



THE SUNRISE CITY
FORT PIERCE
 ENGINEERING
 DEPARTMENT

Florida



To : Brandon Creagan, Planner
FROM : John R. Andrews, P.E., City Engineer
RE : Camping World Final Plat – Jenkins Road
TRC No. 17-09000002
DATE : February 28, 2019

JA

RECEIVED

FEB 28 2019

CITY OF FORT PIERCE
 PLANNING & ZONING

This is to advise you that we have completed the review of the following documents as received by this office on February 27, 2019:

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

Based on our reviews and appropriate site final inspection, we

- Recommend approval
- Do not recommend approval
- 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 advisory comment

ENGINEERING ADVISORY COMMENTS:

1. The applicant shall submit two (2) sets of executed mylars for appropriate signatures.

JRA/TST/tst

TST



NORTHSTAR GEOMATICS

SURVEYING/MAPPING • GIS • ASSET INVENTORY

February 28, 2019

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

RE: **CAMPING WORLD PLAT – Final Review**

NS Project 18-063

Dear Ms. Telle:

My previous plat review comments have been successfully addressed by the applicant's surveyor. The field PRM inspection was successfully completed on 0227/19. I have no further comments at this time.

Sincerely,

Gregory S. Fleming
For: NorthStar Geomatics Inc.
Florida Surveyor and Mapper No. 4350



THE SUNRISE CITY
FORT PIERCE
 ENGINEERING
 DEPARTMENT

Florida



TO : Brandon Creagan, Planner
FROM : John R. Andrews, P.E., City Engineer
RE : Camping World Final Plat – Jenkins Road
TRC No. 17-09000002

RECEIVED

FEB 13 2019

CITY OF FORT PIERCE
 PLANNING & ZONING

DATE : February 13, 2019

This is to advise you that we have completed the review of the following documents as received by this office on January 24, 2019:

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

Based on our reviews and appropriate site final inspection, we

- Recommend approval
- Do not recommend approval

- 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. A Permanent Reference Monument inspection must be completed prior to the City's final approval. The applicant shall coordinate a field inspection with Greg Fleming of Northstar Geomatics once all PRM's are set.
2. Address the attached comments generated by Northstar Geomatics.

JRA/TST/tst



NORTHSTAR GEOMATICS

SURVEYING/MAPPING • GIS • ASSET INVENTORY

February 12, 2019

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

RE: **CAMPING WORLD PLAT -- Review #2**

NS Project 18-063

Dear Ms. Telle:

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.

1. The owner of the plat per the title certificate is not the same entity that is signing the dedication.
2. Specific language for Cable TV must be included in the utility easement dedication.
3. PRM's must be placed and verified by reviewing surveyor prior to approval by City Commission. Platting surveyor or designee must be present at inspection. Please notify reviewing surveyor to schedule PRM inspection.

Sincerely,

Gregory S. Fleming
For: NorthStar Geomatics Inc.
Florida Surveyor and Mapper No. 4350



THE SUNRISE CITY
FORT PIERCE
ENGINEERING
DEPARTMENT

Florida

To : Brandon Creagan, Planner

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

RE : Camping World Final Plat – Jenkins Road
TRC No. 17-09000002

DATE : December 20, 2018

This is to advise you that we have completed the review of the following documents as received by this office on December 7, 2018:

- | | |
|---|--|
| <input checked="" type="checkbox"/> Final Plat | <input type="checkbox"/> P/D Drawings |
| <input type="checkbox"/> Test Reports & Related Documents | <input type="checkbox"/> Certificate of Completion |
| <input type="checkbox"/> Record Drawings | <input type="checkbox"/> Permits from applicable Local, State & Federal Agencies |
| <input type="checkbox"/> Clearances from all applicable Local, State and Federal Agencies | |

Based on our reviews and appropriate site final inspection, we

- Recommend approval Do not recommend approval

- 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. The survey shall be updated to include the total acreage of the property surveyed.
2. The following information and/or revisions shall be addressed on the plat:

Sheet 1 of 3:

- a. Revise the legal description to describe the overall parcel as the current legal is based on descriptions from the existing parcel boundaries known as Parcel 1, Parcel 2, Parcel 3, Parcel 4, and Parcel 7. These parcels are not identified on the submitted plat.
- b. Line Item Number 1, under the Dedication, shall be revised to read Tract R as opposed to the noted "Road Right-of-Way".
- c. Revise all year notations from 2018 to 2019.
- d. Under the City Commission Certificate eliminate "This plat has been reviewed for conformity to Chapter 177.011-177.051 Florida Statutes by a Professional Surveyor and Mapper employed by or under contract with the City of Fort Pierce".

