

LEGEND:

10.6 PROPOSED ELEVATION
+10.7 EXISTING ELEVATION

MATCH EX.EL. MATCH EXISTING ELEVATION
SLP SLOPE (FLOW DIRECTION)

CROWN OF ROAD SWALE
EOP
SWALE
DROPOFF (1/2" TO 1")
ROADWAY SWALE AREA

6 VOP PW TYP. SWALE
SCALES: H: 1"=10'
V: 1"=40'

NOTES: PROPERTY LINE AND SWALE ELEVATIONS VARY. SEE PLAN.
THIS SECTION IS TYPICAL AND APPLIES ALONG THE WHOLE FRONT SWALE
MAINTAIN 6" TO 8" DEPTH ALONG THE FRONT SWALE

- STORM DRAINAGE NOTES:
- PROPERTY IS LOCATED IN ZONE X. INTERCEPTOR DRAINAGE SWALES AND BERMS AS INDICATED ALONG THE PROPERTY LINES WILL BE CONSTRUCTED ON-SITE, TO RETAIN THE 10 YEAR/24 HOUR (9.25 INCHES) STORMWATER RUNOFF INSIDE THE PROPERTY. ADEQUATE DRAINAGE SHALL BE PROVIDED, AND SURFACE RUNOFF WATER SHALL BE DIVERTED TO A STORM CONVEYANCE OR OTHER APPROVED POINT OF COLLECTION, IN ACCORDANCE WITH FBC AND VILLAGE OF PINECREST CODE OF ORDINANCES. ALL SITE DRAINAGE IS DESIGNED AND SHALL BE CONSTRUCTED IN SUCH A MANNER THAT RUNOFF RATES, VOLUME AND POLLUTANT LOADS DO NOT EXCEED PRE-DEVELOPED CONDITIONS AND PREVENTING FLOODING OF ADJACENT PROPERTIES AND PUBLIC RIGHT-OF-WAY.
 - CONTRACTOR TO FIELD-VERIFY ALL MEASUREMENTS, INCLUDING SETBACKS, EASEMENTS, R.O.W. SIZE AND LOCATIONS AND BE RESPONSIBLE FOR THE SAME. MATCH EXISTING ELEVATIONS AT PROPERTY LINE
 - PROVIDE EROSION AND SEDIMENTATION CONTROL B.M.P.s, ALONG THE EARTHWORK AND FOUNDATION PHASES OF CONSTRUCTION, CONSISTING OF PROTECTING INLETS IN THE VICINITY OF THE PROJECT AND PROVIDING PERIMETER CONTROLS (SILT FENCES) ON THE LOW ELEVATION AREAS UNTIL FULL STABILIZATION.
 - ZONE X. BFE = N/A. FFE=12.50 NGVD. ALL ELEVATIONS ARE N.G.V.D.

PUBLIC WORKS CONDITION OF PERMIT

UPON CONSTRUCTION COMPLETION BUT PRIOR TO FINAL APPROVAL FOR THE PROJECT, THE APPLICANT SHALL SUBMIT TO THE VILLAGE:

- (1) AN OVERALL CERTIFICATION SIGNED AND SEALED BY THE EOR THAT THE PROJECT HAS BEEN CONSTRUCTED ACCORDING TO THE APPROVED PLANS
- (2) A SIGNED AND SEALED SURVEY BY A FLORIDA REGISTERED PSM WITH SPOT ELEVATIONS EVERY 25 FEET THROUGHOUT THE PROPERTY, AS WELL AS AT PLANNED/CONSTRUCTED DRY RETENTION AREAS AND
- (3) A SITE REVIEW WITH THE VOP STORMWATER MANAGEMENT REVIEWER. THE PERMITTED PLANS, THE SURVEY AND EOR LETTER MUST BE PRESENT FOR THE FINAL STORMWATER INSPECTION. FAILURE TO COMPLY WILL RESULT IN AN INSPECTION FAILURE AND DELAY FOR OBTAINING TOO.

EXCAVATION & FILL ORDINANCE OF THE VOP:

