



DEVELOPMENT REVIEW

Property address or Location 2900 Jenkins Rd, Fort Pierce FL 34981
 Parcel ID #(s) 2419-333-0001-000-2
 Project description Charter School Facility for Grades K-12

St. Peter Evangelical Luthern
Property Owner(s)
2900 Jenkins Rd
Street Address
Fort Pierce FL 34981
City State Zip
772-708-6823
Phone Number
ncetr10@aol.com
Email Address

Southcrest Management
Applicant/Representative, Title, Company
8600 Commodity Cir #145
Street Address
Orlando FL Orlando
City State Zip
321-217-9269
Phone Number
michael@southcrest.us
Email Address

Property Owner(s) Acknowledgements: - This application will not be considered complete without the signature of all property owners of record, which shall serve as an acknowledgement of the submission of this application. The property owner's signature below shall also authorize the Applicant (if other than the property owner) and/or Representative to act in his/her behalf for the purposes of seeking approval for the application described herein. The undersigned consents to inspection and photographing of the subject property by the Planning staff for purposes of consideration of this Application and/or presentation to the Planning Board and City Commission.

Theodor R Rice

Property Owner(s) Signature(s)

STATE OF FLORIDA -- Orange COUNTY

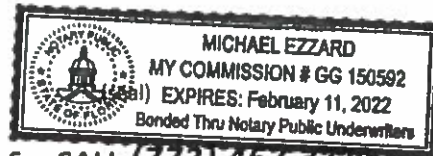
The foregoing instrument was acknowledged before me this 18 day of Sept, 2019, by

Theodor Rice

who is personally known to me or has produced

as identification.

Signature of Notary



INTAKE MEETINGS ARE REQUIRED FOR ALL SUBMITTALS. CALL (772) 467-3729

TO BE COMPLETED BY STAFF

| Zoning | Future Land Use | Total Acres | Historic District | Historic Designation | |
|--------|-----------------|-------------|-------------------|----------------------|------------|
| | | | | Contributing | Individual |
| | | | | Non-Contributing | None |

Pre-Application Meeting Date _____ Fees _____ Control # _____ B. Permit # _____

Intake Planner _____

Planner Assigned _____

Approved By _____ Date _____

Comments _____

Intake Date Stamp

DEVELOPMENT REVIEW

General Information

- Incomplete application packets cannot be accepted.
- Site Plan approval is valid for one (1) year following City Commission approval. In order to maintain site plan approval, vertical improvements, permitted by the Building Department must commence prior to the 12-month expiration date, and building permits must be maintained until site plan is completed, per plans, or approval shall lapse.

Choose Application Type:

| Application Type | |
|--|---|
| <input type="checkbox"/> Site Plan | <input type="checkbox"/> Conditional Use with New Const. <input type="checkbox"/> Major Amendment |
| <input type="checkbox"/> Conceptual Development Plan | <input type="checkbox"/> Minor Amendment |

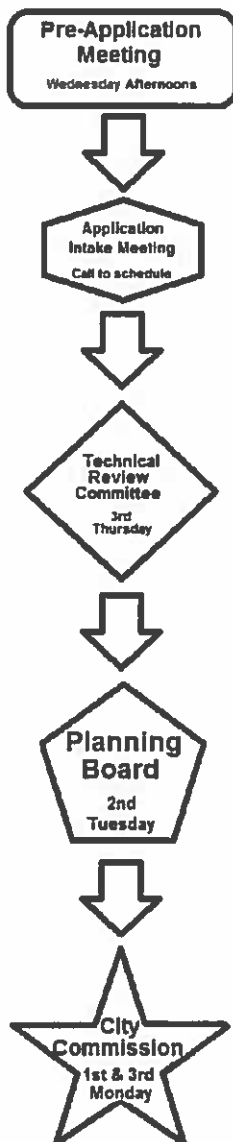
Site Information:

Non-Residential: Proposed Sq. Ft.: _____ Residential: Proposed Units: _____

Surrounding Uses: (i.e. single family home, retail, industrial, etc.)

| North | South | East | West |
|-------|-------|------|------|
| | | | |

Application Outlook



Site Plan submittal requirements:

Submit one (1) original & thirteen (13) hard copies and one (1) CD of the following. Additional copies will be required of subsequent submittals.

- Complete notarized application
- Warranty Deed
- SLC Property Record Card
- Statements of ownership & control of proposed development. Statement describing in detail: character & intended use.
- General location map (see Section 22-58.d.2)
- Survey (see Section 22-58.d.3)
- Site Plan (see Section 22-58.d.4)
- Landscaping Plan (see Section 22-187)
- Storm Drainage Plan (see Section 22-58.d.6)
- Environmental Impact Report
- Beach/Dune System protection plan, if applicable (see Section 22-58.d.7)
- Lighting Plan (see Section 22-58.d.8)
- Design Review submittals (see Design Review application)
- Traffic Impact Report
- Concurrency Review submittals (see Concurrency Review application)



Design Review

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 Parcel ID #(s) 2419-333-0001-000-2
 Project Description Charter School Facility for Grades K-12

St. Peter Evangelical Lutheran
Property Owner(s)
2900 Jenkins Rd
Street Address
Fort Pierce FL 34981
City State Zip
772-708-6823
Phone Number
ricetr10@aol.com
Email Address

Southcrest Management
Applicant/Representative, Title, Company
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Theodore R Rice

Property Owner(s) Signature(s)

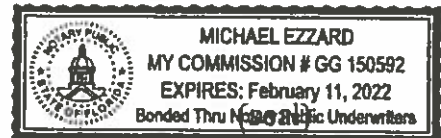
STATE OF FLORIDA -- Orange COUNTY

The foregoing instrument was acknowledged before me this 18 day of Sept, 2019, by

Theodore Rice who is personally known to me or has produced

_____ as identification.

[Signature]
 Signature of Notary



TO BE COMPLETED BY STAFF

| Zoning | Future Land Use | Total Acres | Historic Districts | Historic Designation |
|--------|-----------------|-------------|--------------------|----------------------|
| | | | | |

Pre-Application Meeting Date _____ Fees _____ Control # _____ B. Permit _____
 Intake Planner _____
 Planner Assigned _____
 Approved _____ Date _____
 Comments _____

Intake Date Stamp



CAPACITY ANALYSIS

I. Site Data:

| | Existing Use | Future Land Use | Zoning |
|--------------|---|----------------------------|--|
| North | General Commercial/ Vacant Land | General Commercial | General Commercial / Medium Density |
| South | General Commercial/ Vacant Land | General Commercial | Planned Development |
| East | Medium Density Residential Vacant Land | Medium Density Residential | Medium Density |
| West | General Commercial/ Vacant Land | General Commercial | General Commercial |

| | Future Land Use | Zoning Classification | Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage | Total Acreage | Flood Zone |
|-------------------|----------------------------|-----------------------|---|---------------|------------|
| Current | Medium Density Residential | SF Intermediate | 5 Units / AC | 18.68 AC | N/A |
| **Proposed | Medium Density Residential | SF Intermediate | 30,906 SF | 6.62 AC | N/A |

II. Public Facilities Information:

| A. Potable Water: | |
|--------------------------|--|
| Average Use | Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.125 gallons per day per square foot x 30,906 SF = 3,863 GPD |
| Demand Analysis | Maximum 3,863 GPD x 4 peak factor = 15,452 GPD Peak |
| Current Zoning/FLU | Total gallons per day 3,863 GPD |
| **Proposed Zoning/FLU | Total gallons per day 3,863 GPD |
| **Change in Demand | Total gallons per day 0.00 GPD |

| | |
|-----------------------|--|
| B. Wastewater: | |
| Average Use | Residential: 100 gallons per day per person (du x 2.6= persons x 100 gpd = demand) Other: 0.1 gallons per day per square foot x 30,906 SF = 3,091 GPD |
| Demand Analysis | Maximum $3,091 \text{ GPD} \times 4 \text{ Peak Factor} = 12,364 \text{ GPD Peak}$ |
| Current Zoning/FLU | Total gallons per day $3,091 \text{ GPD}$ |
| **Proposed Zoning/FLU | Total gallons per day $3,091 \text{ GPD}$ |
| **Change in Demand | Total gallons per day 0.00 GPD |

| C. Parks and Recreation (Residential Classifications Only): (Du x 2.6 = persons + 44,227 = population /LOS) | | | | |
|---|-----------------------------|---------------------------------|---------------------------------|------------------|
| Park Type | LOS | Existing Population Park Demand | Proposed Population Park Demand | Change in Demand |
| Regional | 20 acres per 1,000 people | | | |
| Urban District | 5 acres per 1,000 people | | | |
| Community | 2.5 acres per 1,000 people | | | |
| Neighborhood | 1.36 acres per 1,000 people | | | |

| | | |
|---|------------|-------------|
| D. Public Schools (Residential Classifications Only): Single Family: (du x 0.405 = students/70% K-8/30% High) Multi-family: (du x 0.207 = students/70% K-8/30% High) | | |
| | K-8 | High |
| School Name | | |
| City | | |
| Distance | | |
| Current Zoning/FLU Enrollment Demand | | |
| **Proposed Zoning/FLU Enrollment Demand | | |
| **Change in Demand | | |

| | |
|---|---------|
| E. Solid Waste: Residential (2 yard serves 15 units, 4 yard serves 30 units, 6 yard serves 45 units, 8 yard serves 60 units) | |
| Demand Analysis | Maximum |
| Current Zoning/FLU | |
| **Proposed Zoning/FLU | |
| *Change in Demand | |

F. Stormwater:
Potential increase in volume discharged due to increased impervious coverage, reduced groundwater seepage or loss of surface water storage impacting Adopted LOS of 25-year 3-day storm Pre vs. Post Runoff (Storm sewers to convey 5 year- 1 day storm event; Canals to convey 3 year – 1 day storm event)

| | |
|---------------|--|
| Impact | In the existing condition the site discharges to the on-site wetland located in the north section of the site. The 25-year 3-day storm Pre vs. Post discharge is 28.71 cfs vs. 20.02 cfs, respectively. In the proposed condition, Pond 1 will discharge to Canal #39 which is owned by the NSLRWCD, and is located south of the project. The maximum discharge volume required by NSLRWCD has been met. The Storm Sewer system has been designed with the 10-year frequency and the tailwater for the storm sewer system is equal to 14.62 ft and is based on the peak stage in Pond 1 from the 5 year 1 day storm event. |
|---------------|--|

III. Transportation Analysis: Complete ITE Trip Generation Form (Attached)

| | | |
|---|-------------|------------------------------|
| G. Transportation Analysis: Complete ITE Trip Generation Data Form | | |
| Most recent ITE Code for use; HCM Roadway Capacity | | |
| | AADT | AM/PM Peak Hour Trips |
| Demand Analysis | Maximum | Maximum |
| Current Zoning/FLU | | |
| **Proposed Zoning/FLU | | |
| *Change in Demand | Trips | Trips |
| Impact to Capacity | | |

IV. Project Description

| | | |
|---|----------------|--------------|
| PHASING | | |
| Is this project (phase) part of a larger project? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No | | |
| If yes, enumerate each phase, the number of units or square footage in each phase and beginning/completion date. | | |
| Total Project: Residential Units: | Single Family: | Multifamily: |
| Non-residential (square footage): | | |
| Mixed-use (describe use): | | |
| (If this is a single phase project, name it Phase I – Total) | | |

| RESIDENTIAL DATA | | | | | |
|-------------------------|-------|-----------------|-------|-------------------------|--------------------------|
| Type | Phase | Number of Units | Acres | Expected beginning date | Expected completion date |
| Single-family, detached | | | | | |
| Single-family, attached | | | | | |
| Multi-family | | | | | |
| Other (specify) | | | | | |

| NON-RESIDENTIAL DATA | | | | | |
|----------------------|-------|----------------|---------|--------------------------|--------------------------|
| Type(s) specify | Phase | Square footage | Acres | Expecting beginning date | Expected completion date |
| Charter School | | 30,906 SF | 6.62 AC | 4/2020 | 8/2020 |
| | | | | | |
| | | | | | |
| | | | | | |

A. Indicate whether the proposed project will be eliminating any existing recreational facilities. If yes, detail the number and type being eliminated. Yes No

- B. 1. Does this application involve demolition or re-use of any structure(s)? Yes No
If yes, what is the size of the structure(s) to be demolished or re-used? _____
2. What is the current use of the structure to be demolished or re-used? _____
3. Are you claiming trip credits for the demolition or re-use of a structure(s) at the site? Yes No
If yes, provide estimates of credits for each previous use at the site. (Attach sheet with calculations)

C. Exemptions Requested:

** Complete section if requesting a change in zoning, future land use, or expanding

MAP OF ALTA/NSPS LAND TITLE SURVEY FORT PIERCE CHARTER SCHOOL 2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427 NOT VALID WITHOUT SHEET 2 OF 2

LEGAL DESCRIPTION:
(PROVIDED BY FIRST AMERICAN TITLE INSURANCE COMPANY)

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF ST. LUCIE, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:

THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LESS AND EXCEPTING THEREFROM RIGHTS-OF-WAY FOR PUBLIC ROADS AND DRAINAGE.

ALSO LESS AND EXCEPT A STRIP OF LAND, 33.00 FEET IN WIDTH, LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. SAID STRIP BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

THE WEST 33.00 FEET OF THE FOLLOWING DESCRIBED PARCEL, AS RECORDED IN OFFICIAL RECORD BOOK 1107, PAGE 2681, PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA

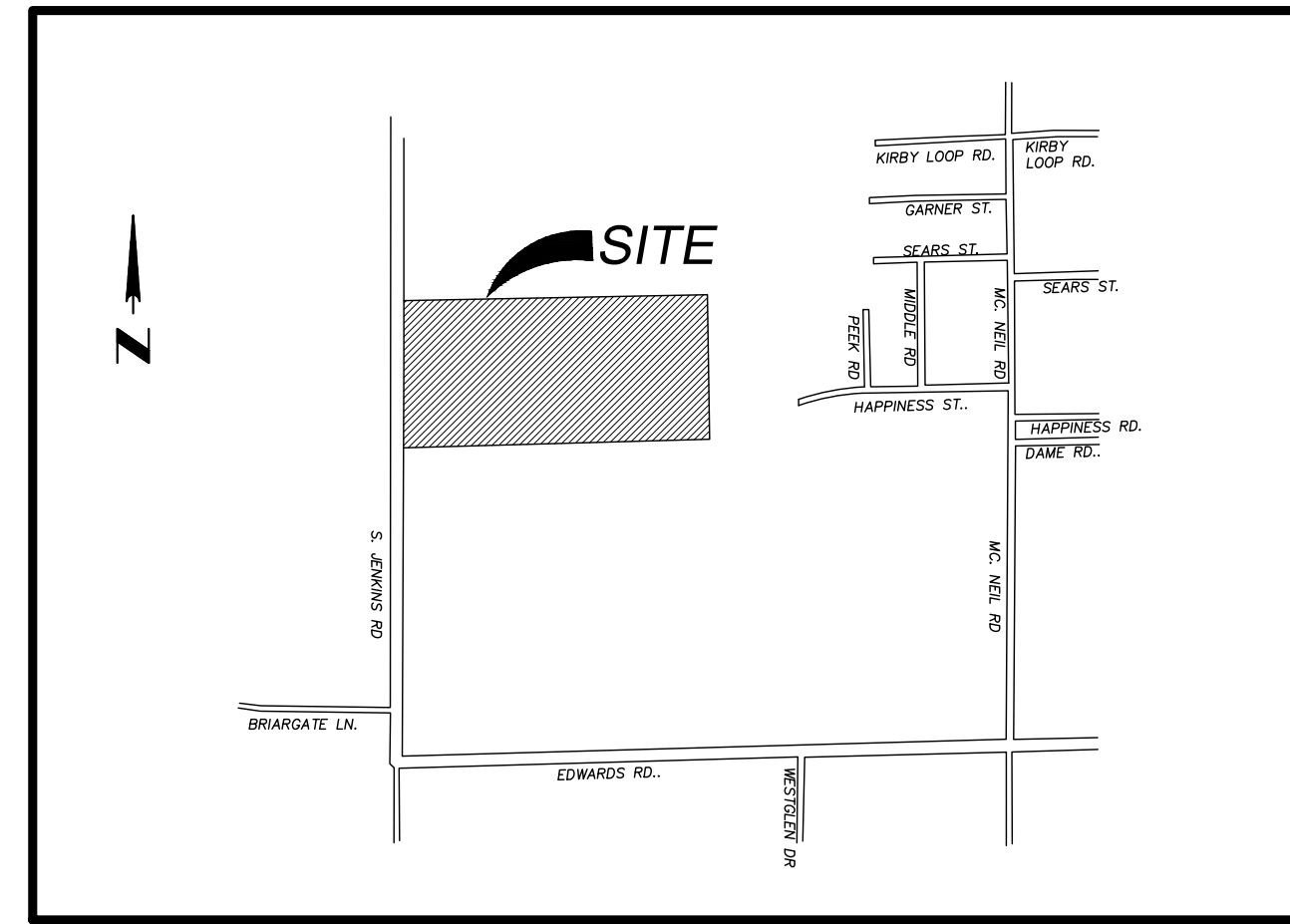
LEGAL DESCRIPTION:
(PROVIDED BY SURVEYOR FROM A FIELD SURVEY)

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST; THENCE, NORTH 00°00'02" WEST A DISTANCE OF 40.01 FEET, ALONG THE EAST LINE OF SAID SECTION 19; THENCE, NORTH 87°50'48" EAST A DISTANCE OF 73.01 FEET, TO THE APPARENT EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (RIGHT-OF-WAY WIDTH VARIES) AND THE POINT OF BEGINNING; THENCE, FROM SAID POINT OF BEGINNING, NORTH 00°00'02" EAST A DISTANCE OF 620.26 FEET, ALONG THE APPARENT EAST RIGHT OF WAY LINE OF SOUTH JENKINS ROAD; THENCE, NORTH 87°50'48" EAST A DISTANCE OF 1276.85 FEET, ALONG THE NORTH BOUNDARY OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19; THENCE, SOUTH 00°35'42" EAST A DISTANCE OF 620.05 FEET, ALONG THE EAST LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19; THENCE, SOUTH 87°50'48" WEST A DISTANCE OF 1283.30 FEET TO THE POINT OF BEGINNING.

CONTAINING ±18.21 ACRES

SCHEDULE B-II EXCEPTIONS:

1. DEFECTS, LIENS, ENCUMBRANCES, ADVERSE CLAIMS OR OTHER MATTERS, IF ANY CREATED, FIRST APPEARING IN THE PUBLIC RECORDS OR ATTACHING SUBSEQUENT TO THE EFFECTIVE DATE BUT PRIOR TO THE DATE THE PROPOSED INSURED ACQUIRES FOR VALUE OF RECORD THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT. **(NOT A SURVEY MATTER)**
2. ANY RIGHTS, INTERESTS, OR CLAIMS OF PARTIES IN POSSESSION OF LAND NOT SHOWN BY THE PUBLIC RECORDS. **(NOT A SURVEY MATTER)**
3. ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION OR ADVERSE CIRCUMSTANCES AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND. **(NONE FOUND)**
4. ANY LIEN, FOR SERVICES, LABOR, OR MATERIALS IN CONNECTION WITH IMPROVEMENTS, REPAIRS OR RENOVATIONS PROVIDED BEFORE, ON, OR AFTER DATE OF POLICY, NOT SHOWN BY THE PUBLIC RECORDS. **(NOT A SURVEY MATTER)**
5. ANY DISPUTE AS TO THE BOUNDARIES CAUSED BY A CHANGE IN THE LOCATION OF ANY WATER BODY WITHIN OR ADJACENT TO THE LAND PRIOR TO DATE OF POLICY, AND ANY ADVERSE CLAIM TO ALL OR PART OF THE LAND THAT IS, AT DATE OF POLICY, OR WAS PREVIOUSLY UNDER WATER. **(NOT A SURVEY MATTER)**
6. TAXES OR SPECIAL ASSESSMENTS NOT SHOWN AS LIENS IN THE PUBLIC RECORDS OR IN THE RECORDS OF THE LOCAL TAX COLLECTING AUTHORITY, AT DATE OF POLICY. **(NOT A SURVEY MATTER)**
7. ANY MINERALS OR MINERAL RIGHTS LEASED, GRANTED OR RETAINED BY CURRENT OR PRIOR OWNERS. **(NOT A SURVEY MATTER)**
8. TAXES AND ASSESSMENTS FOR YEAR 2019 AND SUBSEQUENT YEARS, WHICH ARE NOT YET DUE AND PAYABLE. **(NOT A SURVEY MATTER)**
9. RESOLUTION NO. 88-185 RECORDED IN BOOK 593, PAGE 1675. **(NOT A SURVEY MATTER)**
10. ORDINANCE NO. 88-64 RECORDED IN BOOK 593, PAGE 1796. **(NOT A SURVEY MATTER)**
11. RESOLUTION NO. 97-099 RECORDED IN BOOK 1101, PAGE 279. **(NOT A SURVEY MATTER)**
12. ORDINANCE NO. J-393 RECORDED IN BOOK 1130, PAGE 66. **(NOT A SURVEY MATTER)**
13. RESOLUTION NO. 98-014 RECORDED IN BOOK 1160, PAGE 49. **(NOT A SURVEY MATTER)**
14. RESOLUTION NO. 99-188 RECORDED IN BOOK 1255, PAGE 945. **(NOT A SURVEY MATTER)**
15. AGREEMENT BY AND BETWEEN ST. PETER EVANGELICAL LUTHERAN CHURCH, INC., AND FORT PIERCE UTILITIES AUTHORITY RECORDED IN BOOK 1314, PAGE 324. **(NOT A SURVEY MATTER)**
16. ORDINANCE NO. K-84 RECORDED IN BOOK 1405, PAGE 1325. **(AFFECTS THIS PARCEL - SHOWN ON MAP OF SURVEY)**
17. EASEMENT BY AND BETWEEN ST. PETER EVANGELICAL LUTHERAN CHURCH, INC., AND CORNERSTONE FORT PIERCE DEVELOPMENT, LLC, RECORDED IN BOOK 3173, PAGE 1074. **(AFFECTS THIS PARCEL - SHOW ON MAP SURVEY)**



VICINITY MAP
NOT TO SCALE

TABLE A:

1. MONUMENTS PLACED (OR A REFERENCE MONUMENT OR WITNESS TO THE CORNER) AT ALL MAJOR CORNERS OF THE BOUNDARY OF THE PROPERTY, UNLESS ALREADY MARKED OR REFERENCED BY EXISTING MONUMENTS OR WITNESSES IN CLOSE PROXIMITY TO THE CORNER. **(ON MAP OF SURVEY)**
2. ADDRESS(ES) OF THE SURVEYED PROPERTY IF DISCLOSED IN DOCUMENTS PROVIDED TO OR OBTAINED BY THE SURVEYOR, OR OBSERVED WHILE CONDUCTING THE FIELDWORK. **(ON MAP OF SURVEY)**
3. FLOOD ZONE CLASSIFICATION (WITH PROPER ANNOTATION BASED ON FEDERAL FLOOD INSURANCE RATE MAPS OR THE STATE OR LOCAL EQUIVALENT) DEPICTED BY SCALED MAP LOCATION AND GRAPHIC PLOTTING ONLY. **(SEE NOTE 13 IN SURVEYORS NOTES)**
4. GROSS LAND AREA (AND OTHER AREAS IF SPECIFIED BY THE CLIENT). **(ON MAP OF SURVEY)**
6. (A) IF SET FORTH IN A ZONING REPORT OR LETTER PROVIDED TO THE SURVEYOR BY THE CLIENT, LIST THE CURRENT ZONING CLASSIFICATION, SETBACK REQUIREMENTS, THE HEIGHT AND FLOOR SPACE AREA RESTRICTIONS, AND PARKING REQUIREMENTS. IDENTIFY THE DATE AND SOURCE OF THE REPORT OR LETTER. **(NONE PROVIDED)**
(B) IF THE ZONING SETBACK REQUIREMENTS ARE SET FORTH IN A ZONING REPORT OR LETTER PROVIDED TO THE SURVEYOR BY THE CLIENT, AND IF THOSE REQUIREMENTS DO NOT REQUIRE AN INTERPRETATION BY THE SURVEYOR, GRAPHICALLY DEPICT THE BUILDING SETBACK REQUIREMENTS. IDENTIFY THE DATE AND SOURCE OF THE REPORT OR LETTER. **(NONE PROVIDED)**
7. (A) EXTERIOR DIMENSIONS OF ALL BUILDINGS AT GROUND LEVEL. **(ON MAP OF SURVEY)**
(B) SQUARE FOOTAGE OF:
(1) EXTERIOR FOOTPRINT OF ALL BUILDINGS AT GROUND LEVEL. **(ON MAP OF SURVEY)**
8. SUBSTANTIAL FEATURES OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK (IN ADDITION TO THE IMPROVEMENTS AND FEATURES REQUIRED PURSUANT TO SECTION 5 ABOVE) (E.G., PARKING LOTS, BILLBOARDS, SIGNS, SWIMMING POOLS, LANDSCAPED AREAS, SUBSTANTIAL AREAS OF REFUSE). **(ON MAP OF SURVEY)**
9. NUMBER AND TYPE (E.G., DISABLED, MOTORCYCLE, REGULAR AND OTHER MARKED SPECIALIZED TYPES) OF CLEARLY IDENTIFIABLE PARKING SPACES ON SURFACE PARKING AREAS, LOTS AND IN PARKING STRUCTURES. STRIPING OF CLEARLY IDENTIFIABLE PARKING SPACES ON SURFACE PARKING AREAS AND LOTS. **(ON MAP OF SURVEY)**
10. (A) AS DESIGNATED BY THE CLIENT, A DETERMINATION OF THE RELATIONSHIP AND LOCATION OF CERTAIN DIVISION OR PARTY WALLS WITH RESPECT TO ADJOINING PROPERTIES (CLIENT TO OBTAIN NECESSARY PERMISSIONS). **(NONE FOUND)**
(B) AS DESIGNATED BY THE CLIENT, A DETERMINATION OF WHETHER CERTAIN WALLS ARE PLUMB (CLIENT TO OBTAIN NECESSARY PERMISSIONS). (NOT ABLE TO ACCOMPLISH THIS TASK). **(NONE FOUND)**
11. LOCATION OF UTILITIES EXISTING ON OR SERVING THE SURVEYED PROPERTY AS DETERMINED BY: OBSERVED EVIDENCE COLLECTED PURSUANT TO SECTION 5.E.IV. EVIDENCE FROM PLANS REQUESTED BY THE SURVEYOR AND OBTAINED FROM UTILITY COMPANIES, OR PROVIDED BY CLIENT (WITH REFERENCE AS TO THE SOURCES OF INFORMATION), AND MARKINGS REQUESTED BY THE SURVEYOR PURSUANT TO AN 811 UTILITY LOCATE OR SIMILAR REQUEST REPRESENTATIVE EXAMPLES OF SUCH UTILITIES INCLUDE, BUT ARE NOT LIMITED TO: MANHOLES, CATCH BASINS, VALVE VAULTS AND OTHER SURFACE INDICATIONS OF SUBTERRANEAN USES; WIRES AND CABLES (INCLUDING THEIR FUNCTION, IF READILY IDENTIFIABLE) CROSSING THE SURVEYED PROPERTY, AND ALL POLES ON OR WITHIN TEN FEET OF THE SURVEYED PROPERTY. WITHOUT EXPRESSING A LEGAL OPINION AS TO THE OWNERSHIP OR NATURE OF THE POTENTIAL ENCROACHMENT, THE DIMENSIONS OF ALL ENCROACHING UTILITY POLE CROSSMEMBERS OR OVERHANGS; AND UTILITY COMPANY INSTALLATIONS ON THE SURVEYED PROPERTY. **(NONE FOUND)**

NOTE TO THE CLIENT, INSURER, AND LENDER - WITH REGARD TO TABLE A, ITEM 11, SOURCE INFORMATION FROM PLANS AND MARKINGS WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES PURSUANT TO SECTION 5.E.IV. TO DEVELOP A VIEW OF THE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY, AND RELIABLY DEPICTED. IN ADDITION, IN SOME JURISDICTIONS, 811 OR OTHER SIMILAR UTILITY LOCATE REQUESTS FROM SURVEYORS MAY BE IGNORED OR RESULT IN AN INCOMPLETE RESPONSE, IN WHICH CASE THE SURVEYOR SHALL NOTE ON THE PLAT OR MAP HOW THIS AFFECTED THE SURVEYOR'S ASSESSMENT OF THE LOCATION OF THE UTILITIES. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED THAT EXCAVATION AND/OR A PRIVATE UTILITY LOCATE REQUEST MAY BE NECESSARY.
13. NAMES OF ADJOINING OWNERS ACCORDING TO CURRENT TAX RECORDS. IF MORE THAN ONE OWNER, IDENTIFY THE FIRST OWNER'S NAME LISTED IN THE TAX RECORDS FOLLOWED BY "ET AL." **(ON MAP OF SURVEY)**
14. AS SPECIFIED BY THE CLIENT, DISTANCE TO THE NEAREST INTERSECTING STREET. **(NOT REQUESTED)**
16. EVIDENCE OF RECENT EARTH MOVING WORK, BUILDING CONSTRUCTION, OR BUILDING ADDITIONS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK. **(NONE FOUND)**
17. PROPOSED CHANGES IN STREET RIGHT OF WAY LINES, IF SUCH INFORMATION IS MADE AVAILABLE TO THE SURVEYOR BY THE CONTROLLING JURISDICTION. EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK. **(NOT APPLICABLE)**
18. IF THERE HAS BEEN A FIELD DELINEATION OF WETLANDS CONDUCTED BY A QUALIFIED SPECIALIST HIRED BY THE CLIENT, THE SURVEYOR SHALL LOCATE ANY DELINEATION MARKERS OBSERVED IN THE PROCESS OF CONDUCTING THE FIELDWORK AND SHOW THEM ON THE FACE OF THE PLAT OR MAP. IF NO MARKERS WERE OBSERVED, THE SURVEYOR SHALL SO STATE. **(ON MAP OF SURVEY)**
19. INCLUDE ANY PLOTTABLE OFFSITE (I.E., APPURTENANT) EASEMENTS OR SERVITUDE DISCLOSED IN DOCUMENTS PROVIDED TO OR OBTAINED BY THE SURVEYOR AS A PART OF THE SURVEY PURSUANT TO SECTIONS 5 AND 6 (AND APPLICABLE SELECTED TABLE A ITEMS) (CLIENT TO OBTAIN NECESSARY PERMISSIONS). **(ON MAP OF SURVEY)**

SURVEYOR'S NOTES:

1. THE LAND SHOWN ON THIS SURVEY IS THE SAME AS THE LAND IN THE PROVIDED TITLE REPORT.
2. DEED BEARINGS AND DISTANCES SHOWN HEREON ARE RELATIVE TO THE LEGAL DESCRIPTION PROVIDED BY PROPERTYINFO TITLE SEARCH SERVICES.
3. FIELD BEARINGS AND DISTANCES ARE BASED ON THE WEST LINE OF THE SURVEYED PARCEL (BEARING BASE: SOUTH 00°35'42"EAST).
4. THIS IS A BOUNDARY SURVEY, AS DEFINED IN CHAPTER 51-17.050(10)(A)-(K) OF THE FLORIDA ADMINISTRATIVE CODE (FAC). MORE SPECIFICALLY THE PURPOSE OF THIS SURVEY, WAS TO CONVEY AN ALTA/NSPS SURVEY AND ITS IMPROVEMENTS PLANIMETRICALLY. THE REQUIREMENTS FOR AN ALTA/NSPS SURVEY ARE DEFINED IN THE "MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS" (EFFECTIVE FEBRUARY 23, 2016).
5. THE ACCURACY STANDARD USED FOR THE HORIZONTAL CONTROL FOR THIS SURVEY, AS CLASSIFIED IN THE STANDARDS OF PRACTICE (51-17.051 FAC) IS "SUBURBAN". THE MINIMUM RELATIVE DISTANCE ACCURACY FOR THIS TYPE OF SURVEY IS 1 FOOT IN 7,500 FEET, THE ACCURACY OBTAINED EXCEEDS THIS REQUIREMENT
6. THE HORIZONTAL CONTROL NETWORK WAS COMPLETED UTILIZING A SPECTRA PRECISION EPOCH 80 GNSS RECEIVER. THE CONTROL FOR THIS SURVEY IS BASED ON REDUNDANT RTK (REAL TIME KINETIC) OBSERVATIONS BASED ON FPRN (FLORIDA PERMANENT REFERENCE NETWORK).
6.1. THE REDUNDANT RTK (REAL TIME KINETIC) OBSERVATIONS WERE PERFORMED TO ESTABLISH THE PRIMARY NETWORK CONTROL. THE OBSERVATIONS WERE PERFORMED ON JULY, 2019.
6.2. A FIELD TRAVERSE WAS USED TO ESTABLISH INTERMITTENT CONTROL BETWEEN THE GPS POINTS.
6.3. HORIZONTAL CONTROL IS BASED ON FLORIDA STATE PLANE COORDINATE EAST (901) NAD (NORTH AMERICAN DATUM) 1983/2011AD).
7. ALL DISTANCES WERE MEASURED WITH E.D.M. EQUIPMENT AND HAVE BEEN ADJUSTED FOR TEMPERATURE.
8. PROPERTY LINES SHOWN HEREON WERE COMPUTED FROM THE EXISTING PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA AND ARE BASED ON FOUND MONUMENTATION. MONUMENT SYMBOLS ARE NOT TO SCALE.
9. INSTRUMENTS OF RECORD REFLECTING EASEMENTS, ENCUMBRANCES, RIGHTS-OF-WAY, AND/OR OWNERSHIP WERE NOT FURNISHED TO THIS SURVEYOR, EXCEPT AS SHOWN. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP OR OTHER DEEDS OF RECORD. THE TITLE REPORT PROVIDED BY PROPERTYINFO TITLE SEARCH SERVICES WAS USED TO CONVEY THE AFOREMENTIONED ITEMS.
10. SURVEYOR'S LIABILITY FOR THE DOCUMENT SHALL BE LIMITED TO THE ORIGINAL PURCHASER AND DOES NOT EXTEND TO ANY UNNAMED PERSON OR ENTITIES WITHOUT AN EXPRESSED RE-CERTIFICATION BY WHOSE SIGNATURE APPEARS UPON THE SURVEY
11. NO UNDERGROUND UTILITIES, FOUNDATIONS OR IMPROVEMENTS, IF ANY, HAVE BEEN LOCATED EXCEPT AS SHOWN. NO S.U.E. (SUBSURFACE UTILITY EXPLORATION) OR G.P.R. (GROUND PENETRATING RADAR) WERE UTILIZED DURING THIS SURVEY.
12. ABOVE GROUND UTILITIES SHOWN WERE LOCATED BY FIELD OBSERVATIONS. UTILITIES SYMBOLS ARE NOT TO SCALE
13. THIS PROPERTY LIES WITHIN ZONE X OF THE CURRENT FEMA FLOOD RATE MAPS AND IS REFLECTED ON THE SURVEY. THE MAP IDENTIFICATION IS ST. LUCIE COUNTY UNINCORPORATED AREAS, FLORIDA, MAP NUMBER 12111C0167J WITH A REVISION DATE OF FEBRUARY 2, 2012.
14. PRIOR TO ANY CONSTRUCTION, EXCAVATION OR ANY DISTURBANCE OF THE EXISTING GROUND ELEVATION, THE OWNER AND / OR CONTRACTOR SHOULD ASSUME RESPONSIBILITY OF CONTACTING THE LOCAL UTILITY AUTHORITIES FOR EXACT LOCATION OF UNDERGROUND GAS LINES, TELEPHONE LINES, ELECTRIC CABLES, WATER LINES, ETC. TO AVOID ANY HAZARDOUS CONFLICT.
15. ALL TYPES, SIZES, LOCATIONS, GRADES, ETC., OF ALL FEATURES, SHOULD BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.
16. THIS SURVEY DOES NOT INCLUDE THE LOCATION OF ANY POSSIBLE WETLAND OR JURISDICTIONAL BOUNDARIES. EXCEPT AS SHOWN THE WETLANDS WERE MARKED BY OTHERS.
17. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
18. NO CEMETERIES, BURIAL GROUNDS, OR GRAVE SITES WERE OBSERVED ON THE PROPERTY.
19. NO ENCROACHMENTS WERE FOUND DURING THIS SURVEY.
20. THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT FILE NUMBER 1062-4404461. (DATED JUNE 28, 2019 @ 8:00 AM)

SURVEYOR'S CERTIFICATE:

PROPERTY ADDRESS: 2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427.

TO: TAFT MORLEY
AMERICAN CHARTER DEVELOPMENT & FINANCE.
THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, AND 20 OF TABLE A THEREOF. THIS MAP OF SURVEY SHOWN HEREON IS ALSO IN ACCORDANCE WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 51-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES. THE FIELD WORK WAS COMPLETED ON 11-12-19
DATE OF MAP 8-28-19

ANGEL M. BOSQUE-POLANCO, P.S.M. 6581
FLORIDA REGISTERED LAND SURVEYOR AND MAPPER.
NOT VALID WITHOUT THE SIGNATURE & THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

| | | | |
|------|--------|------|------------|
| DATE | 8/7/19 | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |
| BY | ANG | DATE | 11/19/2020 |

| | |
|--------------|---|
| NO. AS SHOWN | 1 |
| SECTION 19 | 2 |
| TOWNSHIP 35 | 3 |
| RANGE 40E | 4 |
| CHECKED | 5 |

MAP OF ALTA/NSPS LAND TITLE SURVEY
FORT PIERCE CHARTER SCHOOL

KPMFranklin
 ENGINEERS - SURVEYORS - PLANNERS
 EB No. 8336 LB No. 6605
 1012 Emmett Street, Suite "A", Kissimmee FL, 34744
 Telephone (407) 846-1216 Fax (407) 343-0324
 e-mail: survey@kpmfranklin.com

**LOT SPLIT SURVEY w/ IMPROVEMENTS
FORT PIERCE CHARTER SCHOOL
SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST
2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427
NOT VALID WITHOUT SHEET 2 OF 2**



| | |
|--------------|------|
| REVISION NO. | DATE |
| 8 | |
| 7 | |
| 6 | |
| 5 | |
| 4 | |
| 3 | |
| 2 | |
| 1 | |

| | |
|-----------|---------|
| SCALE: | 1:50 |
| SECTION: | 19 |
| TOWNSHIP: | 13S |
| RANGE: | 40E |
| DATE: | 8/16/19 |
| PREP: | KING |
| PAGE: | KING |

| | |
|---------------|---------|
| DATE PLOTTED: | 8/16/19 |
| STATUS: | |

LOT SPLIT SURVEY w/ IMPROVEMENTS
FORT PIERCE CHARTER SCHOOL
2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427

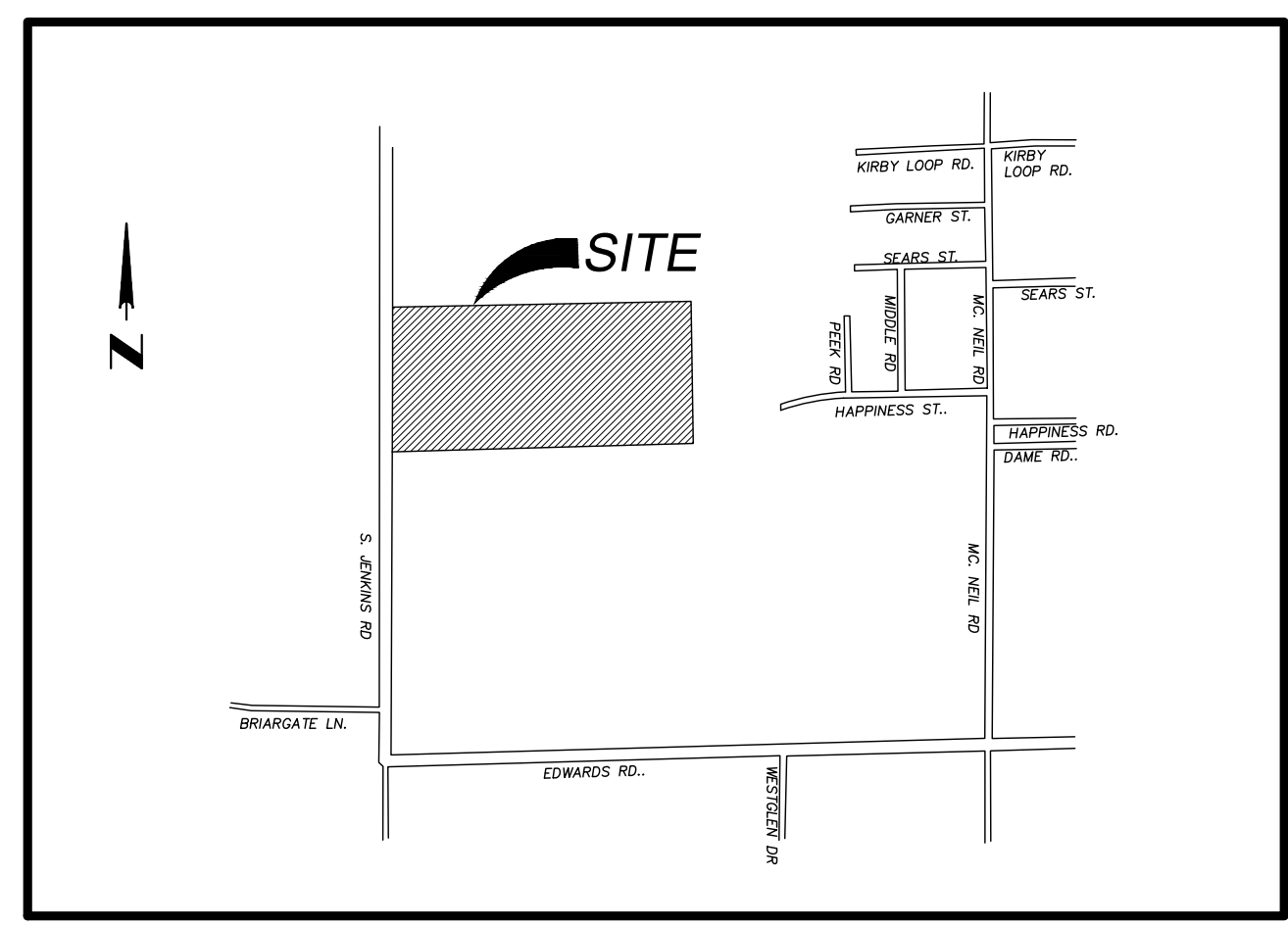
CAUTION
IF THIS SCALE BAR DOES NOT MEASURE 1" THE DOCUMENT IS NOT TO SCALE

| | |
|-----------|-------------|
| JOB NO. | 19-0170-001 |
| DESIGN: | N/A |
| DRAWN: | HMO |
| APPROVED: | JMP |
| SHEET NO. | 1 |

| | |
|---------------|---------|
| DATE PLOTTED: | 8/16/19 |
| STATUS: | |

SURVEYOR'S NOTES:

- THE LAND SHOWN ON THIS SURVEY IS THE SAME AS THE LAND IN THE PROVIDED TITLE REPORT.
- DEED BEARINGS AND DISTANCES SHOWN HEREON ARE RELATIVE TO THE LEGAL DESCRIPTION PROVIDED BY PROPERTY INFO TITLE SEARCH SERVICES.
- FIELD BEARINGS AND DISTANCES ARE BASED ON THE SOUTH LINE OF THE SURVEYED PARCEL (BEARING BASE: SOUTH 00°35'43"E).
- THIS IS A BOUNDARY SURVEY, AS DEFINED IN CHAPTER 5J-17.050(10)(A)-(K) OF THE FLORIDA ADMINISTRATIVE CODE (FAC). MORE SPECIFICALLY THE PURPOSE OF THIS SURVEY IS TO CONVEY A LOT SPLIT OR MINOR RE-PLAT OF THE SUBJECT PARCEL.
- THE ACCURACY STANDARD USED FOR THE HORIZONTAL CONTROL FOR THIS SURVEY, AS CLASSIFIED IN THE STANDARDS OF PRACTICE (5J-17.051 FAC) IS "SUBURBAN". THE MINIMUM RELATIVE DISTANCE ACCURACY FOR THIS TYPE OF SURVEY IS 1 FOOT IN 7,500 FEET, THE ACCURACY OBTAINED EXCEEDS THIS REQUIREMENT.
- THE HORIZONTAL CONTROL NETWORK WAS COMPLETED UTILIZING A SPECTRA PRECISION EPOCH 80 GNSS RECEIVER. THE CONTROL FOR THIS SURVEY IS BASED ON REDUNDANT RTK (REAL TIME KINETIC) OBSERVATIONS BASED ON FPRN (FLORIDA PERMANENT REFERENCE NETWORK).
- THE REDUNDANT RTK (REAL TIME KINETIC) OBSERVATIONS WERE PERFORMED TO ESTABLISH THE PRIMARY NETWORK CONTROL. THE OBSERVATIONS WERE PERFORMED ON JULY, 2019.
- A FIELD TRAVERSE WAS USED TO ESTABLISH INTERMITTENT CONTROL BETWEEN THE GPS POINTS.
- HORIZONTAL CONTROL IS BASED ON FLORIDA STATE PLANE COORDINATE EAST (903) NAD (NORTH AMERICAN DATUM) 1983/2011ADJ.
- ALL DISTANCES WERE MEASURED WITH E.D.M. EQUIPMENT AND HAVE BEEN ADJUSTED FOR TEMPERATURE.
- PROPERTY LINES SHOWN HEREON WERE COMPUTED FROM THE EXISTING PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA AND ARE BASED ON FOUND MONUMENTATION. MONUMENT SYMBOLS ARE NOT TO SCALE.
- INSTRUMENTS OF RECORD REFLECTING EASEMENTS, ENCUMBRANCES, RIGHTS-OF-WAY, AND/OR OWNERSHIP WERE NOT FURNISHED TO THIS SURVEYOR, EXCEPT AS SHOWN. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHTS-OF-WAY, EASEMENTS, OWNERSHIP OR OTHER DEEDS OF RECORD. THE TITLE REPORT PROVIDED BY PROPERTY INFO TITLE SEARCH SERVICES WAS USED TO CONVEY THE AFOREMENTIONED ITEMS.
- SURVEYOR'S LIABILITY FOR THE DOCUMENT SHALL BE LIMITED TO THE ORIGINAL PURCHASER AND DOES NOT EXTEND TO ANY UNNAMED PERSON OR ENTITIES WITHOUT AN EXPRESSED RE-CERTIFICATION BY WHOSE SIGNATURE APPEARS UPON THE SURVEY.
- NO UNDERGROUND UTILITIES, FOUNDATIONS OR IMPROVEMENTS, IF ANY, HAVE BEEN LOCATED EXCEPT AS SHOWN. NO S.U.E. (SUBSURFACE UTILITY EXPLORATION) OR G.P.R. (GROUND PENETRATING RADAR) WERE UTILIZED DURING THIS SURVEY.
- ABOVE GROUND UTILITIES SHOWN WERE LOCATED BY FIELD OBSERVATIONS. UTILITIES SYMBOLS ARE NOT TO SCALE.
- THIS PROPERTY LIES WITHIN ZONE X OF THE CURRENT FEMA FLOOD RATE MAPS AND IS REFLECTED ON THE SURVEY. THE MAP IDENTIFICATION IS ST. LUCIE COUNTY UNINCORPORATED AREAS, FLORIDA. MAP NUMBER 12111C0167J WITH A REVISION DATE OF FEBRUARY 2, 2012.
- PRIOR TO ANY CONSTRUCTION, EXCAVATION OR ANY DISTURBANCE OF THE EXISTING GROUND ELEVATION, THE OWNER AND / OR CONTRACTOR SHOULD ASSUME RESPONSIBILITY OF CONTACTING THE LOCAL UTILITY AUTHORITIES FOR EXACT LOCATION OF UNDERGROUND GAS LINES, TELEPHONE LINES, ELECTRIC CABLES, WATER LINES, ETC. TO AVOID ANY HAZARD OR CONFLICT.
- ALL TYPES, SIZES, LOCATIONS, GRADES, ETC. OF ALL FEATURES, SHOULD BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.
- ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
- THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT BY FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT FILE NUMBER 1062-4404461. (DATED JUNE 28, 2019 @ 8:00 AM)



VICINITY MAP
NOT TO SCALE

LEGAL DESCRIPTION:

(PROVIDED BY FIRST AMERICAN TITLE INSURANCE COMPANY)
THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF ST. LUCIE, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS:
PARCEL 1
THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, LESS AND EXCEPTING THEREFROM RIGHTS-OF-WAY FOR PUBLIC ROADS AND DRAINAGE.
LESS AND EXCEPT:
ALSO LESS AND EXCEPT A STRIP OF LAND, 33.00 FEET IN WIDTH, LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. SAID STRIP BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
THE WEST 33.00 FEET OF THE FOLLOWING DESCRIBED PARCEL, AS RECORDED IN OFFICIAL RECORD BOOK 1107, PAGE 2681, PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA

PARENT PARCEL LEGAL DESCRIPTION:

(PROVIDED BY SURVEYOR FROM A FIELD SURVEY)
A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST; THENCE NORTH 00°00'02" WEST A DISTANCE OF 40.01 FEET, ALONG THE WEST LINE OF SAID SECTION 19; THENCE NORTH 87°50'48" EAST A DISTANCE OF 73.02 FEET, TO THE APPARENT EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (RIGHT-OF-WAY WIDTH VARIES) AND THE **POINT OF BEGINNING**; THENCE NORTH 00°00'01" EAST A DISTANCE OF 620.26 FEET, ALONG THE APPARENT EAST RIGHT OF WAY LINE OF SOUTH JENKINS ROAD; THENCE ALONG THE NORTH BOUNDARY OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19 NORTH 87°49'58" EAST A DISTANCE OF 635.31 FEET; THENCE NORTH 87°51'34" EAST A DISTANCE OF 674.56 FEET; THENCE SOUTH 00°35'43" EAST A DISTANCE OF 620.15 FEET, ALONG THE EAST LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19; THENCE SOUTH 87°51'03" WEST A DISTANCE OF 1283.49 FEET TO THE **POINT OF BEGINNING**.
CONTAINING ±18.22 ACRES

PROPOSED LOT 1 LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST; THENCE NORTH 00°00'02" WEST A DISTANCE OF 40.01 FEET, ALONG THE WEST LINE OF SAID SECTION 19; THENCE NORTH 87°50'48" EAST A DISTANCE OF 73.02 FEET, TO THE APPARENT EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (RIGHT-OF-WAY WIDTH VARIES) AND THE **POINT OF BEGINNING**; THENCE NORTH 00°00'01" EAST A DISTANCE OF 620.26 FEET, ALONG THE APPARENT EAST RIGHT OF WAY LINE OF SOUTH JENKINS ROAD; THENCE ALONG THE NORTH BOUNDARY OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19 NORTH 87°49'58" EAST A DISTANCE OF 635.31 FEET; THENCE NORTH 87°51'34" EAST A DISTANCE OF 674.56 FEET; THENCE SOUTH 00°35'43" EAST A DISTANCE OF 274.92 FEET, ALONG THE EAST LINE OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 19; THENCE SOUTH 87°50'48" WEST A DISTANCE OF 809.47 FEET; THENCE SOUTH 01°35'32" EAST A DISTANCE OF 5.74 FEET; THENCE SOUTH 88°07'19" WEST A DISTANCE OF 26.13 FEET; THENCE SOUTH 00°35'42" EAST A DISTANCE OF 50.40 FEET; THENCE SOUTH 00°35'42" EAST A DISTANCE OF 289.14 FEET; THENCE SOUTH 87°51'03" WEST A DISTANCE OF 447.99 FEET TO THE **POINT OF BEGINNING**.
SUBJECT TO A 7.00 FEET STRIP OF LAND TO THE WEST TO BE DEDICATED TO RIGHT OF WAY.
CONTAINING ±11.61 ACRES

PROPOSED LOT 2 LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST; THENCE NORTH 00°00'02" WEST A DISTANCE OF 40.01 FEET, ALONG THE WEST LINE OF SAID SECTION 19; THENCE NORTH 87°50'48" EAST A DISTANCE OF 73.02 FEET, TO THE APPARENT EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (RIGHT-OF-WAY WIDTH VARIES); THENCE NORTH 87°51'03" EAST A DISTANCE OF 447.99 FEET TO THE **POINT OF BEGINNING**; THENCE NORTH 00°35'42" WEST A DISTANCE OF 289.14 FEET; THENCE NORTH 00°35'42" WEST A DISTANCE OF 50.40 FEET; THENCE NORTH 88°07'19" EAST A DISTANCE OF 26.13 FEET; THENCE NORTH 01°36'32" WEST A DISTANCE OF 5.74 FEET; THENCE NORTH 87°50'48" EAST A DISTANCE OF 809.47 FEET; THENCE SOUTH 00°35'43" EAST A DISTANCE OF 345.23 FEET ALONG THE EAST LINE OF THE SOUTH 1/2 OF THE SOUTH WEST 1/4 OF THE SOUTH WEST 1/4 OF SAID SECTION 19; THENCE SOUTH 87°51'03" WEST A DISTANCE OF 835.50 FEET TO THE **POINT OF BEGINNING**.
CONTAINING 16.62 ACRES

PROPOSED ACCESS & UTILITY EASEMENT LEGAL DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST, ST. LUCIE COUNTY, FLORIDA. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCE AT THE SOUTHWEST CORNER OF SECTION 19, TOWNSHIP 35 SOUTH, RANGE 40 EAST; THENCE, NORTH 00°00'02" WEST A DISTANCE OF 40.01 FEET, ALONG THE EAST LINE OF SAID SECTION 19; THENCE, NORTH 87°50'48" EAST A DISTANCE OF 73.02 FEET, TO THE APPARENT EAST RIGHT-OF-WAY LINE OF SOUTH JENKINS ROAD (RIGHT-OF-WAY WIDTH VARIES); THENCE NORTH 00°00'02" EAST A DISTANCE OF 288.82 FEET ALONG SAID APPARENT EAST RIGHT-OF-WAY TO THE **POINT OF BEGINNING**; THENCE NORTH 00°00'02" EAST A DISTANCE OF 120.09 FEET ALONG THE EASTERLY LINE OF SAID EASEMENT; THENCE NORTH 87°47'49" EAST A DISTANCE OF 419.75 FEET; THENCE SOUTH 02°12'11" EAST A DISTANCE OF 58.82 FEET; THENCE SOUTH 45°01'42" EAST A DISTANCE OF 14.71 FEET; THENCE NORTH 87°50'48" EAST A DISTANCE OF 12.04 FEET TO THE NORTHWEST CORNER OF PROPOSED LOT 2; THENCE SOUTH 00°35'42" EAST A DISTANCE OF 50.40 FEET ALONG THE WEST LINE OF SAID PROPOSED LOT 2; THENCE SOUTH 87°47'49" WEST A DISTANCE OF 445.00 FEET TO THE **POINT OF BEGINNING**.
CONTAINING ±1.19 ACRES

THIS MAP OF SURVEY SHOWN HEREON IS ALSO IN ACCORDANCE WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027, FLORIDA STATUTES.

ANGEL M. BOSQUE-POLANCO, P.S.M. 6581
FLORIDA REGISTERED LAND SURVEYOR AND MAPPER. NOT VALID WITHOUT THE SIGNATURE & THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.



KPMFranklin
ENGINEERS - PLANNERS - SURVEYORS

1012 EMMETT ST. SUITE A
KISSIMMEE FLORIDA 34744
PHONE (407)410-8624
LB 6605 CCA 32059

| PARCEL NO. | DATE | STATUS |
|------------|------|--------|
| 8 | | |
| 7 | | |
| 6 | | |
| 5 | | |
| 4 | | |
| 3 | | |
| 2 | | |
| 1 | | |

PARCEL ID: 2419-343-0001-000-3
OWNER: CLYDE W. BARNHARTT, ET AL
ADDRESS: HAPPINESS ST.
(NOT INCLUDED)

PARCEL ID: 2419-343-0005-000-1
OWNER: GLENDA W. HINKLE, ET AL
ADDRESS: HAPPINESS ST.
(NOT INCLUDED)

PARCEL ID: 2419-343-0004-000-4
OWNER: LORINDA W. HINKLE, ET AL
ADDRESS: HAPPINESS ST.
(NOT INCLUDED)

SCALE: 1:50
SECTION: 19
TOWNSHIP: 35S
RANGE: 40E
DATE: 8/16/19
BY: KING
PAGE: KING

LOT SPLIT SURVEY w/ IMPROVEMENTS
FORT PIERCE CHARTER SCHOOL
2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427

CAUTION
IF THIS SCALE BAR DOES NOT MEASURE 1" THE DOCUMENT IS NOT TO SCALE

JOHN W. PALACE
P.S.M. 6811

JOB NO: 19-0170.001
DESIGN: N/A
DRAWN: KING
APPROVED: JMP
SHEET NO: 2

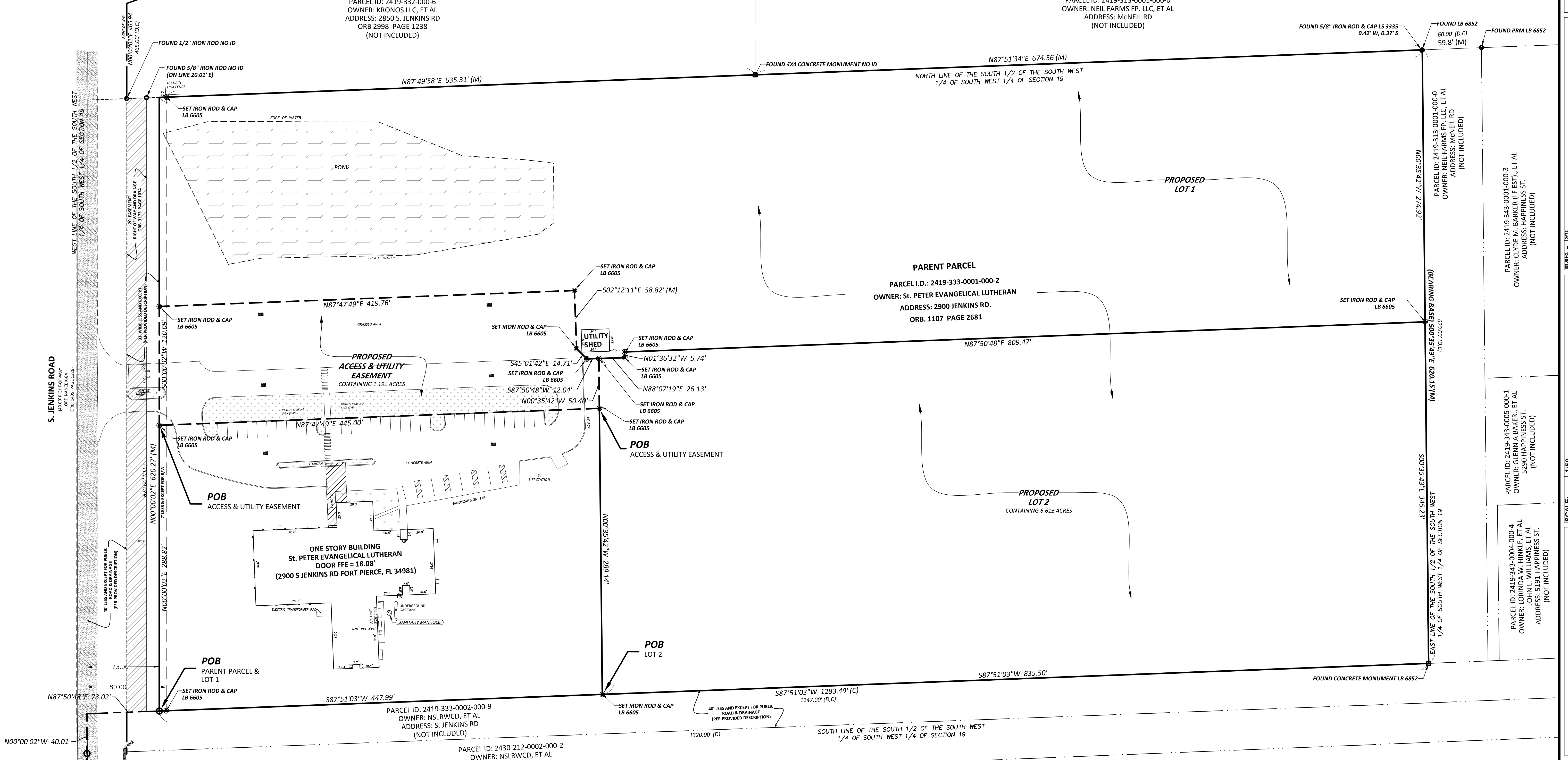
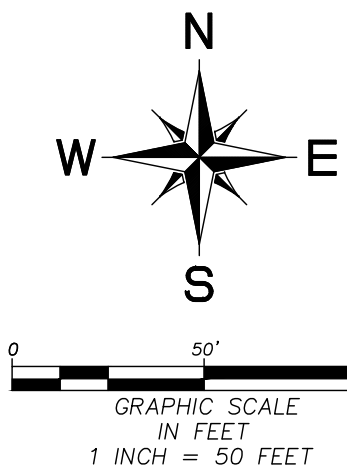
LOT SPLIT SURVEY w/ IMPROVEMENTS

FORT PIERCE CHARTER SCHOOL

SECTION 29, TOWNSHIP 35 SOUTH, RANGE 40 EAST

2900 JENKINS ROAD, FORT PIERCE, FL 34981-4427

NOT VALID WITHOUT SHEET 1 OF 2



S:\PROJECT SURVEY PROJECTS\2019\19-0170.001 FORT PIERCE CHARTER SCHOOL\DWG SURVEY\FORT PIERCE CHARTER SCHOOL - LOT SPLIT-IMD.DWG 11/12/2019

- LEGEND:**
- ID = IDENTIFICATION
 - P/L = PROPERTY LINE
 - A.C. = AIR CONDITIONER
 - P.G. = PAGE
 - P.B. = PLAT BOOK
 - F. HYD = FIRE HYDRANT
 - WM = WATER METER
 - PVC = POLYVINYL CHLORIDE
 - SMA = SANITARY MANHOLE
 - YD = YARD DRAIN
 - R/W = RIGHT-OF-WAY MAP
 - FCM = FOUND CONCRETE MONUMENT
 - CM = CONCRETE MONUMENT
 - LB = LICENSED BUSINESS
 - P.S.M. = PROFESSIONAL SURVEYOR & MAPPER
 - FF = FINISHED FLOOR
 - ALTA = AMERICAN LAND TITLE ASSOCIATION
 - NSPS = NATIONAL SOCIETY OF PROFESSIONAL LAND SURVEYORS
 - FIRC = FOUND IRON ROD & CAP
 - O.R.B. = OFFICIAL RECORD
 - PCC = POINT OF COMPOUND CURVE
 - CP = POINT OF CURVATURE
 - ELEV = ELEVATION
 - TOW = TOW AWAY SIGN
 - SS = STOP SIGN
 - UGATT MKR = UNDERGROUND AT&T MARKER
 - CATV = CABLE TV MARKER
 - UGE MKR = UNDER GROUND ELECTRIC MARKER
- SYMBOLS:**
- (with cross) = BACKFLOW PREVENTER
 - (with cross) = ELECTRIC BOX
 - (with dot) = ELECTRIC HAND HOLE
 - (with dot) = FOUND 5/8" IRON ROD
 - (with cross) = FOUND 5/8" IRON ROD & CAP L.S. 3335
 - (with dot and cross) = SET 5/8" IRON ROD & CAP L.S. 3335
 - (with cross) = FOUND CONCRETE MONUMENT
 - (with cross) = GAS VALVE
 - (with dot) = LIGHT POLE
 - (with cross) = SANITARY MANHOLE
 - (with dot) = POWER POLE
 - (with cross) = WATER VALVE
 - (with dot) = GUY ANCHOR
 - (with cross) = CLEANOUT
 - (with cross) = ELECTRIC PANEL
 - (with cross) = OVER HANG WIRE

PARCEL ID: 2419-332-000-6
OWNER: KRONOS LLC, ET AL
ADDRESS: 2850 S. JENKINS RD
ORB 2998 PAGE 1238
(NOT INCLUDED)

PARCEL ID: 2419-313-0001-000-0
OWNER: NEIL FARMS FP, LLC, ET AL
ADDRESS: McNEIL RD
(NOT INCLUDED)

PARENT PARCEL
PARCEL I.D.: 2419-333-0001-000-2
OWNER: St. PETER EVANGELICAL LUTHERAN
ADDRESS: 2900 JENKINS RD.
ORB. 1107 PAGE 2681

PARCEL ID: 2419-333-0002-000-9
OWNER: NSLRWCD, ET AL
ADDRESS: S. JENKINS RD
(NOT INCLUDED)

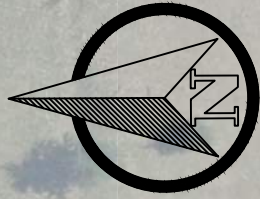
PARCEL ID: 2430-212-0002-000-2
OWNER: NSLRWCD, ET AL
ADDRESS: JENKINS RD.
(NOT INCLUDED)

PARCEL ID: 2430-212-0001-000-5
OWNER: SR BACHER ENTERPRISES LLC., ET AL
TBD
(NOT INCLUDED)

