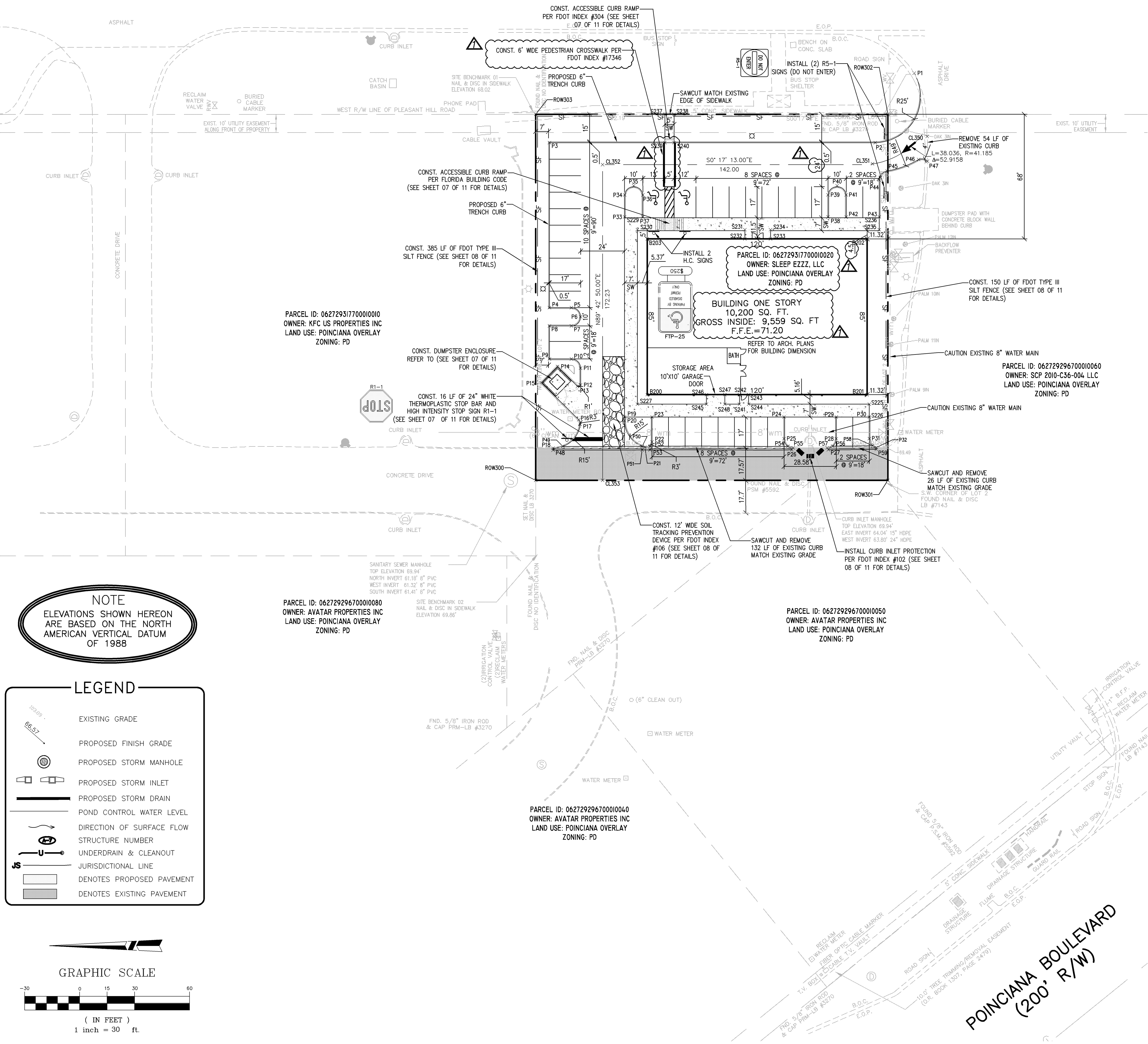


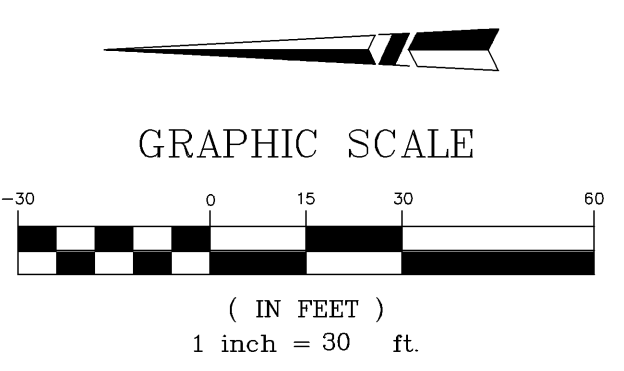
PLEASANT HILL ROAD (186' R/W)