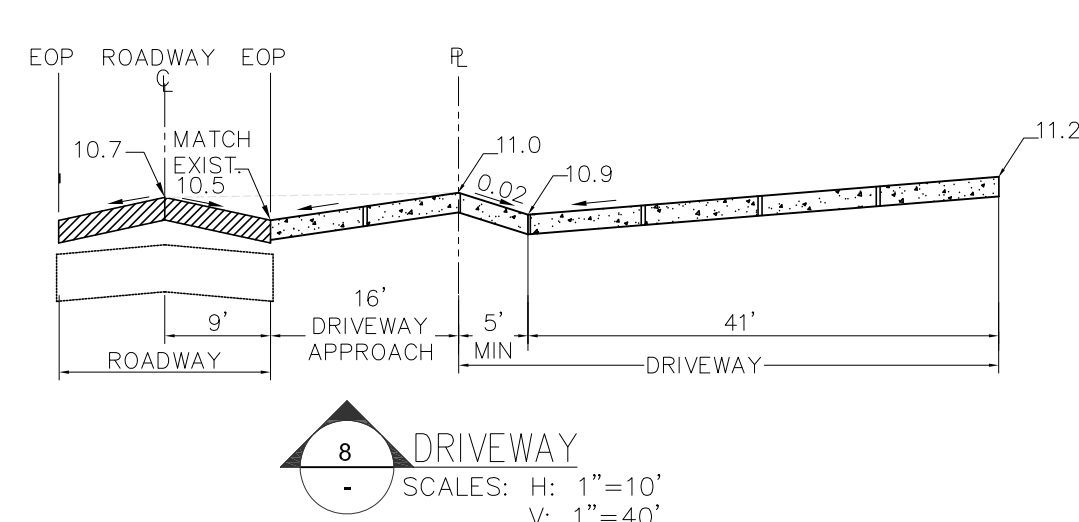
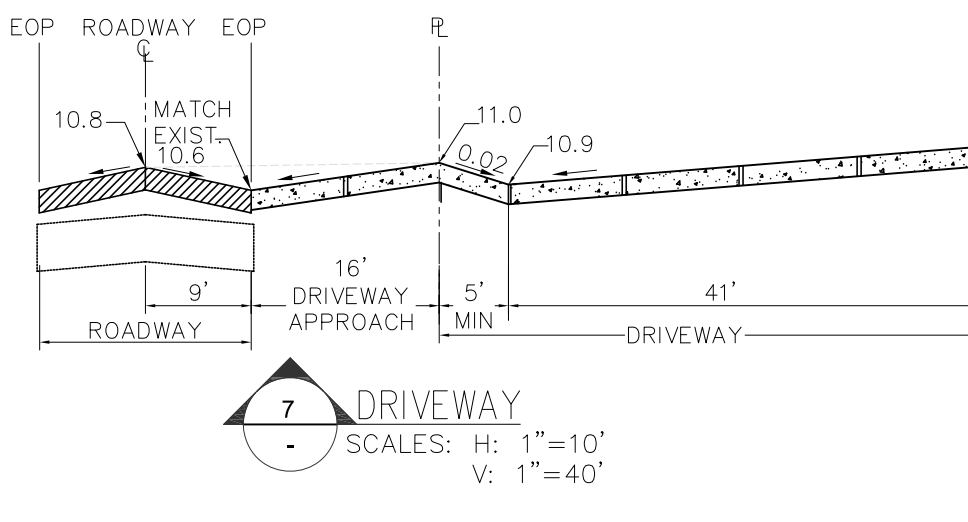
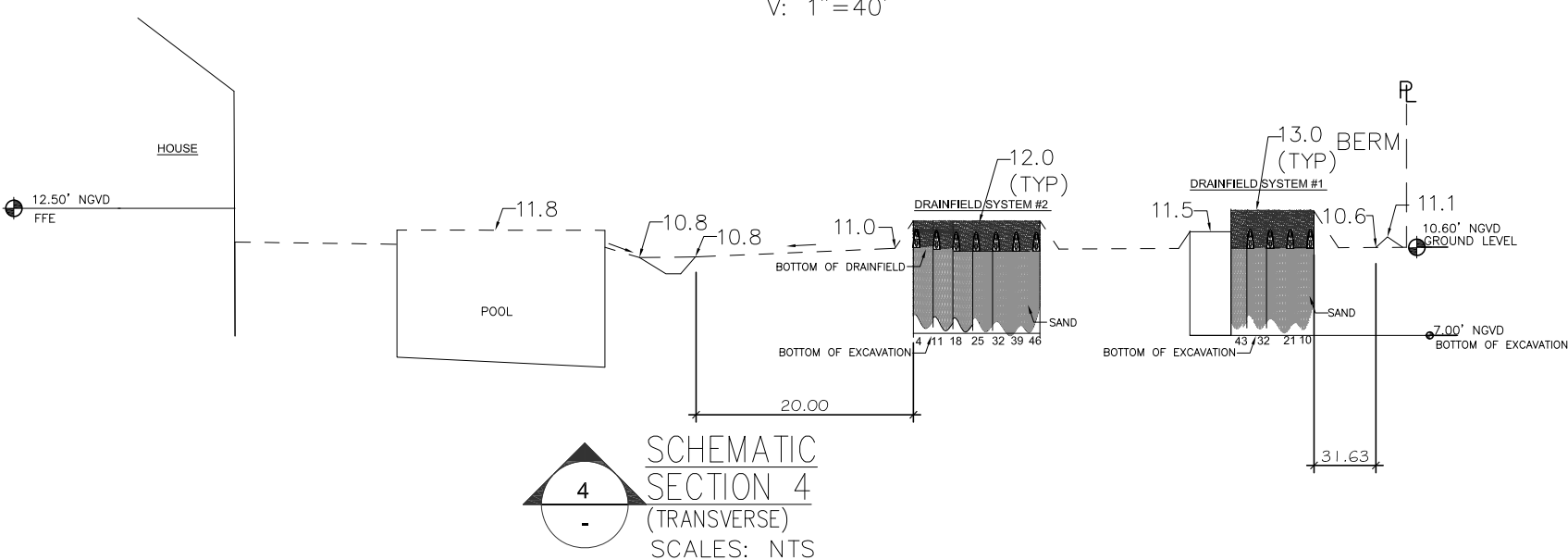
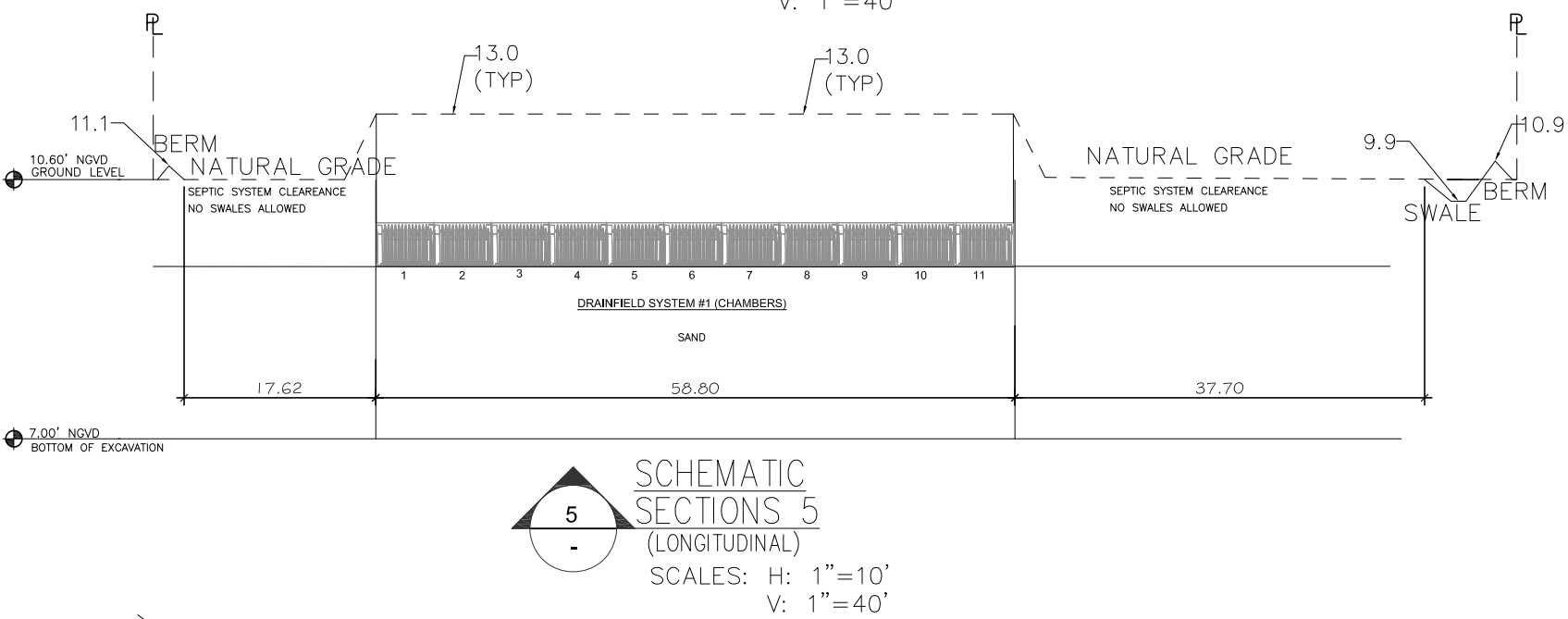
