

PZSITE2024-00009

Iglesia Bible Church Site Plan - S. 25th Street

TRC Meeting



RESPONSE LETTER

City of Fort Pierce Planning Department

Comment	The survey submitted was certified in 2013. Provide a recent certified boundary and topographic survey in accordance with the requirements specified in the City of Fort Pierce Code of Ordinance Section 119-2(a)(7).
Response	Provided

Comment	Update the Dumpster Detail to reflect the required separate pedestrian access, detail attached.
Response	Provided on the Sheet 2 of the site plan

Comment	Provide a copy of the Environmental Report which shall identify any existing wetlands and protected Fauna and Flora.
Response	Provided, showing no existing wetlands on site.

Comment	Update the site plan to include the right-of-way width for S. 25th Street.
Response	Updated

Comment	Relocate the proposed dry detention to the rear of the property as per the requirements specified in the City of Fort Pierce Code of Ordinance Section 119-9(c).
Response	Relocated

Comment	Update the site plan to indicate the required 10' landscape buffer along the northern property line.
Response	Updated

Comment	Indicate a minimum sidewalk width of 5' for the proposed sidewalks.
Response	Sidewalks are dimensioned, most of them are 6' wide

Comment	The site plan shall reflect the location of all ADA ramps.
Response	The sidewalk is flush. There are ramps on the sidewalk that lead to the church building.

Comment	Provide a note on the site plan that the development adheres to the standards specified in the City of Fort Pierce Code of Ordinances Sections 119 and 125
Response	Provided as a note.

Comment	Traffic Impact Analysis shall be coordinated and approved with St. Lucie County as S. 25th Street is a county roadway.
Response	Noted

Comment	Should wetlands be located on site, coordination/permitting through South Florida Water Management District (SFWMD) will be required at time of DPCR application.
Response	There are no wetlands on the site.

Comment	The project abuts South 25th Street, a St. Lucie County owned and maintained facility. Coordination with St. Lucie County for drainage connections and any work within the road right-of-Way will be required.
Response	Noted

Comment	Drainage was reviewed conceptually. A detailed review in accordance with the City of Fort Pierce Code of Ordinance Section 119 will be conducted at the time of DPCR application.
Response	Noted

BUREAU OF FIRE PREVENTION

Comment	Letter with 26 comments
Response	The site plan is submitted to the bureau with fees to be paid and the comments are acknowledged.

COMMENTS FROM THE AUG 17 2023 TRC MEETING

Comment	A completion certification by a landscape architect, cost estimate, and landscape bond pursuant to City Code 123-6 shall be required before the Final Certificate of Occupancy is approved for the site.
Response	Noted

Comment	Stop signs, stop bars, and directional arrow striping will need to be placed in proper intersection locations throughout the property. Please Identify on Site Plan.
Response	Identified on the site plan

Comment	Prior to the issuance of any site clearing permits, the applicant shall provide a Tree Mitigation Survey and coordinate with the City of Ft. Pierce Arborist for the required mitigation of the City regulated trees proposed to be removed as a result of this site's development/construction activity.
Response	Noted

Comment	Per City Code Section 123-37, General Landscaping requirements (7) Interior vehicular use areas. - The following are standards relating to landscaping of interior vehicular use areas: a. Lots with vehicular use areas that are 4,000 or more square feet in size shall have at least one square foot of interior landscaping for each 15 square feet of vehicular use area, except that areas in an I-1 or I-2 zone shall only be required to have at least one square foot of interior landscaping for each 30 square feet of vehicular use area. Each separate landscaped area shall be curbed and contain a minimum of 100 square feet of area and shall be at least ten feet wide and ten feet deep exclusive of curbing in all locations. Progressive urban parking area designs may be used to provide adequate space for multiple tree plantings and allow for proper tree root development so shade trees can grow and develop large canopies to reduce parking lot heat islands. A minimum of one (1) landscape island for every ten (10) spaces.
Response	Internal landscape islands provided as per the City Code.

Comment	Building Official or his representative has no comment at the time of this meeting, but reserves submission of comments upon completion of the official plan review.
Response	Noted

Comment	Any construction will need to meet the requirements of the Florida Building Code 7th Edition
Response	Noted

Comment	Must meet the following Accessibility requirements: Accessible Route, handicapped parking spaces and means of egress.
Response	Noted

Comment	Property exists in Special Flood Hazard Area. All Federal and State requirements shall be addressed.
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Response	Noted
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Comment	Building Permit required
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Response	Noted
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Comment	Signed and sealed construction drawings required
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Response	Noted – will be provided at the later stage.
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Comment	Will need to meet the Fire Code.
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Response	Noted
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ENGINEERING COMMENTS FROM AUG 8 2023

Comment	Provided survey does not show existing contours (how does this parcel and adjacent parcels drain?).
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Response	The survey is updated and shows the required elements.
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Comment	Provided survey does not show existing concrete driveway.
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Response	The survey is updated and shows the existing concrete driveway
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Comment	Landscape Plan indicates an existing swale within the 25' building setback area, this swale is not indicated on the survey or the site plan.
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Response	The survey is updated and shows the existing swale.
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Comment	Wetlands indicated in submittal are not shown on the survey
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Response	There are no wetlands, as shown on the recent environmental assessment.
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Comment	Site Plan indicates 25th Street Right-of-Way to be 120' wide, survey shows "centerline of 80' Right-of-Way" along the centerline of the northbound lanes.
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Response	The survey and site plan show the ROW to be 80' wide
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Comment	The submitted survey was not signed and sealed. Provide a signed and sealed Boundary and Topography Survey in accordance with the City of Fort Pierce Code of Ordinance Section 119-2(a)(7).
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Response	The survey is submitted as per the code
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Comment	Update the Dumpster Detail to reflect the required separate pedestrian access
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Response	Updated
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Comment	Existing swale along 25th Street is not shown. Is this swale within a drainage easement?
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Response	The existing swale is shown on the site plan and the survey and engineering plans.
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Comment	Sidewalk is indicated around the perimeter of the building on the rendering, but none is indicated on the site plan.
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Response	The site plan has been revised to show the sidewalk around the building.
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Comment	Relocate the proposed dry detention to the rear of the property as per the requirements specified in the City of Fort Pierce Code of Ordinance Section 119-9(c).
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Response	Relocated
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Comment	Provide the required 10' landscape buffer along the northern property line.
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Response	Provided
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Comment	Show Stop sign and stop bar at driveway entrance to 25th Street.
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Response	Shown
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Comment	Clarify if there are steps at the sidewalk connection adjacent to the handicap parking.
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Response	These are ramps as shown on the preliminary engineering plans.
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Comment	A Proposed CBS Buffer wall is shown on the site plan (Landscape plan shows 5' high opaque fencing), will this wall impact drainage from the properties to the north?
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Response	Please refer to the preliminary engineering plans.
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Comment	Wetlands indicated in the submittal are not shown on the site plan.
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Response	There are no wetlands on the property as shown on the environmental assessment.
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Comment	The Landscape Plan does not indicate existing trees to remain.
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Response	Provided
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Comment	This site references wetlands, coordination with South Florida Water Management District (SFWMD) is required for DPCR application
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Response	There are no wetlands on the property as shown on the environmental assessment.
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Comment	An environmental report is needed.
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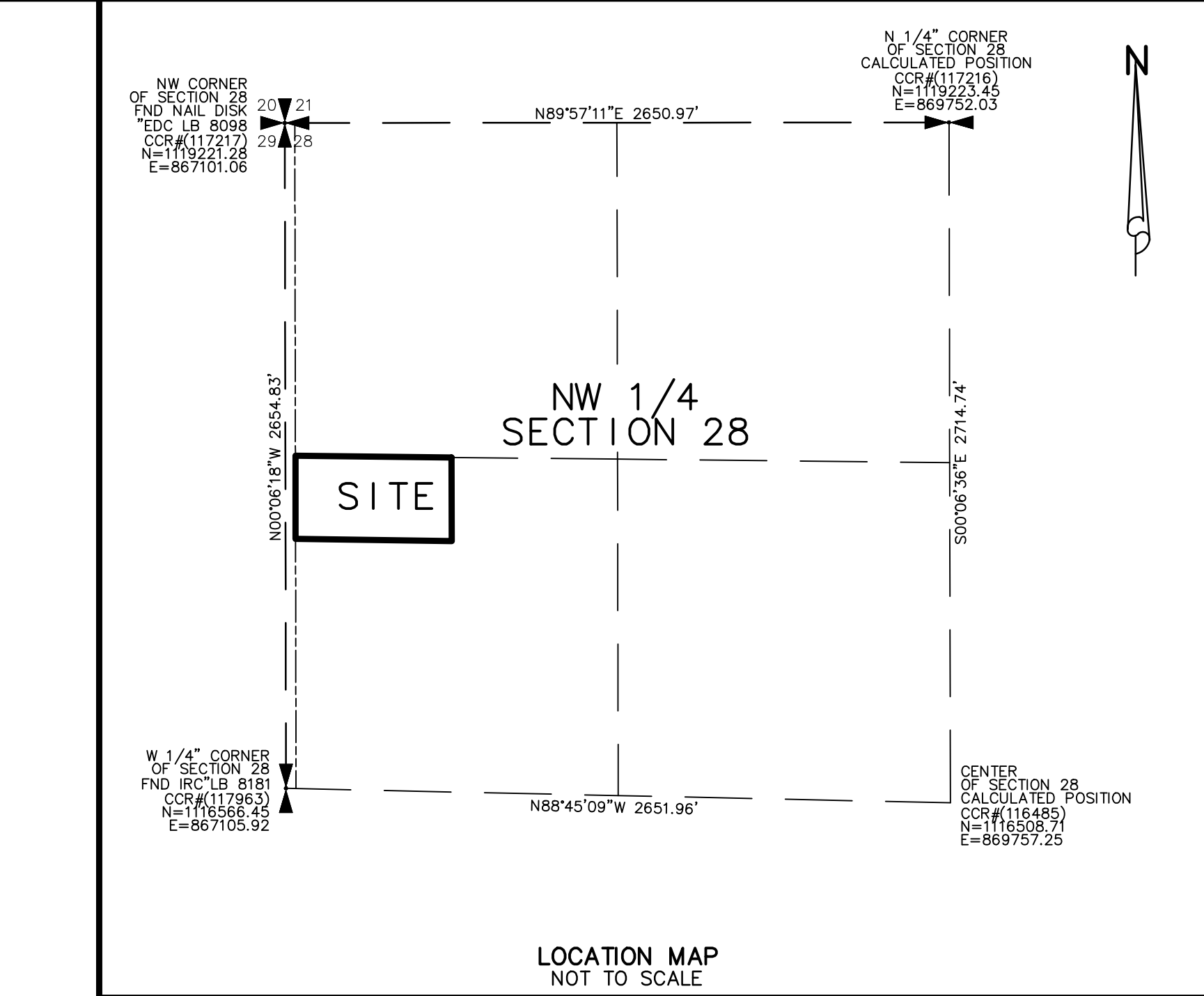
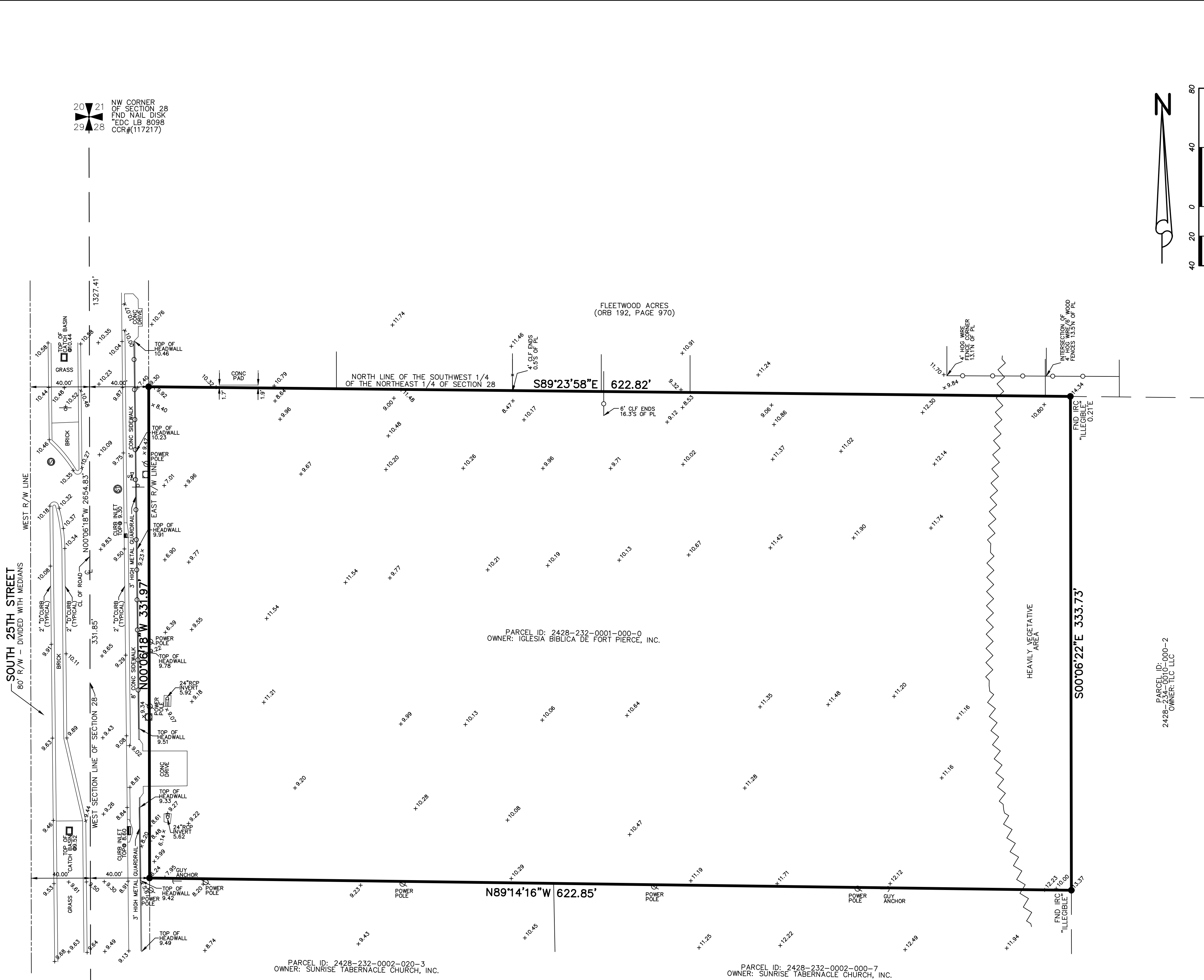
Response	Provided
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Comment	The project abuts South 25th Street, a St. Lucie County owned and maintained facility. Coordination with St. Lucie County for drainage connections and any work within the road Right-of-Way will be required.
Response	Noted

Comment	Drainage was reviewed conceptually. A detailed review in accordance with the City of Fort Pierce Code of Ordinance Section 119 will be conducted at the time of DPCR application.
Response	Noted

- SYMBOLS:**
- GUY WIRE ANCHOR
 - CABLE TELEVISION BOX
 - ▣ CATCH BASIN
 - ▣ CATCH BASIN INLET
 - CENTER LINE
 - CLEANOUT
 - ELECTRIC BOX
 - TELEPHONE BOX
 - SIGN
 - SANITARY MANHOLE
 - STORM MANHOLE
 - NUMBER OF PARKING SPACES
 - FIRE HYDRANT
 - LIGHT POLE
 - CONCRETE POWER POLE
 - BACKFLOW PREVENTOR
 - MAIL BOX
 - IRRIGATION VALVE
 - GAS VALVE
 - SEWER VALVE
 - WATER VALVE
 - WELL
 - WATER METER
 - WOOD POWER POLE
 - SET 5/8" IRON ROD WITH PLASTIC CAP PSM#6330

- ABBREVIATIONS:**
- (C) = CALCULATED
 - CBS = CONCRETE BLOCK STRUCTURE
 - OMB = COMMISSIONERS' MINUTES BOOK
 - CONC = CONCRETE
 - CL = CENTERLINE
 - CLF = CHAIN LINK FENCE
 - (D) = DEED
 - DE = DRAINAGE EASEMENT
 - DEP = DEPARTMENT OF ENVIRONMENTAL PROTECTION
 - DB = DEED BOOK
 - FFE = FINISHED FLOOR ELEVATION
 - FND = FOUND
 - FPL = FLORIDA POWER & LIGHT
 - INV = INVERT
 - IP = 3/4" IRON PIPE
 - IR = 5/8" IRON REBAR "NO IDENTIFICATION"
 - IRC = IRON ROD WITH PLASTIC CAP
 - LB = LICENSE BUSINESS
 - LS = LICENSE SURVEY
 - (M) = MEASURED
 - MON = MONUMENT
 - ORB = OFFICIAL RECORD BOOK
 - (P) = PLAT
 - PB = PLAT BOOK
 - PG = PAGE
 - PCOR = PROPERTY CORNER
 - PL = PROPERTY LINE
 - PGB = POINT OF BEGINNING
 - POC = POINT OF COMMENCEMENT
 - PRM = PERMANENT REFERENCE MONUMENT
 - R/W = RIGHT-OF-WAY
 - RCP = REINFORCED CONCRETE PIPE
 - RGE = RANGE
 - SEC = SECTION
 - TWP = TOWNSHIP
 - UE = UTILITY EASEMENT
 - PUDE = PUBLIC UTILITY & DRAINAGE EASEMENT
 - R = RADIUS OF CURVE
 - L = LENGTH OF CURVE
 - Δ = DELTA OF CURVE



LEGAL DESCRIPTION:

THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 35 SOUTH, RANGE 40 EAST, OF THE PUBLIC RECORDS OF SAINT LUCIE COUNTY, FLORIDA, LESS THE WEST 40 FEET THEREOF.

CONTAINING 207,289 SQUARE FEET OR 4.759 ACRES, MORE OR LESS.

- SURVEY REPORT:**
- THIS IS A BOUNDARY & TOPOGRAPHIC SURVEY AS DEFINED IN CHAPTER 5J-17.050(11), STANDARDS OF PRACTICE.
 - SURVEY BASED ON CERTIFIED CORNER RECORDS FOR SECTION 28, TWP 35S, RGE 40E.
 - LEGAL DESCRIPTION WAS FURNISHED BY CLIENT.
 - BEARING BASIS: A "GRID NORTH" BEARING OF N00°06'18"W ALONG WEST LINE OF SAID SECTION 28.
 - THIS BOUNDARY SURVEY WAS PERFORMED FOR THE PURPOSE OF FUTURE CONSTRUCTION AS SHOWN AND DEPICTED HEREON. I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS IS A TRUE, ACCURATE AND COMPLETE DEPICTION OF A FIELD SURVEY PERFORMED UNDER MY DIRECTION AND COMPLETED ON 4-25-25. I FURTHER CERTIFY THAT SAID DRAWING IS IN COMPLIANCE WITH THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, IN CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES.
 - UNDERGROUND IMPROVEMENTS, UNDERGROUND ENCROACHMENTS, FOUNDATIONS AND/OR UTILITIES IF EXISTING WERE NOT LOCATED AS A PART OF THIS SURVEY.
 - THIS SITE LIES WITHIN FLOOD ZONE "X", ACCORDING TO THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 12111C0186 J, EFFECTIVE DATE 2-16-12.
 - FLOOD ZONE SHOWN HEREON IS AN INTERPRETATION BY THE SURVEYOR AND IS PROVIDED AS A COURTESY. THE FLOOD ZONE SHOULD BE VERIFIED BY A DETERMINATION AGENCY.
 - THERE MAY BE ADDITIONAL EASEMENTS AND/OR RESTRICTIONS NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF ST. LUCIE COUNTY. NO SEARCH OF THE PUBLIC RECORDS HAS BEEN PERFORMED BY ALEXANDER J. PIAZZA PSM, INC.
 - THE SUBJECT PROPERTY FALLS WITHIN THE SUBURBAN CATEGORY AS CLASSIFIED IN CHAPTER 5J-17.051 (2), FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027, FLORIDA STATUTES. ALL FIELD CONTROL MEASUREMENTS EXCEEDED 1:7,500 FEET ACCURACY REQUIREMENTS FOR THIS CLASSIFICATION. ALL SURVEY MEASUREMENTS ARE IN ACCORDANCE WITH THE UNITED STATES STANDARD IN FEET.
 - ALL MAPPED FEATURES SHOWN HEREON ARE UNDER THE DIRECT SUPERVISION AND RESPONSIBILITY OF ALEXANDER J. PIAZZA PSM, INC.
 - SURVEY MAP AND REPORT OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 - ADDITIONS OR DELETIONS TO THE SURVEY MAP OR REPORT BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
 - THE BEARINGS SHOWN HEREON ARE RELATIVE TO THE STATE PLANE COORDINATE SYSTEM OF THE NORTH AMERICAN DATUM OF 1983 (2007 ADJUSTMENT) AND THE ELEVATIONS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 AND ARE REFERENCED TO THE LENGEMANN OF FLORIDA'S L-NET GPS NETWORK DEVELOPED WHICH MEETS OR EXCEEDS THE FEDERAL GEODETIC CONTROL COMMITTEE (FGCC) GUIDELINES FOR "GEOMETRIC GEODETIC ACCURACY" STANDARDS AND SPECIFICATIONS FOR USING GPS RELATIVE POSITIONING TECHNIQUES" AS WELL AS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF LAND SURVEYORS IN CHAPTER 5J-17.051 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO CHAPTER 472.027 FLORIDA STATUTES. ELEVATIONS SHOWN HEREON ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 AND BENCHMARKS SET OR FOUND FOR THIS SURVEY ARE NOTED ON THE SKETCH.
 - THIS SURVEY IS PREPARED ONLY FOR THE PARTIES LISTED BELOW AND IS NOT ASSIGNABLE. CERTIFIED TO: IGLESIA BIBLICA DE FORT PIERCE, INC.
 - © COPYRIGHT 2025 BY ALEXANDER J. PIAZZA PSM, INC. THE SKETCH OF SURVEY AND SURVEY REPORT COMPRISE THE COMPLETE SURVEY. THIS SURVEY IS NOT VALID UNLESS THE SKETCH AND REPORT ACCOMPANY EACH OTHER. REPRODUCTIONS OF THIS SURVEY ARE NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER EMPLOYED BY ALEXANDER J. PIAZZA PSM, INC.

ALEXANDER J. PIAZZA PSM, INC.

LAST DATE OF DATA ACQUISITION: 4-25-25

DATE OF SURVEY: 6-06-25

ALEXANDER J. PIAZZA
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA CERTIFICATE NO. 6330

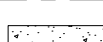


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CONTAINING 207.289 SQUARE FEET OR 4.759 ACRES, MORE OR LESS.

LEGEND

	OVERALL PROPERTY LINE
	PROPOSED BUILDING
	PROPOSED CURB AND GUTTER
	PROPOSED PARKING SPACES
	PROPOSED DRY DETENTION TOP OF BASIN
	PROPOSED DRY DETENTION BOTTOM
	BUILDING SETBACK LINE
	LANDSCAPE BUFFER
	ROADWAY CENTERLINE
	PROPOSED CONCRETE SIDEWALK
	PROPOSED ASPHALT
	PROPOSED STABILIZED TURF PARKING

SITE DATA

ZONING	SINGLE FAMILY LOW DENSITY (R-1)
FUTURE LAND USE	LOW DENSITY RESIDENTIAL (RL)
PCN	2428-232-0001-000-0
EXISTING USE	VACANT COMM

SITE AREAS

TOTAL SITE	207,289 SF	4.759 AC	100.00%
DRY DETENTION AREA	29,898 SF	0.69 AC	14.53%

BUILDING DATA

TOTAL PROPOSED BLDG. COVERAGE	5,520 SF	0.13 AC	2.67%
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MAX. BLDG. COVERAGE 25%

BUILDING SETBACKS	<u>REQUIRED</u>	<u>PROVIDED</u>
FRONT (W)	25' MIN.	76.04'
SIDE (N/S)	7' MIN.	81.07'
REAR (E)	20' MIN.	488.64'

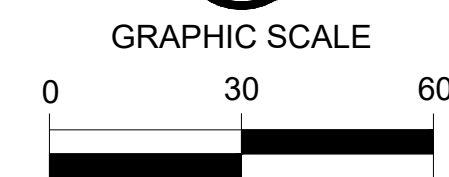
PARKING DATA

PARKING SPACES REQUIRED: 1 PER 3 SEATS (FIXED SEATING)
OCCUPANCY LOAD: NOT TO EXCEED 300 (FIXED SEATING)
TOTAL PARKING SPACES REQUIRED: 300 SEATS * 1/3 SPACES PER A SEAT = 100 SPACES

TOTAL PARKING SPACES PROVIDED:	111 SPACES
ASPHALT SPACES:	53 SPACES (INCLUDES 5 ACCESSIBLE SPACES)
STABILIZED TURF SPACES:	58 SPACES

NOTE

THE DEVELOPMENT ADHERES TO THE STANDARDS SPECIFIED IN
THE CITY OF FORT PIERCE CODE OF ORDINANCES SECTIONS 119 AND 125.

 $1'' = 30'$ 

p. 772.742.1555
odm@redtaildg.com

TM
DESIGNED BY
AH
DRAWN BY
FILENAME
SIT
LAYOUT
1" = 30'
SCALE
3/24/2026
DATE

REVISION COMMENTS

DATE _____

IGLESIA BIBLICA CHURCH
3240 S. 25TH STREET
SITE PLAN

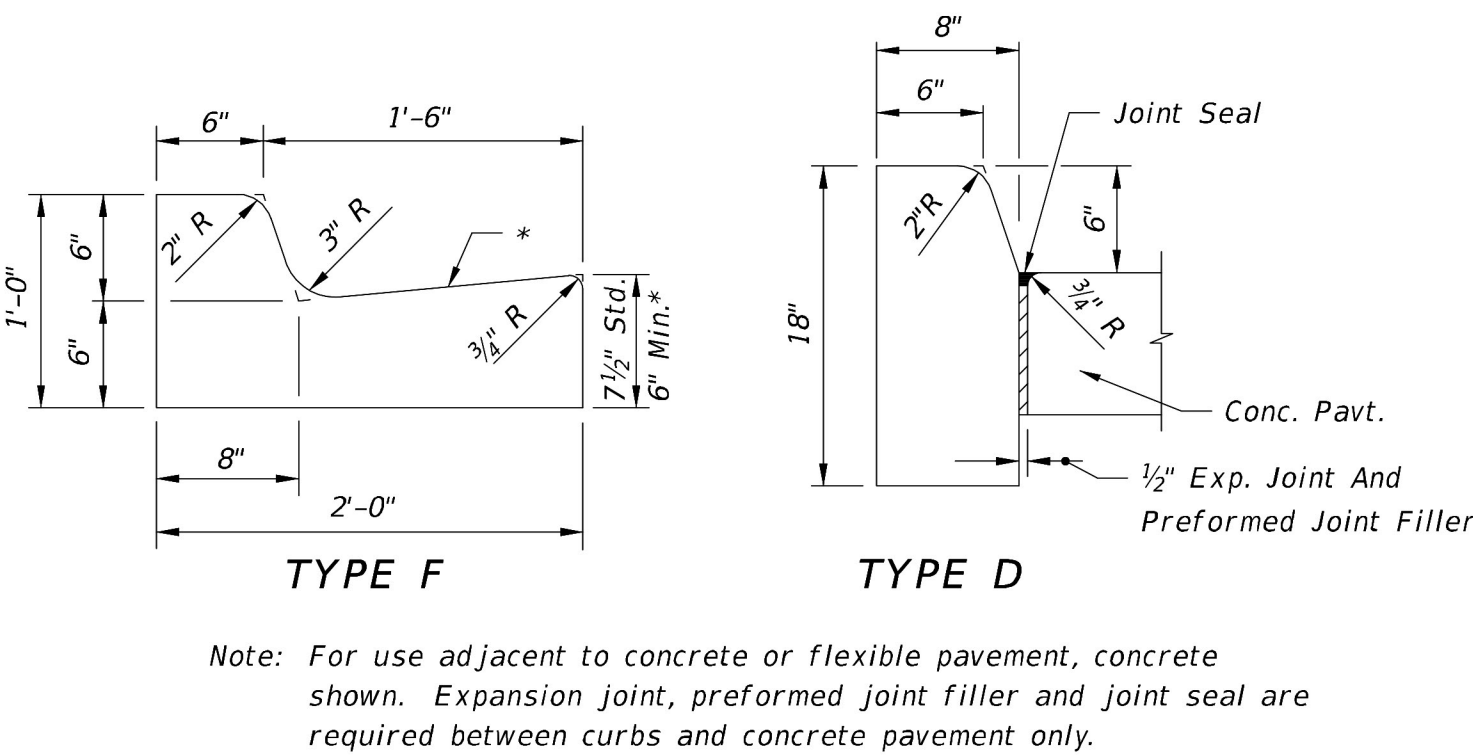
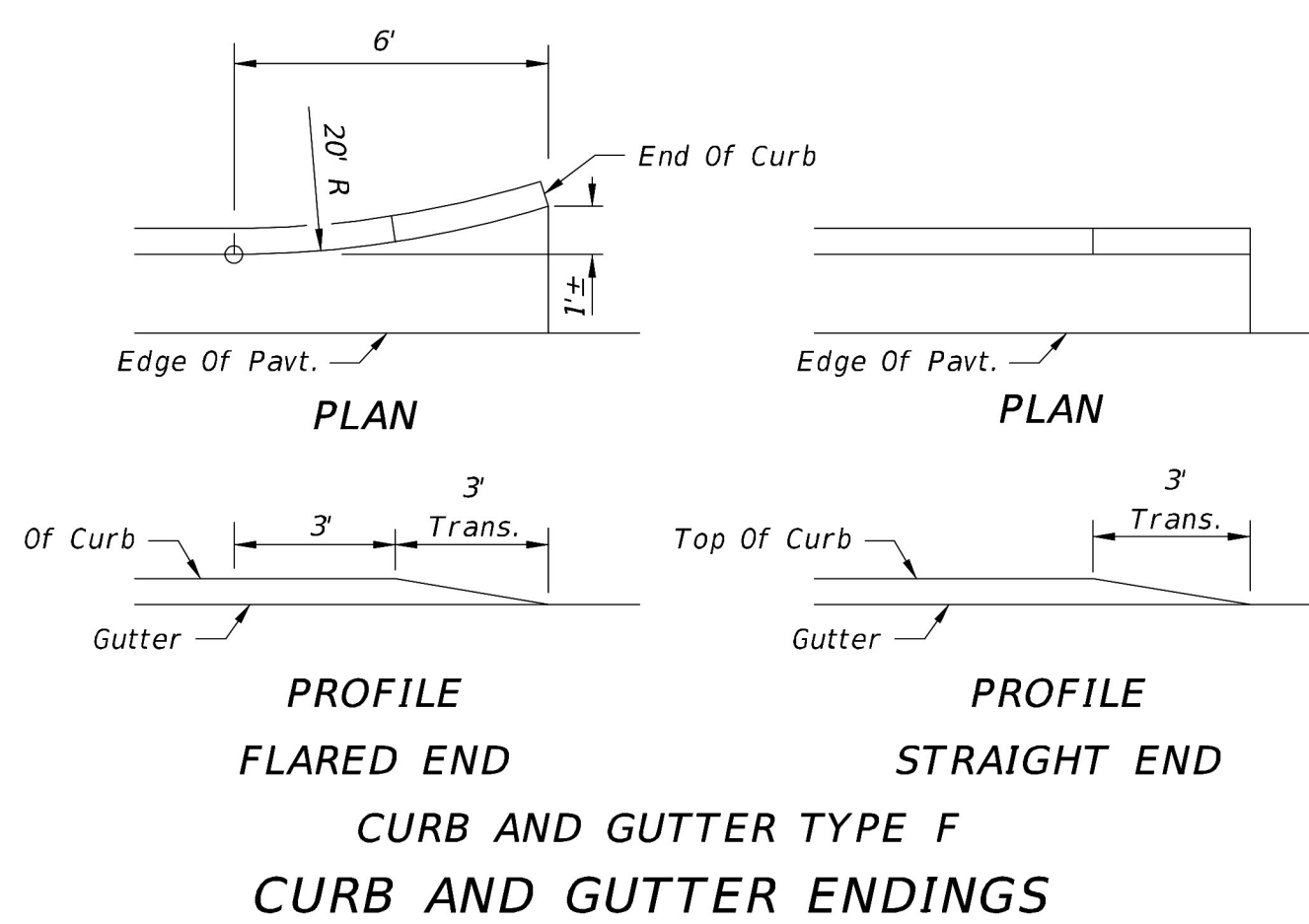
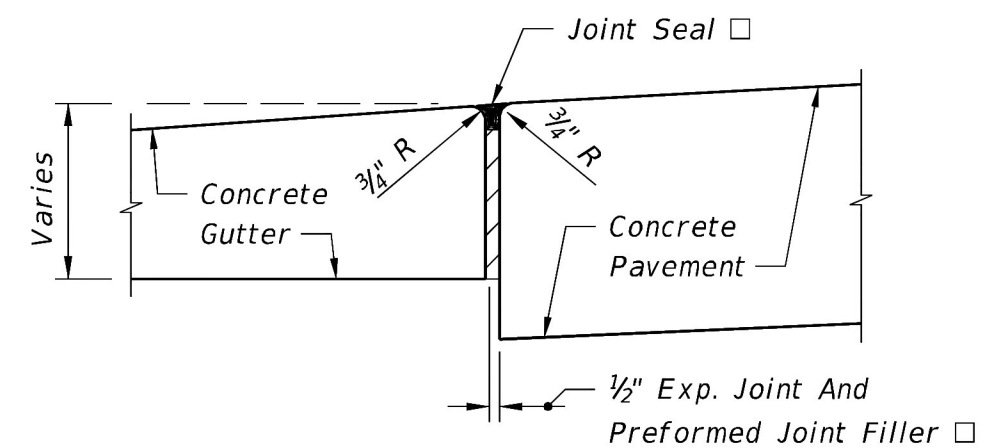
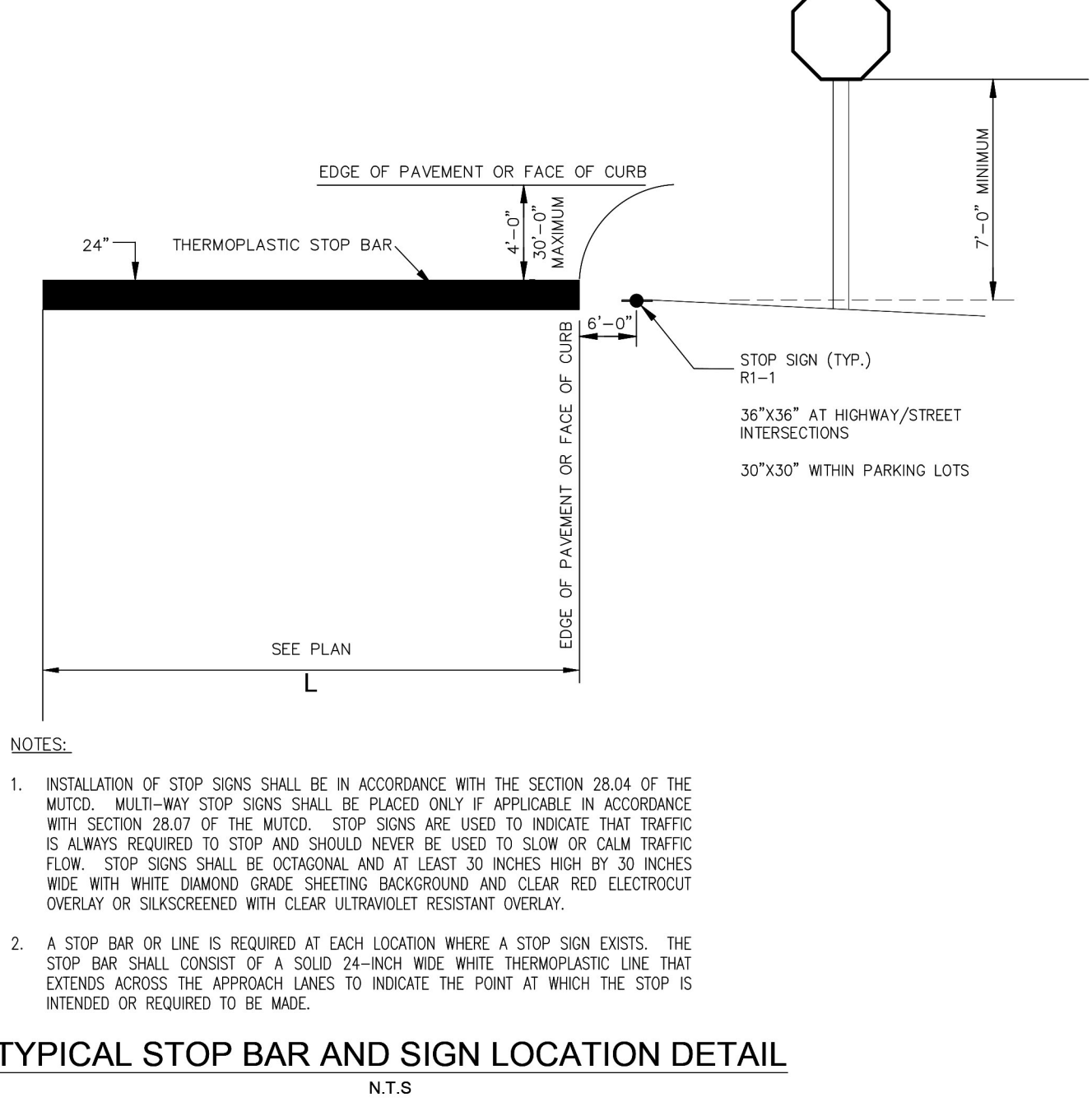
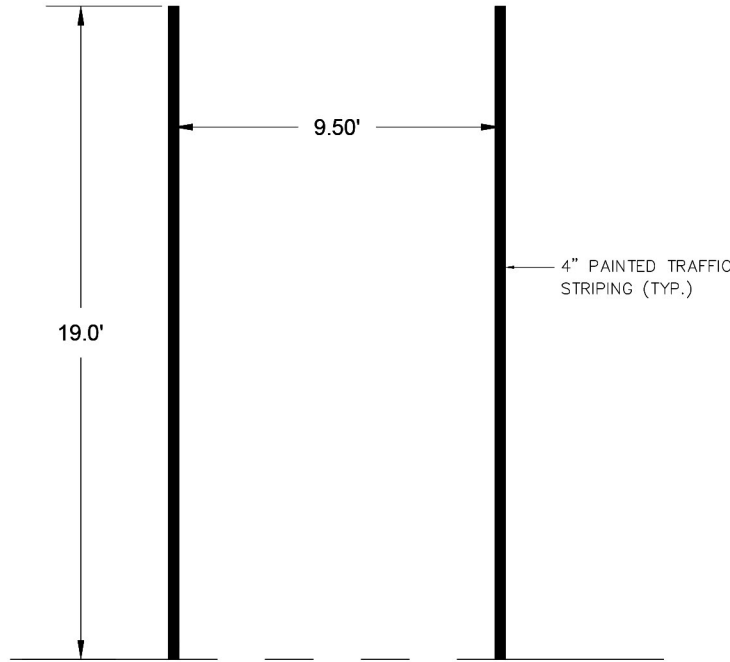
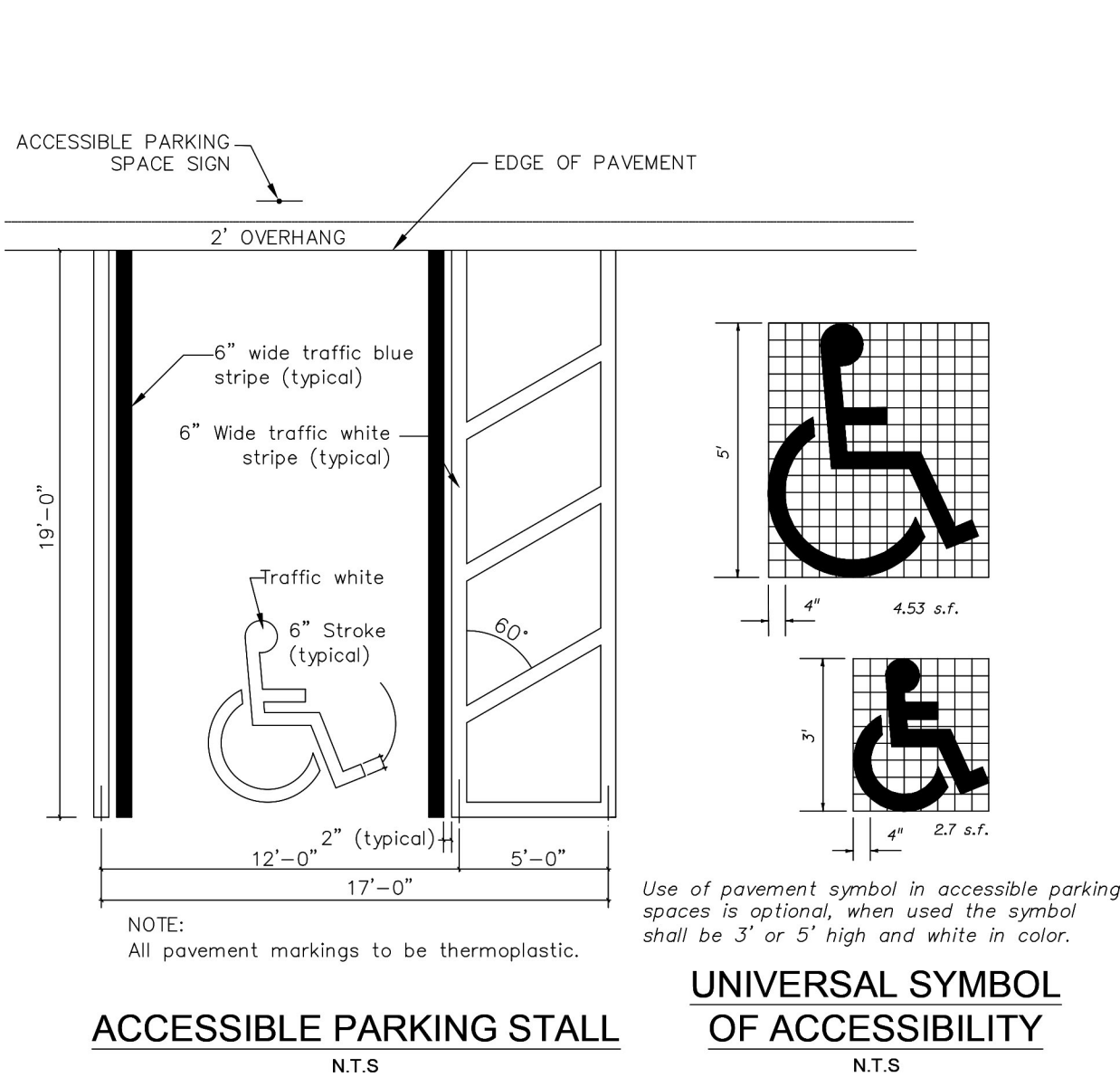
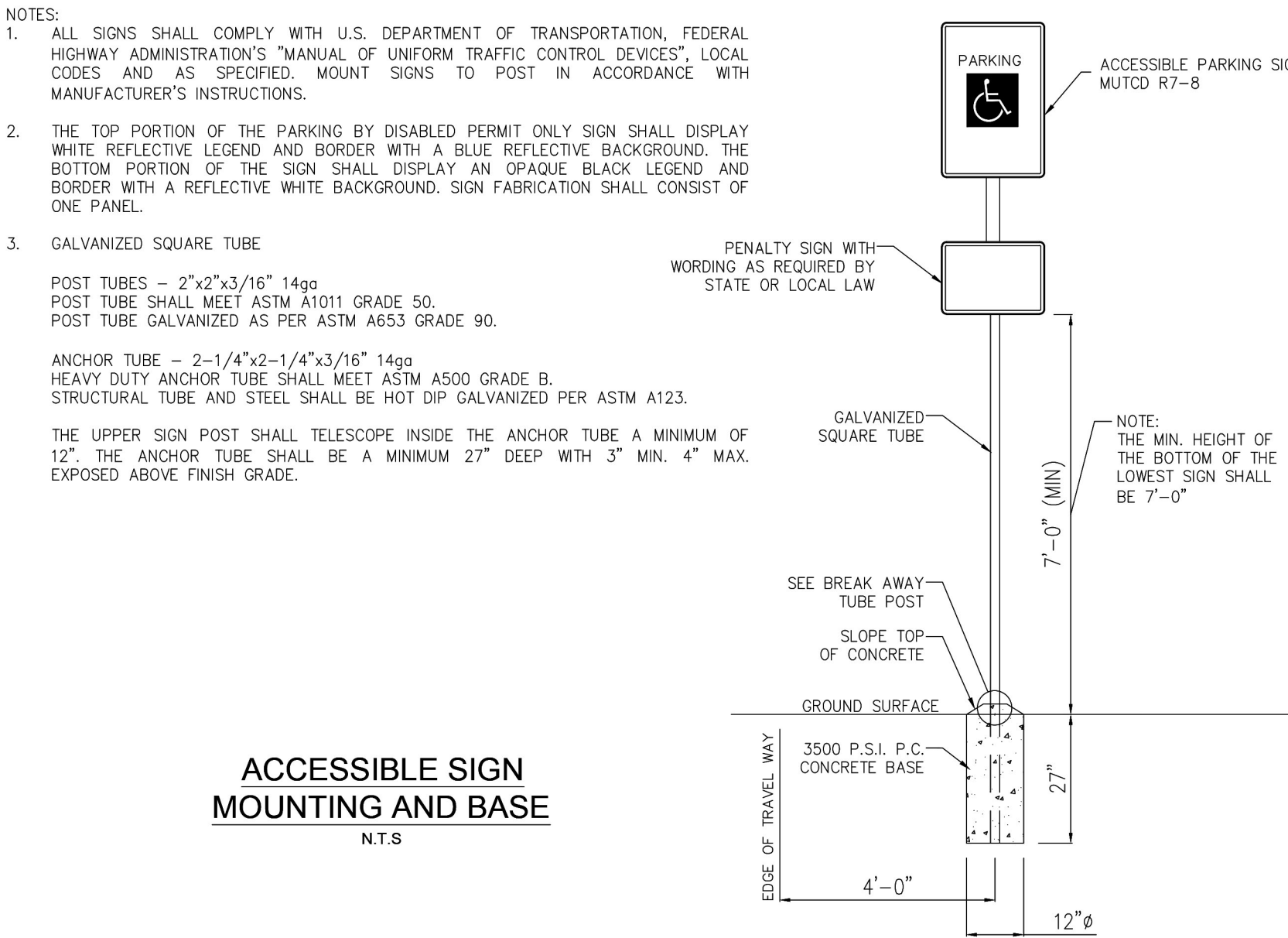
CITY OF FT. PIERCE

FLORIDA

1 OF 2



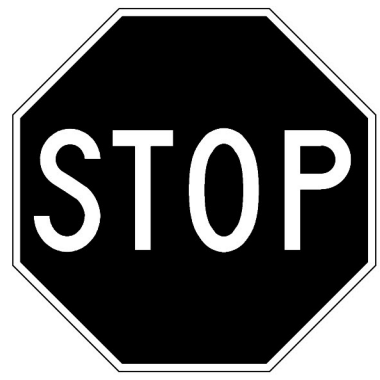
THIS CONCEPTUAL PLAN IS INTENDED FOR DESIGN PURPOSES ONLY AND MAY OR MAY NOT COMPLY WITH ALL COUNTY LAND DEVELOPMENT REGULATIONS. THIS INSTRUMENT MAY NOT BE UTILIZED FOR ANY OTHER PURPOSE OR BY OTHERS THAN INTENDED WITHOUT EXPRESS WRITTEN CONSENT FROM RETAIL DG.



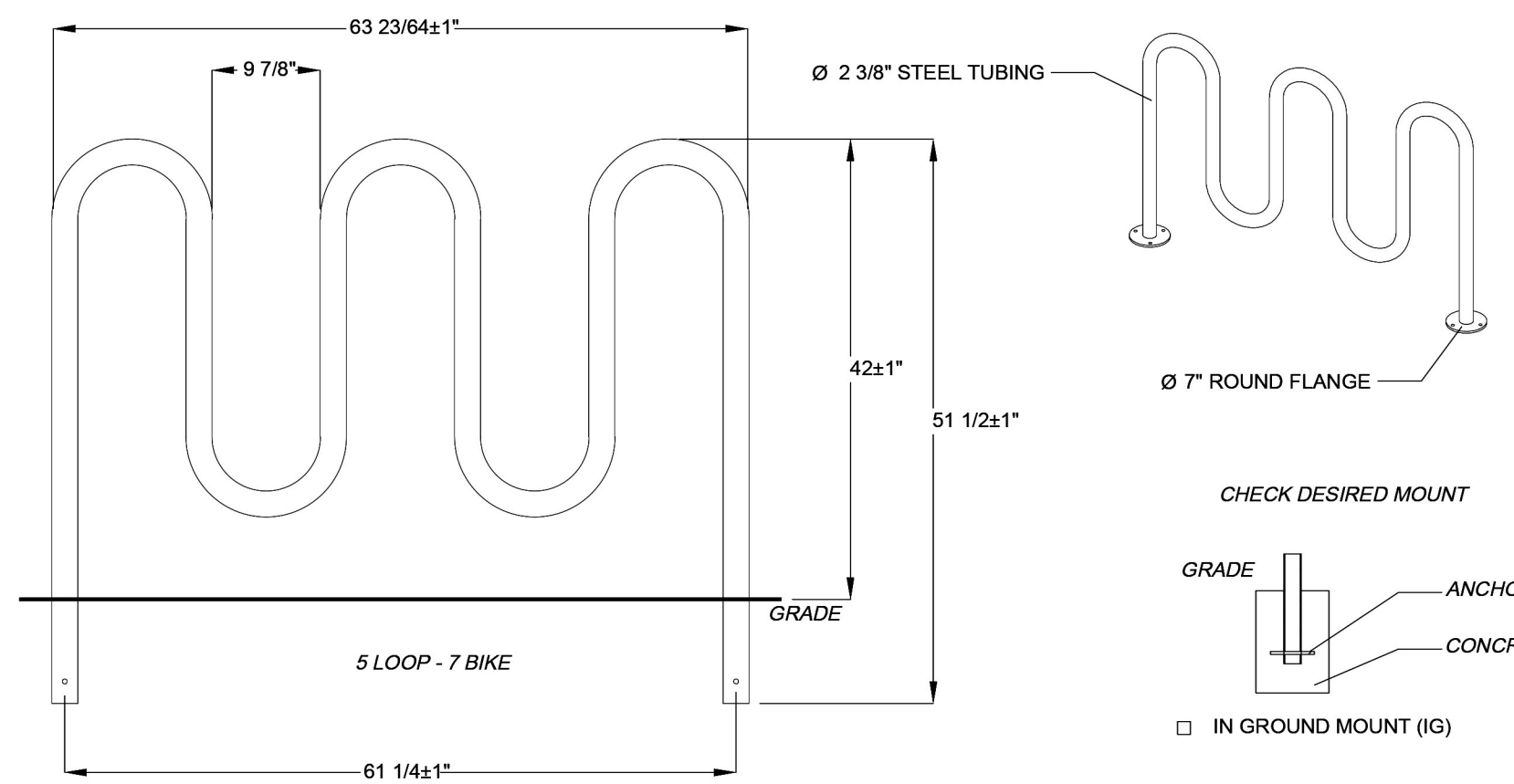
* When used on high side of roadways, the cross slope of the gutter shall match the cross slope of the adjacent pavement. The thickness of the lip shall be 6", unless otherwise shown on plans.

Rotate entire section so that gutter cross slope matches slope of adjacent circulating roadway pavement.

For use adjacent to concrete or flexible pavement. For details depicting usage adjacent to flexible pavement, see Sheet 2. Expansion joint, preformed joint filler and joint seal are required between curb & gutter and concrete pavement only.



WHITE LEGEND RED BACKGROUND
R1-1
30" X 30"
STOP SIGN
N.T.S



NOTES:
1. INSTALL BIKE RACKS ACCORDING TO MANUFACTURER'S SPECIFICATIONS.
2. CONSULTANT TO SELECT COLOR (FINISH). SEE MANUFACTURER'S SPECIFICATIONS.
3. SEE SITE PLAN FOR LOCATION OR CONSULT OWNER.

CHECK DESIRED MOUNT

GRADE

ANCHOR ROD

CONCRETE

IN GROUND MOUNT (IG)

MILD STEEL OR STAINLESS FLANGE

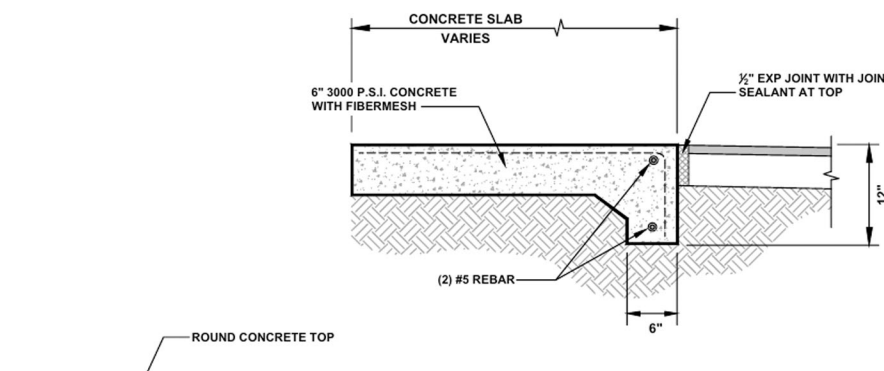
3 ANCHOR HOLES

SPIKE

CONCRETE

SURFACE FLANGE MOUNT (SF)

BICYCLE RACK DETAILS
N.T.S



ROUND CONCRETE TOP

7" LONG X 4" DIA. STEEL PIPE FILLED WITH CONCRETE

24" DIA. CONCRETE BASE

BOLLARD

6" HIGH CBS WALL

SOWELS AS AT CORNER AND 4" CC

20R/L/08 973R/002 15

Enclosed Dumpster Detail (NTS)

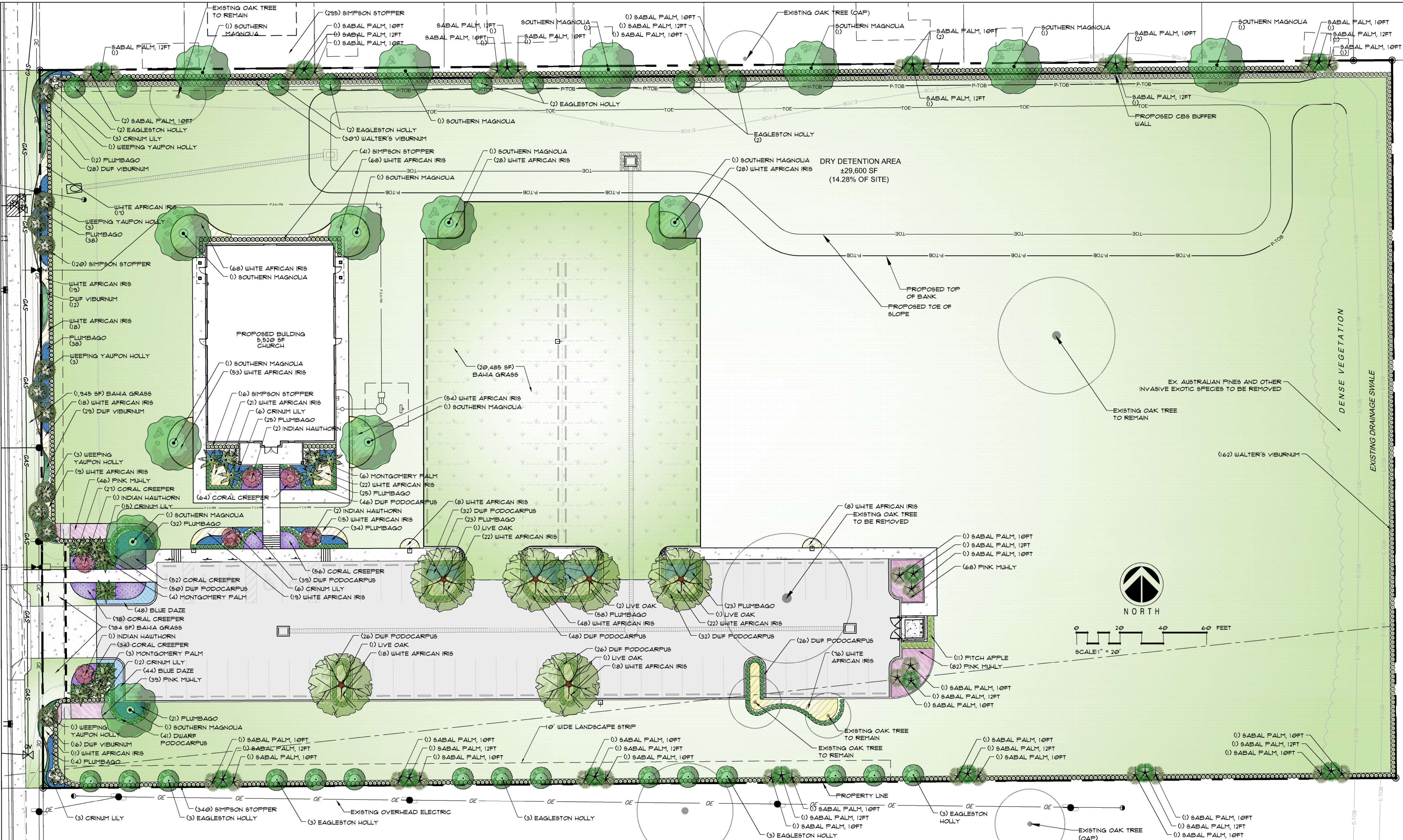
GENERAL CONSTRUCTION NOTES

- THE MINIMUM WALL THICKNESS OF THE PIPE SHALL BE 6 1/8".
- ALL POSTS SHALL HAVE 3 COATS OF PRIMER AND 2 COATS OF YELLOW TOP COAT, UNLESS OTHERWISE NOTED.
- THE PRIMER COAT SHALL MEET THE REQUIREMENTS OF FDOT 971.6.
- ALL CONCRETE SHALL BE FOOT CLASS 1.

