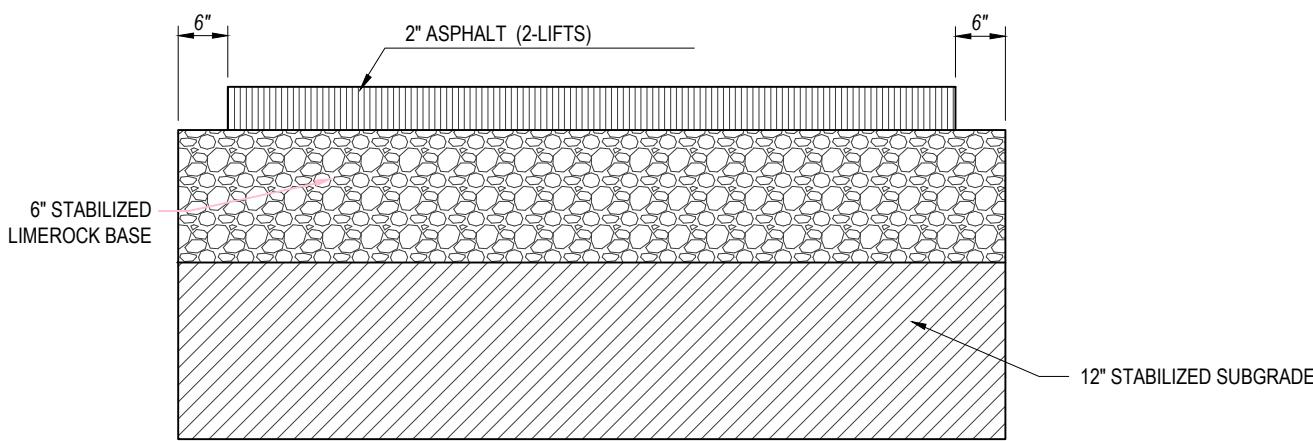
ADA PARKING SIGNAGE

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ADA SYMBOL DETAIL

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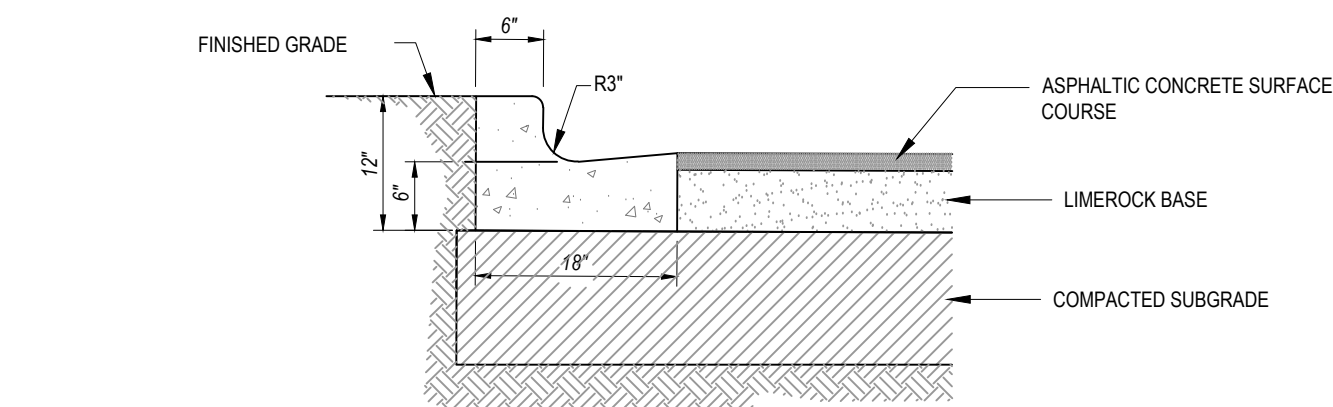


COMPONENT	THICKNESS	MATERIAL	% OF COMPACTION	MINIMUM REQUIREMENTS
STABILIZED SUBGRADE	12"	CONTROLLED FILL	98% (T180)	LBR = 40
BASE COURSE	6"	LIMEROCK	98% (T180)	LBR = 100
ASPHALT STRUCTURAL COURSE	1"	SP 9.5	FDOT SPEC - SEC. 334	1 LIFT
ASPHALT FRICTION COURSE	1"	SP 9.5	FDOT SPEC - SEC. 334	1 LIFT

