



I HEREBY CERTIFY THAT THIS PLAN AND SPECIFICATION WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED CIVIL ENGINEER UNDER THE LAWS OF THE STATE OF FLORIDA AS EVIDENCED BY MY HAND AND SEAL

Gary A. Boucher, P.E. #22885

STATE CERT. OF AUTH. #0000042

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FOR:
RICHARD J. DEEB
DEEB FAMILY HOMES, LTD.

PROJECT:
IRON AGE
222 IRON AGE STREET
SAFETY HARBOR, FLORIDA

DATE: -
DRAWN BY: BH

1

DIRECTIONAL DRILL
35 LF 1" PVC WATER
LINE IN 30 LF 2" PVC
CASING. (DETAIL W19
SHEET C7.2)

6"x1" TAPPING
SADDLE AND
1" GATE VALVE
(DETAIL W23
SHEET C7.2)

INSTALL SILT FENCE
SILT FENCE TO SURROUND
SITE DURING CONSTRUCTION.

EXISTING 6" WATER LINE PER CITY ATLAS
BURIED WATER LINE (AS MARKED WITH FLAGGING)

3/4" WATER METER
13 LF 1" PVC WATER LINE
3/4" WATER METER

INSTALL SILT FENCE
SILT FENCE TO SURROUND
SITE DURING CONSTRUCTION.

MUSEUM COURT (40' R/W)

33' CT SABAL PALM
21' CT SABAL PALM
21' CT SABAL PALM
21' CT SABAL PALM

LOT 8
BLOCK 3

INSTALL SILT FENCE
SILT FENCE TO SURROUND
SITE DURING CONSTRUCTION.

11" CAMPHOR
21' CT SABAL PALM
9" CHERRY LAUREL
9" CHERRY LAUREL
17" CHERRY LAUREL
6" CARROT WOOD

LEGAL DESCRIPTION (PARENT TRACT)
BEGIN AT THE SOUTHWEST CORNER OF LOT 12, BLOCK 3, REVISED MAP OF SPRING HAVEN; GO THENCE ALONG THE NORTHWESTERLY BOUNDARY LINE OF A 10.00 FOOT WIDE ALLEY, S37°28'28"W A DISTANCE OF 93.26 FEET; THENCE LEAVING SAID NORTHWESTERLY BOUNDARY LINE, N42°20'09"W A DISTANCE OF 15.00 FEET; THENCE N37°28'28"E A DISTANCE OF 4.06 FEET; THENCE N42°20'09"W A DISTANCE OF 80.77 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF IRON AGE STREET; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE N90°00'00"E A DISTANCE OF 118.77 FEET TO THE POINT OF BEGINNING.

LEGAL DESCRIPTION (PARCEL 3)
BEGIN AT THE NORTHEAST CORNER OF LOT 12, BLOCK 3, REVISED MAP OF SPRING HAVEN; GO THENCE ALONG THE NORTHWESTERLY BOUNDARY LINE OF A 10.00 FOOT WIDE ALLEY, S37°28'28"W A DISTANCE OF 93.26 FEET; THENCE LEAVING SAID NORTHWESTERLY BOUNDARY LINE, N42°20'09"W A DISTANCE OF 15.00 FEET; THENCE N37°28'28"E A DISTANCE OF 4.06 FEET; THENCE N42°20'09"W A DISTANCE OF 80.77 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF IRON AGE STREET; THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE N90°00'00"E A DISTANCE OF 118.77 FEET TO THE POINT OF BEGINNING.