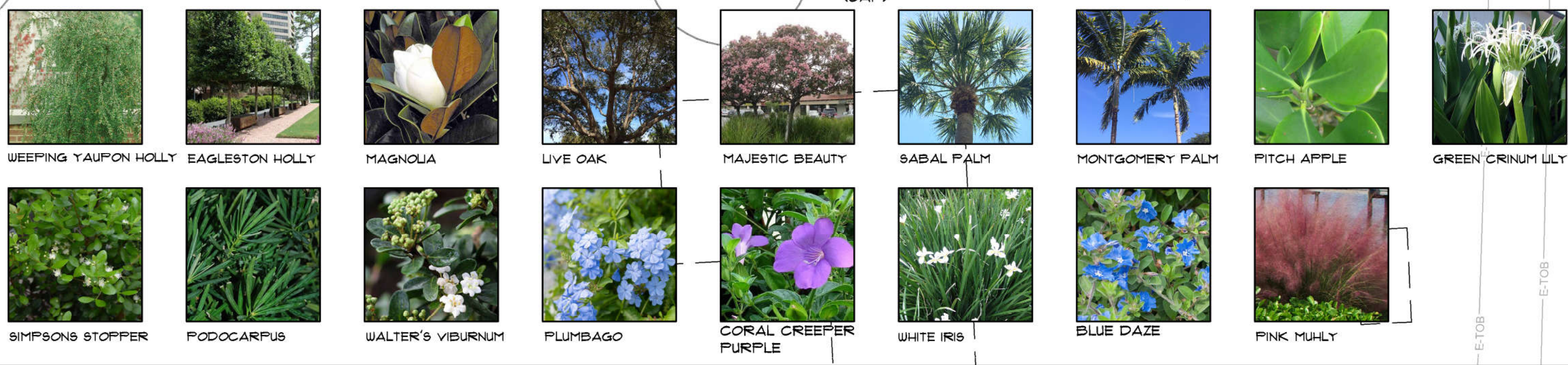
6" HIGH CBS WALL

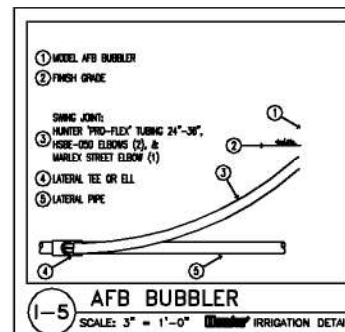
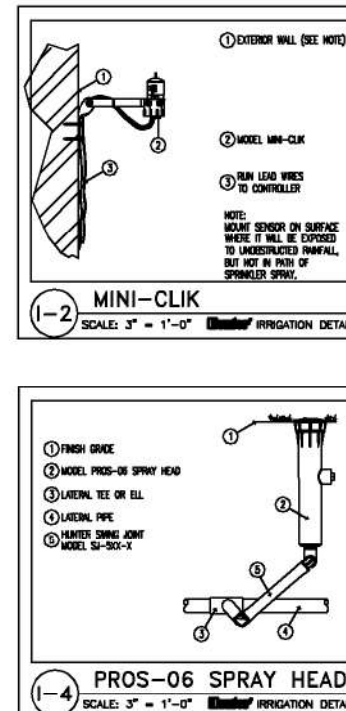
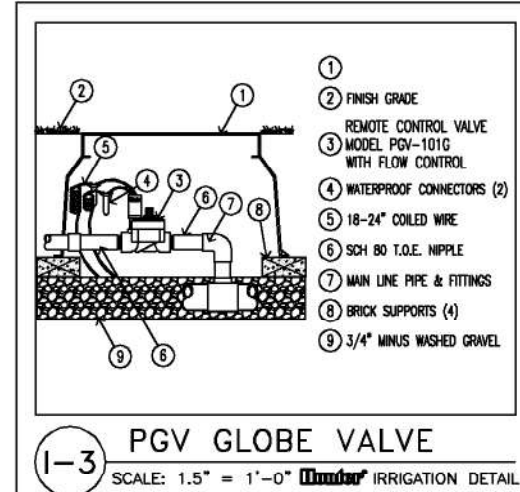
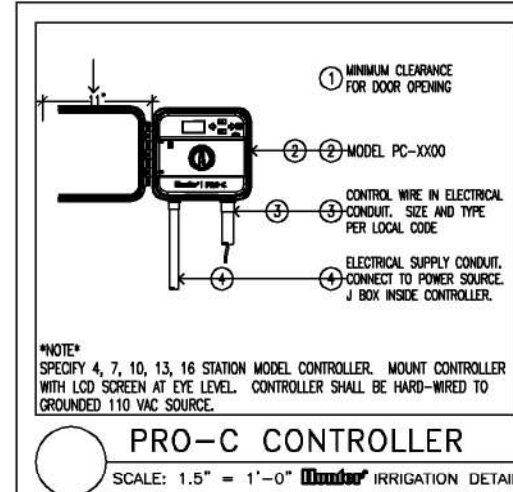
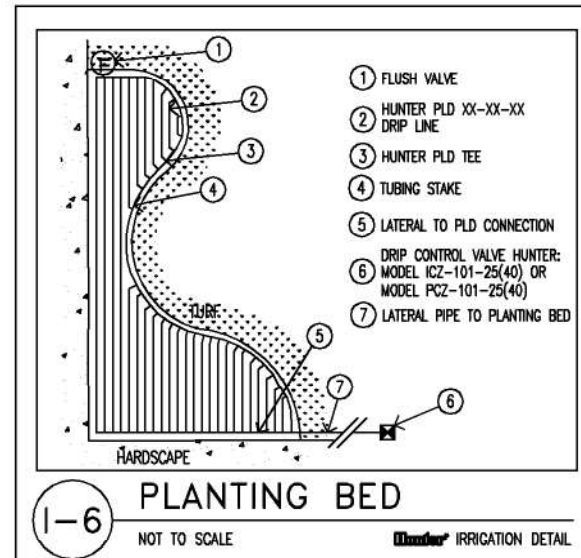
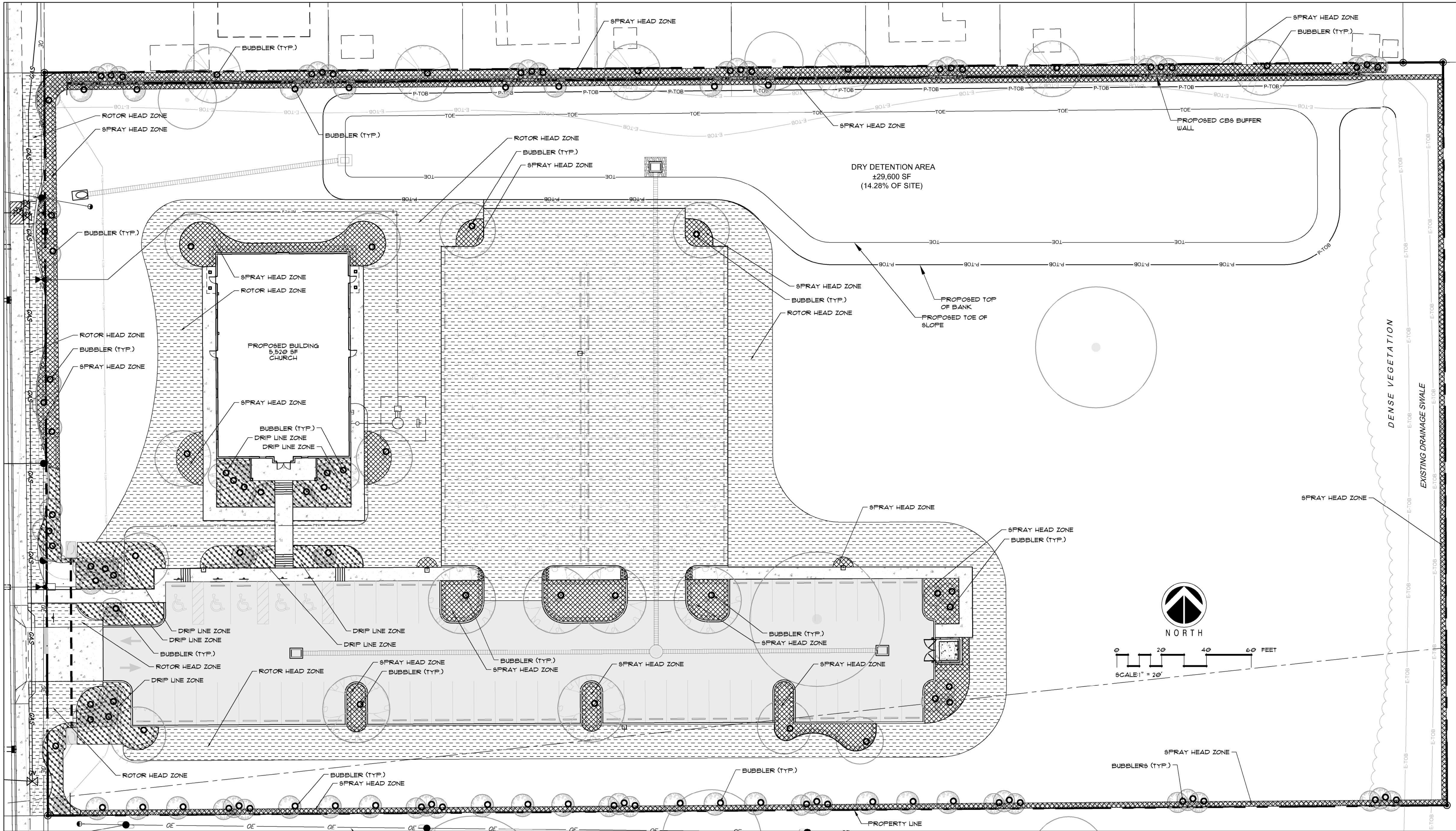
SOWELS AS AT CORNER AND 4" CC

20R/L/08 973R/002 15



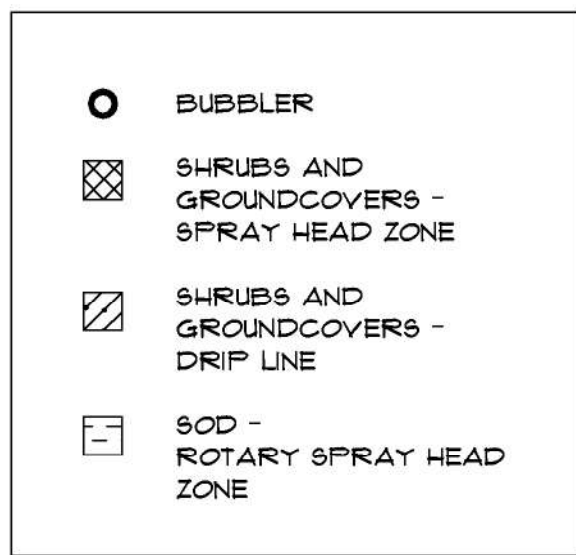
SITE INFORMATION			
JURISDICTION: CITY OF FORT PIERCE ZONING: R-1 SITE AREA: 207,289 SQ/FT			
	REGULATION	REQUIRED	PROPOSED
INTERIOR LANDSCAPE AREA	1 SF / 15 SF OF VUA VUA = 40,836 SQ/FT	2,122 SQ/FT	2,125 SQ/FT
INTERIOR TREE REQUIREMENT	1 TREE PER 100 SQ/FT OF REQ. INTERIOR LANDSCAPE AREA	20 TREES	30 TREES
FRONT (WEST) - 331.15' ABUTTING STREET	10' WIDE LANDSCAPE STRIP 1 TREE PER 300 SQ/FT	11 TREES	11 TREES
SIDE (NORTH) - 295' ABUTTING VUA	10' WIDE LANDSCAPE STRIP 1 TREE PER 200 SQ/FT	15 TREES	15 TREES
REAR (EAST) - 331.15' ABUTTING DETENTION / OPEN SPACE	LANDSCAPE SCREEN - 3' HT HEDGE, REACHING 6' HT	LANDSCAPE SCREEN	LANDSCAPE SCREEN
SIDE (SOUTH) - 382' ABUTTING VUA	10' WIDE LANDSCAPE STRIP 1 TREE / 200 SQ/FT	19 TREES	19 TREES
243' ABUTTING DETENTION / OPENSPACE			





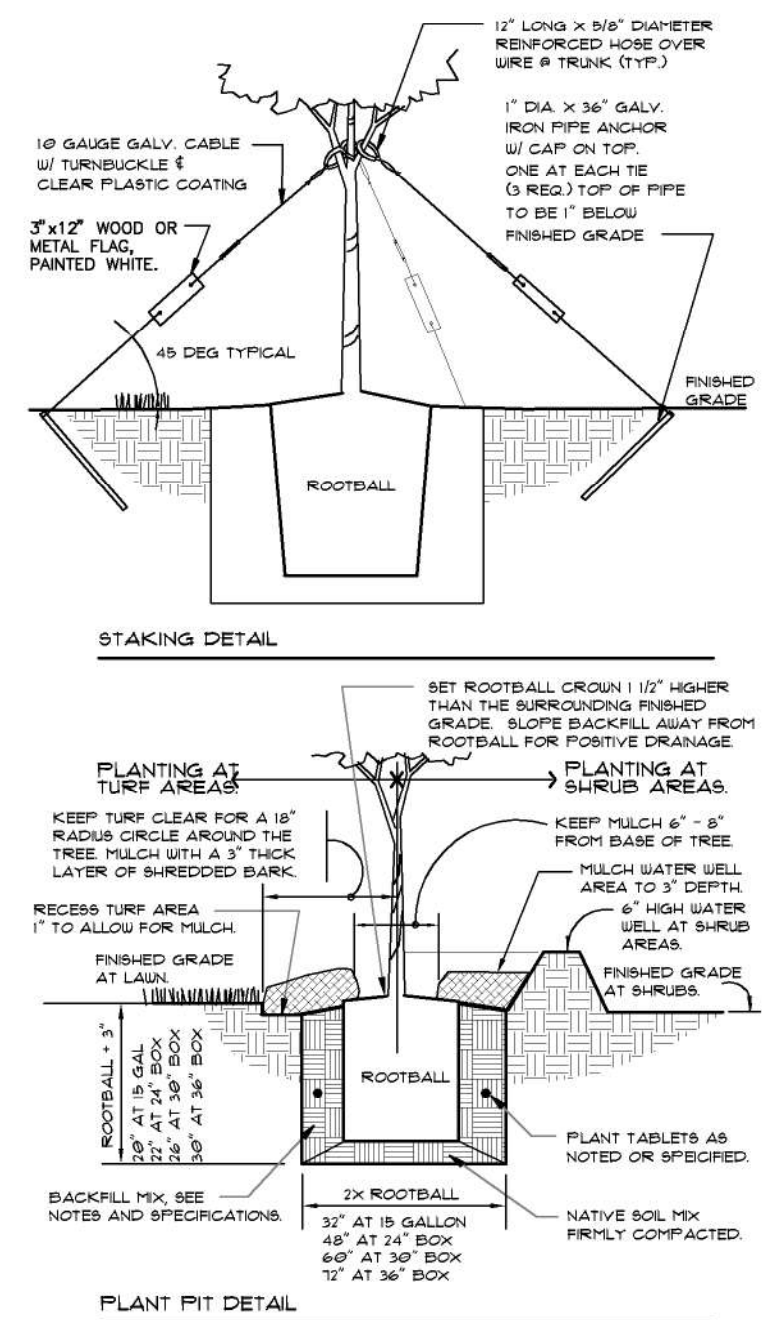
IRRIGATION NOTES:

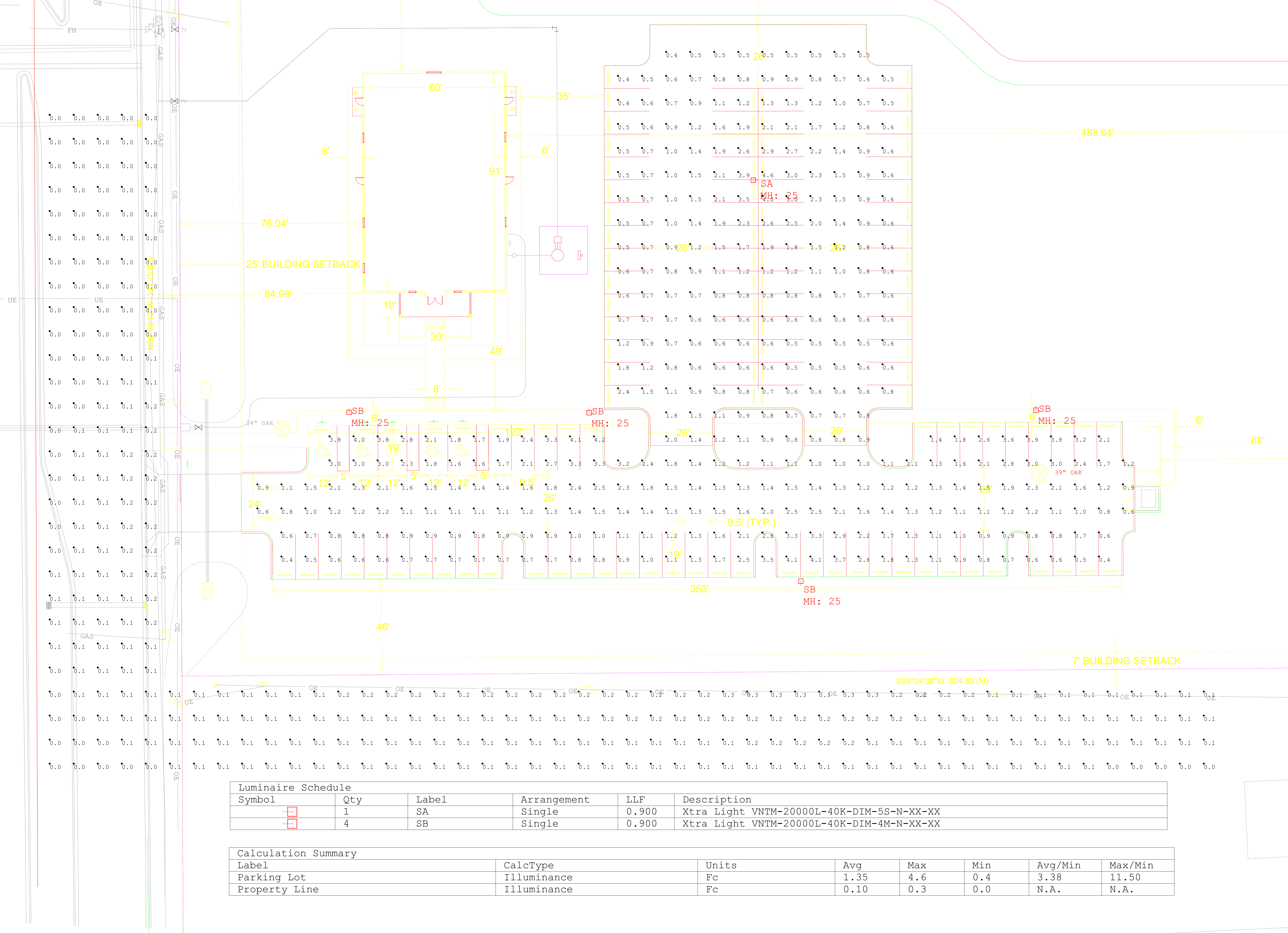
- ALL LANDSCAPE AREAS SHALL BE IRRIGATED WITH FULLY AUTOMATIC IRRIGATION SYSTEM. THE IRRIGATION CONTRACTOR SHALL PROVIDE 100% COVERAGE IN ALL IRRIGATED PLANTING AREAS. THE IRRIGATION SYSTEM SHALL BE DESIGNED ACCORDING TO ACCEPTED IRRIGATION STANDARDS USING WATER CONSERVATION PRINCIPLES WITH LOW-VOLUME IRRIGATION SYSTEM. THE SYSTEM SHALL ACCOMMODATE EASY ADJUSTMENTS FOR SEASONAL IRRIGATION NEED CHANGES OR LOCAL WATERING RESTRICTIONS.
- IRRIGATION SYSTEM SHALL BE EQUIPPED WITH AN AUTOMATIC RAIN SHUT-OFF DEVICE FOR EACH ZONE.
- ALL SOD AND SHRUB AREAS SHALL BE IRRIGATED ON SEPARATE ZONES, WHENEVER POSSIBLE. PLANTING AREAS WITH DIFFERENT WATERING NEEDS SHALL BE PLACED ON SEPARATE ZONES.
- ALL SHRUB AND GROUND COVER AREAS SHALL BE IRRIGATED WITH DRIP LINE OR MIST HEADS; TREES AND PALMS SHALL HAVE BUBBLERS. ALL HEADS IN A GIVEN ZONE MUST HAVE THE SAME PRECIPITATION RATE.
- SPRAY HEADS SHALL BE PLACED AND ADJUSTED TO MINIMIZE OVER-SPRAY ON PAVED AREAS, ROADWAYS AND CURBING. NO OVER-SPRAY ON BUILDINGS IS ACCEPTABLE.

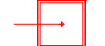
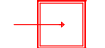


1. THE LANDSCAPE CONTRACTOR SHALL DESIGNATE AN ENGLISH SPEAKING, SKILLED CREW FOREMAN FOR THE PROJECT, WHO WILL BE AVAILABLE AND ACCESSIBLE FOR THE DURATION OF THE LANDSCAPE INSTALLATION.
2. ALL SPECIFICATIONS MUST BE SATISFIED. IF THERE IS A PROBLEM LOCATING A MATERIAL WITH GIVEN SPECIFICATIONS, THE CONTRACTOR SHALL CONTACT THE LANDSCAPE ARCHITECT BY EMAIL PRIOR TO INSTALLATION. AT THE DISCRETION OF THE LANDSCAPE ARCHITECT, A SUBSTITUTION MAY BE MADE.
3. LANDSCAPE CONTRACTOR IS RESPONSIBLE TO REVIEW AND RECONCILE PLAN WITH LANDSCAPE MATERIALS LIST, AND ANALYZE SITE CONDITIONS AND ACCESS PRIOR TO SUBMITTING A PROPOSAL.
4. LANDSCAPE CONTRACTOR MUST PROVIDE EVIDENCE OF WORKMAN'S COMPENSATION AND LIABILITY INSURANCE IN PROPOSAL PACKAGE.
5. THE LANDSCAPE CONTRACTOR SHALL COMPLY WITH ALL LOCAL AND STATE LAWS, CODES AND ORDINANCES.
6. ALL PLANT MATERIAL FURNISHED BY THE LANDSCAPE CONTRACTOR SHALL BE FLORIDA #1 OR BETTER (GRADES AND STANDARDS FOR NURSERY PLANTS, FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, LATEST EDITION), UNLESS OTHERWISE NOTED ON THE LANDSCAPE MATERIALS LIST.
7. THE LANDSCAPE CONTRACTOR SHALL COMPLETE ALL WORK ACCORDING TO THE FLORIDA GREEN INDUSTRIES BEST MANAGEMENT PRACTICES.
8. THE LANDSCAPE CONTRACTOR MUST SPECIFY START AND COMPLETION DATES, IF AWARDED THE PROJECT.
9. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL UNDERGROUND UTILITIES PRIOR TO COMMENCING WORK.
10. ALL PLANTING AREAS SHALL BE PREPARED BY REMOVING ALL DEBRIS, INCLUDING ASPHALT, CONCRETE, OR SIMILAR MATERIALS NOT SUITED FOR LANDSCAPE PLANTING.
11. PLANTING SOIL SHALL BE CLEAN OF ROCKS, STICKS, ROOTS AND WEEDS, AND SHALL BE WELL-DRAINING.
12. ALL LANDSCAPED AREAS SHALL BE FINISH GRADED SUCH THAT FINISHED ELEVATION WILL BE FLUSH AND LEVEL WITH SURROUNDING PAVED SURFACES. THE FINISHED GRADE AFTER PLANTING AND MULCHING SHALL NOT IMPEDE THE FLOW OF DRAINAGE INTO LANDSCAPED AREAS AND TO PREVENT THE BACKWASH OF MULCH AND DEBRIS INTO PAVED AREAS.
13. ALL PLANTING BEDS MUST DRAIN SUFFICIENTLY PRIOR TO PLANTING. IF EXISTING SOIL IS NOT ADEQUATE FOR ESTABLISHMENT OF PLANT MATERIALS DUE TO POOR DRAINAGE OR CHEMICAL PROPERTIES, SOIL AMENDMENTS SHALL BE ADDED PRIOR TO PLANTING.
14. PLANTS SHALL NOT BE PLACED TOO CLOSE TO ONE ANOTHER. SEE LANDSCAPE MATERIALS LIST FOR SPACING OF ALL PLANTS. A MULCH STRIP SHALL BE LEFT BETWEEN THE PLANTINGS AND WALLS, EDGE OF SOD, DRIVEWAY OR WALKWAYS. ALL PLANTS SHALL BE PLACED OUTSIDE THE EAVES OF THE ROOF, UNLESS OTHERWISE INDICATED ON THE LANDSCAPE PLAN.
15. ALL PLANTS TO BE RELOCATED SHALL BE PROPERLY ROOT PRUNED 6 TO 10 WEEKS PRIOR TO RELOCATION.
16. ALL NEW LANDSCAPE PLANTS SHALL BE PLANTED SLIGHTLY HIGHER THAN THE EXISTING GRADE LEAVING TOP OF THE ROOT BALL EXPOSED.
17. ALL PLANT MATERIALS SHALL BE THOROUGHLY WATERED IN AT THE TIME OF PLANTING.
18. 3" LAYER OF ORGANIC MULCH SHALL BE LAID IN ALL LANDSCAPE BEDS. NO MULCH SHALL BE LAID NEAR TREE TRUNKS. NO MULCH SHALL BE LAID ON TOP OF CITRUS TREE ROOT BALLS.
19. NEWLY PLANTED TREES SHALL BE STAKED ONLY IF THE ROOT BALL MOVES IN THE WIND OR THE TREES ARE LOCATED IN AN AREA OF WINDY CONDITIONS. ALL PALMS SHALL BE STAKED. ALL WOOD BRACES AND BRACE FRAMES SHALL BE STAINED DARK BROWN. NO NAILS SHALL BE DRIVEN INTO ANY PALM OR TREE.
20. PLANTING PLAN TAKES PRECEDENCE OVER PLANT LIST.
21. THE LANDSCAPE BID SHALL INCLUDE IRRIGATION ON A SEPARATE CONTRACT, EXPRESSED AS A LINE-ITEM PROPOSAL.
22. THE CONTRACTOR(S) SHALL KEEP ALL WORK AREAS NEAT AND TIDY ON A DAILY BASIS. AT COMPLETION OF THE INSTALLATION, THE CONTRACTOR SHALL REMOVE FROM THE PROPERTY ALL TEMPORARY STRUCTURES AND GARBAGE AT HIS/HER OWN EXPENSE.
23. THE CONTRACTOR(S) SHALL KEEP ALL PLANTS WATERED, FERTILIZED, MULCHED, PRUNED, STAKED AND GUYED AS NECESSARY TO ASSURE SPECIFIED MINIMUM GRADE OF FLORIDA #1 THROUGHOUT THE DURATION OF THE PROJECT CONSTRUCTION PERIOD. PLANTING BEDS SHALL BE KEPT FREE OF LITTER AND UNDESIRABLE VEGETATION. THE CONTRACTOR(S) IS RESPONSIBLE FOR KEEPING ALL THE PLANT MATERIAL HEALTHY, VIGOROUS, AND UNDAMAGED THROUGHOUT THE DURATION OF THE PROJECT CONSTRUCTION PERIOD.
24. THE FINAL PAYMENT IS MADE UPON COMPLETION OF PROJECT AND EXECUTION OF LIEN RELEASE AFFIDAVIT.
25. ALL SHRUBS AND GROUND COVERS SHALL BE WARRANTED FOR 90 DAYS; ALL TREES AND PALMS SHALL BE WARRANTED FOR 1 YEAR FROM THE DATE OF FINAL ACCEPTANCE AND PAYMENT.

<u>SYMBOL</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>CAL</u>	<u>SIZE</u>	<u>NOTES</u>	<u>CODE</u>
TREES								
	11	ILEX VOMITORIA 'PENDULA'	WEEPING YAUPOH HOLLY	30 GAL		1 - 8' HT.	NATIVE	DROUGHT TOLERANT
	23	ILEX X ATTENUATA 'EAGLESTON'	EAGLESTON HOLLY	B & B	2.5" CAL	12' HT., 5' 8PRD.	NATIVE	DROUGHT TOLERANT
	14	MAGNOLIA GRANDIFLORA 'D.D. BLANCHARD'	SOUTHERN MAGNOLIA	B & B	2.5" CAL	MIN. 12' OA HT., 5' 8PRD., 5 CT	NATIVE	DROUGHT TOLERANT
	6	QUERCUS VIRGINIANA	LIVE OAK	B & B	2.5" CAL	MIN. 12' OA HT., 5' 8PRD., 5 CT	NATIVE	DROUGHT TOLERANT
	6	RHAPHIOLEPS X 'MONTICU' MAJESTIC BEAUTY	INDIAN HAWTHORN	15 GAL	STANDARD	4' OA HT.	NON NATIVE	DROUGHT TOLERANT
PALM TREES								
	32	SABAL PALMETTO	SABAL PALM, 10FT	B & B	SLICK	10' CT	NATIVE	YES
	16	SABAL PALMETTO	SABAL PALM, 12FT	B & B	SLICK	12' CT	NATIVE	YES
	13	VEITCHIA MONTGOMERYANA	MONTGOMERY PALM	B & B	HEAVY	9' CT HT., MATCHING, FF		
<u>SYMBOL</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>SPACING</u>	<u>SIZE</u>	<u>NOTES</u>	<u>CODE</u>
SHRUBS								
	11	CLUSIA GUTTIFERA	PITCH APPLE	1 GAL	24" OC	48" HT., 24" 8PRD.		
	45	CRINUM ASIATICUM	CRINUM LILY	1 GAL	AS SHOWN	36"X36"	NON-NATIVE	YES
	812	MYRTICANTHES FRAGRANS	SIMPSON STOPPER	3 GAL	24" O.C.	24" HT., 18" 8PRD.	NATIVE	DROUGHT TOLERANT
	390	PODOCARPUS MACROPHYLLUS 'DWARF PRINGLES'	DWF PODOCARPUS	3 GAL	18" O.C.	14"X12"	NON-NATIVE	NOT LISTED
	469	VIBURNUM OBOVATUM	WALTER'S VIBURNUM	3 GAL	24" O.C.	24"X24"		
SHRUB AREAS								
	343	PLUMBAGO AURICULATA 'IMPERIAL BLUE'	PLUMBAGO	3 GAL	24" O.C.	18" HT., 18" 8PRD.	NON-NATIVE	DROUGHT TOLERANT
	05	VIBURNUM OBOVATUM 'MRS. SHILLERS DELIGHT'	DWF VIBURNUM	3 GAL	24" O.C.	18" HT., 15" 8PRD.	NATIVE	DROUGHT TOLERANT
<u>SYMBOL</u>	<u>QTY</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>CONT</u>	<u>INSTALL</u>	<u>SPECS</u>	<u>NOTES</u>	<u>CODE</u>
GROUND COVERS								
	311	BARLERIA REPENS 'PURPLE PRINCE'	CORAL CREEPER	1 GAL	18" O.C.	12" 8PRD.	NON-NATIVE	DROUGHT TOLERANT
	680	DIETES IRIIDOIDES	WHITE AFRICAN IRIS	3 GAL	24" O.C.	8"X12"	NON-NATIVE	DROUGHT TOLERANT
	92	EVOLVULUS GLOMERATUS	BLUE DAZE	1 GAL	18" O.C.			
	235	MUHLENBERGIA CAPILLARIS	PINK MUHLY	3 GAL	24" O.C.	24"X24"	NATIVE	DROUGHT TOLERANT
OTHER								
	160,481 SF	PASPALUM NOTATUM	BAHIA GRASS	S.F.	TIGHT, FITTED JOINTS	60D	NON-NATIVE	YES
NOTES: 1- SEE PLANTING LEGEND FOR GROUNDCOVER SPECIES, SIZE, AND SPACING DIMENSION. 2- SMALL ROOTS (2" OR LESS) MUST GROW AROUND, UP, OR DOWN THE ROOT BALL PERIMETER ARE CONSIDERED A NORMAL CONDITION IN CONTAINER PRODUCTION AND ARE ACCEPTABLE UNLESS THEY WOULD BE ELIMINATED AT THE TIME OF PLANTING. ROOTS ON THE PERIMETER CAN BE REMOVED AT THE TIME OF PLANTING. (SEE ROOT BALL SAVING CONTAINER DETAIL). 3- SETTLE SOIL AROUND ROOT BALL OF EACH GROUNDCOVER BEFORE MULCHING.								
4	GROUNDCOVER							
			URBAN TREE PLANTING GUIDE OPEN SOURCE TREE TO GROW					
3	SHRUB PLANTING							
2	PALM TREE PLANTING							





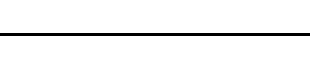
Luminaire Schedule					
Symbol	Qty	Label	Arrangement	LLF	Description
	1	SA	Single	0.900	Xtra Light VNTM-20000L-40K-DIM-5S-N-XX-XX
	4	SB	Single	0.900	Xtra Light VNTM-20000L-40K-DIM-4M-N-XX-XX

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Parking Lot	Illuminance	Fc	1.35	4.6	0.4	3.38	11.50
Property Line	Illuminance	Fc	0.10	0.3	0.0	N.A.	N.A.

IGLESIA BIBLICA CHURCH

SECTION 28, TOWNSHIP 35S, RANGE 40E, FORT PIERCE, FL

LIGHTING FIXTURE SCHEDULE

TYPE	IMAGE	MANUFACTURER	CATALOG NUMBER	DESCRIPTION	LAMPS	DIMMING	VOLTS	MOUNTING	REMARKS	INPUT WATTS
					TYPE					
SA		XTRA LIGHT	VNTM-20000L-40K-[VOLTAGE]-5S-N-[FINISH]-XX / VNT-ASF	AREA / PARKING LOT LED SITE FIXTURE	INTEGRATED LED	0-10V	TBC	TENON	MOUNTED AT 25'-0"	142W
SB		XTRA LIGHT	VNTM-20000L-40K-[VOLTAGE]-4M-N-[FINISH]-XX / VNT-ASF	AREA / PARKING LOT LED SITE FIXTURE	INTEGRATED LED	0-10V	TBC	TENON	MOUNTED AT 25'-0"	142W

LIGHTING SCHEDULE NOTES:

1. For pricing please email Genesis Lighting at quotes@genesislighting.net, for technical questions please contact Brian Meneses @ 772-919-5670 (Bmeneses@genesislighting.net)
2. No substitutions allowed without prior approval by architect, engineer or design team
3. Contractor to verify all voltages, mounting and run lengths prior to final bid and installation of fixtures
4. Verify correct mounting for each fixture with Architectural reflected ceiling plans and/or Site Plans





March 25th, 2025

Iglesia Biblica de Fort Pierce Inc.
Attn: Salvador Marino
3240 S 25th Street
Fort Pierce, FL 34981

VIA Email: creel1074@ymail.com

Reference: **Environmental Assessment**
3240 S 25th Street
Fort Pierce, FL 34981
Parcel ID: 2428-232-0001-000-0

Dear Mr. Marino,

Haley Ward Inc. has completed this Environmental Assessment (EA) for the referenced property above. The purpose of this evaluation was to conduct a review of the listed parcel by means of site visit, review of available aerial photography, listed species review, review of soil resources, and review of environmental regulations pertaining to this parcel.

The following report details the findings of our on-site and desktop investigations of the property as they pertain to the City of Fort Pierce land developmental review regulations.

Please contact the undersigned if you have any questions regarding this report.

Respectfully submitted,

Haley Ward Inc.

Adam Kobylski, M.S.
Environmental Scientist

Project Name	Type
Catalog #	Date

VIENTO AREA LUMINARE



APPLICATIONS

- Area Lighting
- Retail Spaces
- Street Lighting
- Auto Dealerships & Sales Lots
- Parks & Recreation Areas
- Safety & Security

APPROVALS

- ETL Listed
- Complies with UL 1598 and CSA C22.2
- Suitable for wet locations
- 3G Vibration Rated
- IP66 Rated
- BAA Compliant
- RoHS Compliant
- ATAL Tested www.ata-labs.com
- Select models DLC Premium. For a complete list of DLC Premium products visit: www.xtralight.com/dlc or qpl.designlights.org



FEATURES

- Lumen packages ranging from 5000L to 65000L.
- Outstanding photometric performance results in excellent uniformity, optimal pole spacing and lower power density.
- Low profile architectural design offers a contemporary appearance with excellent light output.
- Enhanced foot candles delivered utilizing multiple optical options.
- Full cut-off optics with zero uplight.

CONSTRUCTION

- Thermal management achieved with a one-piece die-cast aluminum has integral heat sink fins and a hinged electrical compartment.
- Thermoset powder coat, available in bronze, white or custom colors (consult factory)
- IP66, precision molded, polycarbonate optics providing impact resistance and UV stabilization.
- Upgraded door to provide better protection from water intrusion.

ELECTRICAL

- Voltage: 120-277V or 347-480V AC input
- Driver: Class 1, constant current, calibrated to lumen package (0-10V dimming standard)
- Surge Protection: 20kA standard.
- Operating temperature: -40°C to +50°C (-40°F to +122°F)

CONTROLS

- Programmable smart sensor and twist-lock receptacle control options available.

MOUNTING

- Integral arm with key hole slot facilitates quick and easy installation.
- Adjustable slip fitter, round pole adaptor, universal pole adaptor, and other mounting options available as accessories.

WARRANTY

- Backed by XtraLight's limited 5-year warranty.

ORDER LOGIC

SAMPLE CATALOG NUMBER: VNTL-55000L-50K-DIM-5SN-BZ

VNT	SIZE	MODEL	CCT ¹	DRIVER	OPTICS	ORIENTATION	FINISH	CONTROLS	OPTIONS
S Small		5000L	30K 3000K	DIM Dim 0-10V, 120-277V	2M Type II Medium	N Normal (forward)	BZ Bronze	XX No Fixture Controls	HSS House-side Shield
		10000L	40K 4000K			L Left	WH White	IS ⁵ IR Smart Sensor, 20'H/40'D	ASF ⁶ Adjustable Slip Fitter Cord Whip
		15000L	50K 5000K	DIMO ² Dim 0-10V, 120-277V	3M Type III Medium	R Right	CC ⁴ Custom Color	IS ⁷ IR Smart Sensor, 40'H/100'D	3 ⁷ NEMA 3-Pin Twist-Lock Receptacle
		18000L		HVD to off	4M Type IV Medium			BS ³ Bluetooth Smart Sensor, 20'H/40'D	5 ⁷ NEMA 5-Pin Twist-Lock Receptacle
M Medium		20000L ⁹		Dim 0-10V, 347-480V	5S ³ Type V Square			BS ⁷ Bluetooth Smart Sensor, 40'H/100'D	7 ⁷ NEMA 7-Pin Twist-Lock Receptacle
		15000L						CAS Casambi Controlled	SP ⁸ Selectable Power
		20000L						AUT Autani Controlled	
		25000L						SYN Synapse Controlled	10Y 10 Year Warranty
L Large		30000L						SWX Sensorworx Controlled	
		35000L						CUS Custom Sensor (Factory Installed)	
		40000L							
		45000L							
		50000L							
		55000L							
		60000L ⁹							
		65000L ⁹							

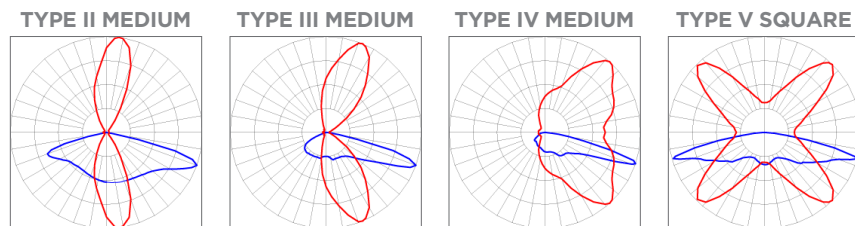
1. Custom CCT available from 2700K - 6500K.
2. Some models may not be available with DIMO (Dim to off).
3. The 5S (Type V Square) optic option is not available with L (Left) or R (Right) orientations.
4. Provide the desired RAL number for custom colors.

5. Sensor integrated in bottom fixture. (See dimensional drawing)
6. The ASF (Adjustable Slip Fitter Cord Whip) must be paired with the Adjustable Slip Fitter accessory (sold separately).
7. Photocell ordered separately. (See page 6)
8. See page 3 for selectable power table.
9. S - 20000L, M - 40000L, L - 60000L, L - 65000L up to +40°C max.

VIENTO AREA LUMINARE

VNT

ISO LINES



• Red: Horizontal / Blue: Vertical

PHOTOMETRIC DATA

STANDARD

SIZE	MODEL	OPTICS	3000K		4000K		5000K		WATTAGE	BUG RATING
			LUMENS	EFFICACY	LUMENS	EFFICACY	LUMENS	EFFICACY		
VNTS SMALL	5000L	5S	5172	153	5387	160	5388	160	34	B3-U0-G2
		4M	5054	150	5265	156	5266	156		B1-U0-G3
		3M	5113	152	5326	158	5327	158		B2-U0-G3
		2M	5418	161	5644	167	5645	168		B2-U0-G2
	10000L	5S	11005	155	11464	161	11466	161	71	B4-U0-G3
		4M	10765	151	11214	158	11216	158		B2-U0-G4
		3M	10855	152	11307	159	11309	159		B2-U0-G2
		2M	11533	162	12014	169	12016	169		B3-U0-G3
	15000L	5S	15252	152	15887	158	15890	158	101	B4-U0-G3
		4M	14911	148	15532	155	15535	155		B3-U0-G5
		3M	15022	149	15648	156	15651	156		B3-U0-G3
		2M	15802	157	16460	164	16463	164		B3-U0-G3
	18000L	5S	17461	147	18189	153	18192	153	119	B4-U0-G3
		4M	17270	145	17990	151	17993	151		B2-U0-G5
		3M	17206	145	17923	151	17926	151		B3-U0-G3
		2M	18315	154	19078	160	19082	160		B3-U0-G3
	20000L	5S	19236	142	20037	148	20041	148	135	B4-U0-G3
		4M	19025	141	19818	147	19822	147		B3-U0-G5
		3M	18954	140	19744	146	19748	146		B3-U0-G3
		2M	20176	149	21016	156	21020	156		B3-U0-G3
VNTM MEDIUM	15000L	5S	15252	156	15887	162	15890	162	98	B4-U0-G3
		4M	14911	152	15532	158	15535	159		B3-U0-G5
		3M	15022	153	15648	160	15651	160		B3-U0-G3
		2M	15802	161	16460	168	16463	168		B3-U0-G3
	20000L	5S	22011	155	22928	161	22932	161	142	B4-U0-G3
		4M	21531	151	22428	158	22432	158		B3-U0-G5
		3M	21709	152	22614	159	22618	159		B3-U0-G3
		2M	23067	162	24028	169	24033	169		B3-U0-G3
	25000L	5S	24610	152	25635	158	25640	158	162	B5-U0-G3
		4M	23900	148	24896	154	24901	154		B3-U0-G4
		3M	23811	147	24804	153	24808	153		B4-U0-G3
		2M	25861	160	26939	166	26944	166		B4-U0-G4
	30000L	5S	30148	149	31404	155	31410	155	202	B5-U0-G4
		4M	29881	148	31126	154	31132	154		B4-U0-G5
		3M	29674	147	30910	153	30916	153		B4-U0-G4
		2M	31340	155	32646	162	32652	162		B4-U0-G4
	35000L	5S	34451	147	35886	153	35893	153	235	B5-U0-G4
		4M	33458	142	34852	148	34858	148		B4-U0-G5
		3M	33668	143	35071	149	35078	149		B4-U0-G3
		2M	35492	151	36971	157	36978	157		B4-U0-G4
	40000L	5S	38471	142	40074	148	40082	148	270	B5-U0-G4
		4M	38050	141	39636	147	39643	147		B4-U0-G5
		3M	37908	140	39488	146	39495	146		B4-U0-G3
		2M	40351	149	42033	156	42041	156		B4-U0-G4

• Some Photometric Data is extrapolated and subject to change.

VIENTO AREA LUMINARE

VNT

PHOTOMETRIC DATA

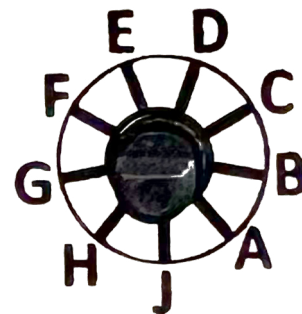
STANDARD

SIZE	MODEL	OPTICS	3000K		4000K		5000K		WATTAGE	BUG RATING
			LUMENS	EFFICACY	LUMENS	EFFICACY	LUMENS	EFFICACY		
VNTL LARGE	30000L	5S	30148	154	31404	160	31410	160	196	B5-U0-G4
		4M	29881	152	31126	159	31132	159		B4-U0-G5
		3M	29674	151	30910	158	30916	158		B4-U0-G4
		2M	31340	160	32646	167	32652	167		B4-U0-G4
	35000L	5S	34451	152	35886	159	35893	159	226	B5-U0-G4
		4M	33458	148	34852	154	34858	154		B4-U0-G5
		3M	33668	149	35071	155	35078	155		B4-U0-G3
		2M	35492	157	36971	164	36978	164		B4-U0-G4
	40000L	5S	39267	151	40903	158	40911	158	260	B5-U0-G5
		4M	38370	148	39969	154	39977	154		B4-U0-G5
		3M	38022	147	39606	153	39614	153		B5-U0-G4
		2M	40952	158	42658	164	42666	164		B5-U0-G4
	45000L	5S	44814	148	46681	154	46690	154	303	B5-U0-G5
		4M	43522	144	45335	150	45344	150		B4-U0-G5
		3M	43393	143	45201	149	45210	149		B5-U0-G4
		2M	46738	154	48685	161	48694	161		B5-U0-G4
	50000L	5S	49878	146	51956	152	51966	152	342	B5-U0-G5
		4M	48440	142	50458	148	50468	148		B4-U0-G5
		3M	48260	141	50271	147	50280	147		B5-U0-G5
		2M	51723	151	53878	158	53888	158		B5-U0-G5
	55000L	5S	53689	143	55926	149	55937	149	375	B5-U0-G5
		4M	52141	139	54314	145	54324	145		B4-U0-G5
		3M	51948	139	54112	144	54122	144		B5-U0-G5
		2M	54761	146	57043	152	57054	152		B5-U0-G5
	60000L	5S	57629	136	60030	142	60041	142	423	B5-U0-G5
		4M	56998	135	59373	140	59385	140		B4-U0-G5
		3M	56786	134	59152	140	59163	140		B5-U0-G5
		2M	60445	143	62964	149	62976	149		B5-U0-G5
	65000L	5S	62109	133	64697	139	64709	139	467	B5-U0-G5
		4M	61430	132	63989	137	64001	137		B4-U0-G5
		3M	61201	131	63751	137	63763	137		B5-U0-G5
		2M	65145	139	67859	145	67872	145		B5-U0-G5

- Some Photometric Data is extrapolated and subject to change.

SELECTABLE POWER (OPTION)

OPTION	SWITCH POSITION	OUTPUT PERCENTAGE	SWITCH POSITION	OUTPUT PERCENTAGE
SP	A	75%	F (DEFAULT)	100%
	B	65%	G	90%
	C	55%	H	85%
	D	50%	J	80%
	E	45%	Switch is located in driver compartment	



VIENTO AREA LUMINARE

VNT

DIMENSIONAL DATA

STANDARD SIZES

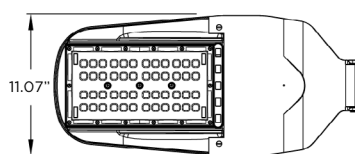
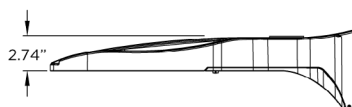
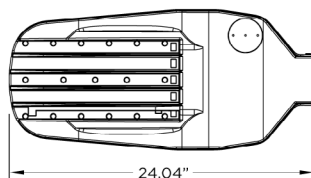
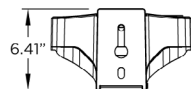
WEIGHT:

Small = 11 LB

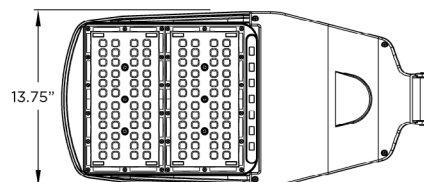
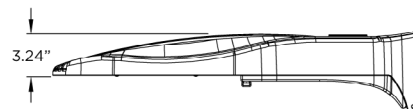
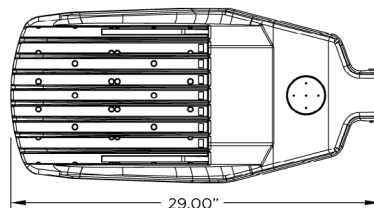
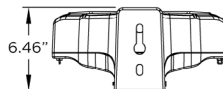
Medium = 29 LB

Large = 39 LB

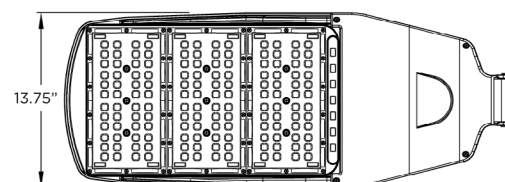
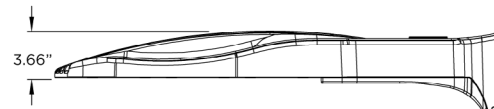
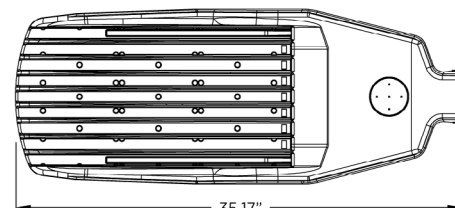
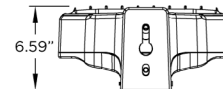
SMALL



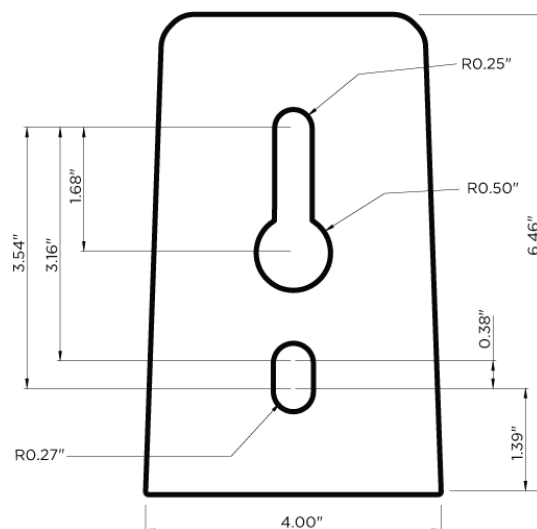
MEDIUM



LARGE



MOUNTING



- Dimensional Data shows the end, top, side, and bottom views for all standard sizes.
- All weights are rounded up to the nearest 0.5 lb.

VIENTO AREA LUMINARE

VNT

ACCESSORIES (SOLD SEPARATELY)

VNT-ASF

FINISH

BZ Bronze
WH White
CC Custom Color

DESCRIPTION

- Adjustable Slip Fitter
- Must select (ASF) in the order logic under the Options section.
- 180° range of motion in 10° increments.
- EPA: 0.127 sq. ft. - 6.0 LB
- Viento must not be tilted more than 20° when using ASF



VNT-RPA

FINISH

BZ Bronze
WH White
CC Custom Color

DESCRIPTION

- Round Pole Adaptor
- Allows up to four Viento fixtures to be mounted to one pole.
- 3" to 5" Diameter
- EPA: 0.03 sq. ft. - 0.75 LB



VNT-WB

FINISH

BZ Bronze
WH White
CC Custom Color

DESCRIPTION

- Wall Bracket



VNT-TWB

FINISH

BZ Bronze
WH White
CC Custom Color

DESCRIPTION

- Tenon Wall Bracket Horizontal Mount
- 8" Square Plate - 2 3/8" OD
- Must be ordered with the Adjustable Slip Fitter (ASF) accessory.



EPA RATINGS

	SINGLE	DUAL SSA	TWO AT 90	TWO AT 180	THREE AT 90	THREE AT 120	FOUR AT 90
SMALL	0.74 sq. ft.	1.37 sq. ft.	1.13 sq. ft.	1.27 sq. ft.	1.27 sq. ft.	1.26 sq. ft.	1.27 sq. ft.
MEDIUM	1.04 sq. ft.	1.50 sq. ft.	1.63 sq. ft.	1.86 sq. ft.	1.87 sq. ft.	1.85 sq. ft.	1.87 sq. ft.
LARGE	1.27 sq. ft.	1.54 sq. ft.	2.02 sq. ft.	2.34 sq. ft.	2.35 sq. ft.	2.27 sq. ft.	2.35 sq. ft.

- EPA calculated with the following:
 - 4" square pole (Single, Two At 90, Two At 180, Three At 90, Four At 90)
 - 4" round pole (Three At 120)
 - VNT-SSA (Dual SSA)

VIENTO AREA LUMINARE

VNT

ACCESSORIES (SOLD SEPARATELY)

VNT-SSA

FINISH
BZ Bronze
WH White
CC Custom Color

DESCRIPTION

- Sholder-to-Sholder Adaptor
- EPA: 0.90 sq. ft. - 27 LB



VNT-TMA

POLE	FINISH	SIZE	MOUNTING
S Square	BZ Bronze	4 4"	01 1 Fixture
R Round	WH White	5 5"	28 2 Fixtures at 180°
		6 6"	29 2 Fixtures at 90°
			39 3 Fixtures at 90°
			32 3 Fixtures at 180°
			49 4 Fixtures at 90°

DESCRIPTION

- Tenon Mount Adaptor
- Dimensions (S): 4"/5"/6"
- Dimensions (R): 4"/5" DIA
- EPA: 0.4 sq. ft. 10 - 16 LB



VNT-UPM

POLE	FINISH
SQ Square	BZ Bronze
RD Round	WH White

DESCRIPTION

- Universal Pole Mount Adaptor



DIMMING CONTROL

MS5559	Scheduled Dimming, Standard Voltage
MS5560	Scheduled Dimming, High Voltage
MS5561	Constant All-Night Dimming, Standard Voltage
MS5562	Constant All-Night Dimming, High Voltage

DESCRIPTION

- Dimming Control
- Standard Voltage: 105-305 VAC
- High Voltage: 312-530 VAC
- Frequency: 50/60 Hz



SHORTING CAP

MS1827	Shorting Cap
---------------	--------------

DESCRIPTION

- Shorting Cap
- Shorting cap required if no other controls are being used in fixture receptacle.

PHOTOCELL STANDARD ON/OFF

MS0192	120/277
MS5088	480v



ENVIRONMENTAL ASSESSMENT

3240 S 25th Street
Fort Pierce, FL 34981
Parcel ID:
2428-232-0001-000-0

Date: March 25, 2025
Project # 25-188

Prepared For:

Iglesia Biblica de Fort Pierce Inc.
Attn: Salvador Marino
3240 S 25th Street
Fort Pierce, FL 34981
creel1074@ymail.com

Prepared By:

EDC, Inc.
10250 SW Village Parkway
Port St Lucie, Florida 34987
(772) 223-5200



INTRODUCTION:

The subject property evaluated as part of this Environmental Assessment consists of one tax parcel (Parcel ID: 2428-232-0001-000-0) comprised of 4.75 acres which is classified by the St. Lucie County Property Appraiser as Vacant Commercial (land use code 1000). The subject property is addressed at 3240 S 25th Street Fort Pierce, Florida 34981 and is further located within Section 28, Township 35, and Range 40 North. This parcel has a Future Land Use designation of Residential - Low Density (RL), and a current zoning designation of Residential (R-1).

This environmental assessment was completed as a precursor to permitting and review by governmental agencies as an applicable document for the supporting information associated with a building permit or land development application. Haley Ward staff visited the property on March 24th, 2025 in order to ascertain the status and composition of any critical habitats, wildlife species of section concern, wetlands, and native uplands which may be onsite.

VEGETATION:

The opinion of Haley Ward is native upland habitat is not located on site. The subject property has been routinely mowed while keeping few select trees going back to a 1994 aerial image. Over time, native and exotic vegetation was able to grow and reclaim the site in some areas while the remainder of the site is frequently mowed.

The upland habitat associations were determined via onsite assessment and classified according to the Florida Cooperative Land Cover (CLC) System developed by the Florida Fish and Wildlife Conservation Commission (FWC). The CLC incorporates classifications used by FWC, Florida Natural Areas Inventory (FNAI), and Florida's water management districts. The following upland CLC code was identified onsite; 191 - Undeveloped Land Within Urban Areas. Please refer to the attached Florida CLC map for the approximate location of the habitat(s) delineated onsite.

Common Name	Species Name
Live Oak	<i>Quercus virginiana</i>
Cabbage Palm	<i>Sabal palmetto</i>
Brazilian Pepper**	<i>Schinus terebinthifolia</i>
Caesars's Weed**	<i>Urena lobata</i>
Australian Pine**	<i>Casuarina equisetifolia</i>

***Nuisance Vegetation**

****Exotic/Invasive Vegetation**

Table 1: This table lists a representative sample of vegetative species observed within the uplands during the site visit.

WETLAND DELINEATION:

According to aerial photographs and the site visit, there are no State jurisdictional wetlands on site. Based on the State definition, a wetland consists of three components: 1) hydric soils, 2) wetland plants, and 3) hydrologic indicators. None of these components were identified during the field reconnaissance on the property.



WILDLIFE EVALUATION:

Haley Ward performed a pedestrian survey throughout the property to investigate for the presence of any plant or animal listed species. No state or federally listed plant/animal species or their habitats were observed onsite during the site reconnaissance.

SOIL COMPOSITION:

Based on a review of the U.S. Department of Agriculture (USDA) Web Soil Survey the site is composed of the following soil series:

Ankona and Farnton sands- The Ankona and Farnton series consist of very deep, very poorly drained, slowly permeable soils. These sands formed in sandy and loamy marine sediments. A water table is within depths of 6 to 18 inches for 1 to 4 months, primarily in the winter and early spring and it is at depths of 18 to 40 inches for 6 months or more during the rest of the year in most years. Ankona and Farnton soils are found in broad flats and depressional areas. Typical vegetation consists of longleaf pine, slash pine, saw palmetto, wax myrtle, gallberry, fetterbush, creeping bluestem, chalky bluestem, lopsided Indian grass, low panicums and pineland threeawn. Depressional areas are dominated by marsh vegetation consisting of maidencane, cutgrass, sand cordgrass, and St. John's wort.

Riviera fine sand- This poorly drained, nearly level soil is found in hammocks and along drainage ways. The surface layer is dark gray brown fine sand about 5 inches thick. The soil has a water table at a depth of less than 10 inches for 2 to 4 months in most years and at a depth of 10 to 30 inches for most of the rest of the year. Permeability is rapid in the surface and subsurface layers and is slow to very slow in the subsoil, and rapid in the substratum. Natural vegetation includes cabbage palms and scattered longleaf pine and slash pine and an understory of wax myrtle and saw palmetto. The most common native grasses are pineland threeawn and blue maidencane. Broom sedges, creeping bluestem, paspalum, sand cordgrass and panicums are typical grasses for this soil.

Wabasso sand- This soil is a nearly level, poorly drained soil in broad open areas of the flatwoods. The surface layer is sand about 8 inches thick. The upper 4 inches is black and the lower 4 inches is dark grey. The water table is typically at a depth of less than 10 inches for 1 to 4 months during the wet season, and at a depth of 10 to 40 inches for 6 to 9 months in most years. Natural vegetation is slash pine, cabbage palm, saw palmetto, running oak, inkberry and fetterbush. Common grasses are threeawn and bluestem. The soil has severe limitations for cultivated crops and citrus due to wetness. The soil has high potential for dwellings without basements, small commercial buildings, local roads and streets.

PERTAINANT LAWS AND REGULATIONS:

The following lists the State of Florida laws and Code of Ordinances for the City of Fort Pierce as they pertain to the environmental considerations of the subject property. As part of the local approval process, the applicant will be required to comply with the following items in red.



Florida Fish & Wildlife Commission Regulations:

68A-27.003 (2) State-designated Threatened species:

(a) No person shall take, possess, or sell any threatened species included in this subsection or parts thereof or their nests or eggs except as authorized by Commission rule or by permit from the Commission or when such conduct is authorized in a management plan as defined in this chapter and approved by the Commission, or as authorized in Commission-approved guidelines.

(f) Reptiles:

(5) Gopher tortoise (*Gopherus polyphemus*). The gopher tortoise shall be afforded the protective provisions specified in this subparagraph. No person shall take, attempt to take, pursue, hunt, harass, capture, possess, sell or transport any gopher tortoise or parts thereof or their eggs, or molest, damage, or destroy gopher tortoise burrows, except as authorized by Commission permit or when complying with the Gopher Tortoise Management Plan effective September 2012 herein incorporated by reference:

(<http://www.flrules.org/Gateway/reference.asp?No=Ref-12192>).

A gopher tortoise burrow is a tunnel with a cross-section that closely approximates the shape of a gopher tortoise. Permits will be issued based upon whether issuance would further goals and objectives of the Management Plan and the Gopher Tortoise Permitting Guidelines effective April 2023, herein incorporated by reference:

(<http://www.flrules.org/Gateway/reference.asp?No=Ref-15273>).

A 100% gopher tortoise survey is required as part of the building approval process within 90-days of a land disturbing activity. If tortoises are located onsite, relocation is required prior to any clearing/building activity.

City of Fort Pierce Code of Ordinances

Sec. 123-66 - Tree Protection and Mitigation:

(b) Any native tree at least 14 inches in diameter at breast height (DBH), except for palms which have a minimum clear trunk of ten feet, shall be preserved and protected in accordance with this article, unless the tree is determined to be a safety hazard, prevents the reasonable development of a site, is causing damage to structures or more desirable trees around it, is infected with disease or is infested with insects. A land clearing applicant shall demonstrate why the tree should not be protected or why it is not feasible to develop without removing the tree.

Trees meeting the protection criteria as stated above were observed onsite. A tree survey will be required as part of the building approval process.

