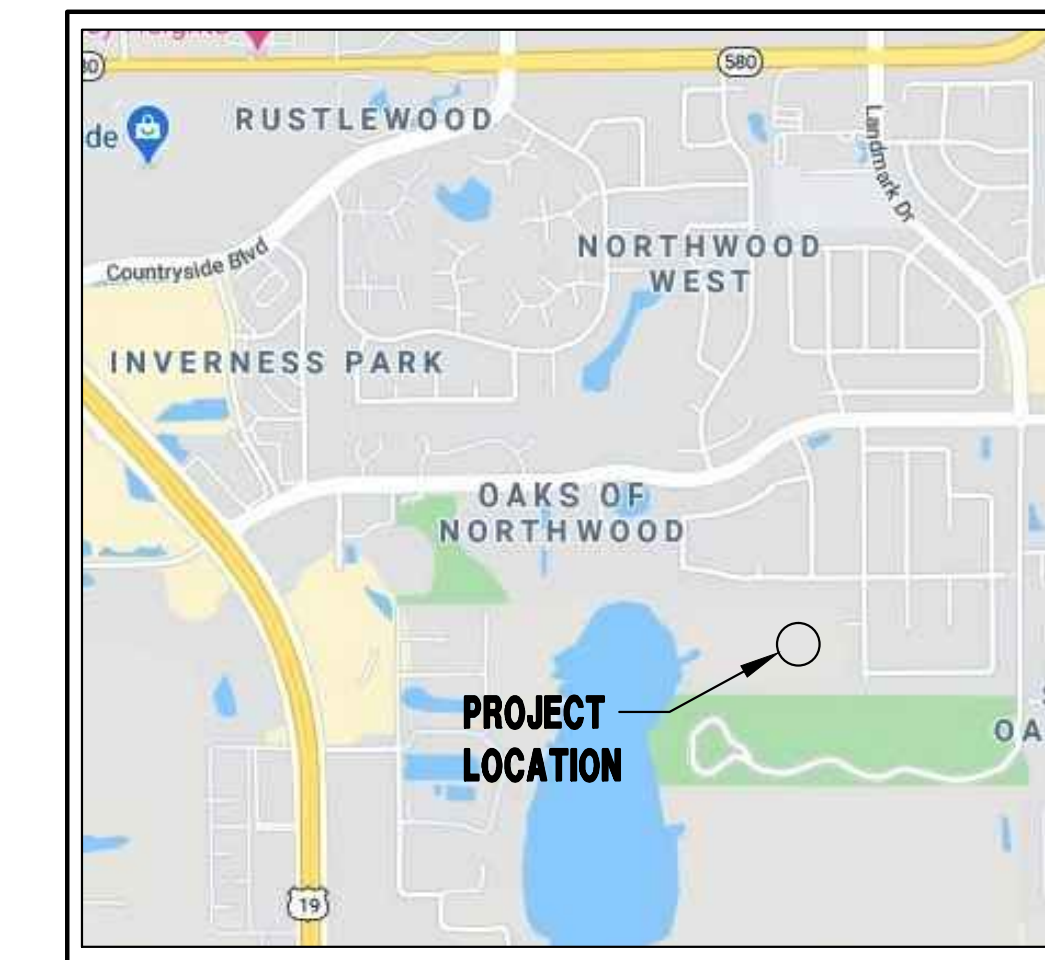


**SECTION 32, TOWNSHIP 28 S., RANGE 16 E
PINELLAS COUNTY, FLORIDA**



VICINITY MAP
NTS

LEGAL DESCRIPTION:
LOT 20, SUNSTREAM SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 143, PAGE 65, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

SITE DATA:
ZONING: LMDR
LAND USE: VACANT
SITE AREA = 11,007 SF (0.25 AC)
BLDG COVERAGE = 4,204 SF (38.2%)
TOT. IMP. AREA = 5,579 SF (50.7%)

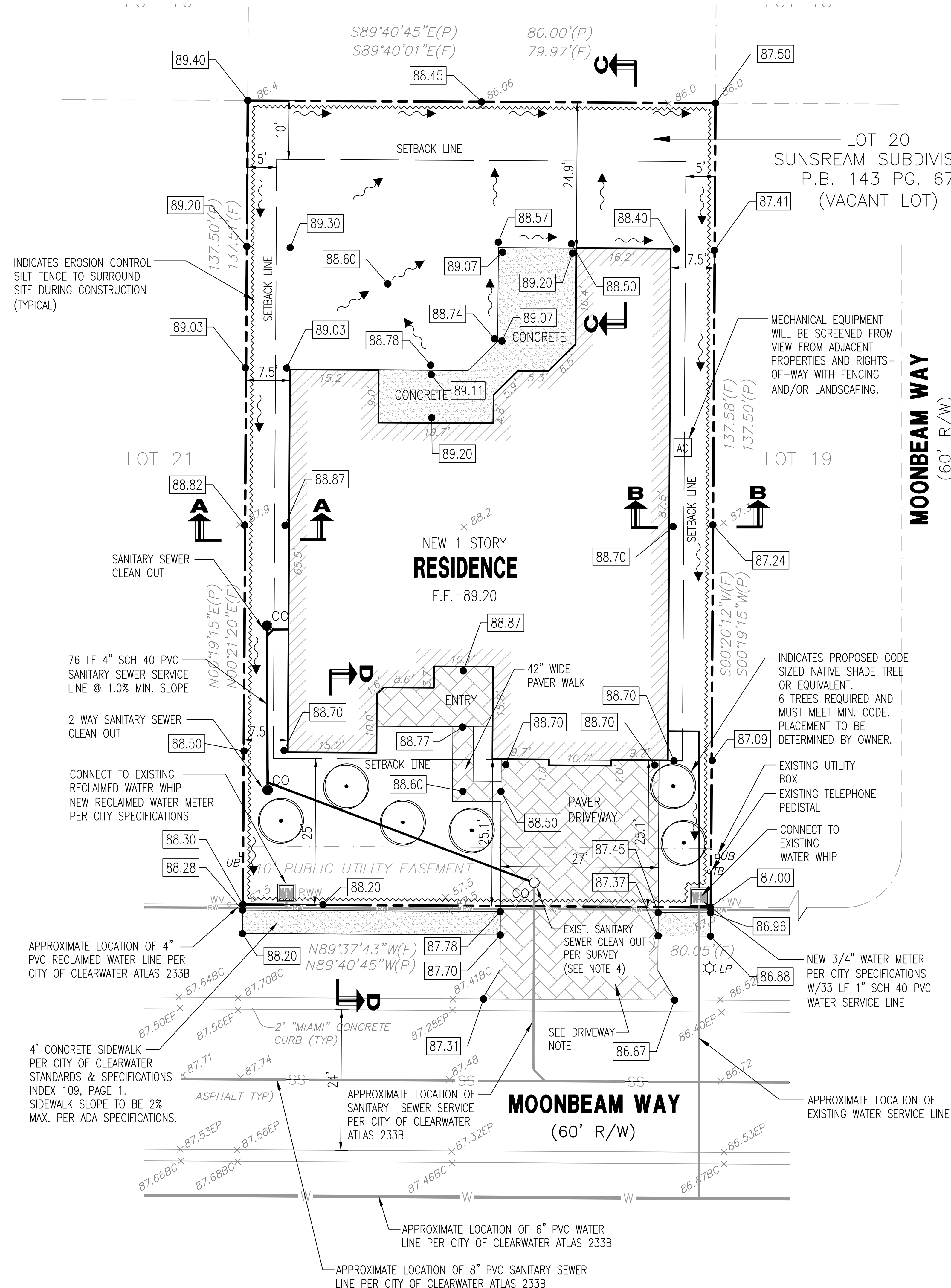
NOTES:
1. ELEVATIONS SHOWN HEREON ARE 1988 DATUM.
2. APPARENT FLOOD HAZARD ZONE: "X" COMMUNITY PANEL NO. 12103C0089G EFFECTIVE DATE: 9/3/03