1. THE TOP 24-INCHES OF SOIL BENEATH THE BASE COURSE (WHICH COMPRISE, IN DESCENDING ORDER, THE STABILIZED SUBGRADE AND SUBGRADE) SHALL BE AASHTO M145 TYPES A-1, A-3, OR A-2.4, PER FDOT STANDARD PLAN INDEX 120-002.
2. THE TOP 24-INCHES OF SOIL BENEATH THE BASE COURSE (WHICH COMPRISE THE SUBGRADE AND STABILIZED SUBGRADE) MUST BE COMPACTED TO ACHIEVE AT LEAST 98% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (AASHTO T-180) IN THE BOTTOM FOOT AND MINIMUM 98% OF THE MOOPED PROCTOR MAXIMUM DRY DENSITY IN THE TOP FOOT.
3. THE TOP 12-INCHES OF THE 24-INCHES BENEATH THE BASE COURSE (THE STABILIZED SUBGRADE) MUST EXHIBIT A MINIMUM LABORATORY LBR OF 40. LBR TESTING OF THE PROPOSED STABILIZED SUBGRADE SOILS MUST BE PERFORMED WELL IN ADVANCE OF PAVEMENT SECTION CONSTRUCTION. IF NECESSARY TO ACHIEVE LBR=40, PERFORM STABILIZATION IN ACCORDANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION, SECTION 180, TYPE B. THIS REQUIRES MIXING THE IN-PLACE MATERIAL, IF SUITABLE, OR WITH STABILIZATION MATERIALS, AS REQUIRED, OR REPLACING THE EXISTING SOILS WITH ACCEPTABLE MATERIALS.
4. LIMEROCK BASE MEETING THE REQUIREMENTS OF FDOT "STANDARD SPECIFICATIONS", SECTIONS 200 AND 911, PLACED IN ACCORDANCE WITH SECTION 200 OF THE STANDARD SPECIFICATIONS, COMPACTED TO AT LEAST 98% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (AASHTO T-180), WITH A MINIMUM LBR VALUE OF 100.