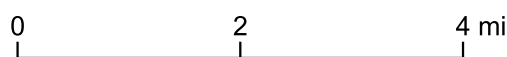
**SUMMARY:**

The purpose of this evaluation was to conduct a review of the listed parcel as a precursor to permitting and review by governmental agencies as an applicable document for the regulatory review. The subject property is addressed at 3240 S 25th Street Fort Pierce, Florida 34981. The opinion of Haley Ward is that native upland habitat is not located on site, and there are no State jurisdictional wetlands on site. No other state or federally listed plant/animal species or their habitats were observed onsite during the site reconnaissance. A 100% gopher tortoise survey is required as part of the building approval process within 90-days of a land disturbing activity. Trees meeting the protection criteria were observed onsite. A tree survey will be required as part of the building approval process.

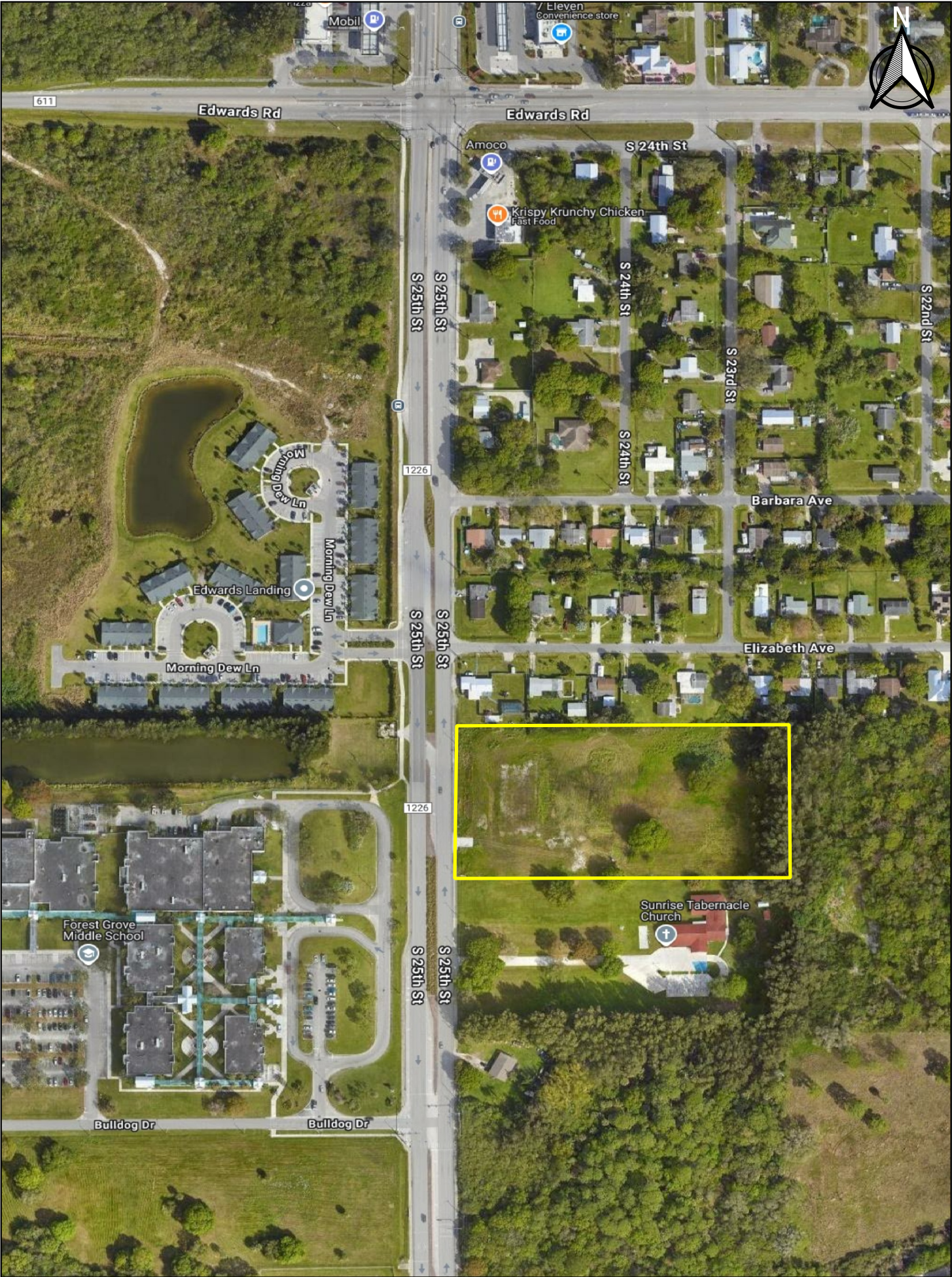
Isram St Lucie - Vicinity Map



Project# 25-188
March 2025



Iglesia Biblica de Fort Pierce



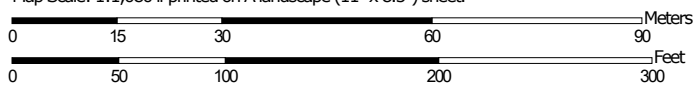
Iglesia Biblica de Fort Pierce



Soil Map—St. Lucie County, Florida
(Church BNDY)



Map Scale: 1:1,080 if printed on A landscape (11" x 8.5") sheet.



Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 17N WGS84



**Natural Resources
Conservation Service**

Web Soil Survey
National Cooperative Soil Survey

3/25/2025
Page 1 of 3

Soil Map—St. Lucie County, Florida
(Church BNDY)

MAP LEGEND

Area of Interest (AOI)

 Area of Interest (AOI)

Soils

 Soil Map Unit Polygons

 Soil Map Unit Lines

 Soil Map Unit Points

Special Point Features



Blowout



Borrow Pit



Clay Spot



Closed Depression



Gravel Pit



Gravelly Spot



Landfill



Lava Flow



Marsh or swamp



Mine or Quarry



Miscellaneous Water



Perennial Water



Rock Outcrop



Saline Spot



Sandy Spot



Severely Eroded Spot



Sinkhole



Slide or Slip



Sodic Spot



Spoil Area



Stony Spot



Very Stony Spot



Wet Spot



Other



Special Line Features

Water Features



Streams and Canals

Transportation



Rails



Interstate Highways



US Routes



Major Roads



Local Roads

Background



Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:24,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service

Web Soil Survey URL:

Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: St. Lucie County, Florida

Survey Area Data: Version 18, Aug 23, 2024

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jan 18, 2022—Jan 30, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
2	Ankona and Farmton sands	2.9	59.4%
31	Pepper and EauGallie sands	0.6	12.1%
38	Riviera fine sand, 0 to 2 percent slopes	0.0	0.1%
48	Wabasso sand, 0 to 2 percent slopes	1.4	28.3%
Totals for Area of Interest		4.8	100.0%



FRONT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT DESCRIPTION

GROSS FLOOR AREA: 5,520 SQUARE FEET GROUND FLOOR;

STRUCTURE: ENCLOSED ONE STORY, TYPE IIIB, NON-SPRINKLERED, UNPROTECTED, REINFORCED MASONRY EXTERIOR WALLS ON SLAB ON GRADE WITH MONOLITHIC PERIMETER FOOTING.

MAX. SIZE PER TABLE 503 FBC: (2) STORY, 9,500 SF

ROOF: PRE-ENGINEERED WOOD SCISSOR TRUSSES, PLYWOOD SHEATHING, CONCRETE TILED ROOF FINISH

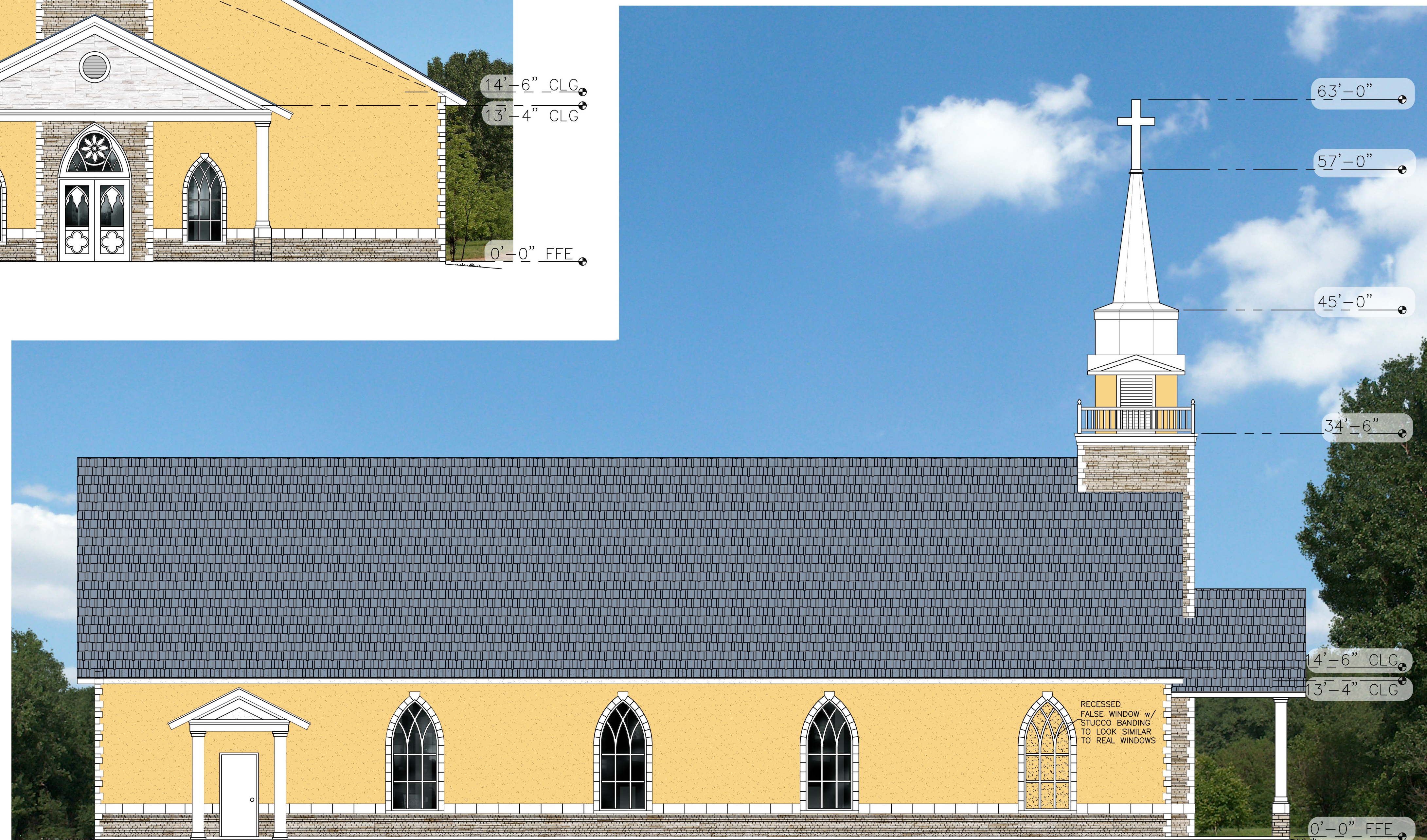
OCCUPANCY

OCCUPANCY: GROUP A-3 (ASSEMBLY) 2014 FBC SECTION 303.4 & 1004.1.2:

OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;

PER FBC 2014, SECTION 903.2.1.3 GROUP A-3.

AN AUTOMATIC SPRINKLER SYSTEM NOT REQUIRED AS
OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;



SIDE ELEVATIONS

SCALE: 3/16" = 1'-0"

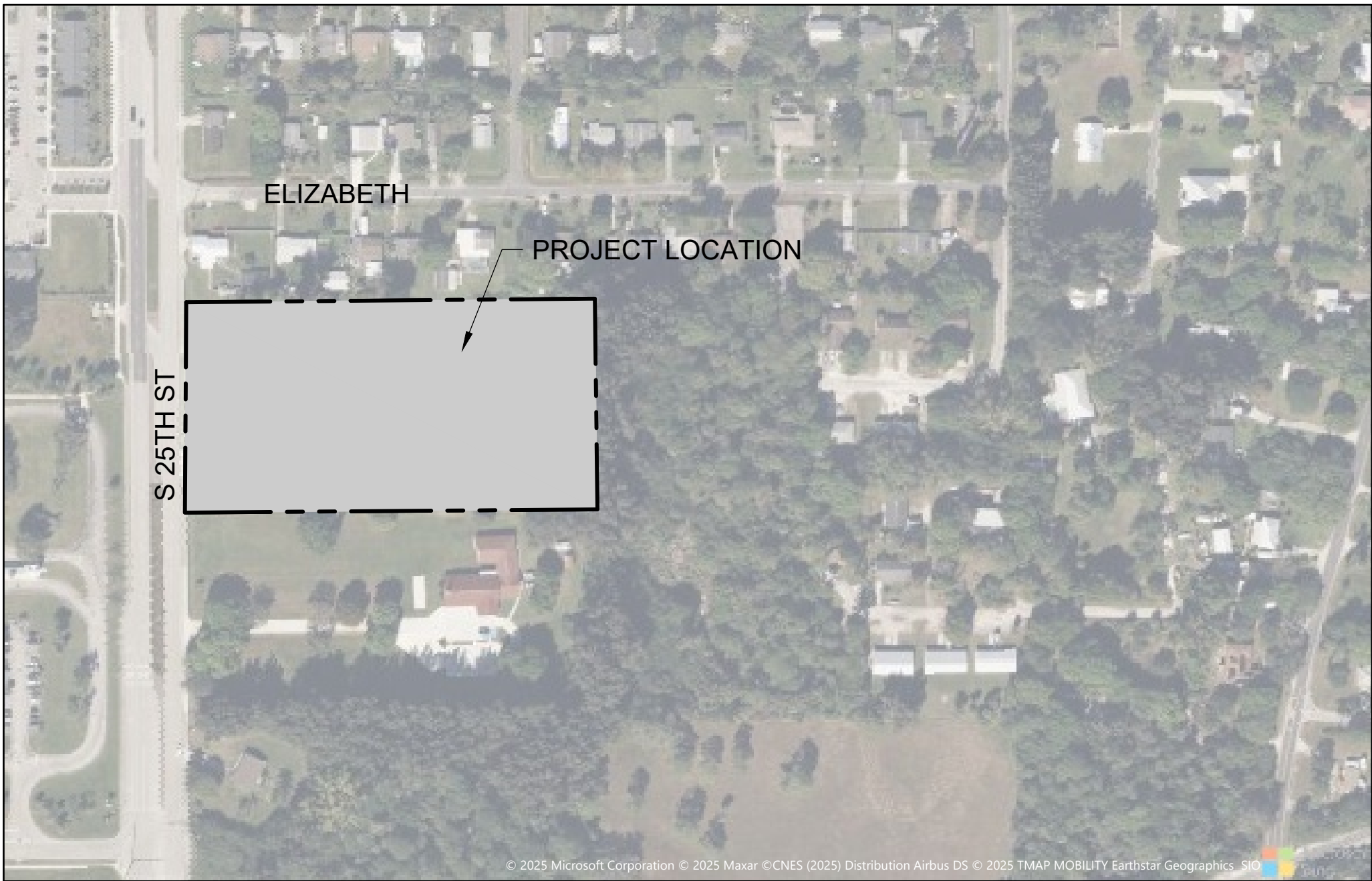
CONSTRUCTION PLANS AND SPECIFICATIONS

IGLESIA BIBLICA CHURCH

SECTION 28, TOWNSHIP 35S, RANGE 40E
FORT PIERCE, FL



LOCATION MAP



PROJECT AREA

PROJECT INFORMATION

HW PROJECT NO: 25-188
PARCEL ID#: 2428-232-0001-000-0
ZONING INFO: R1
OWNERSHIP: IGLESIA BIBLICA DE FORT PIERCE INC
5309 SAN DIEGO AVE
FORT PIERCE, FL 34946-1063

PROJECT DATUM AND COORDINATE SYSTEM:
HORIZONTAL: FLORIDA STATE PLANE NAD83 (FL83-EF)
VERTICAL: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88)

GOVERNING STANDARDS & SPECIFICATIONS:
FLORIDA DEPARTMENT OF TRANSPORTATION, FY2025-26 STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE
CONSTRUCTION AT THE FOLLOWING WEBSITE:
<https://www.fdot.gov/programmanagement/Implemented/SpecBooks>
(EFFECTIVE: JULY 2025-2026)

LAND DEVELOPMENT TO CONFORM TO THE CURRENT FORT PIERCE LAND DEVELOPMENT CODE.

UTILITY CONSTRUCTION TO CONFORM TO THE CURRENT EDITION OF THE FPUA STANDARDS AND DETAILS.

INDEX OF DRAWINGS

C-101	EXISTING CONDITIONS, & STORMWATER POLLUTION PREVENTION PLAN
C-102	STORMWATER POLLUTION PREVENTION PLAN DETAILS
C-103	HORIZONTAL CONTROL PLAN
C-104	PAVING, GRADING & DRAINAGE PLAN
C-105	UTILITY PLAN
C-501	PAVING, GRADING & DRAINAGE DETAILS
C-502	UTILITY DETAILS
C-503	UTILITY DETAILS
C-504	SPECIFICATIONS

REVISIONS	
DATE	COMMENT
-	-
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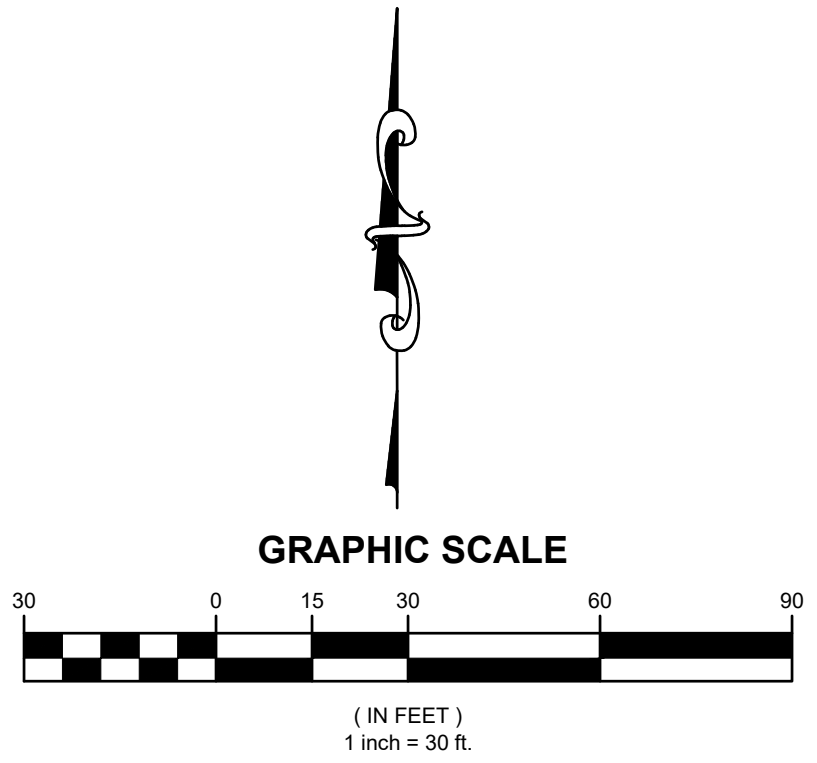
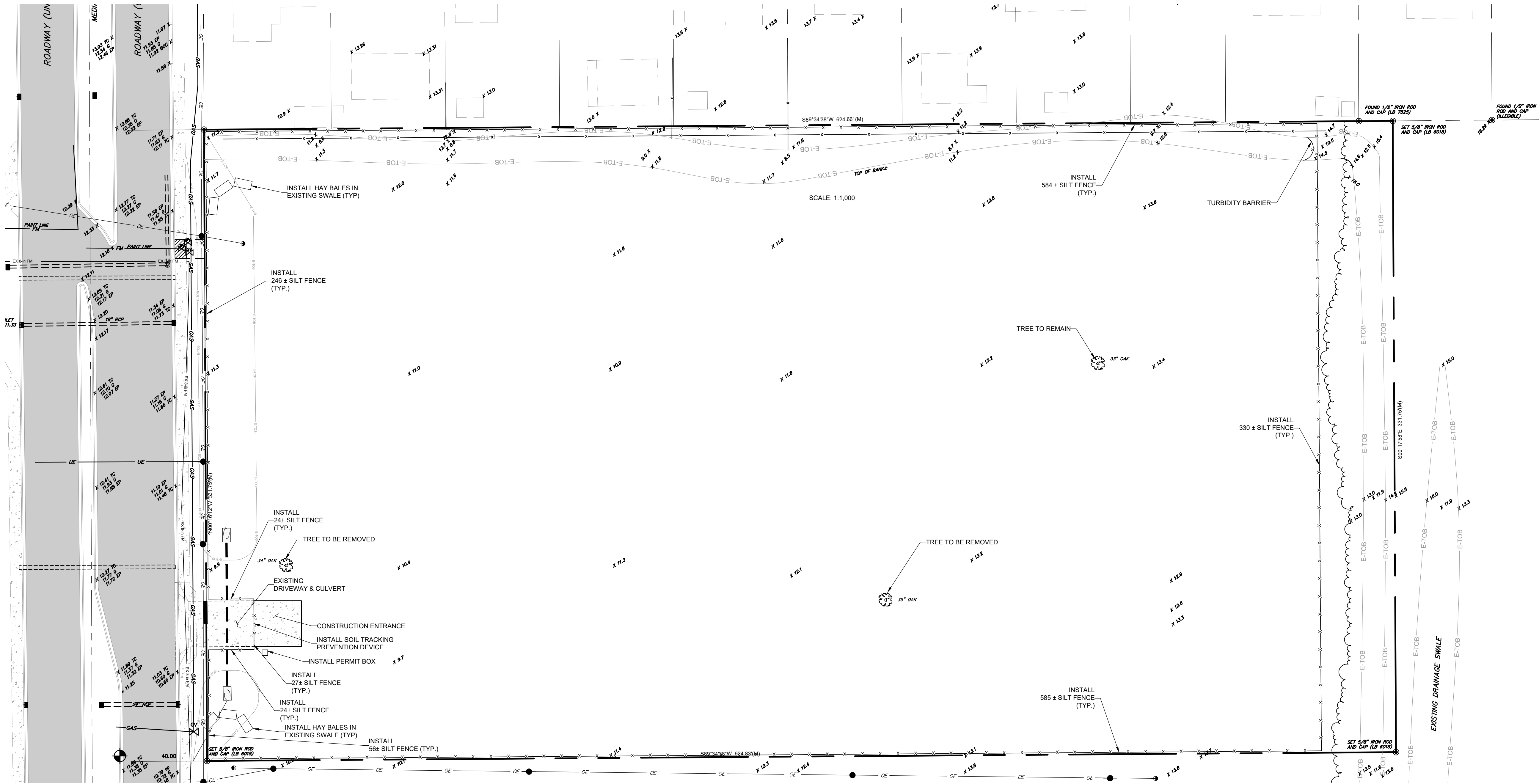
THIS ITEM HAS BEEN DIGITALLY SIGNED
AND SEALED BY MARK LANDSMAN, P.E. ON
THE DATE ADJACENT TO THE SEAL.
SIGNATURE MUST BE VERIFIED ON ANY
ELECTRONIC COPIES



HALEY WARD
ENGINEERING | ENVIRONMENTAL | SURVEYING
LAND PLANNING | INTERIOR DESIGN
10250 Village Parkway, Suite 201
Port Saint Lucie, Florida 34987
772.462.2455

PROJECT	
IGLESIA BIBLICA CHURCH FORT PIERCE, FL	
DATE	FEBRUARY 16, 2026
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 772.462.2455	PROJECT No. 25-188
	REV.

FILE LOCATION: Z:\DC\2025\188 - SALVADOR MERRIO - 3245 S 25TH STREET\ENGINEERING\2025-188_ENG_R7.DWG, 2025.02.16, 3:28 PM
THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY HALEYWARD, INC. SHALL BE WITHOUT LIABILITY TO HALEYWARD, INC.
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DATUM:
ALL ELEVATIONS ARE BASED ON NATIONAL
GEODETIC VERTICAL DATUM OF 1929.
TO CONVERT TO NAVD 1988 SUBTRACT
1.475' FROM NGVD.

REV.	DATE	DESCRIPTION	BY	CHK.
DRAWING ISSUE STATUS				
 HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 WWW.HALEYWARD.COM				
PROJECT IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE EXISTING CONDITION STORMWATER POLLUTION PREVENTION PLAN				
DATE 2/16/2026		SCALE AS SHOWN		
DRAWN BY TS		DESIGNED BY TS		CHECKED BY MDL
PROJECT No. 25-188_ENG_R7.DWG		CERTIFICATE OF AUTHORIZATION No. 32664		
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 772.462.2455		DRAWING No. C-101		REV.

FILE LOCATION: Z:\EDC\2025\188 - SALVADOR MIERO - 3244 S 25TH STREET ENGINEERING\TODOCAD\WBS25-188.dwg, 07 AUG, 2025 02:16, 3281 IN
THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY HALEYWARD, INC. SHALL BE WITHOUT LIABILITY TO HALEYWARD, INC.

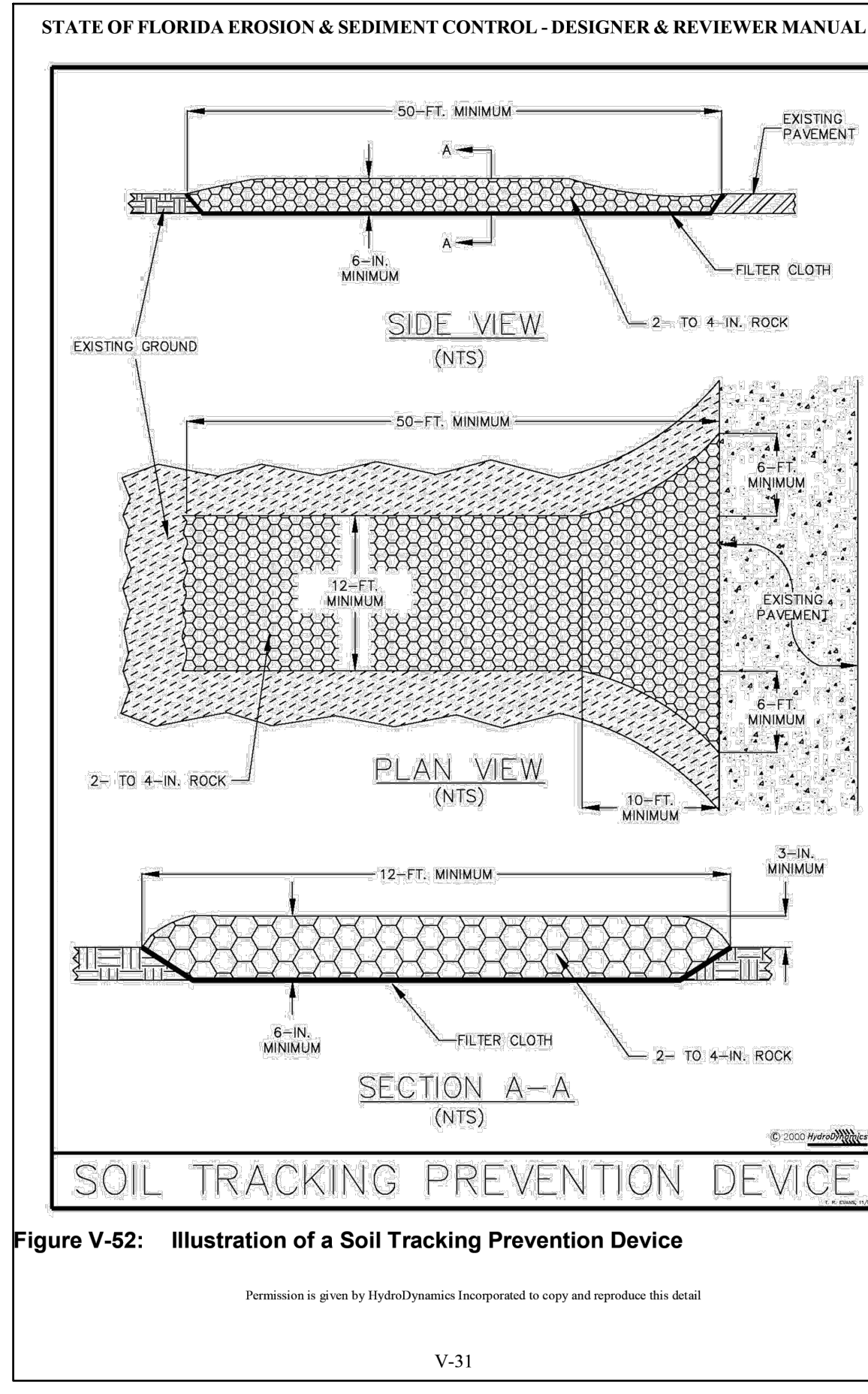
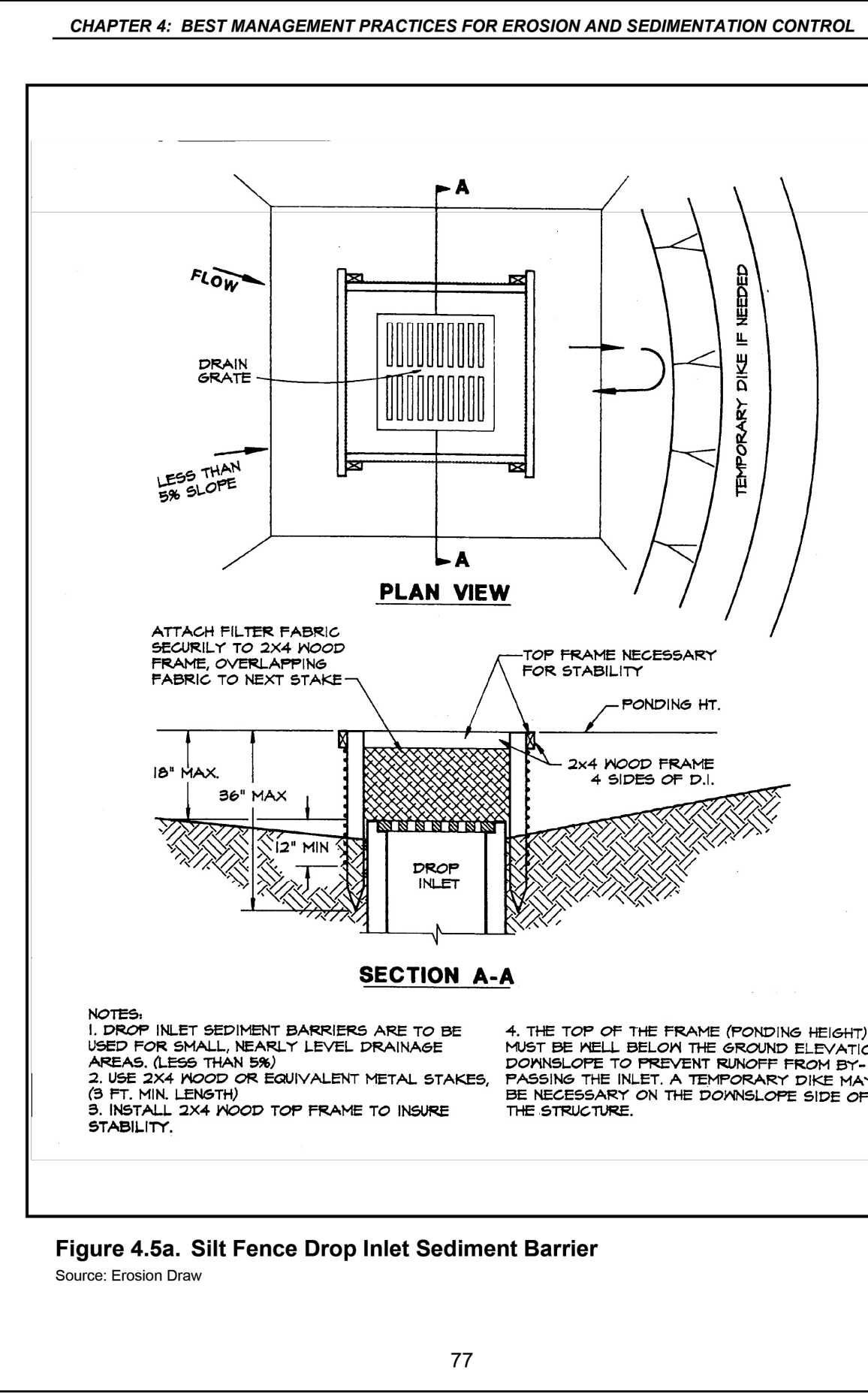
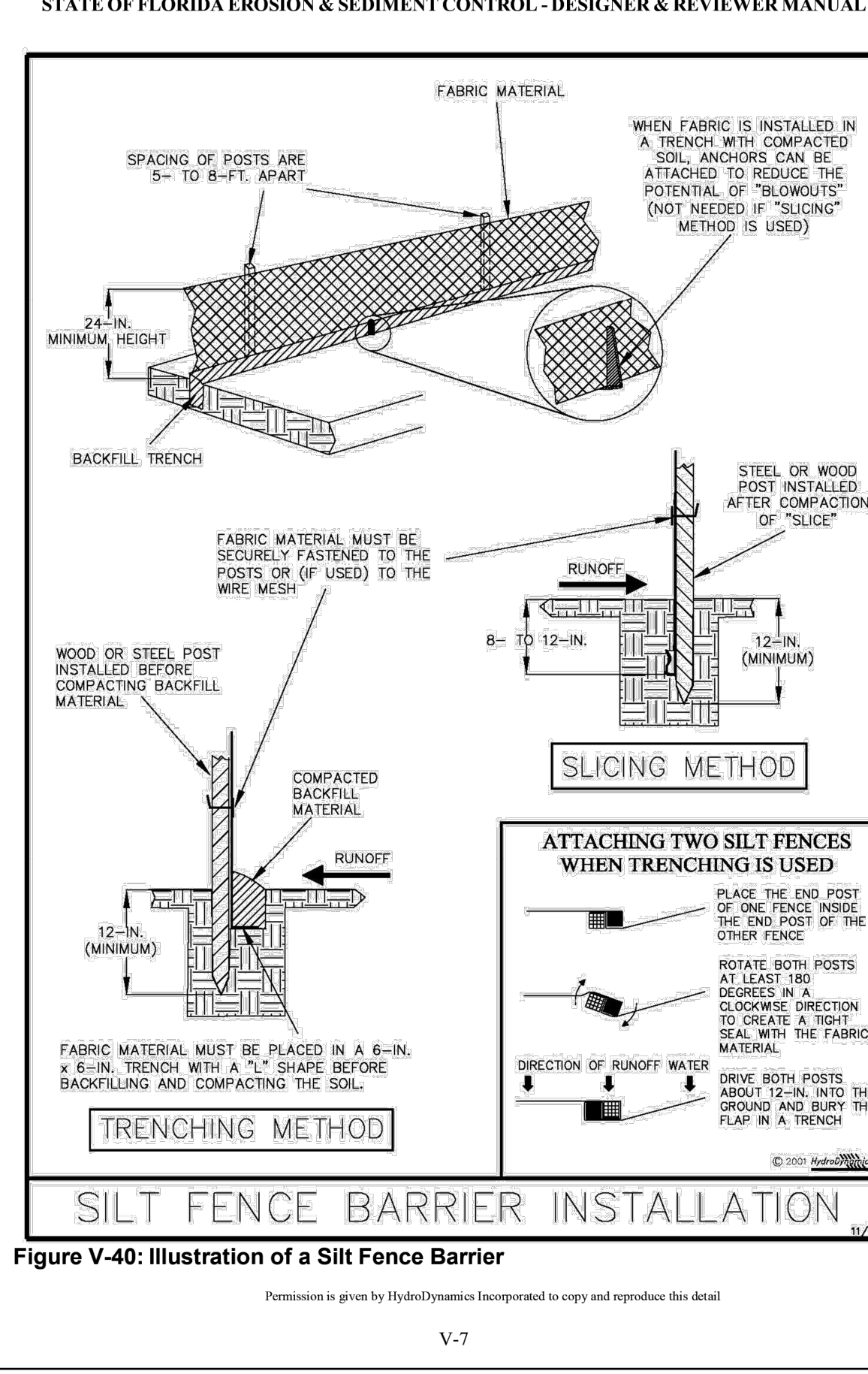
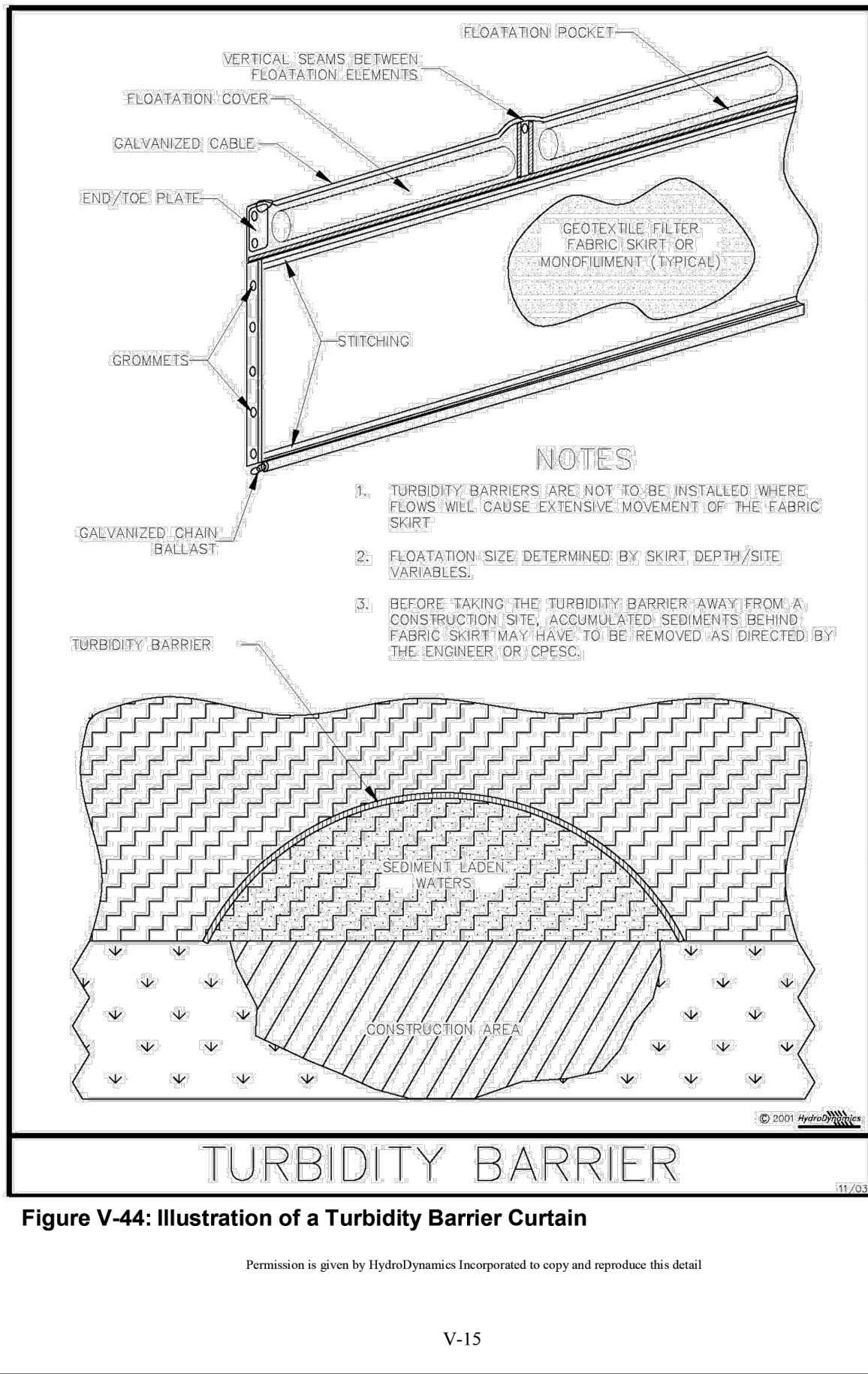
Section 1	Project Name and location information:	XXXX
Section 2	Describe the nature of the construction activity:	Buildings w/ Parking, Drainage Infrastructure, and Water & Sewer Infrastructure
Section 3	Describe the intended sequence of major soil disturbing activities:	0-2 days, site prep and stabilized construction entrance; 3-6 days, install perimeter sediment and erosion controls; 7-60 days, install stormwater retention basin; 7-10 days, clearing/grubbing over all areas; 11-90 days, site grading; 90-150 days, install storm sewer and utilities; 150-180 days, stabilize site
Section 4	Total area of the site:	4.76 acres
Section 5	Total area of the site to be disturbed:	4.76 acres
Section 6	Existing data describing the soil or quality of any stormwater discharge from the site:	
Section 7	Estimate the drainage area size for each discharge point:	4.76 acres
Section 8	Latitude and longitude of each discharge point and identify the receiving water or MS4 for each discharge point:	N27°32'38.50", W80°11'31.40"
Section 9	Give a detailed description of all controls, Best Management Practices (BMPs) and measures that will be implemented at the construction site for each activity identified in the intended sequence of major soil disturbing activities section. Provide time frames in which the controls will be implemented. NOTE: All controls shall be consistent with performance standards for erosion and sediment control and stormwater treatment set forth in s. 62-40.432, F.A.C., the applicable Stormwater or Environmental Resource Permitting requirements of the Department or a Water Management District, and the guidelines contained in the State of Florida Erosion and Sediment Control Designer and Reviewer Manual, FDOT, FDEP, and any subsequent amendments. * Prior to clearing, a silt fence (trenched 6 inches deep and backfilled on the uphill side), shall be installed around the perimeter of the site. 2 rock entrance roads (that are 60ft long with a 6 inch depth of FDOT #1 stone and lined with filter fabric) shall be constructed to minimize the effects of truck traffic and sedimentation tracking both on and off of the site. There will be only one construction entrance at this site. * After the initial site grading work, all proposed inlet(s) / outfall, once installed, shall be protected from erosion and sediment runoff by the use of filter fabric and properly installed inlet filters. Disturbed portions of the site where construction activities have permanently ceased shall be stabilized with sod or other permanent stabilization methods (if other methods are used, this SWPPP will be modified) no later than 7 days after the last construction activity. Seeding shall be the same as in temporary seeding. * All installation shall be commenced as depicted on the attached site map and installation "typicals" sheet.	
Section 10	Describe all temporary and permanent stabilization practices. Stabilization practices include temporary seeding, mulching, permanent seeding, geotextiles, sod stabilization, vegetative buffer strips, protection of trees, vegetative preservatons, etc. * Temporary seeding shall be rye grass or other appropriate ground covers depending upon season of installation that is applied at manufacturer's recommendations to any disturbed areas that are inactive more than 7 days. * Sod shall be used to stabilize the sides of the detention basins. * Filter fabric shall be placed under the rock entrance / exit. * Vegetative buffers shall be left undisturbed along the boundaries of the property, with the exception of exotic vegetation removal.	
Section 11	Describe all structural controls to be implemented to divert stormwater flow from exposed soils and structural practices to store flows, retain sediment on-site or in any other way limit stormwater runoff. These controls include silt fences, earth dikes, diversions, swales, sediment traps, check dams, subsurface drains, pipe slope drains, level spreaders, storm drain inlet protection, rock outlet protection, reinforced soil retaining systems, gabions, coagulating agents and temporary or permanent sediment basins. * A silt fence (with the same installation as indicated under the Best Management Practices heading) shall be placed around the entire perimeter of each construction phase. * A wet detention basin shall be constructed which may be used as a temporary sediment basin (prior to being connected to a discharge structure) if needed. Care shall be taken to assure the removal of accumulated fine sediments and that the excessive compaction of soil by construction machinery is avoided. * Inlets / Outfalls shall be protected with filter fabric and properly installed inlet filters (with the same installation as indicated under the Best Management Practices heading).	
Section 12	Describe all sediment basins to be implemented for areas that will disturb 10 or more acres at one time. The sediment basins (or an equivalent alternative) should be able to provide 3,600 cubic feet of storage for each acre drained. Temporary sediment basins (or an equivalent alternative) are recommended for drainage areas under 10 acres. No temporary sedimentation basins are proposed. The detention basins (prior to being connected to a discharge structure) may be used as a temporary sediment basin if needed.	
Section 13	Describe all permanent stormwater management controls such as, but not limited to, detention or retention systems or vegetated swales that will be installed during the construction process. * A stormwater detention basin shall be constructed per ERP permit and all disturbed areas shall be grassed.	

Section 14	Waste disposal, this may include construction debris, chemicals, litter, and sanitary wastes:	All construction materials and debris will be placed in a dumpster and hauled off site to a landfill or other proper disposal site. No materials will be buried on site.
Section 15	Offsite vehicle tracking from construction entrances/exits:	Off site vehicle tracking of sediments and dust generation will be minimized via a rock construction entrance, street sweeping and the use of water to keep dust down.
Section 16	The proper application rates of all fertilizers, herbicides and pesticides used at the construction site:	Florida-friendly fertilizers and pesticides will be used at a minimum and in accordance with the manufacturer's suggested application rates.
Section 17	The storage, application, generation and migration of all toxic substances:	All paints and other chemicals will be stored in a locked covered shed.
Section 18	Other:	Port-o-lets will be placed away from storm sewer systems, storm inlet(s), surface waters and wetlands. No vehicle maintenance shall be conducted on-site. A washdown area shall be designated at all times and will not be located in any area that will allow for the discharge of polluted runoff.
Section 19	Provide a detailed description of the maintenance plan for all structural and non-structural controls to assure that they remain in good and effective operating condition. Contractor shall provide routine maintenance of permanent and temporary sediment and erosion control features in accordance with the technical specifications or as follows, whichever is more stringent: • Silt fence shall be inspected at least weekly. Any required repairs shall be made immediately. Sediment deposits shall be removed when they reach approximately one-half the height of the barrier. • Maintenance shall be performed on the rock entrance when any void spaces are full of sediment. • Inlet(s)/outfalls shall be inspected immediately after each rain event and any required repairs to the filter inlets, silt fence, or filter fabric shall be performed immediately. • Bare areas of the site that were previously seeded shall be reseeded per manufactures' instructions. • Mulch and sod that has been washed out shall be replaced immediately. • Maintain all other areas of the site with proper controls as necessary.	
Section 20	Inspections: Describe the inspection and inspection documentation procedures, as required by the FDEP NPDES Generic Permit for Stormwater Discharge from Large and Small Construction Activities. Qualified personnel will inspect all points of discharges, all disturbed areas of construction that have not been stabilized, constructed areas and locations where vehicles enter and exit the site, and all BMPs at least once every 7 calendar days and within 24 hours of the end of a rainfall event that is 0.5 inches or greater. Where sites have been finally stabilized, said inspections shall be conducted at least once every month until the Notice of Termination is filed.	
Section 21	Identify and describe all sources of non-stormwater discharges as allowed by the FDEP NPDES Generic Permit for Stormwater Discharge from Large and Small Construction Activities. It is expected that the following non-stormwater discharges may occur from the site during construction period: wash water (where no spills or leaks of toxic or hazardous materials have occurred), and uncontaminated groundwater (from dewatering excavation). Dewatering shall be done in accordance with the requirements of the SFVWMD Water Use Permit. If said discharges do occur, they will be directed to the temporary sediment basin prior to discharge. Turbid water from the stormwater pond shall not be pumped directly into the receiving waters. Any pumped water from the stormwater pond shall be treated so as to not allow a discharge of polluted stormwater. Treatment can include silt fences, settling ponds, the proper use of flocculating agents, or other appropriate means.	
Section 22	All contractor(s) and subcontractor(s) identified in the SWPPP must sign the following certification: "I certify under penalty of law that I understand, and shall comply with, the terms and conditions of the State of Florida Generic Permit for Stormwater Discharge from Large and Small Construction Activities and this Stormwater Pollution Prevention Plan prepared thereunder."	

Name	Title	Company Name, Address and Phone Number	Date



EXCAVATION WARNING SIGN DETAIL
N.T.S.



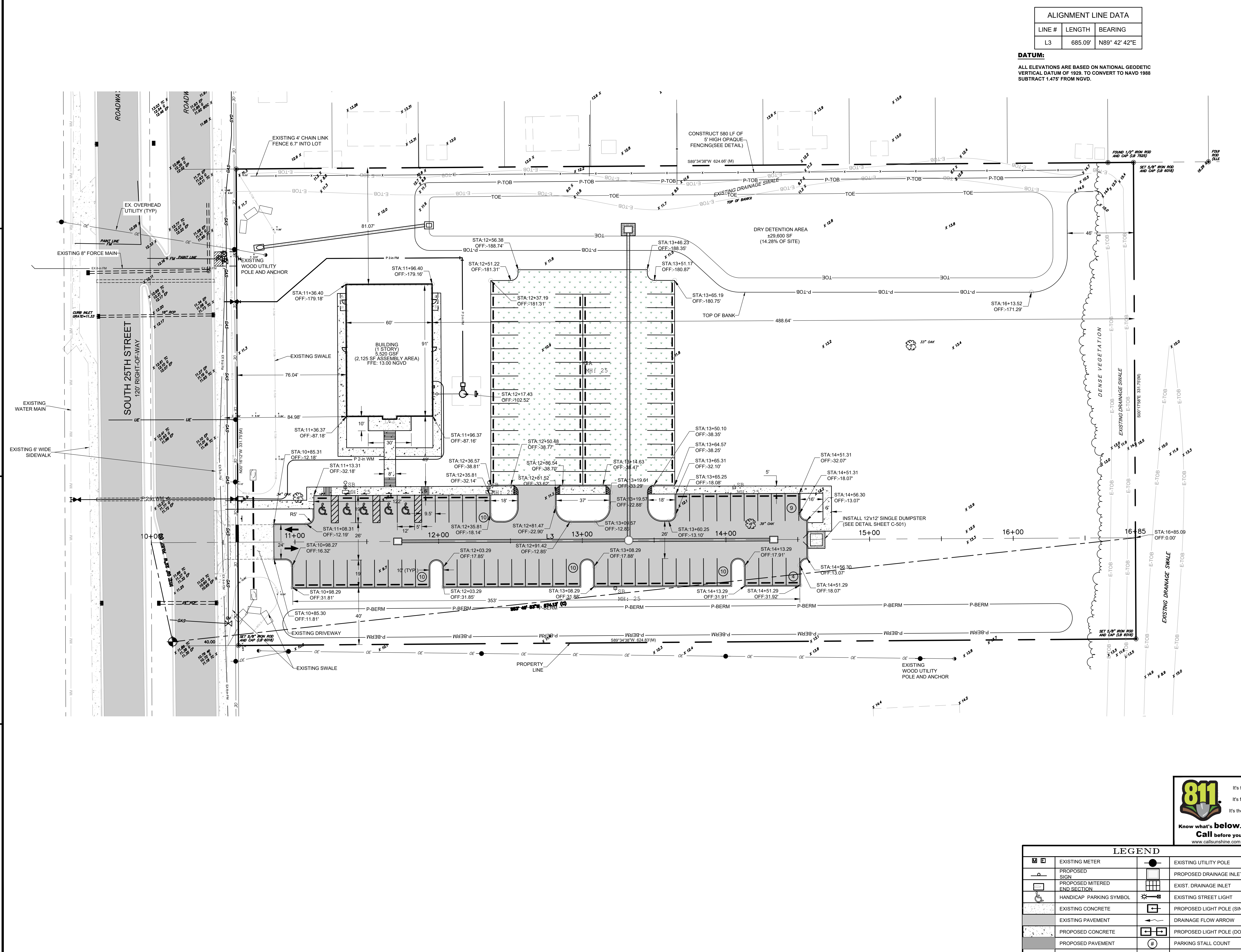
REV.	DATE	DESCRIPTION	BY	CHK.
		DRAWING ISSUE STATUS		
 HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 www.haleyward.com				
PROJECT IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE STORMWATER POLLUTION PREVENTION DETAILS				
DATE 2/16/2026		SCALE AS SHOWN		
DRAWN BY TS		DESIGNED BY TS		CHECKED BY MDL
PROJECT No. 25-188_ENG_R7.DWG		DRAWING No.		
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 772.462.2455		REV.		
		C-102		



THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, IS AN INSTRUMENT OF SERVICE. IT IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY HALEYWARD, INC. SHALL BE WITHOUT LIABILITY TO HALEYWARD, INC.

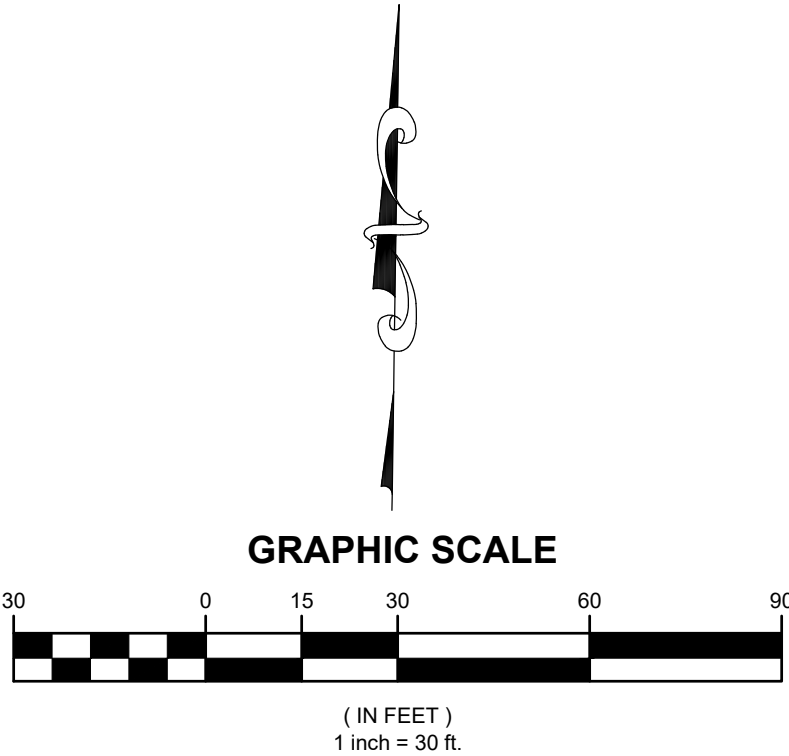
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ALIGNMENT LINE DATA		
LINE #	LENGTH	BEARING
L3	685.09'	N89° 42' 42"E

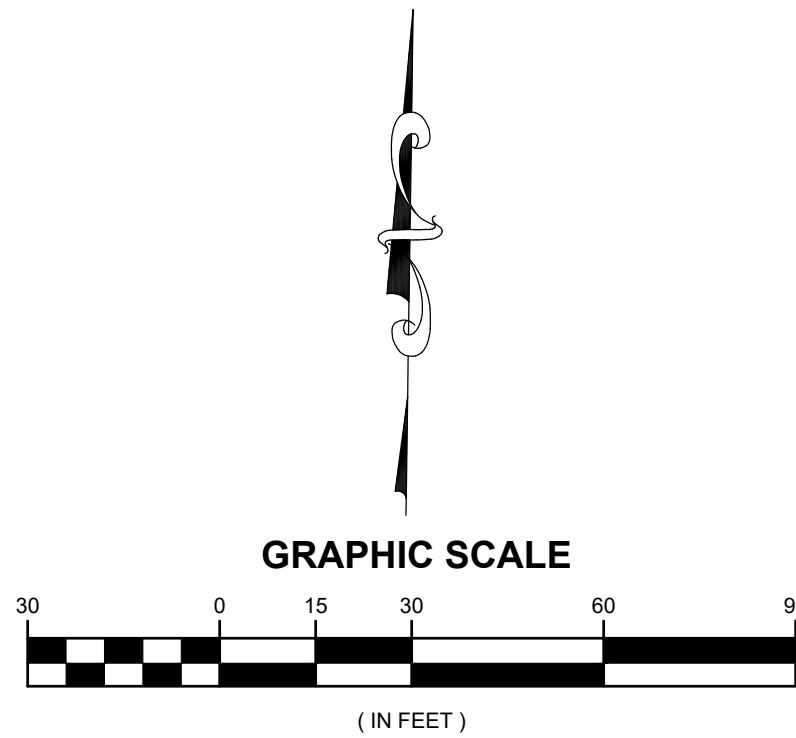
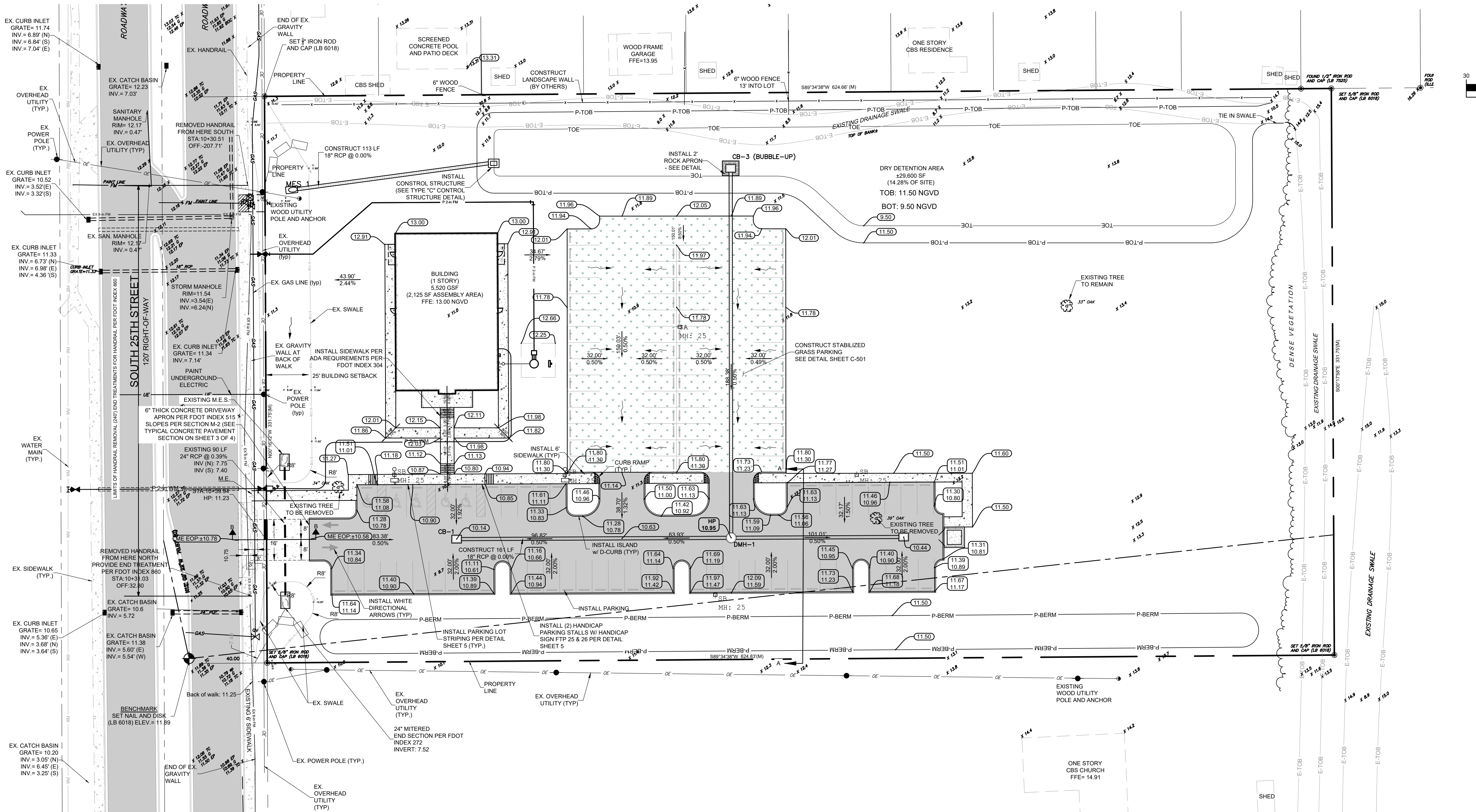
DATUM:
ALL ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929. TO CONVERT TO NAVD 1988 SUBTRACT 1.475' FROM NGVD.