IRON AGE STREET (40' R/W)

3' CURB TRANSITION EACH SIDE DRIVEWAY

EXISTING WATER METER TO BE UTILIZED

SIGN (TYP)

TEMPORARY BENCH MARK ELEVATION=15.75

SANITARY MANHOLE TOP=16.35
8" PVC INV.=8.62(SE)

CURB INLET GRATE=15.15'
24" RCP INV.=10.29'(NE)
18" RCP INV.=9.69'(E)
24" RCP INV.=10.27'(SE)

PARCEL 3
TWO STORY RESIDENCE
4,264 S.F.
F.F.E.=17.50

DRIVEWAY (PAVERS)

COVERED PORCH

CLEAN-OUT I.E.=9.69

13' CT SABAL PALM

43 LF 8" PVC SANITARY SEWER LINE @ 1.0% MIN.

CHAIN LINK FENCE
SANITARY MANHOLE TOP EL.=15.50
I.E.=9.61

INSTALL SILT FENCE
SILT FENCE TO SURROUND
SITE DURING CONSTRUCTION.

CONNECT INTO EXISTING
SANITARY SEWER MH
I.E.=9.61
SEE STANDARD DROP MANHOLE
(DETAIL SS6 ON SHEET C6.1)

IMPROVED 10' ALLEY
BRICK PAVERS W/
CONC. RIBBON CURB
OR MILLED ASPHALT
(SEE DETAIL C7.3)

CLEAN-OUT I.E.=9.88

122 LF 8" PVC SANITARY SEWER LINE @ 0.40% MIN.

CLEAN-OUT W/ 6" LATERAL PER CITY DETAIL NO. SS2 (TYP.) I.E.=10.07

SANITARY MANHOLE TOP EL.=14.10 I.E.=10.10

APPROXIMATE LOCATION OF 6" EMERGENCY BYPASS FORCE MAIN AS SHOWN ON CITY OF SAFETY HARBOR ATLAS. IF ENCOUNTERED FORCE MAIN TO BE ABANDONED PER CITY INSTRUCTIONS.

EXISTING POWER POLE TO BE RELOCATED

9" MASONRY WALL

EXISTING 6" WATER LINE PER CITY ATLAS
BURIED WATER LINE (AS MARKED WITH FLAGGING)

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EXISTING POWER POLE TO BE RELOCATED

9" MASONRY WALL

Gary A. Boucher, P.E. 22885

Digitally signed by:
Gary A. Boucher, P.E. 22885
DN: CN = Gary A. Boucher, P.E. 22885
email = gboucher@ozonamail.com
C = AD O = Ozona Engineering, Inc. OU = Professional Engineer
Date: 2017.07.14 13:01:03 -05'00'

TND-1	<input type="checkbox"/>
TND-2	<input type="checkbox"/>
N/A	<input checked="" type="checkbox"/>

PROPOSED:	
LOWEST LIVING FLOOR ELEVATION	17.50'
LIVING AREA:	17.50'
GARAGE AREA:	17.17'
ELEVATIONS REFERENCED TO NORTH AMERICAN VERTICAL DATUM OF 1988.	
MEAN SEA LEVEL = 0.00'	

I.S.R. CALCS	
LOT AREA:	4264 S.F.
LIVING AREA:	1397 S.F.
ENTRY AREA:	182 S.F.
GARAGE AREA:	532 S.F.
POOL & POOL DECK LANAI PAVEN AREA	257 S.F.
PAVER AREA	N.A.
PATIO AREA:	N.A.
A.C. CONC. PAD:	N.A.
SIDEWALK AREA:	30 S.F.
DRIVEWAY AREA:	260 S.F.
I.S.R. WITH POOL	62.3%
AREA TO IRRIGATE:	37.7%



- GENERAL NOTES:**
1. BASIS OF BEARINGS: ASSUMED BEARING OF N 90°00'00"E, ALONG THE SOUTH RIGHT-OF-WAY LINE OF IRON AGE STREET, AS SHOWN HEREON.
 2. ELEVATIONS ARE BASED ON BENCHMARK "SAFETY P" ELEVATION 19.04 (NAVD88) THE NORTH AMERICAN VERTICAL DATUM OF 1988.
 3. PROPERTY APPEARS TO BE LOCATED IN ZONE X PER F.I.R.M. PANEL NO. 12103C0127G DATED SEPTEMBER 3, 2003.
 4. SIDEWALKS TO MEET A.D.A. REQUIREMENTS.

SITE PLAN PARCEL 3

SCALE: 1"=20'