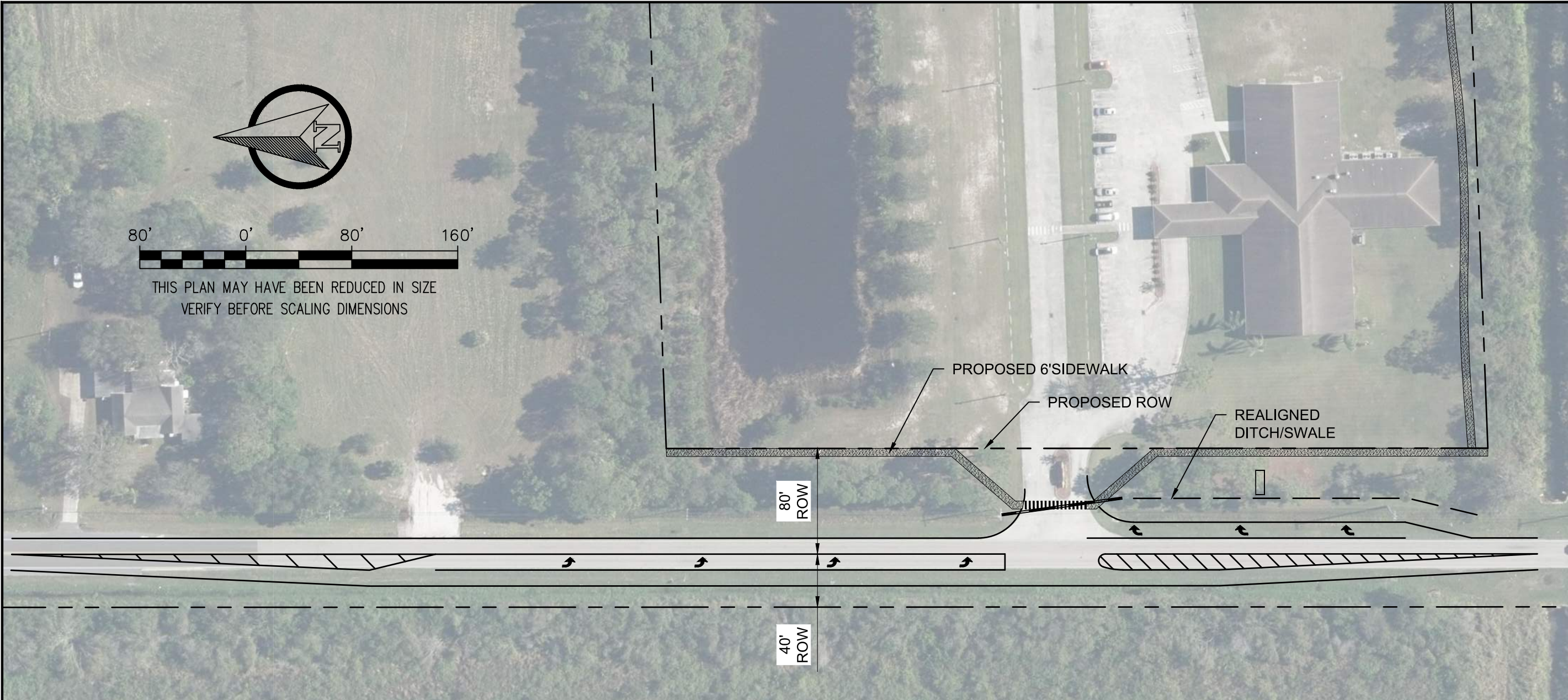


KPMFranklin
ENGINEERS • PLANNERS • SURVEYORS

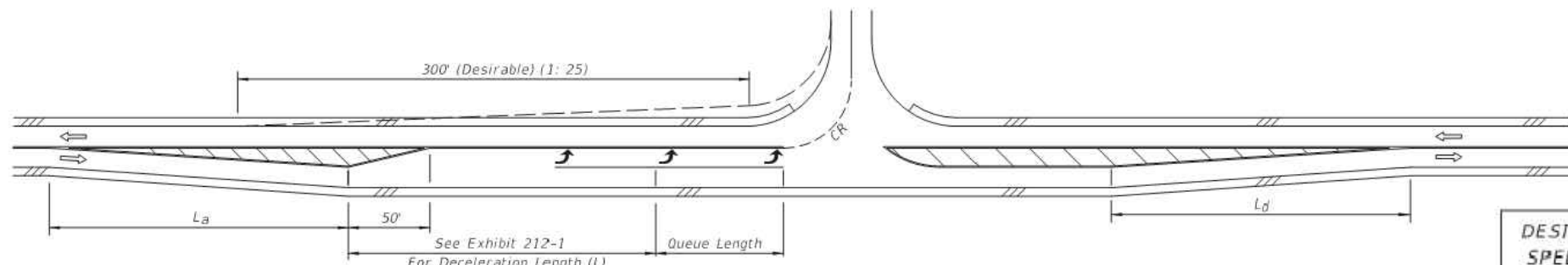
6300 HA. ELTINE NATIONAL DR.
STE. 118 ORLANDO, FL 32822
PHONE (407)410-8624 COA 32059



THIS PLAN MAY HAVE BEEN REDUCED IN SIZE
VERIFY BEFORE SCALING DIMENSIONS



OVERALL TURN LANE PLAN



RIGHT SIDE WIDENING

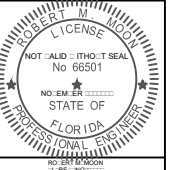
FLARED & PAINTED LEFT TURNS FOR 2-LANE ROADWAYS

| DESIGN SPEED (mph) | L _a (Ft.) | | L _d (Ft.) | |
|--------------------|----------------------|---------------------------|----------------------|---------------------------|
| | STANDARD | MINIMUM UNDER CONSTRAINTS | STANDARD | MINIMUM UNDER CONSTRAINTS |
| 30 | 180 | 120 | 180 | 120 |
| 40 | 320 | 150 | 240 | 150 |
| 50 | 500 | 180 | 360 | 180 |
| 60 | 720 | 240 | 480 | 240 |

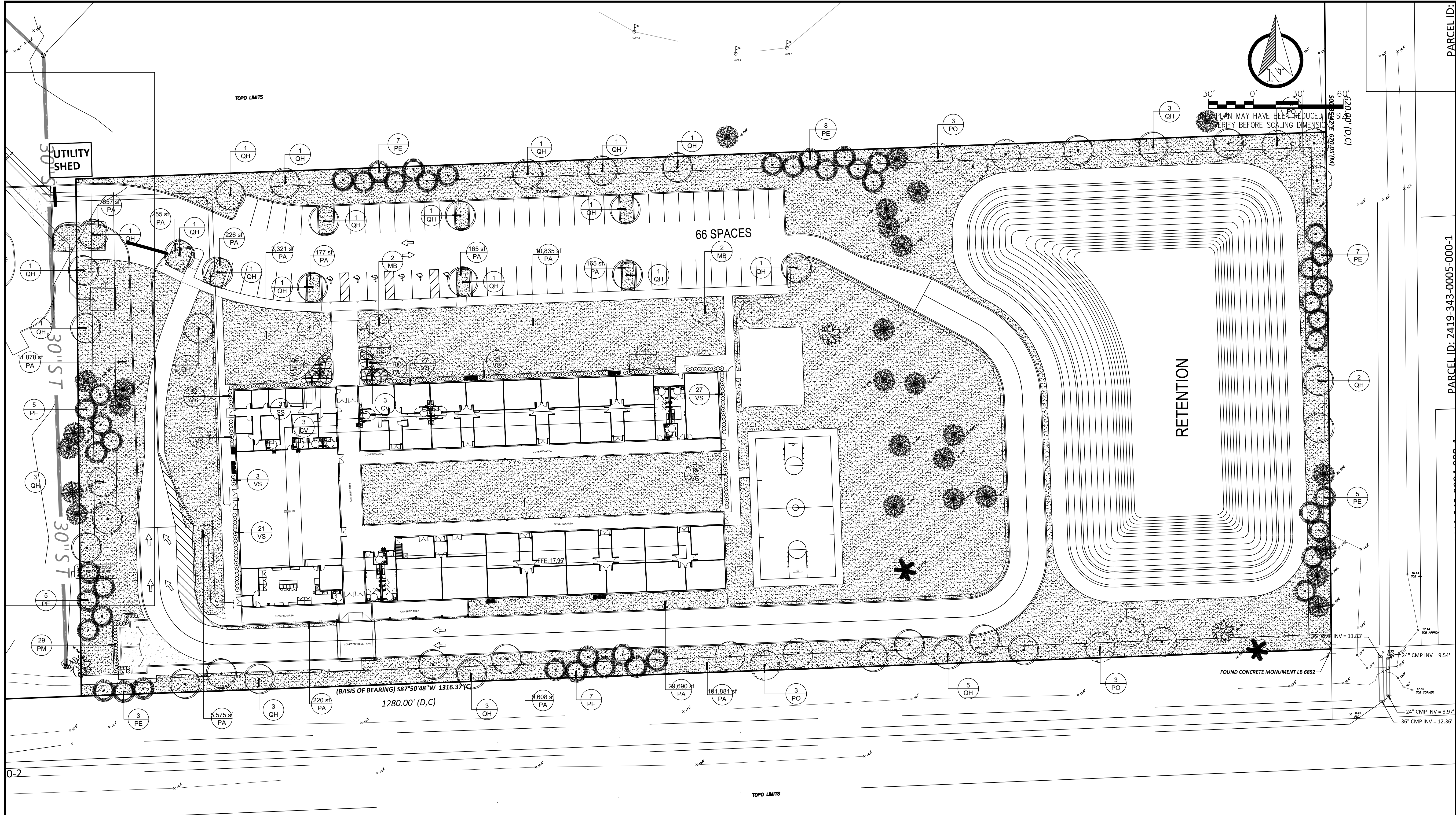
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| REVISION 3 | | | | |
| REVISION 4 | | | | |
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| REVISION 7 | | | | |
| REVISION 8 | | | | |
| REVISION 9 | | | | |
| REVISION 10 | | | | |

OVERALL TURN LANE PLAN
SOUTHWEST QUARTER

ACTION
THIS SCALE BAR DOES NOT MEASURE THE DOCUMENT IS NOT TO SCALE



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DESIGNER: RMM
CHECKER: DM
DATE: []
SHEET NO.: C1000



PARCEL ID: 2419-343-0005-000-1

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STATUS: 100% DESIGN DRAWINGS

| REV. NO. | DATE | REVISIONS PER TRC COMMENTS |
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LANDSCAPE SITE PLAN
FORT PIERCE CHARTER SCHOOL

CAUTION
 IF THIS SCALE BAR DOES NOT MEASURE 1" THE DOCUMENT IS NOT TO SCALE

| | |
|-----------------------------------|------------------|
| JAMES B. BROWN R.L.A. NO. 1508 | DESIGN: R.M.M. |
| | DRAWN: C.A.T. |
| | APPROVED: R.M.M. |
| SHEET NO: LS101 | DATE: 11/12/19 |

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY ROBERT M. MOON, PE ON THE DATE AND/OR TIME STAMP SHOWN USING A DIGITAL SIGNATURE
 PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

PLANT SCHEDULE

| TREES | CODE | BOTANICAL NAME | COMMON NAME | SIZE | CONTAINER | QTY | DETAIL | REMARKS | |
|---------------|------|--|------------------------|---|--------------|----------|------------|---------------------------------|---------|
| | MB | Magnolia grandiflora 'D.D. Blanchard' TM | Southern Magnolia | 14" Ht., Full to Ground, 4" Caliper | 100 Gal. | 4 | | Native | |
| | PE | Pinus elliotii | Slash Pine | 10' Ht., Min. | 45 Gal. | 47 | | Native | |
| | PO | Platanus occidentalis | American Sycamore | 12 Ht., 5' Spread, 3.5" Caliper | 65 Gal. | 12 | | Native | |
| | QH | Quercus virginiana 'High Rise' | High Rise Live Oak | 12' Ht. Min., 5' Crown, 2.5" Caliper Min. | 65 Gal. | 37 | | Native | |
| | SS | Sabal palmetto | Cabbage Palmetto | De-budded, see plan for clear trunk heights | Field Grown | 6 | | Native, 12" Min. Trunk Diameter | |
| SHRUBS | CODE | BOTANICAL NAME | COMMON NAME | SIZE | CONTAINER | QTY | DETAIL | REMARKS | |
| | CV | Citrus aurantium 'Variegated Procumbens' | Queen Emma Citrus Lily | 30" Ht., Full | 7 Gal. | 6 | | | |
| | PM | Podocarpus macrophytus | Yew Pine | 7 Gal. Full | 30" Ht. | 29 | | | |
| | VS | Viburnum suspensum | Sandbarnea Viburnum | 30" Ht., 30" O.C., Full | 7 Gal., Full | 180 | | | |
| GROUND COVERS | CODE | BOTANICAL NAME | COMMON NAME | SIZE | CONTAINER | SPACING | QTY | DETAIL | REMARKS |
| | LA | Liriope muscari 'Aster' | Aster Lily Turf | 1 Gal. Full | | 18" o.c. | 200 | | |
| | PA | Paspalum notatum 'Argentine' | Bahia Grass | sod | | | 174,854 sq | | |

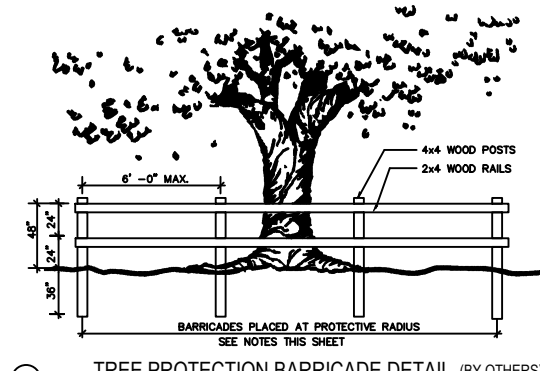
TREE REMOVAL CALCULATIONS

PINE TREES
63 TREES (936 CALIPER INCHES)
OAK TREES
12 TREES (202 CALIPER INCHES)
PALM TREES
24 TREES (368 CALIPER INCHES)
TOTAL CALIPER INCHES 1,506" REMOVED
NOTE:
TREES NOTED ABOVE ARE THOSE TREES ON SITE THAT ARE 14 INCH CALIPER OR GREATER

TREE REPLACEMENT CALCULATIONS

SOUTHERN MAGNOLIA
4 TREES @ 4" CALIPER EACH = 16 CALIPER INCHES
SLASH PINE
42 TREES @ 2" CALIPER EACH = 84 CALIPER INCHES
SYCAMORE TREES
12 TREES @ 3.5" CALIPER EACH = 42 CALIPER INCHES
LIVE OAKS
37 TREES @ 2.5" CALIPER EACH = 92.5 CALIPER INCHES
SABAL PALMS
6 TREES @ 12" CALIPER EACH = 72 CALIPER INCHES
TOTAL REPLACEMENT 306.5 CALIPER INCHES

| | |
|-------------------------------|---------|
| TOTAL CALIPER INCHES REMOVED | 1,506 |
| TOTAL CALIPER INCHES REPLACED | 306.5 |
| TOTAL CALIPER INCH DEFICIT | 1,199.5 |



TREE PROTECTION BARRICADE DETAIL (BY OTHERS) 9042 NLS

TREE PROTECTION REQUIREMENTS (BY OTHERS)

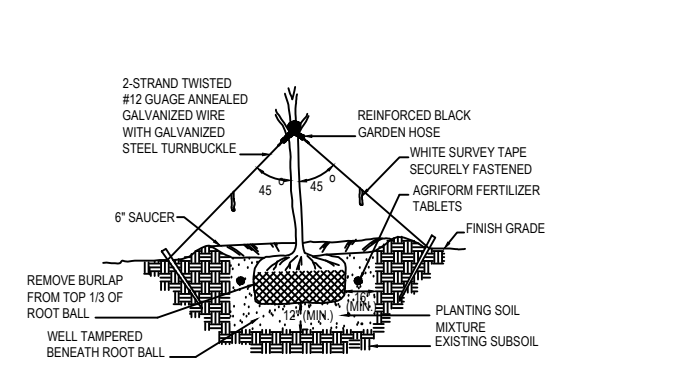
1. ALL TREE PROTECTION BARRICADES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:
A. BARRICADES SHALL BE CONSTRUCTED OF 4x4 WOOD POSTS AND 4x4 WOOD RAILS.
B. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
C. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
D. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
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V. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
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X. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
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Z. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.

ROOT PROTECTION NOTES:

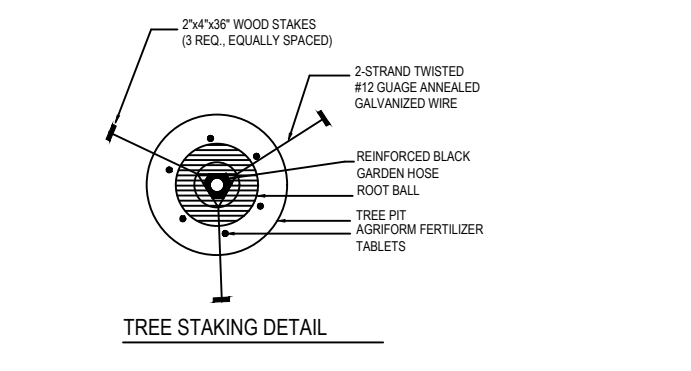
1. ALL ROOT PROTECTION BARRICADES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:
A. BARRICADES SHALL BE CONSTRUCTED OF 4x4 WOOD POSTS AND 4x4 WOOD RAILS.
B. BARRICADES SHALL BE CONSTRUCTED WITH 1/2" GALVANIZED STEEL TURNBUCKLES.
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CANOPY PROTECTION NOTES:

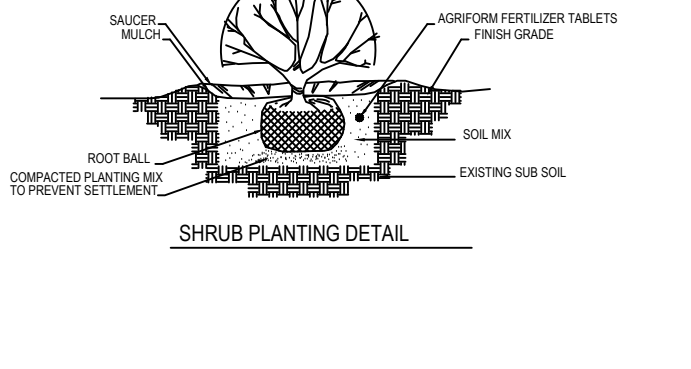
1. ALL CANOPY PROTECTION BARRICADES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE FOLLOWING REQUIREMENTS:
A. BARRICADES SHALL BE CONSTRUCTED OF 4x4 WOOD POSTS AND 4x4 WOOD RAILS.
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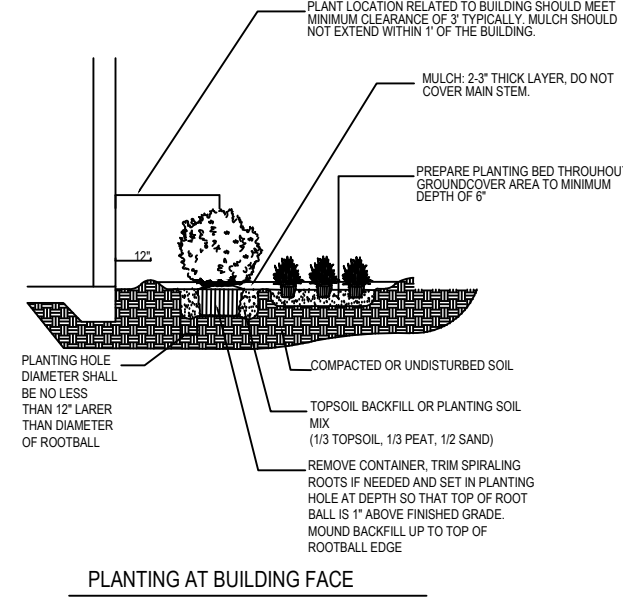
TREE PLANTING DETAIL