NOTE:
PROPOSED GRADES SHOWN ON LOT LINES ARE CONSISTENT WITH OVERALL GRADING & PAVING PLAN PER SUNSTREAM SUBDIVISION BY MILLS & ASSOCIATES, INC.

DRIVEWAY NOTE:
BRICK PAVERS ARE PROPOSED FOR THE DRIVEWAY INSTALLATION. CONSTRUCTION OF BRICK PAVERS INSTALLED WITHIN THE DRIVEWAY/APRON AREA SHALL CONFORM TO ALL CITY OF CLEARWATER CONSTRUCTION STANDARDS AND SPECIFICATIONS PER INDEX #113, PAGE 1 OF 2. SIDEWALK SHALL NOT BE CONSTRUCTED IN THIS APRON AREA.
EXPANSION JOINT WILL BE REQUIRED ALONG EXISTING CURB WHERE APPLICABLE.
3'x5' FLARES REQUIRED WHERE DRIVEWAY CONNECTS TO ROADWAY OR INSTALL AN APPROVED EQUAL DRIVEWAY APRON SHALL NOT EXTEND BEYOND EXTENDED SIDE PROPERTY LINES PER CITY OF CLEARWATER CONTRACT SPECIFICATIONS AND STANDARDS INDEX #103, PAGE 2/2. THE NEW DRIVEWAY APRON SHALL EXTEND WITH THE SAME WIDTH THROUGHOUT TO THE CURB LINE, WITH THE REQUIRED 3'x5' FLARES PER CITY OF CLEARWATER CONTRACT SPECIFICATIONS AND STANDARDS INDEX 101, PAGE 1 & 2.

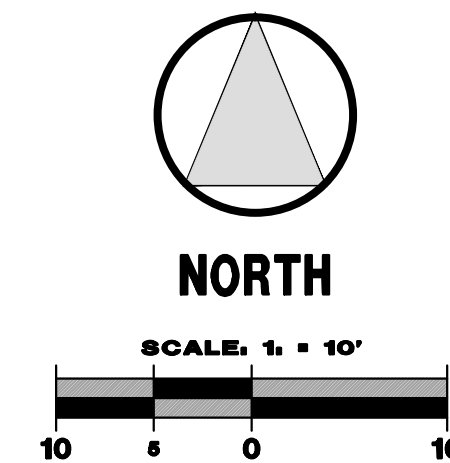
NOTES:

- IT IS THE OWNER/APPLIANT'S RESPONSIBILITY TO VERIFY THE VERTICAL AND HORIZONTAL LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. THE INFORMATION PROVIDED ON THE CITY ATLAS IS SCHEMATIC IN NATURE AND DOES NOT REFLECT EXACT FIELD CONDITIONS.
- THE CITY OF CLEARWATER IS NOT RESPONSIBLE FOR ADDITIONAL COSTS INCURRED AS A RESULT OF THE CONTRACTOR'S FAILURE TO IDENTIFY A POINT OF SERVICE AND INVESTIGATE ALL POSSIBLE CONFLICTS.
- EXACT LOCATION OF UTILITIES MUST BE FIELD VERIFIED PRIOR TO CONSTRUCTION. IF YOU NEED TO REQUEST FIELD LOCATION OF UTILITIES, PLEASE CALL SUNSHINE AT 1-800-432-4770.
- EXISTING SANITARY SEWER CLEAN-OUT SHOWN PER SURVEY TO BE RELOCATED TO 1.0' INSIDE PROPERTY LINE PER CITY REQUIREMENTS IF NOT AT THAT LOCATION.



LEGEND

- INDICATES TREE TO BE REMOVED
- INDICATES DIRECTION OF WATER FLOW
- M.E.G. MATCH EXISTING GRADE



SITE PLAN

REVISIONS

I HEREBY CERTIFY THAT THIS PLAN AND SPECIFICATION WAS PREPARED BY ME OR SUPERVISED AND THAT I AM A DULY LICENSED CIVIL ENGINEER UNDER THE SEAL OF THE STATE OF FLORIDA AS SIGNED BY MY HAND AND SEAL.
GARY A. BOUCHER, P.E. #22885