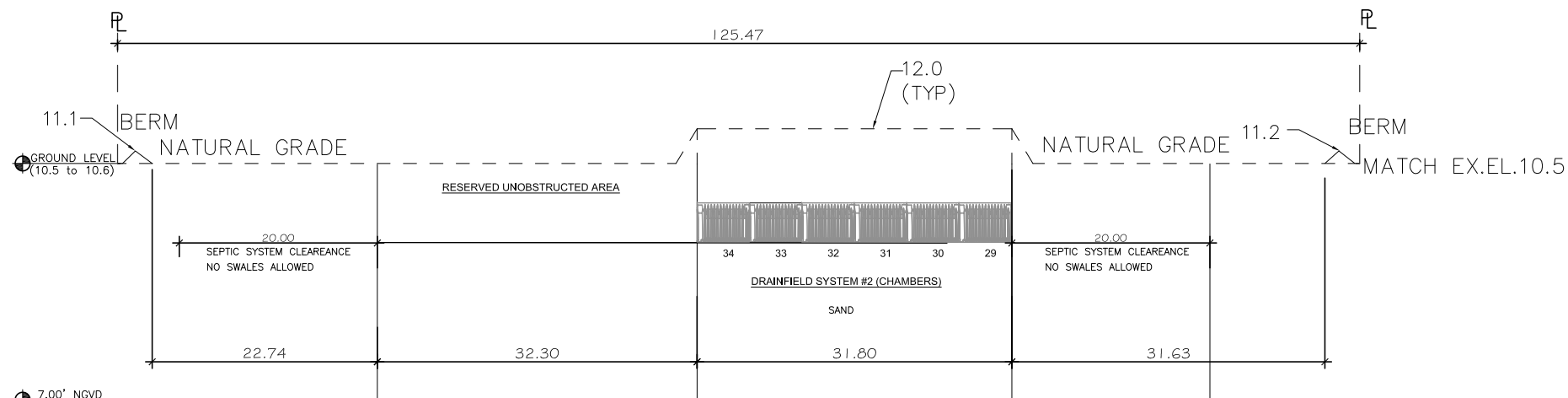
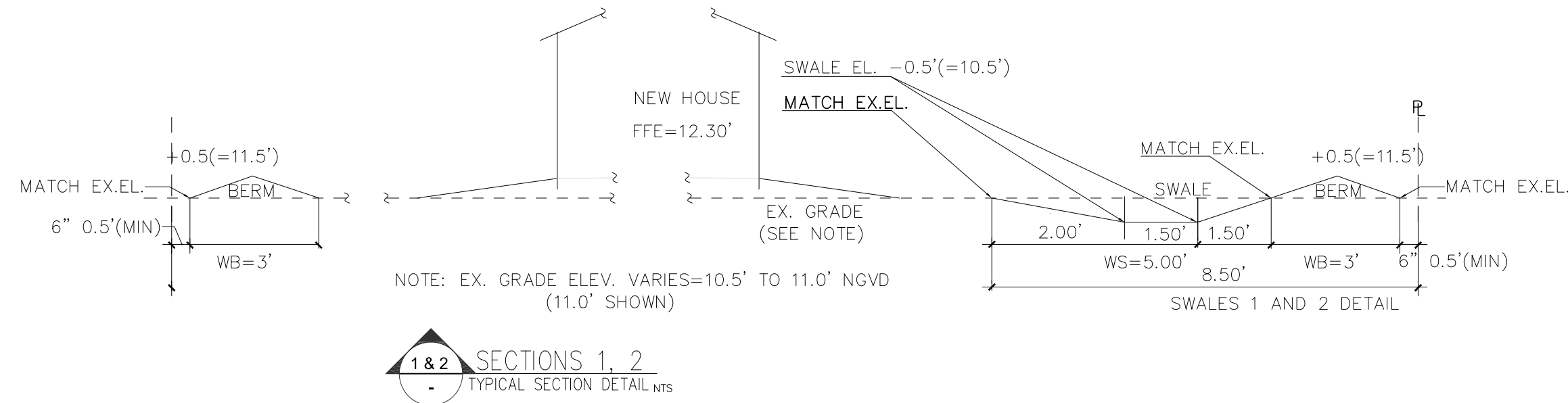
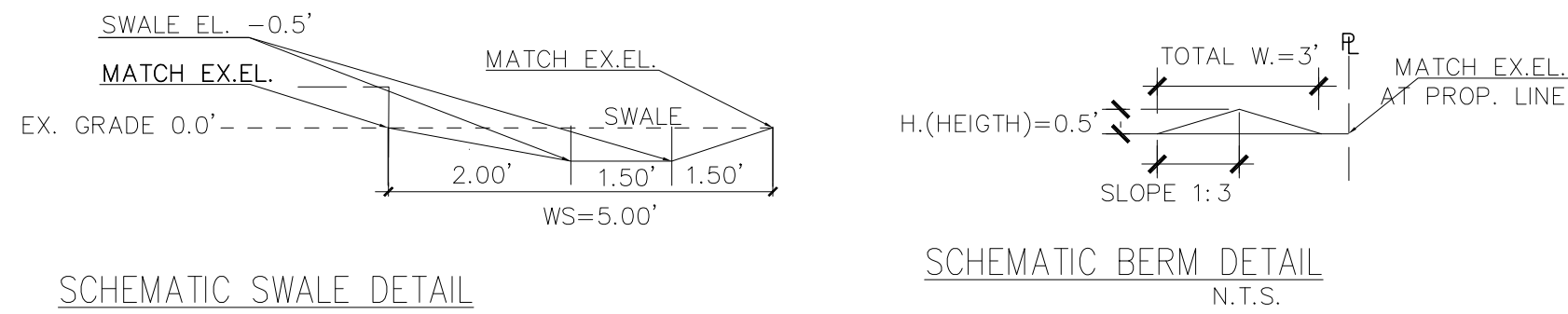
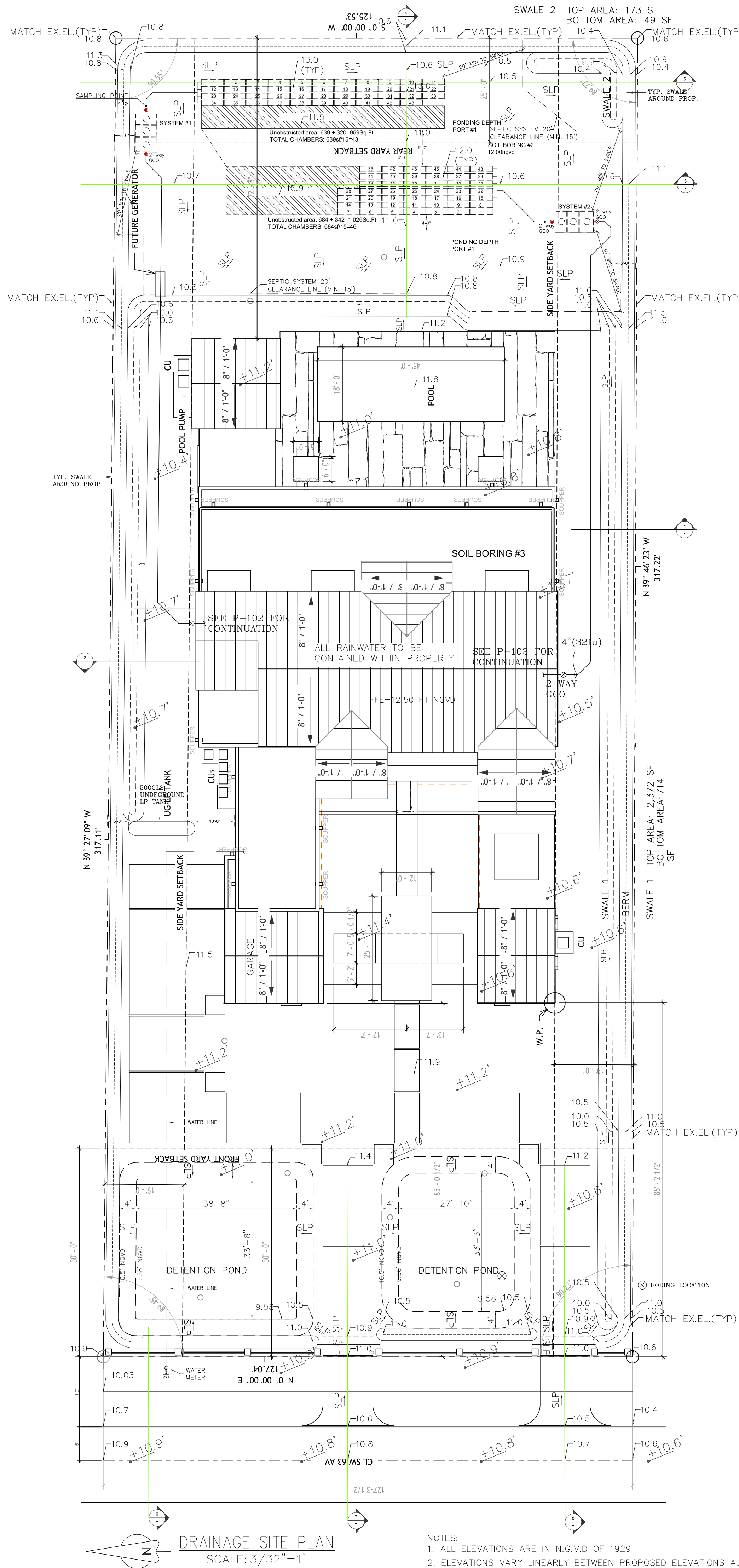
DIV. 6.12. - EXCAVATION AND FILL.

