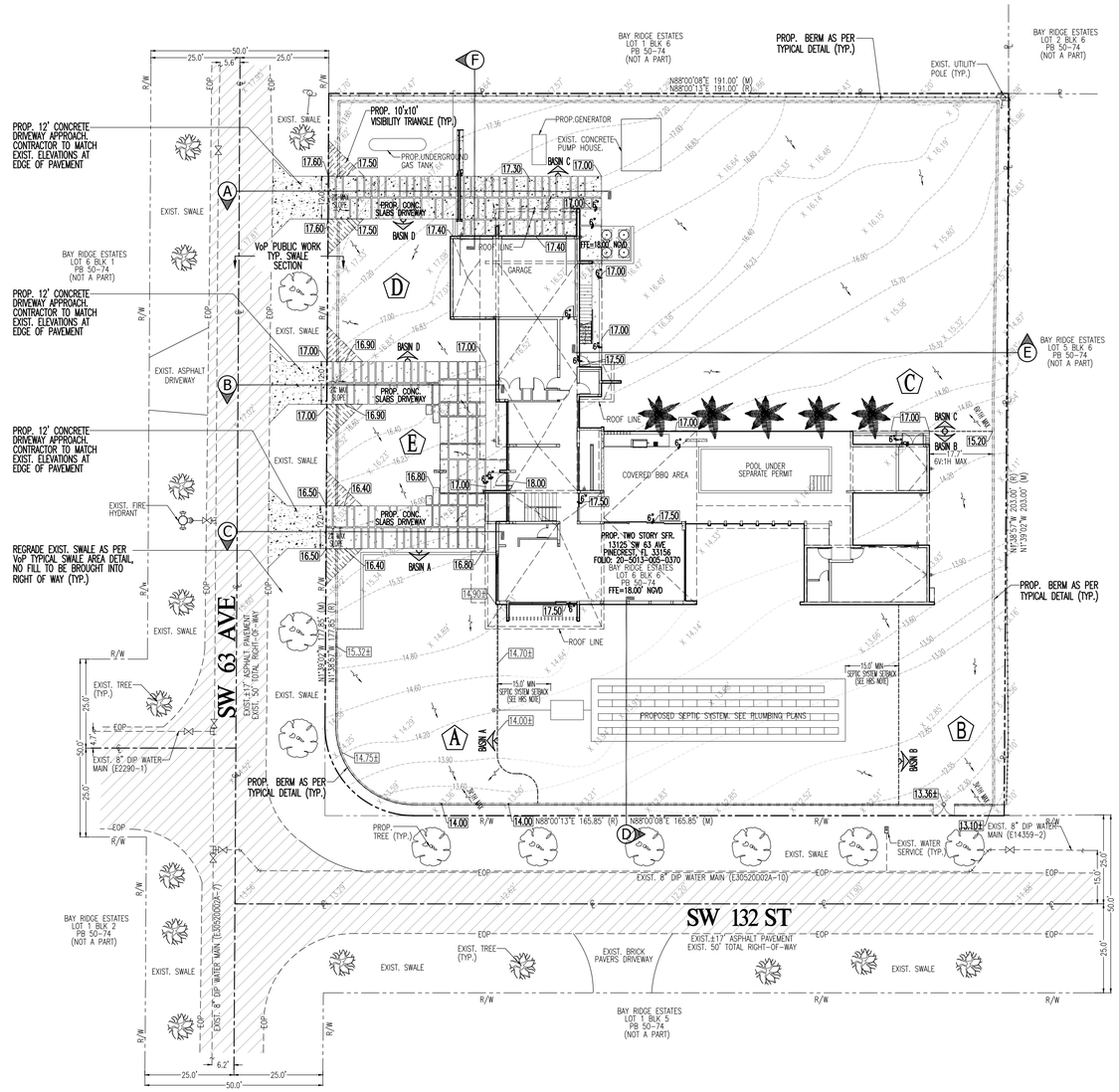
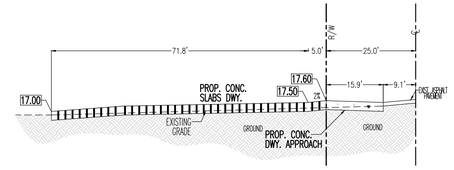
SCALE 1" = 20'

GRAPHIC SCALE (IN FEET)

LEGEND

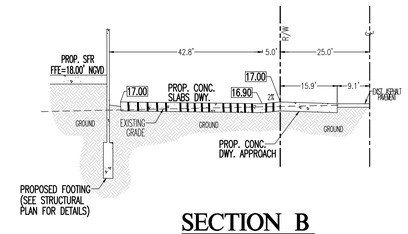
RIGHT-OF-WAY	R/W
MONUMENT LINE	ML
PROPERTY LINE	PL
CENTER LINE	C
BASE LINE	BBL
EDGE OF PAVEMENT	EOP
EXISTING OVERHEAD WIRE	OH
EXISTING CHAIN LINK FENCE	X
DENOTES PROPOSED	PROP.
DENOTES EXISTING	EXIST.
DENOTES SIDEWALK	SWK.
DENOTES INVERT	INV.
DENOTES TOP OF PIPE	TOP
DENOTES TYPICAL	TYP.
TO BE FIELD VERIFIED	TBFV
EXISTING UTILITY BOX	
PROPOSED WATER METER	
EXISTING WATER METER	WM
EXISTING SIGN	
EXISTING UTILITY POLE	
EXISTING SANITARY SEWER MANHOLE	
EXISTING STORM DRAINAGE MANHOLE	
EXISTING ELECTRIC MANHOLE	
EXISTING WATER MANHOLE	
EXISTING AT&T MANHOLE	
EXISTING TRAFFIC SIGN	
EXISTING TELEPHONE UTILITY	
EXISTING TRAFFIC SIGN	
EXISTING ELECTRICAL UTILITY	
EXISTING TRAFFIC SIGN POLE	
PROPOSED CLEAN-OUT	
PROPOSED CORPORATION STOP	
PROPOSED TEE	
PROPOSED REDUCER	
DENOTES EXIST. FLOW DIRECTION	
PROPOSED TAPPING SLEEVE	
PROPOSED BACKFLOW	
PROPOSED WATER VALVE	
EXISTING WATER VALVE	
EXISTING ELEVATION	x 10.00'
PROPOSED ELEVATION	X.XX'
MATCH EXISTING ELEVATION	ME X.XX±
EXISTING CATCH BASIN	
PROPOSED CATCH BASIN AND FRENCH DRAIN	