Sheet 2 of 3:

- a. Revise the Water Management Tract from being identified as Tract 1 to being recognized as "W.M.T." to coincide with the dedication notation of this parcel as noted on Sheet 1 of 3.
 - b. Sheet 1 of 3, Line item 4 under the Dedications, references a Lift Station Easement yet I was unable to locate this easement on the plat; please update the plat accordingly.
3. Address any comments from the City's reviewing surveyor, NorthStar Geomatics, which are scheduled to be received on December 21, 2018.

JRA/TST/tst



December 21, 2018

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

RE: **CAMPING WORLD PLAT -- Review #1**

NS Project 18-063

Dear Ms. Telle:

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.

1. PRM's must be placed and verified by reviewing surveyor prior to approval by City Commission. Platting surveyor or designee must be present at inspection. Please notify reviewing surveyor to schedule PRM inspection.
2. A written response to each item in this review is required with plat re-submittal.
3. Company Name and LB# required in Surveyor Signature information.
4. FS Chap 177 requires black permanent ink. Site Map is shown in color?
5. Blank lines in Title Certification and Mortgagee's Joinder need to be completed.
6. Utility easement dedication must reference Cable TV language per FS. 177.
7. Remove seal for plat reviewer.
8. An additional PRM is required on the south line of plat. Max dist is 1400 ft.
9. Identify lift station easement on the map sheets.
10. FS Chap 177.091(14) requires legal description of plat that is metes/bounds to show all information called for, such as POC, course bearings, distances and POB to be shown on the plat.
11. City of Fort Pierce comments per memo from John Andrews PE to Bandon Creagan, Planner, dated December 20, 2018, have not been repeated in this review. Applicant should address Engineering Dpt comments separately to Mr. Andrews and CC Gregory Fleming PSM.

Sincerely,

Gregory S. Fleming
For: NorthStar Geomatics Inc.
Florida Surveyor and Mapper No. 4350

1701 South 37th Street (34947)
PO Box 3191, Fort Pierce, FL 34948



Phone: 772.466.1600
Fax: 772.468.2414

Water/Wastewater Engineering
"Committed to Quality"

Technical Review Committee meeting

December 20, 2018

TECHNICAL REVIEW PROJECT # 18-09000001

Subdivision – Camping World/Gander Outdoors – 2212 & 2213 S. Jenkins Road

Comments

FPUA W/WW Engineering: Water and wastewater services are available to facilitate this development. Water/Wastewater Engineering Department has received Utility plans for this project. We are currently working with the Developer's Engineer on creating Water and Wastewater Supply Agreement for this project.

FPUA Electric & Gas Engineering: No comment



PUBLIC WORKS
ENGINEERING DIVISION
DEVELOPMENT REVIEW
COMMITTEE

December 20, 2018

Project: CAMPING WORLD
Subject: Plat
To: Brandon Creagan
From: Grant Chambers
SLC-Engineering Division

1. On item number 2 under dedications, please include language stating that the County shall have the right to drain into and through the proposed water management tract.
2. Add a 15 FT wide drainage easement from Jenkins Road Right-of-Way to the water management tract.
3. The County recommends adding 25 FT corner clips where Tract R meets Tract 4 to help protect site distance when Jenkins Road is expanded.
4. The County recommends adding ingress/egress easements for potential future access to Graham Road.



PUBLIC WORKS
ENGINEERING DIVISION
DEVELOPMENT REVIEW
COMMITTEE

December 10th, 2018

Project: Camping World-Gander Outdoors 2212-2215 South
Jenkins Rd.
Subject: SURVEY REVIEW
To: Brandon Creagan
From: Rod Reed, PLS
SLC-Engineering Division

All comments are based on the Standards of Practice per 5J-17.050 thru 5J-17.052

SURVEY:

No Comments for this Project. The City has a consultant that reviews all final plats

Rod Reed, County Surveyor

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