C) MAINTENANCE OF NATURAL GRADE AND ELEVATION. DEVELOPMENT AND CONSTRUCTION IN THE VILLAGE OF PINECREST SHALL BE DESIGNED AND CONSTRUCTED WITH AN ELEVATION AND GRADING THAT ARE CONSISTENT WITH THE REQUIREMENTS OF THE VILLAGE'S FLOODPLAIN MANAGEMENT ORDINANCE, STORMWATER MANAGEMENT PLAN, AND COMPREHENSIVE DEVELOPMENT MASTER PLAN. THE ESTABLISHED NATURAL ELEVATION AND GRADE OF A PROPERTY UNDER CONSTRUCTION SHALL BE FUNDAMENTALLY PRESERVED AND THE FINISHED GRADE AND ELEVATION SHALL BE CONSISTENT AND COMPATIBLE WITH THE GRADE AND ELEVATION OF ADJOINING PROPERTIES.

D) FILL WATER WARD OF THE TOP OF SLOPE OF ANY LAKE OR WATERWAY OR ALTERATION OF AN ESTABLISHED SHORELINE IN THE VOP SHALL NOT BE PERMITTED UNLESS APPROVED AS A CONDITIONAL USE.

PUBLIC WORKS CONDITIONS OF PERMIT (D/W AND Sfr W/ D/W):

- NO FILL OF ANY KIND CAN BE BROUGHT ON SITE OR TO THE ROW OUTSIDE OF THE BUILDING FOOTPRINT.
- NO RUNOFF GENERATED FROM THE DRIVEWAY IS PERMITTED TO DISCHARGE DIRECTLY TO THE ROW OR ADJACENT PROPERTIES.
- THE ROW SWALE IS TO BE GRADED USING THE VILLAGE PW STANDARD.
- NO TREES ARE TO BE PLANTED IN THE ROW BEFORE A CONDITIONAL APPROVAL OF THE ROUGH GRADING OF THE SWALE HAS BEEN APPROVED BY PUBLIC WORKS.
- NO SHRUBS ARE TO BE PLANTED IN THE ROW AND ANY EXISTING SHRUBS ARE TO BE REMOVED.
- NO IRRIGATION, LIGHTING, OR ELECTRICAL COMPONENTS OF ANY KIND MAY BE INSTALLED IN THE ROW.
- ALL PROPOSED TREES IN THE ROW WILL BE PLANTED A MINIMUM OF 7' FROM THE EDGE OF PAVEMENT TO THE FACE OF THE TREE AND WILL BE OF A TYPE, KIND, AND SPACING AS APPROVED BY THE PUBLIC WORKS DEPARTMENT. PUBLIC WORKS CONTACT INFORMATION IS: PUBLICWORKS@PINECREST-FL.GOV
- ANY DECORATIVE D/W IN THE ROW SHALL HAVE AN 8" W X 12" D, 3,000-PSI, FIBER MESH CONCRETE HEADER CURB LOCATED BETWEEN THE ASPHALT AND THE PROPOSED D/W. THE EDGE OF THE HEADER CURB WILL BE A MINIMUM OF 10' FROM THE CENTERLINE OR TO THE EDGE OF THEE EXISTING ASPHALT EDGE, WHICHEVER IS GREATER.
- NO MATERIALS OF ANY KIND WILL BE STORED FOR ANY LENGTH OF TIME ON THE PUBLIC SWALE.
- EXISTING SIDEWALKS WILL BE MAINTAINED AT ALL TIMES, FREE OF ANY LOOSE MATERIAL, AND OPEN TO PEDESTRIAN TRAFFIC AT ALL TIMES. NO VEHICLES CAN PARK ON THE SIDEWALK AT ANY TIME.
- ANY SIDEWALK CROSSED BY A D/W APPROACH MUST BE REPLACED WITH 6" THICK SIDEWALK AND EXTEND TO THE NEXT ADJACENT WHOLE FLAG ON EITHER SIDE OF THE NEW APPROACH. LONGITUDINAL SLOPE CANNOT EXCEED 5% AND MAXIMUM GROSS SLOPE IS 2%. ALL SIDEWALK CONSTRUCTION THAT INTERSECTS WITH A CROSSWALK MUST BE PARALLEL WITH THAT CROSS WALK AND WILL HAVE DETECTABLE WARNING SURFACE PLACED PERMANENTLY IN CONCRETE - NO SCREW-DOWN DETECTABLE WARNING SURFACE IS PERMITTED. ALL SIDEWALK IN THE ROW WILL BE A MINIMUM OF 10' FROM THE NEAREST EDGE OF PAVEMENT AND MARKED AS SUCH IN THE SIGNED AND SEALED PLANS.
- ALL WORK CONDUCTED IN THE ROW WILL IMPLEMENT THE APPLICABLE FOOT STANDARD INDEX 600 SERIES FOR MOT.
- ALL SIDEWALK REPLACEMENT WILL BE OPEN TO TRAFFIC WITHIN 48 HOURS OF THE SIDEWALK BEING CLOSED FOR DEMO. THIS INCLUDES DEMOLITION OF EXISTING SIDEWALK, PLACING FORMS, PLACING AND FINISHING CONCRETE AND STRIPPING FORMS.
- NO PORTION OF THE PUBLIC ROW AND CAN BE ENCLOSED BY THE CONTRACTOR'S FENCE AT ANY TIME.
- ALL SOD IN THE ROW WILL BE SAND GROWN 'EMPIRE ZOYSIA'
- ALL DRIVEWAY APPROACHES WILL MEET ALL ADA REQUIREMENTS FOR OBSTRUCTIONS, BOTH VERTICAL AND HORIZONTAL AND FOR SLOPE, BOTH CROSS SLOPE AND LONGITUDINAL.



