

### PAVING LEGEND

|                      |   |
|----------------------|---|
| ASPHALT<br>PAVEMENT  | 2" SP-12.5 (TL-C) WITH TACK COAT PER FDOT SPECIFICATIONS<br>6" CRUSHED CONCRETE (LBR=130) MIN OF 98% MODIFIED PROCTOR<br>MAX DENSITY PER AASHTO T-180 (4" MAX. LIFTS)<br>12" STABILIZED SUBBASE (LBR 40) MIN OF 98% MODIFIED PROCTOR<br>MAX DENSITY PER AASHTO T-180 (TYPE B STABILIZATION)<br><br>* ALTERNATE 12" STABILIZED SUBBASE: 6.5" CRUSHED CONCRETE<br>(LBR=130) MIN OF 98% MODIFIED PROCTOR MAX DENSITY PER<br>AASHTO T-180 (4" MAX. LIFTS) (TYPE B STABILIZATION)<br><br>*ALTERNATE PAVEMENT TO ASPHALT IS CONCRETE PAVEMENT |
| JOYCE<br>STREET      | 6" CRUSHED CONCRETE (LBR=130) MIN OF 98% MODIFIED PROCTOR<br>MAX DENSITY PER AASHTO T-180 (4" MAX. LIFTS)<br>6" STABILIZED SUBGRADE (LBR 40) MIN OF 98% MODIFIED PROCTOR<br>MAX DRY DENSITY PER ASTM D1557, AASHTO T-180 (6" LIFTS)<br>(TYPE B STABILIZATION)<br><br>* ALTERNATE BASE 6" STABILIZED SUBBASE: LIMEROCK (LBR=40) MIN<br>OF 98% MODIFIED PROCTOR MAX DENSITY PER AASHTO T-180 (4" MAX.<br>LIFTS) (TYPE B STABILIZATION)  |
| CONCRETE<br>PAVEMENT | 6" CONCRETE (4,000 P.S.I. @ 28 DAYS)<br>12" STABILIZED SUBGRADE (LBR 40) MIN OF 98% MODIFIED PROCTOR<br>MAX DRY DENSITY PER ASTM D1557, AASHTO T-180 (6" LIFTS)<br>(TYPE B STABILIZATION)   |
| CONCRETE<br>SIDEWALK | 4" THICK CLASS I CONCRETE (3,000 P.S.I. @ 28 DAYS)<br>PER FDOT INDEX 522-001 (SEE DETAIL, SHEET No. 21 & 25)  |
| ARTIFICIAL<br>TURF   | ARTIFICIAL TURF (INSTALL PER MANUFACTURER SPECIFICATIONS)   |

### LEGEND

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|---|
| TYPE 'F'1' CURB   |
| RIBBON CURB   |
| 24" DETECTABLE WARNING MAT  |
| TRANSITION FROM "F'1" CURB<br>ENVIRONMENTAL CURB  |
| SITE LIGHTING<br>SEE SITE LIGHTING PLAN FOR<br>COMPLETE SPECIFICATIONS<br>(SITE LIGHTING SHALL NOT EMIT MORE<br>THAN 0.5 FOOT-CANDLES AT THE<br>PROPERTY LINE. ADD GLARE GUARDS<br>IF REQUIRED.) (SEE SHEET, No. 30-31) |
| FLOATING FOUNTAIN<br>FOUNTAIN SPECIFICATIONS:<br>MANUFACTURER - EAGLE FOUNTAINS<br>MODEL - EFS-3000 (BIG FOUNTAIN)<br>MOTOR - 230V, 1 PHASE   |

### SIDEWALK RAMP KEYNOTES:

- (A) SIDEWALK CURB RAMP C  
(SEE DETAIL, SHEET No. 26)
- (B) SIDEWALK CURB RAMP G  
(SEE DETAIL, SHEET No. 26)