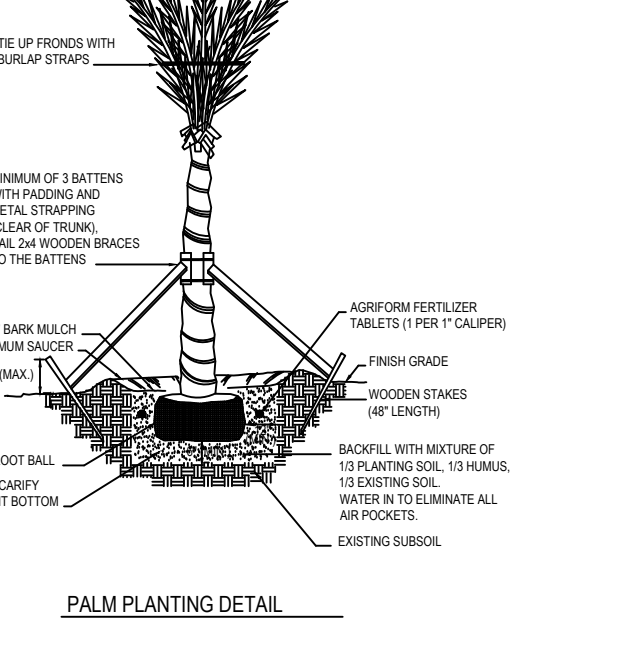
TREE STAKING DETAIL



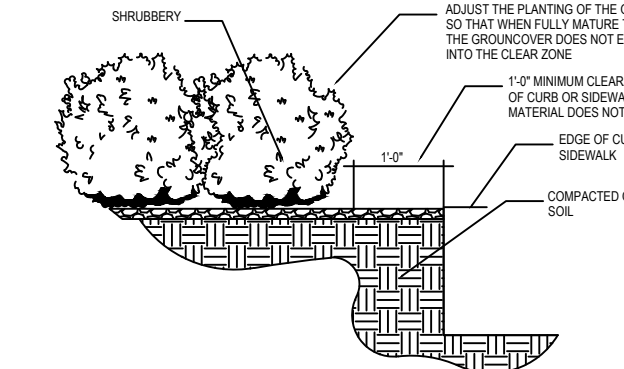
SHRUB PLANTING DETAIL



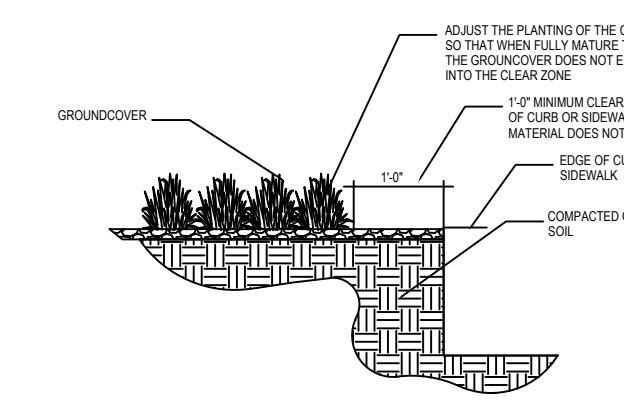
PALM PLANTING DETAIL



SHRUB PLANTING DETAIL



SHRUBBERY PLANTING ADJACENT TO CURB/ SIDEWALK



GROUNDCOVER PLANTING ADJACENT TO CURB/ SIDEWALK

GENERAL LANDSCAPE NOTES

- ALL PLANTS TO BE FLORIDA NO. 1, OR BETTER AS OUTLINED UNDER GRADES AND STANDARDS FOR NURSERY PLANTS, PART I, 1963 AND PART II, STATE OF FLORIDA DEPARTMENT OF AGRICULTURE, TALLAHASSEE, FLORIDA, AND ANY AMENDMENTS THERETO. ALL TREES AND PLANT MATERIAL SHALL BE PLANTED IN ACCORDANCE WITH THE SPECIFICATIONS DESCRIBED IN THE STATE DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, DIVISION OF FORESTRY, "TREE PROTECTION MANUAL FOR BUILDERS AND DEVELOPERS", OCTOBER, 1980.
- THE LANDSCAPE CONTRACTOR (CONTRACTED BY OWNER, N.I.C.) SHALL BE RESPONSIBLE FOR ALL MATERIALS AND ALL WORK AS CALLED FOR ON THE LANDSCAPE PLANS. THE LIST OF PLANT QUANTITIES ACCOMPANYING THE PLANS SHALL BE USED AS A GUIDE ONLY. IF A VARIATION OCCURS BETWEEN THE PLANS AND THE PLANT LIST, THE PLANS SHALL CONTROL.
- ALL TREES, SHRUBS AND GROUND COVERS SHALL BE PLANTED USING A SOIL MIXTURE PREPARED ACCORDINGLY (2/3 EXISTING SOIL, 1/3 PEAT).
- THE LANDSCAPE CONTRACTOR SHALL INSURE ADEQUATE VERTICAL DRAINAGE IN ALL PLANT BEDS AND PLANTERS. VERTICAL DRILLING THROUGH ANY COMPACTED FILL TO NATIVE SOIL SHALL BE ACCOMPLISHED TO AID DRAINAGE.
- ALL PLANT BEDS AND TREE WATERING BASINS SHALL BE TOP DRESSED WITH THREE INCHES (3") OF PINE BARK MULCH.
- NO TREES SHALL BE PLANTED CLOSER THAN 3 FEET (3') FROM THE EDGE OF PAVEMENT TO ALLOW ADEQUATE TREE TRUNK PROTECTION.
- LANDSCAPE CONTRACTOR SHALL BE WHOLLY RESPONSIBLE FOR STABILITY AND PLUMB CONDITION OF ALL TREES AND SHALL BE LEGALLY LIABLE FOR ANY DAMAGE CAUSED BY THE INSTABILITY OF ANY PLANT MATERIAL. STAKING OF PALMS, IF DESIRED, SHALL BE DONE UTILIZING A METHOD AGREED UPON BY THE LANDSCAPE ARCHITECT. PALM TRUNKS TO BE STRAIGHT, AND THE CALIPER OF PALMS MUST BE THE SAME THE ENTIRE LENGTH OF TRUNK INCLUDING THE TOP OF THE TRUNK WHERE THE FRONDS BEGIN. PALM TRUNKS SHALL BE A 12" MINIMUM CALIPER FOR SABAL PALMS. PALMS SHALL BE PLANTED WITH THE BUD PERPENDICULAR TO THE GROUND PLANE.
- ALL LAWN AREAS TO RECEIVE SOD SHALL BE DISKED FOUR(4) TO SIX(6) INCHES AND DRAGGED TO ESTABLISH A LEVEL FINISH GRADE. ALL DEBRIS TO BE REMOVED FROM THE SITE.
- SOD SHALL BE FREE OF WEEDS AND PESTS. IT SHALL BE LAID EVENLY AND ROLLED, WITH TIGHT FITTING JOINTS. THE SOD SHALL CONTAIN MOIST SOIL WHICH DOES NOT FALL APART OR TEAR WHEN LIFTED. ALL AREAS NOT PAVED OR OTHERWISE LANDSCAPED SHALL BE SODDED. SOD SHALL BE PENSACOLA BAHIA SOD.
- ALL LANDSCAPE AREAS TO BE IRRIGATED WITH AN AUTOMATIC UNDERGROUND SYSTEM, DIRECT SPRAY HEADS AWAY FROM NATURAL AREAS AND PAVED SURFACES. ALL VALVES SHALL BE PLACED IN VALVE BOXES SIZED FOR EASE OF MAINTENANCE. ALL PIPING AND WIRES UNDER ROADWAYS TO BE IN PVC SCHEDULE 40 SLEEVING. ALL IMPACT TYPE SPRINKLER HEADS, WHEN ON RISERS, SHALL BE SUPPORTED BY A METAL STAKE WITH STAINLESS STEEL CLAMPS (STAKE AND PIPE TO BE PAINTED BLACK). BACKFLOW PREVENTORS SHALL BE SPECIFIED IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS. ALL MAINLINE PIPING AND LATERAL PIPES TO CONFORM TO THE ASTM STANDARDS FOR PVC PIPING AND FITTINGS AND TO BE INSTALLED IN ACCORDANCE WITH SOUND INDUSTRY STANDARDS. THE PLANS WILL REQUIRE THE LANDSCAPE CONTRACTOR TO PREPARE AND SUBMIT IRRIGATION SHOP DRAWINGS, THE LANDSCAPE ARCHITECT WILL REVIEW THE SHOP DRAWINGS ON BEHALF OF THE OWNER.
- EVERY POSSIBLE SAFEGUARD SHALL BE TAKEN TO PROTECT BUILDING SURFACES, EQUIPMENT, AND FURNISHINGS. LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE OR INJURY TO PERSON OR PROPERTY WHICH MAY OCCUR AS A RESULT OF NEGLIGENCE IN THE PERFORMANCE OF THE WORK.
- THE LANDSCAPE CONTRACTOR SHALL INSTALL ALL PLANT MATERIALS IN ACCORDANCE WITH THE SPECIFICATIONS. IN ALL CASES THE SPECIFIED SIZE OF THE PLANT MATERIAL SHALL HAVE PRECEDENCE OVER THE CONTAINER SIZE. THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT WITH ANY DISCREPANCIES IN LOCATING THE PLANT MATERIAL AS SPECIFIED.
- ALL LANDSCAPING SHALL MEET OR EXCEED THE REQUIREMENTS SET FORTH BY THE CITY OF FT. PIERCE, FLORIDA AND ANY OVERLAY DISTRICTS THAT MAY APPLY.



KPMFranklin
ENGINEERS - PLANNERS - SURVEYORS

6300 HAZELTINE NATIONAL DR.
STE. 118 ORLANDO, FL 32822
PHONE (407)410-8624 COA 32059

| | | |
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STATUS: 100% DESIGN DRAWINGS

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REVISIONS PER TRC COMMENTS

LANDSCAPE DETAILS
FORT PIERCE
CHARTER SCHOOL

CAUTION
IF THIS SCALE BAR DOES NOT MEASURE 1" THE DOCUMENT IS NOT TO SCALE

JAMES B. BROWN
R.L.A. NO. 1508

JOB NO. 19-0171.000
DESIGN R.M.M.
DRAWING C.A.T.
APPROVED R.M.M.
SHEET NO. LS102

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY ROBERT M. MOON, PE ON THE DATE AND/OR TIME STAMP SHOWN USING A DIGITAL SIGNATURE

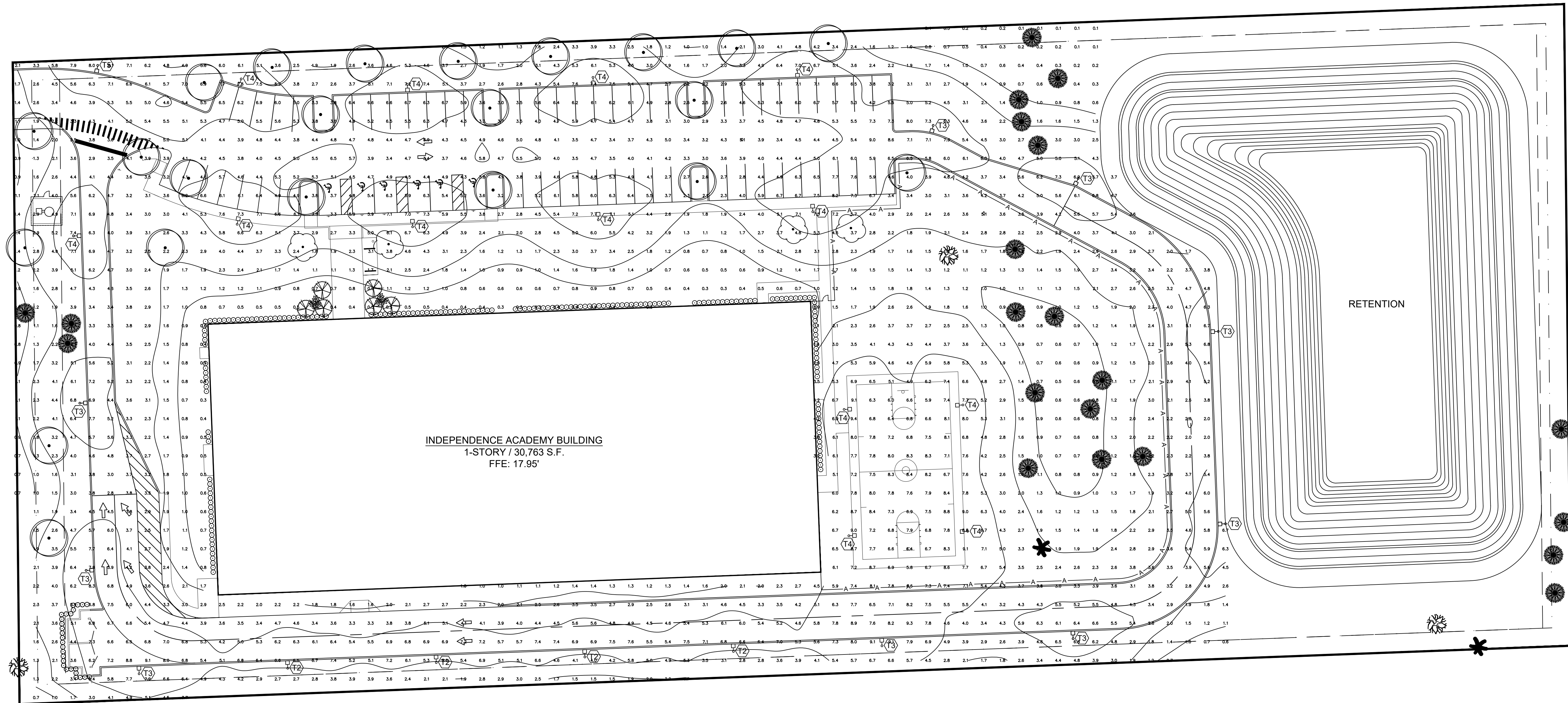
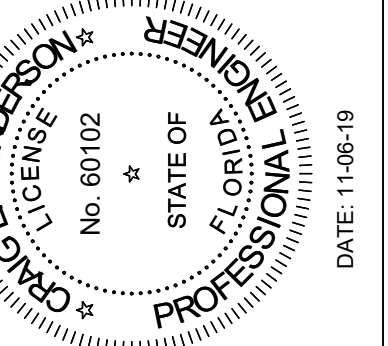
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

SEPARATE PERMITS REQUIRED

ALL FIRE PROTECTION SYSTEMS, FUEL, GAS, SIGNAGE AND OTHER BUILDING COMPONENTS REQUIRED BY LOCAL BUILDING AND FIRE AUTHORITIES TO BE INSTALLED OR MODIFIED VIA SEPARATE PERMIT, AND WHICH ARE AFFECTED BY THE WORK PROPOSED HEREIN, SHALL BE DULY INSTALLED OR MODIFIED ONLY THROUGH SEPARATE PERMIT AUTHORIZATION FROM THE AUTHORITY(S) HAVING JURISDICTION.



design professionals
dcdesigngroupinc@gmail.com
407.738.6520



INDEPENDENCE ACADEMY
2900 SOUTH JENKINS ROAD
FORT PIERCE, FLORIDA 34981

PHOTOMETRIC PLAN

Scale: 1" = 30'

| CALLOUT | SYMBOL | LAMP | DESCRIPTION | BALLAST | MOUNTING | MODEL | VOLTS | NOTE | QUANTITY | MOUNTING HEIGHT | TOTAL LUMENS | ARM LENGTH |
|---------|--------|--|--|------------|----------|---|------------|-------------------------------|----------|-----------------|--------------|------------|
| T2 | | (1) 400W ED28 CLR PULSE START METAL HALIDE | 25" X 19" X 8" APOGEERECTANGULAR SHOEBOX WITH FULL CUTOFF OPTICS; TYPE II PREMIUM HORIZONTAL LAMP SEGMENTED REFLECTOR W/ INTERNAL HS SHIELD; 16" SQ. CLEAR FLAT TEMPERED GLASS LENS. | ELECTRONIC | POLE | US Architectural Lighting, APG-R19-HR-II-400PSMH-HS | 277V 1P 2W | /1/2003 LIGHT LABORATORY INC. | 4 | 25'-0" | 40000 | 0'-9" |
| T3 | | (1) 400W ED28 CLR PULSE START METAL HALIDE | 25" X 19" X 8" APOGEERECTANGULAR SHOEBOX WITH FULL CUTOFF OPTICS; TYPE III PREMIUM HORIZONTAL LAMP SEGMENTED REFLECTOR; 16" SQ. CLEAR FLAT TEMPERED GLASS LENS. | ELECTRONIC | POLE | US Architectural Lighting, APG-R19-HR-3-400PSMH | 277V 1P 2W | /1/2001 LIGHT LABORATORY INC. | 9 | 25'-0" | 40000 | 0'-9" |
| T4 | | (1) 400W ED28 CLR PULSE START METAL HALIDE | 25" X 19" X 8" APOGEERECTANGULAR SHOEBOX WITH FULL CUTOFF OPTICS; TYPE IV-W PREMIUM HORIZONTAL LAMP SEGMENTED REFLECTOR; 16" SQ. CLEAR FLAT TEMPERED GLASS LENS. | ELECTRONIC | POLE | US Architectural Lighting, APG-R19-HR-4W-400PSMH | 277V 1P 2W | /1/2001 LIGHT LABORATORY INC. | 13 | 25'-0" | 40000 | 0'-9" |
| T5 | | (1) 400W ED28 CLR PULSE START METAL HALIDE | 25" X 19" X 8" APOGEERECTANGULAR SHOEBOX WITH FULL CUTOFF OPTICS; TYPE V-SQ PREMIUM HORIZONTAL LAMP SEGMENTED REFLECTOR; 16" SQ. CLEAR FLAT TEMPERED GLASS LENS. | ELECTRONIC | POLE | US Architectural Lighting, APG-R19-HR-V-SQ-400PSMH | 277V 1P 2W | /1/2003 LIGHT LABORATORY INC. | 1 | 25'-0" | 40000 | 0'-9" |

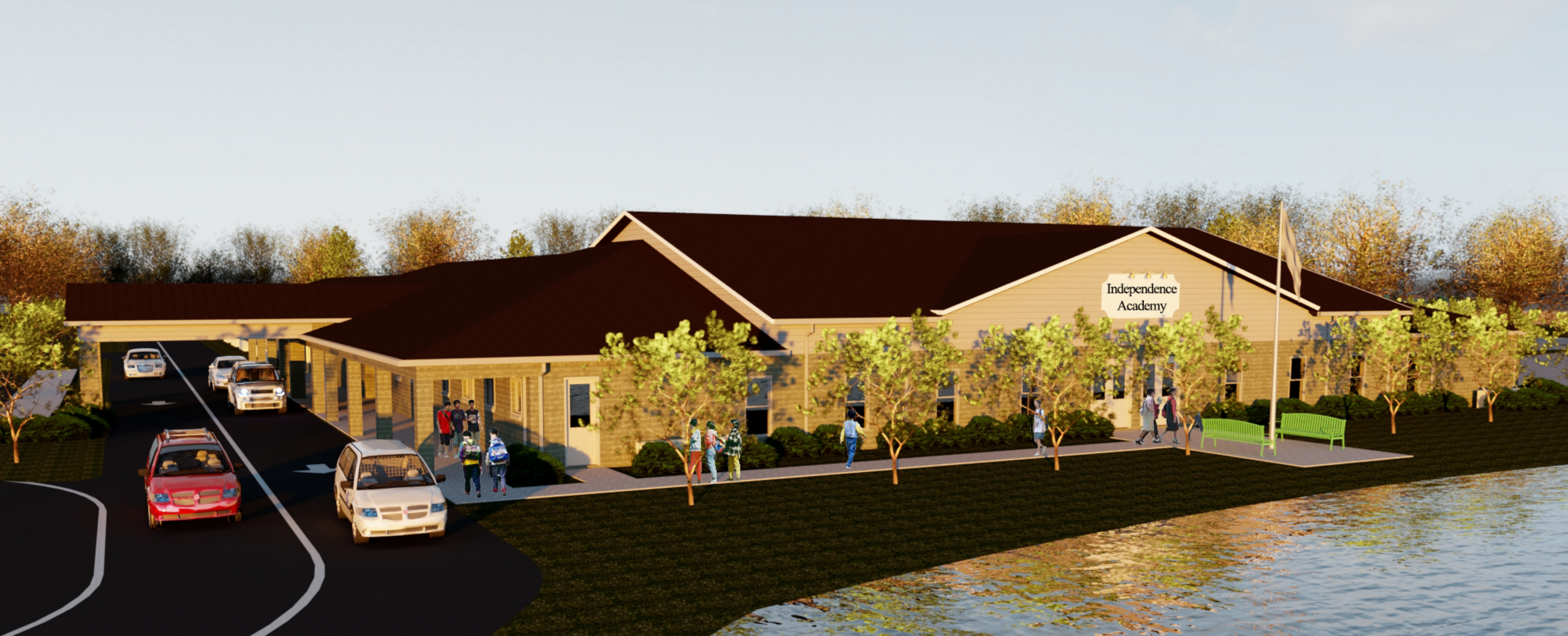
| GENERAL PHOTOMETRIC SCHEDULE | |
|------------------------------|--------|
| AVERAGE FOOT-CANDLES | 3.72 |
| MAXIMUM FOOT-CANDLES | 9.4 |
| MINIMUM FOOT-CANDLES | 0.1 |
| MINIMUM TO MAXIMUM FC RATIO | 0.01 |
| MAXIMUM TO MINIMUM FC RATIO | 181.81 |
| AVERAGE TO MINIMUM FC RATIO | 71.69 |



| REV | DATE | DESCRIPTION |
|-----|------|-------------|
| | | |
| | | |
| | | |

PROJECT NO: 1930442
DRAWN BY:
CHKD BY:
DATE:
SCALE:
SHEET TITLE:
PHOTOMETRIC PLAN

E005



Independence
Academy



MEMORANDUM

September 06, 2019

Re: Ft. Pierce Independence
Traffic Impact Study Methodology
St. Lucie County, Florida
Project № 19087

The following is a methodology outline for the Traffic Impact Study (TIS) for the above referenced project. The methodology is consistent with the requirements of St. Lucie Transportation Planning Organization (TPO) for a TIS.

Project Description

The proposed project is a private school for 750 students (K-12) with anticipated buildout in 2020. A copy of the proposed site plan is provided in the **Attachments**.

Project Location

The +/- 18.89-acre site is located on S. Jenkins Road, approximately ½ mile south of Okeechobee Road, in the City of Ft. Pierce, Florida, as shown in **Figure 1**.

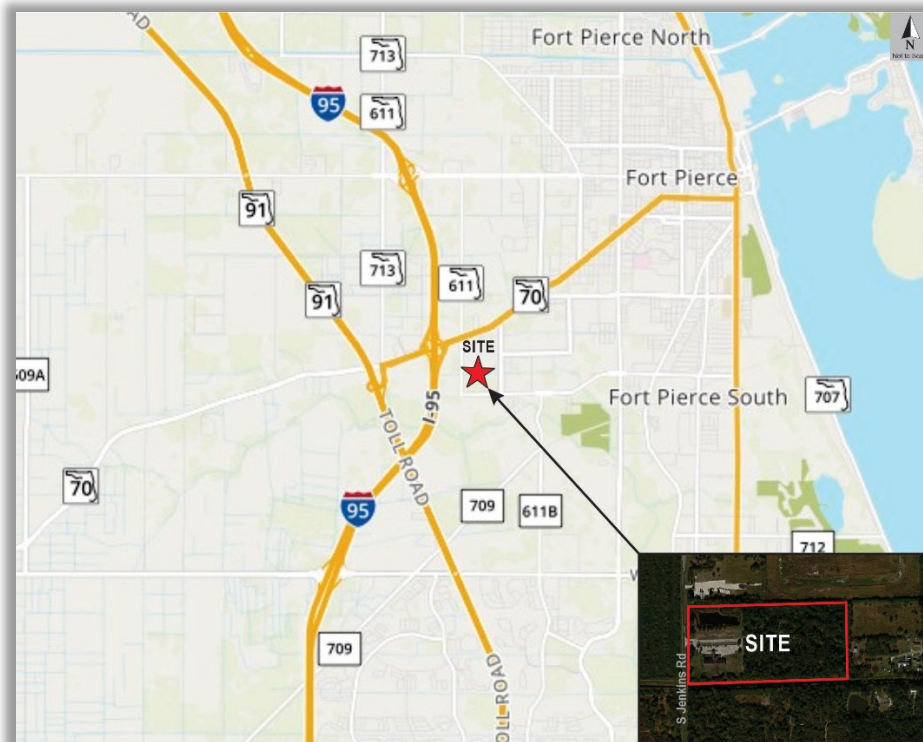


Figure 1 – Project Location

Project Access

Access to the site will be shared with the existing full access of the St. Peter Ministry Center driveway on S. Jenkins Road.

Trip Generation

The trip generation analysis was conducted using information published by the Institute of Transportation Engineers (ITE) in the *Trip Generation Manual, 10th Edition*. **Table 1** summarizes the trip generation analysis, and the detailed ITE sheets are included in the **Attachments**.