STATE CERT. OF AUTH. #0009422

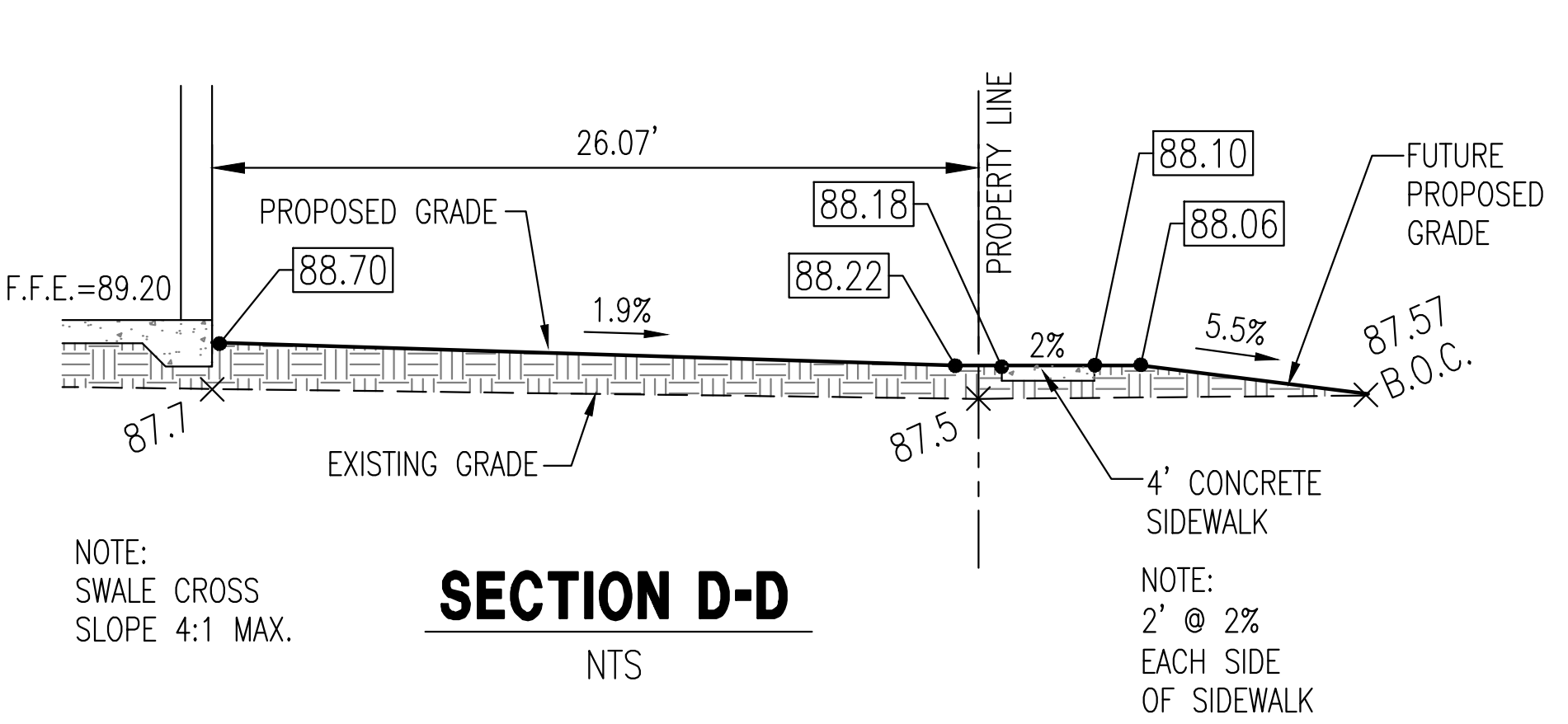
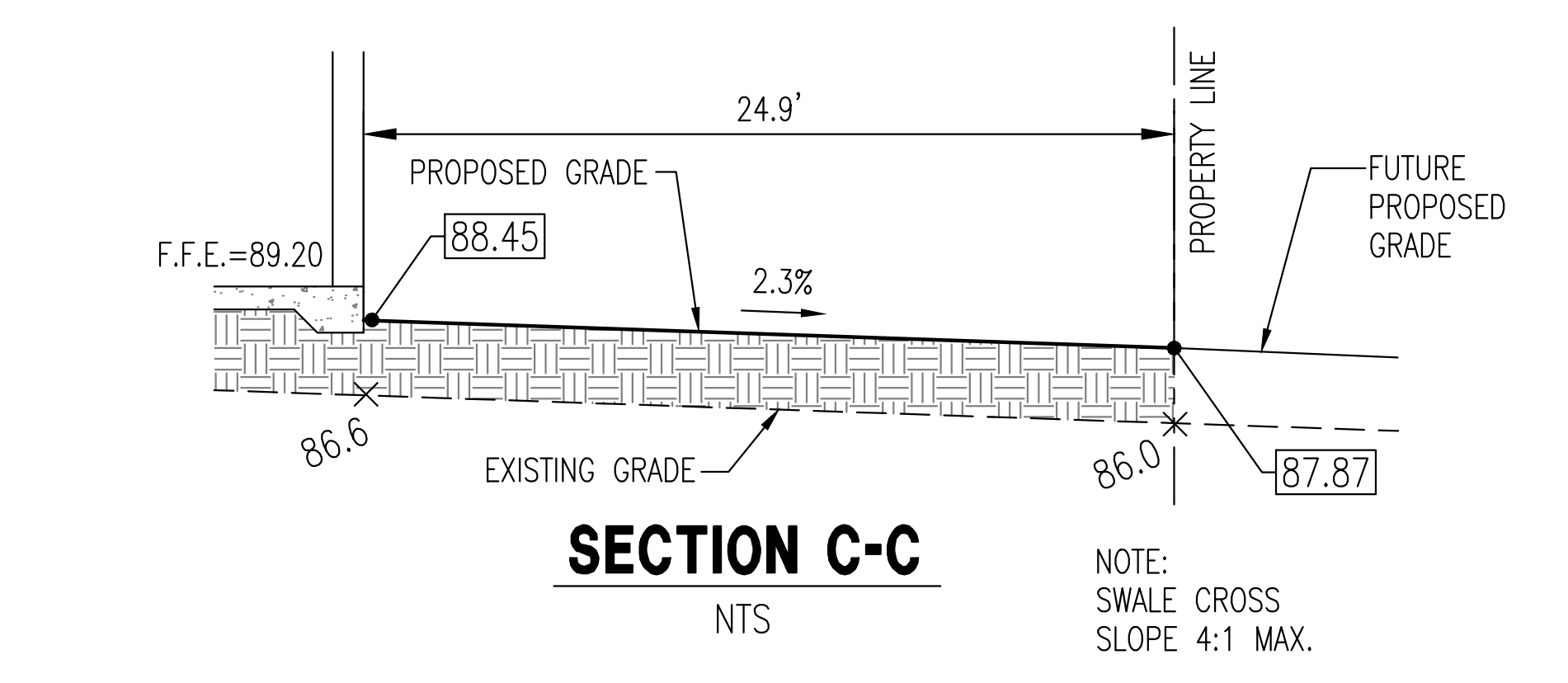
