



To : Kori Benton, Senior Planner

FROM : *John R. Andrews* John R. Andrews, P.E., City Engineer

RE : Dollar Tree Final Plat – 4008 Okeechobee Road
TRC Project No. 17-07000003

DATE : December 4, 2017

This is to advise you that we have completed the review of the following documents as received by this office on November 30, 2017:

- Final Plat P/D Drawings
- Test Reports & Related Documents Certificate of Completion
- Record Drawings Permits from applicable Local, State & Federal Agencies
- Clearances from all applicable Local, State and Federal Agencies

Based on our reviews and appropriate site final inspection, we

- Recommend Do Not Recommend
- Approval of Final Plat Building Permit C/O

Developer, Owner, Engineer, Contractor and other members of the Development Team must be aware, the above recommendation is based only on the construction requirements of the engineering plans and other engineering documentation approved by this department. The Development Team shall be responsible for the compliance with other City department requirements and all approved documents, as well as Local, State and Federal regulations. The development requirements for this project may necessitate additional construction requirements that are not subject to this department's review for approval.

- See attached for engineering comments

ENGINEERING COMMENTS:

1. Under the City Commission Certificate revise "PRELIMINARY" to read "FINAL".
2. Please address the comments generated from Northstar Geomatics as identified on the attached comments letter.

JRA/TST/tst



NORTHSTAR GEOMATICS

SURVEYING/MAPPING • GIS • ASSET INVENTORY

December 1, 2017

Tracy Telle, Assistant City Engineer
City of Fort Pierce Engineering
100 North US 1
Ft. Pierce, FL 34954

RE: Dollar Tree at Okeechobee & Hartman -- Review #1 NS Project 17-062

Dear Ms. Telle:

As you requested, I have reviewed the above referenced plat for conformance with Florida Statutes Chapter 177, Part 1 and City of Fort Pierce Subdivision requirements as provided to me by the City. My review of this plat does not include verifying accuracy of legal descriptions, plat geometry, surveyor's opinion of plat boundary or mathematical calculations or acreages.

My comments are as follows:

1. PRM's must be placed and verified by reviewing surveyor prior to recordation. Platting surveyor or designee must be present at inspection. Please notify reviewing surveyor for PRM inspection.
2. A written response to this review by platting surveyor is required with next submittal.
3. Certificate of Dedication and Description title should read Certificate of Ownership and Dedication.
4. Check typo in legal description "ARCR", should be ARC. Disregard if this legal was provided to the surveyor with the typo.
5. In Dedication note 1, revise to reflect singular Tract "A", not tracts, and following "as shown hereon, "IS" instead of "ARE."
6. On Dedication note 3, Utility easements as shown hereon, is the existing utility easement per 3335/587 also dedicated to FPUA, or is the plat making a new dedication to FPUA?
7. Check typo on adjointer to the East ORB and Page reference. Does not match legal description ORB page reference.
8. Distance ties along plat boundary to the 10' drainage easement on both sides of Lot 1 are required.
9. Add a dimension leader arrow from North line of 30' ingress easement to match up with distance 75.23.

Sincerely,

Gregory S. Fleming
Florida Surveyor and Mapper No. 4350