NOTE
ELEVATIONS SHOWN HEREON
ARE BASED ON THE NORTH
AMERICAN VERTICAL DATUM
OF 1988

LEGEND

- EXISTING GRADE
- PROPOSED FINISH GRADE
- PROPOSED STORM MANHOLE
- PROPOSED STORM INLET
- PROPOSED STORM DRAIN
- POND CONTROL WATER LEVEL
- DIRECTION OF SURFACE FLOW
- STRUCTURE NUMBER
- UNDERDRAIN & CLEANOUT
- JURISDICTIONAL LINE
- DENOTES PROPOSED PAVEMENT
- DENOTES EXISTING PAVEMENT



DRIVEWAY AND PARKING AREA LOCATION SYSTEM			
Marker #	Northing	Easting	Description
1	N 7128.6891	E 13835.0747	Parking Lot Location System
2	N 7149.7496	E 13877.0752	Parking Lot Location System
3	N 7327.5192	E 13796.1843	Parking Lot Location System
4	N 7327.0685	E 13706.1854	Parking Lot Location System
5	N 7315.0686	E 13706.2455	Parking Lot Location System
6	N 7310.0437	E 13701.2706	Parking Lot Location System
7	N 7315.0185	E 13696.2456	Parking Lot Location System
8	N 7327.0184	E 13696.1855	Parking Lot Location System
9	N 7326.9283	E 13678.1857	Parking Lot Location System
10	N 7314.9309	E 13678.2458	Parking Lot Location System
11	N 7309.9059	E 13673.2709	Parking Lot Location System
12	N 7309.8598	E 13664.0559	Parking Lot Location System
13	N 7311.5598	E 13663.3368	Parking Lot Location System
14	N 7322.5017	E 13674.0617	Parking Lot Location System
15	N 7331.2427	E 13665.1439	Parking Lot Location System
16	N 7310.7638	E 13645.0712	Parking Lot Location System
17	N 7309.8893	E 13642.5387	Parking Lot Location System
18	N 7324.6682	E 13629.4892	Parking Lot Location System
19	N 7285.7727	E 13646.7279	Parking Lot Location System
20	N 7285.7627	E 13644.7279	Parking Lot Location System
21	N 7274.6109	E 13630.3056	Parking Lot Location System
22	N 7270.7234	E 13633.1890	Parking Lot Location System
23	N 7270.7915	E 13646.8029	Parking Lot Location System
24	N 7198.7924	E 13647.1635	Parking Lot Location System
25	N 7198.7331	E 13635.3066	Parking Lot Location System
26	N 7193.6764	E 13630.3319	Parking Lot Location System
27	N 7175.1376	E 13630.4389	Parking Lot Location System
28	N 7170.1523	E 13635.4639	Parking Lot Location System
29	N 7170.2116	E 13647.3066	Parking Lot Location System
30	N 7152.2119	E 13647.3968	Parking Lot Location System
31	N 7152.1526	E 13635.5703	Parking Lot Location System
32	N 7148.3681	E 13630.7454	Parking Lot Location System
33	N 7286.3194	E 13755.8901	Parking Lot Location System
34	N 7286.3795	E 13767.8899	Parking Lot Location System
35	N 7281.4046	E 13772.9149	Parking Lot Location System
36	N 7276.3796	E 13767.9400	Parking Lot Location System
37	N 7276.3195	E 13755.9402	Parking Lot Location System
38	N 7175.3208	E 13756.4460	Parking Lot Location System
39	N 7175.3809	E 13768.4458	Parking Lot Location System
40	N 7170.4060	E 13773.4708	Parking Lot Location System
41	N 7165.3810	E 13768.4959	Parking Lot Location System
42	N 7165.3209	E 13756.4961	Parking Lot Location System
43	N 7147.3211	E 13756.5862	Parking Lot Location System
44	N 7147.4197	E 13776.6914	Parking Lot Location System
45	N 7143.2368	E 13781.6493	Parking Lot Location System
46	N 7125.9931	E 13787.9974	Parking Lot Location System
47	N 7121.2011	E 13787.1229	Parking Lot Location System
48	N 7324.6644	E 13628.4892	Parking Lot Location System
49	N 7319.3232	E 13630.5096	Parking Lot Location System
50	N 7276.1208	E 13630.7926	Parking Lot Location System
51	N 7276.1025	E 13628.7927	Parking Lot Location System
52	N 7271.8466	E 13630.8319	Parking Lot Location System
53	N 7271.8302	E 13628.8320	Parking Lot Location System
54	N 7196.6146	E 13631.2454	Parking Lot Location System
55	N 7194.4532	E 13629.3204	Parking Lot Location System