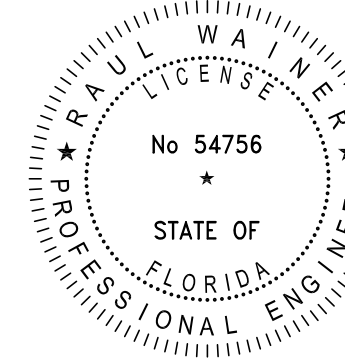
NEW RESIDENCE

GS JPD 10635 LLC

10635 SW 63 AV
MIAMI, FL

TSUR CONSULTING, INC.
FBPE REGISTRY # 33523
21011 NE 32nd Avenue
AVENTURA, FL 33180
PHONE: (305) 332-8881

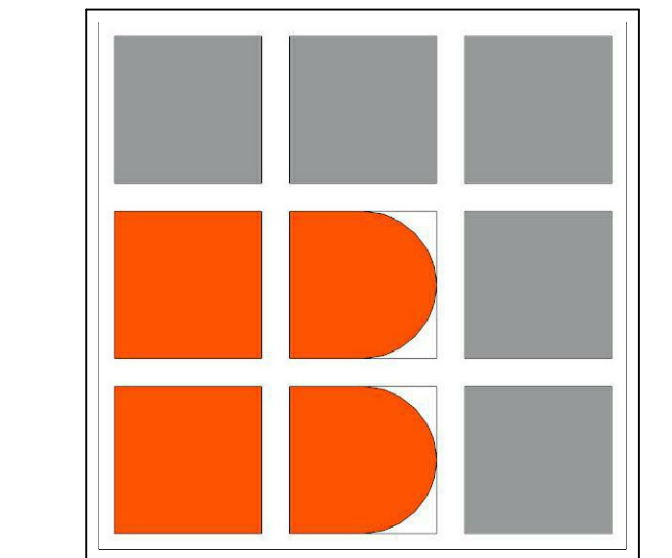
RAUL WAINER, PE
STATE OF FLORIDA PE 0054756



BALLI-TRAUTMAN ARCHITECTS LLC -AA26002968
GIORGIO LUIGI BALLI -AR13951
DAVID SCOTT TRAUTMAN -AR15045

NO.	DESC	DATE

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JOB NUMBER:
CHECKED BY: DK
ISSUE DATE: Issue Date
SCALE: AS NOTED