### GENERAL NOTES:

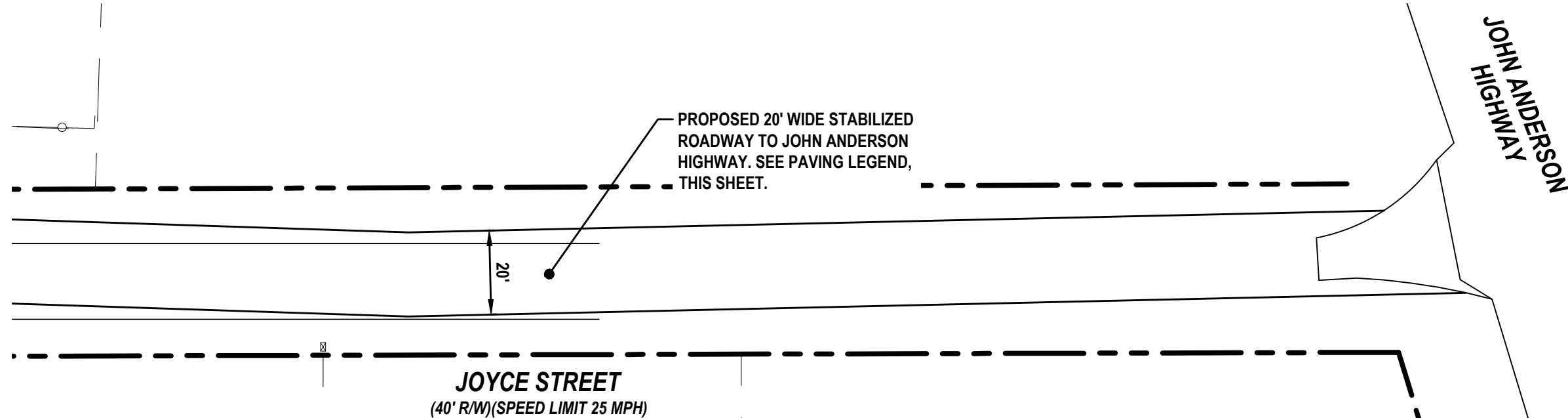
- CITY OF FLAGLER BEACH BUILDING PERMITS ARE REQUIRED FOR BUILDING, CANOPIES, DUMPSTER ENCLOSURE, LIGHT POLES, FENCE AND SIGNS. CONTRACTOR SHALL BE RESPONSIBLE FOR SUBMITTING APPROPRIATE INFORMATION (ENGINEERING, SPECIFICATIONS, ETC.) AT TIME OF BUILDING PERMIT.
- ALL CONSTRUCTION IN THE FDOT ROW SHALL CONFIRM TO THE LATEST EDITIONS OF THE FDOT DESIGN STANDARDS [ INDEXES ], THE FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION AND THE FDOT UTILITY ACCOMMODATION MANUAL.
- DIMENSIONS AND TIES ARE TO THE EDGE OF PAVEMENT AND OUTSIDE FACE OF BUILDING.
- IMPROVEMENTS SHALL BE STAKED FOR CONSTRUCTION BY MEANS OF DIGITAL COORDINATES BY SURVEYOR UTILIZING GEODETIC TOTAL STATION OR GPS. SCALING OF DRAWINGS FOR PURPOSES OF STAKING ARE AT THE SURVEYOR'S RISK.
- THE CONTRACTOR SHALL COORDINATE WITH THE EXISTING ADJACENT BUSINESSES TO ENSURE THERE IS NO DISRUPTION TO THEIR RESPECTIVE OPERATIONS.
- THE CONTRACTOR AT ITS OWN DISCRETION SHALL MAINTAIN THE CONSTRUCTION SITE SECURE FROM TRESPASS.
- SOD ALL DISTURBED AREAS IN RIGHT-OF-WAY WITH BAHIA SOD.
- CURB RAMPS SHALL COMPLY WITH SECTION 406 OF FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION (FACBC).
- PAVEMENT EDGE SHALL HAVE TYPE "F-1" CURBING UNLESS OTHERWISE NOTED ON THESE PLANS.
- ALL WALL-MOUNTED EQUIPMENT SUCH AS ELECTRICAL METERS, IRRIGATION METERS, PHONE/CABLE BOXES, EXTERNAL VENTS AND LOUVERS, ETC., SHALL BE PAINTED TO MATCH THE WALL ON WHICH IT IS MOUNTED OR OTHERWISE CONSISTENT WITH THE COLOR(S) OF THE BUILDING.
- ALL MATERIALS, MACHINERY AND VEHICLES SHALL BE STORED ON-SITE IN AN ORDERLY ORGANIZED FASHION.
- COMMERCIAL IMPACT FEE SHALL BE CALCULATED, DUE AND PAYABLE WITHIN 30 DAYS OF INITIATION OF PERMANENT ELECTRIC SERVICE.
- CONTRACTOR TO PROVIDE PREMISE IDENTIFICATION FOR BUILDING DURING CONSTRUCTION.
- THE PROPOSED FIVE FOOT SIDEWALK THAT CONNECTS TO THE EXISTING SIDEWALK ALONG SR-100 SHALL BE MAINTAINED BY THE PROPERTY OWNER.
- ALL PROPOSED CURBING SHALL BE TYPE 'F'1'.
- ALL COMPACTION SHALL BE 98% OF THE MODIFIED PROCTOR MAXIMUM DENSITY (AASHTO T-180).
- THE USES PROPOSED AS PART OF THIS SITE PLAN DO NOT REQUIRE A SUBMITTAL OF A RISK MANAGEMENT PLAN (RMP) PURSUANT TO U.S. ENVIRONMENTAL PROTECTION AGENCY (EPA) REGULATIONS AND SHALL NOT EXCEED EPA'S RMP THRESHOLD QUANTITIES OF LISTED SUBSTANCES.
- THE SIGN PERMIT WILL BE UNDER SEPARATE APPLICATION TO BE REVIEWED BY THE CITY'S PLANNING AND ZONING DEPARTMENT.