BUILDING LOCATION SYSTEM			
Marker #	Northing	Easting	Description
200	N 7273.4668	E 13658.9545	Building Pad Corner
201	N 7153.4683	E 13659.5555	Building Pad Corner
202	N 7153.8940	E 13744.5544	Building Pad Corner
203	N 7273.8925	E 13743.9534	Building Pad Corner

SIDEWALK/CONC. PAD LOCATION SYSTEM			
Marker #	Northing	Easting	Description
225	N 7152.2469	E 13654.3967	Sidewalk/Conc. Pad Corner
226	N 7152.2119	E 13647.3968	Sidewalk/Conc. Pad Corner
227	N 7278.8078	E 13653.7629	Sidewalk/Conc. Pad Corner
229	N 7286.3194	E 13755.8901	Sidewalk/Conc. Pad Corner
230	N 7279.2844	E 13748.9252	Sidewalk/Conc. Pad Corner
231	N 7220.6292	E 13749.2189	Sidewalk/Conc. Pad Corner
232	N 7220.6040	E 13744.2203	Sidewalk/Conc. Pad Corner
233	N 7206.6042	E 13744.2904	Sidewalk/Conc. Pad Corner
234	N 7206.6294	E 13749.2892	Sidewalk/Conc. Pad Corner
235	N 7147.2861	E 13749.5863	Sidewalk/Conc. Pad Corner
236	N 7147.3211	E 13756.5862	Sidewalk/Conc. Pad Corner
237	N 7264.8001	E 13811.9995	Sidewalk/Conc. Pad Corner
238	N 7259.6002	E 13812.0246	Sidewalk/Conc. Pad Corner
239	N 7264.5200	E 13796.5000	Sidewalk/Conc. Pad Corner
240	N 7259.5201	E 13796.5251	Sidewalk/Conc. Pad Corner
241	N 7223.1343	E 13654.0417	Sidewalk/Conc. Pad Corner
242	N 7223.1604	E 13659.2084	Sidewalk/Conc. Pad Corner
243	N 7218.1604	E 13659.2315	Sidewalk/Conc. Pad Corner
244	N 7218.1343	E 13654.0667	Sidewalk/Conc. Pad Corner
245	N 7241.1207	E 13653.9516	Sidewalk/Conc. Pad Corner
246	N 7241.1468	E 13659.1163	Sidewalk/Conc. Pad Corner
247	N 7231.1536	E 13659.1664	Sidewalk/Conc. Pad Corner
248	N 7231.1274	E 13654.0017	Sidewalk/Conc. Pad Corner

CENTERLINE LOCATION SYSTEM			
Marker #	Northing	Easting	Description
350	N 7121.4229	E 13800.6162	Centerline Location Point
351	N 7151.1479	E 13785.5674	Centerline Location Point
352	N 7298.4595	E 13784.3296	Centerline Location Point
353	N 7297.5994	E 13612.0971	Centerline Location Point

RIGHT OF WAY LOCATION SYSTEM			
Marker #	Northing	Easting	Description
300	N 7334.0990	E 13611.9143	Right of Way Location Point
301	N 7141.9114	E 13612.8769	Right of Way Location Point
302	N 7142.9117	E 13612.6090	Right of Way Location Point
303	N 7335.0992	E 13811.6465	Right of Way Location Point

