

HANDICAP PARKING STRIPING
UNIVERSAL SPACES PER FLORIDA ADA
SCALE: 1" = 10'

PROPOSED GROSS AREA CALCULATIONS	
FIRST FLOOR:	
OFFICE AREA (A/C)	8,746 SF
DRIVE THRU AREA (NON-A/C)	7,857 SF
TOTAL FIRST FLOOR AREA	16,603 SF
SECOND FLOOR:	
OFFICE AREA (A/C)	16,622 SF
TOTAL BUILDING AREA:	
TOTAL BUILDING AREA (A/C)	25,368 SF
TOTAL BUILDING AREA (NON-A/C)	7,857 SF
TOTAL BUILDING AREA (A/C & NON-A/C)	33,225 SF

PAVING LEGEND

ASPHALT PAVEMENT	1.5" SP-8.5 WITH TACK COAT PER FDOT SPECIFICATIONS 6" LIMEROCK BASE (LBR=100) MIN OF 98% MODIFIED PROCTOR MAX DENSITY PER AASHTO T-180 (4" LIFTS) 12" STABILIZED SUBBASE (BR 40) MIN OF 98% MODIFIED PROCTOR MAX DENSITY PER AASHTO T-180 (TYPE B STABILIZATION)
CONCRETE SIDEWALK	4" THICK CONCRETE (3,000 P.S.I. @ 28 DAYS) SEE DETAIL SHEET No. 7
ASPHALT SEAL COAT	ASPHALT EMULSION SEAL COAT PER MANUFACTURER'S SPECIFICATIONS

SETBACKS

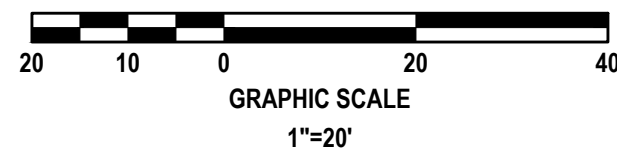
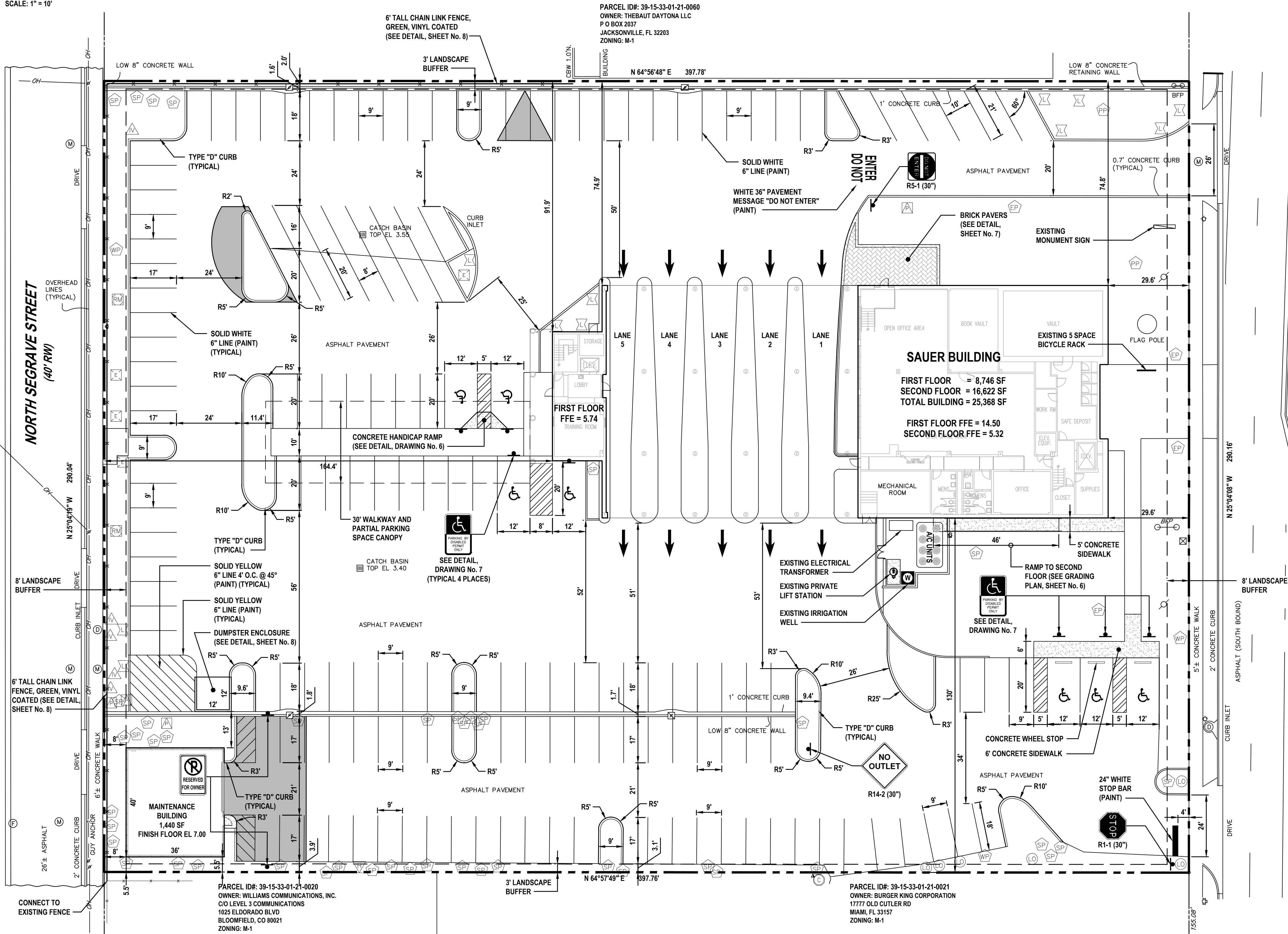
SETBACK	BUILDING	LANDSCAPE
FRONT (NORTH RIDGEWOOD AVENUE)	N/A	8 FEET
REAR (NORTH SEGRAVE STREET)	N/A	8 FEET
SIDE (NORTH PROPERTY LINE)	5 FEET	3 FEET
SIDE (SOUTH PROPERTY LINE)	5 FEET	3 FEET