Table 1
Trip Generation

| ITE Code | Land Use | Size | Daily | | AM Peak Hour | | | PM Peak Hour | | | | |
|----------|-----------------------|--------|-------|-------|--------------|-------|-------|--------------|------|-------|-------|------|
| | | | Rate | Trips | Rate | Total | Enter | Exit | Rate | Total | Enter | Exit |
| 536 | Private School (K-12) | 750 ST | 2.48 | 1,860 | 0.80 | 600 | 366 | 234 | 0.17 | 128 | 55 | 73 |

*Trip Generation analysis based on ITE Trip Generation Manual, 10th Edition.
 Average rates were used R²>.75*

The proposed development will generate 1,860 new daily trips, of which 600 trips occur during the AM peak hour and 128 trips occur during the PM peak hour.

Trip Distribution

The proposed trip distribution pattern was estimated based on the nature of the proposed land use, site location, the surrounding transportation network, and surrounding residential neighborhoods. The proposed project's trip distribution pattern is illustrated in **Figure 2**.

Table 2
Study Area Determination

| Station ID | Road Name | From | To | LOS STD | 2-Way Capacity | Trip Dist | Proj Trips | % Cap | In Study? |
|------------|-------------------|--------------------|--------------------|---------|----------------|-----------|------------|-------|------------|
| 159 | 25th St | Bell Ave | Edwards Rd | D | 3,760 | 5% | 30 | 0.8% | NO |
| 940021 | 25th St | Edwards Rd | Cortez Blvd | D | 3,580 | 5% | 30 | 0.8% | NO |
| 529 | 25th St | Cortez Blvd | Virginia Ave | D | 3,580 | 5% | 30 | 0.8% | NO |
| 612 | 35th St | Kirby Loop Rd | Cortez Blvd | D | 950 | 0% | 0 | 0.0% | NO |
| 612 | 35th St | Cortez Blvd | Virginia Ave | D | 1,400 | 5% | 30 | 2.1% | NO |
| 613 | 35th St | Virginia Ave | Okeechobee Rd | D | 1,330 | 0% | 0 | 0.0% | NO |
| 174 | Edwards Rd | Jenkins Rd | Mcneil Rd | C | 1,140 | 35% | 210 | 18.4% | YES |
| 174 | Edwards Rd | Mcneil Rd | Selvitz Rd | C | 1,250 | 35% | 210 | 16.8% | YES |
| 110 | Edwards Rd | Selvitz Rd | 25th St | D | 1,600 | 20% | 120 | 7.5% | YES |
| 108 | Edwards Rd | 25th St | Sunrise Blvd | D | 2,920 | 15% | 90 | 3.1% | NO |
| 113 | Glades Cut-off Rd | Jenkins Rd | Selvitz Rd | C | 1,510 | 5% | 30 | 2.0% | NO |
| 670 | Hartman Rd | Okeechobee Rd | Peterson Rd | D | 1,330 | 5% | 30 | 2.3% | NO |
| 133 | Jenkins Rd | Edwards Rd | Okeechobee Rd | D | 1,600 | 65% | 390 | 24.4% | YES |
| 131 | Jenkins Rd | Okeechobee Rd | Graham Rd | D | 1,680 | 5% | 30 | 1.8% | YES |
| 131 | Jenkins Rd | Graham Rd | Peterson Rd | C | 1,140 | 5% | 30 | 2.6% | YES |
| 131 | Jenkins Rd | Peterson Rd | Orange Ave | D | 1,680 | 5% | 30 | 1.8% | YES |
| 940757 | Kings Hwy | Okeechobee Rd | Crossroads Pkwy | C | 1,510 | 3% | 18 | 1.2% | NO |
| 940757 | Kings Hwy | Crossroads Pkwy | Graham Rd | D | 1,160 | 3% | 18 | 1.6% | NO |
| 940076 | Kings Hwy | Graham Rd | Picos Rd | D | 1,160 | 3% | 18 | 1.6% | NO |
| 677 | Kirby Loop Rd | Edwards Rd | 35th St | C | 1,140 | 0% | 0 | 0.0% | NO |
| 940025 | Okeechobee Rd | Mccarty Rd | Florida's Turnpike | C | 3,260 | 3% | 18 | 0.6% | NO |
| 940025 | Okeechobee Rd | Florida's Turnpike | Kings Hwy | C | 3,600 | 3% | 18 | 0.5% | NO |
| 940748 | Okeechobee Rd | Kings Hwy | Crossroads Pkwy | C | 7,580 | 6% | 36 | 0.5% | NO |
| 940106 | Okeechobee Rd | Crossroads Pkwy | I-95 | C | 7,580 | 6% | 36 | 0.5% | NO |
| 940029 | Okeechobee Rd | I-95 | Jenkins Rd | C | 7,450 | 10% | 60 | 0.8% | NO |
| 940029 | Okeechobee Rd | Jenkins Rd | Mcneil Rd | D | 7,210 | 50% | 300 | 4.2% | NO |
| 940742 | Okeechobee Rd | Mcneil Rd | Virginia Ave | D | 5,660 | 50% | 300 | 5.3% | YES |
| 688 | Okeechobee Rd | Virginia Ave | Hartman Rd | D | 3,760 | 25% | 150 | 4.0% | NO |
| 688 | Okeechobee Rd | Hartman Rd | 35th St | D | 2,920 | 20% | 120 | 4.1% | NO |
| 689 | Okeechobee Rd | 35th St | 25th St | D | 2,920 | 15% | 90 | 3.1% | NO |
| 703 | Selvitz Rd | Midway Rd | Glades Cut-off Rd | C | 1,250 | 10% | 60 | 4.8% | NO |
| 704 | Selvitz Rd | Glades Cut-off Rd | Edwards Rd | D | 1,400 | 15% | 90 | 6.4% | YES |
| 940032 | Virginia Ave | 35th St | 25th St | D | 5,390 | 20% | 120 | 2.2% | NO |
| 940030 | Virginia Ave | Okeechobee Rd | Hartman Rd | D | 5,390 | 25% | 150 | 2.8% | NO |
| 940030 | Virginia Ave | Hartman Rd | 35th St | D | 5,390 | 25% | 150 | 2.8% | NO |

Source: 2018 St Lucie TPO Traffic Counts and Level of Service Report TMS Segment Report
FDOT 2013 Table 4 and Table 7 QLOS

The following roadway segments and intersections will be analyzed for the PM peak hour as part of this study:

Roadway Segments:

- Edwards Road
 - Jenkins Road to McNeil Road
 - McNeil Road to Selvitz Road
 - Selvitz Road to 25th Street
- Jenkins Road
 - Edwards Road to Okeechobee Road
 - Okeechobee Road to Graham Road
 - Graham Road to Peterson Road
 - Peterson Road to Orange Avenue
- Okeechobee Road
 - McNeil Road to Virginia Avenue
- Selvitz Road
 - Glades Cut-Off Road to Edwards Road

The following intersections will be analyzed for the AM and PM peak hours:

Study Intersections:

- Okeechobee Road and S. Jenkins Road (Signalized)
- Okeechobee Road and McNeil Road (Signalized)
- Okeechobee Road and Virginia Avenue (Signalized)
- Selvitz Road and Edwards Road (Signalized)
- Site access driveway / Church Entrance (Non-Signalized)

Capacity Analysis

The TIS will include an analysis of the peak hour conditions in the existing year and the project buildout year (2020). The capacity analysis will be based on service volumes from FDOT's *Q/LOS Manual* and the methods of the *Highway Capacity Manual (HCM), 6th Edition*. Roadway conditions will be analyzed for the PM peak conditions, while intersections will be analyzed for the AM and PM peak hour conditions.

Projected Traffic

The TIS will include an analysis of the roadway segments in the PM peak hour. The study intersections will be analyzed for both AM and PM peak hour operations. Offsite and access improvements necessary to support the proposed development at buildout will be identified in the study. The capacity analysis will be based on service volumes from FDOT's *Q/LOS Manual* and the methods of HCM.

Projected background traffic for the buildout year (2020) will be calculated using a 5-year historical annual growth rate or a minimum annual growth rate of 2.0% and/or committed trips generated by approved developments within the study area if applicable. Historical traffic volume counts will be obtained from St. Lucie County or FDOT to determine the observed traffic growth on the study segments. Up to 5 years of historical traffic data will be analyzed to obtain the observed annual growth rate.

Planned and Programmed Improvements

Planned and programmed improvements that may be available from the County's Capital Improvement Program (CIP), the FDOT's Work Program, and/or the Transportation Improvement Program (TIP) for any of the study segments will be utilized, if applicable.

Report

A report will be prepared for submittal to the City of Ft. Pierce and St. Lucie TPO documenting the analysis and findings.

Attachments

PARCEL ID: 2419-332-000-6
OWNER: KRONOS LLC
ADDRESS: 2850 S. JENKINS RD
ORB 2998 PAGE 1238
(NOT INCLUDED)

PARCEL ID: 2419-313-0001-000-0
OWNER: NEIL FARMS FP, LLC
ADDRESS: McNEIL RD
(NOT INCLUDED)

WETLAND

POND

TRACT SIZE
6.0 ACRES

108 SPACES

basketball court

tot lot

grass area

RETENTION

esement

loading area

covered drive

550 LF OF DOUBLE STACKING

CALC

Private School (K-12) (536)

Vehicle Trip Ends vs: Students
On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 7 and 9 a.m.

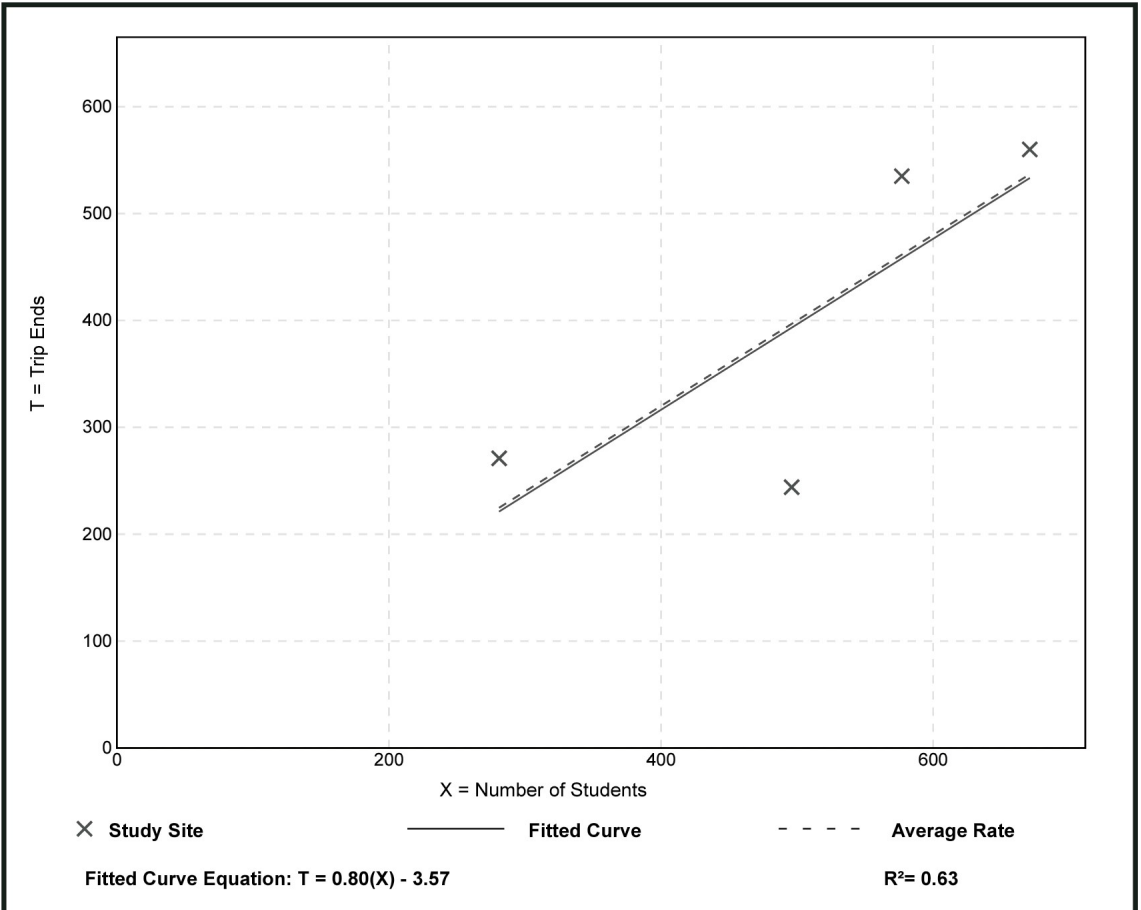
Setting/Location: General Urban/Suburban
 Number of Studies: 4
 Avg. Num. of Students: 506
 Directional Distribution: 61% entering, 39% exiting

Vehicle Trip Generation per Student

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.80 | 0.49 - 0.96 | 0.21 |

Data Plot and Equation

Caution – Small Sample Size



Private School (K-12) (536)

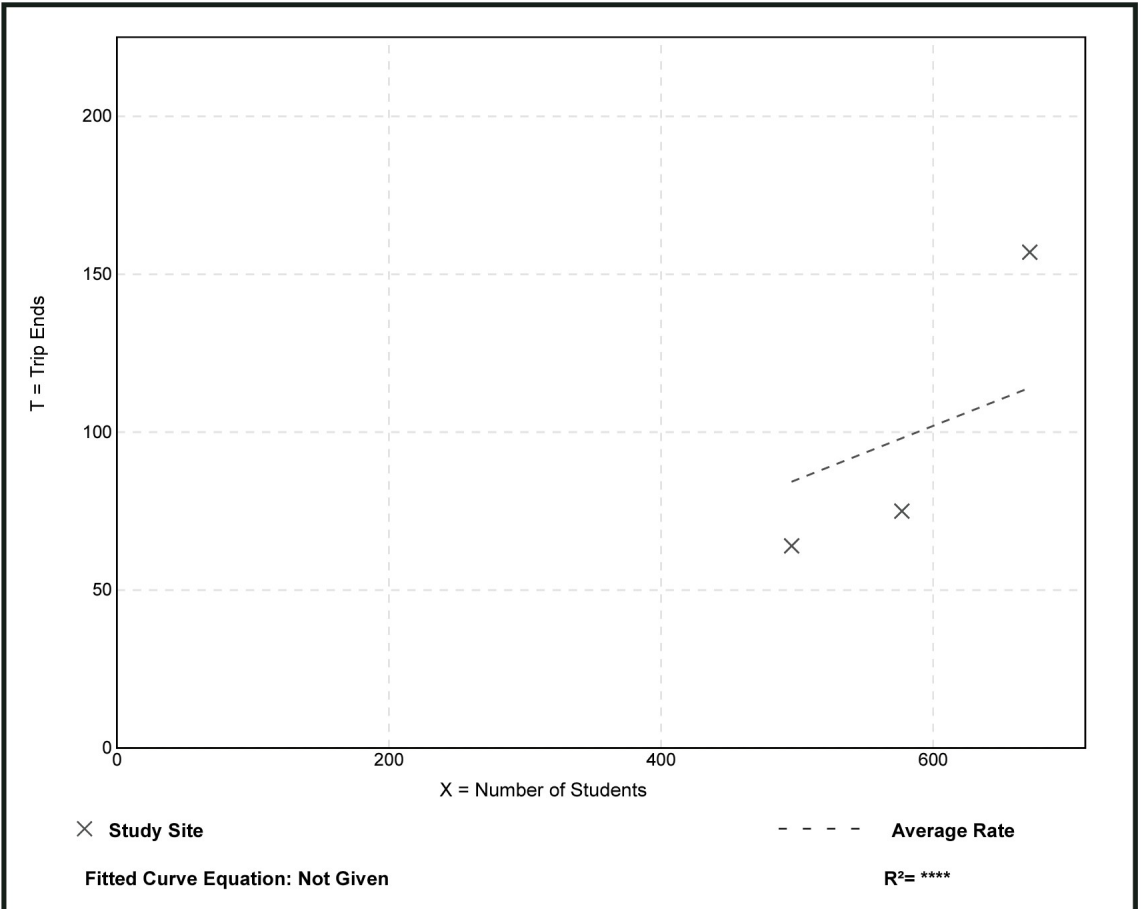
Vehicle Trip Ends vs: Students
On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 4 and 6 p.m.
Setting/Location: General Urban/Suburban
 Number of Studies: 3
 Avg. Num. of Students: 581
 Directional Distribution: 43% entering, 57% exiting

Vehicle Trip Generation per Student

| Average Rate | Range of Rates | Standard Deviation |
|--------------|----------------|--------------------|
| 0.17 | 0.13 - 0.23 | 0.21 |

Data Plot and Equation

Caution – Small Sample Size



Traffic Counts and Level of Service Report Fall 2018

| Roadway Name | Location | STATION ID | AADT | Last Count Year | Pk Hr Service Capacity | AM Pk Hr Pk Dir | | | PM Pk Hr Pk Dir | | |
|----------------|-------------------------------|------------|---------------|-----------------|------------------------|-----------------|----------|--------------|-----------------|----------|--------------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| 2ND ST | CITRUS AVE to ORANGE AVE | 601 | 2,200 | 2017 | 540 | 193 | C | 0.715 | 163 | C | 0.604 |
| 2ND ST | ORANGE AVE to AVENUE A | 602 | 2,167 | 2017 | 540 | 138 | C | 0.511 | 130 | C | 0.481 |
| 7TH ST | SUNRISE BLVD to GEORGIA AVE | 519 | 1,500 | 2019 | 600 | 98 | C | 0.327 | 110 | C | 0.367 |
| 7TH ST | GEORGIA AVE to DELAWARE AVE | 517 | 2,100 | 2019 | 790 | 127 | C | 0.326 | 133 | C | 0.341 |
| 7TH ST | DELAWARE AVE to CITRUS AVE | 515 | 3,100 | 2019 | 790 | 187 | C | 0.479 | 185 | C | 0.474 |
| 7TH ST | CITRUS AVE to ORANGE AVE | 515 | 3,100 | 2019 | 750 | 187 | C | 0.505 | 185 | C | 0.500 |
| 7TH ST | ORANGE AVE to AVENUE C | 603 | 3,047 | 2016 | 750 | 209 | C | 0.565 | 230 | C | 0.622 |
| 7TH ST | AVENUE C to AE BACKUS AVE | 603 | 3,047 | 2016 | 540 | 209 | C | 0.774 | 230 | C | 0.852 |
| 7TH ST | AE BACKUS AVE to AVENUE D | 603 | 3,047 | 2016 | 750 | 209 | C | 0.565 | 230 | C | 0.622 |
| 7TH ST | AVENUE D to AVENUE H | 604 | 1,833 | 2017 | 750 | 120 | C | 0.324 | 118 | C | 0.319 |
| 10TH ST | DELAWARE AVE to AVENUE C | 605 | (117) | 2017 | 600 | -12 | B | -0.040 | -12 | B | -0.040 |
| 10TH ST | AVENUE C to AVENUE D | 605 | (117) | 2017 | 540 | -12 | B | -0.044 | -12 | B | -0.044 |
| 13TH ST | VIRGINIA AVE to NEBRASKA AVE | 527 | 6,756 | 2016 | 750 | 369 | C | 0.997 | 425 | D | 0.567 |
| 13TH ST | NEBRASKA AVE to GEORGIA AVE | 527 | 6,756 | 2016 | 790 | 369 | C | 0.946 | 425 | D | 0.538 |
| 13TH ST | GEORGIA AVE to DELAWARE AVE | 525 | 4,898 | 2017 | 750 | 284 | C | 0.768 | 268 | C | 0.724 |
| 13TH ST | DELAWARE AVE to ORANGE AVE | 523 | 4,060 | 2017 | 750 | 268 | C | 0.724 | 250 | C | 0.676 |
| 13TH ST | ORANGE AVE to AVENUE B | 521 | 2,950 | 2017 | 750 | 174 | C | 0.470 | 170 | C | 0.459 |
| 13TH ST | AVENUE B to AVENUE D | 521 | 2,950 | 2017 | 750 | 174 | C | 0.470 | 170 | C | 0.459 |
| 13TH ST | AVENUE D to AVENUE H | 165 | 2,927 | 2017 | 750 | 174 | C | 0.470 | 162 | C | 0.438 |
| 13TH ST | AVENUE H to AVENUE Q | 165 | 2,927 | 2017 | 540 | 174 | C | 0.644 | 162 | C | 0.600 |
| 17TH ST | GEORGIA AVE to DELAWARE AVE | 606 | 3,133 | 2016 | 600 | 173 | C | 0.577 | 174 | C | 0.580 |
| 17TH ST | DELAWARE AVE to ORANGE AVE | 607 | 6,900 | 2016 | 790 | 350 | C | 0.897 | 333 | C | 0.854 |
| 17TH ST | ORANGE AVE to AVENUE Q | 608 | 4,000 | 2016 | 750 | 234 | C | 0.632 | 224 | C | 0.605 |
| 25TH ST | MIDWAY RD to BELL AVE | 940016 | 19,100 | 2017 | 2,100 | No Data | No Data | No Data | No Data | No Data | No Data |
| 25TH ST | BELL AVE to EDWARDS RD | 159 | 17,500 | 2019 | 2,100 | 970 | C | 0.483 | 968 | C | 0.482 |

* Note: A six digit number in the "STATION ID" column identifies segment counted by FDOT

* Volumes shown were adjusted using FDOT Seasonal Factors

* AADT = Annual Average Daily Traffic (volumes for both directions where applicable)

*** Counts with an ID format of 6 digits have data extracted from FDOT count stations. AADT was extracted from the FDOT AADT Report and peak hour data was extracted from the station synopsis report. Peak hour data is raw data from the report with no additional factors applied.**