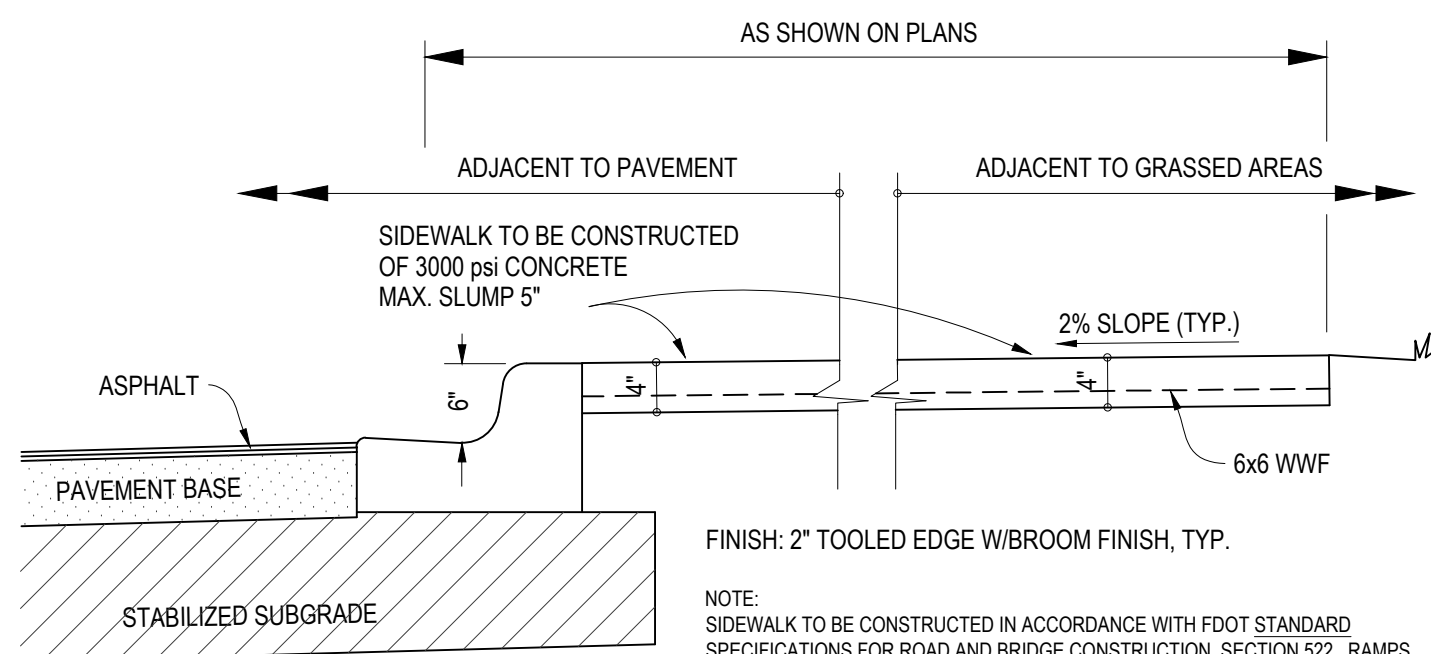
SECTION - STANDARD DUTY PAVING

NTS



FDOT MODIFIED TYPE "F" CURB & GUTTER

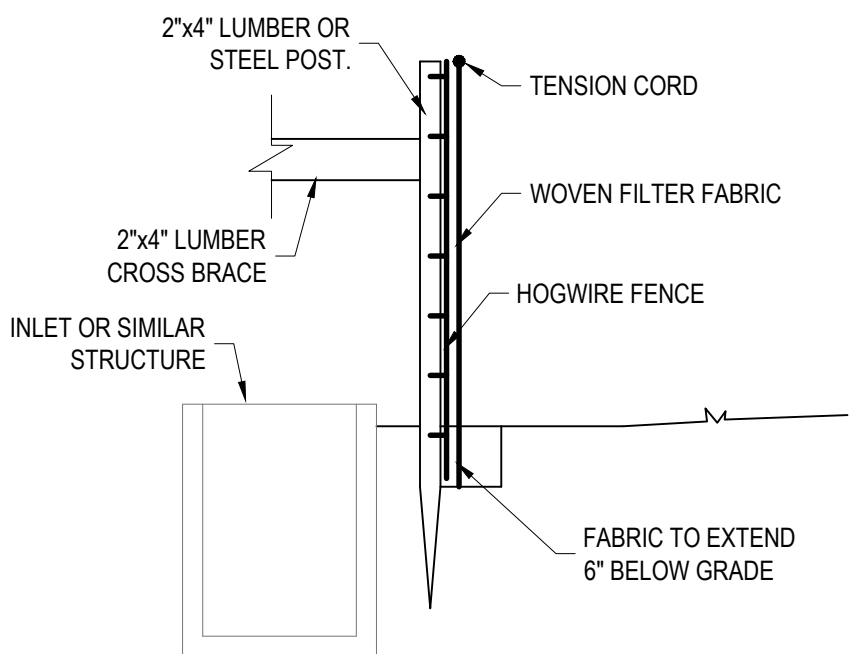
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STANDARD SIDEWALK CONSTRUCTION DETAIL

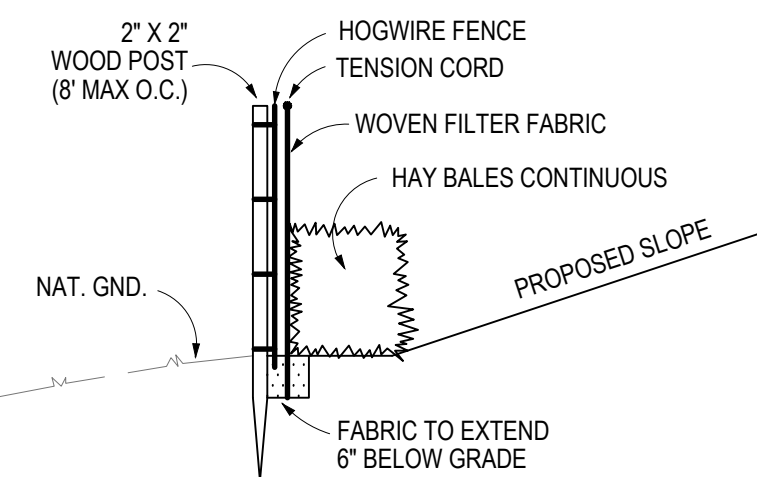
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- DIG A 6" X 6" TRENCH AT DESIRED FENCE LOCATION.
- UNROLL SILT FENCE ALONG TRENCH. (SILT-LOK, ENVIROFENCE, OR ENGINEER-APPROVED EQUAL)
- DRIVE STAKE INTO THE DOWNHILL SIDE OF TRENCH W/FILTER FABRIC FACING UPHILL SIDE.
- STAPLE HOGWIRE TO POSTS, EXTENDING FROM TOP OF POSTS TO BOTTOM OF TRENCH.
- LAY THE BOTTOM 6" OF FABRIC INTO THE TRENCH AND FILL W/SOIL FOR PROPER TOE-IN.
- DRAW TENSION CORD AT TOP OF FENCE.