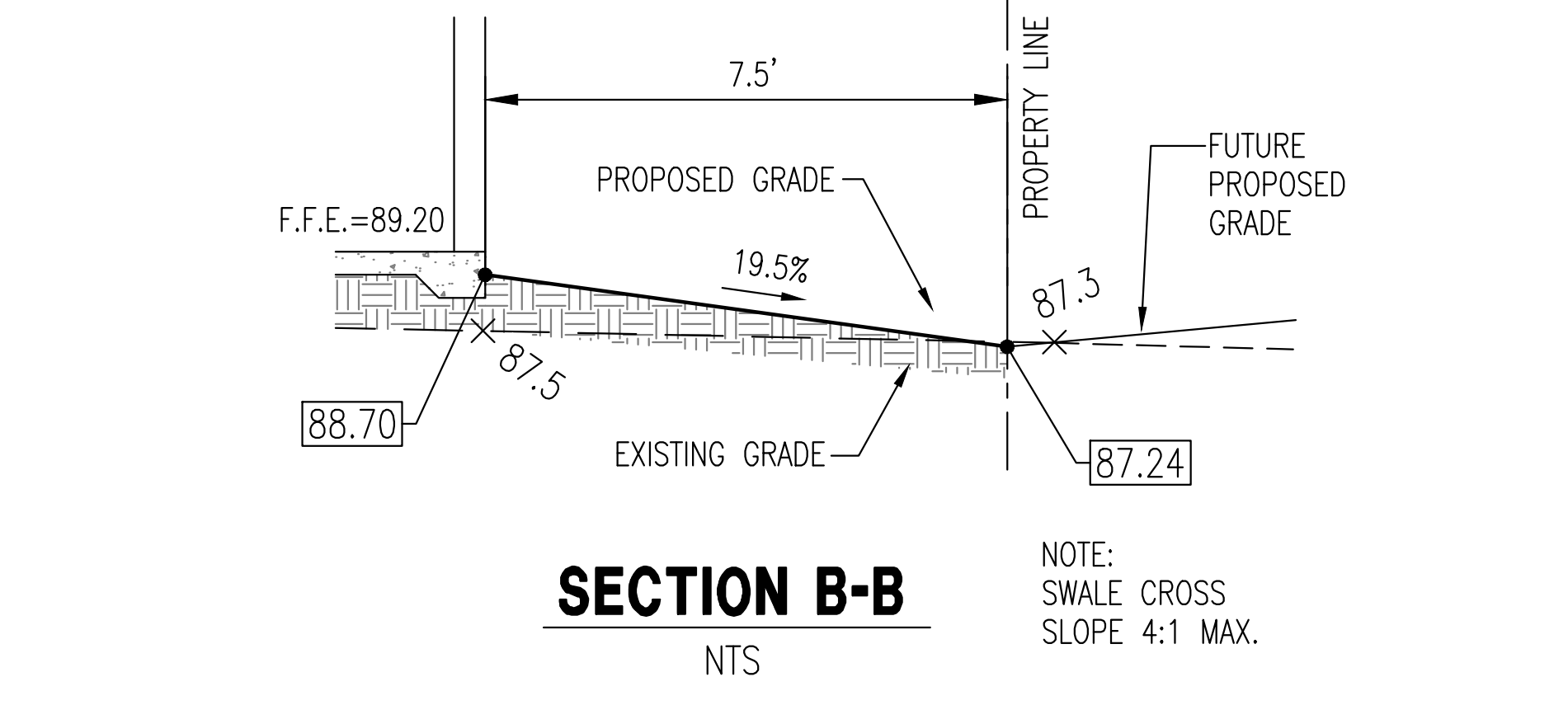
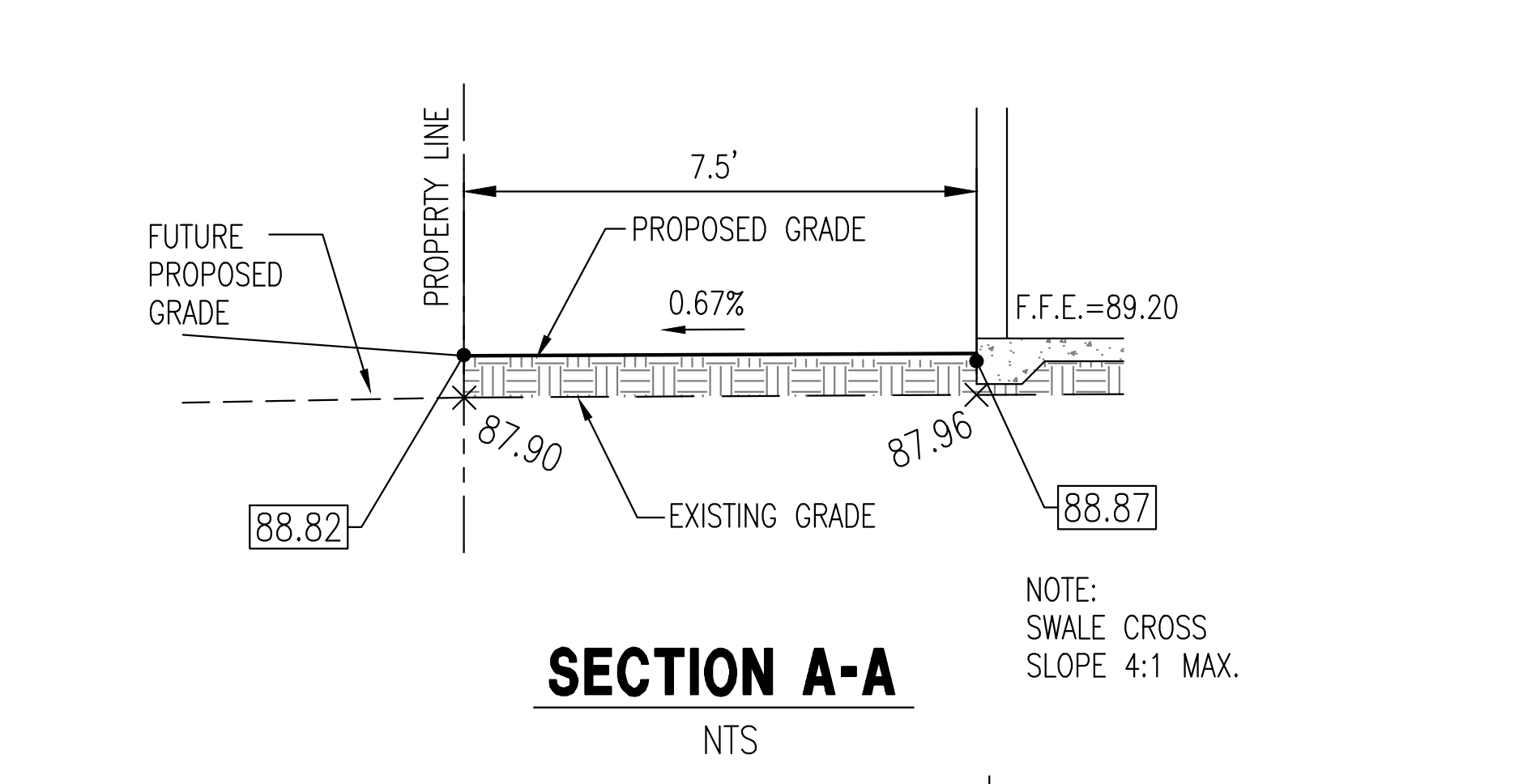
