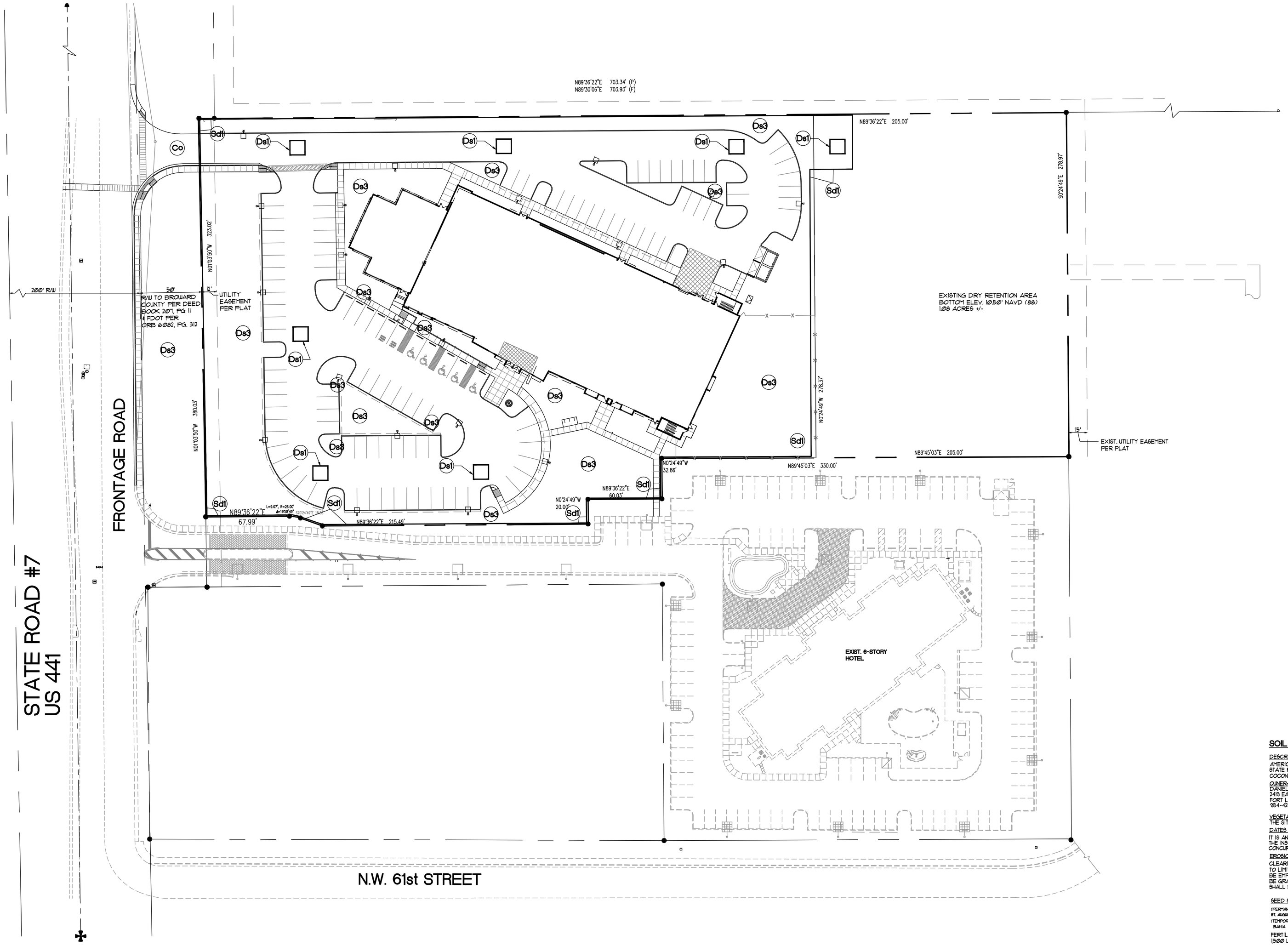

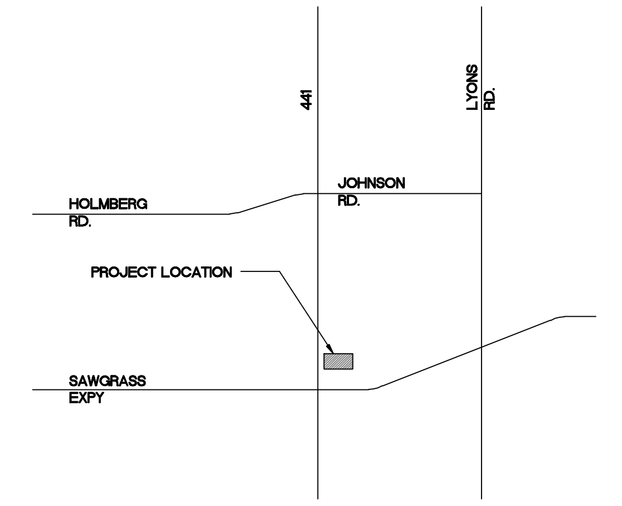

LOCATION MAP

NOT TO SCALE

LEGAL DESCRIPTION:

PARCEL 1 (FEE SIMPLE)

PARCEL A, AND PARCEL L-1 OF GROVE PARC PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 178, PAGE 146, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA;

LESS AND EXCEPT THEREFROM THE FOLLOWING DESCRIBED PARCEL OF LAND:

A PORTION OF PARCEL A, OF GROVE PARC PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 178, PAGE 146, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE WESTERLY SOUTHWEST CORNER OF SAID PARCEL A; THENCE NORTH 01° 03' 50" WEST, ALONG THE NORTHERLY WEST LINE OF SAID PARCEL A, FOR A DISTANCE OF 57.01 FEET; THENCE NORTH 89° 36' 22" EAST, FOR A DISTANCE OF 67.99 FEET TO A POINT OF CURVATURE OF A CURVE CONCAVE TO THE SOUTH; THENCE EASTERLY AND SOUTHEASTERLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 26.00 FEET, A CENTRAL ANGLE OF 19° 58' 49", FOR AN ARC DISTANCE OF 9.07 FEET TO A POINT OF TANGENCY; THENCE SOUTH 70° 24' 49" EAST, FOR A DISTANCE OF 18.83 FEET; THENCE NORTH 89° 36' 22" EAST, FOR A DISTANCE OF 215.49 FEET; THENCE NORTH 0° 24' 49" WEST, FOR A DISTANCE OF 20.00 FEET; THENCE NORTH 89° 36' 22" EAST, FOR A DISTANCE OF 60.03 FEET; THENCE NORTH 0° 24' 49" WEST, FOR A DISTANCE OF 32.86 FEET; THENCE NORTH 89° 45' 03" EAST, FOR A DISTANCE OF 330.00 FEET TO A POINT ON THE EAST LINE OF SAID PARCEL A; THENCE SOUTH 0°24' 49" EAST ALONG SAID EAST LINE, FOR A DISTANCE OF 310.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL A; THENCE SOUTH 89° 45' 03" WEST, ALONG THE EASTERLY SOUTH LINE OF SAID PARCEL A, FOR A DISTANCE OF 330.00 FEET TO THE EASTERLY SOUTHWEST CORNER OF PARCEL A; THENCE NORTH 0° 24' 49" WEST, ALONG THE SOUTHERLY WEST LINE OF SAID PARCEL A, FOR A DISTANCE OF 208.14 FEET; THENCE SOUTH 89° 36' 22" WEST, ALONG THE WESTERLY SOUTH LINE OF SAID PARCEL A, FOR A DISTANCE OF 369.42 FEET TO THE POINT OF BEGINNING. SAID LANDS SITUATE IN THE CITY OF COCONUT CREEK, FLORIDA.

PARCEL 2: (EASEMENT)

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY RECIPROCAL EASEMENT AND RESTRICTIVE COVENANT AGREEMENT, DATED MAY 30, 2013, FILED JUNE 4, 2013, IN OFFICIAL RECORDS BOOK 49854, PAGE 893, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, FOR THE PURPOSES DESCRIBED THEREIN, OVER THE LANDS DESCRIBED IN SAID INSTRUMENT. SUBJECT TO THE TERMS, PROVISIONS AND CONDITIONS SET FORTH IN SAID INSTRUMENT.

SOIL EROSION + SEDIMENTATION CONTROL NARRATIVE:

DESCRIPTION:
AMERICAN TOP TEAM
STATE ROAD 7 (US 441)
COCONUT CREEK, BROWARD COUNTY, FLORIDA

OWNER:
DANIEL LAMBERT
2419 EAST COMMERCIAL BLVD.* 100
FORT LAUDERDALE FL 33308
954-425-0100

VEGETATION:
THE SITE IS RELATIVELY FLAT WITH EXISTING PERIMETER BERM AND SOILS WILL BE IMPORTED FOR THE BUILDING PAD.

DATES OF CONSTRUCTION:
IT IS ANTICIPATED THAT CONSTRUCTION WILL BEGIN IN APRIL 2014 AND TO BE COMPLETED IN APRIL 2015. THE INSTALLATION OF EROSION CONTROL MEASURES AND PRACTICES SHALL BE INSTALLED PRIOR TO OR CONCURRENT WITH LAND DISTURBING ACTIVITIES.