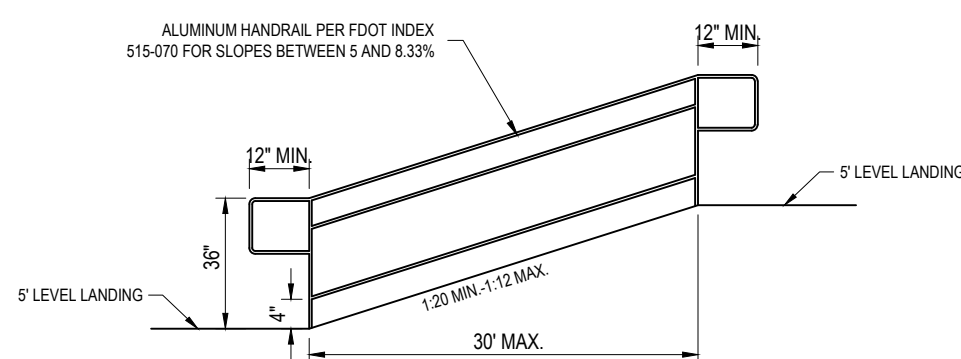
SECTION

- DIG A 6" X 6" TRENCH AT DESIRED FENCE LOCATION.
- UNROLL SILT FENCE ALONG TRENCH (SILT-LOK, ENVIROFENCE, OR ENGINEER-APPROVED EQUAL)
- DRIVE STAKE INTO THE DOWNHILL SIDE OF TRENCH W/FILTER FABRIC FACING UPHILL SIDE.
- STAPLE HOGWIRE TO POSTS, EXTENDING FROM TOP OF POSTS TO BOTTOM OF TRENCH.
- LAY THE BOTTOM 6" OF FABRIC INTO THE TRENCH AND FILL W/SOIL FOR PROPER TOE-IN.
- DRAW TENSION CORD AT TOP OF FENCE.



STANDARD SILT FENCE SEDIMENTATION & EROSION CONTROL

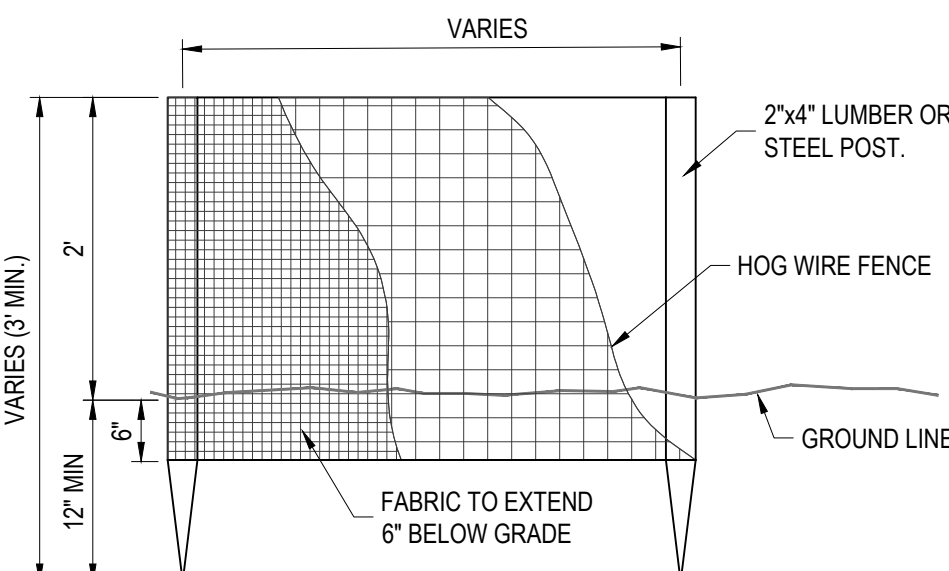
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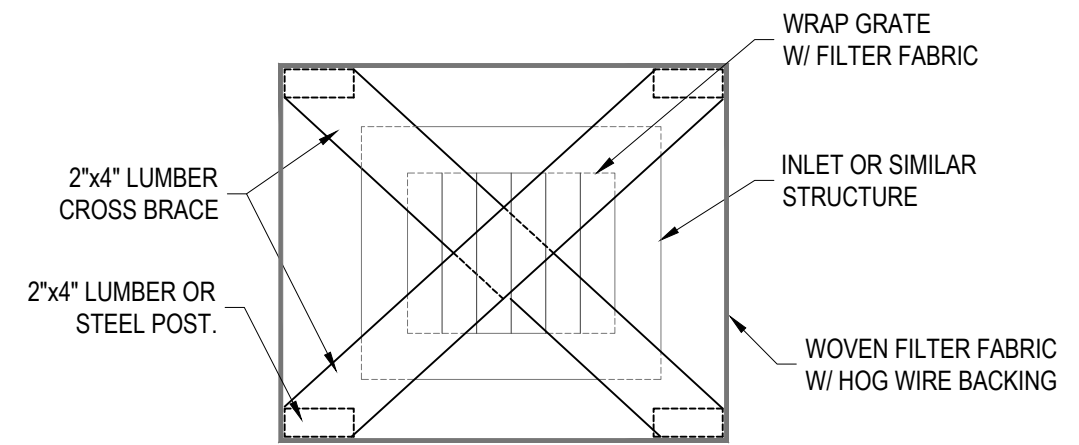
ADA RAMP HANDRAIL DETAIL