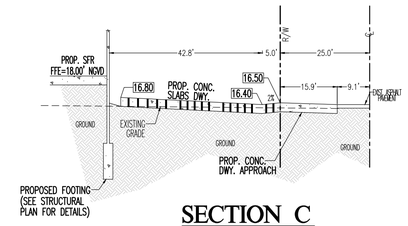
SECTION A

SCALE: N.T.S.



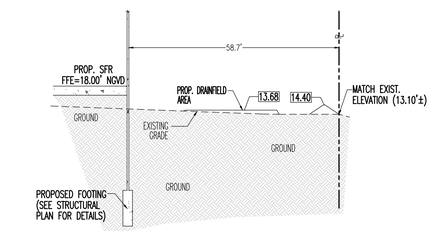
SECTION B

SCALE: N.T.S.



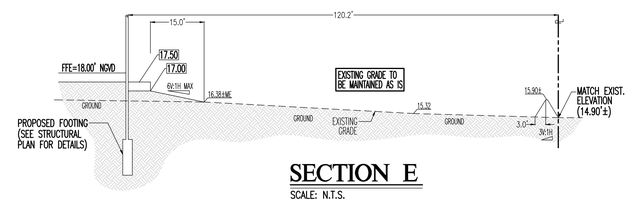
SECTION C

SCALE: N.T.S.



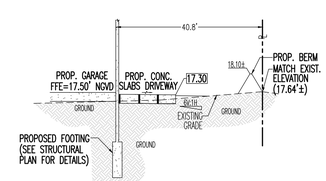
SECTION D

SCALE: N.T.S.



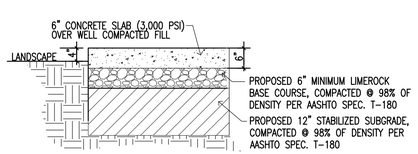
SECTION E

SCALE: N.T.S.



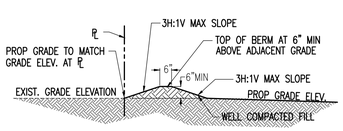
SECTION F

SCALE: N.T.S.



DRIVEWAY TYPICAL SECTION

N.T.S.



BERM DETAIL

N.T.S.

NOTE: BERM TO BE CONSTRUCTED OF WELL GRADED COMPACTED EARTH.

FOR STORMWATER RETENTION, SEE STORMWATER CALCULATIONS PROVIDED WITH THIS PLAN.

Sunshine 811

Call 811 or visit sunshine811.com two full business days before digging to have buried facilities located and marked.

Check positive response codes before you dig!

THESE PLANS ARE FOR BUILDING DEPARTMENT REVIEW. THEY ARE NOT TO BE CONSTRUED AS FINAL CONSTRUCTION DOCUMENTS UNTIL ALL BUILDING DEPARTMENT APPROVALS ARE OBTAINED AND COMMENTS INCORPORATED INTO THESE DWGS. DUE TO THE VARIATIONS IN INTERPRETATIONS OF THE CODE THAT OCCUR IN DIFFERENT MUNICIPALITIES FINAL APPROVAL AND REVIEW IS NEEDED TO ASSURE COMPLIANCE WITH THE APPLICABLE CODES AND STANDARDS.

CARLAB, INC.
ENGINEERS AND PLANNERS
CERTIFICATE OF AUTHORIZATION 6419
8730 S.W. 25 STREET, MIAMI, FL 33165
TEL: 786 385.4093 | FAX: 305 226-0438
E-MAIL: SLABISTE@CARLABINC.COM

PROJECT NAME:

CASA @63rd AVENUE

13125 SW 63 AVE, PINECREST, FL 33156
FOLIO: 20-5013-005-0370

REVISIONS	DATE	BY
1 VoP COMMENTS	12/19/24	AMC
2 VoP COMMENTS	01/30/25	AMC

CARLAB,INC PROJECT NUMBER
24-2209

DRAWN	LMM
CHECKED	AMG
DESIGNED	LMM
SCALE	AS SHOWN
DATE	11/14/24

THIS ITEM HAS BEEN DIGITALLY SIGNED AND SEALED BY SERGIO C. LABISTE, P.E. ON THE DATE ADJACENT TO THE SEAL. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.

SERGIO LABISTE
2025.01.30 16:03:25
-05'00'

SERGIO C. LABISTE LICENSE No.61733 STATE OF FLORIDA PROFESSIONAL ENGINEER

DATE: 01/30/25 SEAL

SERGIO C. LABISTE P.E. #61733

SHEET TITLE

PROPOSED GRADING AND DRAINAGE PLAN

SHEET NUMBER

C-2