LEGEND			
	EXISTING METER		EXISTING UTILITY POLE
	PROPOSED SIGN		PROPOSED DRAINAGE INLET
	PROPOSED MITERED END SECTION		EXIST. DRAINAGE INLET
	HANDICAP PARKING SYMBOL		EXISTING STREET LIGHT
	EXISTING CONCRETE		PROPOSED LIGHT POLE (SINGLE)
	EXISTING PAVEMENT		DRAINAGE FLOW ARROW
	PROPOSED CONCRETE		PROPOSED LIGHT POLE (DOUBLE)
	PROPOSED PAVEMENT		PARKING STALL COUNT
	EXISTING DRAINAGE		PROPOSED DRAINAGE PIPE

REV	DATE	DESCRIPTION	BY	CHK
DRAWING ISSUE STATUS				
 HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 WWW.HALEYWARD.COM				
PROJECT				
IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE				
HORIZONTAL CONTROL PLAN				
DATE		SCALE		
2/16/2026		AS SHOWN		
DRAWN BY	DESIGNED BY	CHECKED BY		
TS	TS	MDL		
PROJECT No.		CERTIFICATE OF AUTHORIZATION No.		
25-188_ENG_R7.DWG		32664		
DRAWING No.				REV.
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987  772-462-2455				C-103

FILE LOCATION: Z:\EDC\2025\181 - SALVADOR MIERNO - 3245 S 25TH STREET\ENGINEERING\TOD\DWG\25-181_ENG_R7.DWG, 2025.02.16, 3:28 PM
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STORM SEWER INLET TABLE							
STRUCTURE NAME	BOT TYPE	TOP TYPE	STATION	OFFSET	RIM IN INV.	OUT INV.	BOTTOM ELEV.
CB-1	TYPE C	USF 4155 6210	11+71.55	-0.00'	10.14	5.50 (E)	4.50
CB-2	TYPE C	USF 4155 6210	14+33.32	0.00'	10.44	5.50 (W)	4.50
CB-3 (BUBBLE-UP)	TYPE C	USF 4155 6209	13+33.12	-216.37'	9.50	5.50 (S)	4.50
DMH-1	5' DIA.	USF 420	13+32.31	-0.01'	10.95	5.50 (W) 5.50 (E)	4.50

MITERED END SECTION TABLE				
STRUCTURE NAME	SIZE	STATION	OFFSET	INVERT
MES 1	18"	10+79.39	-205.46'	8.50

NOTE: TABLE DOES NOT INCLUDE OFFSITE MITERED END SECTIONS. PUBLIC WORKS DEPARTMENT TO DECIDE SIZE & INVERT. ALL MITERED END SECTIONS SHALL CONFORM TO FOOT INDEX 272. SEE DETAIL ON SHEET 8.

- CONTRACTOR NOTES:**
- MAXIMUM 2% CROSS-SLOPE ON ALL SIDEWALKS.
 - ALL PIPE ELEVATIONS SHALL BE FIELD VERIFIED BEFORE COMMENCEMENT.
 - RE-GRADE AND RE-SOD ALL DISTURBED AREAS. ALL ROADSIDE SWALES WITHIN THE PROJECT AREA SHALL BE REGRADED AND RESODED PER ELEVATIONS PROVIDED BY THE ST. LUCIE COUNTY PUBLIC WORKS DEPARTMENT. SWALE LINERS SHALL ALSO BE REQUIRED TO BE INSTALLED. THIS ALSO APPLIES TO ANY INCIDENTALLY DISTURBED SWALES DUE TO CONSTRUCTION ACTIVITIES.
 - ALL CURBING SHALL BE INSTALLED PER FOOT INDEX 300. TRANSITIONS TO BE FLUSH SHALL BE 3 FEET MINIMUM IN LENGTH.
 - ALL CURBING SHALL BE IN ACCORDANCE WITH FOOT STANDARD SPECIFICATIONS 520 AND FOOT STANDARD SERIES INDEX 300.
 - CONTRACTOR SHALL OBTAIN A DEWATERING PERMIT FROM SFWM IF ANY OFFSITE DEWATERING IS REQUIRED. THE PROJECT QUALIFIES FOR A STANDARD GENERAL DEWATERING PERMIT SO LONG AS THE REQUIREMENTS OF THIS PERMIT ARE MET WHICH INCLUDES NO OFFSITE DISCHARGE. THE CONTRACTOR IS RESPONSIBLE TO BE FAMILIAR WITH THE STANDARD GENERAL DEWATERING PERMIT REQUIREMENTS. THIS WORK IS PROPOSED TO BE PERFORMED IN DRY CONDITIONS.
 - ALL CULVERTS AND M.E.S. IN CITY RIGHT OF WAY SHALL BE SIZED AND INVERTS PROVIDED BY ST. LUCIE COUNTY PUBLIC WORKS DEPARTMENT. CONTRACTOR TO COORDINATE.
 - BUILDING RAIN LEADERS TO BE ROUTED TOWARDS PERVIOUS AREAS AND DRAINAGE CATCH BASINS. LOCATION SHALL BE CONFIRMED WITH THE ENGINEER OF RECORD PRIOR TO INSTALLATION.

DATUM NOTE:
ALL ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929. TO CONVERT TO NAVD 1988 SUBTRACT 1.475' FROM NGVD.

LEGEND			
	EXISTING METER		EXISTING UTILITY POLE
	PROPOSED SIGN		PROPOSED DRAINAGE INLET
	PROPOSED MITERED END SECTION		EXIST. DRAINAGE INLET
	HANDICAP PARKING SYMBOL		EXISTING STREET LIGHT
	EXISTING CONCRETE		PROPOSED LIGHT POLE (SINGLE)
	EXISTING PAVEMENT		DRAINAGE FLOW ARROW
	PROPOSED CONCRETE		PROPOSED LIGHT POLE (DOUBLE)
	PROPOSED PAVEMENT		PARKING STALL COUNT
	EXISTING DRAINAGE		EXISTING RAINAGE
	PROPOSED DRAINAGE PIPE		

REV

DATE

DESCRIPTION

BY

CHK

DRAWING ISSUE STATUS

HALEY WARD
ENGINEERING | ENVIRONMENTAL | SURVEYING
LAND PLANNING | INTERIOR DESIGN
10250 Village Parkway, Suite 201
Port Saint Lucie, Florida 34987
772.462.2455

PROJECT

IGLESIA BIBLICA CHURCH
FORT PIERCE, FL

DATE

2/16/2026

SCALE

AS SHOWN

DRAWN BY

TS

DESIGNED BY

TS

CHECKED BY

MDL

PROJECT No.

25-188_ENG_R7.DWG

CERTIFICATE OF AUTHORIZATION No.

32664

MARK LANDSMAN, P.E. (DATE)

#96288

10250 SW VILLAGE PARKWAY - SUITE 201
PORT SAINT LUCIE, FL 34987
772.462.2455

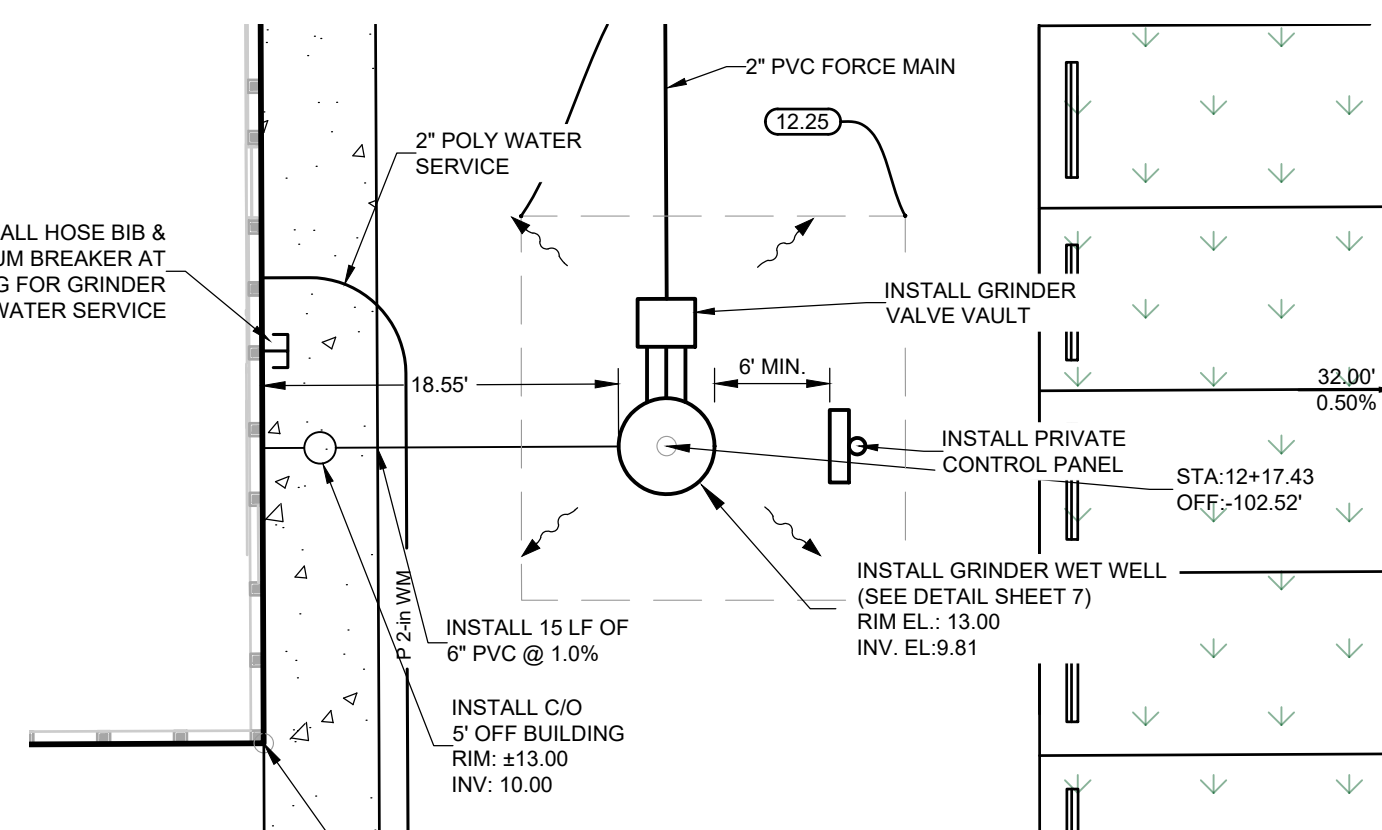
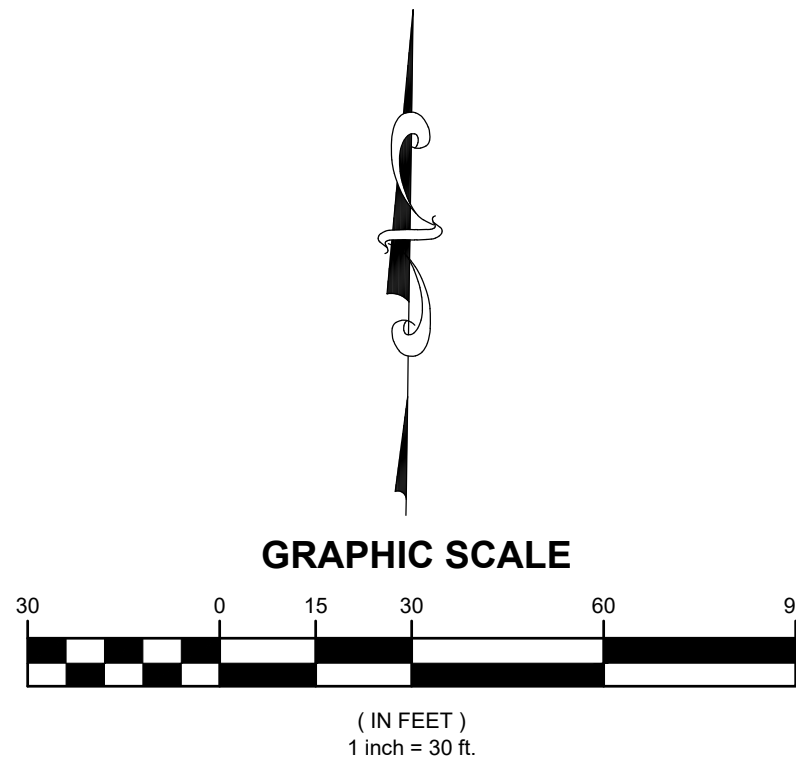
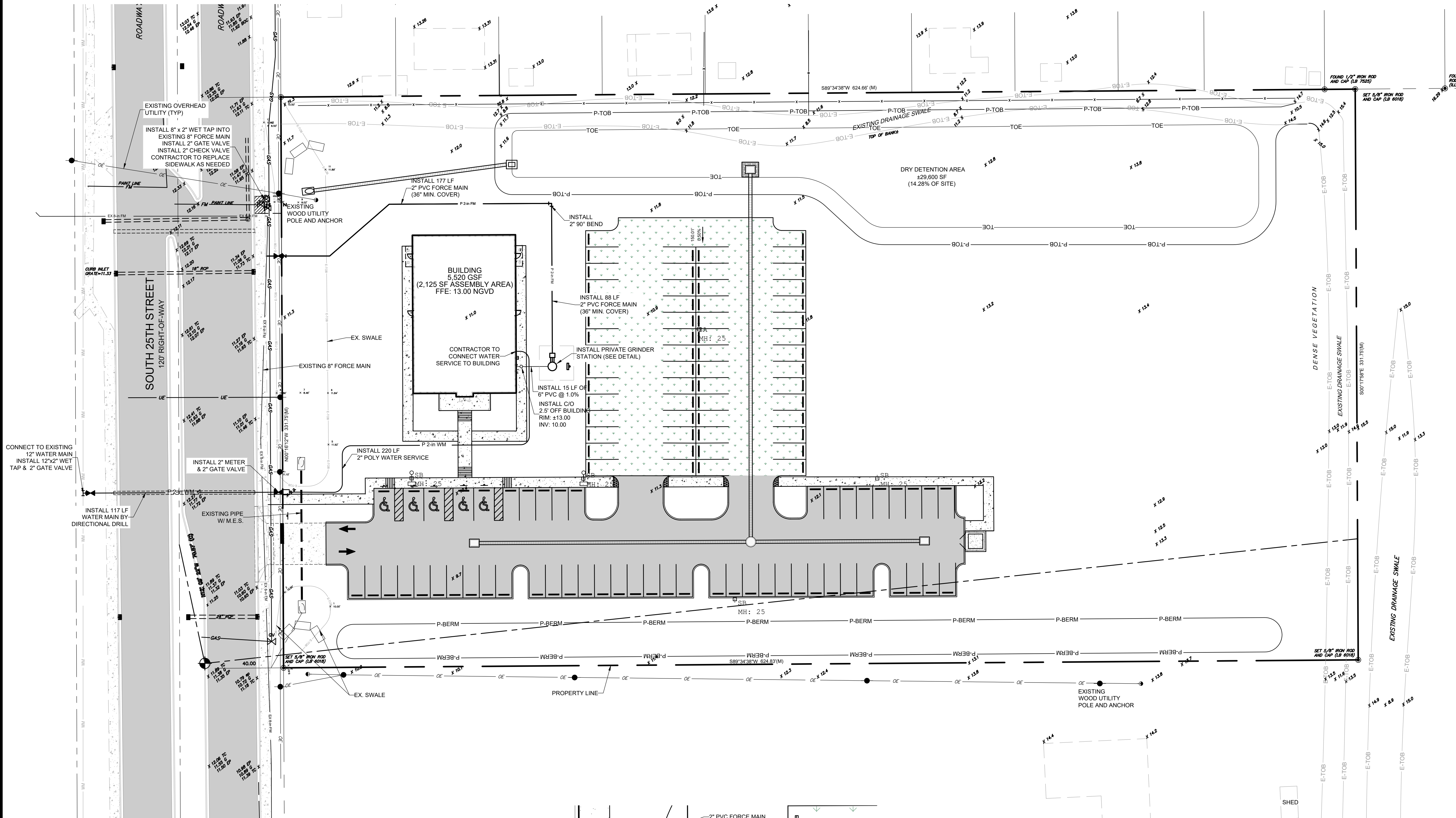
DRAWING No.

#96288

REV

C-104

FILE LOCATION: Z:\ECC\2025\181 - SALVADOR MIERNO - 3245 S 25TH STREET ENGINEERING\AUTOCAD\DWG\25-181_ENG_R7.DWG, 2025.02.16, 3:28 PM
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NOTES TO CONTRACTOR:

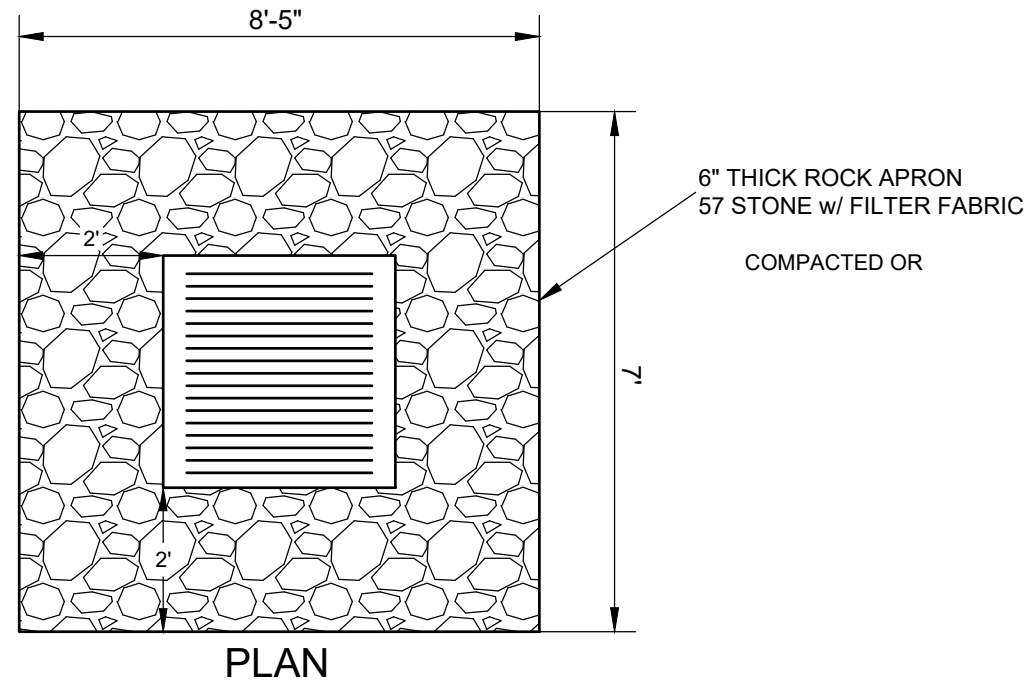
- ALL PIPE ELEVATIONS SHALL BE FIELD VERIFIED BEFORE COMMENCEMENT.
- RE-GRADE AND SOD ALL DISTURBED AREAS.
- FOR ALL UTILITY CONSTRUCTION THE CONTRACTOR SHALL OBTAIN PSLUSD UTILITY STANDARDS MANUAL 2015 EDITION. IF THERE ARE ANY DISCREPANCIES IN THE PLANS WITH THE USM, THE MORE STRINGENT REQUIREMENT PREVAILS OR FOR EQUAL REQUIREMENTS THE USM PREVAILS.

DATUM NOTE:

ALL ELEVATIONS REFERENCE THE NATIONAL ADJUSTED VERTICAL DATUM OF 1988 (N.A.V.D. 88) TO CONVERT INTO N.G.V.D. ADD 1.475 TO N.A.V.D.

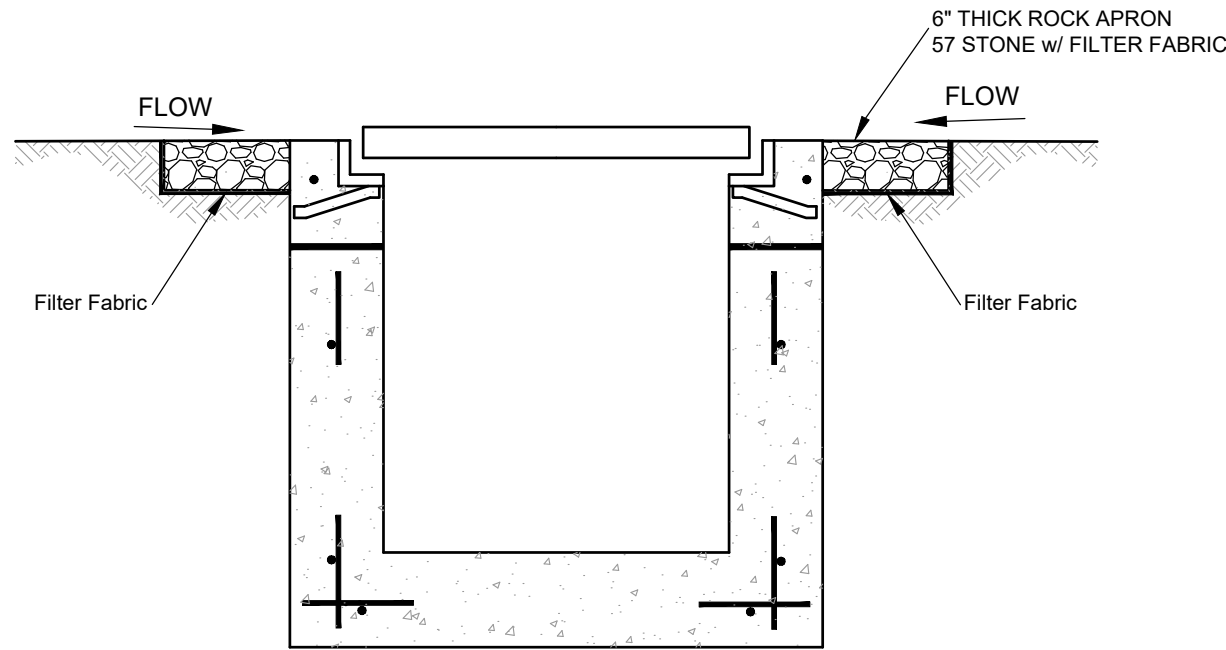
LEGEND			
	EXISTING METER		EXISTING UTILITY POLE
	PROPOSED SIGN		PROPOSED DRAINAGE INLET
	PROPOSED METERED END SECTION		EXIST. DRAINAGE INLET
	HANDICAP PARKING SYMBOL		EXISTING STREET LIGHT
	EXISTING CONCRETE		PROPOSED LIGHT POLE (SINGLE)
	EXISTING PAVEMENT		DRAINAGE FLOW ARROW
	PROPOSED CONCRETE		PROPOSED LIGHT POLE (DOUBLE)
	PROPOSED PAVEMENT		PARKING STALL COUNT
	GRASS PARKING		EXISTING DRAINAGE
	PROPOSED DRAINAGE PIPE		

REV.	DATE	DESCRIPTION	BY	CHK.
DRAWING ISSUE STATUS				
PROJECT				
IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE				
UTILITY PLAN				
DATE		SCALE		
2/16/2026		AS SHOWN		
DRAWN BY	DESIGNED BY	CHECKED BY		
TS	TS	MDL		
PROJECT No.		CERTIFICATE OF AUTHORIZATION No.		
25-188_ENG_R7.DWG		32664		
MARK LANDSMAN, P.E. (DATE)				
#96288				
10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 772.462.2455				
C-105				

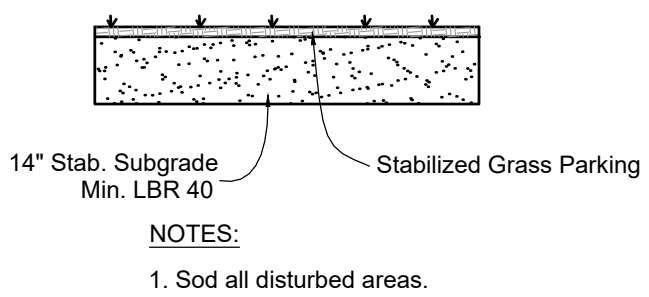


SPACING OR REQUIRED ROADWAY / PARKING AREA TESTS						
ITEMS TO BE TESTED	DENSITY		L.B.R.		THICKNESS	
	MAX. SPACING LIN.FT. SQ.FT.	MAX. SPACING LIN.FT. SQ.FT.	MAX. SPACING LIN.FT. SQ.FT.	MAX. SPACING LIN.FT. SQ.FT.	MAX. SPACING LIN.FT. SQ.FT.	MAX. SPACING LIN.FT. SQ.FT.
STABILIZED SUBGRADE	300	10,000	300	10,000	300	10,000
LIMEROCK BASE	300	10,000	300	10,000	300	10,000
SHELLROCK BASE	300	10,000	300	10,000	300	10,000
ASPHALT	---	---	---	---	PER INSP.	PER INSP.

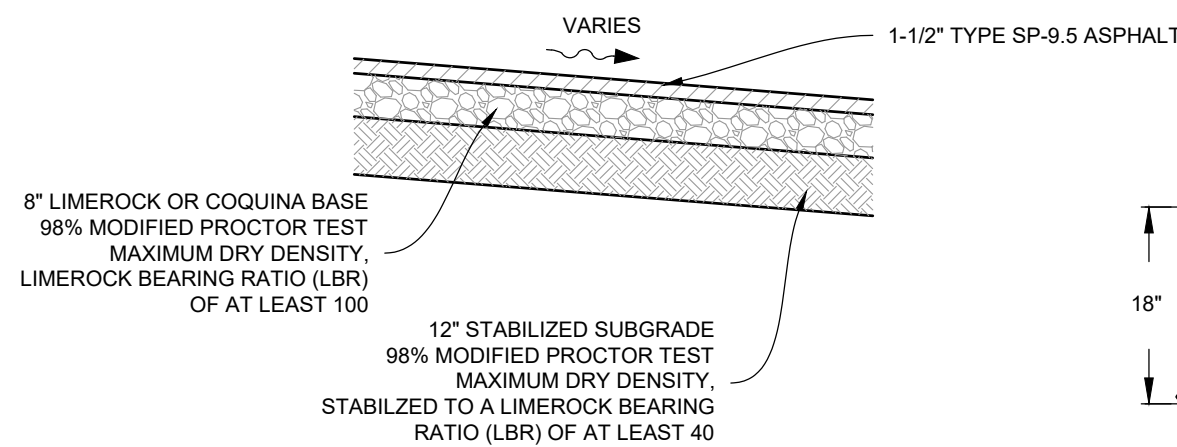
NOTE: ALL TESTING SHALL BE TAKEN IN A STAGGERED SAMPLING PATTERN FROM A POINT 12" INSIDE THE LEFT EDGE OF THE ITEM TESTED, TO THE CENTER, TO A POINT 12" INSIDE OF THE RIGHT EDGE.



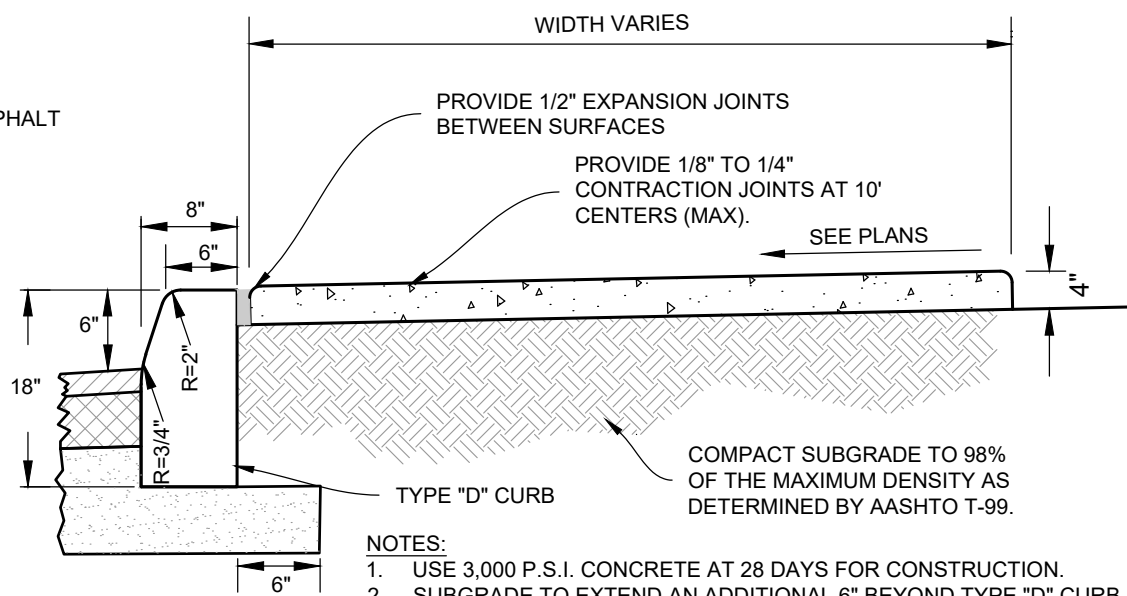
SECTION
TYPICAL 2' ROCK APRON



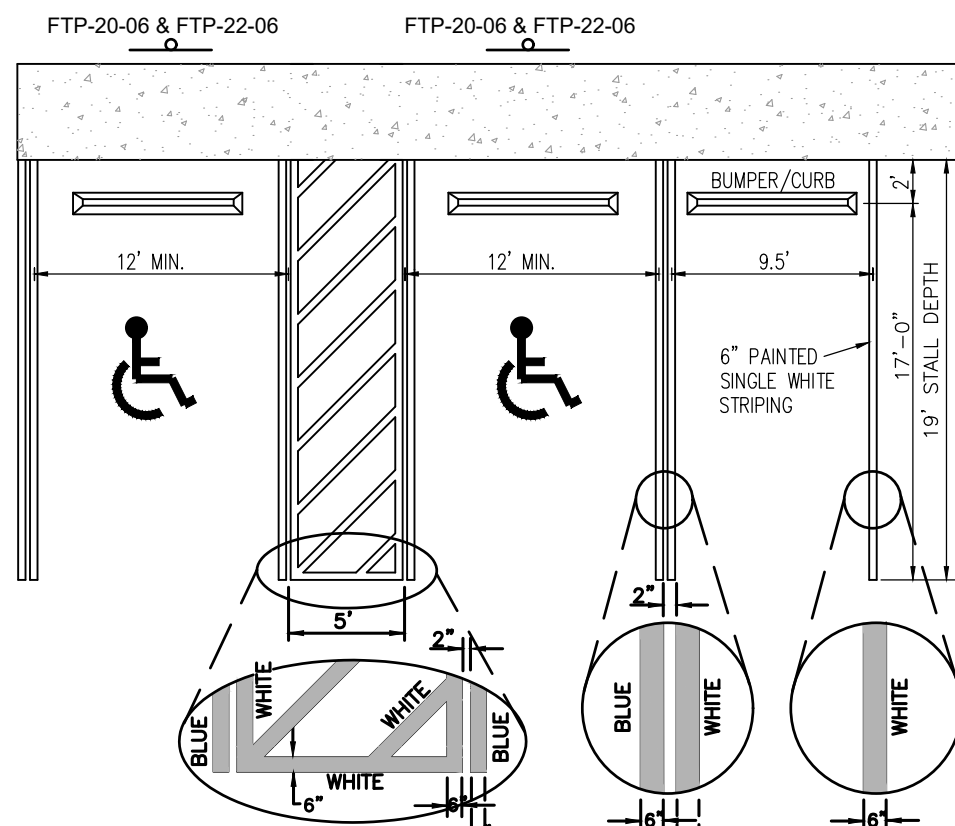
STABILIZED ACCESS DRIVE
& GRASS PARKING DETAIL



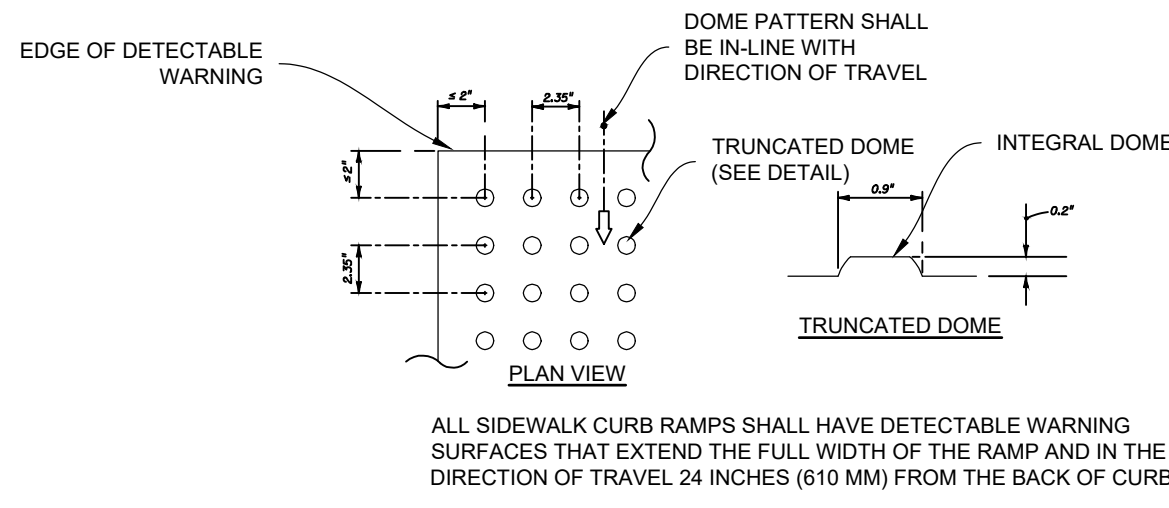
TYPICAL PAVEMENT SECTION
NTS



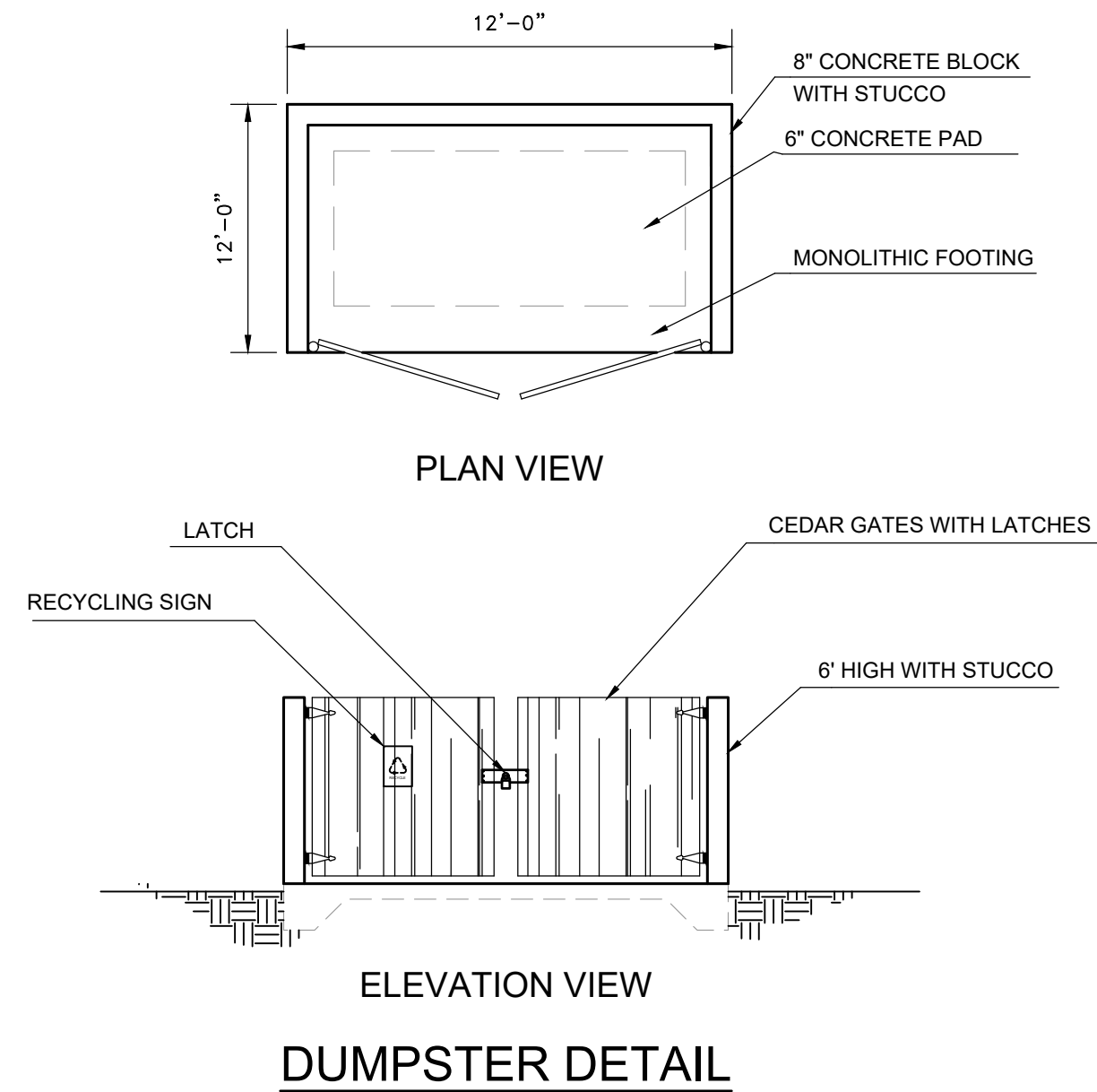
TYPE "D" CURB & SIDEWALK COMBINATION DETAIL
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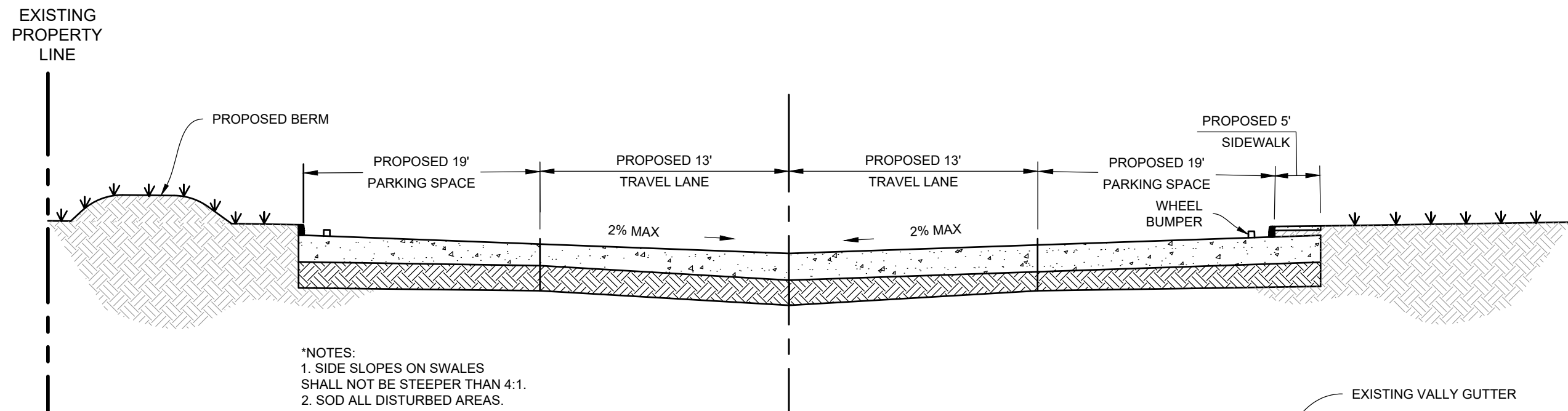
HANDICAP AND TYPICAL PARKING DETAIL
NTS



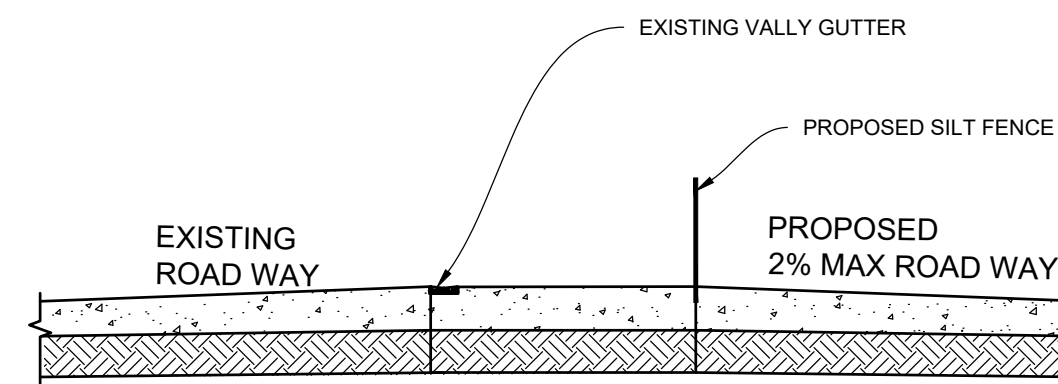
DETECTABLE WARNING SURFACE DETAIL
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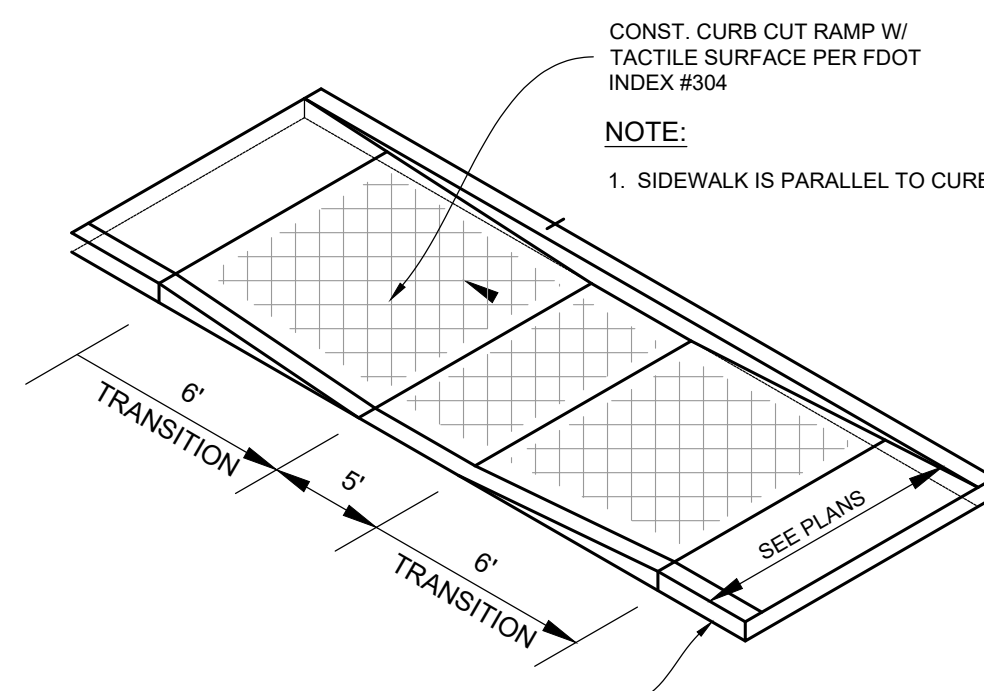
MASONRY LANDSCAPE WALL
N.T.S.
NOTE: SEE ARCHITECTURAL PLANS FOR STRUCTURAL COMPONENTS & FINISH DETAILS.



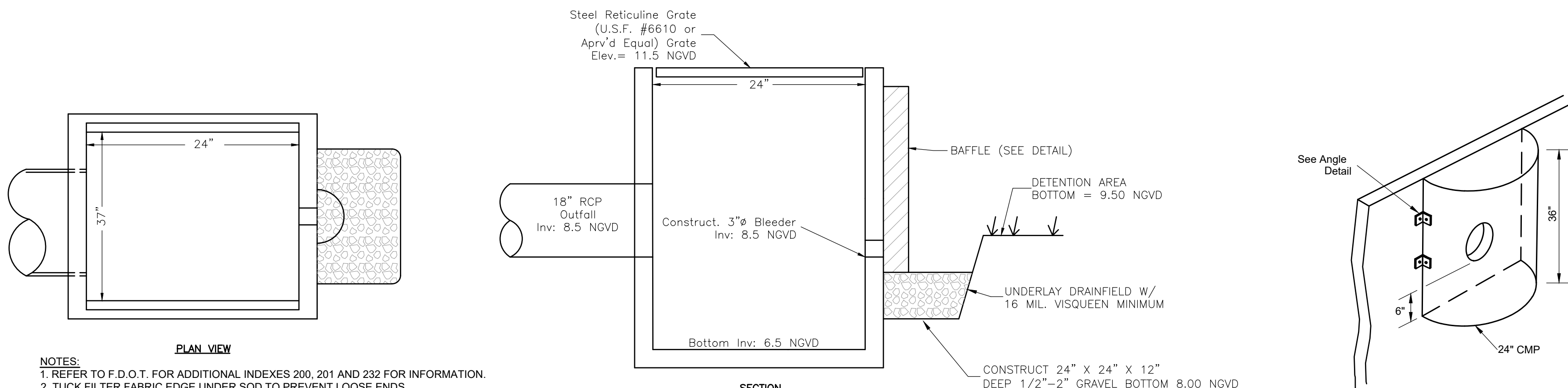
SECTION A-A
NTS



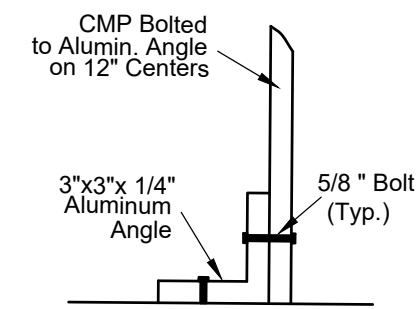
SECTION B-B
NTS



HANDICAP RAMP DETAIL
NTS

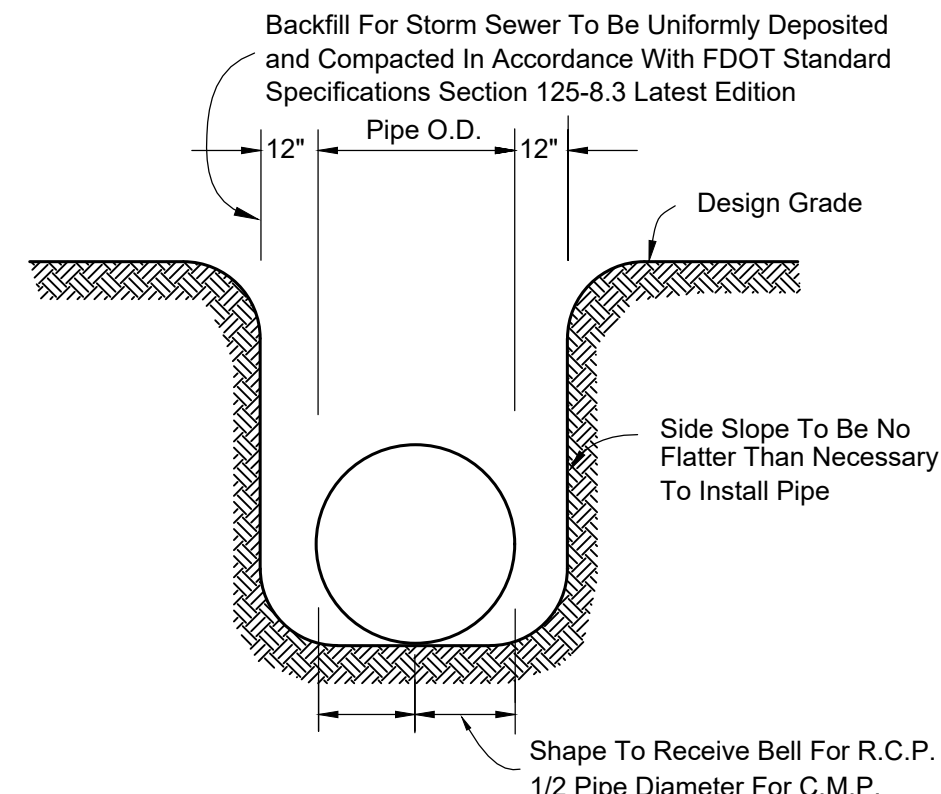


TYPE "C" CONTROL STRUCTURE DETAIL



ANGLE DETAIL

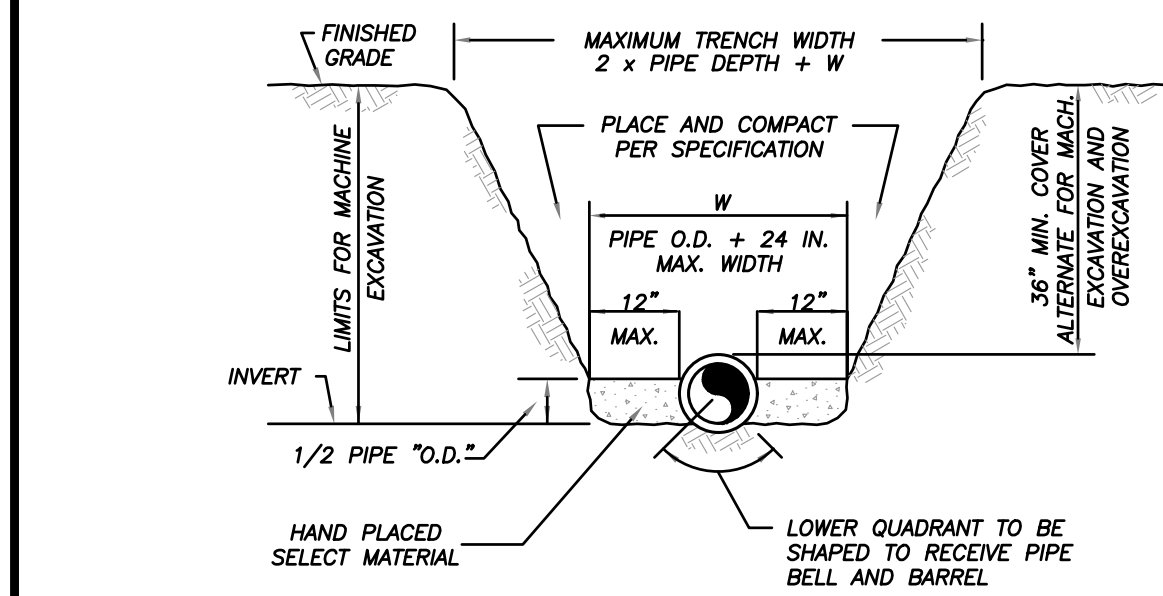
BAFFLE BOX DETAIL



STORM PIPE BEDDING DETAIL



REV.	DATE	DESCRIPTION	BY	CHK.
DRAWING ISSUE STATUS				
 HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 WWW.HALEYWARD.COM				
PROJECT				
IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE				
PAVING, GRADING, & DRAINAGE PLAN DETAILS				
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 ☎ 772-462-2455		DATE		
		2/16/2026		
		SCALE		
		AS SHOWN		
DRAWN BY		DESIGNED BY	CHECKED BY	
TS		TS	MDL	
PROJECT No.		CERTIFICATE OF AUTHORIZATION No.		
25-188_ENG_R7.DWG		32664		
DRAWING No.		C-501		REV.

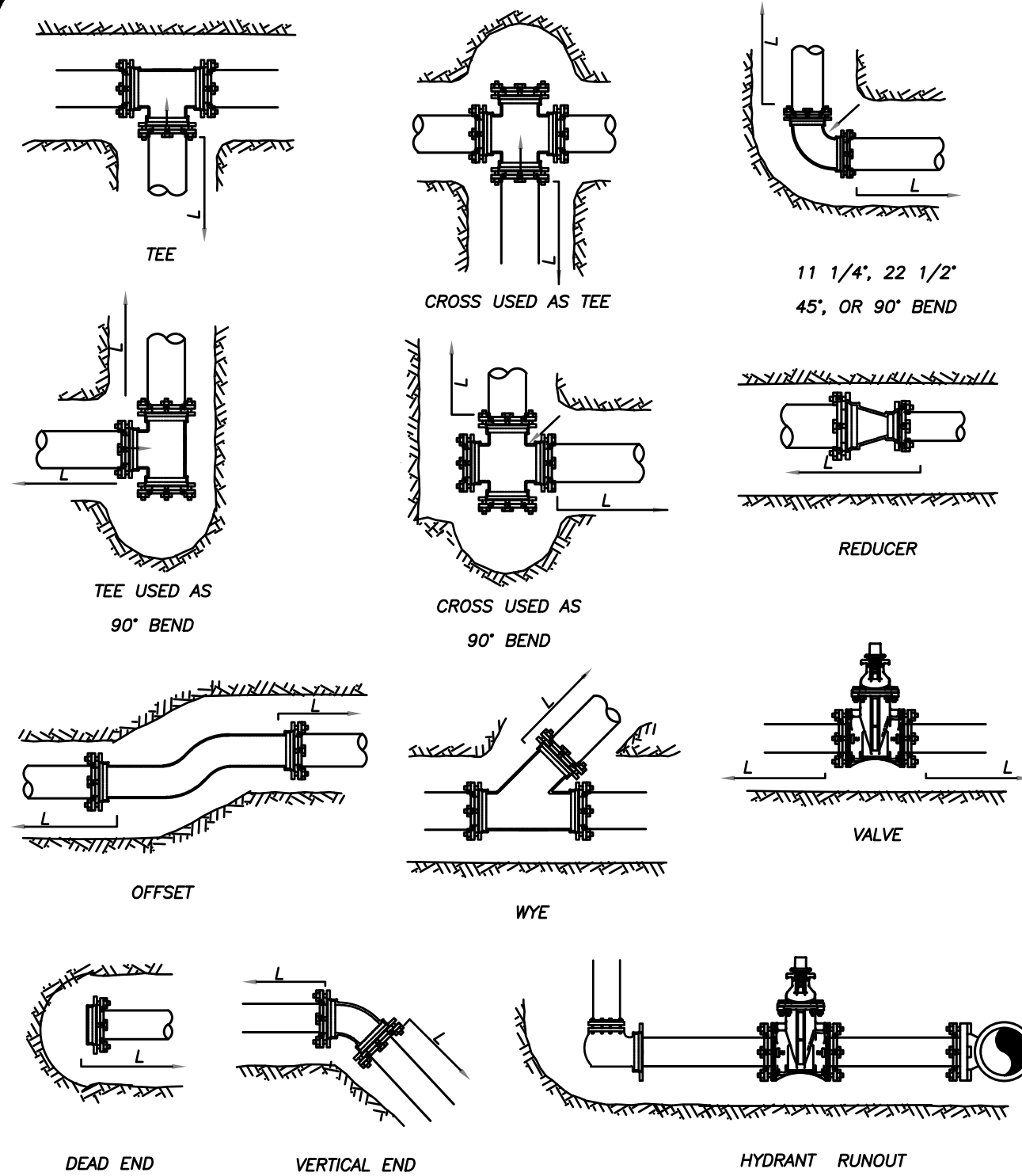


NOTES:

- 1) THE CONTRACTOR SHALL COMPLY WITH REQUIREMENTS OF THE FLORIDA TRENCH SAFETY ACT.
- 2) INITIAL BACKFILL SHALL BE HAND PLACED TO 12" ABOVE THE PIPE. BACKFILL SHALL BE MECHANICALLY TAMPED TO A MINIMUM OF 100% OF MAX. DENSITY AS DETERMINED BY AASHTO METHOD T-99.

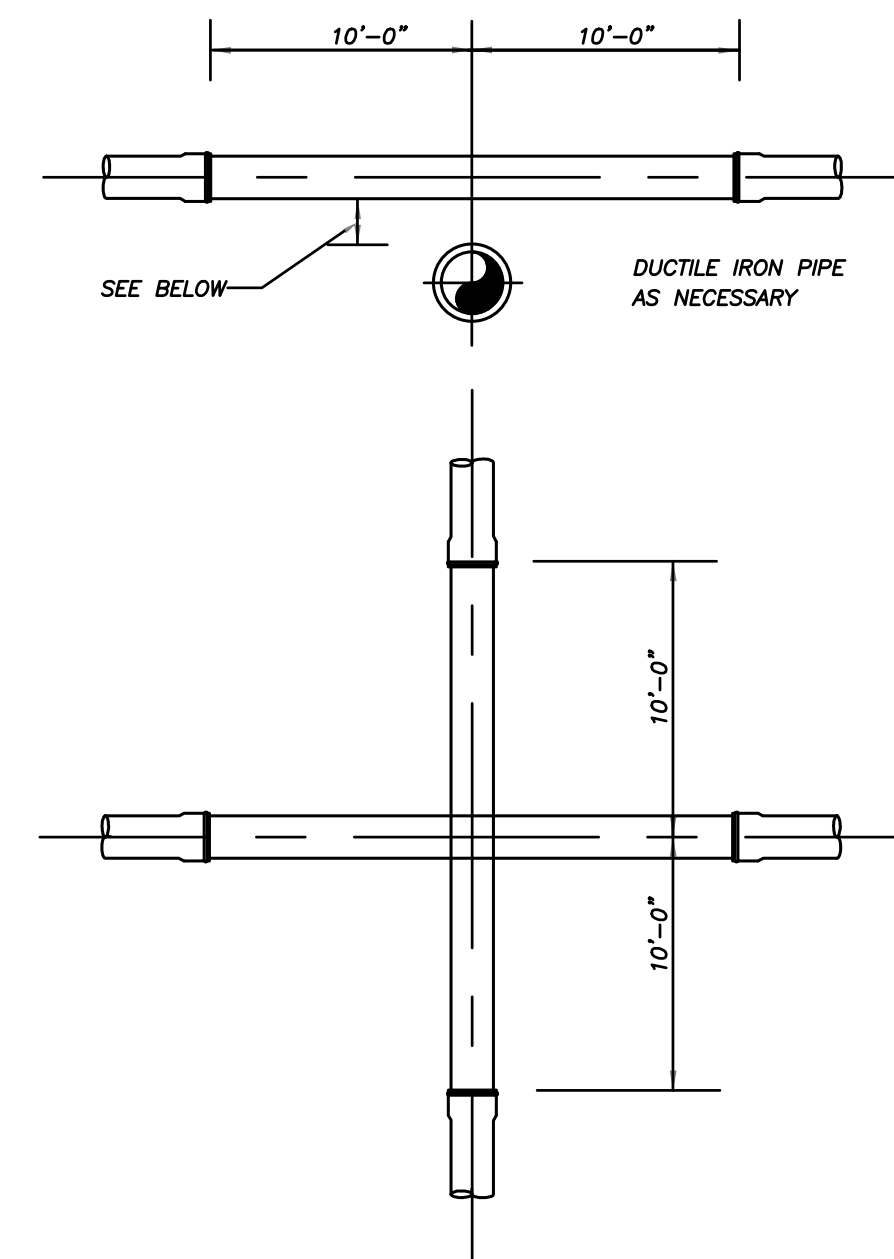
TYPICAL TRENCH DETAIL
N.T.S.

 FPUA COMMUNITY PROGRAM 1000 S. GLENN AVE. SUITE 100 CHICAGO, IL 60606 TEL: (773) 442-7272 FAX: (773) 442-7323	TYPICAL TRENCH DETAIL			<i>M-1</i>
	01-09	CONCRETE SLAB	SL	WATER/WASTEWATER ENGINEERING FT. PIERCE UTILITIES AUTHORITY
	DATE:	REVISION:	APP:	
	DRAWN BY:	COMPUTER FILE:	SCALE:	
APPROVED:	DATE:	PROJECT:	SHEET	
SL	2015	200602.DWG	1 OF 3	



MECHANICAL JOINT ANCHORING REQUIREMENTS
N.T.S.