NOT TO SCALE

NOTE:
STAKES OF OTHER MATERIAL OR SHAPE PROVIDING EQUIVALENT STRENGTH MAY BE USED IF APPROVED BY THE ENGINEER. STAKES OTHER THAN WOOD SHALL BE REMOVED UPON COMPLETION OF THE PROJECT. SEE FDOT INDEX NO. 102 FOR ADDITIONAL INFORMATION.



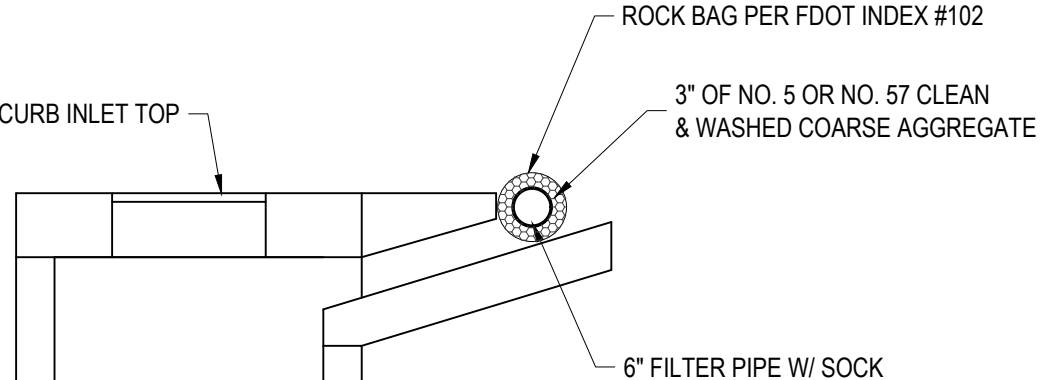
ELEVATION VIEW



PLAN

DITCH BOTTOM INLET PROTECTION

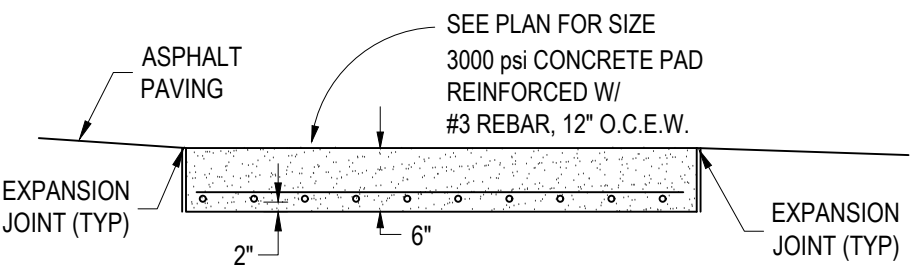
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- NOTE:
1. SEE "INLET PROTECTION -A" DETAIL PRIOR TO CONSTRUCTION OF INLET TOP.
 2. SEE FDOT INDEX NO. 201 FOR INFORMATION REGARDING INSTALLATION OF TEMPORARY DRAINS FOR SUBGRADE AND BASE.

CURB INLET PROTECTION

NTS



NOTE:
ALL DUMPSTER PADS SHALL BE PROVIDED W/ OPAQUE SCREEN FENCE & GATE 6' IN HEIGHT

DUMPSTER PAD DETAIL

NTS