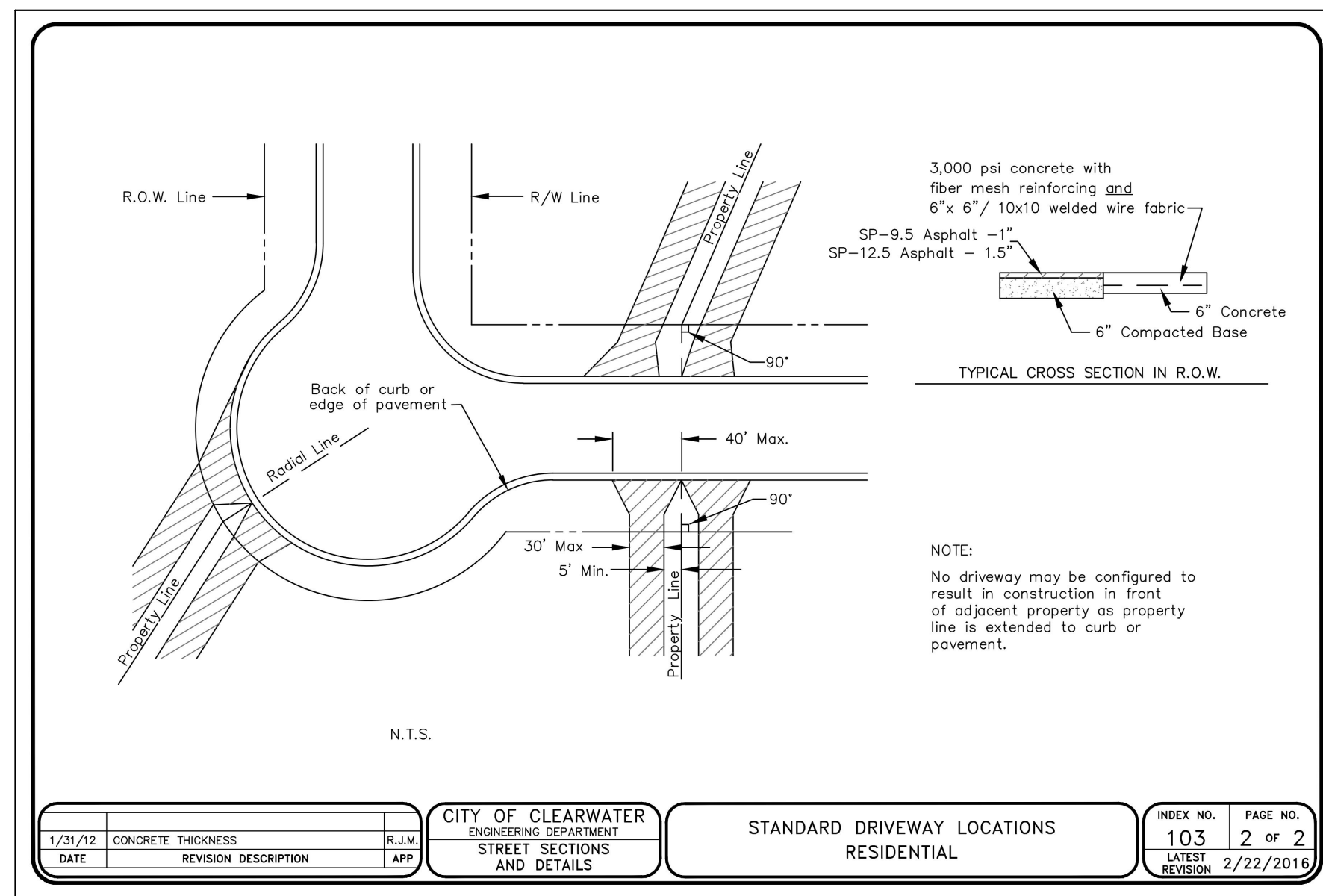
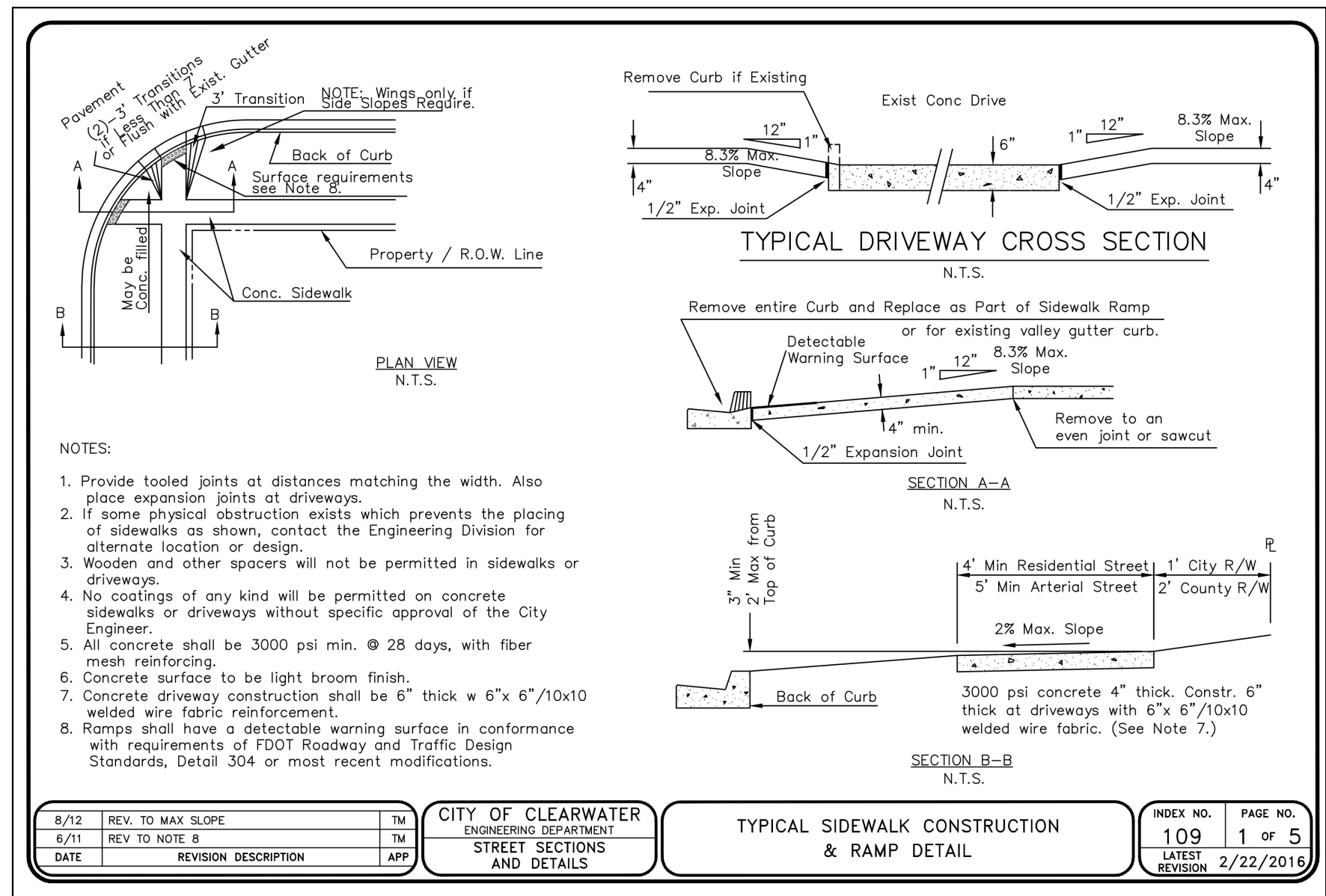
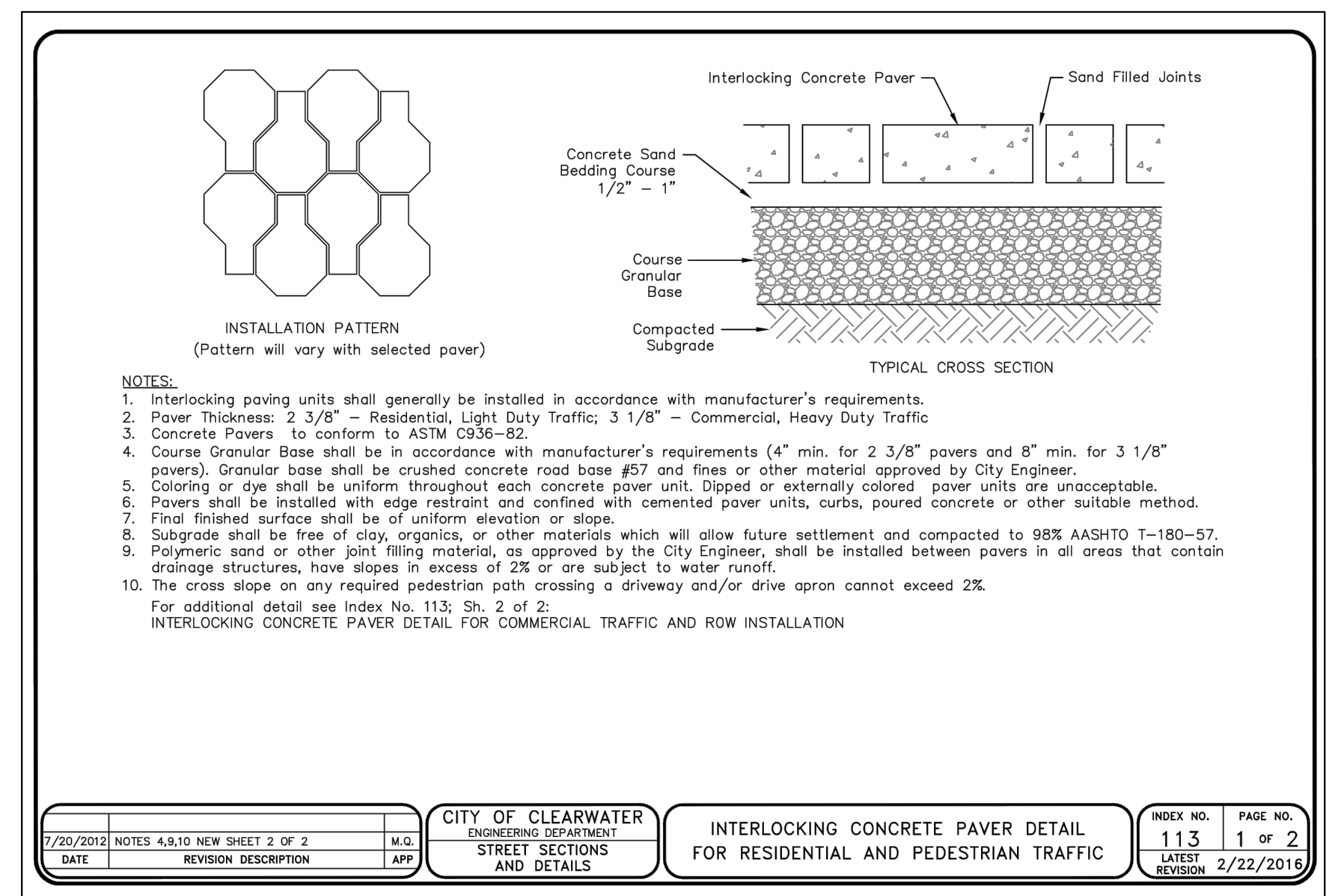