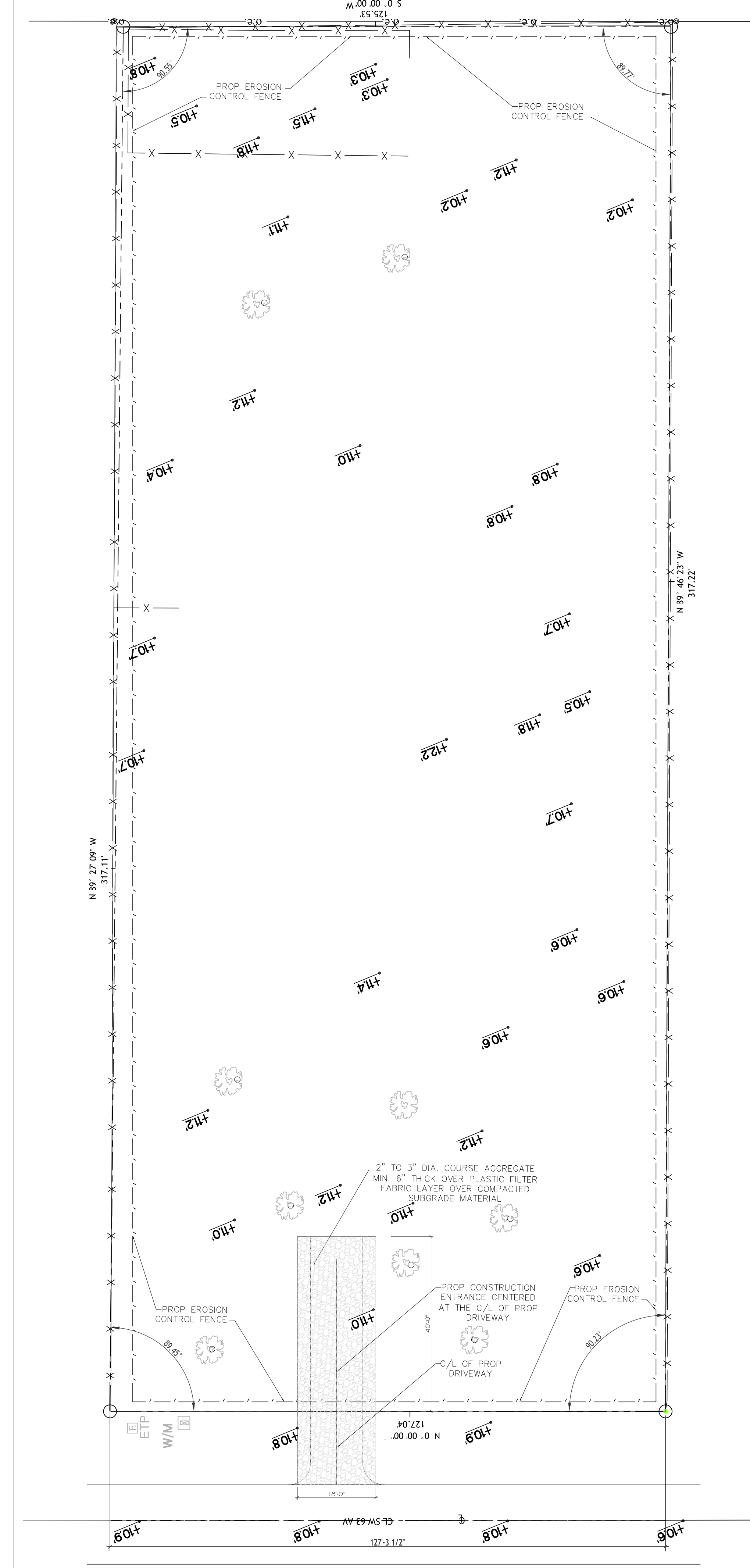
SHEET TITLE

PAVING,
GRADING AND
DRAINAGE PLAN
PLAN, NOTES, SECTIONS
AND DETAILS

SHEET NUMBER

C-1

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1533 SUNSET DRIVE SUITE 101, CORAL GABLES, FL 33143



PROP EROSION CONTROL PLAN
SCALE: 3/32"=1'

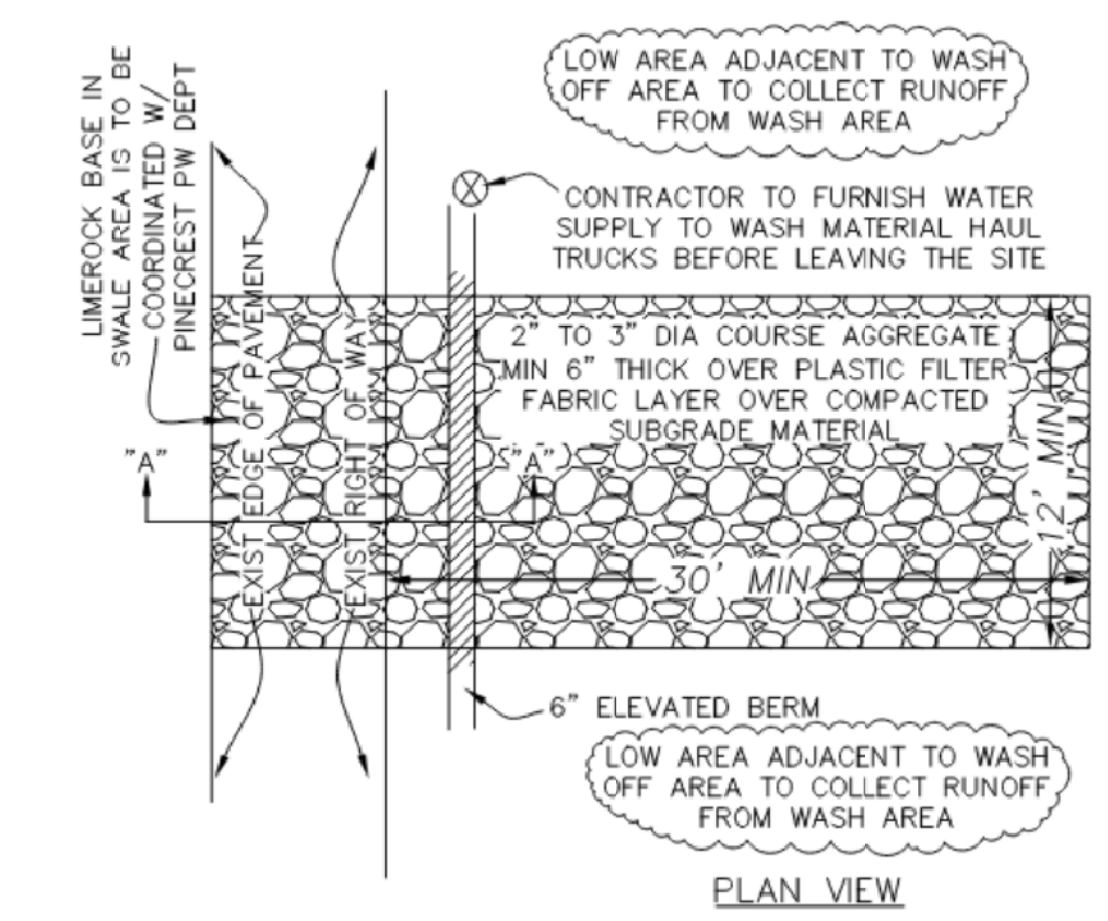
NOTES:
1. ALL ELEVATIONS ARE IN N.G.V.D OF 1929
2. EXISTING (SURVEY) ELEVATIONS ARE SHOWN

EROSION CONTROL GENERAL NOTES:

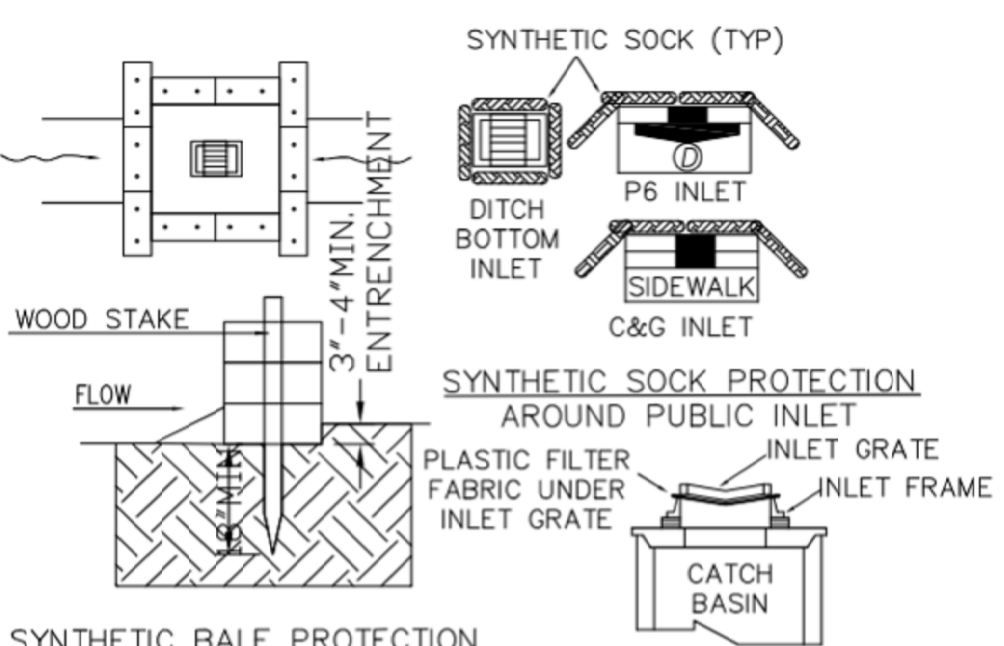
1. TREE PROTECTION AND PRUNING SHALL BE ACCOMPLISHED AS DETAILED IN SPECIAL PROVISIONS, THE CONSTRUCTION PLANS AND OR THE VILLAGE OF PINECREST'S PUBLIC WORKS STANDARDS AND/OR MIAMI DADE COUNTY'S TREE SECTION STANDARDS
2. ALL EROSION CONTROL FEATURES AS PROVIDED IN THE SWPPP ARE TO BE INSTALLED AT ALL AREAS OF EXCAVATION OR FILL FOR, WATER, SEWER AND DRAINAGE FACILITIES. ALL EXIST AND PROPOSED DRAINAGE CATCH BASINS SHALL BE PROTECTED PER THE DETAILS SHOWN
3. ALL EROSION CONTROL FEATURES ARE TO BE MAINTAINED FOR THE DURATION OF THE PROJECT IN ACCORDANCE WITH THE MIAMI DADE COUNTY'S RER-DEEM NPDES REQUIREMENTS
4. ALL EROSION MATERIAL AND EXCAVATED MATERIAL SHALL BE STORED ON SITE WHERE POSSIBLE. IF THESE MATERIALS CAN NOT BE STORED ON SITE THEN THEY SHALL TRANSPORTED TO AN APPROVED MATERIAL DISPOSAL SITE
5. ANY INEFFECTIVE OR DAMAGED SYNTHETIC BALES OR "SOCKS" SHALL BE REPAIRED OR REPLACED AS REQUIRED
6. ALL EXISTING AND/OR PROPOSED STORMWATER INLETS (AREA BASINS, DITCH, C&G, P6, ETC.) SHALL BE PROTECTED FROM SEDIMENT FLOWING INTO THE INLET STRUCTURE WITH SYNTHETIC BALES OR "SOCKS" UNTIL THE PROJECT HAS BEEN COMPLETED
7. STOCKPILED MATERIALS SHALL BE STORED IN A FASHION TO PREVENT THE STORED MATERIALS FROM FLOWING OFF-SITE TO A PUBLIC RIGHT-OF-WAY OR TO ANY EXISTING OR PROPOSED STORMWATER INLET
8. THE EROSION CONTROL PLAN FEATURES SHALL BE INSPECTED ON A DAILY BASIS. A DAILY INSPECTION LOG SHALL KEPT ON SITE ALL ALL CORRECTIONS TO THE FEATURES SHALL BE NOTED IN THE LOG

SWPPP NARRATIVE:

1. THE SITE AREA WITHIN THE PROPERTY LINES IS ROUGHLY 0.402± ACRES
2. THE PROPOSED WORK ON THIS PROJECT WILL CONSIST OF THE EXCAVATION FOR THE PROPOSED HOUSE FOUNDATION AND FOR SITE GRADING
3. THE CONTRACTOR WILL MAINTAIN PROTECTION OF ALL EXISTING DRAINAGE INLETS FROM THE INTRODUCTION OF ANY LOOSE SEDIMENTS FROM THE PROPOSED WORK ACTIVITIES
4. THE USE OF VARIOUS PROTECTIVE DEVICES (I.E. SAND BAGS, FILTER FABRIC, SYNTHETIC BALES AND SOCKS, SEDIMENT SCREEN FENCES, WIN SCREENS ETC.) WILL BE USED TO COMPLY WITH THE NPDES REQUIREMENTS FOR A SWPPP
5. ALL EXCAVATED MATERIAL WILL EITHER STORED ON-SITE TO BE USED ON OTHER PORTIONS OF THE PROJECT OR DISPOSED OF OFF-SITE AT AN APPROVED WASTE DISPOSAL FACILITY
6. ALL MATERIAL STORED ON-SITE WILL BE COVERED IF APPLICABLE TO PREVENT ANY LOOSE MATERIAL FROM LEAVING THE SITE
7. DUMPSTER WILL BE PROVIDED AS NEED TO STORE WASTE MATERIAL GENERATED FROM THE HOUSE CONSTRUCTION
8. TRUCKS HAULING FILL OR DISPOSAL MATERIALS TO AND FROM THE SITE WILL BE COVERED WITH A TARP TO PREVENT LOOSE MATERIAL FROM LEAVING THE TRUCK
9. A TRUCK WASH DOWN AREA WILL BE PROVIDED AS NECESSARY TO REDUCE THE PROBABILITY OF MATERIAL LEAVING THE SITE
11. THE SWPPP WILL BE MAINTAINED THRU THE COMPLETION OF THE PROJECT.
12. ALL SWPPP PROTECTION DEVICES SHALL BE REPAIRED OR REPLACED AS REQUIRED AS TO MAINTAIN THE SWPPP IN PROPER WORK ORDER
13. A MAINTENANCE LOG OF DAILY MAINTENANCE INSPECTIONS SHALL BE KEPT AVAILABLE AT THE SITE BY THE GENERAL CONTRACTOR IN CONTROL OF THE PROJECT