Traffic Counts and Level of Service Report Fall 2018

| Roadway Name | Location | STATION ID | AADT | Last Count Year | Pk Hr Service Capacity | AM Pk Hr Pk Dir | | | PM Pk Hr Pk Dir | | |
|---------------|--------------------------------------|------------|--------|-----------------|------------------------|-----------------|---------|---------|-----------------|---------|---------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| 25TH ST | EDWARDS RD to CORTEZ BLVD | 940021 | 23,000 | 2017 | 2,000 | 971 | C | 0.508 | 1,159 | C | 0.607 |
| 25TH ST | CORTEZ BLVD to VIRGINIA AVE | 529 | 23,000 | 2019 | 2,000 | 1,341 | C | 0.702 | 1,410 | C | 0.738 |
| 25TH ST | VIRIGINIA AVE to NEBRASKA AVE | 940015 | 20,500 | 2017 | 2,000 | 930 | C | 0.487 | 904 | C | 0.473 |
| 25TH ST | NEBRASKA AVE to OKEECHOBEE RD | 940015 | 20,500 | 2017 | 2,000 | 930 | C | 0.487 | 904 | C | 0.473 |
| 25TH ST | OKEECHOBEE RD to DELAWARE AVE | 609 | 20,187 | 2017 | 1,630 | 1,037 | D | 0.636 | 985 | D | 0.604 |
| 25TH ST | DELAWARE AVE to ORANGE AVE | 940014 | 21,000 | 2017 | 1,630 | 837 | D | 0.513 | 913 | D | 0.560 |
| 25TH ST | ORANGE AVE to AVENUE D | 610 | 13,583 | 2016 | 1,630 | 588 | C | 0.805 | 577 | C | 0.790 |
| 25TH ST | AVENUE D to AVENUE Q | 940050 | 19,900 | 2017 | 1,630 | 759 | D | 0.466 | 791 | D | 0.485 |
| 25TH ST | AVENUE Q to JUANITA AVE | 945152 | 14,300 | 2017 | 2,000 | 565 | C | 0.296 | 722 | C | 0.378 |
| 25TH ST | JUANITA AVE to ST LUCIE BLVD | 940791 | 0 | 2013 | 2,100 | No Data | No Data | No Data | No Data | No Data | No Data |
| 25TH ST | ST LUCIE BLVD to US 1 | 945165 | 7,300 | 2017 | 2,100 | 387 | C | 0.193 | 393 | C | 0.196 |
| 33RD ST | OKEECHOBEE RD to DELAWARE AVE | 611 | 5,700 | 2016 | 750 | 333 | C | 0.900 | 273 | C | 0.738 |
| 33RD ST | DELAWARE AVE to ORANGE AVE | 948507 | 5,500 | 2017 | 790 | No Data | No Data | No Data | No Data | No Data | No Data |
| 35TH ST | KIRBY LOOP RD to CORTEZ BLVD | 612 | 6,983 | 2016 | 540 | 557 | E | 0.960 | 417 | D | 0.772 |
| 35TH ST | CORTEZ BLVD to VIRGINIA AVE | 612 | 6,983 | 2016 | 790 | 557 | D | 0.705 | 417 | D | 0.528 |
| 35TH ST | VIRGINIA AVE to OKEECHOBEE RD | 613 | 4,533 | 2016 | 750 | 275 | C | 0.743 | 276 | C | 0.746 |
| 53RD ST | ANGLE RD to JUANITA AVE | 614 | 2,700 | 2016 | 540 | 144 | C | 0.533 | 159 | C | 0.589 |
| AE BACKUS AVE | 7TH ST to US 1 | 632 | 1,000 | 2017 | 750 | 68 | C | 0.184 | 78 | C | 0.211 |
| AIROSO BLVD | PORT ST LUCIE BLVD to CROSSTOWN PKWY | 303 | 18,227 | 2017 | 2,100 | 1,188 | C | 0.591 | 986 | C | 0.491 |
| AIROSO BLVD | CROSSTOWN PKWY to PRIMA VISTA BLVD | 243 | 15,626 | 2017 | 2,100 | 779 | C | 0.388 | 797 | C | 0.397 |
| AIROSO BLVD | PRIMA VISTA BLVD to FLORESTA DR | 101 | 14,057 | 2017 | 2,000 | 736 | C | 0.385 | 745 | C | 0.390 |
| AIROSO BLVD | FLORESTA DR to ST JAMES DR | 301 | 21,206 | 2017 | 2,100 | 1,167 | C | 0.581 | 1,067 | C | 0.531 |
| ANGLE RD | ORANGE AVE to AVENUE D | 100 | 8,183 | 2017 | 790 | 441 | D | 0.558 | 419 | D | 0.530 |
| ANGLE RD | AVENUE D to AVENUE Q | 100 | 8,183 | 2017 | 540 | 441 | D | 0.817 | 419 | D | 0.776 |
| ANGLE RD | AVENUE Q to 53RD ST | 615 | 6,617 | 2016 | 600 | 382 | D | 0.637 | 324 | D | 0.540 |

* Note: A six digit number in the "STATION ID" column identifies segment counted by FDOT

* Volumes shown were adjusted using FDOT Seasonal Factors

* AADT = Annual Average Daily Traffic (volumes for both directions where applicable)

* Counts with an ID format of 6 digits have data extracted from FDOT count stations. AADT was extracted from the FDOT AADT Report and peak hour data was extracted from the station synopsis report. Peak hour data is raw data from the report with no additional factors applied.

Traffic Counts and Level of Service Report Fall 2018

| Roadway Name | Location | STATION ID | AADT | Last Count Year | Pk Hr Service Capacity | AM Pk Hr Pk Dir | | | PM Pk Hr Pk Dir | | |
|--------------------|---------------------------------------|------------|---------------|-----------------|------------------------|-----------------|----------|--------------|-----------------|----------|--------------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| CROSSROADS PKWY | OKEECHOBEE RD to KINGS HWY | 649 | 1,950 | 2017 | 790 | 98 | C | 0.251 | 97 | C | 0.249 |
| DARWIN BLVD | BECKER RD to PAAR DR | 235 | 7,500 | 2018 | 630 | 748 | F | 1.187 | 660 | F | 1.048 |
| DARWIN BLVD | PAAR DR to TULIP BLVD | 235 | 7,500 | 2018 | 920 | 748 | C | 0.860 | 660 | C | 0.759 |
| DARWIN BLVD | TULIP BLVD to PORT ST LUCIE BLVD | 659 | 12,500 | 2018 | 920 | 608 | C | 0.699 | 597 | C | 0.686 |
| DEL RIO BLVD | PORT ST LUCIE BLVD to CALIFORNIA BLVD | 311 | 11,000 | 2018 | 920 | 618 | C | 0.710 | 574 | C | 0.660 |
| DEL RIO BLVD | CALIFORNIA BLVD to CASHMERE BLVD | 660 | 6,636 | 2016 | 880 | 400 | C | 0.482 | 345 | C | 0.416 |
| DEL RIO BLVD | CASHMERE BLVD to CALIFORNIA BLVD | 661 | 4,700 | 2017 | 880 | 275 | C | 0.331 | 288 | C | 0.347 |
| DELAWARE AVE | HARTMAN RD to 33RD ST | 662 | 1,717 | 2016 | 600 | 266 | C | 0.887 | 214 | C | 0.713 |
| DELAWARE AVE | 33RD ST to 25TH ST | 500 | 3,345 | 2017 | 1,710 | 222 | C | 0.288 | 254 | C | 0.330 |
| DELAWARE AVE | 25TH ST to OKEECHOBEE RD | 948526 | 2,700 | 2017 | 1,220 | 82 | C | 0.149 | 140 | C | 0.255 |
| DELAWARE AVE | OKEECHOBEE RD to 13TH ST | 663 | 9,983 | 2016 | 790 | 536 | D | 0.678 | 550 | D | 0.696 |
| DELAWARE AVE | 13TH ST to 10TH ST | 664 | 7,497 | 2017 | 750 | 504 | D | 0.672 | 417 | D | 0.556 |
| DELAWARE AVE | 10TH ST to 7TH ST | 664 | 7,497 | 2017 | 600 | 504 | D | 0.840 | 417 | D | 0.695 |
| DELAWARE AVE | 7TH ST to US 1 | 665 | 7,117 | 2016 | 750 | 457 | D | 0.609 | 426 | D | 0.568 |
| EAST TORINO PKWY | CASHMERE BLVD to TORINO PKWY | 710 | 11,000 | 2018 | 830 | 708 | C | 0.908 | 613 | C | 0.786 |
| EAST TORINO PKWY | TORINO PKWY to MIDWAY RD | 237 | 13,000 | 2018 | 880 | 862 | D | 0.980 | 813 | C | 0.980 |
| EASY ST | US 1 to BUCHANAN DR | 106 | 5,400 | 2018 | 750 | 404 | D | 0.539 | 324 | C | 0.876 |
| EASY ST | BUCHANAN DR to YUCCA DR | 106 | 5,400 | 2018 | 540 | 404 | D | 0.748 | 324 | D | 0.600 |
| EDWARDS RD | JENKINS RD to MCNEIL RD | 174 | 11,000 | 2019 | 630 | 535 | C | 0.892 | 558 | C | 0.930 |
| EDWARDS RD | MCNEIL RD to SELVITZ RD | 174 | 11,000 | 2019 | 700 | 535 | C | 0.811 | 558 | C | 0.845 |
| EDWARDS RD | SELVITZ RD to 25TH ST | 110 | 15,000 | 2019 | 880 | 804 | C | 0.969 | 792 | C | 0.954 |
| EDWARDS RD | 25TH ST to SUNRISE BLVD | 108 | 17,000 | 2019 | 1,630 | 893 | D | 0.548 | 883 | D | 0.542 |
| EDWARDS RD | SUNRISE BLVD to OLEANDER AVE | 502 | 15,000 | 2019 | 1,630 | 744 | D | 0.456 | 725 | C | 0.993 |
| EDWARDS RD | OLEANDER AVE to US 1 | 173 | 10,500 | 2019 | 1,630 | 578 | C | 0.792 | 504 | C | 0.690 |
| FARMER'S MARKET RD | OLEANDER AVE to US 1 | 112 | 2,100 | 2019 | 750 | 145 | C | 0.392 | 142 | C | 0.384 |

* Note: A six digit number in the "STATION ID" column identifies segment counted by FDOT

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Traffic Counts and Level of Service Report Fall 2018

| Roadway Name | Location | STATION ID | AADT | Last Count Year | Pk Hr Service Capacity | AM Pk Hr Pk Dir | | | PM Pk Hr Pk Dir | | |
|-------------------|-----------------------------------|------------|--------|-----------------|------------------------|-----------------|---------|---------|-----------------|---------|---------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| GLADES CUT-OFF RD | JENKINS RD to SELVITZ RD | 113 | 6,303 | 2016 | 830 | 400 | C | 0.513 | 384 | C | 0.492 |
| GRAHAM RD | KINGS HWY to JENKINS RD | 669 | 3,633 | 2017 | 630 | 249 | C | 0.415 | 237 | C | 0.395 |
| GREEN RIVER PKWY | MARTIN C.L. to WALTON RD | 319 | 4,600 | 2018 | 1,070 | 325 | B | 0.855 | 321 | B | 0.845 |
| HARTMAN RD | OKEECHOBEE RD to PETERSON RD | 670 | 5,767 | 2017 | 750 | 382 | D | 0.509 | 351 | C | 0.949 |
| HARTMAN RD | PETERSON RD to DELAWARE AVE | 670 | 5,767 | 2017 | 540 | 382 | D | 0.707 | 351 | D | 0.650 |
| HARTMAN RD | DELAWARE AVE to ORANGE AVE | 670 | 5,767 | 2017 | 790 | 382 | C | 0.979 | 351 | C | 0.900 |
| HEADER CANAL RD | OKEECHOBEE RD to ORANGE AVE | 121 | 650 | 2019 | 670 | 54 | B | 0.245 | 65 | B | 0.295 |
| HILLMOOR DR | US 1 to LENNARD RD | 671 | 8,211 | 2016 | 790 | 467 | D | 0.591 | 400 | D | 0.506 |
| I-95 | GATLIN BLVD to ST LUCIE WEST BLVD | 941901 | 77,000 | 2017 | 4,580 | 3,066 | B | 0.913 | 3,170 | B | 0.943 |
| I-95 | ST LUCIE WEST BLVD to MIDWAY RD | 941904 | 68,500 | 2017 | 4,580 | No Data | No Data | No Data | No Data | No Data | No Data |
| I-95 | MIDWAY RD to OKEECHOBEE RD | 941902 | 78,500 | 2017 | 4,580 | No Data | No Data | No Data | No Data | No Data | No Data |
| I-95 | OKEECHOBEE RD to ORANGE AVE | 941903 | 0 | 2009 | 7,320 | No Data | No Data | No Data | No Data | No Data | No Data |
| I-95 | ORANGE AVE to INDRIO RD | 941905 | 44,000 | 2017 | 7,320 | 1,545 | B | 0.343 | 1,648 | B | 0.366 |
| INDIAN RIVER DR | CITRUS AVE to ORANGE AVE | 945029 | 7,100 | 2017 | 750 | 413 | D | 0.551 | 384 | D | 0.512 |
| INDIAN RIVER DR | ORANGE AVE to AVENUE A | 940003 | 7,200 | 2017 | 750 | 258 | C | 0.697 | 322 | C | 0.870 |
| INDIAN RIVER DR | AVENUE D to SEAWAY DR | 940004 | 7,000 | 2017 | 790 | 291 | C | 0.746 | 450 | D | 0.570 |
| INDIAN RIVER DR | AVENUE A to AVENUE D | 940004 | 7,000 | 2017 | 540 | 291 | D | 0.539 | 450 | D | 0.833 |
| INDRIO RD | PRIVATE RD to I-95 W RAMP | 940128 | 1,600 | 2017 | 1,080 | 118 | B | 0.288 | 110 | B | 0.268 |
| INDRIO RD | I-95 W RAMP to I-95 E RAMP | 940128 | 1,600 | 2017 | 3,240 | 118 | B | 0.065 | 110 | B | 0.061 |
| INDRIO RD | I-95 E RAMP to KOBLEGARD RD | 940038 | 11,700 | 2017 | 3,240 | 600 | B | 0.331 | 600 | B | 0.331 |
| INDRIO RD | KOBLEGARD RD to JOHNSTON RD | 940038 | 11,700 | 2017 | 700 | 600 | C | 0.909 | 600 | C | 0.909 |
| INDRIO RD | JOHNSTON RD to EMERSON AVE | 940038 | 11,700 | 2017 | 880 | 600 | C | 0.723 | 600 | C | 0.723 |
| INDRIO RD | EMERSON RD to SEMINOLE RD | 940281 | 10,500 | 2017 | 920 | 494 | C | 0.568 | 492 | C | 0.566 |
| INDRIO RD | SEMINOLE RD to KINGS HWY | 940281 | 10,500 | 2017 | 790 | 494 | D | 0.625 | 492 | D | 0.623 |
| INDRIO RD | KINGS HWY to SLASH PINE TRL | 114 | 5,509 | 2016 | 790 | 356 | C | 0.913 | 341 | C | 0.874 |

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Traffic Counts and Level of Service Report Fall 2018

| Roadway Name | Location | STATION ID | AADT | Last Count Year | Pk Hr Service Capacity | AM Pk Hr Pk Dir | | | PM Pk Hr Pk Dir | | |
|---------------|----------------------------------|------------|--------|-----------------|------------------------|-----------------|-----|-------|-----------------|-----|-------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| INDRIO RD | SLASH PINE TRL to US 1 | 114 | 5,509 | 2016 | 920 | 356 | C | 0.409 | 341 | C | 0.392 |
| INDRIO RD | US 1 to OLD DIXIE HWY | 672 | 933 | 2016 | 750 | 65 | C | 0.176 | 88 | C | 0.238 |
| JENNINGS RD | US 1 to LENNARD RD | 673 | 4,567 | 2016 | 2,100 | 302 | C | 0.150 | 246 | C | 0.122 |
| JENKINS RD | EDWARDS RD to OKEECHOBEE RD | 133 | 10,500 | 2019 | 880 | 529 | C | 0.637 | 568 | C | 0.684 |
| JENKINS RD | OKEECHOBEE RD to GRAHAM RD | 131 | 10,120 | 2017 | 920 | 604 | C | 0.694 | 606 | C | 0.697 |
| JENKINS RD | GRAHAM RD to PETERSON RD | 131 | 10,120 | 2017 | 630 | 604 | D | 0.959 | 606 | D | 0.962 |
| JENKINS RD | PETERSON RD to ORANGE AVE | 131 | 10,120 | 2017 | 920 | 604 | C | 0.694 | 606 | C | 0.697 |
| JOHNSTON RD | ANGLE RD to L20 | 674 | 2,500 | 2016 | 1,070 | 170 | B | 0.447 | 164 | B | 0.432 |
| JOHNSTON RD | L20 to INDRIOR RD | 675 | 2,133 | 2017 | 1,070 | 135 | B | 0.355 | 132 | B | 0.347 |
| JOHNSTON RD | INDRIO RD to INDIAN RIVER C.L. | 135 | 7,435 | 2016 | 1,070 | 449 | C | 0.591 | 449 | C | 0.591 |
| JUANITA AVE | 53RD ST to 25TH ST | 122 | 2,688 | 2017 | 750 | 173 | C | 0.468 | 158 | C | 0.427 |
| JUANITA AVE | 25TH ST to US 1 | 120 | 3,415 | 2017 | 750 | 191 | C | 0.516 | 187 | C | 0.505 |
| KEEN RD | ANGLE RD to ST LUCIE BLVD | 129 | 3,100 | 2019 | 630 | 187 | C | 0.312 | 218 | C | 0.363 |
| KINGS HWY | OKEECHOBEE RD to CROSSROADS PKWY | 940757 | 12,800 | 2017 | 830 | 453 | C | 0.546 | 516 | C | 0.622 |
| KINGS HWY | CROSSROADS PKWY to GRAHAM RD | 940757 | 12,800 | 2017 | 660 | 453 | C | 0.686 | 516 | C | 0.782 |
| KINGS HWY | GRAHAM RD to PICOS RD | 940076 | 9,500 | 2017 | 660 | 341 | C | 0.517 | 428 | C | 0.648 |
| KINGS HWY | PICOS RD to ORANGE AVE | 940076 | 9,500 | 2017 | 830 | 341 | C | 0.411 | 428 | C | 0.516 |
| KINGS HWY | ORANGE AVE to ANGLE RD | 940077 | 18,400 | 2017 | 870 | 734 | C | 0.844 | 810 | C | 0.931 |
| KINGS HWY | ANGLE RD to ST LUCIE BLVD | 940751 | 12,900 | 2017 | 830 | 550 | C | 0.663 | 582 | C | 0.701 |
| KINGS HWY | ST LUCIE BLVD to INDRIOR RD | 940006 | 15,300 | 2017 | 830 | 749 | C | 0.902 | 793 | C | 0.955 |
| KITTERMAN RD | OLEANDER AVE to US 1 | 124 | 3,400 | 2018 | 750 | 223 | C | 0.603 | 203 | C | 0.549 |
| KITTERMAN RD | US 1 to LENNARD EXT | 678 | 2,267 | 2017 | 750 | 129 | C | 0.349 | 131 | C | 0.354 |
| KIRBY LOOP RD | EDWARDS RD to 35TH ST | 677 | 4,347 | 2016 | 630 | 287 | C | 0.478 | 352 | C | 0.587 |
| LENNARD RD | US 1 to MELALEUCA BLVD | 325 | 19,524 | 2017 | 1,710 | 1,128 | D | 0.660 | 1,082 | D | 0.633 |
| LENNARD RD | MELALEUCA BLVD to JENNINGS RD | 325 | 19,524 | 2017 | 1,630 | 1,128 | D | 0.692 | 1,082 | D | 0.664 |

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Traffic Counts and Level of Service Report Fall 2018

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|------------------|---|------------|--------|-----------------|------------------------|-----------------|---------|---------|-----------------|---------|---------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| MORNINGSIDE BLVD | WESTMORELAND BLVD to PORT ST LUCIE BLVD | 333 | 2,730 | 2017 | 920 | 164 | C | 0.189 | 157 | C | 0.180 |
| MORNINGSIDE BLVD | PORT ST LUCIE BLVD to LYGATE DR | 331 | 4,620 | 2016 | 880 | 314 | C | 0.378 | 301 | C | 0.363 |
| NEBRASKA AVE | 25TH ST to 13TH ST | 684 | 3,800 | 2017 | 1,710 | 236 | C | 0.306 | 199 | C | 0.258 |
| OAKRIDGE DR | MOUNTWELL ST to OAKLYN ST | 621 | 7,217 | 2016 | 700 | 385 | C | 0.583 | 336 | C | 0.509 |
| OHIO AVE | SUNRISE BLVD to COLONIAL RD | 686 | 4,100 | 2017 | 540 | 243 | C | 0.900 | 237 | C | 0.878 |
| OHIO AVE | COLONIAL RD to US 1 | 686 | 4,100 | 2017 | 750 | 243 | C | 0.657 | 237 | C | 0.641 |
| OKEECHOBEE RD | OKEECHOBEE C.L. to BLUEFIELD RD | 687 | 10,000 | 2019 | 1,010 | 485 | B | 0.480 | 486 | B | 0.481 |
| OKEECHOBEE RD | BLUEFIELD RD to CARLTON RD | 687 | 10,000 | 2019 | 1,270 | 485 | B | 0.382 | 486 | B | 0.383 |
| OKEECHOBEE RD | CARLTON RD to SNEED RD | 940039 | 6,800 | 2017 | 1,340 | 178 | B | 0.133 | 203 | B | 0.151 |
| OKEECHOBEE RD | IDEAL HOLDING RD to HEADER CANAL RD | 940039 | 6,800 | 2017 | 1,340 | 178 | B | 0.133 | 203 | B | 0.151 |
| OKEECHOBEE RD | SNEED RD to IDEAL HOLDING RD | 940039 | 6,800 | 2017 | 1,340 | 178 | B | 0.133 | 203 | B | 0.151 |
| OKEECHOBEE RD | HEADER CANAL RD to MIDWAY RD | 940039 | 6,800 | 2017 | 1,740 | 178 | B | 0.102 | 203 | B | 0.117 |
| OKEECHOBEE RD | MIDWAY RD to SHINN RD | 940039 | 6,800 | 2017 | 1,740 | 178 | B | 0.102 | 203 | B | 0.117 |
| OKEECHOBEE RD | SHINN RD to MCCARTY RD | 940195 | 5,451 | 2017 | 1,810 | No Data | No Data | No Data | No Data | No Data | No Data |
| OKEECHOBEE RD | MCCARTY RD to FLORIDA'S TURNPIKE | 940025 | 11,600 | 2017 | 1,810 | 417 | B | 0.230 | 502 | B | 0.277 |
| OKEECHOBEE RD | FLORIDA'S TURNPIKE to KINGS HWY | 940025 | 11,600 | 2017 | 2,010 | 417 | C | 0.207 | 502 | C | 0.250 |
| OKEECHOBEE RD | KINGS HWY to CROSSROADS PKWY | 940748 | 29,500 | 2017 | 4,170 | 1,090 | C | 0.261 | 1,102 | C | 0.264 |
| OKEECHOBEE RD | CROSSROADS PKWY to I-95 | 940106 | 33,000 | 2017 | 4,170 | 1,137 | C | 0.273 | 1,164 | C | 0.279 |
| OKEECHOBEE RD | I-95 to JENKINS RD | 940029 | 34,500 | 2017 | 4,240 | 1,810 | C | 0.434 | 1,542 | C | 0.370 |
| OKEECHOBEE RD | JENKINS RD to MCNEIL RD | 940029 | 34,500 | 2017 | 4,040 | 1,810 | C | 0.456 | 1,542 | C | 0.388 |
| OKEECHOBEE RD | MCNEIL RD to VIRGINIA AVE | 940742 | 31,500 | 2017 | 3,170 | 1,365 | C | 0.442 | 1,551 | C | 0.502 |
| OKEECHOBEE RD | VIRGINIA AVE to HARTMAN RD | 688 | 11,500 | 2016 | 2,100 | 631 | C | 0.314 | 631 | C | 0.314 |
| OKEECHOBEE RD | HARTMAN RD to 35TH ST | 688 | 11,500 | 2016 | 1,630 | 631 | C | 0.864 | 631 | C | 0.864 |
| OKEECHOBEE RD | 35TH ST to 25TH ST | 689 | 13,083 | 2016 | 1,630 | 724 | C | 0.992 | 727 | C | 0.996 |
| OKEECHOBEE RD | 25TH ST to GEORGIA AVE | 690 | 12,083 | 2016 | 1,630 | 719 | C | 0.985 | 674 | C | 0.923 |