 FPUA COMMUNITY FUND 1000 W. 40th St. Suite 1000 Des Moines, IA 50319 515.281.4370 (phone) 515.281.4371 (fax) 515.281.4372 (toll-free)	MECHANICAL JOINT ANCHORING REQUIREMENTS				M-3
	02-09	CONCRETE SLAB	SIL	UIC	WATERS/HAS/WATER ENGINEERING PT. PIERCE UTILITIES AUTHORITY
	REVISION:	DATE:	BY:	APP:	
	DESIGNED BY:	COMPUTER FILE #:	ISS. DETAILS:	DATE:	
	DRAWN BY:	SCALE:	DATE:	DATE:	
APPROVED:	SIL	DATE:	SHEET	1 OF 1	
UIC	2015	2015	1		

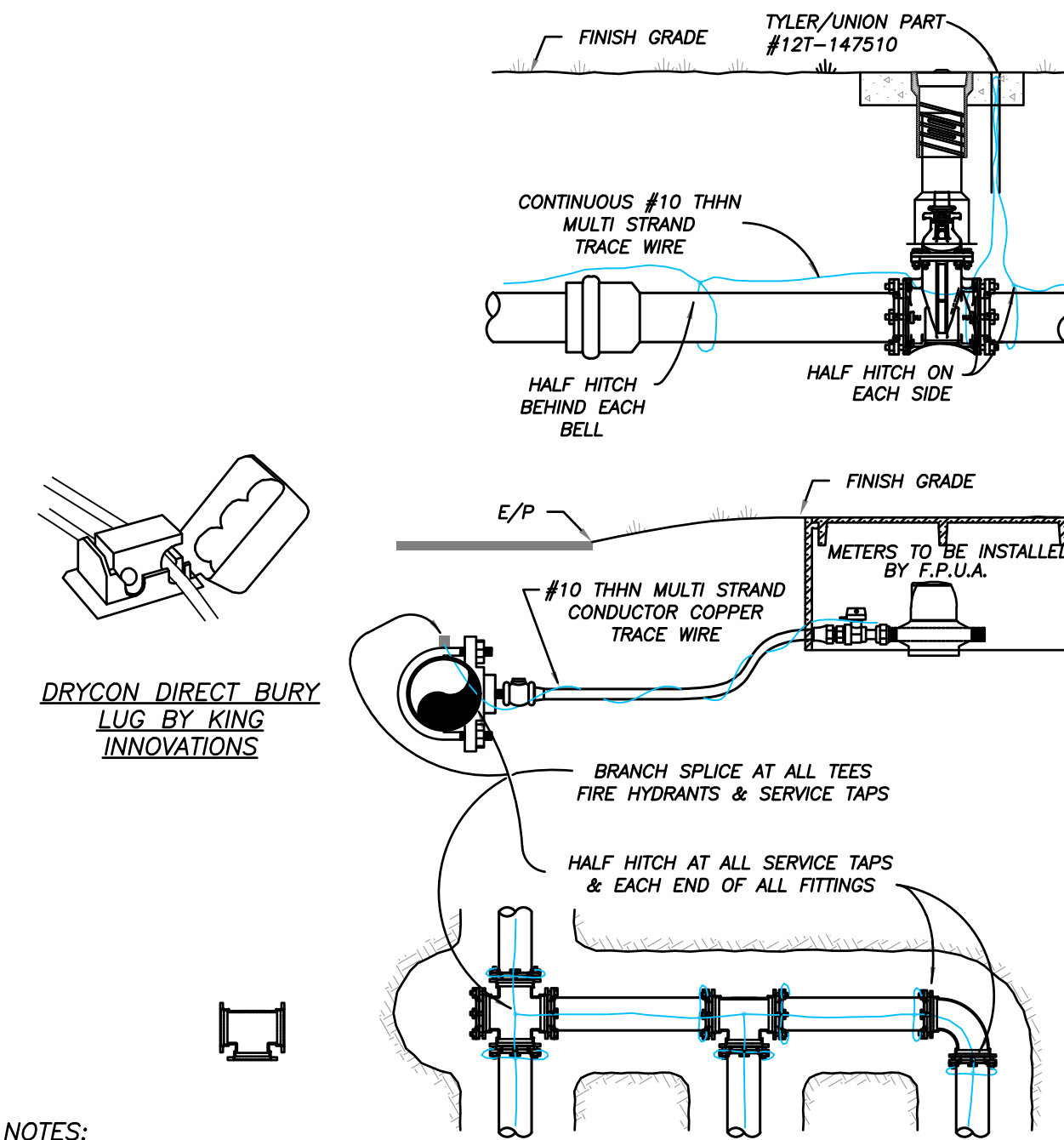


NOTE:

PLEASE REFER TO FORT PIERCE UTILITIES STANDARD SEPARATION STATEMENT FOR
WATER / SEWER CONFLICTS.

UTILITY CROSSING DETAIL
N.T.S.

UTILITY CROSSING DETAIL		M-5	
 FPUA COMMUNITY PROUD 1000 SOUTH 10TH AVENUE SUITE 100 DENVER, COLORADO 80202-1502 770-485-1850	DATE: _____ DESIGNED: _____ DRAWN BY: _____ SJL APPROVED: _____ J.C.	CONCRETE SLAB REVISION: _____ SJL APPR: _____	WATER/SEWER/WATER ENGINEERING FT. PIERCE UTILITIES AUTHORITY
COMPUTER FILE # DETAILS 20060201		SHEET 1 OF 1	

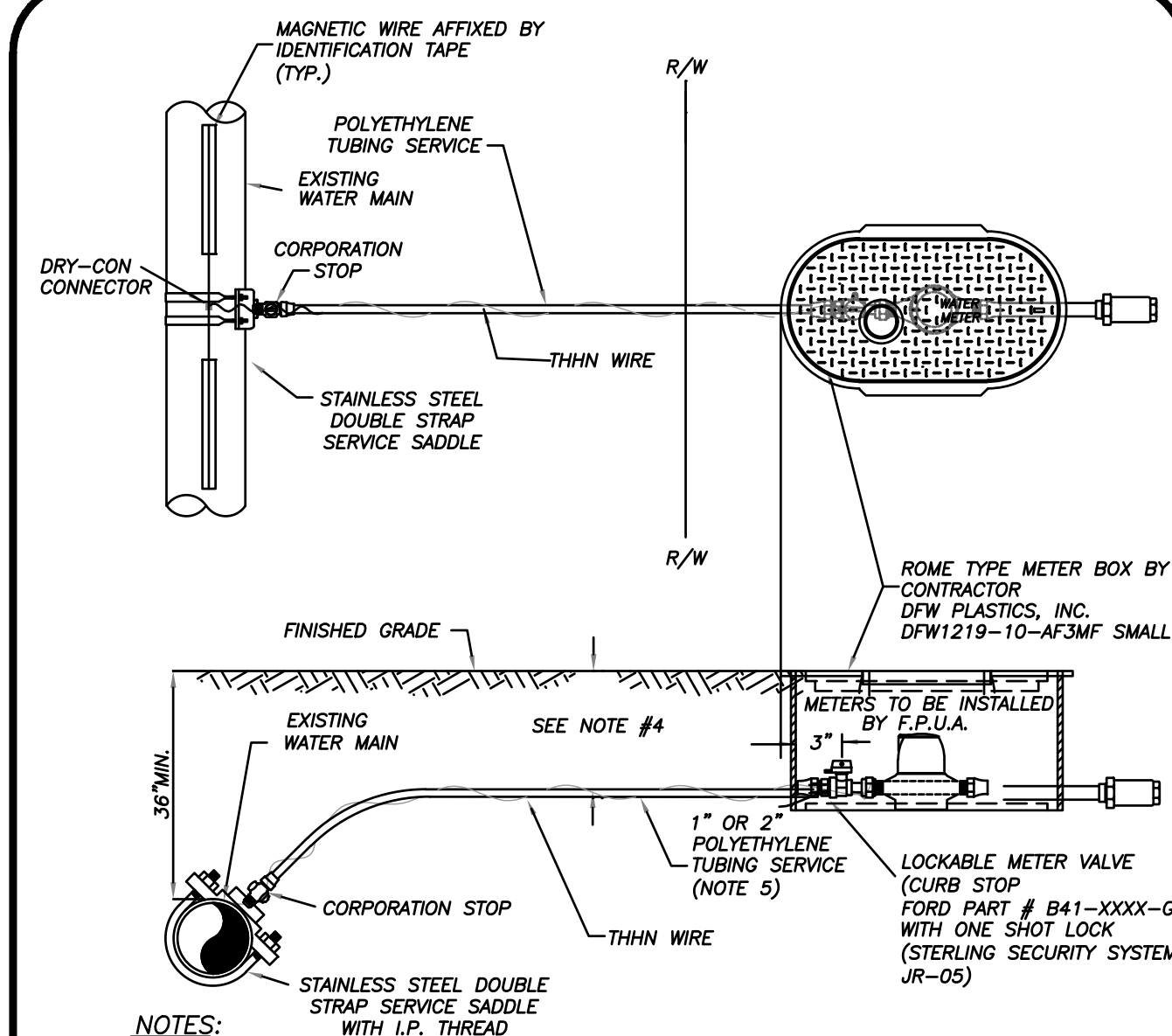


NOTES:

- 1) TRACE WIRE IS REQUIRED ON ALL PIPE AS NOTED BY UTILITIES ENGINEER AND SHOWN IN STANDARD DETAILS.
- 2) INCLUDE ALL COST OF MATERIAL & LABOR IN PRICE OF PIPE.
- 3) CONTRACTOR IS RESPONSIBLE FOR CONTINUITY OF ALL TRACE WIRE.

TRACE WIRE
(N.T.S.)

 FPUA COMMUNITY PROUD 1000 HENDERSON BLVD. SUITE 100 1000 S.W. 10TH AVE. MIAMI, FL 33135 TEL: 770-486-1850 FAX: 770-486-1850	TRACE WIRE DETAIL					M-11	
	A-09 CONCRETE SLAB		SL	BT	APP	WATER/SEWAGE/WIRE/ENGINEERING	
	DATE:	REVISION:					
	DESIGNED:		COMPUTER FILE #				FT. PIERCE UTILITIES AUTHORITY
	DRAWN BY:		ISSUED DETAILS: 200802.DWG				
	SCL		SCALE:				
	APPROVED:		DATE:				
		2015					
					SHEET	1 OF 1	

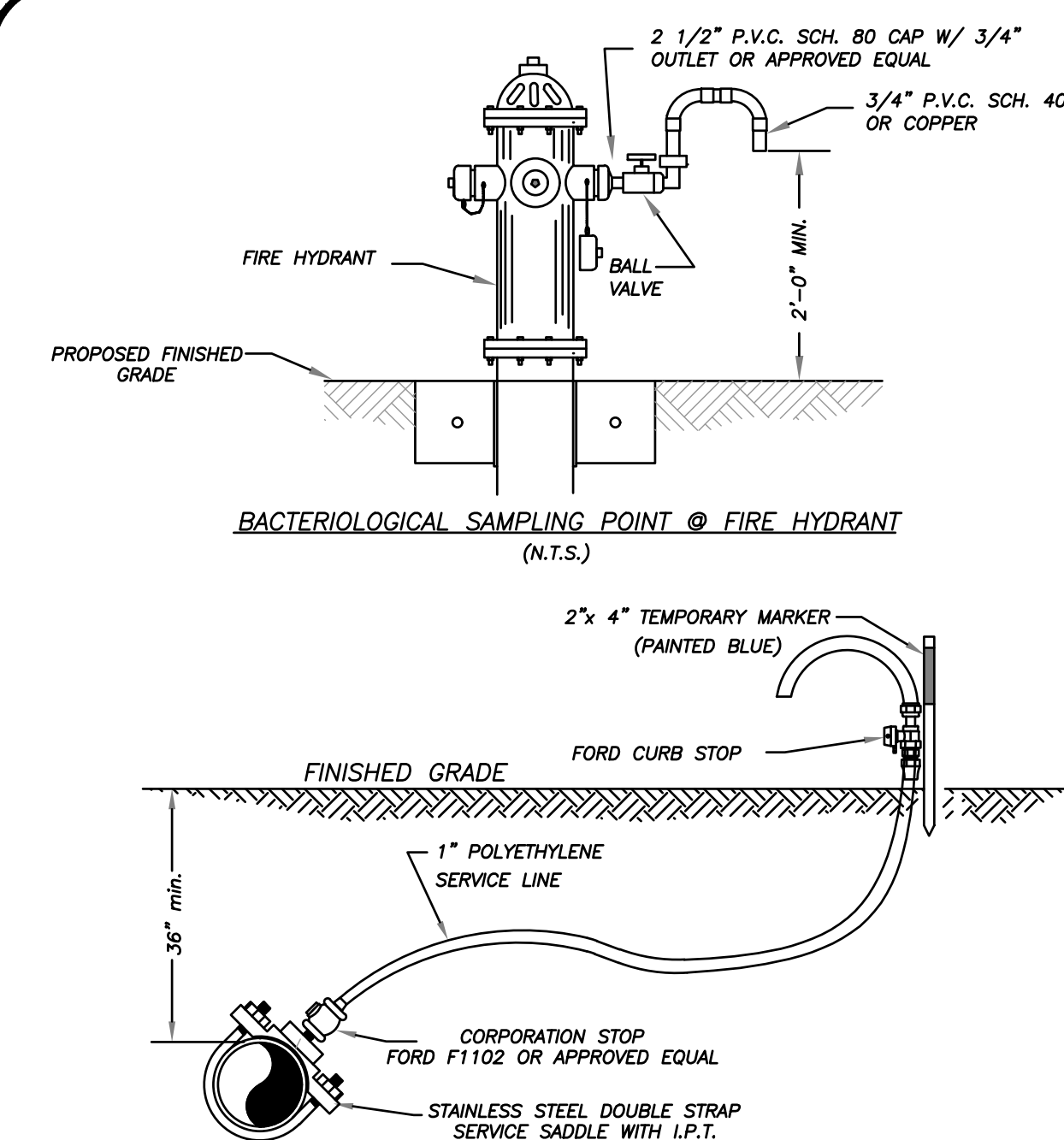


NOTES:

1. BLUE 10 GAUGE THIN WIRE SHALL BE ATTACHED TO THE SERVICE LINE.
2. WHERE SERVICES UNDER PAVEMENT ARE REQUIRED, THE POLYETHYLENE TUBING SHALL BE INSTALLED WITHIN SCHEDULE 40 PVC CASING PIPE.
3. 1" & 3/4" METER SIZES SHALL REQUIRE A LOCKABLE METER VALVE. (CURB STOP)
4. MINIMUM COVER IN UNPAVED AREAS SHALL BE 30", IN PAVED AREAS OR PLANNED ROADWAYS OR CWALES MIN. COVER SHALL BE 36".
5. FOR 2" COMMERCIAL SERVICE INSTALLATIONS, FPUA WILL INSTALL ABOVE GROUND METER PER DETAIL W-9.

TYPICAL SINGLE WATER SERVICE CONNECTION
(N.T.S.)

 FPUA COMMUNITY PRIDE 1000 WEST 10TH STREET, SUITE 200 DENVER, CO 80202 (303) 733-0600 FAX (303) 733-0607 WWW.FPUCO.ORG	TYPICAL SINGLE WATER SERVICE CONNECTION				W-2	
	DT-09 DATE:	DESIGN REVISION:	S/L COMPUTER FILE:	J/C WATER DETAILS 200802.DWG	WATER/WASTEWATER ENGINEERING	
	DESIGNED BY:		S/L M.T.S.		FT. PIERCE UTILITIES AUTHORITY	
	APPROVED:		DATE:		SHEET _____ OF _____	



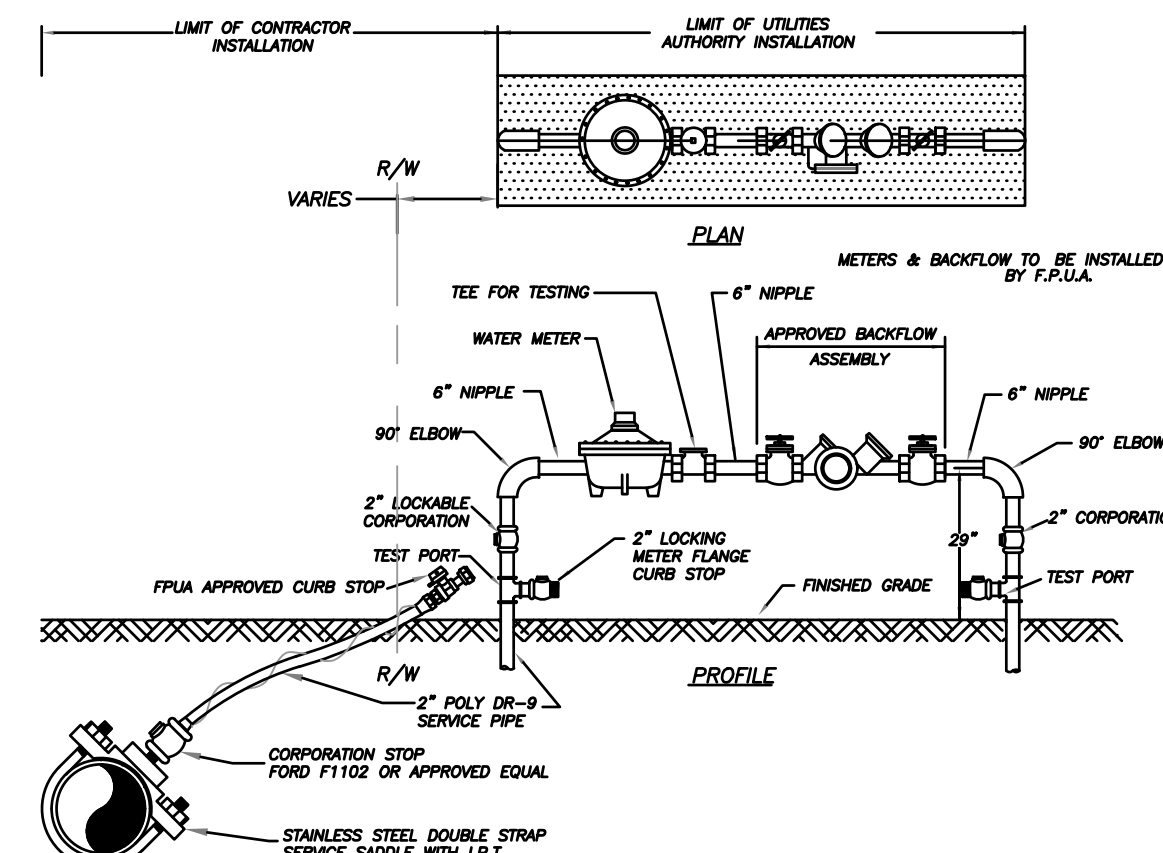
BACTERIOLOGICAL SAMPLING POINT @ FIRE HYDRANT
(N.T.S.)

BACTERIOLOGICAL SAMPLING POINT @ WATER MAIN
(N.T.S.)

NOTE:

AFTER TESTING REMOVE 1" P.E. LINE AND CAP WITH BRASS
PLUG AT CORPORATION STOP.

 FPUA COMMUNITY PROUD FOR THE PEOPLE OF THE FORT PIERCE UTILITY DISTRICT 1000 UNIVERSITY BLVD. SUITE 100 FORT PIERCE, FL 34946 (772) 439-1100	BACTERIOLOGICAL SAMPLING POINT				W-6	
	DETAIL					
	01-09	02-15	SLL	JLC		
	DISCARD:	REVISION:	ISSUE:	APPD:		
JLC	COMPUTER	WATERDETECTING	WATER/WASTEWATER ENGINEERING			
BY:	SCALE:	FT. PIERCE UTILITIES AUTHORITY				
SLL	N.T.S.					
APPROVED:	DATE:	SHEET				
	2/10	OF 1				

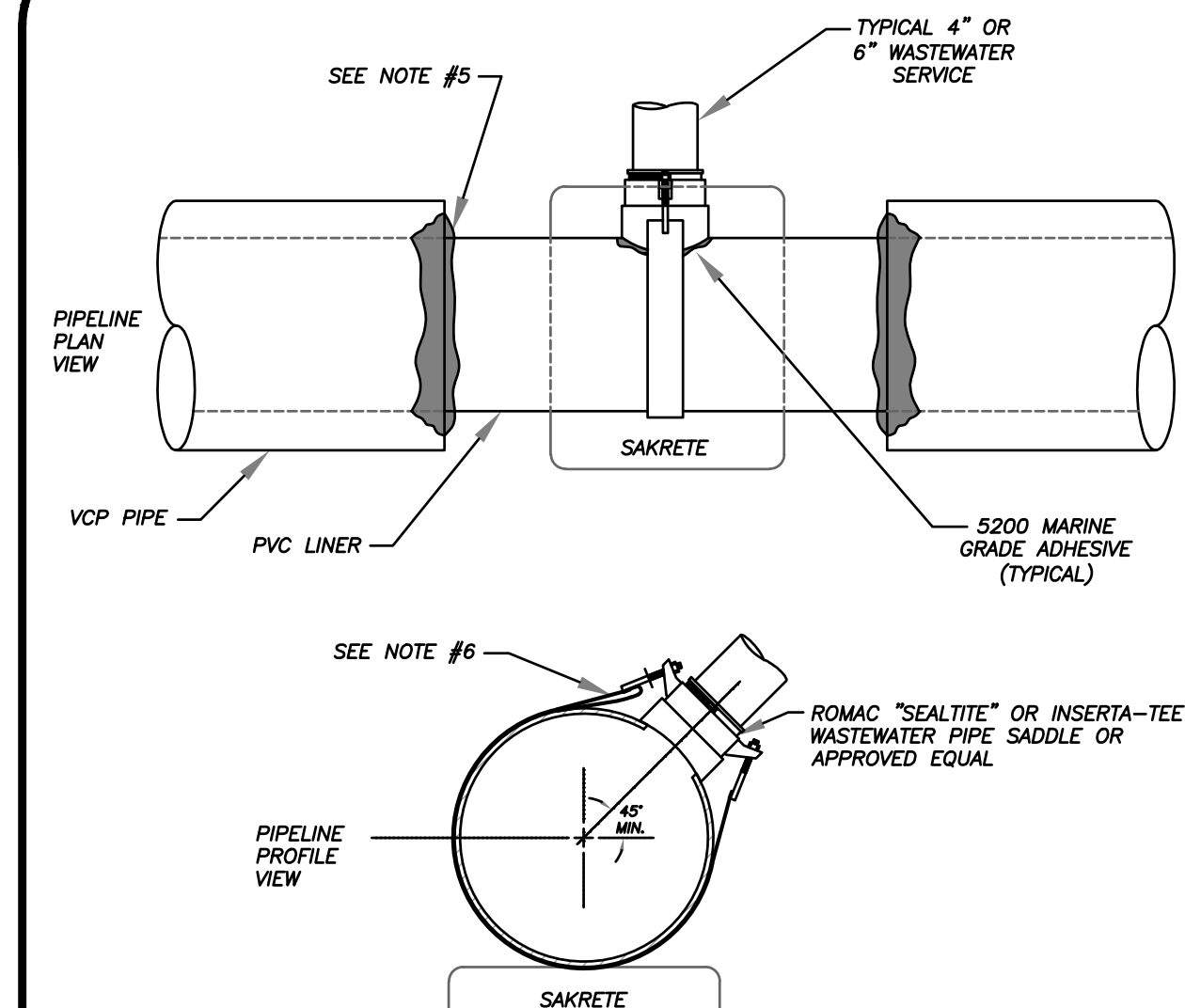


NOTES:

1. LANDSCAPING REQUIRED PER CITY OF FORT PIERCE OR ST. LUCIE COUNTY ORDINANCE. NO PLANTS OR TREES WITHIN 18" AROUND METER OR BACKFLOW. NO SOLDER JOINTS.
2. ASSEMBLY TO BE 29" FROM FINISH GRADE TO CENTERLINE OF THE FLANGED 90° BEND.

WATER METER/BACKFLOW PREVENTER ASSEMBLY
DOMESTIC SERVICE (COMMERCIAL)
(N.T.S.)

	WATER METER/BACKFLOW PREVENTER ASSEMBLY—DOMESTIC SERVICES (METER SIZE 2" OR LESS)					W-8	
	08-24 DESIGN		GTR		VR		
	DATE:	REVISION:	BY:	APP:	WATER/WASTEWATER ENGINEERING		
	AC		COMPUTER FILE:		FT. PIERCE UTILITIES AUTHORITY		
	DRAWN BY:		WATER DETAILS: 2008062.DWG				
SJL		N.T.S.					
APPROVED:		DATE:		SHEET		OF	



NOTE:

- 1) INSERTA-TEE'S ARE NOT TO BE USED DURING NEW CONSTRUCTION.
- 2) INSERTA-TEES ARE ONLY PROVIDED FOR INSTALLATION ON 24" AND LARGER SEWER MAINS.
- 3) ROMAC SADDLE SHALL BE USED AS A TEMPLATE FOR DETERMINING HOLE SIZE AND LOCATION.
- 4) 5200 MARINE GRADE ADHESIVE SHALL BE USED TO SEAL ROMAC GASKET TO LINER
- 5) SEAL EXPOSED LINER TO VCP WITH HYDRAULIC CEMENT
- 6) ENSURE TO FOLD STRAP BACK AGAINST ITSELF PLACING FREE END BETWEEN STRAP AND PIPE. ON SMALL PIPE, IT MAY BE NECESSARY TO FOLD END TWICE.

WASTEWATER SERVICE DETAIL
(FOR LINED SEWER MAIN)
(N.T.S.)

 FPUA COMMUNITY PROUD FLORIDA PUBLIC UTILITIES ASSOCIATION 100 N. W. 10TH ST., SUITE 200 FT. PIERCE, FL 34946	WASTEWATER SERVICE DETAIL (FOR LINED SEWER MAIN)					S-5		
	06-2012 DATE	REVISION	JLC DESIGNED BY	DATE	APPR.	WATER/WASTEWATER ENGINEERING FT. PIERCE UTILITIES AUTHORITY		
	TOWN OF FT. PIERCE COMMUNITY DEVELOPMENT DEPARTMENT 100 N. W. 10TH ST., SUITE 200 FT. PIERCE, FL 34946		COMPUTER FILE #		PROJECT DETAIL 20060520.DWG			
	DRAWN BY:		SCALE:		N.T.S.			
	SHT.		DATE:		SHEET			
APPROVED:		DATE:		OF				

 It's fast. It's free. It's the law. Know what's below. Call before you dig. www.callsunshine.com					
REV.	DATE	DESCRIPTION	BY	CHK	
DRAWING ISSUE STATUS					
 HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 WWW.HALEYWARD.COM					
PROJECT					
IGLESIA BIBLICA CHURCH FORT PIERCE, FL					
TITLE					
UTILITY DETAILS					
MARK LANDSMAN, P.E. (DATE) #96288 10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 ☎ 772-462-2455		DATE		SCALE	
		2/16/2026		AS SHOWN	
		DRAWN BY	DESIGNED BY	CHECKED BY	
		TS	TS	MDL	
PROJECT No.		25-188_ENG_R7.DWG		CERTIFICATE OF AUTHORIZATION No.	
				32664	
DRAWING No.		C-502			REV.

FILE LOCATION: Z:\BDC\2025\25-188 - SALVADOR MERRINO - 3248 S 25TH STREET ENGINEERING\AUTOCAD\DWG\25-188_ENG_R7.DWG, 2/26/2026, 16:32:01 PM
THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGN PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS THE PROPERTY OF HALEYWARD, INC. AND SHALL BE WITHOUT LIABILITY TO HALEYWARD, INC. IF REUSED OR IMPROPERLY RELIED ON FOR ANY PURPOSE WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY HALEYWARD, INC. NO PART OF THIS DOCUMENT OR ANY PART THEREOF SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION IN WRITING FROM HALEYWARD, INC.

FORT PIERCE UTILITIES AUTHORITY
WATER DISTRIBUTION NOTES

- ALL CONSTRUCTION MATERIAL, INSTALLATION AND TESTING SHALL CONFORM TO THE STANDARD SPECIFICATIONS OF THE FORT PIERCE UTILITIES AUTHORITY.
- WATER MAINS WHERE SPECIFIED AS POLYVINYL CHLORIDE (PVC) SHALL CONFORM TO AWWA C-900 OR C-905, PRESSURE CLASS 150, DR (18). WATER MAINS WHERE SPECIFIED AS POLYETHYLENE (PE) SHALL CONFORM TO AWWA C-901 OR C-906, STANDARD CODE DESIGNATION PE3408, PIPE CLASS 200, DIMENSION RATIO (DR) 17 FOR DIRECT BURY, (DR) 11 FOR DIRECTIONAL BORING, AND (DR) 9 FOR 2 INCH AND SMALLER PIPELINES.
- WATER MAIN, WHERE SPECIFIED AS DUCTILE IRON PIPE, SHALL CONFORM TO ANSI/AWWA C151/A21.51 AND SHALL BE PRESSURE CLASS 250 (MINIMUM).
- POLYVINYL CHLORIDE WATER MAIN SHALL BE BLUE IN COLOR OR WHITE IN COLOR WITH BLUE STRIPES. THE USE OF IDENTIFICATION TAPE ATTACHED TO THE TOP OF THE PIPE MAY BE USED IN LIEU OF MARKING ON THE PIPE. ALSO DIP PIPE SHALL REQUIRE THE USE OF IDENTIFICATION TAPE AND THIN WIRE.
- FITTINGS SHALL BE DUCTILE IRON CONFORMING TO ANSI/AWWA C-110/A21.10, CLASS 250 MIN., CEMENT LINED AND FACTORY COATED.
- GATE VALVES SHALL BE MUELLER RESILIENT SEAT, KENNDY KEN-SEAL, AMERICAN OR APPROVED EQUAL. VALVES SHALL CONFORM TO AWWA C-509.
- WATER LINES SHALL BE BACKFILLED AND COMPACTED IN ACCORDANCE WITH FPUA DESIGN AND CONSTRUCTION STANDARDS. THE CONTRACTOR SHALL SUBMIT CERTIFIED DENSITY TESTS AS REQUIRED BY FPUA ENGINEERING AND THE CITY, COUNTY, FDOT, IN CASES WHERE PAVED AREAS FALL WITHIN THE JURISDICTION OF LOCAL OR STATE AGENCIES. THE COMPACTION REQUIREMENTS SHALL NOT BE LESS THAN THE MINIMUM REQUIRED BY THE APPROPRIATE RESPONSIBLE AGENCY.
- NO FIELD CHANGES OR DEVIATIONS FROM THE DESIGN SHALL BE MADE WITHOUT PRIOR APPROVAL OF THE FPUA ENGINEER AND CITY/COUNTY/FDOT ENGINEER.
- THE CONTRACTOR SHALL NOTIFY FPUA ENGINEERING AND CITY/COUNTY/FDOT ENGINEERING 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.
- A PRE-CONSTRUCTION CONFERENCE BETWEEN THE ENGINEER, THE CONTRACTOR, FPUA, AND CITY/COUNTY/FDOT ENGINEER SHALL BE MANDATORY PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- TRAFFIC CONTROL, BARRICADES, ETC., SHALL BE IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARDS AND APPROVED BY THE CITY ENGINEER.
- MINIMUM COVER SHALL BE 36 INCHES EXCEPT AS APPROVED BY THE UTILITIES ENGINEER AND CITY/COUNTY/FDOT ENGINEER. PIPES WITH COVER LESS THAN 30 INCHES SHALL BE CONSTRUCTED OF DUCTILE IRON OR IN PVC CASING.
- DISTURBED AREAS SHALL BE RESTORED IN CONFORMANCE WITH THE APPLICABLE GOVERNING AGENCY REQUIREMENTS.
- EXISTING UTILITIES AND DRAINAGE SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION AND PROTECTED BY THE CONTRACTOR.
- WATER MAINS SHALL BE TESTED AND DISINFECTED IN ACCORDANCE WITH THE APPLICABLE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION AND AWWA C-651 FOR DISINFECTION.

FORT PIERCE UTILITIES AUTHORITY
WATER DISTRIBUTION NOTES
CONTINUED

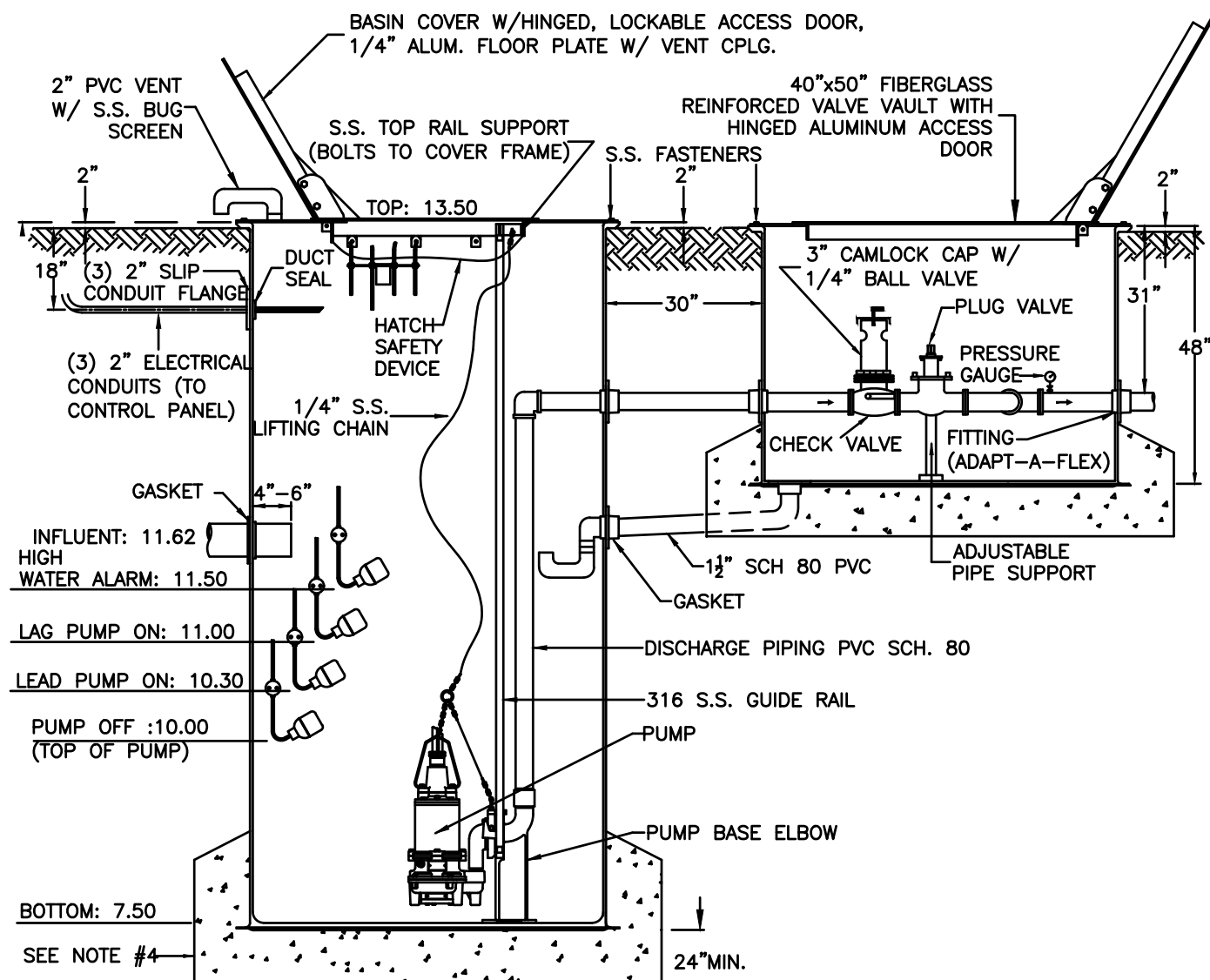
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING EXISTING UTILITIES AND DRAINAGE.
- THE CONTRACTOR SHALL FURNISH RECORD DRAWING INFORMATION TO THE ENGINEER INCLUDING LOCATIONS OF VALVES, FITTINGS, SERVICE CONNECTIONS, BLOWOFFS, AIR RELEASE VALVES, AND ANY OTHER PERTINENT INFORMATION NECESSARY TO LOCATE ITEMS CONSTRUCTED UNDER THIS PROJECT, AS REQUIRED BY THE UTILITIES ENGINEER.
- THE CONTRACTOR SHALL TAP EXISTING LINES UNDER THE SUPERVISION OF THE FORT PIERCE UTILITIES AUTHORITY ONLY AFTER TESTING AND DISINFECTION HAS BEEN COMPLETED AND APPROVED ON THE TAPPING VALVE AND SLEEVE.
- WATER MAIN SHALL BE MARKED BY THE USE OF CONTINUOUS 10 GAUGE THHN MULTI STRANDED WIRE (BLUE IN COLOR) AND IDENTIFICATION TAPE WITH "WATER" MARKED ON TAPE, PERMANENTLY ATTACHED TO THE TOP OF THE WATER MAIN IN ACCORDANCE WITH THE FORT PIERCE UTILITIES AUTHORITY SPECIFICATIONS.
- SERVICE TAPS SHALL BE PLACED APPROXIMATELY TEN FEET AWAY FROM GATE VALVES, AS SHOWN, FOR TESTING. FOLLOWING TESTING AND STERILIZATION OF WATER LINE, CONTRACTOR SHALL PLACE A BRASS PLUG IN CORPORATION STOPS AND CURB STOPS SHALL BE REMOVED FROM TESTING LOCATIONS.
- MECHANICAL RESTRAINTS TO BE USED ON ALL FITTINGS AND PLACED IN ACCORDANCE WITH MANUFACTURER'S OR ENGINEER'S RECOMMENDATIONS (WHICHEVER IS MORE STRINGENT) AND FPUA REQUIREMENTS.
- ALL MAINS SHALL BE TESTED AT A MINIMUM OF 150 PSI. TESTING METHODS SHALL CONFORM TO AWWA C-600. - 2 HR MINIMUM TEST
- $S(p) = \frac{1}{2} \sqrt{\frac{L}{148,000}}$
L = LEAKAGE IN GPH
S = LENGTH OF PIPE IN FEET
D = PIPE DIAMETER IN INCHES
P = TESTING PRESSURE IN PSI
- PRIOR TO ANY TESTING, ALL MAINS 6" IN DIA. AND LARGER SHALL HAVE A SWAB PASSED THRU THE ENTIRE LENGTH OF THE LINE. NOTE: SWAB SHOULD BE PLACED IN 1st. JOINT OF NEW LINE. END OF MAIN SHOULD BE "TURNED UP" AT 45° AND EXTENDED SO THAT SWABBING AND A FULL BORE FLUSH CAN BE ACCOMPLISHED. BLOW-OFF ASSY CAN THEN BE PLACED. WHERE LINES BRANCH, SWABS WILL BE PLACED IN BRANCH LINES AND SEQUENTIALLY SWABBED AND FLUSHED.
- A MINIMUM SIX FEET AND PREFERABLY TEN FEET HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN THE WATER MAIN AND ANY WASTEWATER LINES. 6 INCHES MINIMUM VERTICAL SEPARATION IF WATER MAIN IS OVER WASTEWATER AND 12 INCHES IF WATER MAIN IS UNDER SHALL BE MAINTAINED BETWEEN THE WATER MAIN AND ANY WASTEWATER LINES. THE DISTANCE SHALL BE MEASURED FROM OUTSIDE OF PIPE TO OUTSIDE OF PIPE OR STRUCTURE. WHERE THIS MINIMUM SEPARATION CANNOT BE MAINTAINED, THE CROSSING SHALL BE ARRANGED SO THAT THE WASTEWATER PIPE JOINTS AND THE WATER MAIN PIPE JOINTS ARE EQUIDISTANT FROM THE POINT OF CROSSING, AND THE WATER MAIN SHALL BE CONSTRUCTED OF DUCTILE IRON PIPE (DIP) AT THE CROSSING. SUFFICIENT LENGTHS OF DIP MUST BE USED TO PROVIDE A MINIMUM SEPARATION OF 10 FEET BETWEEN ANY TWO JOINTS. ALL JOINTS ON THE WATER MAIN WITHIN 20 FEET OF THE CROSSING MUST BE MECHANICALLY RESTRAINED. A MINIMUM VERTICAL CLEARANCE OF 6 INCHES MUST BE MAINTAINED AT ALL CROSSINGS.
- WHERE A WATER MAIN IS TO BE INSTALLED BELOW A STORM DRAIN PIPE, A MINIMUM OF 6 INCHES OF VERTICAL CLEARANCE BETWEEN PIPES SHALL BE CONSTRUCTED OF DIP AT THE CROSSING, AND SHALL BE MECHANICALLY RESTRAINED WITHIN 20 FEET OF THE CROSSING.
- CONTRACTOR SHALL COMPLY WITH FLORIDA TRENCH SAFETY ACT REQUIREMENTS.

FORT PIERCE UTILITIES AUTHORITY WASTEWATER CONSTRUCTION NOTES

- ALL CONSTRUCTION MATERIAL, INSTALLATION AND TESTING SHALL CONFORM TO THE STANDARD SPECIFICATIONS OF THE FORT PIERCE UTILITIES AUTHORITY.
- GRAVITY SEWER MAIN SHALL BE POLYVINYL CHLORIDE SDR-26, GREEN OR WHITE IN COLOR, GRAVITY SEWER MAIN SHALL HAVE LOCATOR TAPE WITH "SEWER" MARKED ON TAPE AND SHALL CONFORM TO ASTM D-3034.
- THE MANHOLE BASE SHALL BE SET ON A FIRM, DRY AND STABLE OR COMPACTED BASE FOUNDATION. IF NECESSARY, THE CONTRACTOR SHALL UTILIZE ROCK TO PROVIDE A FIRM AND SUITABLE MANHOLE BASE FOUNDATION.
- WASTEWATER LINES SHALL BE BACKFILLED AND COMPACTED IN ACCORDANCE WITH FPUA DESIGN AND CONSTRUCTION STANDARDS. THE CONTRACTOR SHALL SUBMIT CERTIFIED DENSITY TESTS AS REQUIRED BY FPUA ENGINEERING AND THE CITY ENGINEERING DEPARTMENT. IN CASES WHERE PAVED AREAS FALL WITHIN THE JURISDICTION OF LOCAL OR STATE AGENCIES, THE COMPACTION REQUIREMENTS SHALL NOT BE LESS THEN THE MINIMUM REQUIRED BY THE APPROPRIATE RESPONSIBLE AGENCY.
- A 1% MINIMUM SLOPE SHALL BE MAINTAINED ON ALL SANITARY SERVICE LATERALS.
- THE CONTRACTOR SHALL FURNISH RECORD DRAWING INFORMATION TO THE ENGINEER CONSISTING OF PIPE SIZES, LOCATION OF SERVICE TEE WYES, DIAMETER OF SERVICES, LOCATION OF ANY FITTINGS, FINAL RIM AND INVERT ELEVATION OF ALL MANHOLES AND ANY OTHER PERTINENT INFORMATION NECESSARY TO LOCATE ITEMS CONSTRUCTED UNDER THIS PROJECT.
- MAINTAIN SIX FEET AND PREFERABLY 10 FEET HORIZONTAL DISTANCE BETWEEN WATER MAINS AND SEWER MAINS AS A MINIMUM.
- WASTEWATER FORCE MAINS, WASTEWATER COLLECTION LINES, AND STORM SEWERS SHOULD CROSS UNDER WATER MAINS WHENEVER POSSIBLE. A MINIMUM VERTICAL DISTANCE OF 12 INCHES BETWEEN THE INVERT OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE SHALL BE PROVIDED WHENEVER POSSIBLE. WHERE THIS MINIMUM SEPARATION CANNOT BE MAINTAINED, THE CROSSING SHALL BE ARRANGED SO THAT THE WASTEWATER PIPE JOINTS AND THE WATER PIPE JOINTS ARE EQUIDISTANT FROM THE POINT OF CROSSING, AND THE WATER MAIN SHALL BE CONSTRUCTED OF DUCTILE IRON PIPE (DIP) AT THE CROSSING. SUFFICIENT LENGTHS OF DIP MUST BE USED TO PROVIDE A MINIMUM SEPARATION OF 10 FEET BETWEEN ANY TWO JOINTS. ALL JOINTS ON THE WATER MAIN WITHIN 20 FEET OF THE CROSSING MUST BE MECHANICALLY RESTRAINED. A MINIMUM VERTICAL CLEARANCE OF 6 INCHES MUST BE MAINTAINED AT ALL CROSSINGS.
- A PRE-CONSTRUCTION CONFERENCE BETWEEN THE ENGINEER, THE CONTRACTOR, AND FPUA/CITY/COUNTY/FDOT SHALL BE MANDATORY PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
- NO FIELD CHANGES OR DEVIATIONS FORM THE DESIGN SHALL BE MADE WITHOUT PRIOR APPROVAL FPUA/CITY/COUNTY/FDOT ENGINEER.
- TRAFFIC CONTROL, BARRICADES, ETC. SHALL BE IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARDS.
- CONTRACTOR SHALL NOTIFY FORT PIERCE UTILITIES AUTHORITY 48 HOURS PRIOR TO COMMENCING CONSTRUCTION.
- WASTEWATER FORCE MAIN SHALL BE POLYVINYL CHLORIDE CONFORMING TO AWWA C-900, AND SHALL BE CLASS 150, DR-18.
- WASTEWATER FORCE MAIN SHALL BE GREEN IN COLOR.
- FITTINGS SHALL BE DUCTILE IRON, CONFORMING TO ANSI/AWWA C-110/A21.10 CLASS 250 MIN. AND INTERIOR EPOXY COATED.
- WASTEWATER FORCE MAIN SHALL BE MARKED BY THE USE OF CONTINUOUS 10 GAUGE THHN WIRE (GREEN IN COLOR) PERMANENTLY ATTACHED TO THE TOP OF THE FORCE MAIN WITH LOCATOR TAPE MARKED "SEWER" ON TAPE IN ACCORDANCE WITH FPUA SPECIFICATIONS.
- MINIMUM COVER SHALL BE 36 INCHES. PIPES WITH COVER LESS THAN 30 INCHES SHALL REQUIRE PRIOR APPROVAL OF THE UTILITIES ENGINEER AND SHALL BE CONSTRUCTED OF DUCTILE IRON PIPE.
- EACH SERVICE LATERAL WILL BE MARKED WITH A LOCATOR BALL AS MANUFACTURED BY SW CORPORATION, OR APPROVED EQUAL AS REQUIRED BY FPUA ENGINEER.
- ALL MANHOLES SHALL HAVE SEWER RAIN GUARDS INSTALLED AS REQUIRED BY FPUA ENGINEER.
- THE CONTRACTOR SHALL COMPLY WITH THE FLORIDA TRENCH SAFETY ACT REQUIREMENTS.

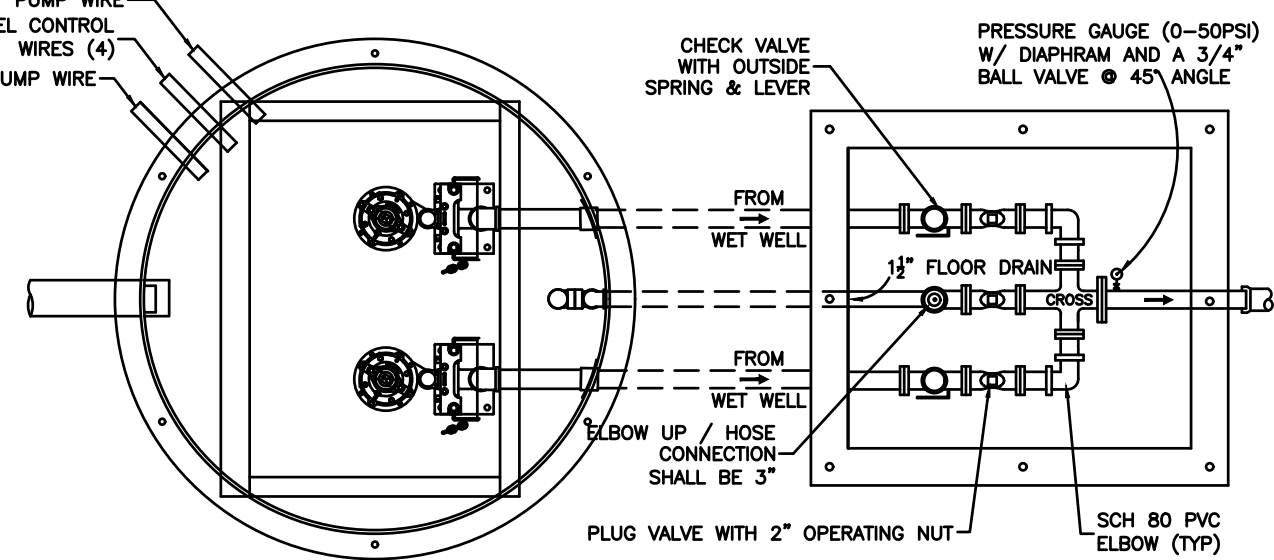
STANDARD SEPARATION STATEMENT FOR
WATER / SEWER CONFLICTS

- SANITARY SEWER, FORCE MAINS, AND STORM SEWERS SHOULD CROSS UNDER WATER MAINS WHENEVER POSSIBLE. SANITARY SEWERS, FORCE MAINS AND STORM SEWERS CROSSING UNDER WATER MAINS SHALL BE LAID TO PROVIDE A MINIMUM VERTICAL DISTANCE OF 6 INCHES. PREFERABLY 12 INCHES BETWEEN THE INVERT OF THE UPPER PIPE AND THE CROWN OF THE LOWER PIPE WHEN ABOVE, AND AT LEAST 12 INCHES OF SEPARATION WHEN THE WATER MAIN IS BELOW.
- WHERE SANITARY SEWER, FORCE MAINS, STORM SEWERS MUST CROSS A WATER MAIN WITH LESS THAN 6 INCHES VERTICAL SEPARATION, BOTH THE SEWER AND WATER MAIN SHALL BE CONSTRUCTED OF DUCTILE IRON PIPE (DIP) CENTERED ON THE CROSSING. (DIP IS NOT REQUIRED FOR STORM SEWERS.) SUFFICIENT LENGTHS OF DIP MUST BE USED TO PROVIDE A MINIMUM SEPARATION OF 10 FEET BETWEEN TWO JOINTS. ALL JOINTS ON THE WATER MAIN WITHIN 20 FEET OF THE CROSSING MUST BE MECHANICALLY RESTRAINED.
- ALL CROSSINGS SHALL BE ARRANGED SO THAT THE SEWER PIPE JOINTS AND WATER MAIN PIPE JOINTS ARE EQUIDISTANT FROM THE POINT OF CROSSING (PIPES CENTERED ON THE CROSSING). AT SUCH CROSSINGS PIPES SHALL BE ARRANGED SO THAT ALL WATER MAIN JOINTS ARE AT LEAST THREE FEET FROM ALL JOINTS IN VACUUM-TYPE SANITARY SEWERS, STORM SEWERS, STORMWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER REGULATED UNDER PART II OF CHAPTER 62-610, F.A.C., AND AT LEAST SIX FEET FROM ALL JOINTS IN GRAVITY OR PRESSURE TYPE SANITARY SEWERS, WASTEWATER FORCE MAINS, OR PIPELINES CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
- WHERE A NEW PIPE CONFLICTS WITH AN EXISTING PIPE WITH LESS THAN 6 INCHES VERTICAL CLEARANCE, THE NEW PIPE SHALL BE CONSTRUCTED OF DIP (EXCEPT STORM SEWERS) AND NEW PIPES SHALL BE ARRANGED TO MEET THE CROSSING REQUIREMENTS ABOVE.
- A MINIMUM 3-FOOT, AND PREFERABLE 10-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN VACUUM TYPE SANITARY SEWER AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE.
- A MINIMUM 10-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN "ONSITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE.
- A MINIMUM 6-FOOT, AND PREFERABLE 10-FOOT HORIZONTAL SEPARATION SHALL BE MAINTAINED BETWEEN GRAVITY OR PRESSURE TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER AND WATER MAIN IN PARALLEL INSTALLATIONS WHENEVER POSSIBLE. THE MINIMUM HORIZONTAL SEPARATION DISTANCE BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO 3 FOOT WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.
- IN CASES WHERE IT IS NOT POSSIBLE TO MAINTAIN A 10-FOOT HORIZONTAL SEPARATION, THE WATER MAIN MUST BE LAID IN A SEPARATE TRENCH OR ON A UNDISTURBED EARTH SHELF LOCATED ON ONE SIDE OF THE SEWER OR FORCE MAIN AT SUCH AN ELEVATION THAT THE BOTTOM OF THE WATER MAIN IS AT LEAST 6 INCHES ABOVE THE TOP OF THE SEWER.
- WHERE IT IS NOT POSSIBLE TO MAINTAIN A VERTICAL DISTANCE OF 6 INCHES IN PARALLEL INSTALLATIONS, THE WATER MAIN SHALL BE CONSTRUCTED OF DIP AND THE SEWER OR THE FORCE MAIN SHALL BE CONSTRUCTED OF DIP (EXCEPT STORM SEWER) WITH A MINIMUM VERTICAL DISTANCE OF 6 INCHES. THE WATER MAIN SHOULD ALWAYS BE ABOVE THE SEWER. JOINTS ON THE WATER MAIN SHALL BE LOCATED AS FAR APART AS POSSIBLE FROM JOINTS ON THE SEWER OR FORCE MAIN (STAGGERED JOINTS).
- ALL DIP SHALL BE PRESSURE CLASS 250 MIN., ADEQUATE PROTECTIVE MEASURES AGAINST CORROSION SHALL BE USED AS DETERMINED BY THE DESIGN ENGINEER.



- NOTES:
- THE DESIGN SPECIFICATIONS FOR THE WET WELL, PUMPS, CONTROL ELEVATIONS AND VALVE VAULT SHALL BE AS SPECIFIED BY THE ENGINEER-OF-RECORD (EOR), IN ACCORDANCE WITH THE PSLUSD UTILITY STANDARDS.
 - ALL PIPING FOR VALVE AND PUMP/OUT CONNECTION ASSEMBLY SHALL BE SCH 80, FLANGED PVC.
 - EOR SHALL VERIFY AND SUBMIT BUOYANCY CALCULATIONS FOR THE ANTI-FLOTATION SLAB. THE WET WELL AND VALVE VAULT BASE SHALL BE PROVIDED WITH SUITABLE SUPPORT DURING INSTALLATION TO ENSURE COMPLETE ENCAPSULATION OF CONCRETE FOR ANTI-FLOTATION.
 - EXCAVATION, DEWATERING, BACKFILL AND COMPACTION SHALL BE PERFORMED IN ACCORDANCE WITH THE PSLUSD UTILITY STANDARDS. DENSITY TESTS SHALL BE PERFORMED AND SUBMITTED AS REQUIRED.
 - THIS DETAIL SHALL BE USED IN CONJUNCTION WITH DETAIL PS-02

THREE PHASE DUPLEX
GRINDER SYSTEM

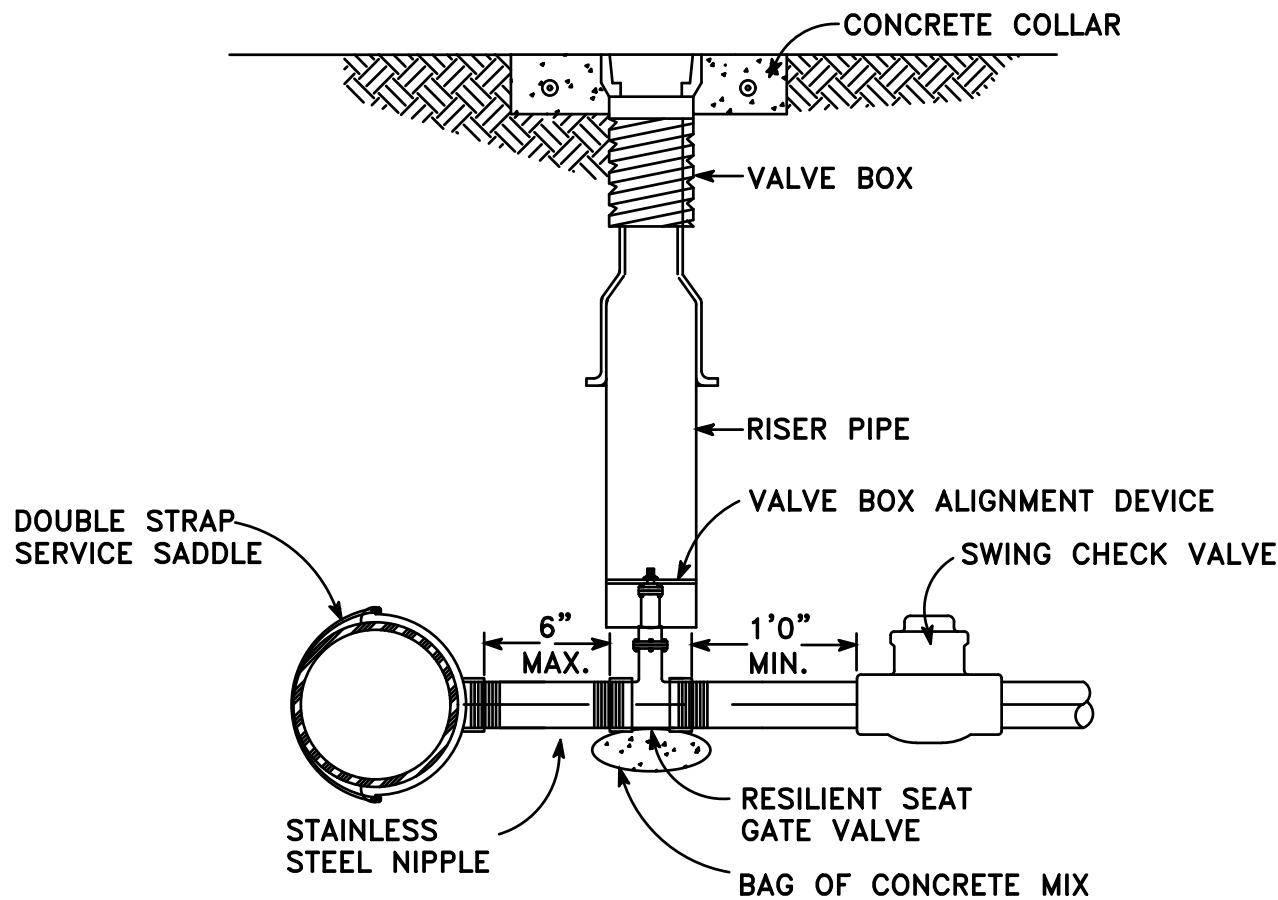


PLAN VIEW

PUMP DATA:
MANUFACTURER: Myers
MODEL NUMBER: WG-20
RPM: 3450
VOLTS: 240 3 PHASE 60 HERTZ
OPERATING CONDITIONS:
23.0 GPM AT 88.0 TDH ** % EFFICIENCY
SIZED FOR MINIMUM PUMP CYCLE TIME OF 12 MINUTES AND A MAXIMUM OF 6 PUMP STARTS PER HOUR.
WORKING DEPTH: 0.30 FT. WORKING VOLUME: 28.20 GALS.

WETWELL DIAMETER: 4'
IMPELLER NUMBER: 5.5" HP: 2

THREE PHASE DUPLEX
GRINDER SYSTEM



GRINDER SERVICE CONNECTION

NOTES:

- THIS DETAIL SHALL BE USED IN CONJUNCTION WITH DETAIL G-07 FOR TYPICAL BOX AND COLLAR.



REV	DATE	DESCRIPTION	BY	CHK
DRAWING ISSUE STATUS				
HALEY WARD ENGINEERING ENVIRONMENTAL SURVEYING LAND PLANNING INTERIOR DESIGN 10250 Village Parkway, Suite 201 Port Saint Lucie, Florida 34987 772.462.2455 WWW.HALEYWARD.COM				
PROJECT IGLESIA BIBLICA CHURCH FORT PIERCE, FL				
TITLE UTILITY DETAILS AND GRINDER DETAILS				
DATE 2/16/2026		SCALE AS SHOWN		
DRAWN BY TS	DESIGNED BY TS	CHECKED BY MDL	PROJECT No. 25-188_ENG_R7.DWG	
MARK LANDSMAN, P.E. (DATE) #96288		DRAWING No.	CERTIFICATE OF AUTHORIZATION No. 32664	REV
10250 SW VILLAGE PARKWAY - SUITE 201 PORT SAINT LUCIE, FL 34987 772.462.2455		C-503		

FILE LOCATION: Z:\DC\2025-188 - SA\VAORR MERRIO - 3248 S 25TH STREET TRENCH\DRAWINGS\25-188_RNG_RVT_20250212.dwg, RVT, 2025/02/12, 3:28 PM
THIS DOCUMENT, TOGETHER WITH THE CONCEPTS AND DESIGNS PRESENTED HEREIN, AS AN INSTRUMENT OF SERVICE, IS INTENDED ONLY FOR THE SPECIFIC PURPOSE AND CLIENT FOR WHICH IT WAS PREPARED. REUSE OF AND IMPROPER RELIANCE ON THIS DOCUMENT WITHOUT WRITTEN AUTHORIZATION AND ADOPTION BY HALEYWARD, INC. SHALL BE WITHOUT LIABILITY TO HALEYWARD, INC.