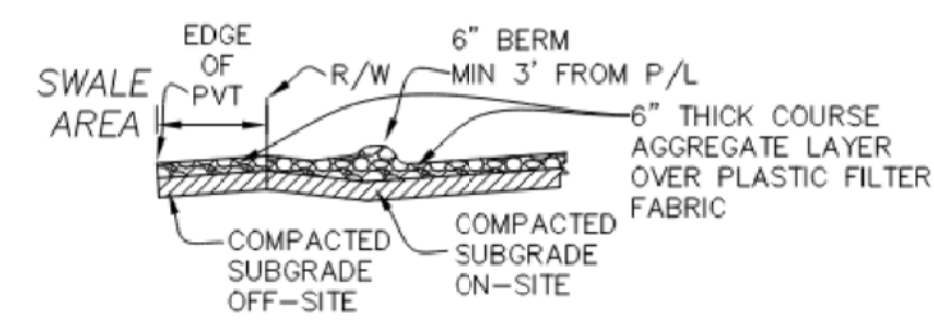


CONSTRUCTION ENTRANCE DETAIL



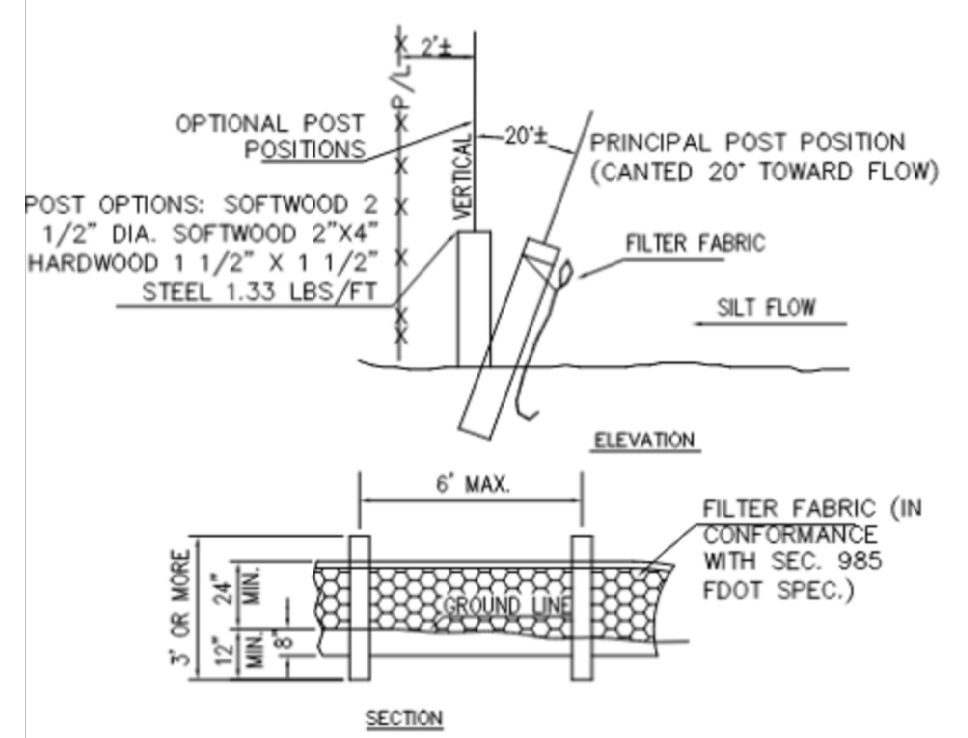
SYNTHETIC SILE PROTECTION AROUND PRIVATE INLET

- NOTES:
1. SYNTHETIC BALES SHALL BE TRENCHED 3" TO 4" AND ANCHORED WITH 2 - 1" X 2" (OR 1" DIAM.) X 4" WOOD STAKES. STAKES OF OTHER MATERIAL OR SHAPE PROVIDING EQUIVALENT STRENGTH MAY BE USED IF APPROVED BY THE ENGINEER
 2. ADJACENT SYNTHETIC BALES SHALL BE BUTTED FIRMLY TOGETHER. UNAVOIDABLE GAPS SHALL BE PLUGGED WITH HAY OR STRAW TO PREVENT SILT FROM PASSING
 3. SYNTHETIC BALES SHALL BE INSTALLED AT ALL NEW INLETS ON PRIVATE PROPERTY AND SYNTHETIC "SOCKS" ON EXISTING INLETS IN THE PUBLIC RIGHT O WAY DURING CONSTRUCTION
 4. CONTRACTOR TO INSTALL PLASTIC FILTER FABRIC UNDER INLET GRATE ON ALL NEW INLETS AND IT SHALL REMAIN THERE FOR THE DURATION OF THE CONSTRUCTION



SECTION "A"-"A" FOR EROSION PLAN DETAIL ONLY

- NOTES:
1. THE CONSTRUCTION ENTRANCE SHALL BE MAINTAINED IN A CONDITION SO IT PREVENTS SEDIMENT FROM TRACKING OF FLOWING OFF THE CONSTRUCTION SITE ONTO THE PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE THE CLEANING OR REPLACEMENT OF THE COURSE AGGREGATE
 2. IT MAY BE NECESSARY TO WASH THE TRUCK TIRES THAT WILL BE LEAVING THE SITE
 3. IF WASHING IS REQUIRED THEN IT WILL BE DONE SO THAT THE WASH RUN-OFF GOES TO A DEPRESSED AREA ADJACENT TO THE CONSTRUCTION ENTRANCE AND NOT FLOW TO THE PUBLIC RIGHT-OF-WAY



TEMPORARY SILT FENCE

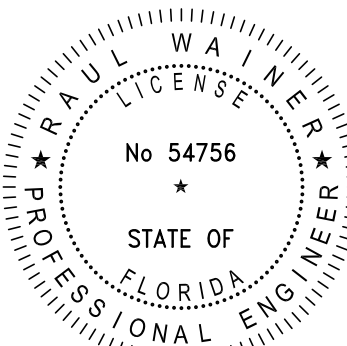
1. SILT FENCES (EROSION CONTROL FENCE (---)) SHALL BE PROVIDED AS SHOWN ALONG THE PROPERTY LINE TO PREVENT CONSTRUCTION DEBRIS FROM LEAVING THE CONSTRUCTION SITE
 2. THE SITE FENCE SHALL BE PLACED A MINIMUM OF TWO FEET INSIDE THE PROPERTY LINE TO ALLOW THE INSTALLATION OF A PERIMETER WIND SCREEN & CONSTRUCTION FENCE
 3. A PERIMETER SIX FOOT HIGH CHAIN LINK FENCE COVERED WITH A WIND SCREEN SHALL BE INSTALLED ALONG THE PROPERTY LINE
- EROSION CONTROL FENCE SYMBOL

**NEW RESIDENCE
GS JPD 10635 LLC**

10635 SW 63 AV
MIAMI, FL

SEAL

TSUR CONSULTING, INC.
FBPE REGISTRY # 33523
21011 NE 32nd Avenue
AVENTURA, FL 33180
PHONE: (305) 332-8881
RAUL WAINER, PE
STATE OF FLORIDA PE 0054756

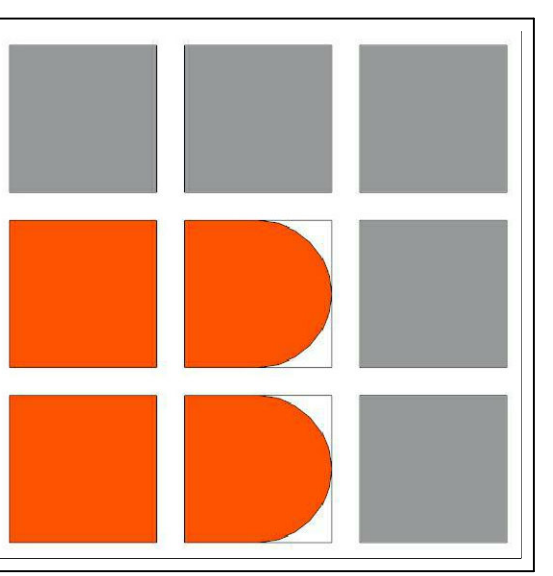


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REVISIONS

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SHEET TITLE

**EROSION AND
SEDIMENTATION
CONTROL PLAN
PLAN, NOTES, SECTIONS
AND DETAILS**

SHEET NUMBER

C-2