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|--------------------|--|------------|---------------|-----------------|------------------------|-----------------|----------|--------------|-----------------|----------|--------------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| PORT ST LUCIE BLVD | FLORESTA DR to VETERANS MEMORIAL PKWY | 940778 | 63,000 | 2017 | 3,020 | 3,227 | F | 1.069 | 2,344 | C | 0.797 |
| PORT ST LUCIE BLVD | VETERANS MEMORIAL PKWY to MORNINGSIDE BLVD | 940776 | 44,500 | 2017 | 3,020 | 2,341 | C | 0.796 | 1,949 | C | 0.663 |
| PORT ST LUCIE BLVD | MORNINGSIDE BLVD to US 1 | 945072 | 43,500 | 2017 | 3,170 | 1,944 | C | 0.629 | 1,879 | C | 0.608 |
| PRIMA VISTA BLVD | BAYSHORE BLVD to AIROSO BLVD | 314 | 26,000 | 2018 | 2,100 | 1,232 | C | 0.613 | 1,241 | C | 0.617 |
| PRIMA VISTA BLVD | AIROSO BLVD to FLORESTA DR | 150 | 25,000 | 2018 | 2,100 | 1,151 | C | 0.573 | 1,079 | C | 0.537 |
| PRIMA VISTA BLVD | FLORESTA DR to NARANJA AVE | 148 | 39,000 | 2018 | 2,100 | 2,301 | F | 1.096 | 2,250 | F | 1.071 |
| PRIMA VISTA BLVD | NARANJA AVE to RIO MAR DR | 148 | 39,000 | 2018 | 2,000 | 2,301 | F | 1.151 | 2,250 | F | 1.125 |
| PRIMA VISTA BLVD | RIO MAR DR to US 1 | 146 | 21,500 | 2018 | 2,100 | 1,045 | C | 0.520 | 953 | C | 0.474 |
| PRIMA VISTA BLVD | US 1 to LENNARD RD | 699 | 7,267 | 2017 | 1,710 | 441 | C | 0.573 | 444 | C | 0.577 |
| RANGE LINE RD | MARTIN C.L. to GLADES CUT-OFF RD | 145 | 2,400 | 2019 | 1,080 | 161 | B | 0.393 | 160 | B | 0.390 |
| RIO MAR DR | PRIMA VISTA BLVD to BEACH AVE | 147 | 5,553 | 2016 | 750 | 283 | C | 0.765 | 354 | C | 0.957 |
| RIO MAR DR | BEACH AVE to US 1 | 147 | 5,553 | 2016 | 790 | 283 | C | 0.726 | 354 | C | 0.908 |
| ROSSER BLVD | APRICOT RD to GATLIN BLVD | 948510 | 3,900 | 2017 | 920 | No Data | No Data | No Data | No Data | No Data | No Data |
| ROSSER BLVD | PAAR DR to APRICOT RD | 948510 | 3,900 | 2017 | 1,070 | No Data | No Data | No Data | No Data | No Data | No Data |
| SAVONA BLVD | BECKER RD to PAAR DR | 236 | 8,765 | 2017 | 790 | 850 | F | 1.012 | 760 | D | 0.962 |
| SAVONA BLVD | PAAR DR to GATLIN BLVD | 236 | 8,765 | 2017 | 750 | 850 | F | 1.063 | 760 | E | 0.950 |
| SAVONA BLVD | GATLIN BLVD to CALIFORNIA BLVD | 702 | 13,500 | 2018 | 790 | 675 | D | 0.854 | 662 | D | 0.838 |
| SAVAGE BLVD | GATLIN BLVD to GALIANO RD | 168 | 4,300 | 2018 | 920 | 283 | C | 0.325 | 228 | C | 0.262 |
| SAVANNAH RD | US 1 to INDIAN RIVER DR | 514 | 2,200 | 2019 | 540 | 156 | C | 0.578 | 154 | C | 0.570 |
| SELVITZ RD | BAYSHORE BLVD to ST JAMES BLVD | 948501 | 8,600 | 2017 | 750 | No Data | No Data | No Data | No Data | No Data | No Data |
| SELVITZ RD | ST JAMES BLVD to MIDWAY RD | 948501 | 8,600 | 2017 | 750 | No Data | No Data | No Data | No Data | No Data | No Data |
| SELVITZ RD | MIDWAY RD to GLADES CUT-OFF RD | 703 | 9,400 | 2019 | 700 | 629 | C | 0.953 | 582 | C | 0.882 |
| SELVITZ RD | GLADES CUT-OFF RD to EDWARDS RD | 704 | 14,500 | 2019 | 790 | 843 | F | 14 | 806 | E | 0.960 |
| SHINN RD | MIDWAY RD to OKEECHOBEE RD | 705 | 750 | 2017 | 580 | 49 | C | 0.096 | 47 | C | 0.092 |
| SHINN RD | OKEECHOBEE RD to ORANGE AVE | 149 | 1,000 | 2019 | 1,080 | 75 | B | 0.183 | 76 | B | 0.185 |

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|------------------------|---|------------|--------|-----------------|------------------------|-----------------|-----|-------|-----------------|-----|-------|
| | | | | | | Volume | LOS | V/C | Volume | LOS | V/C |
| US 1 | ST LUCIE BLVD to 25TH ST | 940009 | 18,700 | 2017 | 2,100 | 959 | C | 0.477 | 1,149 | C | 0.572 |
| US 1 | 25TH ST to INDRIIO RD | 940009 | 18,700 | 2017 | 2,100 | 959 | C | 0.477 | 1,149 | C | 0.572 |
| US 1 | INDRIIO RD to TURNPIKE FEEDER RD | 940107 | 21,200 | 2017 | 2,100 | 970 | C | 0.483 | 1,328 | C | 0.661 |
| US 1 | TURNPIKE FEEDER RD to INDIAN RIVER C.L. | 940107 | 21,200 | 2017 | 2,100 | 970 | C | 0.483 | 1,328 | C | 0.661 |
| VETERANS MEMORIAL PKWY | PORT ST LUCIE BLVD to LYGATE DR | 329 | 18,607 | 2017 | 2,100 | 1,015 | C | 0.505 | 1,008 | C | 0.501 |
| VETERANS MEMORIAL PKWY | LYGATE DR to US 1 | 327 | 14,619 | 2017 | 2,100 | 741 | C | 0.369 | 788 | C | 0.392 |
| VILLAGE GREEN DR | US 1 to WALTON RD | 716 | 9,567 | 2017 | 2,100 | 617 | C | 0.307 | 573 | C | 0.285 |
| VILLAGE GREEN DR | WALTON RD to TIFFANY AVE | 717 | 4,533 | 2017 | 920 | 244 | C | 0.280 | 230 | C | 0.264 |
| VIRGINIA AVE | 35TH ST to 25TH ST | 940032 | 20,900 | 2017 | 3,020 | 905 | C | 0.308 | 951 | C | 0.323 |
| VIRGINIA AVE | OKEECHOBEE RD to HARTMAN RD | 940030 | 20,300 | 2017 | 3,020 | 1,077 | C | 0.366 | 984 | C | 0.335 |
| VIRGINIA AVE | HARTMAN RD to 35TH ST | 940030 | 20,300 | 2017 | 3,020 | 1,077 | C | 0.366 | 984 | C | 0.335 |
| VIRGINIA AVE | 25TH ST to 13TH ST | 940033 | 22,500 | 2017 | 3,020 | 834 | C | 0.284 | 935 | C | 0.318 |
| VIRGINIA AVE | 13TH ST to 11TH ST | 940794 | 26,500 | 2017 | 3,020 | 1,075 | C | 0.366 | 1,175 | C | 0.400 |
| VIRGINIA AVE | 11TH ST to SUNRISE BLVD | 940794 | 26,500 | 2017 | 3,170 | 1,075 | C | 0.348 | 1,175 | C | 0.380 |
| VIRGINIA AVE | SUNRISE BLVD to OLEANDER AVE | 940792 | 20,400 | 2017 | 3,020 | 793 | C | 0.270 | 865 | C | 0.294 |
| VIRGINIA AVE | OLEANDER AVE to COLONIAL RD | 940034 | 18,500 | 2017 | 3,170 | 642 | C | 0.208 | 854 | C | 0.276 |
| VIRGINIA AVE | COLONIAL RD to US 1 | 940034 | 18,500 | 2017 | 3,020 | 642 | C | 0.218 | 854 | C | 0.290 |
| VILLAGE PKWY | DISCOVERY WAY to TRADITION PKWY | 718 | 10,367 | 2017 | 2,650 | 749 | C | 0.609 | 596 | C | 0.485 |
| VILLAGE PKWY | BECKER RD to DISCOVERY WAY | 718 | 10,367 | 2017 | 1,710 | 749 | C | 0.973 | 596 | C | 0.774 |
| VILLAGE PKWY | TRADITION PKWY to WESTCLIFFE LN | 719 | 20,034 | 2017 | 1,710 | 1,091 | D | 0.638 | 1,075 | D | 0.629 |
| VILLAGE PKWY | WESTCLIFFE LN to CROSSROADS PKWY | 720 | 12,117 | 2016 | 1,540 | 709 | D | 0.460 | 706 | D | 0.458 |
| WALTON RD | US 1 to VILLAGE GREEN DR | 330 | 16,000 | 2019 | 1,710 | 966 | D | 0.565 | 888 | D | 0.519 |
| WALTON RD | VILLAGE GREEN DR to LENNARD RD | 328 | 14,000 | 2018 | 1,710 | 857 | D | 0.501 | 812 | D | 0.475 |
| WALTON RD | LENNARD RD to GREEN RIVER PKWY | 326 | 9,200 | 2018 | 880 | 558 | C | 0.672 | 614 | C | 0.740 |
| WALTON RD | GREEN RIVER PKWY to INDIAN RIVER DR | 324 | 6,400 | 2018 | 630 | 493 | C | 0.822 | 510 | C | 0.850 |

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Generalized **Peak Hour Two-Way** Volumes for Florida's
Urbanized Areas¹

TABLE 4

12/18/12

| INTERRUPTED FLOW FACILITIES | | | | | | UNINTERRUPTED FLOW FACILITIES | | | | | | |
|--|-----------|----------------------|-----------------------|--------------------|-------|--|--------|--------|----------|--------|--|--|
| STATE SIGNALIZED ARTERIALS | | | | | | FREEWAYS | | | | | | |
| Class I (40 mph or higher posted speed limit) | | | | | | Lanes | B | C | D | E | | |
| Lanes | Median | B | C | D | E | 4 | 4,120 | 5,540 | 6,700 | 7,190 | | |
| 2 | Undivided | * | 1,510 | 1,600 | ** | 6 | 6,130 | 8,370 | 10,060 | 11,100 | | |
| 4 | Divided | * | 3,420 | 3,580 | ** | 8 | 8,230 | 11,100 | 13,390 | 15,010 | | |
| 6 | Divided | * | 5,250 | 5,390 | ** | 10 | 10,330 | 14,040 | 16,840 | 18,930 | | |
| 8 | Divided | * | 7,090 | 7,210 | ** | 12 | 14,450 | 18,880 | 22,030 | 22,860 | | |
| Class II (35 mph or slower posted speed limit) | | | | | | Freeway Adjustments | | | | | | |
| Lanes | Median | B | C | D | E | Auxiliary Lanes | | | Ramp | | | |
| 2 | Undivided | * | 660 | 1,330 | 1,410 | Present in Both Directions | | | Metering | | | |
| 4 | Divided | * | 1,310 | 2,920 | 3,040 | + 1,800 | | | + 5% | | | |
| 6 | Divided | * | 2,090 | 4,500 | 4,590 | | | | | | | |
| 8 | Divided | * | 2,880 | 6,060 | 6,130 | | | | | | | |
| Non-State Signalized Roadway Adjustments (Alter corresponding state volumes by the indicated percent.) | | | | | | | | | | | | |
| Non-State Signalized Roadways - 10% | | | | | | | | | | | | |
| Median & Turn Lane Adjustments | | | | | | | | | | | | |
| Lanes | Median | Exclusive Left Lanes | Exclusive Right Lanes | Adjustment Factors | | | | | | | | |
| 2 | Divided | Yes | No | +5% | | | | | | | | |
| 2 | Undivided | No | No | -20% | | | | | | | | |
| Multi | Undivided | Yes | No | -5% | | | | | | | | |
| Multi | Undivided | No | No | -25% | | | | | | | | |
| - | - | - | Yes | + 5% | | | | | | | | |
| One-Way Facility Adjustment Multiply the corresponding two-directional volumes in this table by 0.6 | | | | | | | | | | | | |
| BICYCLE MODE ² (Multiply motorized vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.) | | | | | | | | | | | | |
| Paved Shoulder/Bicycle Lane Coverage | | | | | | B | C | D | E | | | |
| 0-49% | | | | | | * | 260 | 680 | 1,770 | | | |
| 50-84% | | | | | | 190 | 600 | 1,770 | >1,770 | | | |
| 85-100% | | | | | | 830 | 1,770 | >1,770 | ** | | | |
| PEDESTRIAN MODE ² (Multiply motorized vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.) | | | | | | | | | | | | |
| Sidewalk Coverage | | | | | | B | C | D | E | | | |
| 0-49% | | | | | | * | * | 250 | 850 | | | |
| 50-84% | | | | | | * | 150 | 780 | 1,420 | | | |
| 85-100% | | | | | | 340 | 960 | 1,560 | >1,770 | | | |
| BUS MODE (Scheduled Fixed Route) ³ (Buses in peak hour in peak direction) | | | | | | | | | | | | |
| Sidewalk Coverage | | | | | | B | C | D | E | | | |
| 0-84% | | | | | | > 5 | ≥ 4 | ≥ 3 | ≥ 2 | | | |
| 85-100% | | | | | | > 4 | ≥ 3 | ≥ 2 | ≥ 1 | | | |
| | | | | | | ¹ Values shown are presented as peak hour two-way volumes for levels of service and are for the automobile/truck modes unless specifically stated. This table does not constitute a standard and should be used only for general planning applications. The computer models from which this table is derived should be used for more specific planning applications. The table and deriving computer models should not be used for corridor or intersection design, where more refined techniques exist. Calculations are based on planning applications of the Highway Capacity Manual and the Transit Capacity and Quality of Service Manual. | | | | | | |
| | | | | | | ² Level of service for the bicycle and pedestrian modes in this table is based on number of motorized vehicles, not number of bicyclists or pedestrians using the facility. | | | | | | |
| | | | | | | ³ Buses per hour shown are only for the peak hour in the single direction of the higher traffic flow. | | | | | | |
| | | | | | | * Cannot be achieved using table input value defaults. | | | | | | |
| | | | | | | ** Not applicable for that level of service letter grade. For the automobile mode, volumes greater than level of service D become F because intersection capacities have been reached. For the bicycle mode, the level of service letter grade (including F) is not achievable because there is no maximum vehicle volume threshold using table input value defaults. | | | | | | |
| | | | | | | Source: Florida Department of Transportation Systems Planning Office www.dot.state.fl.us/planning/systems/sm/los/default.shtm | | | | | | |

Generalized **Peak Hour Directional** Volumes for Florida's
Urbanized Areas¹

TABLE 7

12/18/12

| INTERRUPTED FLOW FACILITIES | | | | | | UNINTERRUPTED FLOW FACILITIES | | | | | |
|--|-----------|----------------------|-----------------------|--------------------|-------|--|---------------|----------------------|--------------------|--------|--|
| STATE SIGNALIZED ARTERIALS | | | | | | FREEWAYS | | | | | |
| Class I (40 mph or higher posted speed limit) | | | | | | Lanes | B | C | D | E | |
| Lanes | Median | B | C | D | E | 2 | 2,260 | 3,020 | 3,660 | 3,940 | |
| 1 | Undivided | * | 830 | 880 | ** | 3 | 3,360 | 4,580 | 5,500 | 6,080 | |
| 2 | Divided | * | 1,910 | 2,000 | ** | 4 | 4,500 | 6,080 | 7,320 | 8,220 | |
| 3 | Divided | * | 2,940 | 3,020 | ** | 5 | 5,660 | 7,680 | 9,220 | 10,360 | |
| 4 | Divided | * | 3,970 | 4,040 | ** | 6 | 7,900 | 10,320 | 12,060 | 12,500 | |
| Class II (35 mph or slower posted speed limit) | | | | | | Freeway Adjustments | | | | | |
| Lanes | Median | B | C | D | E | Auxiliary Lane | Ramp Metering | | | | |
| 1 | Undivided | * | 370 | 750 | 800 | + 1,000 | + 5% | | | | |
| 2 | Divided | * | 730 | 1,630 | 1,700 | | | | | | |
| 3 | Divided | * | 1,170 | 2,520 | 2,560 | | | | | | |
| 4 | Divided | * | 1,610 | 3,390 | 3,420 | | | | | | |
| Non-State Signalized Roadway Adjustments (Alter corresponding state volumes by the indicated percent.) | | | | | | | | | | | |
| Non-State Signalized Roadways - 10% | | | | | | | | | | | |
| Median & Turn Lane Adjustments | | | | | | | | | | | |
| Lanes | Median | Exclusive Left Lanes | Exclusive Right Lanes | Adjustment Factors | | | | | | | |
| 1 | Divided | Yes | No | +5% | | | | | | | |
| 1 | Undivided | No | No | -20% | | | | | | | |
| Multi | Undivided | Yes | No | -5% | | | | | | | |
| Multi | Undivided | No | No | -25% | | | | | | | |
| - | - | - | Yes | + 5% | | | | | | | |
| One-Way Facility Adjustment Multiply the corresponding directional volumes in this table by 1.2 | | | | | | | | | | | |
| BICYCLE MODE ² (Multiply motorized vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.) | | | | | | | | | | | |
| Paved Shoulder/Bicycle Lane Coverage | | | | | | B | C | D | E | | |
| 0-49% | | | | | | * | 150 | 390 | 1,000 | | |
| 50-84% | | | | | | 110 | 340 | 1,000 | >1,000 | | |
| 85-100% | | | | | | 470 | 1,000 | >1,000 | ** | | |
| PEDESTRIAN MODE ² (Multiply motorized vehicle volumes shown below by number of directional roadway lanes to determine two-way maximum service volumes.) | | | | | | B | C | D | E | | |
| Sidewalk Coverage | | | | | | | | | | | |
| 0-49% | | | | | | * | * | 140 | 480 | | |
| 50-84% | | | | | | * | 80 | 440 | 800 | | |
| 85-100% | | | | | | 200 | 540 | 880 | >1,000 | | |
| BUS MODE (Scheduled Fixed Route) ³ (Buses in peak hour in peak direction) | | | | | | B | C | D | E | | |
| Sidewalk Coverage | | | | | | | | | | | |
| 0-84% | | | | | | > 5 | ≥ 4 | ≥ 3 | ≥ 2 | | |
| 85-100% | | | | | | > 4 | ≥ 3 | ≥ 2 | ≥ 1 | | |
| | | | | | | UNINTERRUPTED FLOW HIGHWAYS | | | | | |
| Lanes | Median | B | C | D | E | | | | | | |
| 1 | Undivided | 420 | 840 | 1,190 | 1,640 | | | | | | |
| 2 | Divided | 1,810 | 2,560 | 3,240 | 3,590 | | | | | | |
| 3 | Divided | 2,720 | 3,840 | 4,860 | 5,380 | | | | | | |
| Uninterrupted Flow Highway Adjustments | | | | | | Lanes | Median | Exclusive left lanes | Adjustment factors | | |
| 1 | | | | | | Divided | Yes | +5% | | | |
| Multi | | | | | | Undivided | Yes | -5% | | | |
| Multi | | | | | | Undivided | No | -25% | | | |
| | | | | | | ¹ Values shown are presented as peak hour directional volumes for levels of service and are for the automobile/truck modes unless specifically stated. This table does not constitute a standard and should be used only for general planning applications. The computer models from which this table is derived should be used for more specific planning applications. The table and deriving computer models should not be used for corridor or intersection design, where more refined techniques exist. Calculations are based on planning applications of the Highway Capacity Manual and the Transit Capacity and Quality of Service Manual. | | | | | |
| | | | | | | ² Level of service for the bicycle and pedestrian modes in this table is based on number of motorized vehicles, not number of bicyclists or pedestrians using the facility. | | | | | |
| | | | | | | ³ Buses per hour shown are only for the peak hour in the single direction of the higher traffic flow. | | | | | |
| | | | | | | * Cannot be achieved using table input value defaults. | | | | | |
| | | | | | | ** Not applicable for that level of service letter grade. For the automobile mode, volumes greater than level of service D become F because intersection capacities have been reached. For the bicycle mode, the level of service letter grade (including F) is not achievable because there is no maximum vehicle volume threshold using table input value defaults. | | | | | |
| | | | | | | Source: Florida Department of Transportation Systems Planning Office www.dot.state.fl.us/planning/systems/sm/los/default.shtm | | | | | |