### PAVEMENT MARKING NOTES:

- PARKING STALL LINES AND LOADING ZONE PAVEMENT MARKINGS COMPLY WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION, AND MAINTAINED IN A CLEAR AND VISIBLE CONDITION.
- PAINTED PAVEMENT MARKINGS SHALL BE APPLIED AFTER PAVEMENT SURFACE HAS CURED. SURFACE SHALL BE FREE OF FINE SAND AND DEBRIS PRIOR TO APPLICATIONS.
- APPLY PAINTED PAVEMENT MARKINGS AT LAST STAGE OF CONSTRUCTION AFTER LANDSCAPE PLANTINGS ARE INSTALLED.
- PAINT SHALL BE SHERWIN WILLIAMS LOW-VOC ACRYLIC PRO PARK PAINT, APPLY PER MANUFACTURER'S RECOMMENDATIONS. REFER TO DRAWINGS FOR LOCATIONS OF SPECIFIC COLORS.
- ALL STOP BARS SHALL BE THERMOPLASTIC.
- ALL REFLECTIVE PAVEMENT MARKERS ARE TO BE PLACED IN ACCORDANCE WITH FDOT STANDARD INDEX NO. 706-101.
- LOCATION OF SIGNS IS APPROXIMATE ONLY AND IS SUBJECT TO CHANGE AS DIRECTED BY THE ENGINEER.
- FOR ADDITIONAL DETAILS SEE INDEX NO. 700-010, 700-101 AND 711-001.

### STRIPING KEYNOTES: (PER FDOT INDEX No. 711-001, ONLY THERMOPLASTIC IN R/W)

- |                           |   |
|---------------------------|---|
| 1 6" SOLID WHITE LINE     | 4 24" DETECTABLE WARNING MAT              |
| 2 24" WHITE STOP BAR      | 5 6" WHITE LINE @ 45" SPACED 4' ON CENTER |
| 3 WHITE DIRECTIONAL ARROW |   |



PARCEL ID#: 11-12-31-2500-00010-0000  
OWNER: FLAGLER SQUARE-JAX INC  
PO BOX 273780  
BOCA RATON, FL 33427  
ZONING: (HIGHWAY COMMERCIAL)

PARCEL ID#: 11-12-31-0650-00000-0080  
OWNER: FLAGLER BEACH VILLAS RRI  
PO BOX 10283  
CLEARWATER, FL 33757  
ZONING: MDR (MEDIUM DENSITY RESIDENTIAL)

PARCEL ID#: 11-12-31-0650-00000-0030  
OWNER: ANDERSON CROSSING OWNERS  
ONE CVS DRIVE  
WOONSOCKET, RI 02895  
ZONING: GC (GENERAL COMMERCIAL)

PARCEL ID#: 11-12-31-3025-00040-0030  
OWNER: SEAGROVE BEACH INVESTMENTS LLC  
5753 HIGHWAY 85 N, PMB 7457  
SEAGROVE BEACH, FL 32157  
ZONING: R1 (SFR SINGLE FAMILY RESIDENTIAL)

PARCEL ID#: 11-12-31-0650-00000-0060  
OWNER: FLAGLER BEACH VILLAS RRI  
PO BOX 10283  
CLEARWATER, FL 33757  
ZONING: MDR (MEDIUM DENSITY RESIDENTIAL)

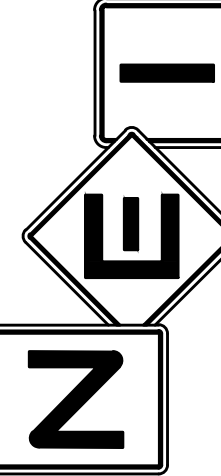
### REVISIONS

| DATE    | DESCRIPTION            |
|---------|------------------------|
| 4/20/23 | CITY COMMENTS          |
| 7/12/23 | STOP SIGN & STABILIZED |
| 8/7/23  | OWNER                  |
| 8/22/23 | SJRWM COMMENTS         |
| 12/7/23 | SJRWM COMMENTS         |
|         |                        |
|         |                        |

1230 North US1, Suite 3  
Ormond Beach, Florida 32174  
Phone (386) 872-7794  
www.Newkirk-Engineering.com

C.A. # 30209  
L.C. # 2600584  
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Civil Engineering,  
Transportation, CEI &  
Landscape Architecture



NEWKIRK  
ENGINEERING INC

SITE LAYOUT PLAN  
LEGACY POINTE APARTMENTS

LESLIE STREET  
FLAGLER BEACH, FL 32136

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|                |               |
|----------------|---------------|
| PROJECT No:    | 2023-17       |
| DATE:          | FEBRUARY 2023 |
| DESIGN BY:     | HHN           |
| DRAWN BY:      | NWS           |
| CHECKED BY:    | HHN           |
| SCALE:         | 1" = 30'      |
| DRAWING NUMBER |               |

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