EROSION CONTROL PROGRAM:
CLEARING AND GRADING OPERATIONS WILL BE MINIMUM FOR THIS SITE. LAND DISTURBING WILL BE SCHEDULED TO LIMIT EXPOSURE OF BARE SOILS TO EROSIVE ELEMENTS. STORM WATER MANAGEMENT STRUCTURES WILL BE EMPLOYED TO PREVENT EROSION IN AREAS OF CONCENTRATED WATER FLOWS. DISTURBED AREAS WILL BE GRASSED IMMEDIATELY AFTER GRADING IS COMPLETED. TEMPORARY AND PERMANENT VEGETATIVE PRACTICE SHALL BE AS FOLLOWS:

SEED SPECIES	APPLICATION/ ACRE
(PERMANENT) ST. AUGUSTINE GRASS	10 LBS/ ACRE
(TEMPORARY) BAHIA	10 LBS/ ACRE

FERTILIZER SHALL BE APPLIED AT A RATE OF 1,000 LBS/ ACRE. LIME SHALL BE APPLIED AT A RATE OF 1500 LBS/ ACRE. MULCHING SHALL BE SPREAD AT A RATE OF 1.5 TONS/ ACRE.

SEDIMENT CONTROL PROGRAM:
SEDIMENT CONTROL WILL BE ACCOMPLISHED BY THE INSTALLATION OF SEDIMENT BARRIERS IN AREAS OF CONCENTRATED WATER FLOWS. VEGETATIVE COVER WILL BE ESTABLISHED ON ALL DISTURBED AREAS.

MAINTENANCE PROGRAM:
EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION + SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE. SEDIMENT CONTROL STRUCTURES WILL BE CLEANED AND THE SEDIMENT WILL BE SPREAD ON SITE. SEDIMENT AND EROSION CONTROL MEASURES WILL REMAIN IN PLACE AND BE MAINTAINED UNTIL THE DISTURBED AREAS ARE STABILIZED.

LEGEND:

- Sd1 — SILT FENCE
- Ds1 — DISTURBED AREA STABILIZATION, WITH TEMPORARY SOD OR SILT FABRIC
- Ds3 — DISTURBED AREA STABILIZATION, WITH PERMANENT SOD
- Co — CONSTRUCTION ENTRANCE / EXIT

NOTES:
1. ALL ELEVATIONS REFER TO N.G.V.D. (NATIONAL GEODETIC VERTICAL DATUM) IN FEET.
2. ALL AREAS CLEARED AND GRUBBED BEYOND THE EDGE OF PAVED AREAS WILL BE GRASSED AND MULCHED IMMEDIATELY AFTER GRADING IS COMPLETED. THESE AREAS WILL BE REGRASSED AFTER THE CONSTRUCTION OF ALL UTILITIES ARE COMPLETED.
3. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE CONSTRUCTED SIMULTANEOUSLY WITH THE DISTURBANCE OF THE LAND AND SHALL REMAIN FUNCTIONAL UNTIL THE CONTRIBUTING DISTURBED AREAS ARE STABILIZED.
4. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE BUILD IN ACCORDANCE WITH THE APPROPRIATED CODES AND ORDINANCES.
5. ALL EROSION AND SEDIMENT DEVICES SHOWN SHALL BE SEDIMENT BARRIERS (S.D.I.) CONSTRUCTED OF AN APPROVED MATERIAL.
6. EGRESS FROM SITE MUST BE CONTROLLED SUCH THAT VEHICLES LEAVING SITE MUST TRAVERSE CONSTRUCTION EXITS TO REMOVE MUD FROM TIRES.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNDERGROUND UTILITIES AND SHALL COORDINATE ALL WORK WITH THE OWNER AND UTILITY COMPANIES.
8. ALL EROSION CONTROL MEASURES SHALL BE MAINTAINED DAILY AND REPAIRED / CLEANED AS NECESSARY. ADDITIONAL EROSION AND SEDIMENTATION CONTROL MEASURES WILL BE INSTALLED AS DEEMED NECESSARY BY ON-SITE INSPECTION.

EROSION AND SEDIMENTATION CONTROL PLAN

0 8 16 24 32 40 80 120
SCALE IN FEET 1" = 40'-0"

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JORGE L. CAMERO, P.E. FL NO. 53125
JORGE L. CAMERO, P.E. FL NO. 53125

seal:

A DRC SUBMITTAL FOR:
AMERICAN TOP TEAM
STATE ROAD 7 (US 441)
COCONUT CREEK, BROWARD COUNTY, FLORIDA

revision:	date

commission: 01-28-14
principal: JORGE L. CAMERO
project manager: JLC/FA
file name: OUR JOB NO. 13-175
date: 01-28-14
title: EROSION + SEDIMENTATION CONTROL PLAN

C-1A

of: C-6

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