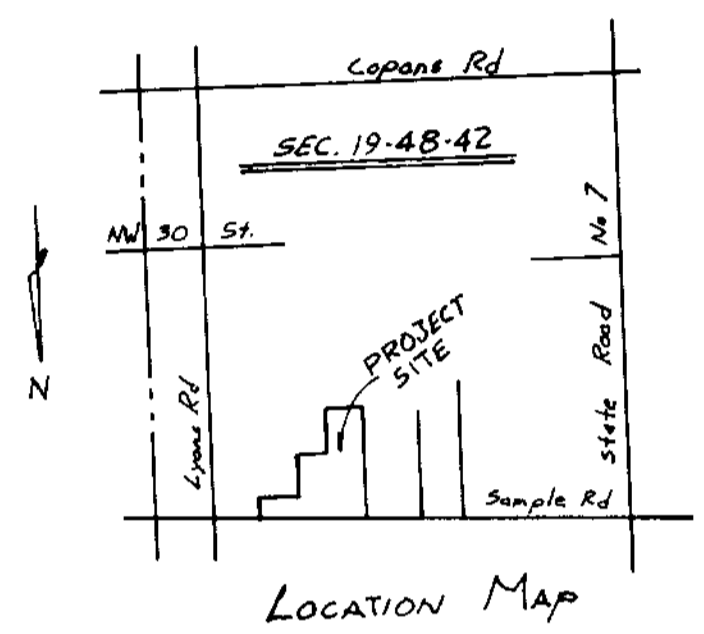


"FISHERMANS LANDING AT COCONUT CREEK"

MATCH LINE SEE D.P.-2

NO.	DESCRIPTION	DATE

- GENERAL NOTES**
- ELEVATIONS REFER TO M.G.V.D.
 - ALL CONSTRUCTION AND MATERIALS SHALL COMPLY WITH THE CURRENT STANDARDS AND SPECIFICATIONS OF THE CITY OF COCONUT CREEK, S.F.W.M.D., BROWARD COUNTY AND D.O.T. WHERE APPLICABLE.
 - STORM DRAIN PIPE SHALL BE HELICAL ALUMINUM, FABRICATED TO A.S.T.M. B-209 AND A.A.S.H.T.O. M-196 SPECIFICATIONS, COUPLING BANDS SHALL BE CORRESPONDING TO THE PIPE, MIN. 12" WIDE AND JOINTED WITH NEOPRENE OR MANUFACTURERS SEALANT GASKET.
 - ALL DRAINAGE AND UTILITY INSTALLATIONS WITHIN THE PAVEMENT AREA SHALL BE COMPLETED BEFORE SUBGRADE WORK BEGINS.
 - DRAINAGE STRUCTURES SHALL BE BUILT IN PLACE OR PRECAST SUBJECT TO ENGINEER APPROVAL OF MANUFACTURERS SHOP DWGS.
 - SOIL TESTS ARE REQUIRED ON ALL SUBGRADE, BASE COURSE AND FILL MATERIAL.
 - THE CONTRACTOR SHALL NOTIFY THE NECESSARY UTILITY COMPANIES FOR EXACT LOCATION OF EXISTING LINES AND ALSO U.N.C.L.E. AT LEAST 48 HOURS IN ADVANCE OF EXCAVATION FOR UNDERGROUND UTILITIES - PHONE - 1-800-432-4770.
 - THE OUTFALL PIPES INTO THE LAKE OR CANAL SHALL INTERSECT THE PROPOSED SLOPE OF THE BANK AT THE INVERT ELEVATION SHOWN ON THE PLAN.
 - TRAFFIC SIGNS AND PAVEMENT MARKINGS SHALL COMPLY WITH THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS."
 - PAVEMENT RADII AT INTERSECTIONS SHALL BE A MINIMUM OF 30 FEET UNLESS NOTED OTHERWISE.
 - POLLUTION RETARDANT STRUCTURES ARE REQUIRED PRIOR TO DISCHARGE INTO CANAL OR LAKE AT EACH OUTFALL.



LAND USE

TOTAL AREA:	26.72 ACRES	100%
PAVING AREA:	5.64 ACRES	21.1%
BUILDING AREA:	3.42 ACRES	12.8%
RECREATION AREA:	0.46 ACRES	1.8%
LAKES & CANAL AREA:	5.27 ACRES	19.7%
LANDSCAPE AREA:	11.93 ACRES	44.6%