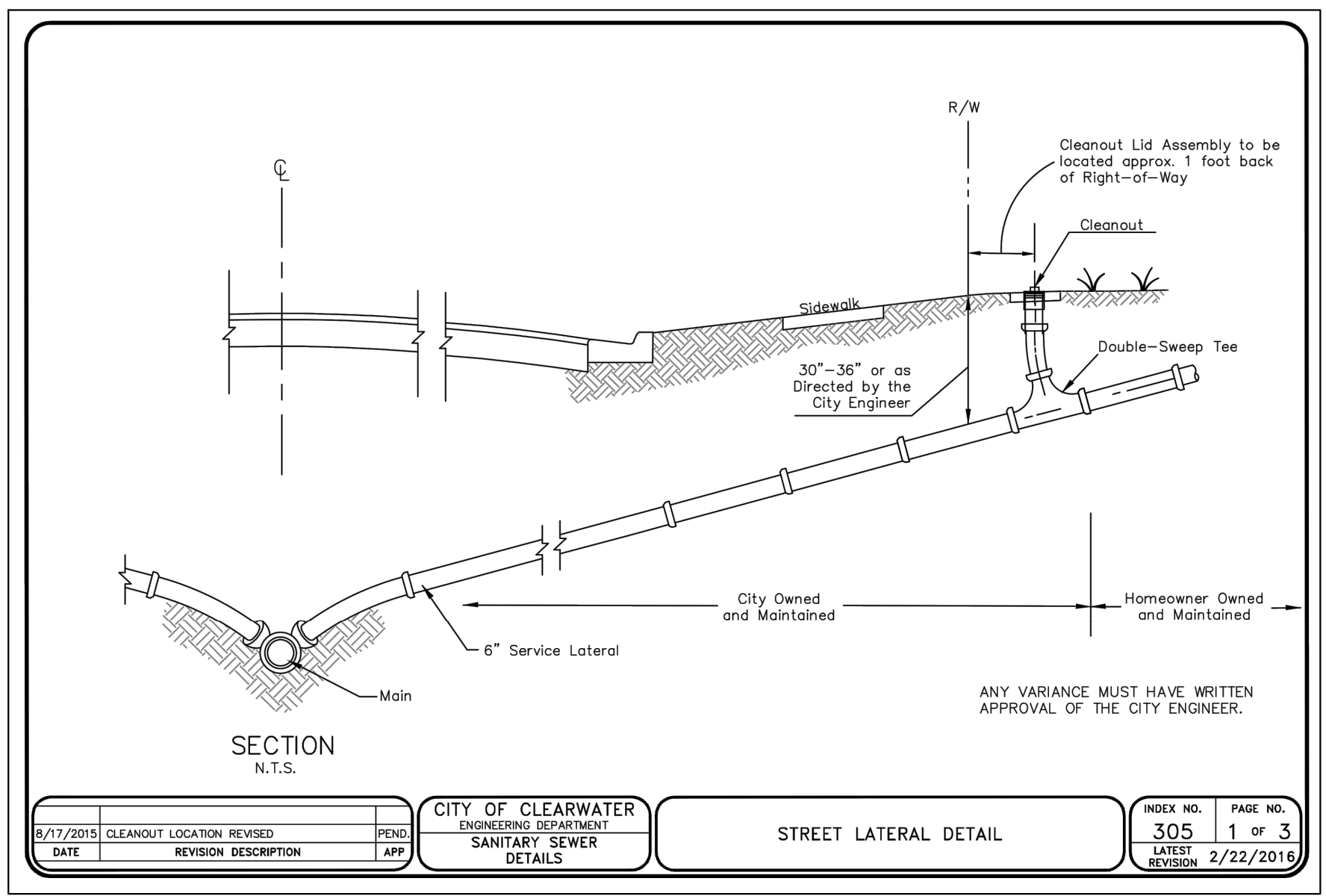
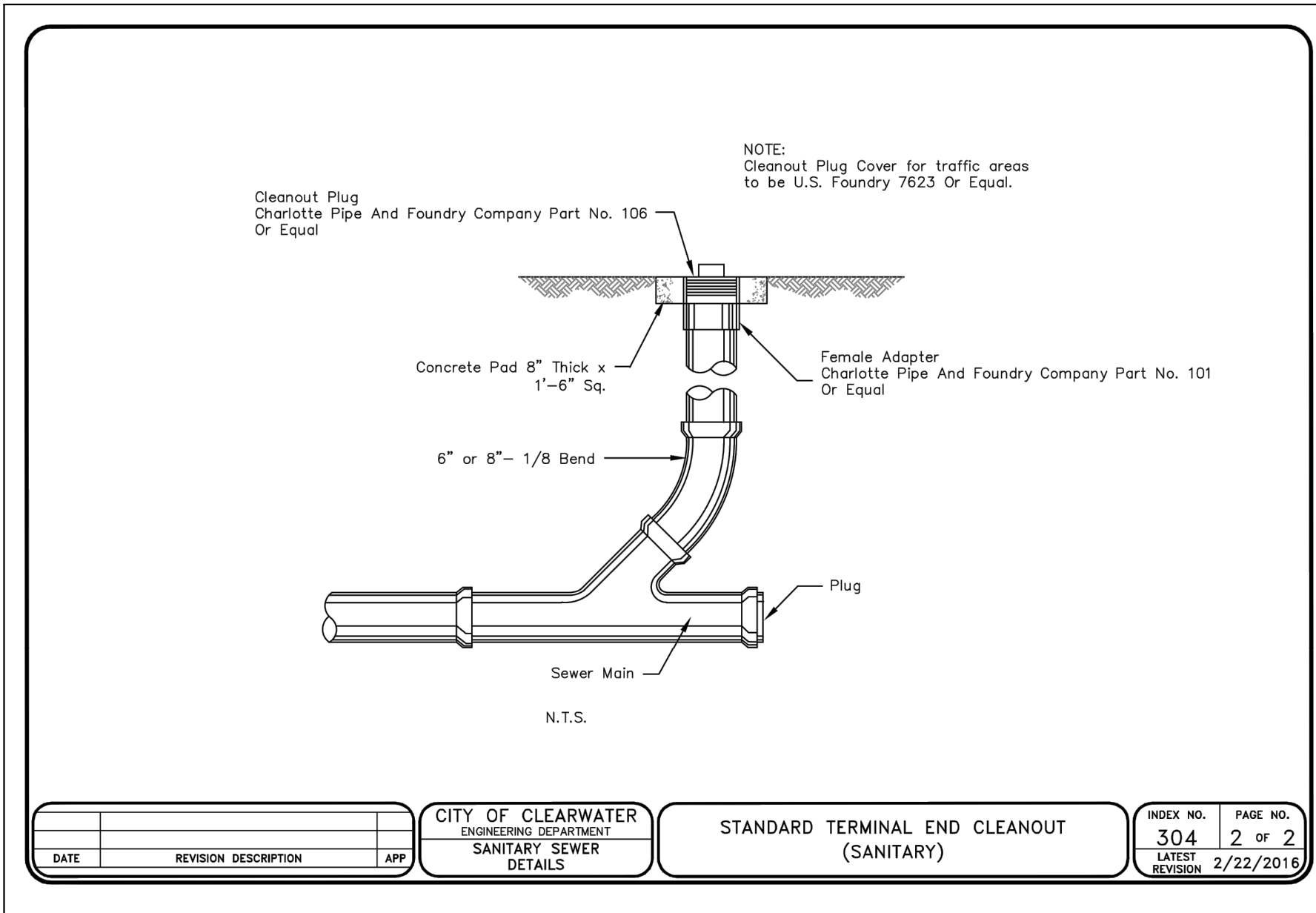
Ozona Engineering, Inc.
P.O. Box 432
Ozona, Florida 34660-432
Phone: (727) 785-3859 Fax: (727) 785-3434
www.ozonaeng.com