GENERAL NOTES

1. ANY DISCREPANCIES ON THE DRAWINGS SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE COMMENCING WORK. NO FIELD CHANGE OR DEVIATIONS FROM THE DESIGN ARE TO BE MADE WITHOUT PRIOR APPROVAL OF THE ENGINEER.
2. THE CONTRACTOR SHALL CONTACT ENGINEER OF RECORD, THE APPROPRIATE GOVERNMENT, JURISDICTIONAL AGENCY AND ALL OTHER CONCERNED UTILITIES AT LEAST 2 FULL BUSINESS DAYS IN ADVANCE OF CONSTRUCTION OPERATIONS.
3. THE LOCATION AND SIZE OF ALL EXISTING UTILITIES SHOWN ON THE PLANS ARE APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. ADDITIONAL UTILITIES MAY EXIST WHICH ARE NOT SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PHYSICALLY LOCATING ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITIES BY ELECTRONIC METHODS AND BY HAND EXCAVATION IN COORDINATION WITH ALL UTILITY COMPANIES, PRIOR TO BEGINNING ANY CONSTRUCTION OPERATIONS. ANY AND ALL CONFLICTS OF EXISTING UTILITIES WITH PROPOSED IMPROVEMENTS SHALL BE RESOLVED BY THE ENGINEER AND THE OWNER PRIOR TO BEGINNING ANY CONSTRUCTION OPERATIONS. THIS WORK BY THE CONTRACTOR SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT AND NO ADDITIONAL COMPENSATION SHALL BE ALLOWED.
4. PROJECT SUPERINTENDENT: THE CONTRACTOR SHALL PROVIDE A QUALIFIED SUPERINTENDENT TO REMAIN ON THE JOB SITE AT ALL TIMES WHEN WORK IS BEING PERFORMED. THE SUPERINTENDENT SHALL BE PRESENT AT THE PRE-CONSTRUCTION MEETING. THE CONTRACTOR SHALL NOTIFY THE OWNER BY LETTER, PRIOR TO THE PRE-CONSTRUCTION MEETING, APPOINTING THE SUPERINTENDENT FOR THIS PROJECT INCLUDING A FORMAL RESUME SHOWING QUALIFICATIONS.
5. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE HIS COMPLETE FAMILIARITY WITH THE PROJECT SITE AND COMPONENTS TO INCLUDE SUBSURFACE CONDITIONS OF SOIL AND GROUNDWATER TABLE. BY SUBMITTAL OF A BID FOR THIS PROJECT, THE CONTRACTOR ACKNOWLEDGES HIS COMPLETE UNDERSTANDING AND RESPONSIBILITIES WITH RESPECT TO THE CONSTRUCTION ACTIVITIES REQUIRED UNDER THE SCOPE OF THIS PROJECT.
6. THE "TRENCH SAFETY ACT" SHALL BE INCORPORATED INTO THIS CONTRACT AS ENHANCED BY THE LEGISLATURE OF THE STATE OF FLORIDA TO BE IN EFFECT AS OF OCTOBER 1, 1990.
7. AS-BUILT PLANS: THE CONTRACTOR SHALL PROVIDE ONE (1) REPRODUCIBLE MYLAR COPY, TWO (2) BLACK LINE COPIES AND ONE (1) DIGITAL FORMAT (CAD & PDF) OF A CERTIFIED AS-BUILT SURVEY. DRAWINGS SHALL BE IN STATE PLANE COORDINATES AND MEET PLSSUD REQUIREMENTS. DRAWINGS SHALL BEAR THE ORIGINAL SIGNATURE AND EMBOSSED SEAL OF THE SURVEYOR AND SHALL BE SUBMITTED AFTER THE COMPLETION OF CONSTRUCTION, BUT PRIOR TO FINAL APPROVAL. THE AS-BUILT SURVEY SHALL BE PREPARED IN PLAN AND PROFILE FORMAT BY A LICENSED PROFESSIONAL LAND SURVEYOR REGISTERED IN THE STATE OF FLORIDA AND SHALL COMPLY WITH APPLICABLE PROVISIONS OF THE FLORIDA ADMINISTRATIVE CODE AND CHAPTER 472 OF THE FLORIDA STATUTES. THE DRAWINGS SHALL BE AT A SCALE COMPARABLE TO THE DESIGN DRAWINGS PREPARED BY THE ENGINEER AND SHALL REFERENCE THE BASE LINE OF SURVEY APPEARING ON THE ENGINEERING DRAWINGS. THE HORIZONTAL AND VERTICAL LOCATION OF THE ROADWAYS, DRAINAGE FACILITIES AND ALL APPURTENANCES SHALL BE ACCURATELY DEPICTED TO SCALE AND SHALL BE IDENTIFIED RELATIVE TO THE BASE LINE AND TO READILY IDENTIFIABLE PERMANENT OR SEMI-PERMANENT REFERENCE POINTS EXISTING AFTER THE COMPLETION OF CONSTRUCTION. LOCATIONS SHALL BE SHOWN FOR ALL FITTINGS, VALVES, HYDRANTS, MANHOLES, SAMPLE POINTS, AIR RELEASES, ETC., BOTH HORIZONTAL AND VERTICAL, AND THE LOCATION OF THE MAIN AT EACH BASELINE STATION AS SHOWN ON THE PLANS (100 FEET MAXIMUM) BOTH HORIZONTAL AND VERTICAL. UNDERGROUND FACILITIES (I.E., DRAINAGE, GAS, ELECTRIC, TELEPHONE, ETC.) CROSSING THE MAINS SHALL BE ACCURATELY SHOWN BOTH HORIZONTAL AND VERTICAL. MATERIAL, SIZE, TYPE, FACILITY, MATERIAL AND CLEARANCE. ALL INFORMATION SHALL BE BASED UPON MEASUREMENTS AND OBSERVATIONS MADE IN THE FIELD BY THE SURVEYOR CERTIFYING THE SURVEY OR BY PERSONNEL UNDER HIS EMPLOYMENT, DIRECTION AND SUPERVISION. THE COST FOR PREPARING AND MAINTAINING THE AS-BUILT PLANS SHALL BE COVERED UNDER PAY ITEM 102-2A.
8. THE CONTRACTOR SHALL PREPARE A PLAN SHOWING THE SCHEDULE OF WORK, INCLUDING A HIGHLIGHTED PLAN SHOWING THE ORDER OF CONSTRUCTION WHICH WILL FACILITATE MAINTAINING EXISTING SERVICES DURING CONSTRUCTION. THIS PLAN SHALL BE IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION MAINTENANCE OF TRAFFIC AND STAGING PLAN.
9. ALL CONSTRUCTION TO BE IN ACCORDANCE WITH FLORIDA DEPARTMENT OF TRANSPORTATION, DESIGN STANDARDS DATED 2025-26, AND STANDARD SPECIFICATIONS FOR ROADWAY AND BRIDGE CONSTRUCTION DATED 2016. UTILITY CONSTRUCTION TO CONFORM TO THE FPAU UTILITY STANDARDS MANUAL, DATED 2015.
10. ALL UNDERGROUND MUNICIPAL UTILITIES, FIBER OPTIC, TELEPHONE, FPL, LOCAL CABLE AND ALL OTHER LOCAL UTILITY COMPANY LOCATIONS SHOWN ARE TAKEN FROM INFORMATION PROVIDED BY THAT UTILITY COMPANY. THESE LOCATIONS HAVE NOT BEEN VERIFIED IN THE FIELD. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL EXPOSE ALL CROSSINGS WITH PUBLIC & PRIVATE UTILITIES PRIOR TO BEGINNING CONSTRUCTION AND DELIVERY OF PIPE. THE CONTRACTOR SHALL USE EXTREME CAUTION WITHIN THE VICINITY OF PUBLIC & PRIVATE UTILITY FACILITIES. THE CONTRACTOR WILL REQUEST THE PRESENCE OF THE RESPECTIVE UTILITY REPRESENTATIVES DURING CONSTRUCTION IN THE VICINITY OF THEIR FACILITIES EVEN IF A PROFILE OF THE UTILITY FACILITIES IS PROVIDED IN THESE DRAWINGS. THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING THE PUBLIC & PRIVATE UTILITIES AND VERIFYING / OBTAINING THE LOCATION(S) OF THESE FACILITIES.
11. ANY NGVD 29 AND NAVD 88 MONUMENT WITHIN THE LIMITS OF CONSTRUCTION IS TO BE PROTECTED. IF IN DANGER OF DAMAGE, THE CONTRACTOR SHOULD NOTIFY:

GEODETTIC INFORMATION CENTER
ATTN: MARK MAINTENANCE CENTER
ATTN: MCG - 162
6001 EXECUTIVE BOULEVARD
ROCKVILLE, MD 20852
TELEPHONE: (301) 443-8319

CITY OF PORT ST. LUCIE
PUBLIC WORKS DEPARTMENT
ATTN: ALEXEY, CITY SURVEYOR
121 S.W. PORT ST. LUCIE BLVD, BUILDING B
PORT ST. LUCIE, FL 34984
12. CONTRACTOR TO UTILIZE "APPROVED FOR CONSTRUCTION" PLANS ONLY. ANY PLANS NOT "APPROVED FOR CONSTRUCTION" SHALL BE CONSIDERED PRELIMINARY AND SHOULD NOT BE USED FOR BIDDING OR CONSTRUCTION.
13. SHOP DRAWINGS FOR ALL STRUCTURES SHALL BE SUBMITTED TO ENGINEER FOR REVIEW AND APPROVAL PRIOR TO ORDERING.
14. SHOP DRAWINGS ARE REQUIRED ON ALL STRUCTURES. THE ENGINEER REQUIRES FIVE (5) BUSINESS DAYS TO REVIEW SHOP DRAWINGS AFTER RECEIPT. ADDITIONAL TIME MAY BE REQUIRED IF LOCAL GOVERNMENT OR MUNICIPALITIES REQUIRE AN INTERNAL REVIEW AND APPROVAL PROCESS.
15. CONCRETE SHALL BE CLASS I - 3,000 PSI MINIMUM COMPRESSIVE STRENGTH UNLESS NOTED OTHERWISE. REINFORCING SHALL BE GRADE 60 DEFORMED STEEL BARS IN ACCORDANCE ASTM A-615.
16. CONTRACTOR SHALL PROTECT ALL EXISTING ABOVE OR UNDERGROUND STRUCTURES, LANDSCAPE FEATURES, TREES AND UTILITIES NOT SHOWN ON THE PLANS. THE CONTRACTOR SHALL REPAIR OR REPLACE ANY ITEM DAMAGED BY CONSTRUCTION ACTIVITY TO MEET ALL APPLICABLE CURRENT CODES. ANY REPAIRED / REPLACED ITEMS ARE SUBJECT TO REVIEW AND APPROVAL BY APPLICABLE LOCAL JURISDICTIONAL AGENCY.
17. ALL PROPOSED UTILITY MATERIALS, CONSTRUCTION METHODS, TESTING AND DISINFECTION SHALL CONFORM TO THE REQUIREMENTS OF THE CURRENT LOCAL UTILITY COMPANY STANDARDS AND AWWA CURRENT STANDARD. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO OBTAIN AND UTILIZE A CURRENT COPY OF THE PLSSUD SPECIFICATIONS AND ENSURE ALL CONSTRUCTION IS IN ACCORDANCE WITH THEIR STANDARDS. ANY CONFLICT WITH THE CONSTRUCTION DRAWINGS AND THE LOCAL UTILITY COMPANY SHALL BE RESOLVED UTILIZING THE MOST STRINGENT DIRECTIONS.
18. ALL HORIZONTAL AND VERTICAL SURVEY CONTROL POINTS SHALL BE PROTECTED AND UNDISTURBED. IN THE EVENT THAT A CONTROL POINT IS DISTURBED OR DESTROYED, THE POINT SHALL BE RE-ESTABLISHED BY A FLORIDA REGISTERED LAND SURVEYOR. THE METHOD TO RE-ESTABLISH THE POINT SHALL BE APPROVED BY THE CITY / COUNTY ENGINEER AT THE EXPENSE OF THE CONTRACTOR.
19. THE CONTRACTOR SHALL PREPARE A COMPLETE VIDEO RECORD OF THE PROJECT SITE BEFORE BEGINNING ANY WORK. THE VIDEO RECORD SHALL INCLUDE ALL ROADWAY, DRAINAGE AND UTILITIES POINTS OF CONNECTION AND SHALL EXTEND A MINIMUM OF 1800 FEET BEYOND THE WORK LIMITS TO DOCUMENT THE EXISTING CONDITIONS. THE CONTRACTOR SHALL ALSO VIDEO DOCUMENT ALL HAUL ROUTES NEEDED FOR THE OFF-SITE MOVEMENT OF EARTHWORK. COPIES OF THE VIDEO RECORD SHALL BE PROVIDED TO THE ENGINEER OF RECORD AND THE OWNER PRIOR TO SUBMITTAL OF THE FIRST PAY REQUEST. IF DAMAGE TO EXISTING INFRASTRUCTURE IS RECOGNIZED DURING THE COURSE OF THE PROJECT AND CANNOT BE IDENTIFIED AS A PRE-CONSTRUCTION CONDITION ON THE VIDEO RECORD, THE CONTRACTOR MAY BE REQUIRED TO MAKE PROPER REPAIRS.
20. THE CONTRACTOR SHALL VIDEO TAPE THE EXTERIOR AND REAR YARDS OF ALL HOUSES / BUSINESSES IN THE PROJECT AREA.

PAVING, GRADING AND DRAINAGE NOTES

1. ALL UNSUITABLE MATERIALS, SUCH AS MUCK, ORGANIC MATERIAL AND OTHER DELETERIOUS MATERIAL AS CLASSIFIED BY AASHTO M-145, FOUND SHALL BE REMOVED DOWN TO ROCK OR SUITABLE MATERIAL, AND REPLACED WITH THE SPECIFIED FILL MATERIAL. IN MAXIMUM 12 INCH LIFTS COMPACTED TO NOT LESS THAN 100% MAXIMUM DRY DENSITY AT OPTIMUM MOISTURE IN ACCORDANCE WITH AASHTO T-99. THICKNESS OF LAYERS MAY BE INCREASED, PROVIDED THAT THE EQUIPMENT AND METHODS USED ARE PROVEN BY FIELD DENSITY TESTING AND CAPABLE OF COMPACTING THICK LAYERS TO SPECIFIED DENSITIES.
2. ALL AREAS SHALL BE CLEARED AND GRUBBED PRIOR TO CONSTRUCTION. THIS SHALL CONSIST OF THE COMPLETE REMOVAL AND DISPOSAL OF ALL TREES, BRUSH, STUMPS, GRASS, WEEDS, RUBBISH AND ALL OTHER OBSTRUCTIONS RESTING ON, OR PROTRUDING THROUGH THE SURFACE OF THE EXISTING GROUND TO A DEPTH OF ONE (1) FOOT. ITEMS DESIGNATED TO REMAIN, TO BE RELOCATED, OR TO BE ADJUSTED SHALL BE SO DESIGNATED ON THE DRAWINGS.
3. FILL MATERIAL SHALL BE CLASSIFIED AS A-1, A-3, OR A-2-4 IN ACCORDANCE WITH AASHTO M-145 AND SHALL BE FREE FROM VEGETATION AND ORGANIC MATERIAL. NOT MORE THAN 12% BY WEIGHT OF FILL MATERIAL SHALL PASS THE NO. 200 SIEVE.

4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING CERTIFIED MATERIAL TEST RESULTS TO THE ENGINEER OF THE RECORD PRIOR TO THE RELEASE OF FINAL CERTIFICATION BY THE ENGINEER. TEST RESULTS MUST INCLUDE, BUT MAY NOT BE LIMITED TO, DENSITIES FOR SUBGRADE AND BASE DENSITIES AT UTILITY CROSSINGS, MANHOLES, INLETS, AND STRUCTURES. TEST SHALL INCLUDE ASPHALT GRADATION REPORTS, CONCRETE CYLINDERS, ETC. DENSITY TESTS SHALL BE PERFORMED AT THREE (3) LOCATIONS AROUND ANY STRUCTURE. BEGIN TESTING IN THE FIRST FOOT ABOVE THE BOTTOM OF THE STRUCTURE AND THEN EVERY TWO FEET TO WITHIN TWO FEET OF THE FINISH GRADE; THESE DENSITY REQUIREMENTS ARE THE MINIMUM. THE CONTRACTOR SHALL VERIFY DENSITY REQUIREMENTS AND PROTOCOLS WITH THE LOCAL APPROVING AUTHORITY PRIOR TO CONSTRUCTION OR BIDDING OF THE PROJECT.
5. ALL INLETS AND PIPE SHALL BE PROTECTED DURING CONSTRUCTION TO PREVENT SILTATION IN THE DRAINAGE SYSTEMS BY WAY OF TEMPORARY PLUGS AND PLYWOOD OR PLASTIC COVERS OVER THE INLETS. THE ENTIRE DRAINAGE SYSTEMS SHALL BE CLEARED OF ALL DEBRIS PRIOR TO FINAL ACCEPTANCE. ALL CONCRETE SHALL BE A MINIMUM 3,000 PSI. SOME LOCAL GOVERNMENT STORMWATER PROJECTS MAY REQUIRE TELEVISION OF THE STORM SEWER. CONTRACTOR SHOULD BE KNOWLEDGEABLE OF THIS REQUIREMENT PRIOR TO BIDDING OF THE PROJECT.
6. ALL PROPOSED ELEVATIONS REFER TO FINISHED GRADES.
7. THE CONTRACTOR MUST OBTAIN A WATER USE PERMIT PRIOR TO CONSTRUCTION DEWATERING UNLESS THE WORK QUALIFIES FOR A GENERAL PERMIT PURSUANT TO SUBSECTION 406-26 302(4), F. A. C.

STORM SEWER NOTES

1. STANDARD SEPARATION FOR ALL WATER AND/OR WASTEWATER MAINS, HORIZONTAL AND VERTICAL, SHALL BE PER FDEP REQUIREMENTS, PROVISIONS OF F.A.C. RULE 62.604 AND TEN STATES STANDARD OR LOCAL MUNICIPALITIES, WHICHEVER IS MORE STRINGENT.
2. ALL DISTURBED OUTFALL DRAINAGE AREAS SHALL BE SODDED UPON COMPLETION OF GRADING AFTER AS-BUILT GRADE ELEVATIONS ARE APPROVED BY THE ENGINEER.
3. PRIOR TO FINAL PAYMENT FOR RETENTION, DETENTION AND DRAINAGE DITCH QUANTITIES, ALL SLOPES AND SWALES SHALL BE SODDED TO AVOID EROSION.
4. THERE IS TO BE NO OFF-SITE HAULING WITHOUT PRIOR APPROVAL AND ALL EXCAVATED MATERIAL SHALL BE USED ON-SITE. COORDINATION WITH THE OWNER IS REQUIRED FOR THE REMOVAL OF ANY UNSUITABLE MATERIALS.
5. THE CONTRACTOR SHALL CONSTRUCT THE STORMWATER MANAGEMENT SYSTEM IN A MANNER SO AS TO MINIMIZE ANY ADVERSE IMPACTS OF THE WORKS ON FISH, WILDLIFE, NATURAL ENVIRONMENTAL VALUES AND WATER QUALITY ON OR OFF-SITE. THE CONTRACTOR SHALL INSTITUTE NECESSARY MEASURES DURING THE CONSTRUCTION PERIOD, INCLUDING FULL COMPACTION OF ANY FILL MATERIAL PLACED AROUND NEWLY INSTALLED STRUCTURES TO REDUCE EROSION, TURBIDITY, NUTRIENT LOADING AND SEDIMENTATION IN THE RECEIVING WATERS.
6. WITHIN THIRTY (30) DAYS AFTER COMPLETION OF CONSTRUCTION OF THE SURFACE WATER MANAGEMENT SYSTEM, THE CONTRACTOR SHALL ASSIST THE DESIGN ENGINEER TO PROVIDE A WRITTEN STATEMENT OF COMPLETION AND CERTIFICATION BY A FLORIDA PROFESSIONAL ENGINEER. THESE STATEMENTS MUST SPECIFY THE ACTUAL DATE OF CONSTRUCTION COMPLETION AND MUST CERTIFY THAT ALL FACILITIES HAVE BEEN CONSTRUCTED IN SUBSTANTIAL CONFORMANCE WITH THE PLANS AND SPECIFICATIONS. THE CONSTRUCTION COMPLETION CERTIFICATION MUST INCLUDE, AT A MINIMUM EXISTING ELEVATIONS, LOCATIONS AND DIMENSIONS OF THE COMPONENTS OF THE SURFACE WATER MANAGEMENT FACILITIES. ADDITIONALLY, IF DEVIATIONS FROM THE APPROVED DRAWINGS ARE DISCOVERED DURING THE CERTIFICATION PROCESS, THE CERTIFICATION MUST BE ACCOMPANIED BY A COPY OF THE APPROVED PERMIT DRAWINGS WITH DEVIATIONS NOTED. SEE ALSO AS-BUILT REQUIREMENTS.
7. A STABLE PERMANENT AND ACCESSIBLE ELEVATION REFERENCE SHALL BE ESTABLISHED ON OR WITHIN ONE HUNDRED (100) FEET OF ALL PERMITTED DISCHARGE STRUCTURES NO LATER THAN THE SUBMISSION OF THE CERTIFICATION TO THE WATER MANAGEMENT DISTRICT. THE LOCATION OF THE ELEVATION REFERENCE MUST BE NOTED ON OR WITHIN THE CERTIFICATION REPORT.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CORRECTION OF ANY EROSION OR SHOALING OF THE WATER QUALITY MANAGEMENT SYSTEM.
9. INLETS (PER FDOT ROAD AND BRIDGE CONSTRUCTION SPECIFICATIONS 425 / 430): INCLUDES THE LIST OF MATERIALS / INSTALLATION / DEWATERING STABILIZATION / AS-BUILT SURVEYING / TESTING. ALL STRUCTURES WILL REQUIRE THREE (3) COMPACTION TESTS AT DIFFERENT LOCATIONS AND UNDER STRUCTURES OR PER LOCAL APPROVING AUTHORITY, WHICHEVER IS MORE STRINGENT.
10. PIPE CULVERTS AND STORM SEWERS SHALL BE CONSTRUCTED AND INSTALLED IN ACCORDANCE WITH SECTION 430 FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.
11. HOPE (HIGH DENSITY POLYETHYLENE) CULVERT SHALL BE N-12 INSTALLED PER MANUFACTURER RECOMMENDATIONS. MANUFACTURER IS ADS (ADVANCED DRAINAGE SYSTEMS, INC.) AIR ENTRENCHED PIPE.
12. REINFORCED CONCRETE PIPE SHALL BE ASTM C-78 CLASS III IN ACCORDANCE WITH SECTION 941 OF THE FDOT STANDARD SPECIFICATIONS.

FILTER FABRIC (STORM PIPE JOINTS)

THE CONTRACTOR SHALL WRAP ALL STORM PIPE JOINTS. CONSTRUCTION SHALL BE PER F.D.O.T. INDEX NO. 430-001 WITH WOVEN GEOTEXTILE TYPE D-3 (F.D.O.T. SECTION 985), SECURED W/ STRAPPING. ALL JOINTS SHALL BE WRAPPED FOR A MINIMUM OF 18 INCHES FROM THE BAND OR JOINT OR BELL AND SPIGOT AS APPLICABLE.

DEWATERING

STORM SEWER PIPES AND STRUCTURES AND UTILITIES SHALL BE LAID "IN THE DRY", UNLESS OTHERWISE APPROVED IN WRITING BY THE UTILITY AND ENGINEER OF RECORD. THE CONTRACTOR, AT NO DIRECT COST TO THE OWNER, SHALL PERFORM ALL DEWATERING ACTIVITY. TRENCH EXCAVATIONS SHALL BE DEWATERED BY USING ONE OR MORE OF THE FOLLOWING METHODS: SODK DRAINS, WELL POINT SYSTEM, SUMP PUMPS OR OTHER METHOD AS APPROVED BY THE ENGINEER. DEWATERING SHALL BE PERFORMED IN ACCORDANCE WITH GOOD STANDARD PRACTICE AND MUST BE EFFICIENT ENOUGH TO LOWER THE WATER LEVEL IN ADVANCE OF THE EXCAVATION AND MAINTAIN IT CONTINUOUSLY TO KEEP THE TRENCH BOTTOM AND SIDES FIRM AND DRY. IF THE MATERIAL ENCOUNTERED AT TRENCH GRADE IS SUITABLE FOR THE PASSAGE OF WATER WITHOUT DESTROYING THE SIDES OR UTILITY FOUNDATION OF THE TRENCH, SUMPS MAY BE PROVIDED AT INTERVALS AT THE SIDE OF THE MAIN TRENCH EXCAVATION, WITH PUMPS USED TO LOWER THE WATER LEVEL BY TAKING THEIR SUCTION FROM SAID SUMPS. DISCHARGE FROM DEWATERING SHALL BE DISPOSED OF IN SUCH A MANNER THAT IT WILL NOT INTERFERE WITH NORMAL DRAINAGE OF THE AREA IN WHICH THE WORK IS BEING PERFORMED. CREATE A PUBLIC NUISANCE OR FORM PONDING. ALL DISCHARGE SHALL BE IN ACCORDANCE WITH ANY SPWMD ISSUED PERMITS. THE OPERATIONS SHALL NOT CAUSE INJURY TO ANY PORTION OF THE WORK COMPLETED OR IN PROGRESS OR TO THE SURFACE OF STREETS OR TO PRIVATE PROPERTY. THE ENGINEER OF RECORD AND NECESSARY REGULATORY AGENCIES, PRIOR TO CONSTRUCTION, SHALL APPROVE THE PROPOSED DEWATERING METHOD(S) AND SCHEDULE. ADDITIONALLY, WHERE PRIVATE PROPERTY WILL BE INVOLVED, THE CONTRACTOR SHALL OBTAIN ADVANCE PERMISSION FROM THE PROPERTY OWNER.

CONFLICTS

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BECOME ACQUAINTED WITH EXISTING CONDITIONS AND TO LOCATE STRUCTURES AND STORM PIPES ALONG THE PROPOSED STORM PIPE ALIGNMENT IN ORDER TO AVOID CONFLICTS. WHERE ACTUAL CONFLICTS ARE UNAVOIDABLE, WORK SHALL BE COORDINATED WITH THE FACILITY OWNER AND PERFORMED SO AS TO CAUSE AS LITTLE INTERFERENCE AS POSSIBLE WITH THE SERVICE RENDERED BY THE FACILITY DISTURBED. ALL AFFECTED UTILITIES SHALL BE NOTIFIED PRIOR TO EXCAVATION IN THEIR VICINITY. CONTRACTOR TO POTHOLE ALL CONFLICTS OF EXISTING UTILITIES AND PROPOSED IMPROVEMENTS AT LEAST 10 DAYS PRIOR TO CONSTRUCTION TO CONFIRM CONFLICT RESOLUTION SHOWN ON THE PLANS.

SOD

1. THE SOD SHALL BE CERTIFIED TO MEET FLORIDA STATE PLANT BOARD SPECIFICATIONS, ABSOLUTELY TRUE TO VARIETAL TYPE AND FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASE OF ANY KIND. ALL SODDED AREAS SHALL BE GRASSED AS SPECIFIED ON PLANS AND SURVIVAL GUARANTEED FOR NINETY DAYS FROM DATE OF REPLACEMENT. SURVIVAL OF ALL RELOCATED TREES SHALL BE GUARANTEED FOR 1 YEAR AFTER TRANSPLANTING.
2. SODDING SHALL CONSIST OF SITE PREPARATION, FURNISHING AND PLACING SOD, STAPLES AND FERTILIZER AND IRRIGATING AT THE RATES AND MANNER DESCRIBED IN THIS SPECIFICATION FOR THE DESIGNATED AREAS.
3. UNLESS NOTED OTHERWISE ON LANDSCAPE PLANS, SOD SHALL BE ARGENTINE BAHIA GRASS AND SHALL BE 12-INCH BY 12-INCH SQUARES OR OTHER COMMERCIALLY AVAILABLE RECTANGLES. THE SOD SHALL BE SUFFICIENTLY THICK (MINIMUM THICKNESS OF 2 INCHES) TO PROVIDE A DENSE STAND OF LIVE GRASS. THE SOD SHALL HAVE BEEN GROWN ON MINERAL SOIL. SOD SHALL BE LIVE, FRESH, AND UNINJURED AT THE TIME OF PLANTING AND SHALL BE PROTECTED FROM DRYING OUT BY SHADING AND WATERING FROM THE TIME IT IS DUG UNTIL PLANTING.
4. FERTILIZER SHALL BE EITHER IN THE LIQUID OR DRY FORM. FERTILIZER SHALL BE UNIFORM IN COMPOSITION, FREE-FLOWING AND SUITABLE FOR APPLICATION WITH STANDARD EQUIPMENT. THE FERTILIZER SHALL CONFORM TO THE FLORIDA FERTILIZER LAWS IN EFFECT ON THE DATE OF IT BEING PLACED AND SHALL BE DELIVERED IN BAGS, BOTTLES, DRUMS, OR OTHER CONVENIENT CONTAINERS, EACH FULLY LABELED AND BEARING THE NAME, TRADEMARK, ANALYSIS, AND WARRANTY OF THE PRODUCT. FERTILIZER SHALL HAVE AN AVAILABLE PLANT FOOD ANALYSIS OF 18-0-10 OR EQUIVALENT PLANT FOOD VALUE AND SHALL BE MIXED WITH THE TOP 3 TO 4 INCHES OF SOIL. FERTILIZER SHALL BE APPLIED AT THE RATE OF 1 POUND PER 1,000 SQ. FT. NOT TO EXCEED 2.4 LBS. PER ACR. IT SHALL BE AT LEAST 50% SLOW RELEASE NITROGEN AND CONTAIN NO PHOSPHORUS UNLESS THE SITE HAS BEEN TESTED AND VERIFIED AS PHOSPHORUS DEFICIENT BY THE UF-IFAS EXTENSION OFFICE. ALL FERTILIZER APPLICATION SHALL BE IN ACCORDANCE WITH PORT ST. LUCIE CITY ORDINANCE 14-10.
5. STAPLES FOR SOD PLACED ON SIDE SLOPES 3:1 & STEEPER SHALL BE BLACK IRON WIRE NOT SMALLER THAN 14 GAUGE, AND BENT FROM A LENGTH OF WIRE AT LEAST 25 INCHES LONG INTO A 'J' WITH A 1 INCH WIDTH AT THE CROWN. COST OF STAPLES SHALL BE INCIDENTAL TO THE SOD UNIT PRICE.
7. WATER USED FOR IRRIGATION MAY BE OBTAINED FROM ANY APPROVED SOURCE. IT SHALL BE FREE OF EXCESS AND HARMFUL CHEMICALS, ACIDS, ALKALIES, OR ANY SUBSTANCE, WHICH IS HARMFUL TO PLANT GROWTH.

8. WHERE SODDING WILL BE DONE, ALL LOOSE ROCK, WOODY MATERIAL, AND OTHER OBSTRUCTIONS THAT WILL INTERFERE WITH SODDING SHALL BE REMOVED AND THE AREA SHALL BE REASONABLY SMOOTH AND UNIFORM. LIME AND FERTILIZER WILL BE APPLIED IN THE SAME QUANTITY AND MANNER AS SPECIFIED BY THE MANUFACTURER.
9. THE SOD STRIPS SHALL BE LAID IN A STAGGERED PATTERN WITH SNUG EVEN JOINTS. ALL JOINTS SHALL BE BUTTED TIGHT TO PREVENT VOIDS. IMMEDIATELY FOLLOWING SOD PLACEMENT, IT SHALL BE ROLLED OR TAMPED TO INSURE SOLID CONTACT OF ROOT MAT TO SOIL SURFACE. THE SOD SHALL BE SECURELY ANCHORED TO THE SOIL BY PINNING WITH STAPLES OR WOODEN PEGS WHEN PLACED ON SLOPES 3:1 OR STEEPER. COST OF STAPLES AND PEGS SHALL BE INCIDENTAL TO THE SOD UNIT PRICE. PIN OR PEG EACH SEPARATE PIECE OF SOD PLACED OR EVERY 3 FEET ALONG EACH CONTINUOUS STRIP OF SOD.

SOIL EROSION PLAN

1. NO POLLUTION OR EROSION CAUSED BY THIS PROJECT WILL BE ALLOWED IN THE STORMWATER DRAINAGE SYSTEM. THE CONTRACTOR SHALL INSTALL ANY DEVICES NECESSARY TO PREVENT POLLUTION OR EROSION. THE COST OF POLLUTION AND EROSION CONTROL SHALL BE INCIDENTAL TO THE COST OF THE CONSTRUCTION.
2. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT A SITE SPECIFIC SOIL EROSION CONTROL PLAN. IN GENERAL, THE SOIL EROSION CONTROL PLAN SHALL REQUIRE THAT ALL ON-SITE CONSTRUCTION ACTIVITIES AND THE CONDITIONS FOR THE ADJACENT ROADSIDE SWALES, ADJACENT PROPERTIES OR RETENTION DITCHES, ALL EXISTING SWALES SHALL REMAIN SODDED DURING CONSTRUCTION. THE CONTRACTOR SHALL SCARIFY ONLY AS NECESSARY TO CONSTRUCT THE PROJECT. THE CONTRACTOR SHALL SCARIFY AREAS TO PLACE VARIOUS PIPE WORK. AFTER PLACEMENT OF THE PIPE, THESE TRENCHES SHALL BE BACKFILLED AND COMPACTED TO 98% MODIFIED PROCTOR AASHTO T-180. PRIOR TO DISCHARGE FROM THE SITE, SILTATION BARRIERS SHALL BE UTILIZED AS PER THE MOST RECENT FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL. THE DRAINAGE WHICH OUTFALLS TO THE RETENTION AREAS SHALL BE STABILIZED AND SODDED IMMEDIATELY UPON COMPLETION OF CONSTRUCTION. ANY DEWATERING OR PUMPING OF WATER INTO THE ROADSIDE SWALES OR RETENTION SWALES SHALL BE STAKED WITH SILTATION FENCES AS PER THE MOST RECENT FLORIDA STORMWATER EROSION AND SEDIMENTATION CONTROL INSPECTOR'S MANUAL TO AVOID FILLING THESE AREAS. UPON COMPLETION OF THE SITE WORK, ALL AREAS SHALL BE SODDED TO AVOID EROSION. CONTRACTOR IS REQUIRED TO COMPLY WITH ALL STATE WATER QUALITY CRITERIA. SPECIFICALLY, NO OFF-SITE DISCHARGES WILL BE ALLOWED WHICH EXCEED THE STATE TURBIDITY CRITERIA.

WATER QUALITY NOTES

1. THE CONTRACTOR MUST MAINTAIN A COPY OF THE LATEST LOCAL WATER MANAGEMENT DISTRICT SURFACE WATER PERMIT, COMPLETE WITH ALL CONDITIONS, ATTACHMENTS, EXHIBITS AND PERMIT MODIFICATIONS IN GOOD CONDITION AT THE CONSTRUCTION SITE. THE COMPLETE PERMIT MUST BE AVAILABLE FOR REVIEW UPON REQUEST BY DISTRICT REPRESENTATIVES. THE CONTRACTOR SHALL REVIEW THE COMPLETE PERMIT PRIOR TO COMMENCEMENT OF THE ACTIVITY AUTHORIZED BY THE PERMIT.
2. ALL ACTIVITIES SHALL BE IMPLEMENTED AS SET FORTH IN THE PLANS, SPECIFICATIONS AND PERFORMANCE CRITERIA AS APPROVED BY LOCAL SURFACE WATER PERMIT. ANY DEVIATION FROM THE PERMITTED ACTIVITY AND THE CONDITIONS FOR UNDERTAKING THAT ACTIVITY SHALL BE CONSIDERED A VIOLATION OF THE PERMIT. PRIOR TO ANY WORK COVERED BY A PERMIT FROM SOUTH FLORIDA WATER MANAGEMENT DISTRICT (SFWMD), A NOTICE OF CONSTRUCTION COMMENCEMENT (FORM 0960) MUST BE SUBMITTED TO SFWMD BY THE PERMITTEE OR AUTHORIZED AGENT.
3. THE LOCAL WATER MANAGEMENT DISTRICT AUTHORIZED STAFF, UPON PROPER IDENTIFICATION, MUST BE GRANTED PERMISSION TO ENTER, INSPECT AND OBSERVE THE SITE TO INSURE CONFORMITY WITH THE PLANS AND SPECIFICATIONS APPROVED BY THE PERMIT.
4. PRIOR TO AND DURING CONSTRUCTION, THE CONTRACTOR SHALL IMPLEMENT AND MAINTAIN ALL EROSION AND SEDIMENT CONTROL MEASURES (BEST MANAGEMENT PRACTICES) REQUIRED TO RETAIN SEDIMENT ON-SITE AND TO PREVENT VIOLATIONS OF STATE WATER QUALITY STANDARDS. ALL PRACTICES MUST BE IN ACCORDANCE WITH THE GUIDELINES AND SPECIFICATIONS IN CHAPTER 6 OF THE FLORIDA LAND DEVELOPMENT MANUAL: A GUIDE TO SOUND LAND AND WATER MANAGEMENT (FLORIDA DEPARTMENT OF ENVIRONMENTAL REGULATIONS 1988), WHICH ARE HEREBY INCORPORATED BY REFERENCE, UNLESS A PROJECT'S SPECIFIC EROSION AND SEDIMENT CONTROL PLAN IS APPROVED AS PART OF THE SPWMD PERMIT, IN WHICH CASE THE PRACTICES MUST BE IN ACCORDANCE WITH THE PLAN. IF SITE'S SPECIFIC CONDITIONS REQUIRE ADDITIONAL MEASURES DURING ANY PHASE OF CONSTRUCTION OR OPERATION TO PREVENT EROSION OR CONTROL SEDIMENT, BEYOND THOSE SPECIFIED IN THE EROSION AND SEDIMENT CONTROL PLAN, THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL BEST MANAGEMENT PRACTICES AS NECESSARY TO MAINTAIN THE AS-BUILT CERTIFICATION. IN CHAPTER 6 OF THE FLORIDA LAND DEVELOPMENT MANUAL: A GUIDE TO SOUND LAND AND WATER MANAGEMENT (FLORIDA DEPARTMENT OF ENVIRONMENTAL REGULATION 1988), THE CONTRACTOR SHALL CORRECT ANY EROSION OR SHOALING THAT CAUSES ADVERSE IMPACTS TO THE WATER RESOURCES AT NO ADDITIONAL COST TO OWNER.
5. WITHIN 30 DAYS AFTER COMPLETION OF THE STORMWATER SYSTEM, THE CONTRACTOR MUST ASSIST IN SUBMITTING TO THE SOUTH FLORIDA WATER MANAGEMENT DISTRICT THE FOLLOWING: DISTRICT FORM EN-45 (AS-BUILT CERTIFICATION BY A REGISTERED PROFESSIONAL), SIGNED AND SEALED BY AN APPROPRIATE PROFESSIONAL REGISTERED IN THE STATE OF FLORIDA AND TWO SETS OF AS-BUILT DRAWINGS WHEN: A) REQUIRED BY A SPECIAL CONDITION OF THIS PERMIT; B) THE PROFESSIONAL USES AS-BUILT DRAWINGS TO SUPPORTIFICATION; OR C) WHEN THE COMPLETED SYSTEM SUBSTANTIALLY DIFFERS FROM PERMITTED PLANS. THIS SUBMITTAL WILL SERVE TO NOTIFY THE DISTRICT STAFF THAT THE SYSTEM IS READY FOR INSPECTION AND APPROVAL.
6. STABILIZATION MEASURES SHALL BE INITIATED FOR EROSION AND SEDIMENT CONTROL ON DISTURBED AREAS AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARY OR PERMANENTLY CEASED, BUT IN NO CASE MORE THAN SEVEN (7) DAYS AFTER THE CONSTRUCTION ACTIVITY IN THAT PORTION OF THE SITE HAS TEMPORARILY OR PERMANENTLY CEASED.
7. THE STORMWATER MANAGEMENT SYSTEM MUST BE COMPLETE IN ACCORDANCE WITH THE PERMITTED PLANS AND PERMIT CONDITIONS PRIOR TO THE INITIATION OF THE PERMITTED USE OF SITE INFRASTRUCTURE. THE SYSTEM MUST BE COMPLETED IN ACCORDANCE WITH THE PERMITTED PLANS AND PERMIT CONDITIONS PRIOR TO TRANSFERRING RESPONSIBILITY FOR OPERATION AND MAINTENANCE OF THE STORMWATER MANAGEMENT SYSTEM TO A RESPONSIBLE ENTITY.
8. IF DEWATERING IS TO OCCUR DURING ANY PHASE OF CONSTRUCTION OR THEREAFTER AND THE SURFACE WATER PUMPS(S), WELL(S) OR FACILITIES ARE CAPABLE OF WITHDRAWING ONE HUNDRED GALLONS OF WATER PER DAY OR MORE OR AN AVERAGE OF 1800.00 GALLONS PER DAY OR MORE OVER A YEAR AND ANY DISCHARGE IS TO BE OFF-SITE, THE CONTRACTOR MUST APPLY FOR AND OBTAIN A CONSUMPTIVE USE PERMIT (40C-2) FROM THE SFWMD. CONTRACTOR SHALL NOTIFY ENGINEER IF ADDITIONAL INFORMATION OR APPLICATION MATERIALS ARE NEEDED.

9. WATER QUALITY MONITORING SHALL BE PERFORMED DAILY. SAMPLING SHALL BE PERFORMED IN THE MIDDLE OF ADJACENT CHANNELS MEASURING FOR TURBIDITY, 100 FEET UPSTREAM AND 100 FEET DOWNSTREAM OF DISCHARGES. WHEN TURBIDITY EXCEEDS 29 NTUS ABOVE BACKGROUND LEVELS AT A SAMPLE POINT 100 FEET UPSTREAM OF DISCHARGES AND / OR 0 NTUS ABOVE BACKGROUND LEVELS AT A SAMPLE POINT 100 FEET DOWNSTREAM OF DISCHARGES, WORK MUST CEASE AND REMEDIAL MEASURES MUST BE PERFORMED TO RETURN CONDITIONS TO ACCEPTABLE TURBIDITY LEVELS. CONTRACTOR MUST RECEIVE ENGINEER'S APPROVAL PRIOR TO RESTARTING WORK. SAMPLE POINT LOCATIONS ARE IDENTIFIED IN THE SPWMD PERMITS.
10. THE CONTRACTOR SHALL PLACE TURBIDITY BARRIERS AT ALL OUTFALLS PRIOR TO CONSTRUCTION. ALL CUT / FILL WILL BE RELOCATED WITHIN THE EXISTING SITE AND THEREFORE HAULING OF MATERIAL WILL NOT BE REQUIRED, UNLESS APPROVED BY THE OWNER. CONTRACTOR SHALL INSTALL TURBIDITY CONTROL MEASURES PRIOR TO COMMENCEMENT OF CONSTRUCTION, MAINTAIN SAID CONTROLS IN WORKING ORDER THROUGHOUT THE CONSTRUCTION PERIOD, ASSURE THAT TURBID DISCHARGES FROM THE PROJECT TO PROTECTED WATERS AND WETLANDS DO NOT EXCEED LIMITS STATED IN NOTE 9 AND REMOVE SAID CONTROLS AFTER COMPLETION OF CONSTRUCTION.

EARTHWORK AND RELATED OPERATIONS

1. THE CONTRACTOR SHALL PROVIDE A QUALITY CONTROL PLAN FOR MONITORING OF ALL EARTHWORK AND RELATED OPERATIONS. THE QUALITY CONTROL PLAN SHALL INCLUDE AS A MINIMUM, ALL TESTS THAT WILL BE PERFORMED INCLUDING THE PROPOSED TEST FREQUENCIES, ALL MATERIAL SOURCES, THE NAME AND BACKGROUND OF THE PERSON THAT THE CONTRACTOR WILL DESIGNATE AS THE CONTRACTOR'S QUALITY CONTROL MANAGER, THE NAME AND QUALIFICATIONS OF THE TESTING LABORATORY THAT WILL BE PERFORMING QUALITY CONTROL TESTINGS AND THE NAMES AND QUALIFICATIONS OF THE TESTING LABORATORY PERSONNEL THAT WILL BE PERFORMING THE QUALITY CONTROL TESTING.
 2. THE TESTING LABORATORY THAT IS RETAINED TO PERFORM THE CONTRACTOR'S QUALITY CONTROL TESTING MUST BE CERTIFIED BY A RECOGNIZED QUALIFYING AGENCY SUCH AS FDOT, CMEC OR AASHTO FOR THE TYPE OF WORK TO BE PERFORMED.
 3. THE QUALITY CONTROL PLAN SHALL BE SUBMITTED TO THE ENGINEER FOR REVIEW AND APPROVAL PRIOR TO THE START OF ANY EARTHWORK OR RELATED OPERATION.
 4. UTILIZATION OF MATERIALS WITH ANY ROADWAY CROSS-SECTION SHALL BE IN ACCORDANCE WITH FDOT ROADWAY AND TRAFFIC DESIGN STANDARDS (LATEST EDITION) UNLESS OTHERWISE SHOWN ON THE PLANS.
 5. IF THE EXISTING FILL IS CLASSIFIED AS A-2-4 BASED ON AASHTO M-145 CRITERIA, THE MAXIMUM PERMISSIBLE MOISTURE CONTENT SHALL BE 2 PERCENT ABOVE THE OPTIMUM MOISTURE CONTENT.
- ### COMPACTION
1. WHERE THERE ARE EXISTING STRUCTURES ADJACENT TO THE SITE THAT MAY BE AFFECTED BY THE SELF-PROPELLED STEEL DRUM VIBRATORY EQUIPMENT, DENSIFICATION MUST BE PERFORMED USING EQUIPMENT THAT WILL SATISFY THE REQUIRED DENSIFICATION WITHOUT THE RISK OF DAMAGE TO THE EXISTING STRUCTURE(S).
 2. LOADERS AND HEAVY PLATE COMPACTORS ARE TWO TYPES OF EQUIPMENT THAT HAVE BEEN USED SUCCESSFULLY.
 3. DENSIFICATION PROCEDURES MUST COMPLY WITH THE CAPABILITY OF THE EQUIPMENT EMPLOYED.
 4. WHEN SELF-PROPELLED STEEL DRUM VIBRATORY EQUIPMENT CANNOT BE USED AS SPECIFIED, VIBRATORY PLATE COMPACTORS MAY BE USED. WHEN THIS CONDITION OCCURS, THE OVERALL DENSIFICATION PROCEDURE MUST BE REVISED TO COMPLY WITH THE CAPABILITY OF THE EQUIPMENT EMPLOYED. IN GENERAL, SMALL PLATE COMPACTORS WILL BE EFFECTIVE TO A MAXIMUM DEPTH OF 6 TO 8 INCHES.

SOIL RECOMMENDATION AND REQUIREMENTS

1. STRIPPING AND GRUBBING:
DURING THE GRUBBING OPERATION, ROOTS WITH A DIAMETER GREATER THAN 1/4 INCH, OR SMALL ROOTS IN A DENSE STATE, SHOULD BE GRUBBED AND COMPLETELY REMOVED WITHIN AND TO A DISTANCE OF 5 FEET BEYOND ROADWAY LIMITS. PRIOR-ROLLING THE CLEARED SURFACE IS RECOMMENDED TO LOCATE ANY UNFORESEEN SOFT AREAS OR UNSUITABLE SURFACE OR LOOSE TO LOOSE FINE SAND SOILS WITHIN THE TOP 3 TO 4 FEET, AND TO PREPARE THE EXISTING SURFACE FOR THE ADDITION OF THE FILL SOILS (AS REQUIRED). ONE COVERAGE CONSISTS OF PARALLEL PASSES OF THE VIBRATORY ROLLER THROUGHOUT "WALKING SPEED". EACH PASS SHOULD OVERLAP THE PRECEDING PASS BY 30% TO INSURE COMPLETE COVERAGE. SUBSEQUENT COVERAGES SHOULD BE CONDUCTED IN A DIRECTION PERPENDICULAR TO THE PRECEDING COVERAGE. IN AREAS THAT CONTINUE TO "YIELD" REMOVE ALL DELETERIOUS MATERIAL AND REPLACE WITH A CLEAN, COMPACTED SAND BACKFILL. THE PROOF ROLLING SHOULD PRODUCE A DENSITY EQUIVALENT TO 98% OF THE MODIFIED PROCTOR (AASHTO T-180) MAXIMUM DRY DENSITY VALUE FOR A DEPTH OF 3 FEET IN THE ROADWAY AREA. ADDITIONAL PASSES MAY BE REQUIRED IF THESE MINIMUM DENSITY REQUIREMENTS ARE NOT ACHIEVED.
2. FILL REPLACEMENTS:
• WHERE FILL IS TO BE PLACED ON NATURAL GROUND, THE SURFACE MUST FIRST BE PREPARED AS OUTLINED ABOVE. THE FILL AT GRADE SHOULD EXTEND A MINIMUM OF FIVE FEET (5') BEYOND THE STRUCTURE OUTLINE.
• FILL SHOULD BE A UNIFORM FREE DRAINING GRANULAR SOIL (CLEAN SAND), INORGANIC (CLASSIFIED AS SPWGM) CONTAINING NOT MORE THAN 5% (BY WEIGHT) FIBROUS ORGANIC MATERIALS AND BE PLACED IN LAYERS NOT TO EXCEED 12 INCHES LOOSE MEASURE AND COMPACTED AS OUTLINED ABOVE. SUFFICIENT COMPACTIVE EFFORT SHOULD BE APPLIED TO OBTAIN A MINIMUM OF 98% OF THE MODIFIED PROCTOR (AASHTO T-180) MAXIMUM VALUE.
• FILL MATERIAL HAVING SILTY CLAY-SIZE FINES IN EXCESS OF 10% SHOULD NOT BE USED, INCLUDING CYCLONE SAND MATERIAL.
• REFER TO LANDSCAPING PLANS FOR GUIDANCE ON ANY FILL MATERIAL TO BE LOCATED IN ANY PLANTING AREAS.
3. EXCAVATION AND BACKFILLING:
• STORMWATER EXCAVATION AND BACKFILLING ARE REQUIRED. THE SOILS SHOULD BE REMOVED TO THE SPECIFIED DEPTH. SUFFICIENT COMPACTIVE EFFORT MUST THEN BE APPLIED TO THE EXCAVATED SURFACE TO OBTAIN A MINIMUM OF 98% OF THE MODIFIED PROCTOR (AASHTO T-180) MAXIMUM VALUE. BACKFILL SHALL BE UNIFORM FREE DRAINING GRANULAR SOIL (CLEAN SAND) AND BE PLACED IN LAYERS NOT TO EXCEED 12 INCHES LOOSE MEASURE. SUFFICIENT COMPACTIVE EFFORT SHOULD BE APPLIED TO EACH LAYER TO OBTAIN A MINIMUM OF 98% OF THE MODIFIED PROCTOR (AASHTO T-180) MAXIMUM VALUE. THE EXCAVATED SURFACE AND EACH LAYER OF BACKFILL SHOULD BE COMPACTED WITH A SELF-PROPELLED STEEL DRUM VIBRATORY ROLLER HAVING A MINIMUM TOTAL APPLIED FORCE OF 180 TONS.
4. FOOTING EXCAVATION:
SEE SOILS LABORATORY RECOMMENDATIONS.
5. GROUNDWATER:
• HEAVY RAINFALL AND / OR A HIGH WATER TABLE MAY OCCUR BEFORE THE EARTHWORK COMMENCES, OR DURING THE EARTHWORK OPERATION. WHEN THESE CONDITIONS OCCUR AND THE SITE PREPARATION CANNOT BE ACHIEVED AS SPECIFIED, AN EXCAVATION OF THE EXISTING CONDITIONS SHOULD BE CONDUCTED AND THE SPECIFICATIONS REVISED ACCORDINGLY.
6. PAVING AREAS SUITABLE FILL MATERIAL AND THE COMPACTION OF FILL SOILS:
• ALL FILL MATERIAL SHOULD BE FREE OF ORGANIC MATERIALS, SUCH AS ROOTS AND VEGETATION AS A GENERAL GUIDE TO AID THE CONTRACTOR, USE FILLINGS WITH 0 TO 12 PERCENT BY DRY WEIGHT OF MATERIAL PASSING THE U.S. STANDARDS NO. 200 SIEVE SIZE, WITH PROPER MOISTURE CONTROL. THESE SOILS SHOULD DENSIFY USING VIBRATORY COMPACTION METHODS. SOILS WITH MORE THAN 12% PASSING THE NO. 200 SIEVE WILL BE MORE DIFFICULT TO COMPACT.
7. ALL IMPORTED FILL SHALL HAVE RADIUM 226 CONTENT LESS THAN 1.0 Pci PER GRAM.

EXCAVATION FOR STRUCTURES AND PIPES

1. EARTHWORK AND RELATED OPERATIONS PERFORMED ON STRUCTURES AND PIPES SHALL BE CONDUCTED IN ACCORDANCE WITH SECTIONS 125 AND OTHER APPLICABLE SECTIONS OF THE F.D.O.T. STANDARD SPECIFICATIONS FOR ROADWAY AND BRIDGE CONSTRUCTION (LATEST EDITION) UNLESS OTHERWISE SHOWN ON THE PLANS.
 2. REMOVAL OF UNSUITABLE, ORGANIC OR PLASTIC MATERIAL SHALL BE PERFORMED AT THE CONTRACTOR'S EXPENSE AND SHALL BE INCIDENTAL TO OTHER WORK.
 3. UTILIZATION OF MATERIALS WITHIN THE WORK LIMITS SHALL BE AS DIRECTED BY THE GEOTECHNICAL ENGINEER UNLESS OTHERWISE SHOWN ON THE PLANS.
- ### PIPE AND STRUCTURE BACKFILL
1. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE IF EXCAVATED SOILS MEET THE REQUIREMENTS OF THE PROJECT PLANS AND SPECIFICATIONS RELATIVE TO MATERIAL CLASSIFICATION. PIPE AND STRUCTURE BACKFILL MATERIAL SHALL BE LIMITED TO MATERIAL CLASSIFIED AS A-1, A-3 AND A-2-4 IN ACCORDANCE WITH AASHTO M-145 AND SHALL BE COMPACTED IN ACCORDANCE WITH F.D.O.T. SECTION 125 REQUIREMENTS.
 2. IF THE BACKFILL MATERIAL IS CLASSIFIED AS A-2-4 BASED ON AASHTO M-145 CRITERIA, THE MAXIMUM PERMISSIBLE MOISTURE CONTENT SHALL BE 2 PERCENT ABOVE THE OPTIMUM MOISTURE CONTENT.

CLEAN-UP

1. THE CONTRACTOR SHALL MAINTAIN THE JOB SITE IN A NEAT CONDITION AT ALL TIMES AND SHALL RESTORE / REPAIR ALL DRIVEWAYS, SIDEWALKS, UTILITIES, LANDSCAPING, IRRIGATION SYSTEMS, ETC., AFFECTED BY CONSTRUCTION ACTIVITIES.
2. THE CONTRACTOR SHALL REMOVE ALL EXCESS MATERIALS, DEBRIS, EQUIPMENT, ETC., FROM THE JOBSITE IMMEDIATELY AFTER COMPLETION OF CONSTRUCTION OPERATIONS.
3. FOR FURTHER SITE MAINTENANCE REQUIREMENTS THE CONTRACTOR IS REFERRED TO THE "AGREEMENT BETWEEN OWNER AND CONTRACTOR".
4. UNLESS OTHERWISE SPECIFIED OR NOTED, ALL DISTURBED AREAS TO BE RESTORED BY CONTRACTOR TO PRE-CONSTRUCTION CONDITION OR BETTER PRIOR TO ACCEPTANCE BY THE OWNER OR LOCAL APPROVING AUTHORITY.

FOUNDATION PREPARATION

1. CONSTRUCTION METHODS: AREAS ON WHICH FILTER FABRIC AND ARTICULATED CONCRETE BLOCK MATTRESSES ARE TO BE PLACED SHALL BE CONSTRUCTED TO THE LINES AND GRADES SHOWN ON THE DRAWINGS. THE SUBGRADE FOR THE ARTICULATED CONCRETE BLOCK MATS SHALL BE FREE OF VOIDS, PITS, OR DEPRESSIONS AND SHALL BE PROOF-ROLLED TO A MINIMUM OF 120% OF THE ASTM D-698 DENSITY. VOIDS, PITS OR DEPRESSIONS SHALL BE BROUGHT TO GRADE BY BACKFILLING IN ACCORDANCE WITH THE APPLICABLE PORTIONS OF THE PROJECT SPECIFICATIONS. ALL OBSTRUCTIONS, SUCH AS ROOTS AND PROJECTING STONES LARGER THAN 1 INCH REMAINING ON THE SURFACE, SHALL BE REMOVED AND ALL OF THE SOFT OR LOW DENSITY POCKETS OF MATERIAL REMOVED MUST BE FILLED WITH SELECTED MATERIAL AND COMPACTED TO A MINIMUM OF 120% OF THE ASTM D-698 DENSITY. SPECIAL CONSIDERATION FOR BURIED OBSTRUCTIONS (I.E. STUMPS, DEBRIS, ETC.) WILL BE AS SHOWN ON THE DRAWINGS.
2. EXCAVATION AND PREPARATION FOR ANCHOR TRENCHES, SIDE TRENCHES, AND TOE TRENCHES OR APRONS SHALL BE DONE IN ACCORDANCE TO THE LINES, GRADES AND DIMENSIONS SHOWN ON THE DRAWINGS.
3. INSPECTION AND APPROVAL: IMMEDIATELY PRIOR TO PLACING THE FILTER FABRIC AND ARTICULATED CONCRETE BLOCK MATTRESSES, THE PREPARED AREA SHALL BE INSPECTED BY THE OWNER'S REPRESENTATIVE AND APPROVAL OBTAINED BEFORE ANY FABRIC OR MATTRESSES ARE PLACED THEREON.

48 HOURS BEFORE DIGGING CALL SUNSHINE STATE ONE CALL CENTER.
TOLL FREE 1-(800) 432-4770

PAVEMENT MARKING AND SIGNAGE

1. PAVEMENT MARKINGS: THE CONTRACTOR SHALL PROVIDE ALL NECESSARY MATERIALS AND LABOR REQUIRED TO COMPLETE THE PROJECT WORK IN THIS SECTION. MATERIALS AND CONSTRUCTION METHODS FOR APPLYING PAINTED TRAFFIC STRIPES AND MARKINGS, COMPLETE WITH REFLECTIVE GLASS SPHERES, SHALL CONFORM TO THE REQUIREMENTS OF SECTION 710 AND 711. FOOT SPECIFICATIONS

Prepared by and Return to:
Veronika Swords, an employee of
First International Title, Inc.
107 North 2nd Street
Fort Pierce, FL 34950

File No.: 32977-41

WARRANTY DEED

This indenture made on July 9, 2013, by **Covenant Reformed Presbyterian Church of Fort Pierce, Florida, Inc., a Florida not for profit corporation** whose address is: 4699 Oleander Ave., Ft. Pierce, FL 34982, hereinafter called the "grantor",

to **Salvador Merino** whose address is: 5309 San Diego Ave., Ft. Pierce, FL 34946 hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **St Lucie** County, **Florida**, to-wit:

The North Half of the Northwest Quarter of the Southwest Quarter of the Northwest Quarter of Section 28, Township 35 South, Range 40 East, St. Lucie County, Florida, less the West 40 feet thereof.

Parcel Identification Number: 2428-232-0001-000/0

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31st of 2012.

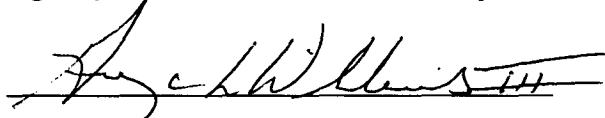
In Witness Whereof, the grantor has hereunto set their hand(s) and seal(s) the day and year first above written.

Covenant Reformed Presbyterian Church of Fort Pierce, Florida, Inc., a Florida not for profit corporation



By Samuel V. Rowe
its Vice President

Signed, sealed and delivered in our presence:



Witness Signature

Print Name: George L. Williams III



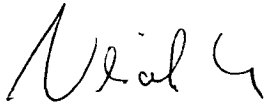
Witness Signature

Print Name: Veronica Swords

State of FLORIDA

County of St. Lucie

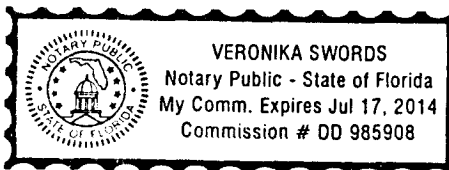
The Foregoing Instrument Was Acknowledged before me on the 9th day of July 2013, by Samuel V. Rowe as Vice-President of Covenant Reformed Presbyterian Church of Fort Pierce, Florida, Inc., a Florida not for profit corporation, who is/are personally known to me or who has/have produced the following as identification: Driver License.



Notary Public

(Printed Name)

My Commission expires: _____



JUSTIFICATION STATEMENT

Iglesia Biblica Church
Minor Site Plan
September 15 2024

To:
Planning Department
Fort Pierce

Prepared by:



Redtail DG
100 S. 2nd Street



Dear Members of the Planning Department,

We are excited to present a comprehensive justification for the development of Iglesia Biblica de Fort Pierce, a proposed 5,520 square feet church to be situated on the east side of S 25th Street within our esteemed city of Fort Pierce. This proposal aims to enhance our community's social fabric while adhering to local zoning regulations and minimizing any potential impacts on the surrounding environment.