PAVEMENT MARKING NOTES:

- 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. 17352.
- ALL SIGNS SHALL BE PLACED IN ACCORDANCE WITH INDEX NO. 17301 AND THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS".
- LOCATION OF SIGNS IS APPROXIMATE ONLY AND IS SUBJECT TO CHANGE AS DIRECTED BY THE ENGINEER.
- FOR ADDITIONAL DETAILS SEE INDEX NO. 11860, 11863, 17302, 17344 AND 17346.
- ALL TRAFFIC CONTROL SIGNS SHALL BE FABRICATED USING 3M BRAND "SCOTCHLITE" SHEETING (ENGINEER GRADE) ON MINIMUM .08 GA ALUMINUM BLANKS. ALL 36"x48" SIGNS SHALL BE .100 GA MINIMUM AND SHALL BE INSTALLED USING 3"x12" ROUND ALUMINUM POST. ALL STOP SIGNS SHALL BE 36" OCTAGON INSTALLED ON 12.3 LBS/FT "U" CHANNEL POST RAIL STEEL ONLY OR 3"x12" ROUND ALUMINUM POSTS. "U" CHANNEL POSTS MAY BE USED FOR SIGNS SMALLER THAN 36"x36". ALL SPEED LIMIT SIGNS SHALL BE 24"x30".

GENERAL NOTES:

- CITY OF DAYTONA 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.) FOR LIGHT POLES AND FIXTURES AT TIME OF PERMIT.
- ALL DIMENSIONS AND TIES ARE TO THE EDGE OF PAVEMENT AND OUTSIDE FACE OF BUILDING.
- ALL 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.
- ALL CURB RAMPS SHALL COMPLY WITH SECTION 406 OF FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION (FACBC).
- ALL PAVEMENT EDGE SHALL HAVE TYPE "D" 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.
- ADDRESS NUMBERS SHALL BE ARABIC NUMERALS. NUMBERS SHALL BE IN A COLOR CONTRASTING WITH THE STRUCTURE OR BACKGROUND SURFACE, AND NOT BE LESS THAN SIX (6) INCHES IN HEIGHT. THE ADDRESS NUMBER SHALL BE AFFIXED HORIZONTALLY IN CONSPICUOUS PLACE ON THE BUILDING SO THAT THE NUMBER IS CLEARLY LEGIBLE FROM THE STREET.
- NO FREE STANDING SIGNS ARE PROPOSED WITH THIS REDEVELOPMENT.
- NO ADDITIONAL ON STREET PARKING WILL BE PERMITTED.



REVISIONS

DATE	DESCRIPTION
8/5/15	CITY COMMENTS

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Certificate of Authorization
No. 30209
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Civil Engineering
Land Development
Construction Engineering & Inspection

SAUER

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SITE LAYOUT PLAN
SAUER BUILDING
130 NORTH RIDGEWOOD AVENUE
DAYTONA BEACH, FL 32114

HARRY NEWKIRK
LICENSE
NO. 62971
STATE OF FLORIDA
PROFESSIONAL ENGINEER

PROJECT No: 2015-30
DATE: APRIL 2015
DESIGN BY: DAB
DRAWN BY: HHN
CHECKED BY: HHN
SCALE: 1" = 20'
DRAWING NUMBER

5