- NOTES:**
- FIELD VERIFY ALL UTILITIES PRIOR TO CONSTRUCTION. IF CONFLICTS OCCUR, CONTACT ENGINEER PRIOR TO CONSTRUCTION.
 - REFER TO LANDSCAPE/HARDSCAPE PLANS FOR ENHANCEMENT FEATURES AND SIGNS.
 - ALL CURBS ARE 6" HIGH TRENCH CURB UNLESS OTHERWISE NOTED.
 - ALL RADI ARE 5' UNLESS OTHERWISE NOTED.
 - ALL SIDEWALKS ARE 7' WIDE UNLESS OTHERWISE NOTED.
 - ALL SIGNAGE IS FOR INFORMATIONAL PURPOSES ONLY. ALL SIGNAGE REQUIRES A SEPARATE BUILDING PERMIT SUBMITTAL WITH COUNTY STAMPED APPROVED EIP, SITE AND DRAINAGE SHEET. BUFFER WALLS, CANOPIES, ALL SIGNS, MONUMENT SIGNS AND GARBAGE DUMPSTER STRUCTURES REQUIRE A SEPARATE BUILDING PERMIT IN ADDITION TO THE COUNTY STAMPED APPROVED EIP PLANS.
 - ALL ON-SITE DETECTABLE WARNING SURFACES ADJACENT TO BUILDINGS FOR CURB RAMPS TO MEET THE REQUIREMENTS OF THE FLORIDA BUILDING CODE, SECTIONS 11-4.7 AND 11-4.29.2 FOR CURB RAMPS AND 11-4.29.5. THE DETECTABLE WARNING SHALL EXTEND THE FULL WIDTH AND DEPTH OF THE RAMP. FOR HAZARDOUS VEHICULAR AREAS AND ALL OTHER DETECTABLE WARNING DEVICES SHALL BE CONSTRUCTED PER FDOT INDEX #304.
 - LOCATIONS OF SITE LIGHTING IS APPROXIMATE. FINAL LOCATION TO BE DETERMINED BY PROGRESS ENERGY.
 - BUFFER WALLS, CANOPIES, ALL SIGNS, MONUMENT SIGNS AND GARBAGE DUMPSTER STRUCTURES REQUIRE A SEPARATE BUILDING PERMIT IN ADDITION TO THE COUNTY STAMPED APPROVED EIP PLANS.
 - TRASH DUMPSTER AREA SHALL BE WALLED WITH MATERIALS THAT ARE LIKE KIND TO THE PRINCIPAL BUILDINGS OF THE SITE.
 - TRASH DUMPSTER SHALL BE ENCLOSED AND HAVE OPAQUE DOORS THE DOORS SHALL REMAIN CLOSE AT ALL TIMES OTHER THAN DURING GARBAGE DISPOSAL OR COLLECTION.
 - NO CERTIFICATE OF OCCUPANCY (CO) WILL BE ISSUED UNTIL ALL APPLICABLE PERMITS ARE OBTAINED, ALL EASEMENTS RECORDED AND FILED WITH THE COUNTY, AND ALL UTILITIES ARE INSTALLED AND CERTIFIED BY THE COUNTY ENGINEER.
 - ALL BUFFER WALL ELEVATIONS MUST COMPLY WITH THE LAND DEVELOPMENT CODE SECTION 10.9.A.P. BUFFER WALLS SHALL BE A MINIMUM OF SIX (6) FEET IN HEIGHT AS MEASURED FROM THE BASE FLOOR ELEVATION OF THE MOST ADJACENT BUILDING, ROAD, OR PROPERTY, WHICHEVER IS GREATER.
 - MAXIMUM BUILDING HEIGHT IS 30' (ONE-STORY). REFER TO ARCHITECTURAL PLANS FOR ACTUAL BUILDING DIMENSIONS.
 - ANY EXISTING POWER POLES, UTILITIES AND ANY OTHER VERTICAL OBJECTS LOCATED WITHIN THE CLEAR ZONE SHALL BE REMOVED PRIOR TO C.O.
 - ALL ROADS SHALL BE MAINTAINED/SWEPT DAILY TO REMOVE ANY DIRT TRANSPORTED ONTO THE EXISTING PAVED ROADWAYS.
 - ALL DISTURBED AREAS SHALL BE SODDED AND GRADED TO PROMOTE POSITIVE DRAINAGE.
 - ALL BARRICADES AND EROSION CONTROL DEVICES ARE TO BE MAINTAINED AND REMAIN INTACT UNTIL ALL CONSTRUCTION ACTIVITIES ARE COMPLETED. CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING EXISTING CURB INLETS.

EIP 12-0016
PD 05-0005

DESIGN	CZ	F.B. NO.	—	SEC.	06				
DRAWN	JV	PAGE	—	TWP.	27 S				
CHECKED	JU	SCALE	AS SHOWN	RANGE	29 E				
CAD# (see stamp)		DATE	XX/XX/XX						

400 W. EMMETT STREET, KISSIMMEE, FLORIDA 34741-5481
ENGINEERING FAX: (321) 442-1045 SURVEY FAX: (407) 847-2499
ENG. CERT. OF AUTHOR. No. 3265/SUR. CERT. OF AUTHOR. No. 3270
ENGINEERING, SURVEYING AND PLANNING
Hanson, Walter & Associates, Inc.

STERK COMMERCIAL RETAIL

SITE DIMENSION PLAN

SHEET N°
03 of 11
JOB N° 9185-11

BID SET (NOT FOR CONSTRUCTION)