Importance of Religious Institutions

Religious institutions play a pivotal role in the cultural and social development of a community. They serve not merely as places of worship but as vital centers for spiritual, social, and educational growth. The Iglesia Biblica de Fort Pierce is designed to be a beacon of support and unity for residents, fostering a welcoming environment where individuals and families can gather for worship, community outreach, and educational programs.

By providing a dedicated space for religious and community activities, the church will facilitate a wide range of services and events that contribute to the overall well-being of the community. These may include support groups, youth programs, family counseling, and cultural events, all of which strengthen communal ties and offer valuable resources to local residents.

Advantages of the Proposed Development

1. Complementary to Existing Community Facilities

The proposed site for Iglesia Biblica de Fort Pierce is strategically located in a neighborhood already enriched with religious and educational institutions. The presence of other churches and school district buildings establishes a precedent for community-centric developments within this area. The addition of a new church aligns seamlessly with the established character of the neighborhood, reinforcing the community's existing identity and support network.

2. Minimal Impact on Residential Zoning

Although the proposed development is situated within a Residential Zoning (R-1) district, it is crucial to note that religious institutions are generally considered compatible with residential zones, particularly when they do not introduce significant demands on infrastructure or alter the residential character of the area. Iglesia Biblica de Fort Pierce is designed to integrate harmoniously into the existing neighborhood fabric, ensuring that its presence is a positive enhancement rather than a disruptive element.



3. No Increased School Demand

The nature of the proposed development inherently does not generate additional demand on the local school system. Unlike residential developments that may lead to increased student populations, a church primarily serves adults and families without impacting the enrollment numbers in nearby schools. Therefore, this development is unlikely to necessitate additional educational resources or infrastructure adjustments.

4. No Significant Impact on Roads, Water, and Sewer Systems

Extensive planning and analysis have been conducted to ensure that the development of Iglesia Biblica de Fort Pierce will not impose any significant burden on the city's infrastructure. Traffic studies confirm that the anticipated vehicular traffic generated by the church will be minimal and well-managed, mitigating concerns regarding congestion. Additionally, the church's water and sewer usage has been calculated to fall well within the existing capacity of city systems, ensuring that there will be no adverse effects on these essential services.

Conclusion

In summary, the development of Iglesia Biblica de Fort Pierce represents a valuable opportunity to enhance our community's social and spiritual fabric while respecting and complementing the existing residential environment. By integrating seamlessly into the neighborhood and demonstrating a commitment to minimal impact on infrastructure and community resources, the proposed church stands to offer considerable benefits to Fort Pierce.

We respectfully request your favorable consideration of this proposal and look forward to contributing positively to the city's vibrant community life.

Thank you for your time and attention to this matter.
Sincerely,

Peterka Vlada
Redtail DG

DESIGN REVIEW NARRATIVE

Iglesia Biblica Church
Minor Site Plan
September 15 2024

To:
Planning Department
Fort Pierce

Prepared by:



Redtail DG
100 S. 2nd Street



Redtail DG
100 S. 2nd Street
Fort Pierce, Florida 34950
772.742.1555
www.redtaildg.com
todm@redtaildg.com

Dear Planning Department,

Section 125-314 of the City of Fort Pierce Land Development Code outlines the requirements for design review. The required material as outline in section 125-314(c)(1) are included as part of this submittal package.

The subject parcel is located on the East side of S. 25th Street in Fort Pierce, Florida. Existing conditions of the subject parcels are depicted in the below photos:



North side of parcel on S. 25th Street facing South-East



South side of parcel on S. 25th Street facing North-East



Design Review Intent

Careful consideration and thought have been given to the design presented herein, regarding orientation, access, landscaping, building design and budget.

There is no consistent architectural style or theme along the S. 25th Street corridor. The majority of the architectural details selected for the Church do not exist on the nearby buildings. The exterior of the proposed building is to be reinforced masonry exterior walls on slab on grade with monolithic perimeter footings. The building, though tall, is a single-story design with a variety of architectural details. The colors are complimentary orange and blue, with white accents and stone bands which are designed in harmony and add to the aesthetics of the area. False windows are designed to maintain the rhythm of the façade elements as can be seen on the elevations below.



FRONT ELEVATION



SIDE ELEVATIONS

Sincerely,

Peterka Vlada
Redtail DG



Saint Lucie County Property Appraiser Michelle Franklin CFA

Report generated: Sunday, September 15, 2024

Parcel Report



Parcel

PARCELNO: 2428-232-0001-000-0

Property ID: 32158

Owner1: Iglesia Biblica de Fort Pierce Inc

SiteAddress: 3240 S 25TH ST

Owner

Owner1: Iglesia Biblica de Fort Pierce Inc

Owner2:

Owner3:

MailingAddress: 5309 San Diego AVE Fort Pierce, FL 34946-1063

Overview

PrimaryLandUse: 1000 - Vac Comm

DistrictGroup: 0022 - Fort Pierce

Subdivision: Metes and Bounds

Just/Market Value: \$101,500

FinishedArea:

Acres: 4.75

TotalArea: 206,910

Legal Description

LegalDescription: 28 35 40 N 1/2 OF NW 1/4 OF SW 1/4 OF NW 1/4-LESS RD R/W (4.75 AC)

Value History

Year	Just/Market Value	Building Value	Land Value	SFYI Value	Assessed Value	Exemption Amount	County Taxable	Save Our Home OR 10% Cap Differential	Ag Credit
2024	\$101,500	\$0	\$101,500	\$0	\$101,500	\$0	\$101,500	\$0	\$0
2023	\$101,500	\$0	\$101,500	\$0	\$101,500	\$101,500	\$0	\$0	\$0
2022	\$101,500	\$0	\$101,500	\$0	\$101,500	\$101,500	\$0	\$0	\$0
2021	\$101,500	\$0	\$101,500	\$0	\$101,500	\$101,500	\$0	\$0	\$0

Tax Links

[SLC Tax Collector's Office taxes for this parcel](#)

[Download TRIM notice for this parcel](#)

Special Assessments

Description	Start Year	Units	Amount
North St. Lucie Water Management District	2013	4.75	114

Improvements

Building Sequence: 1

Bedrooms: 0

Bathrooms: 0

Building Type: -

Story Height:

No of Living Units:

Total Finished Area: 0

Gross Sketched Area: 0

Year Built:

Effective Year:

Primary Roof Cover:

Primary Roof Structure:

Primary Wall:

A/C %: 0

Sales History

Sale Date	Sale Price	Sale Code	Deed Type	Grantor	Book Page	View Document
12/15/2015	\$100	0117	QC	Merino Salvador	3818-940	Clerk of Courts
07/09/2013	\$130,000	0117	WD	Covenant Reformed Presbyterian	3536-2671	Clerk of Courts
04/05/2001	\$128,000	XX01	WD	Treasure Coast Mortgage Corp	1381-635	Clerk of Courts
03/23/1989	\$69,900	XX00	WD	Embry Thomas D	629-2126	Clerk of Courts

Photos



Land Lines

Line Number	Units	Unit Type
1	3.23	Acre
2	331.75	FrFt

NARRATIVE

Iglesia Biblica Church
Minor Site Plan
September 15 2024

To:
Planning Department
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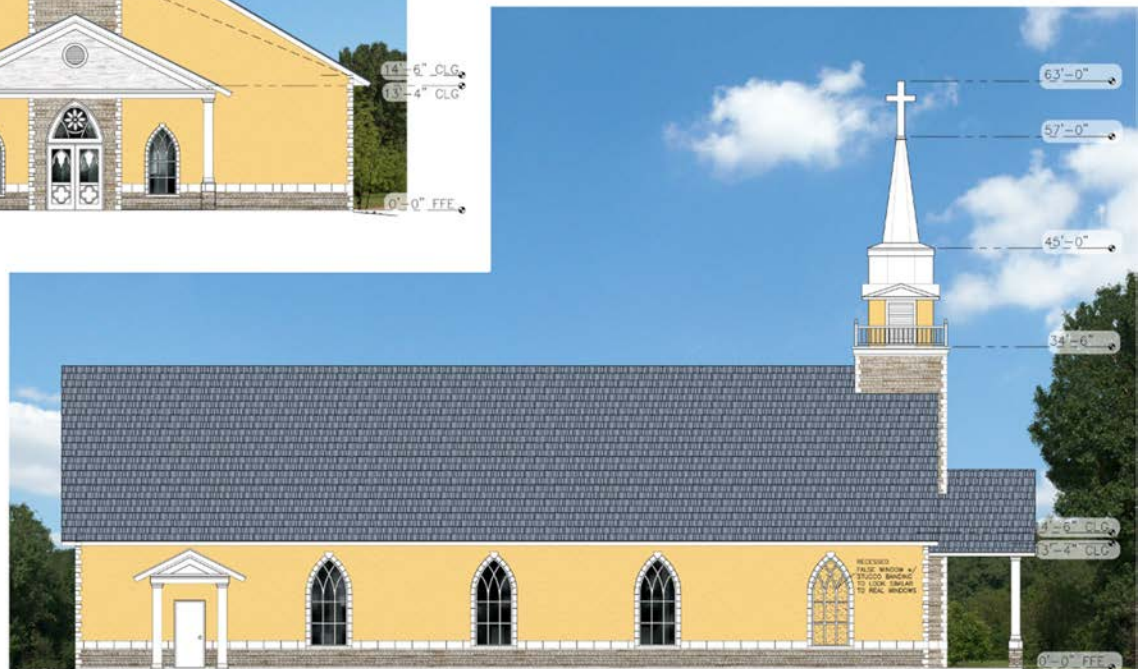
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FRONT ELEVATION



SIDE ELEVATIONS

**Redtail DG**

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Conclusion

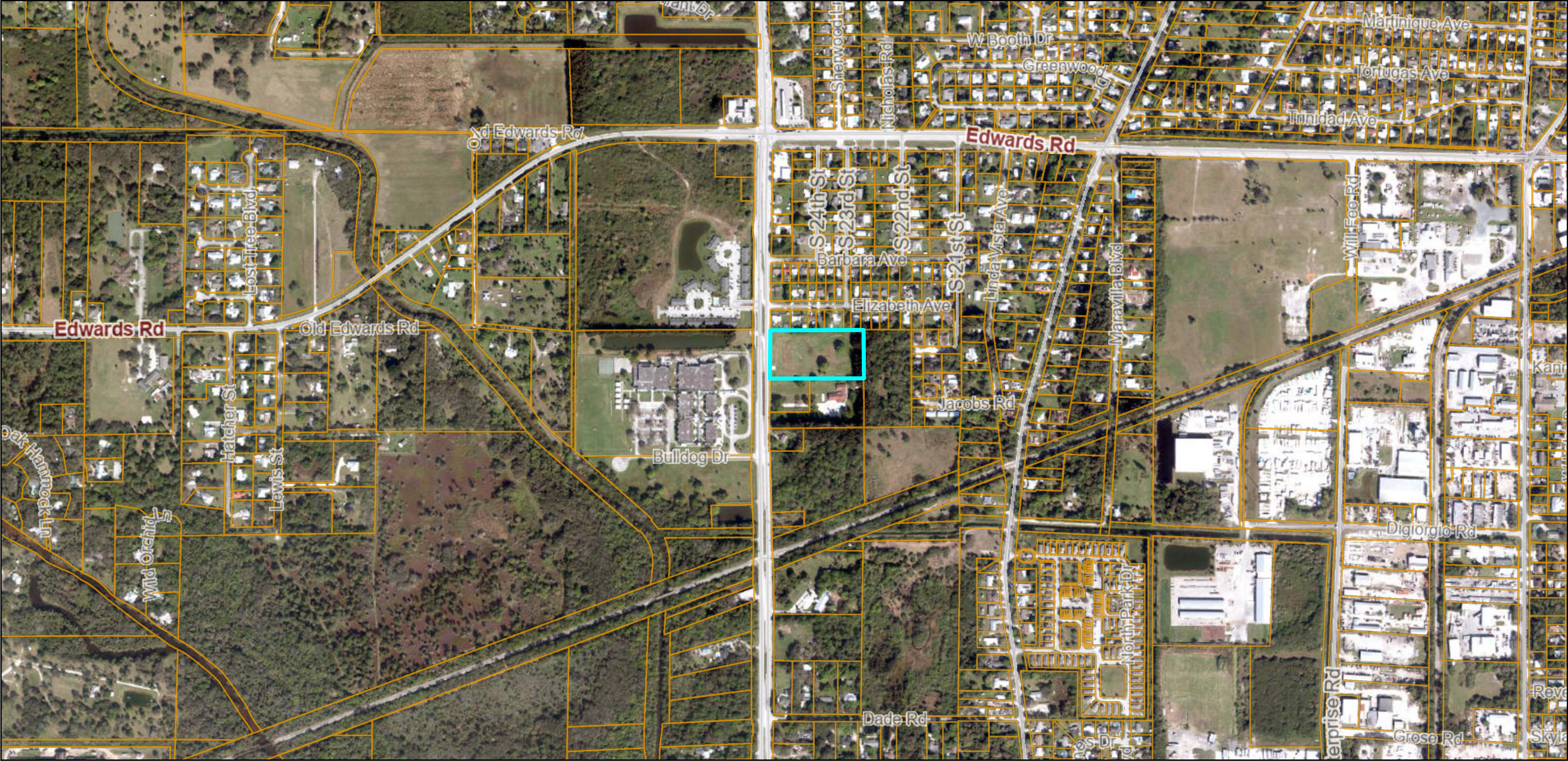
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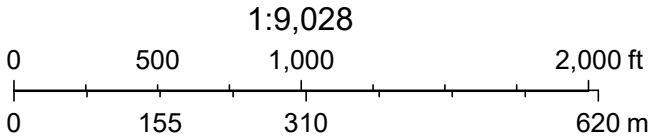
Sincerely,

Peterka Vlada
Redtail DG

General Location

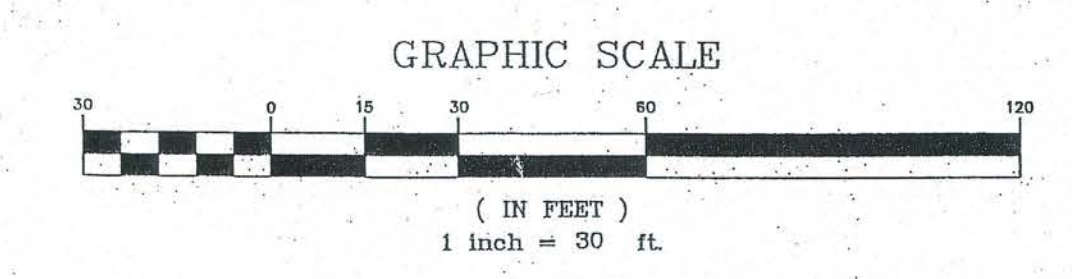


9/15/2024



BOUNDARY AND TOPOGRAPHIC SURVEY

A PORTION OF SECTION 28
TOWNSHIP 35 SOUTH, RANGE 40 EAST
ST. LUCIE COUNTY, FLORIDA.



LEGAL DESCRIPTION:
THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 35 SOUTH, RANGE 40 EAST, PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA, LESS THE WEST 40 FEET THEREOF.

- SURVEYOR'S NOTES:**
1. NO ATTEMPT WAS MADE BY THIS FIRM TO LOCATE UNDERGROUND UTILITIES ON/OR ADJACENT TO THIS SITE. THE APPROXIMATE LOCATION OF ALL UTILITIES SHOWN HEREON WERE TAKEN FROM AS-BUILT DRAWINGS AND/OR ON-SITE LOCATION AND SHOULD BE VERIFIED BEFORE CONSTRUCTION.
 2. NO ATTEMPT WAS MADE BY THIS FIRM TO LOCATE UNDERGROUND FOOTINGS OF BUILDINGS OF FENCES ON/OR ADJACENT TO THIS SITE.
 3. LANDS SHOWN HEREON WERE SURVEYED WITHOUT BENEFIT OF TITLE SEARCH.
 4. BEARINGS SHOWN HEREON REFER TO AN ASSUMED MERIDIAN OF N00°16'12"W, ALONG THE CENTERLINE OF HAWLEY ROAD.
 5. ELEVATIONS SHOWN HEREON ARE REFERENCED TO NATIONAL GEODETIC VERTICAL DATUM OF 1929 AND ARE BASED ON ST. LUCIE COUNTY BENCHMARK DATUM.
 6. LEGAL DESCRIPTION FURNISHED BY CLIENT.
 7. SITE AREA: 207259.98 SQUARE FEET OR 4.758 ACRES MORE OR LESS.
 8. LIMITS OF JURISDICTIONAL WETLANDS, DITCHES, DRAINAGE WAYS, WATER FLOWS, AND/OR BODIES OF WATER, IF ANY, ARE NOT DETERMINED BY THIS SURVEY. CLIENT IS ADVISED TO CONTACT THE APPROPRIATE GOVERNING AGENCIES FOR POSSIBLE LIMITS OF JURISDICTION.
 9. THIS SITE LIES IN FLOOD ZONES AE (CONTOUR 10), SHADED 'X', AND 'X' AS SCALED AND INTERPOLATED FROM FEMA FLOOD MAP 12111C-0186-F, DATED AUGUST 19, 1991. (NOTE LINES DELINEATED HEREON ARE AS SCALED GRAPHICALLY FROM MAPS AND ARE APPROXIMATE)

CERTIFICATIONS:
1. SALVADOR MERINO

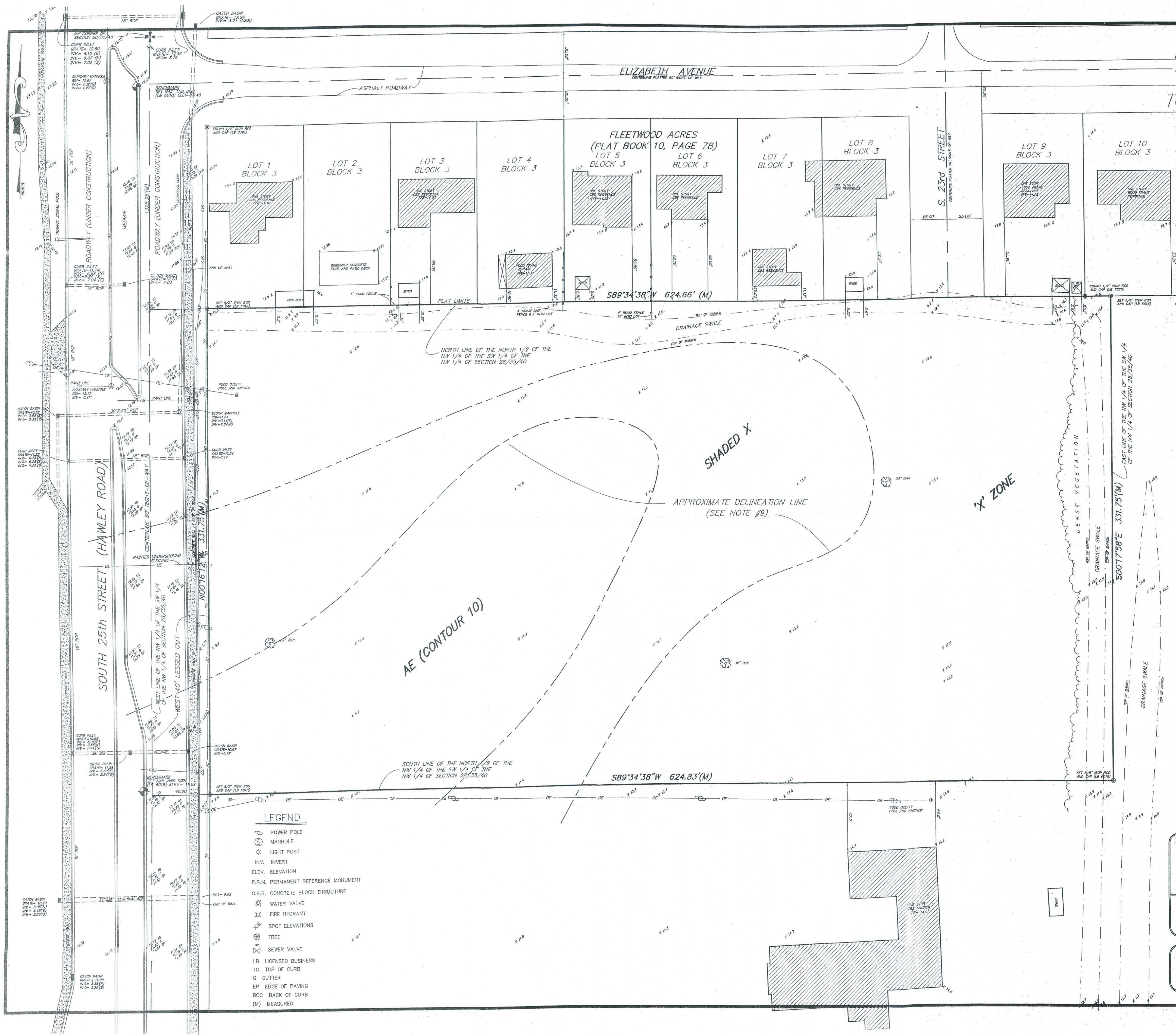
SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED UNDER MY RESPONSIBLE CHARGE AND MEETS THE MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS AND MAPPERS IN CHAPTER 61G17-6, FLORIDA STATUTES, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A LICENSED FLORIDA SURVEYOR AND MAPPER.

Robert Bloomster Jr.
ROBERT BLOOMSTER JR.
PROFESSIONAL LAND SURVEYOR
NO. 4134 STATE OF FLORIDA

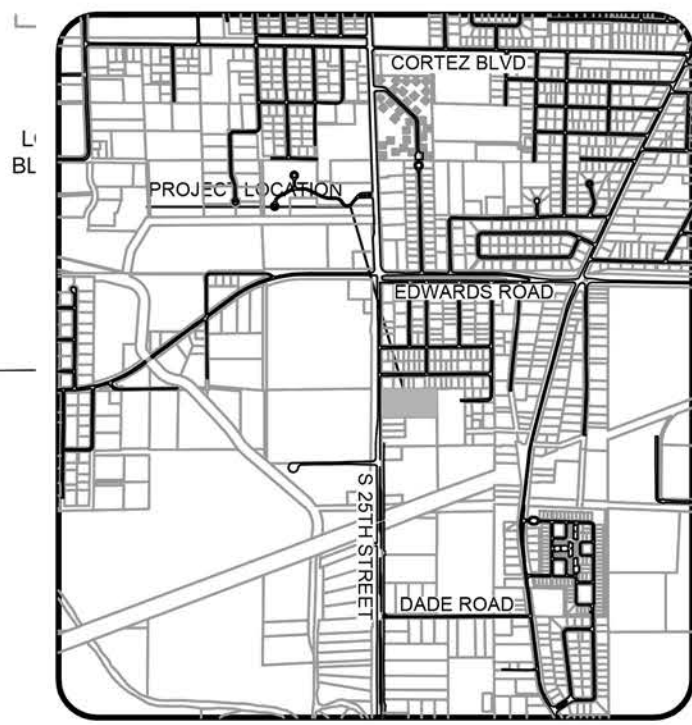
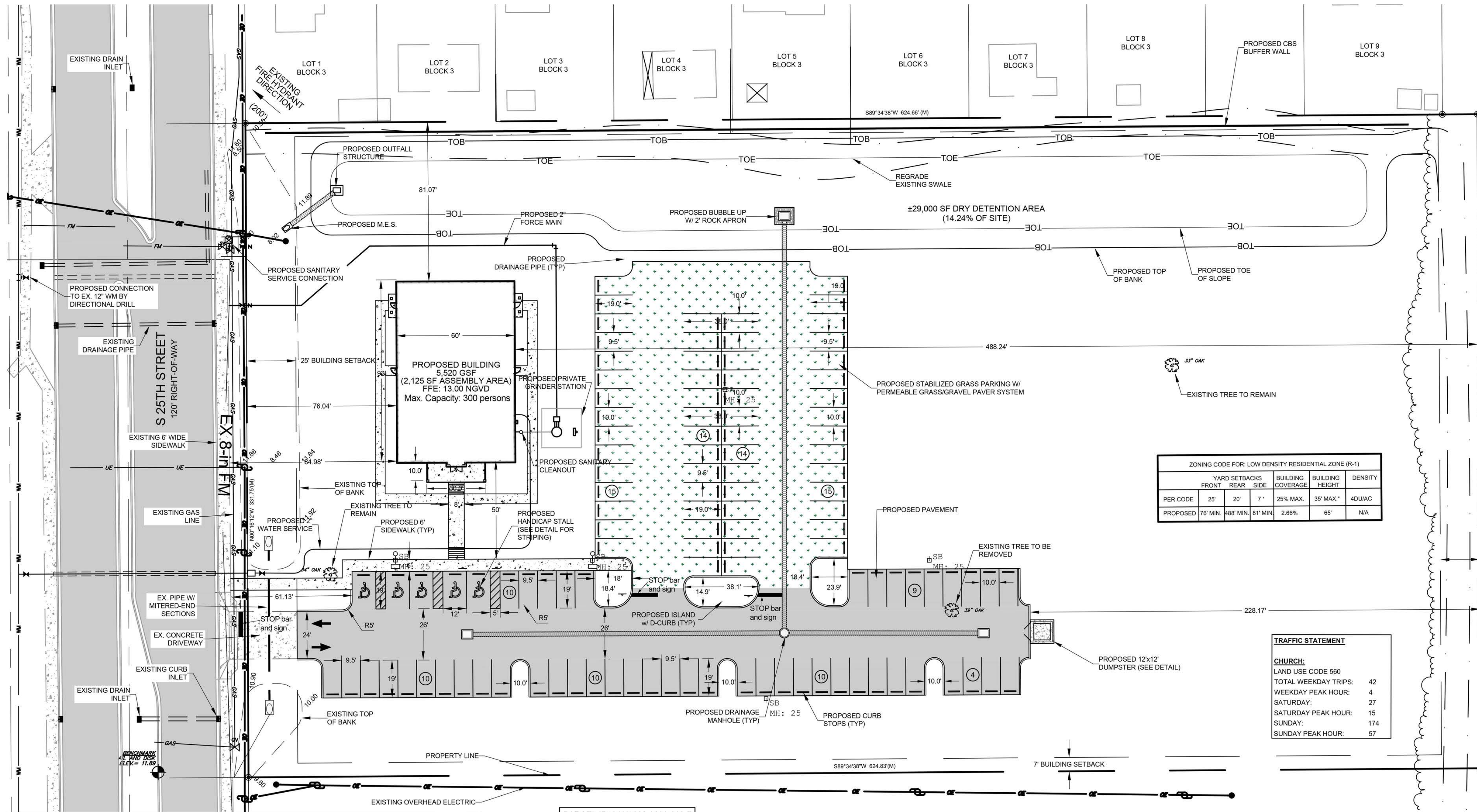
BLOOMSTER
PROFESSIONAL LAND
SURVEYORS, INC.
L.B. #6018
791 NORTHEAST DIXIE HIGHWAY
JENSEN BEACH, FLORIDA 34957
PHONE 772-334-0868

SHEET 1 OF 1		
DRAWN BY:	JWH	
SCALE:	1" = 30'	
FIELD WORK COMPLETED:	6/13/07	
FIELD BOOK:	SKETCH	
JOB NO.	10121	
REVISIONS		
DATE:	DESCRIPTION:	BY:
6/30/08	ADDITIONAL TOPO	JWH
11/3/08	COUNTY COMMENTS	JWH
12/11/08	COUNTY COMMENTS	JWH
9/24/13	RECEIPT	JWH

PREPARED FOR: SALVADOR MERINO
25th STREET
ST. LUCIE COUNTY, FLORIDA



- LEGEND**
- POWER POLE
 - MANHOLE
 - LIGHT POST
 - INV. INVERT
 - ELEV. ELEVATION
 - P.R.M. PERMANENT REFERENCE MONUMENT
 - C.B.S. CONCRETE BLOCK STRUCTURE
 - WATER VALVE
 - FIRE HYDRANT
 - SPOT ELEVATIONS
 - TREE
 - SEWER VALVE
 - LB LICENSED BUSINESS
 - TC TOP OF CURB
 - G GUTTER
 - EP EDGE OF PAVING
 - BOC BACK OF CURB
 - (M) MEASURED



LEGEND

EXISTING SPOT ELEVATION
PROPOSED DRAINAGE CATCH BASIN
PROPOSED MITERED END SECTION
PARKING STALL COUNT
PROPOSED ASPHALT
EXISTING ASPHALT
PROPOSED CONCRETE
EXISTING CONCRETE
PROPOSED STABILIZED GRASS

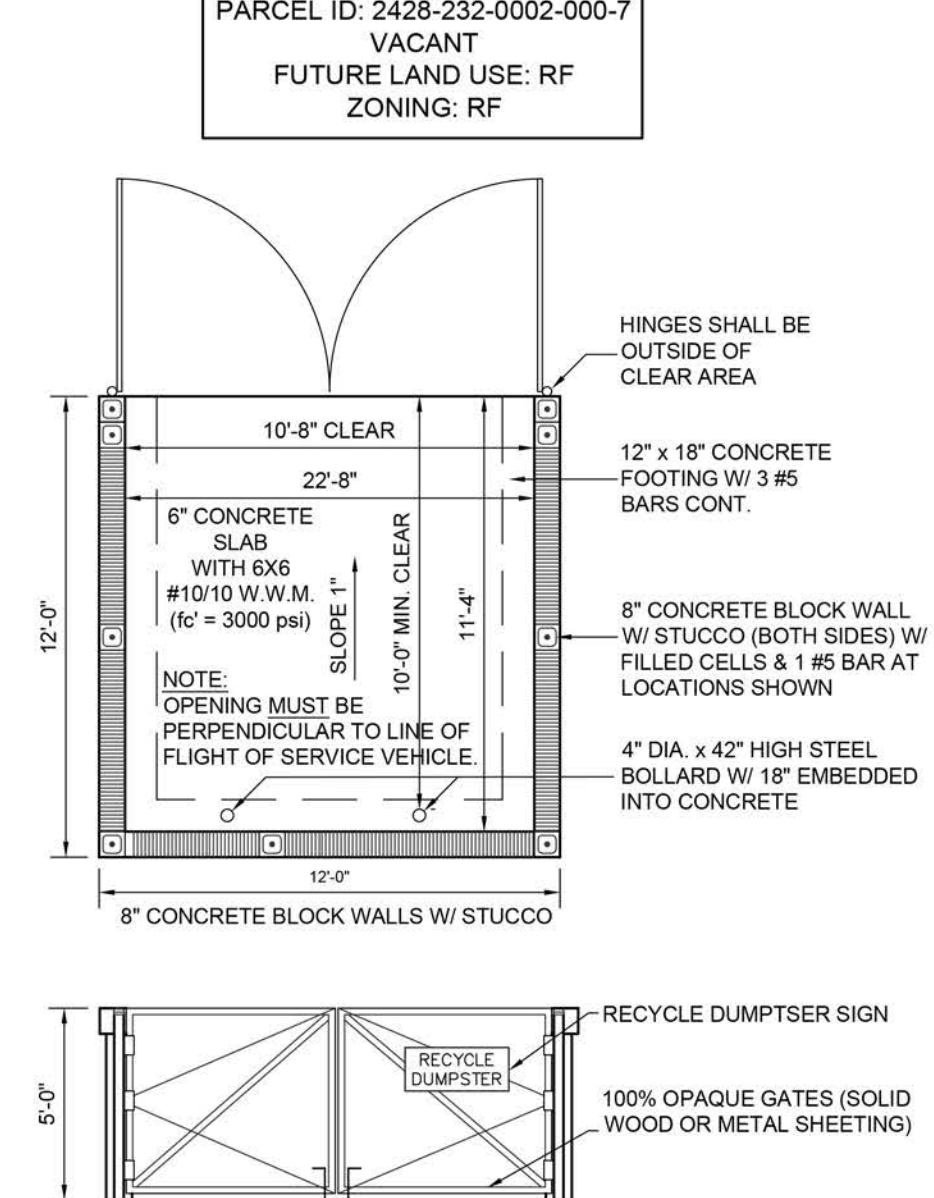
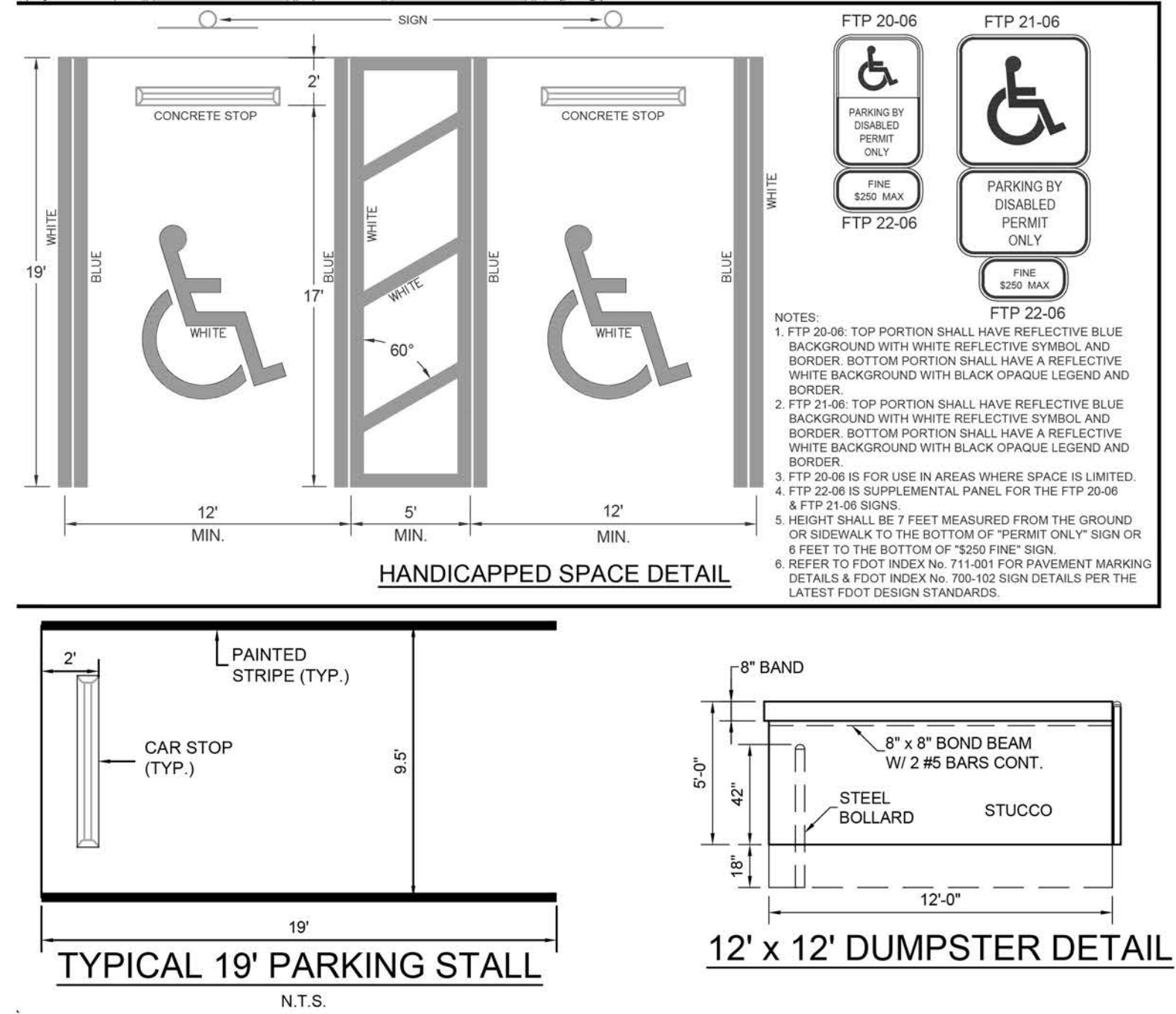
ZONING CODE FOR: LOW DENSITY RESIDENTIAL ZONE (R-1)

PER CODE	25'	20'	7'	25% MAX.	35' MAX.*	40' MAX.
PROPOSED	76' MIN.	488' MIN.	81' MIN.	2.66%	65'	N/A

TRAFFIC STATEMENT

CHURCH:	
LAND USE CODE 560	
TOTAL WEEKDAY TRIPS:	42
WEEKDAY PEAK HOUR:	4
SATURDAY:	27
SATURDAY PEAK HOUR:	15
SUNDAY:	174
SUNDAY PEAK HOUR:	57

PARCEL ID: 2428-234-0010-000-2
VACANT
FUTURE LAND USE: RM-5
ZONING: RM-5



WATER AND SEWER:
PROPOSED WATER SERVICE AND SEWER SERVICE WILL BE UTILIZED TO SERVE THE PROPOSED BUILDING.

DRAINAGE:
THE SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT WILL COLLECT SITE RUNOFF IN A SERIES OF INLETS WHICH WILL ROUTE THE RUNOFF TO A PROPOSED DRY DETENTION AREA.

SOLID WASTE:
BASED ON THE INTENDED USE OF THE BUILDING, THIS PROJECT WILL UTILIZE A PROPOSED DUMPSTER AREA FOR SOLID WASTE.

HAZARDOUS WASTE:
ALL HAZARDOUS WASTES DISPOSAL SHALL COMPLY WITH ALL FEDERAL, STATE AND LOCAL REGULATIONS.

FIRE PROTECTION:
NEAREST FIRE HYDRANT IS APPROXIMATELY 200' NORTHWEST FROM NORTHWEST CORNER OF PROPERTY LINE ACROSS S 25TH STREET.

WELL FIELD PROTECTION:
THE SUBJECT PARCEL IS NOT LOCATED WITHIN 1000 FEET OF A PUBLIC WATER SUPPLY WELL.

LIGHTING NOTES:
ALL LIGHTING, TO INCLUDE POLE HEIGHTS SHALL BE IN CONFORMANCE WITH THE CITY OF FORT PIERCE CODE OF ORDINANCES. SEE PHOTOMETRIC PLAN FOR LIGHTING BY OTHERS.

LANDSCAPE:
LANDSCAPE TO BE PROVIDED BY OTHERS.

INTERIOR LANDSCAPING

Vehicular area: 40,000 SF
Required interior landscaping: 40,000 SF / 15 = 2,667 SF
Provided interior landscaping: 2,700 SF

DEVELOPER:
IGLESIA BIBLICA DE FT. PIERCE, INC.
3240 SOUTH 25TH STREET
FORT PIERCE, FL 34982

Building Set Backs:
Front Setback => 25'
Side Setback => 7'
Rear Setback => 20'

SITE DATA
PARCEL ID: 2428-232-0001-000-0
SECTION: 28
TOWNSHIP: 35S
RANGE: 40E
ZONING: R-1
LAND USE: RL
EXISTING USE: VACANT
PROPOSED USE: CHURCH
PROPOSED MAX. ROOF HEIGHT: 40'

Total Site Area = 4.76 Acre = 100 %

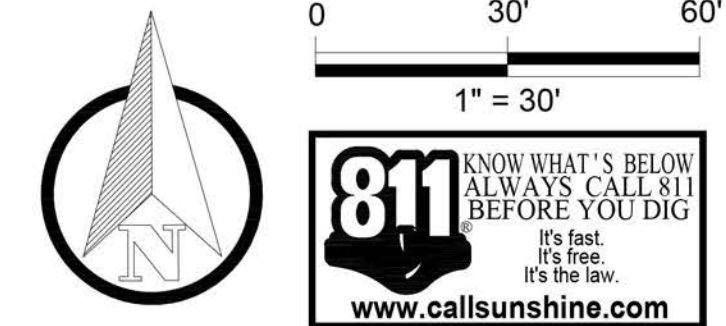
PARCEL SIZE	207,282 S.F.	4.76 AC.	100.00%
BUILDING AREA	5,520 S.F.	0.13 AC.	2.66%
PAVED AREA	20,353 S.F.	0.47 AC.	9.82%
CONCRETE AREA	1,939 S.F.	0.04 AC.	0.94%
TOTAL IMPERVIOUS	27,812 S.F.	0.64 AC.	13.42%
DRY DETENTION	29,513 S.F.	0.68 AC.	14.24%
STABILIZED GRASS	20,117 S.F.	0.46 AC.	9.71%
OPEN SPACE	129,840 S.F.	2.98 AC.	62.64%
TOTAL PERVIOUS	179,470 S.F.	4.12 AC.	86.58%

PARKING INFORMATION

Per Section 125-315 (d): Church: One space for every 3 seats in fixed seating facility Required stalls: 300 seats * 0.33 stalls per seat = 100 Stalls	
TOTAL PARKING REQUIRED	100 Stalls
TOTAL PARKING PROVIDED	111 Stalls
Required Handicapped	5 Stalls
Provided Handicapped	5 Stalls

DATUM:
ALL ELEVATIONS ARE BASED ON NATIONAL GEODETIC VERTICAL DATUM OF 1929.
TO CONVERT TO NAVD 1988 SUBTRACT 1.475' FROM NGVD.

LEGAL DESCRIPTION
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PLANNER
RETAIL DESIGN GROUP
C/O TOD MOWERY, AICP
100 S. 2ND STREET, UNIT 209
FORT PIERCE, FLORIDA 34950
772.742.1555

100 S. 2nd Street
Fort Pierce, FL 34950

DESIGNED BY: TM
DRAWN BY: VP
DATE: 9/12/2024

REVISION COMMENTS

DATE

IGLESIA BIBLICA CHURCH
CONCEPTUAL SITE PLAN

Florida
Fort Pierce

811
KNOW WHAT'S BELOW
ALWAYS CALL 811
BEFORE YOU DIG
It's fast.
It's free.
It's the law.
www.callsunshine.com

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772.742.1555

SHEET 01 OF 01

Iglesia Biblica Church

South 25th Street
City of Fort Pierce, Florida

City Project Number:

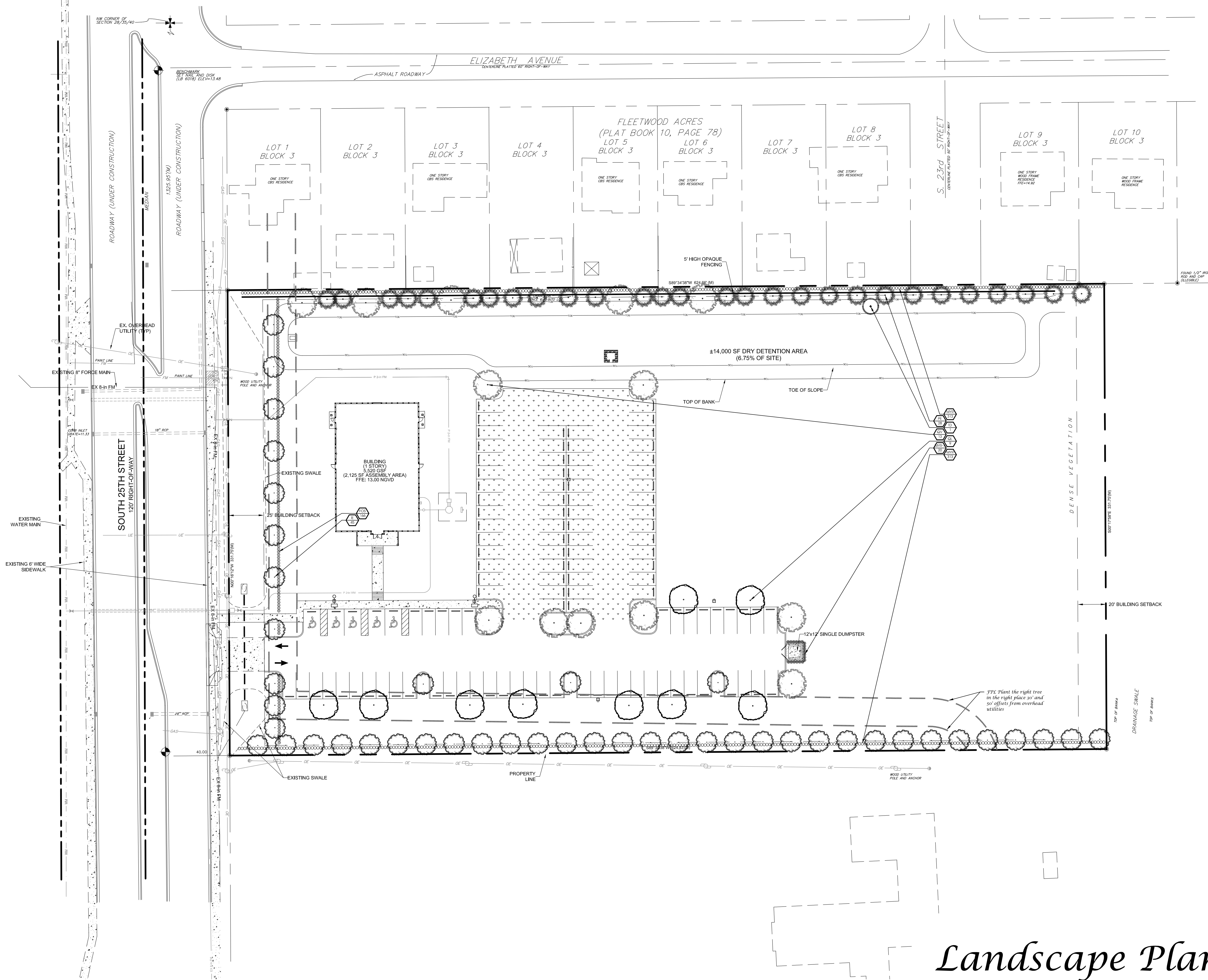
Jeffrey W. Smith, RLA
Florida Registration Number:
LA 0001635

Job No. 22-0802
Drawn By JWS
Submittal Dates 8-9-2022

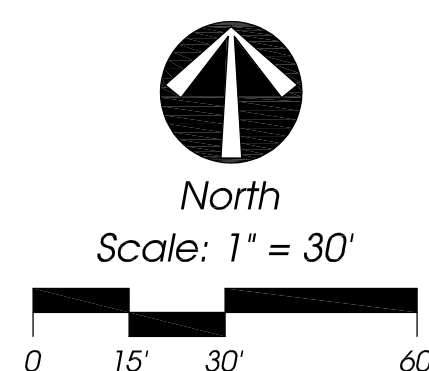
Revision Dates

These drawings are the property of the
landscape architect and are not to be
used for other projects except by written
permission from the landscape architect.
Report any discrepancies immediately
to the landscape architect.

L-1 2
Sheet of



Landscape Plan



Landscape Specifications

1. All tree and plant material to be Florida No. 1 or better, as classified in "Grades and Standards for Nursery Plants", Part I and Part II, State of Florida, Dept. of Agriculture, Tallahassee. All plants not listed in "Grades and Standards for Nursery Plants" shall conform to a Florida No. 1 as to: (1) health and vitality, (2) condition of foliage, (3) root system, (4) freedom from pest or mechanical damage, (5) heavily branched and densely foliated according to the accepted normal shape of the species.
2. Undersizing or substitution of one species or cultivar for another species is a breach of contract and will be "Rejected" at the time of final landscape inspection unless approved by Landscape Architect.
3. Project Warranty: All plant material shall be warranted for a period of one (1) year after date of substantial completion against defects, including death and unsatisfactory growth, except for defects resulting from abuse or damage by others or unusual phenomena or incidents which are beyond the contractor's control.
4. Any and all conditions which the contractor feels will be detrimental to the success of the planting shall be brought to the owner or representative's attention.
5. The contractor shall verify the location of underground utilities prior to commencing work on any project area.
6. Mulch planting areas with 3" layer of Melaleuca, Eucalyptus, or Eriovromich. Cypress Mulch is NOT ACCEPTABLE. Planting beds to receive mulch throughout entire bed area.
7. All plants to be set to ultimate grade. No filling will be permitted around trunks or stems. Mulch to be kept a minimum of 2" away from trunks and stems.
8. Planting trees and shrubs: Excavate hole per planting detail. When plant is set, place additional backfill consisting of a 50% mixture of Peat humus and natural soil around the base and sides of ball, and work each layer to settle backfill and eliminate voids and air pockets. When excavation is approximately 2/3 full, water thoroughly before placing remainder of backfill. Water again after placing final layer of backfill and before installing mulch.
9. Guy and stake trees in 3 directions with galvanized wire, through flexible hose chaffing guards, with wooden stake anchors. Immediately after planting, (See Detail).
10. Trees and shrubs shall be fertilized with a complete natural organic fertilizer with a ratio of approximately 3:0:2 or 3:0:3 (e.g., one labeled 12-0-8). Similar analysis such as 16-0-8 (4:0:2) can also be used. Fertilizers that are slow release, controlled release, sulphur coated or with nitrogen as IBDU or ureaformaldehyde have extended release period. Thirty to fifty percent of the nitrogen should be water insoluble or slow release.

Palms should receive a complete granular fertilizer formulated for palms ("Palm Special") at a rate of 5 to 8 lbs. per palm.

Agriform 20-0-5 twenty-one gram planting tablets may be substituted for granular fertilizer. If utilized, the following rates shall be utilized: Position plant in hole, backfill halfway up the rootball. Place tablet(s) beside rootball about 1" from root tips. Do not place tablet(s) in bottom of hole.

1 Gallon 1 Tablet
3 Gallon 2 Tablets
25 Gallon & B&B Trees 2 per 1" caliper

11. All planting areas and sod to be irrigated to provide 100% coverage. Shop drawings to be submitted by the irrigation contractor for approval prior to installation.
12. Maintain trees, shrubs, and other plants by watering, cultivating, and weeding as required for healthy growth. Restore planting saucers and mulch. Tighten and repair stake and guying and reset trees and shrubs to proper grade or vertical position as required. Spray as necessary to keep trees and shrubs free of insects and disease. The contractor shall begin maintenance immediately after planting and shall continue maintenance through final acceptance when Certificate of Occupancy is issued to the General Contractor by City and project is released by the General Contractor to Client.
13. Prune trees and shrubs only to remove damaged branches as directed by the Landscape Architect.
14. Planting Lawns: Provide clean, strongly rooted, of Stenotaphrum secundatum Floritan (unless otherwise noted), machine stripped not more than 24 hours prior to laying. Grade and roll prepared lawn surface. Water thoroughly but not to create muddy soil conditions. Lay sod strips with tight joints, roll or tamp lightly, and water thoroughly.
15. Maintain positive drainage, no planting is to block drainage.
16. Drainage Testing
Prior to planting of trees, palms, and specimen material, each planting pit shall be tested in the following manner to verify adequate drainage.
A) Dig each planting pit to the minimum specified size.
B) Fill the planting pit with (12") twelve inches of water. If the water level in the planting pit drops (4") four or more inches within (4) four hours, the drainage is sufficient and a drainage channel is not required. If the water level drops less than (4") four inches within the (4) four hour period, then a drainage channel is required.
C) When a drainage channel is required, the drainage channel must extend down through the non porous soil and into porous soil. (See Drainage Testing Detail)
D) Discard all material removed from the drainage channel.
E) When backfilling the planting pit, add course gravel to the drainage channel. Also, care must be taken to keep the consistency of the soil mix the same throughout the planting pit.

- NOTES:
- Contractor to include drainage testing for all trees and palms in bid. If drainage is inadequate, the soil specification in item #8 above shall be revised for site conditions. Contractor shall notify the Owner and Landscape Architect of poor drainage conditions in writing and written direction will be provided to the contractor of appropriate soil mixture specification to be used.
 - All fertilizers shall meet the City of Port St. Lucie's fertilizer ordinance.

