

BASIS OF ELEVATION:
ELEVATIONS SHOWN HEREON ARE BASED
ON NGS MONUMENT BH0847, STAMPED
U 191 1955, HAVING A PUBLISHED
ELEVATION OF 25.93' NGVD 29. THIS
IS A FIRST ORDER, CLASS 1 MONUMENT.

TAX PARCEL #
1010G-02-026.000

168.28' LF OF ROAD TO BE CONSTRUCTED TO
TIE IN BEAU'S LANDING DRIVE TO MAGNOLIA
STREET TO PROVIDE EMERGENCY GATED
ENTRANCE W/ KNOX BOX FOR E911 SERVICES

EXISTING POND
TOTAL PARCEL AREA
IS 6.78 ACRES.

TAX PARCEL #
1010G-02-024.000

TAX PARCEL #
1010G-02-023.000

NOTE:
NO ON SITE SUPERVISION OR INSPECTIONS ARE PROVIDED WITH THE USE OF THESE PLANS BY THE
DESIGNER. BUILDER/CONTRACTOR SHALL CHECK AND VERIFY ALL DIMENSIONS, CONDITIONS, AND
SIZES OF COMPONENTS ALONG WITH SITE CONDITIONS BEFORE STARTING CONSTRUCTION. BUILDER/
CONTRACTOR SHALL SEE THAT CONSTRUCTION IS IN CONFORMANCE WITH THE LATEST EDITION OF
THE STANDARD BUILDING CODE AND WITH THE COUNTY/CITY BUILDING INSPECTOR. THE USE OF THESE
PLANS FOR CONSTRUCTION SHALL BE EVIDENCE THAT THE REQUIREMENTS STATED ARE ACCEPTED BY THE
BUILDER/CONTRACTOR.

SITE NOTES:

- ALL DIMENSIONS ARE FROM BACK OF CURB TO BACK OF CURB.
- ALL ROADWAY RADIUS DIMENSIONS ARE 20' UNLESS NOTED.
- SEE SHEET CD1 FOR PAVEMENT DETAILS.
- SHOULD CONTRACTOR FIND ANY DISCREPANCIES IN DIMENSIONS,
PROJECT ENGINEER SHALL BE NOTIFIED IMMEDIATELY.

SITE LEGEND

- TYPICAL SIGN
- TYPICAL STOP BAR
- HEADER CURB
- CURB & GUTTER

SETBACK TABLE

FRONT	10'
SIDE	0'
SIDE @ END OF ROW	10' (IF LONGER THAN 225') 8' (IF SHORTER THAN 225')
SIDE @ CORNER	10'
REAR	8'

UTILITY LEGEND:

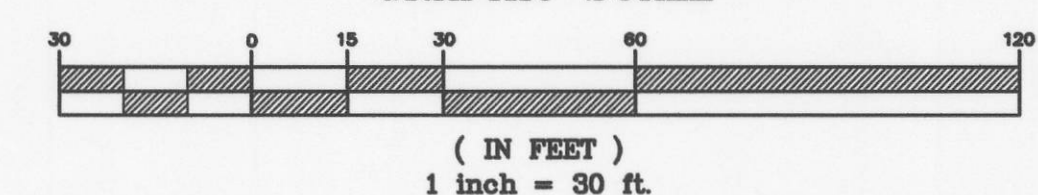
- DRAINAGE MANHOLE
- DRAINAGE INLET
- WATER VALVE
- WATER METER
- FIRE HYDRANT
- SEWER MANHOLE
- SEWER CLEAN OUT
- SIGNAL POLE
- POWER POLE
- LIGHT POLE

LEGEND:

- IRON ROD FOUND (RF)
- IRON PIPE FOUND (RP)
- IRON ROD SET (RS)
- X-MARK
- POINT OF COMMENCEMENT (POC)
- POINT OF BEGINNING (POB)
- AS PER SURVEY (APS)
- AS PER RECORD (APR)



GRAPHIC SCALE



BEFORE UNDERTAKING EACH PART OF THE WORK, THE CONTRACTOR SHALL CAREFULLY STUDY AND COMPARE THE PLANS &
SPECIFICATIONS AND CHECK AND VERIFY PERTINENT FIGURES SHOWN THEREON AND ALL APPLICABLE FIELD MEASUREMENTS. IF
ANY CONFLICTS, ERRORS, DISCREPANCIES, OR OTHER UNSATISFACTORY CONDITIONS ARE DISCOVERED EITHER ON THE
CONSTRUCTION DOCUMENTS OR IN THE FIELD, THE CONTRACTOR SHALL PROMPTLY REPORT IN WRITING TO THE ENGINEER OR HIS
REPRESENTATIVE BEFORE PROCEEDING WITH ANY WORK AFFECTED THEREBY.