FOR:
WELLBUILT HOMES, INC.

PROJECT:
LOT 20 MOONBEAM
2862 MOONBEAM WAY
CLEARWATER, FLORIDA

PROJECT #: -
ORIG. DATE: -
DRAWN BY: BH
SCALE: AS SHOWN

SHEET #:
1



REVISIONS	BH

STATE CERT. OF AUTH. #0009422

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

Gary A. Boucher, P.E. #22885

Ozma Engineering, Inc.
P.O. Box 432
Ozma, Florida 34660-432
Phone: (727) 785-3859 Fax: (727) 785-3434
www.ozmaengineering.com

FOR: **WELLBUILT HOMES, INC.**

PROJECT: **LOT 20 MOONBEAM**
2862 MOONBEAM WAY
CLEARWATER, FLORIDA

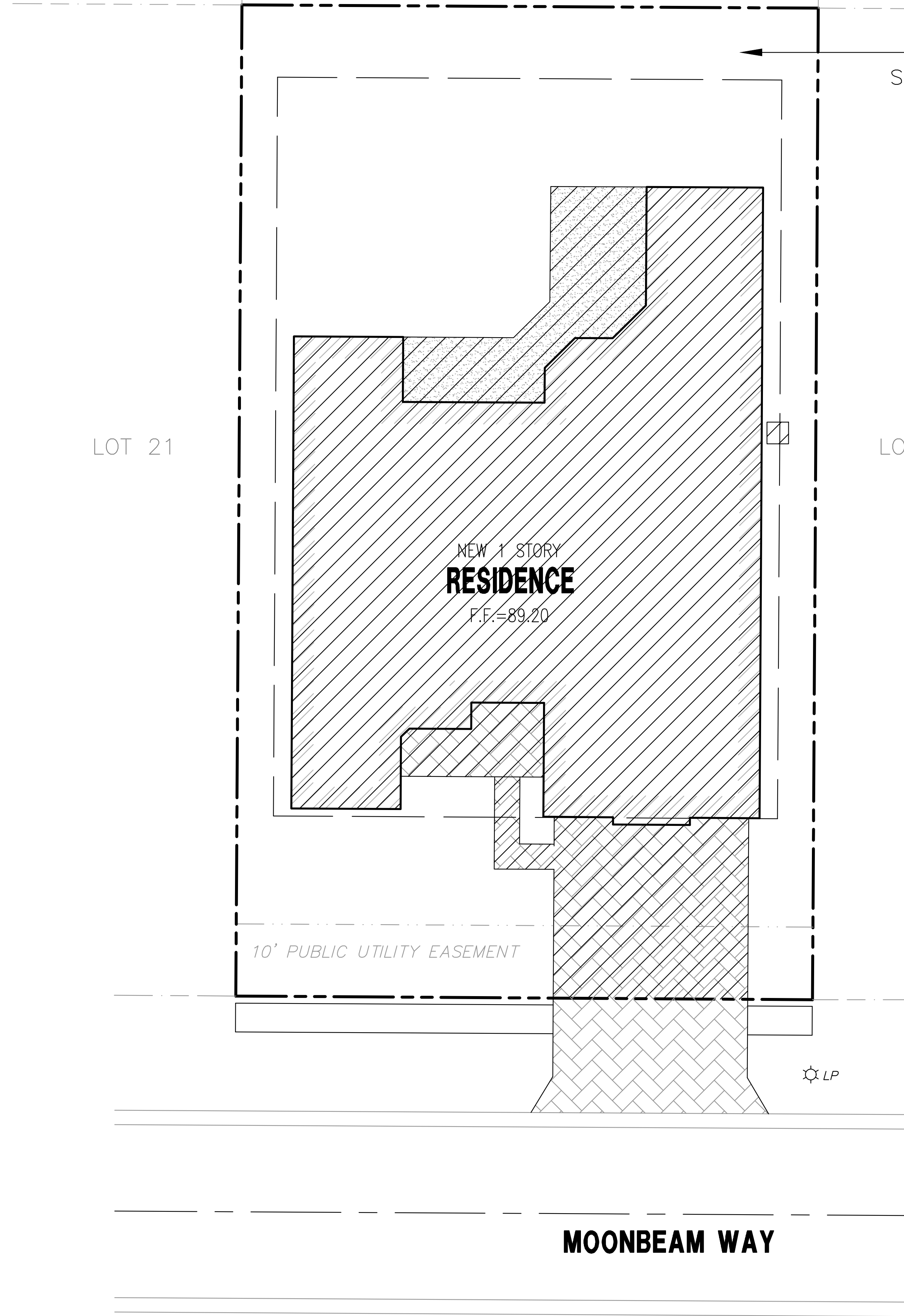
PROJECT #:	-
ORIG. DATE:	-
DRAWN BY:	BH
SCALE:	AS SHOWN

SHEET #:

2

LOT 19

LOT 19



LOT 20
 SUNSREAM SUBDIVISION
 P.B. 143 PG. 67
 (VACANT LOT)

LOT 21

LOT 19

NEW 1 STORY
RESIDENCE
 F.F.=89.20

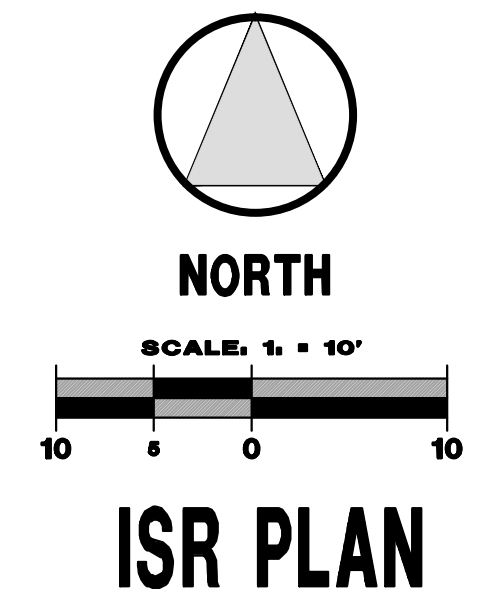
MOONBEAM WAY

10' PUBLIC UTILITY EASEMENT

LP

MOONBEAM WAY

SITE DATA:
 SITE AREA = 11,007 SF (0.25 AC)
 BLDG COVERAGE = 4,204 SF (38.2%)
 ENTRY = 168 SF
 DRIVEWAY = 668 SF
 WALKWAY = 62 SF
 CONC. SLAB = 9 SF
 CONC PORCH = 468 SF
 TOT. IMP. AREA = 5,579 SF (50.7%)



ISR PLAN

NO.	REVISIONS
1	BH

I HEREBY CERTIFY THAT THIS PLAN AND SPECIFICATION WAS PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED CIVIL ENGINEER UNDER THE BOARD OF REGULATION OF ENGINEERS OF FLORIDA AS SIGNED BY MY HAND AND SEAL.

Gary A. Boucher, P.E. # 22885

STATE CERT. OF AUTH. #0000422

Ozona Engineering, Inc.
 P.O. Box 432
 Ozona, Florida 34660-432
 Phone: (727) 785-3859 Fax: (727) 785-3434
www.ozonaeng.com

FOR:
WELLBUILT HOMES, INC.

PROJECT:
LOT 20 MOONBEAM
 2862 MOONBEAM WAY
 CLEARWATER, FLORIDA

PROJECT #: --
 ORIG. DATE: --
 DRAWN BY: BH
 SCALE: AS SHOWN

SHEET #:
3