Plant List

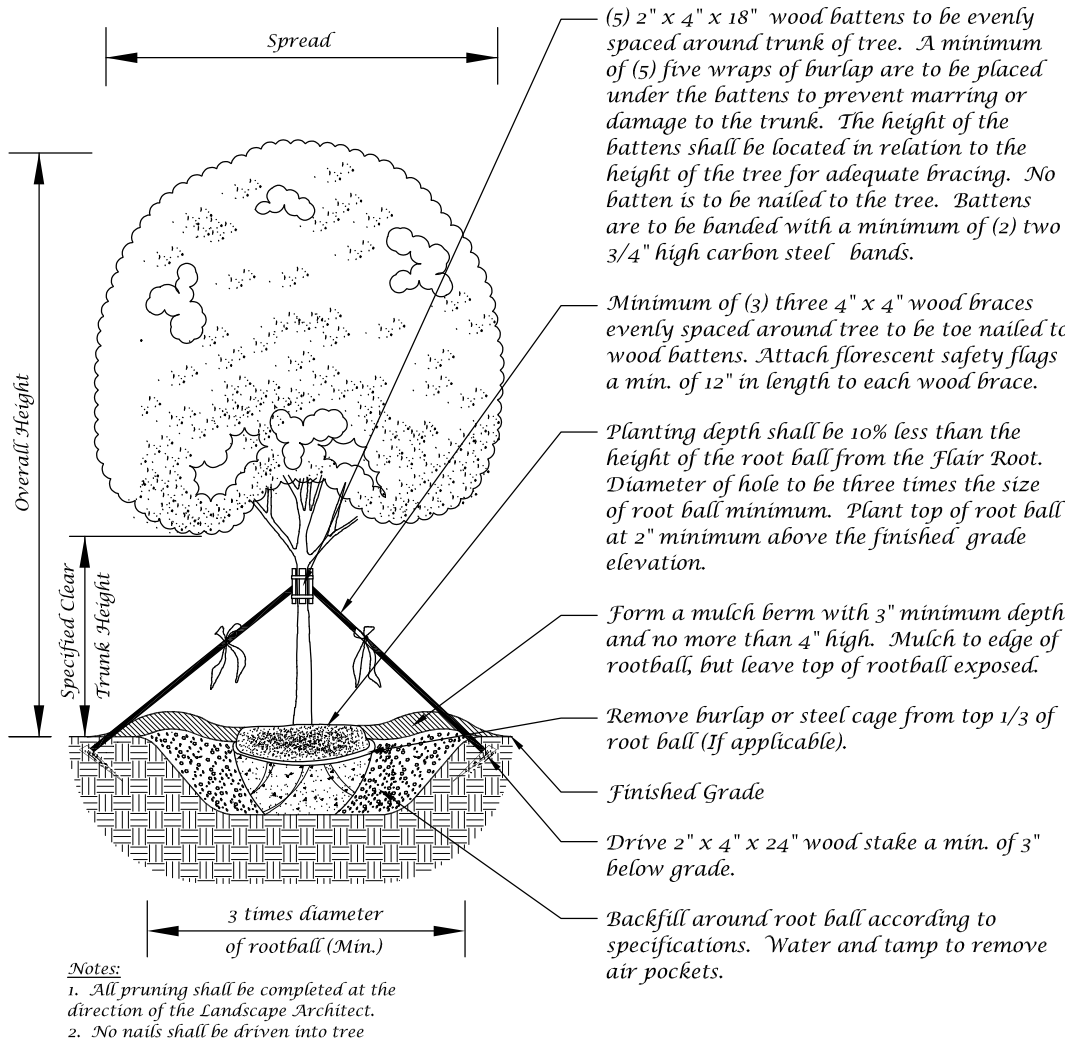
QTY	SYM	SPECIES	COMMON NAME/DESCRIPTION	SIZE	SPACING	REMARKS
CANOPY / ORNAMENTAL TREES						
45	IE*	ILEX x ATTENUATA 'EAGLESTON'	EAGLESTON HOLLY	12' x 5', 2.5" D.B.H.	A.S.	FULL CANOPY, 5' C.T. MIN.
28	PE*	PINUS ELLIOTTI	SLASH PINE	12' x 5', 2.5" D.B.H.	A.S.	FULL CANOPY, 5' C.T. MIN.
9	QL*	QUERCUS LAURIFOLIA	LAUREL OAK	12' x 5', 2.5" D.B.H.	A.S.	FULL CANOPY, 5' C.T. MIN.
13	QV*	QUERCUS VIRGINIANA	LIVE OAK	12' x 5', 2.5" D.B.H.	A.S.	FULL CANOPY, 5' C.T. MIN.
1	TD*	TAXODIUM DISTICHUM	BALD CYPRESS	12' x 5', 2.5" D.B.H.	A.S.	FULL CANOPY, 5' C.T. MIN.
SHRUBS / GROUNDCOVERS						
166	FOS*	FORESTIERA SEGREGATA	FLORIDA PRIVET	#3, 2' x 2'	2' O.C.	FULL & THICK
626	MYR*	MYRICANTHES FRAGRANS	SIMPSON STOPPER	#3, 2' x 2'	2' O.C.	FULL & THICK
20	MYR-1*	MYRICANTHES FRAGRANS	SIMPSON STOPPER	#7, 4' x 2'	2' O.C.	FULL & THICK
SOD-1						
PASPALUM NOTATUM			BAHIA SOD			SEE SPECS
* = Florida Native						
NOTE: D.B.H. IS MEASURED 4.5' ABOVE GRADE						

Landscape Data

Vehicular Use Area Landscaping Adjacent to R.O.W. (West Buffer) 332' Sec. 123-37(4)(b) Trees Required = 10' Wide Landscape Strip with 1 Tree/300 s.f. 332 l.f. x 10' = 3,320 s.f. / 300 = 11 Trees Provided = 11 Shrubs Required = Continuous Hedge @ 2' o.c. 332 l.f. / 2' o.c. = 166 Shrubs Provided = 166	Interior Vehicular Use Area Sec. 123-37(7)(a & b) Required = 1 s.f. of interior landscaping per 15 s.f. of vehicular use area (20,353 s.f./15 = 1,357 s.f.) Landscape Area Provided = 1,400 s.f. Trees Required = 1 Tree/100 s.f. of interior landscape area 20,353 s.f./15 = 1,357 s.f. / 100 = 14 Trees Trees Provided = 14 (Note: some trees relocated to dry retention area to enhance water quality)
---	--

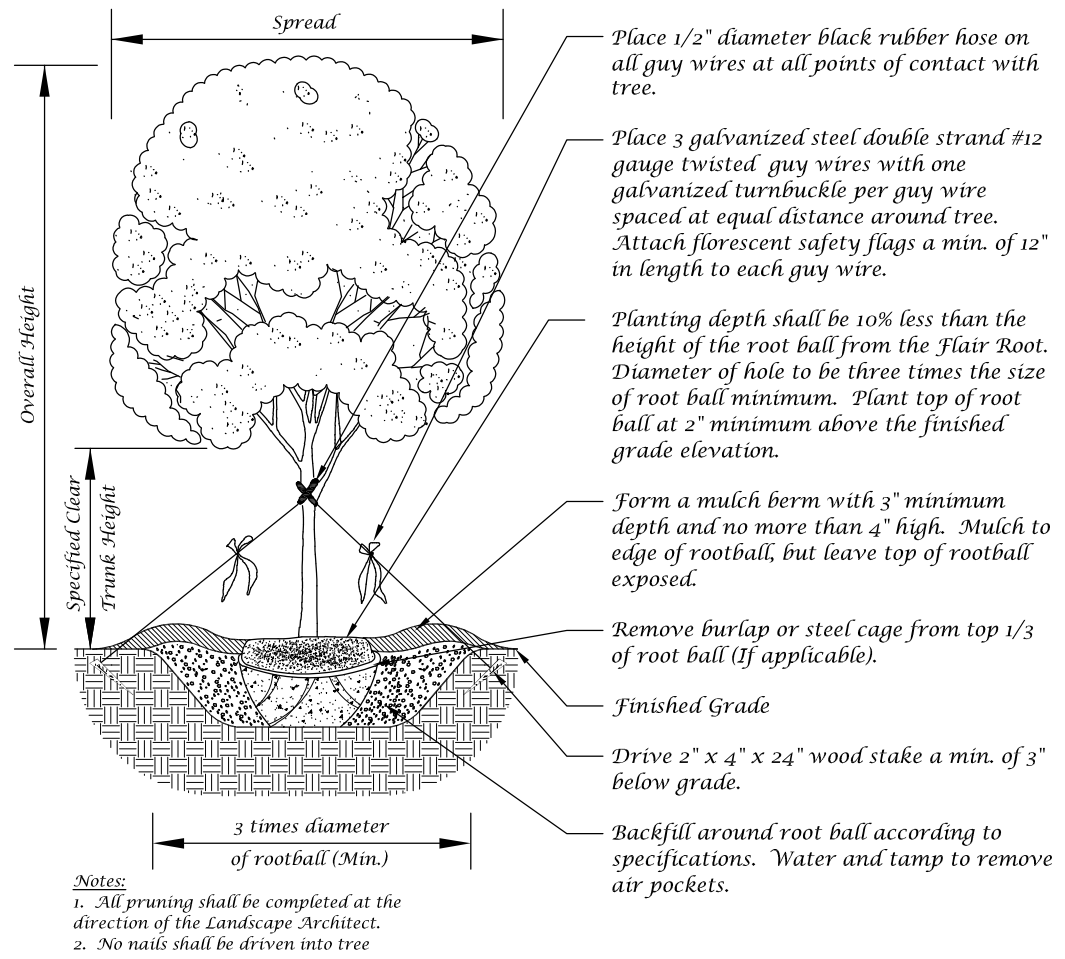
Vehicular Use Area Landscaping to Adjacent Property (North & South Buffer) 1,250' Sec. 123-37(6) Trees Required = 10' Wide Landscape Strip with 1 Tree/200 s.f. 1,250 l.f. x 10' = 12,500 s.f. / 200 = 63 Trees Provided = 63 Shrubs Required = Continuous Hedge @ 2' o.c. 1,250 l.f. / 2' o.c. = 625 Shrubs Provided = 625 Shrubs	Total Trees Required = 96 Trees Total Trees Provided = 96 Trees Total Trees Required = 96 Trees Total Native Trees Provided = 96 (100%) Total Palms Required = 0 Total Native Palms Provided = 0 (NA - %) Total Shrubs Required = 810 Total Native Shrubs Provided = 810 (100%)
---	--

Landscape Details



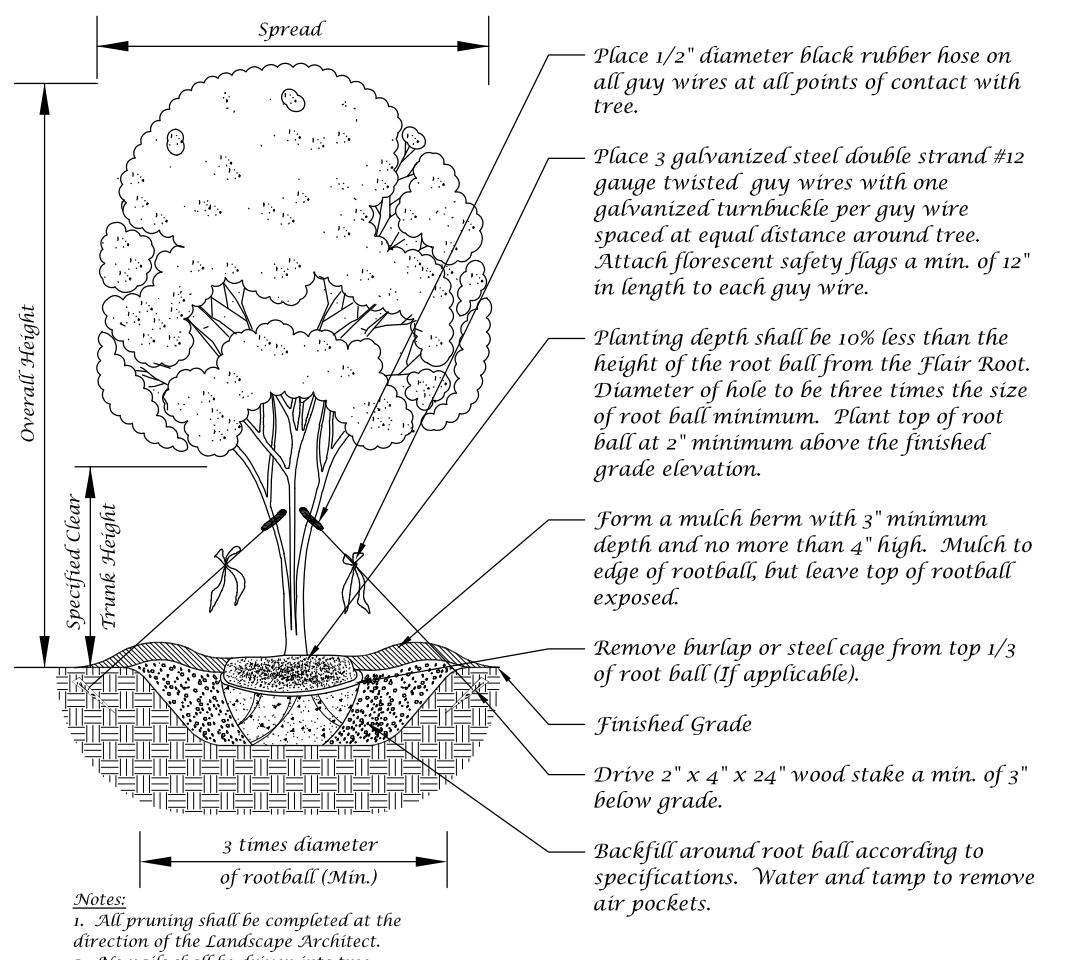
Large Tree Planting Detail (5" Caliper or Greater)

Not to Scale



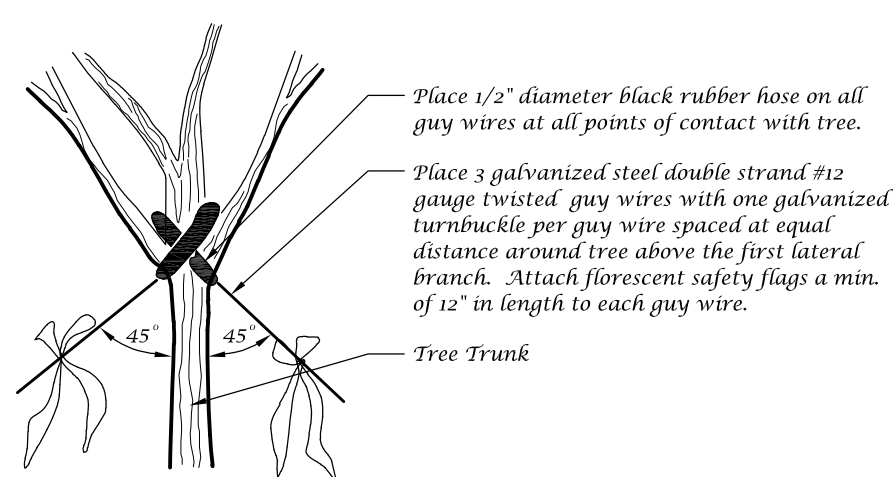
Tree Planting Detail

Not to Scale



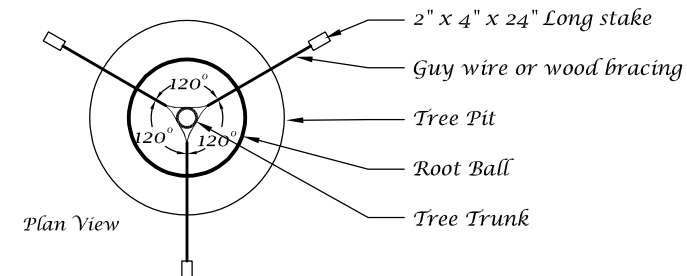
Multi-Trunk Tree Planting Detail

Not to Scale



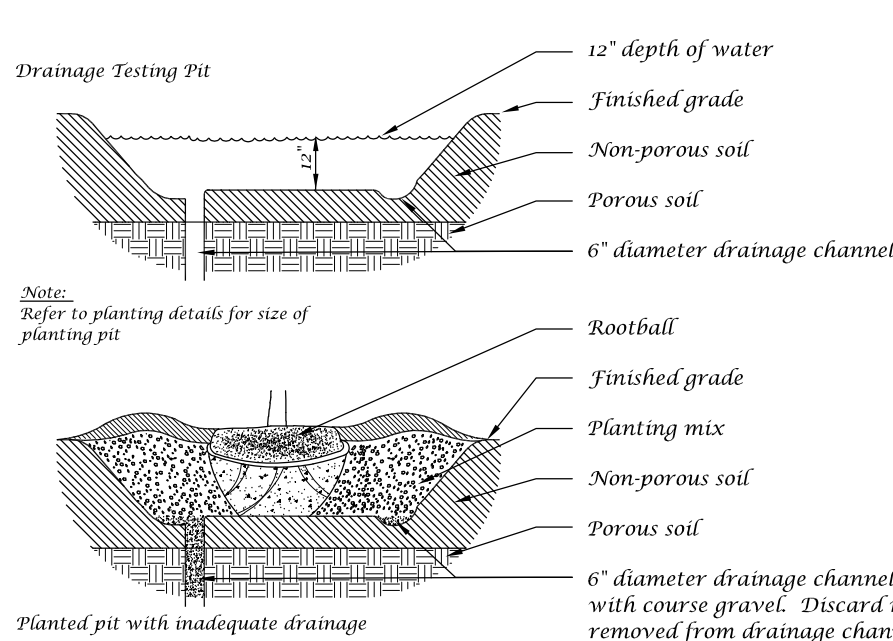
Guy Wire Attachment Detail

Not to Scale



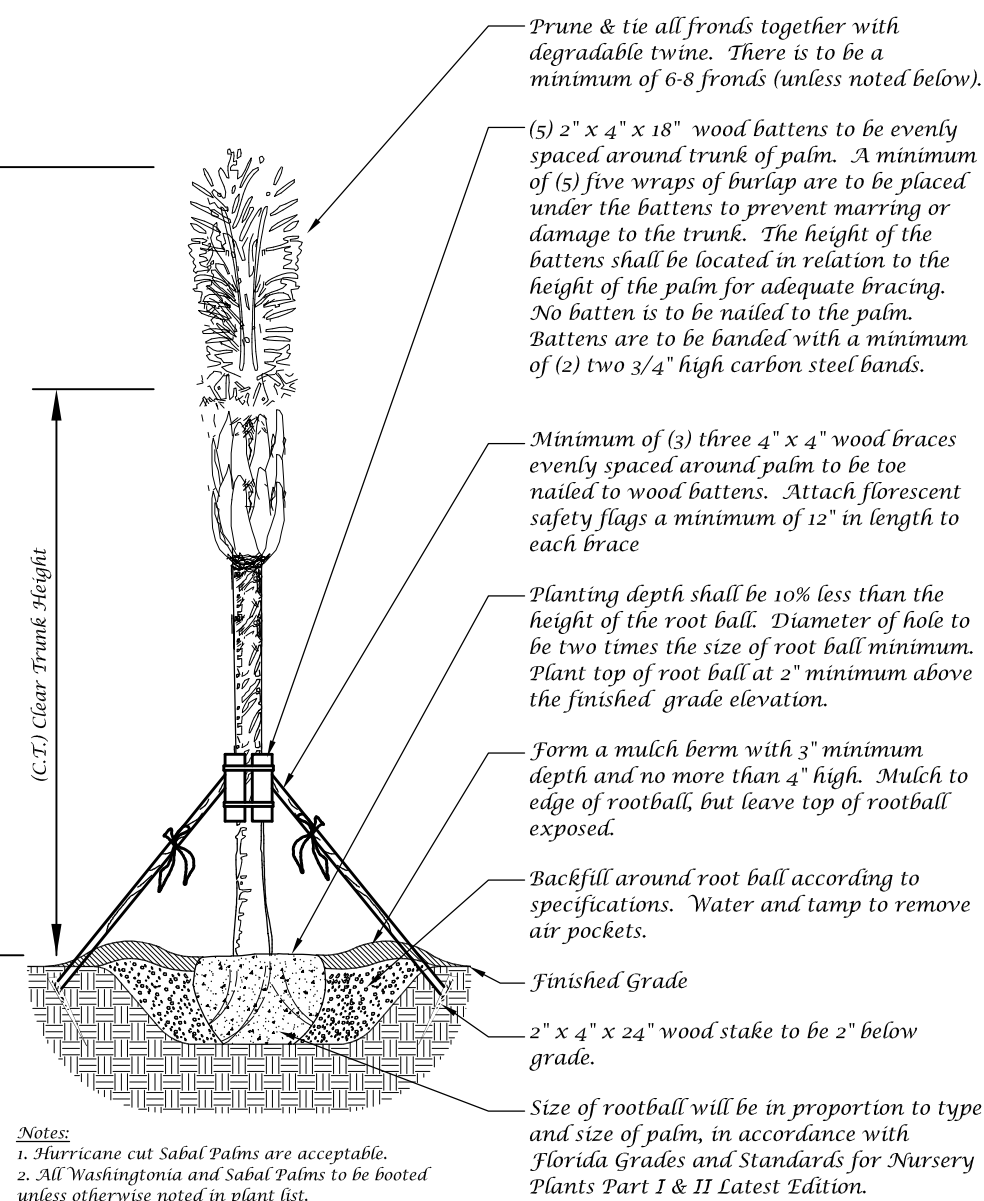
Staking Detail

Not to Scale



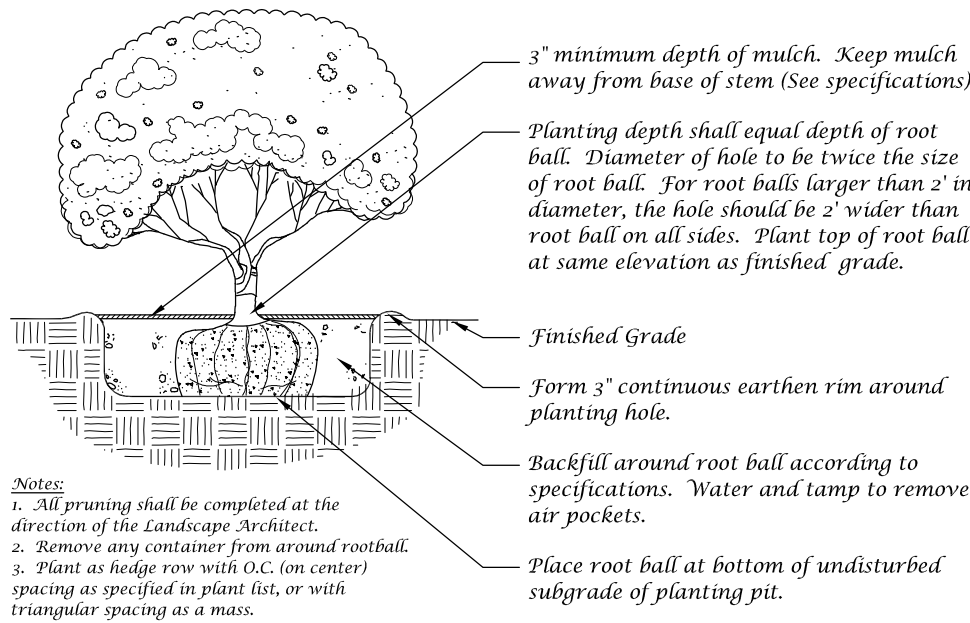
Drainage Testing Detail

Not to Scale



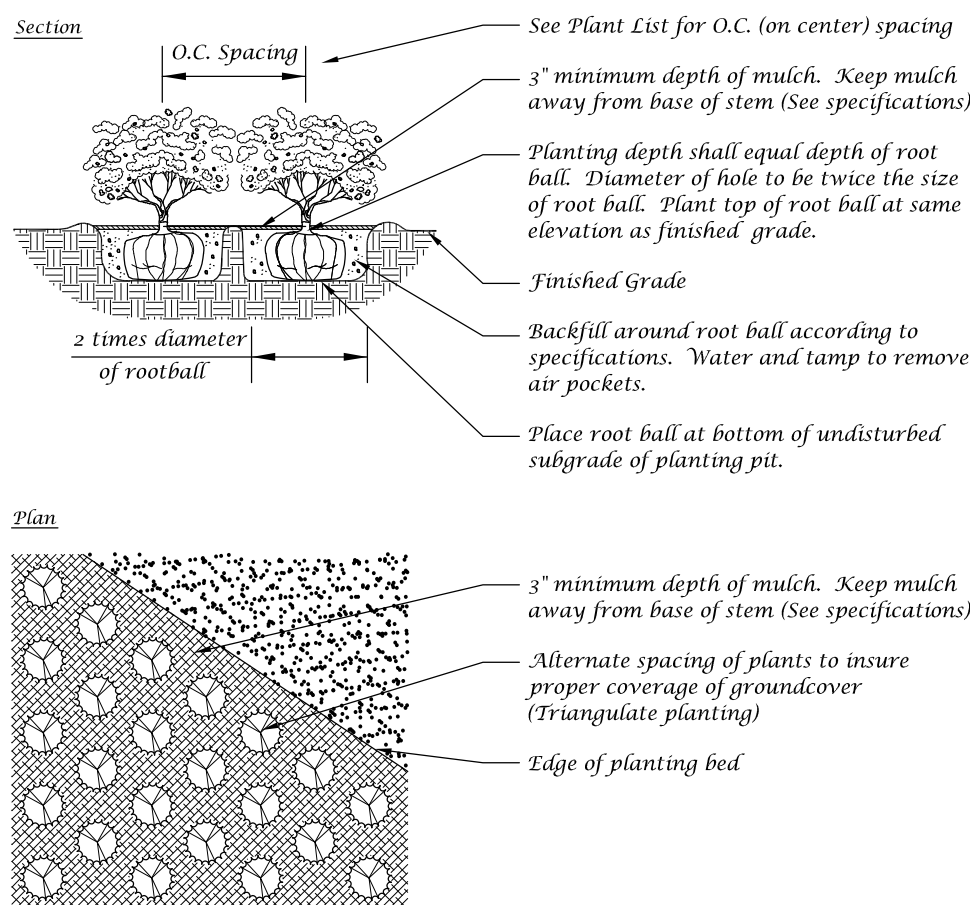
Palm Planting Detail

Not to Scale



Shrub Detail

Not to Scale



Ground Cover Detail

Not to Scale

Conceptual Design Group, Inc.

Landscape Architecture - Site Planning

900 East Ocean Boulevard, Suite 130d
Stuart, Florida 34994
(772) 344-2340
LC: 26000198

Iglesia Biblica Church

South 25th Street
City of Fort Pierce, Florida

City Project Number:

Jeffrey W. Smith, RLA
Florida Registration Number:
LA 0001635

Job No. 22-0802
Drawn By JWS
Submittal Dates 8-9-2022

Revision Dates

These drawings are the property of the landscape architect and are not to be used for other projects except by written permission from the landscape architect. Report any discrepancies immediately to the landscape architect.

L-2 2
Sheet of

Landscape Plan



THE SUNRISE CITY
FORT PIERCE
PLANNING DEPARTMENT

Florida

CONCURRENCY CAPACITY ANALYSIS

I. Site Data:

	Existing Use	Future Land Use	Zoning
North	Residential	(SLC) - Residential Urban (RU)	(SLC) - Residential (R4)
South	Commercial	(FP) - Low Density Residential (RL)	(FP) - Single-Family Low Density (R-1)
East	Undeveloped	(SLC) - Residential Urban (RU)	(FP) - Residential Multi-Family-5 (RM-5)
West	ROW then Institutional	(FP) - Institutional (INST)	(FP) - General and Recreational Open Space (OS-1)

	Future Land Use	Zoning Classification	Maximum Intensity Residential: Dwelling Units per Acre Other: Square Footage	Total Acreage	Flood Zone
Current	RL	R-1	50,856.30 S.F.	4.76	X
**Proposed	RL	R-1	5,520 S.F.	4.76	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
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day 6,357.04 gallons per day
**Proposed Zoning/FLU	Total gallons per day 690 gallons per day
**Change in Demand	Total gallons per day reduction of 5,667.04 gallons per day

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
Demand Analysis	Maximum
Current Zoning/FLU	Total gallons per day 5,085.63 gallons per day
**Proposed Zoning/FLU	Total gallons per day 552 gallons per day
**Change in Demand	Total gallons per day Reduction of 4,533.63 gallons per day

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	n/a	n/a	n/a
Urban District	5 acres per 1,000 people	n/a	n/a	n/a
Community	2.5 acres per 1,000 people	n/a	n/a	n/a
Neighborhood	1.36 acres per 1,000 people	n/a	n/a	n/a

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	n/a	n/a
City	n/a	n/a
Distance	n/a	n/a
Current Zoning/FLU Enrollment Demand	n/a	n/a
**Proposed Zoning/FLU Enrollment Demand	n/a	n/a
**Change in Demand	n/a	n/a

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	1,907.11
**Proposed Zoning/FLU	2.76
*Change in Demand	Reduction in 1,904.35

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	THE SURFACE WATER MANAGEMENT SYSTEM FOR THE PROJECT WILL COLLECT SITE RUNOFF IN A SERIES OF INLETS WHICH WILL ROUTE THE RUNOFF TO A PROPOSED DRY DETENTION AREA.
---------------	--

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	387	35/41
**Proposed Zoning/FLU	42	4/4
*Change in Demand	Trips Reduction of 345	Trips Reduction of 31/37
Impact to Capacity	Reduction of 345 AADT and 31/37 AM/PM peak respectively	

IV. Project Description

PHASING	
Is this project (phase) part of a larger project? ☐ Yes ☒ 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): 5,520 S.F.	
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
Church	1	5,520	4.76		

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

TECHNICAL MEMORANDUM

TO: SALVADOR MERINO 25TH STREET CHURCH
FROM: EDC, INC. – ENVIRONMENTAL DIVISION
SUBJECT: Wetland – Comprehensive Environmental Review
DATE: APRIL 02, 2021

Site Conditions

The subject development, 25th Street Church, is proposed for construction. The subject parcel is located at 3240 S 25th Street, City of Fort Pierce, St. Lucie County, FL. The subject parcel can further be identified as PCN# 2428-232-0001-000-0, consisting of approximately 4.75 acres.

Upon being contacted by the church, EDC, Inc. conducted site reconnaissance to ascertain the current status of the wetland on site previously identified by the South Florida Water Management District (SFWMD).

EDC, Inc. personnel surveyed the property on foot; conducting transects across the property to obtain estimates of the wetland limits. There was an abundance of nuisance and exotic species present, and some native FL species. See table below:

The following native vegetation was found on site:

Common Name	Species Name
Cabbage Palm	<i>Sabal Palmetto</i>
Slash Pine	<i>Pinus densa</i>
Gallberry	<i>Ilex coriacea</i>
Grapevine	<i>Vitus rotundifolia</i>

The following invasive vegetation was found on site:

Common Name	Species Name
Brazilian Pepper	<i>Schinus terebinthifolia</i>
Old World Climbing Fern	<i>Lygodium microphyllum</i>
Guinea Grass	<i>Megathyrus maximus</i>
Cogon Grass	<i>Imperata cylindrica</i>

Wetland Detail

This wetland is estimated to be 0.41 acres in size (see attached graphic). It is important to understand actual acreage of the wetland on site may vary upon determination by a State government agency. This wetland is hydrologically isolated, and is not connected to a greater system of riverine or estuarine systems.

Furthermore, this wetland was observed to contain many invasive species of grasses, further indicating its lack of significant ecological value in the Florida landscape.

Listed below are environmental regulations that would affect site development in the City of Fort Pierce regarding wetlands:

4.8 Objective:

Wetlands and natural functions of wetlands shall be preserved and protected pursuant to FDEP. Uses shall be directed away from wetlands and development shall be designed to preserve and protect wetlands and the natural functions of wetlands. Mitigation may be considered as one means to compensate for loss of wetland functions.

The City of Fort Pierce follows all state regulations when it comes to wetlands. If a determination finds the wetland to be greater than 0.5 acres, mitigation may be required.

Recommendations

At this juncture, EDC Inc. strongly recommends obtaining a State-approved wetland determination for further site planning.



Environmental Site Assessment

3240 S 25th Street
City of Fort Pierce, FL

Wetland Estimate Map

Project: 13-246

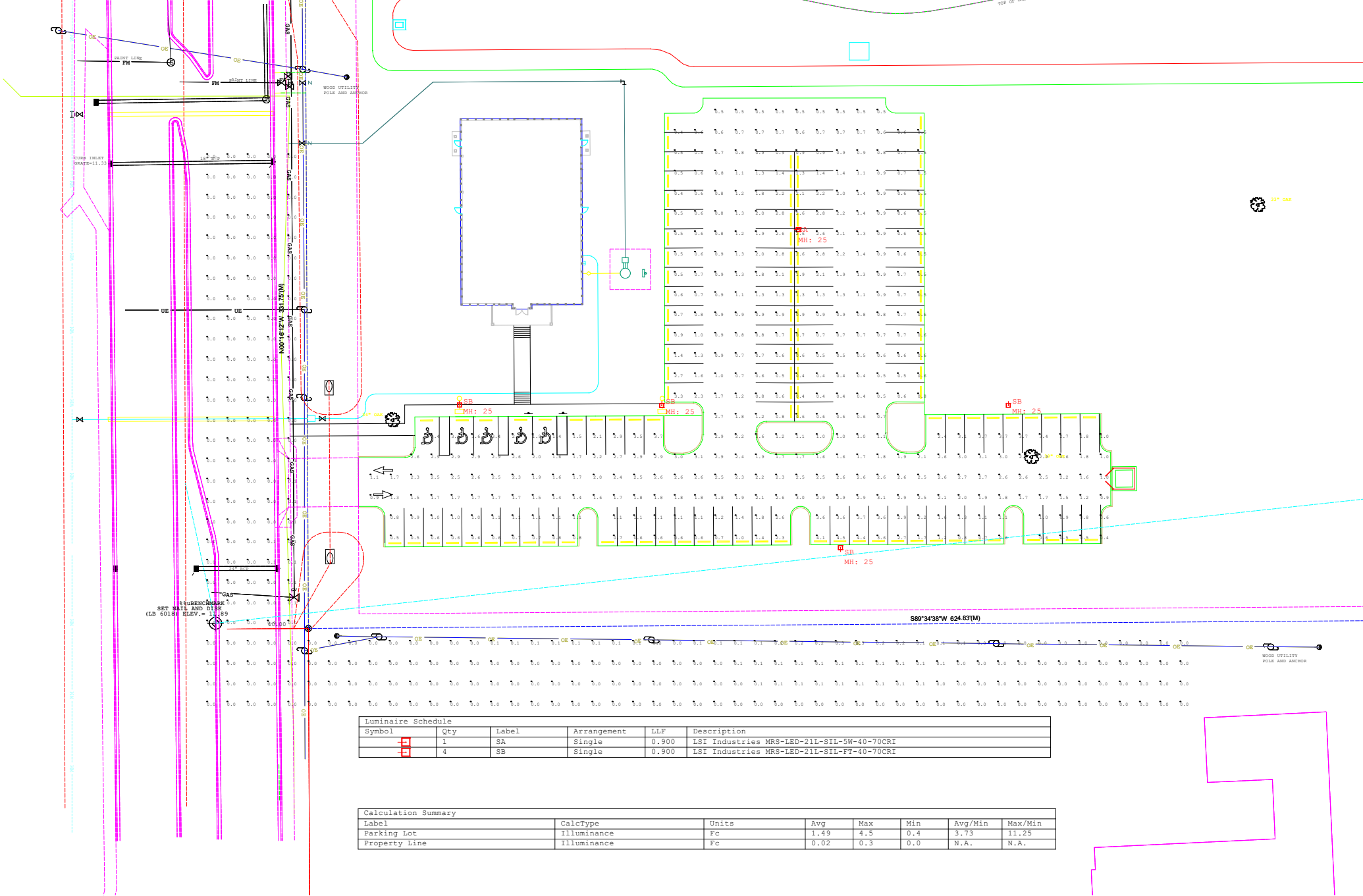
Mark Landsman

12/11/2020



Wetland Acreage = 0.41 ac.





Luminaire Schedule					
Symbol	Qty	Label	Arrangement	LLF	Description
SA	1	SA	Single	0.900	LSI Industries MRS-LED-21L-SIL-5W-40-70CRI
SB	4	SB	Single	0.900	LSI Industries MRS-LED-21L-SIL-FT-40-70CRI

Calculation Summary								
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min	
Parking Lot	Illuminance	Fc	1.49	4.5	0.4	3.73	11.25	
Property Line	Illuminance	Fc	0.02	0.3	0.0	N.A.	N.A.	

TRAFFIC STATEMENT

Iglesia Biblica Church
Minor Site Plan
September 15 2024

To:
Planning Department
Fort Pierce

Prepared by:



Redtail DG
100 S. 2nd Street

**Redtail DG**

100 S. 2nd Street
Fort Pierce, Florida 34950
772.742.1555
www.redtaildg.com
todm@redtaildg.com

Dear Planning Department,

The proposed church will not have a significant impact on the existing roads, as it will produce 42 AADT and 4 trips at the AM Peak Hour and 4 trips at the PM peak hour. This is significantly lower than the allowed impact per the zoning when calculated for the maximum allowed capacity, which is 387 AADT, 35 AM Peak Hour Trips and 41 PM Peak Hour Trips. The reduction of 345 AADT, 31 AM Peak Hour Trips and 37 PM Peak Hour trips is expected, by calculation that was done using the latest ITE Trip Generation Data Form.

The proposed development will have a significant reduction in generated trips compared to the maximum allowed numbers, and will not negatively impact the LOS of the roads.

Sincerely,

Peterka Vlada
Redtail DG



(772)631-5709 AA26002573

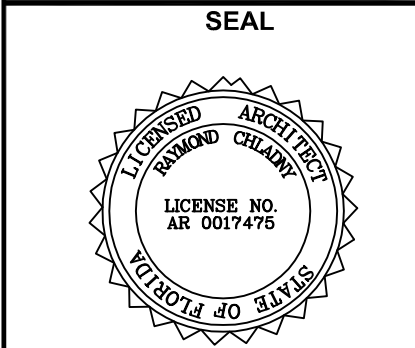
THESE DRAWINGS CONTAIN ARCHITECTURAL SYMBOLS USED FOR GRAPHIC PURPOSES ONLY. SIZE AND LOCATION MAY VARY TO MEET MANUFACTURER'S SPECIFICATIONS.

DO NOT SCALE DRAWINGS. ANY QUESTIONS ABOUT DIMENSIONS, CONTACT DESIGNER.

IGLESIA BIBLICA CHURCH

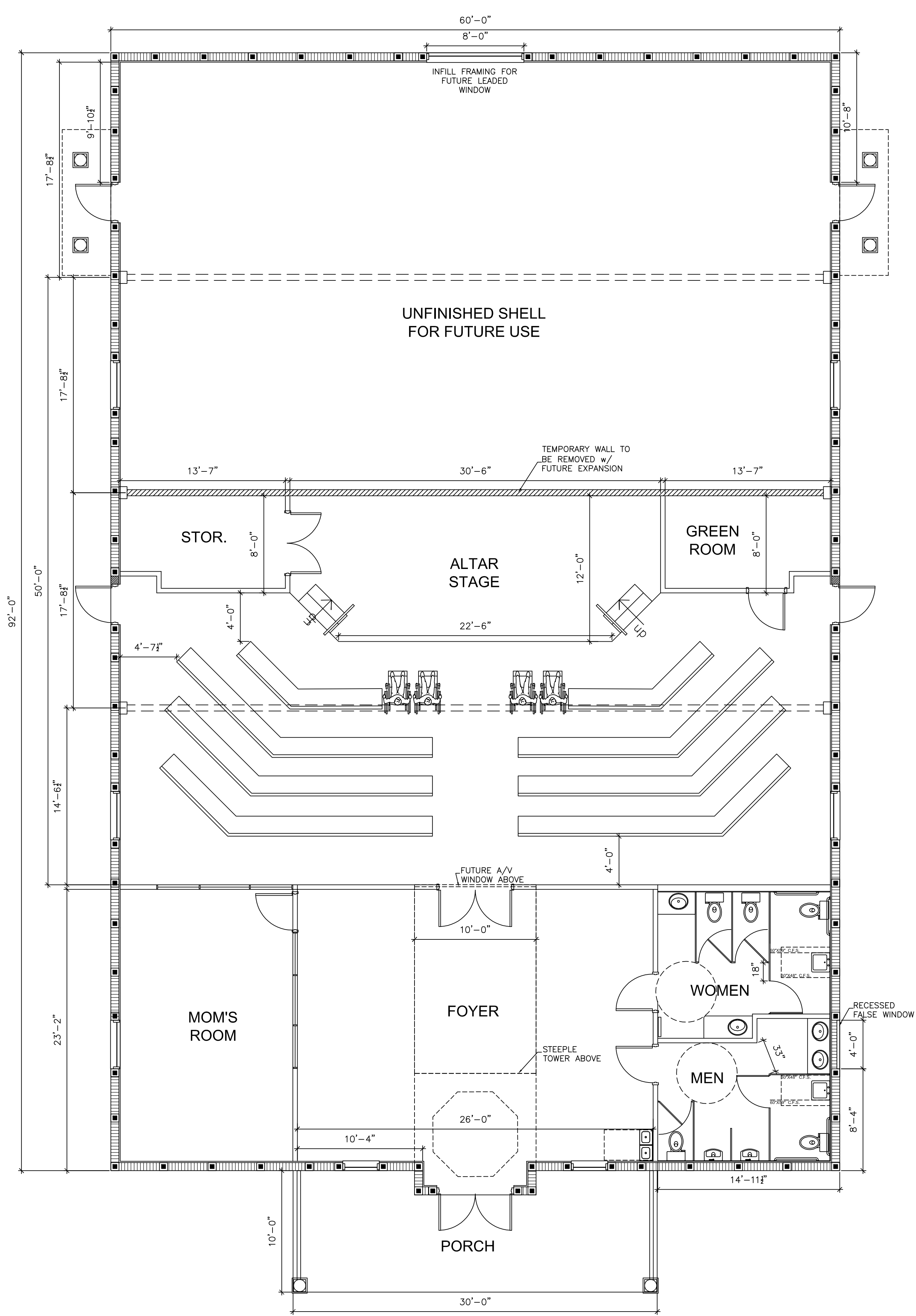
START DATE:	05.19.17
NO. REVISION/ISSUE	DATE
1ST_REVISION	
2ND_REVISION	
3RD_REVISION	

CLIENT:
PASTOR SALVADOR MERINO
IGLESIA BIBLICA DE FORT PIERCE
5309 SAN DIEGO AVE.
FORT PIERCE FLORIDA 34946

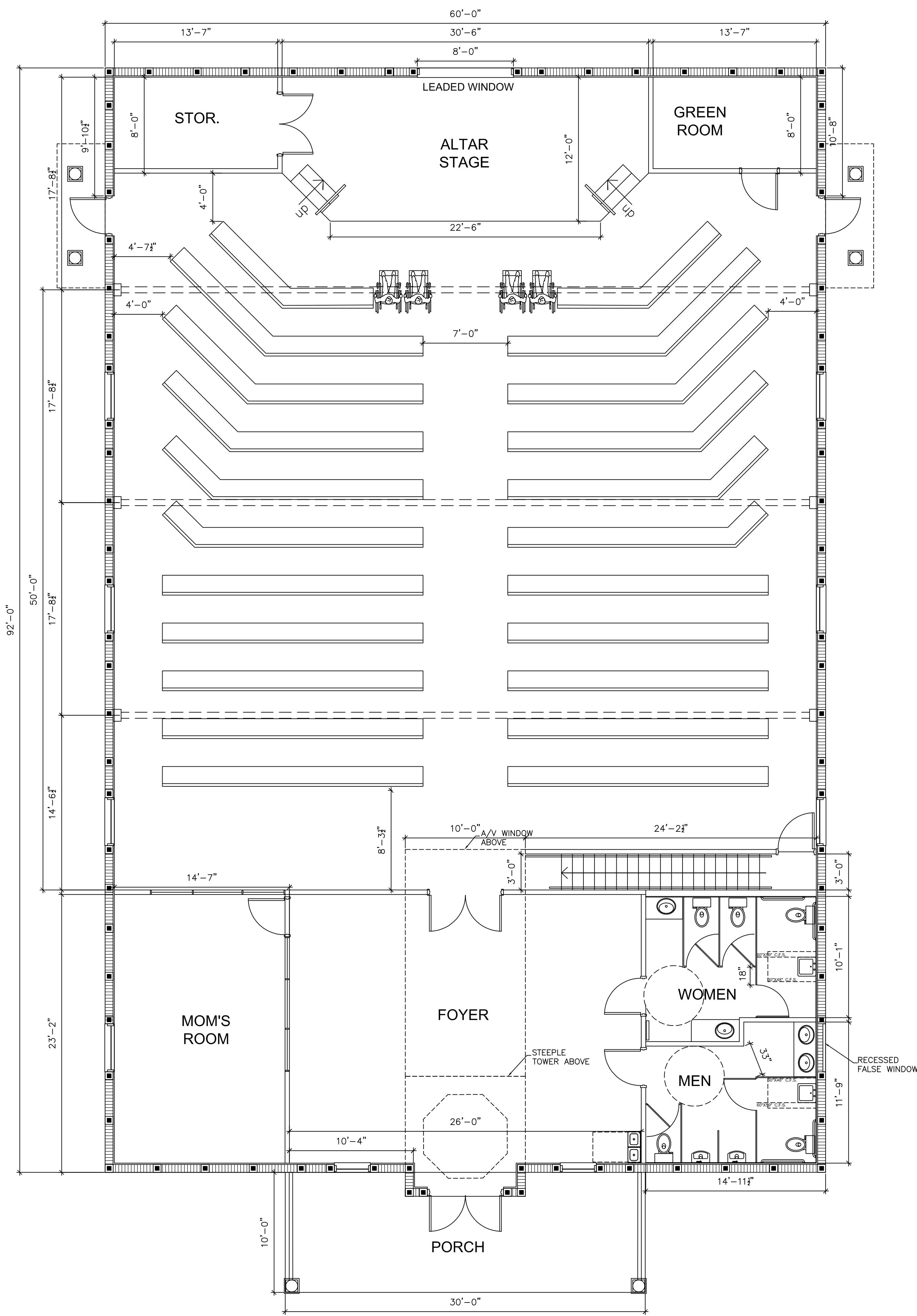


LIC.#: AA26002573

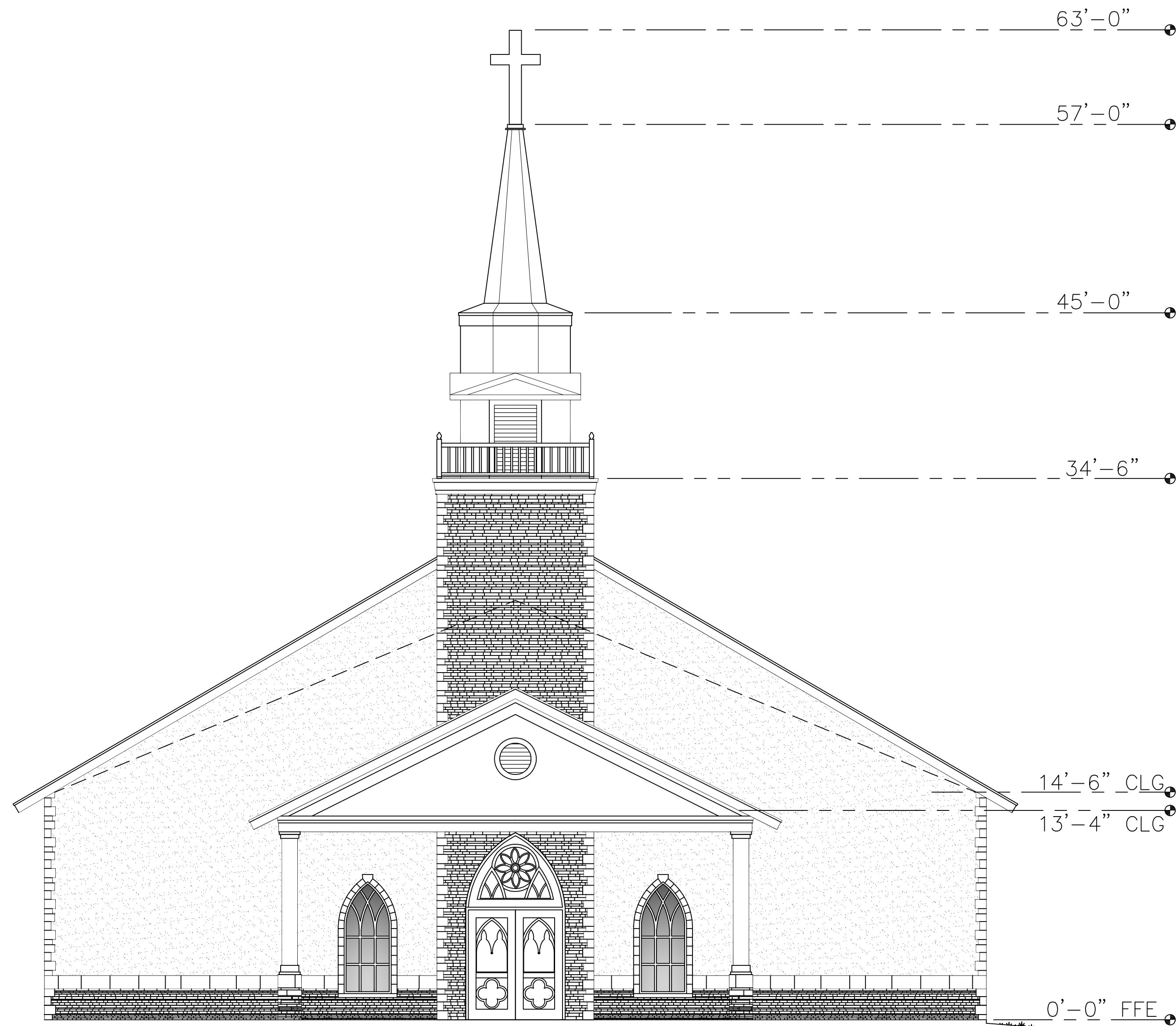
A-1



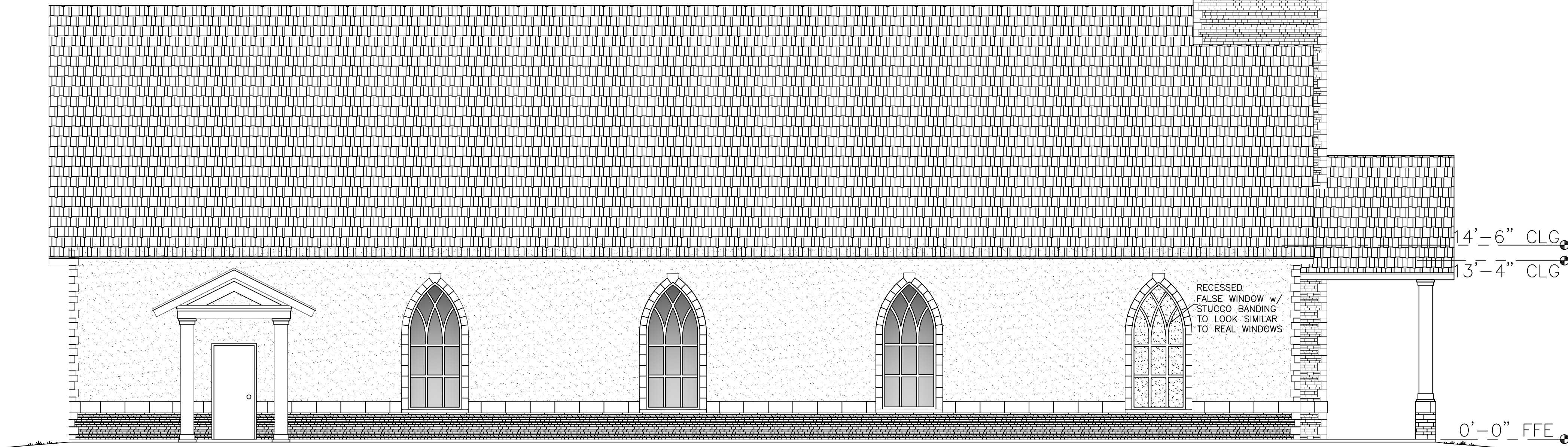
PHASE I PLAN
SCALE: 3/16" = 1'-0"



PHASE II PLAN
SCALE: 3/16" = 1'-0"



FRONT ELEVATION
SCALE: 3/16" = 1'-0"



SIDE ELEVATIONS
SCALE: 3/16" = 1'-0"

PROJECT DESCRIPTION

GROSS FLOOR AREA: 5,520 SQUARE FEET GROUND FLOOR;

STRUCTURE: ENCLOSED ONE STORY, TYPE IIIB, NON-SPRINKLERED, UNPROTECTED, REINFORCED MASONRY EXTERIOR WALLS ON SLAB ON GRADE WITH MONOLITHIC PERIMETER FOOTING.

MAX. SIZE PER TABLE 503 FBC: (2) STORY, 9,500 SF

ROOF: PRE-ENGINEERED WOOD SCISSOR TRUSSES, PLYWOOD SHEATHING, CONCRETE TILED ROOF FINISH

OCCUPANCY

OCCUPANCY: GROUP A-3 (ASSEMBLY) 2014 FBC SECTION 303.4 & 1004.1.2:

OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;

PER FBC 2014, SECTION 903.2.1.3 GROUP A-3.

AN AUTOMATIC SPRINKLER SYSTEM NOT REQUIRED AS

OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;



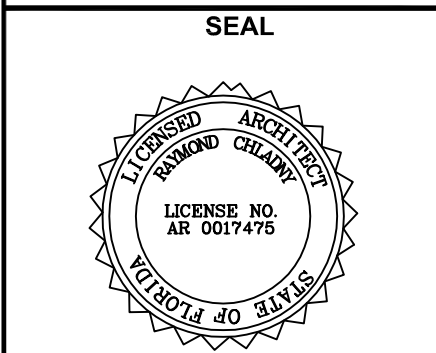
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DO NOT SCALE DRAWINGS. ANY QUESTIONS ABOUT DIMENSIONS, CONTACT DESIGNER.

IGLESIA BIBLICA CHURCH

START DATE:	12.04.17
NO. REVISION/ISSUE	DATE
1ST_REVISION	
2ND_REVISION	
3RD_REVISION	

CLIENT:
PASTOR SALVADOR MERINO
IGLESIA BIBLICA DE FORT PIERCE
5309 SAN DIEGO AVE.
FORT PIERCE FLORIDA 34946



LIC.#: AA26002573

A-2



Redtail DG
100 S. 2nd Street
Fort Pierce, Florida 34950
(772) 742 1555
redtaildg.com
todm@redtaildg.com

CONTEXTUAL PHOTOS – HEIGHBORHOOD



Aerial view – Camera Locations



Image 1 – Property on the South
Parcel ID: 2428-232-0002-020-3



Image 2 – Property on the North
Parcel ID: 2428-604-0037-000-2



Image 2 – Property across the street
Parcel ID: 2429-141-0001-000-4

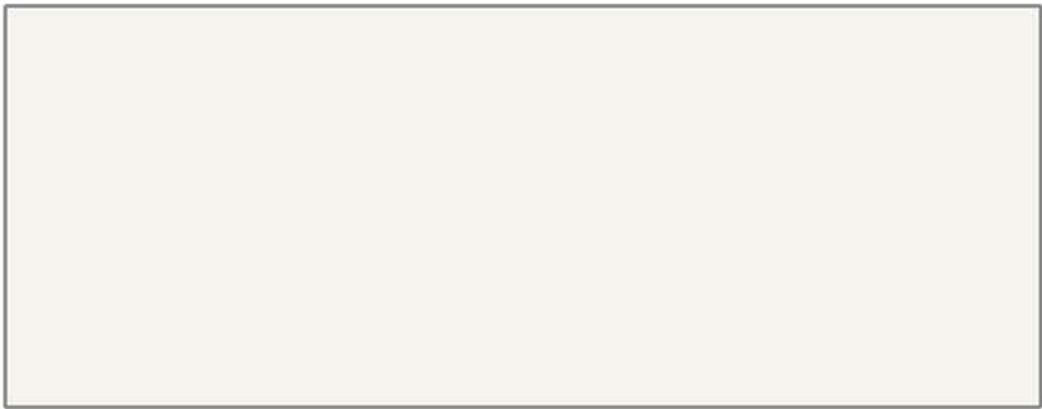
COLOR BOARD



FACADE
Sherwin-Williams
SW 9021
Naples Yellow



ROOF
Sherwin-Williams
SW 6242
Bracing Blue



DOORS/TRIMS
Sherwin-Williams
SW 9541
White Snow

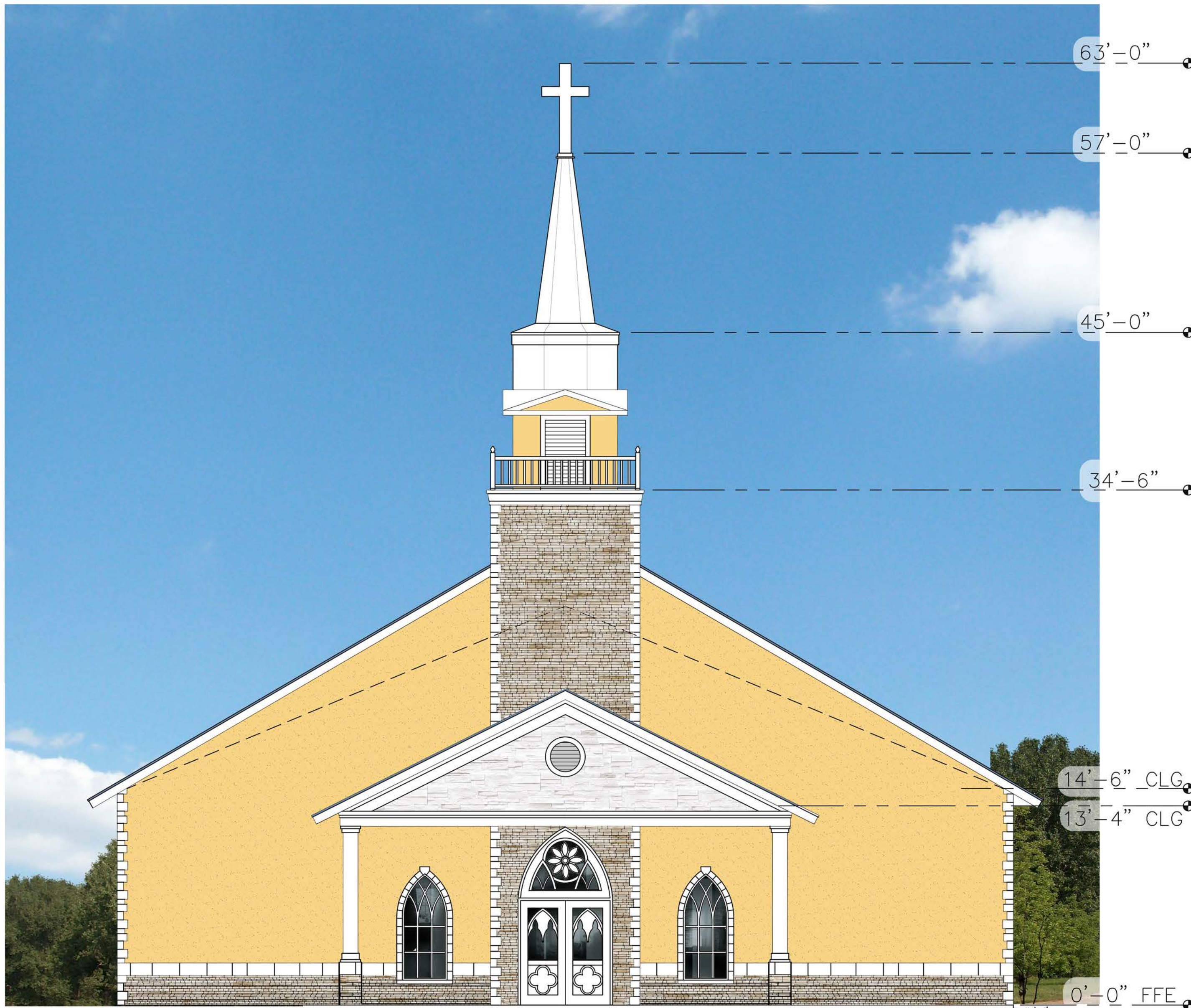


STONE 1
White stacked
stone



STONE 2
Tan stacked
stone





FRONT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT DESCRIPTION

GROSS FLOOR AREA: 5,520 SQUARE FEET GROUND FLOOR;

STRUCTURE: ENCLOSED ONE STORY, TYPE IIIB, NON-SPRINKLERED, UNPROTECTED, REINFORCED MASONRY EXTERIOR WALLS ON SLAB ON GRADE WITH MONOLITHIC PERIMETER FOOTING.

MAX. SIZE PER TABLE 503 FBC: (2) STORY, 9,500 SF

ROOF: PRE-ENGINEERED WOOD SCISSOR TRUSSES, PLYWOOD SHEATHING, CONCRETE TILED ROOF FINISH

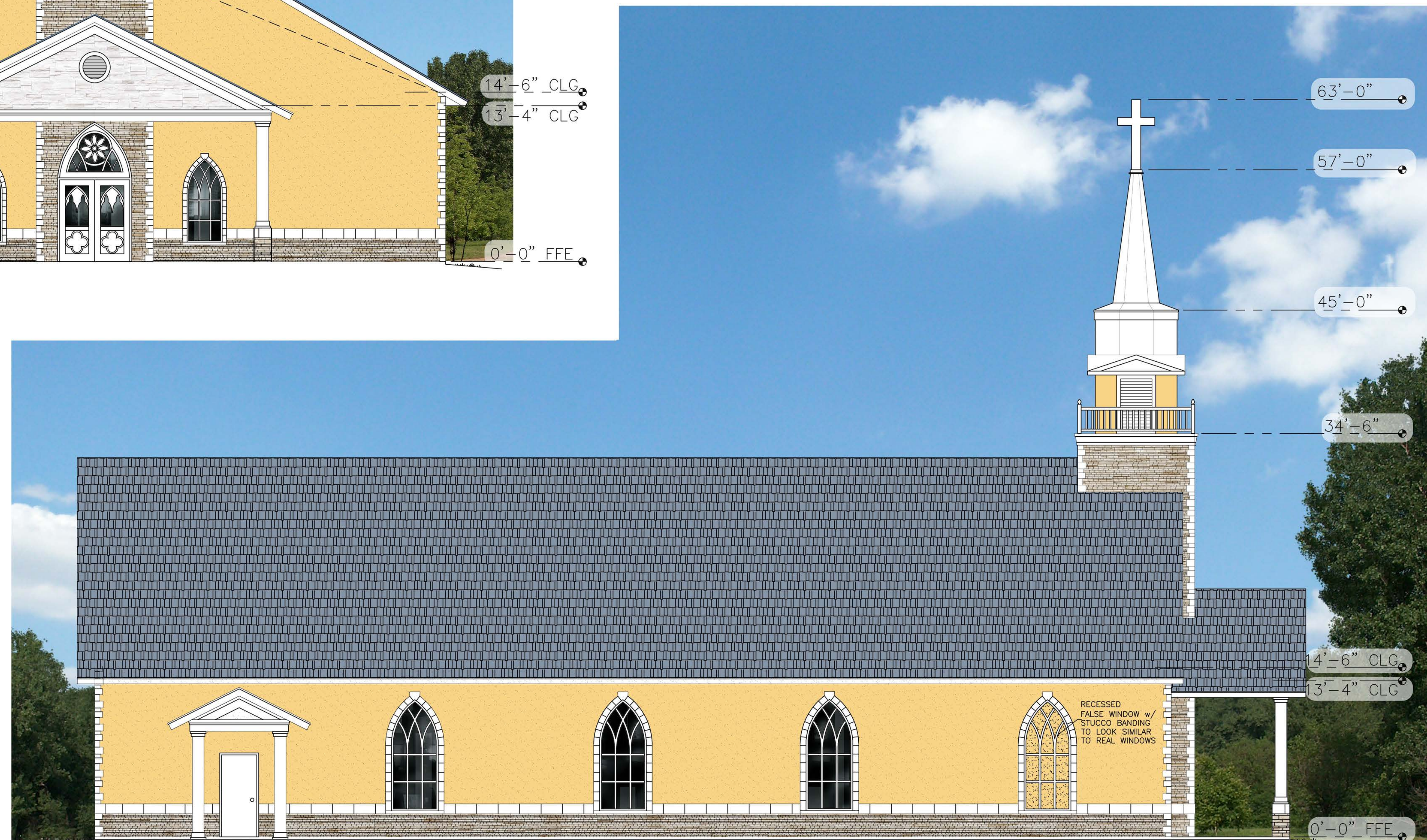
OCCUPANCY

OCCUPANCY: GROUP A-3 (ASSEMBLY) 2014 FBC SECTION 303.4 & 1004.1.2:

OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;

PER FBC 2014, SECTION 903.2.1.3 GROUP A-3.

AN AUTOMATIC SPRINKLER SYSTEM NOT REQUIRED AS
OCCUPANT LOAD NOT TO EXCEED: 300 PEOPLE;



SIDE ELEVATIONS

SCALE: 3/16" = 1'-0"

QUIT CLAIM DEED

Prepared by and return to:
Blake, Mildner & Associates P.A.
423 Delaware Avenue
Fort Pierce, FL 34950

Property Appraiser's Parcel Identification Number: 2428-232-0001-000-0
Address: 3240 25th Street, Fort Pierce, Florida 34981

THIS QUIT CLAIM DEED made this 16 day of December, 2015, by SALVADOR MERINO first party "Grantor" whose address is 5309 San Diego Avenue, Fort Pierce, FL 34946 to IGLESIA BIBLICA de FORT PIERCE, INC., second party "Grantee."
(Whenever used herein the terms "first party" and "second parties" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, That the first party, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the said second parties, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second parties forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of St. Lucie, State of Florida, to wit:

The North Half of the Northwest Quarter of the Southwest Quarter of the Northwest Quarter of Section 28, Township 35 South, Range 40 East, of the Public Records of Saint Lucie County, Florida less the West 40 feet thereof.

Title not examined by scrivener.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second parties forever.

IN WITNESS WHEREOF the said first party has signed and sealed these presents the day and year first above written.

Glenn M. Blake
Witness Signature

Glenn M. Blake
Printed Name

Linda Chase
Witness Signature

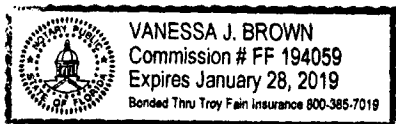
Linda Chase
Printed Name

SALVADOR MERINO
SALVADOR MERINO

STATE OF FLORIDA
COUNTY OF ST. LUCIE

I HEREBY CERTIFY that on this day before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared SALVADOR MERINO, to me known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that he executed the same. [] Said person is personally known to me, OR ☒ Said person provided the following type of identification: DL.

WITNESS my hand and official seal in the County and State last aforesaid this 16th day of December, 2015.



Vanessa J. Brown
Notary Public, State of Florida
My Commission Expires: 1/28/19



Redtail DG
100 S. 2nd Street
Fort Pierce, Florida 34950
(772) 742 1555
redtaildg.com
todm@redtaildg.com

AGENT AUTHORIZATION

Project: 3240 S 25th Street Church
Owner: Iglesia Biblica de Fort Pierce Inc
Parcel IDs: 2428-232-0001-000-0

BEFORE ME THIS DAY PERSONALLY APPEARED Salvador Merino WHO BEING
DULY SWORN, DEPOSES AND SAYS THE FOLLOWING:

I hereby give CONSENT to Redtail DG, Inc. to act on my behalf, to submit or have submitted applications and all required material and documents, and to attend and represent us at all meetings and public hearings pertaining to all City, County and State permits for the project indicated above.

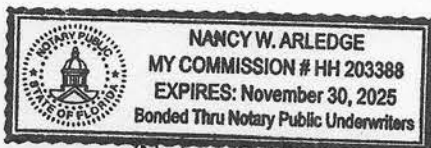
Furthermore, I hereby give consent to the party designated above to agree to all terms and conditions which may arise as part of the approval of this application for the project indicated above.

FURTHER AFFIANT SAYETH NOT.

The foregoing instrument was acknowledged before me this 9th day of September, 2024, by Salvador Merino (Name of Person Acknowledging) who is personally known to me or who has produced _____ (type of identification) as identification and who did (did not) take an oath.

Nancy W Arledge
Notary Signature

Nancy W Arledge
Printed Name of Notary



(Notary Seal)

[Signature]
Owner's Signature

Salvador Merino
Owner's Name

5309 San Diego Ave.
Street Address

Fort Pierce Fl. 34946
City, State, Zip

321-228-1089
Telephone / Email

11-30-25
My commission expires



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CONTEXTUAL PHOTOS – SUBJECT PROPERTY



Aerial view – Camera Locations



Image 1 – View from S 25th Street – Looking NE



Image 2 – View from S 25th Street – Looking SE



Image 2 – View from S 25th Street – Looking NE



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RENDERING OF SIGNS

No signs have been proposed for the development.

Sincerely,

Vlada Peterka
Senior Project Manager
Redtail DG