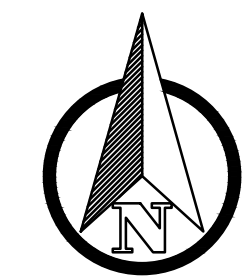


# WILES ROAD



0 20' 40'  
SCALE: 1" = 20'



ISSUED FOR SITE PLAN REVIEW  
**THE CONTINEO GROUP**  
FLORIDA CERTIFICATE OF AUTHORIZATION NUMBER 31845  
THE CONTINEO GROUP  
572 OAKDALE ROAD | ATLANTA, GA 30307  
PHONE: 678.601.6046  
WWW.THECONTINEOGROUP.COM

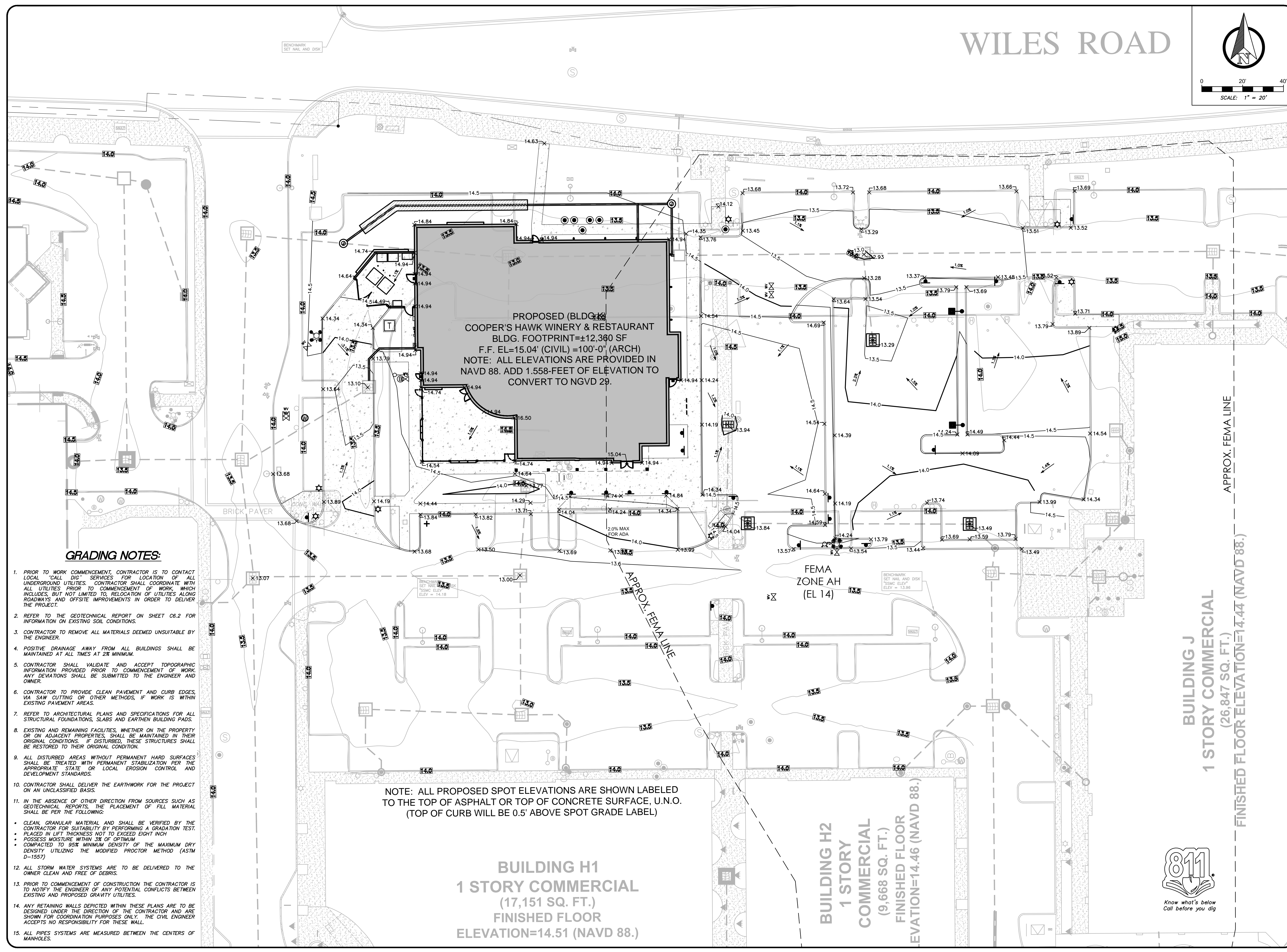
**SKYE GROUP**  
1100 SUPERIOR AVE., CLEVELAND OH 44114  
(216) 458-4300  
SKYE-GROUP.NET

**GARRISON INVESTMENT GROUP**  
GARRISON INVESTMENT GROUP  
1350 AVENUE OF THE AMERICAS | SUITE 905  
NEW YORK, NY 10019 | PHONE: 212.372.9500  
WWW.GARRISONNY.COM

#	DATE	REVISIONS	BY

**COOPER'S HAWK WINERY & RESTAURANT AT THE PROMENADE AT COCONUT CREEK**  
JURISDICTION: CITY OF COCONUT CREEK  
LANDLOT: SECTION 18, TOWNSHIP 48 SOUTH, RANGE 42 EAST, BROWARD COUNTY  
LOCATION: PROMENADE AT COCONUT CREEK  
4473 LYONS ROAD  
COCONUT CREEK, FL 33073

**PAVEMENT GRADING PLAN**  
JOB NO: 15-187  
DATE: 02/16/16  
SHEET C2.0  
PLAN REVIEW



**PROPOSED (BLDG J)  
COOPER'S HAWK WINERY & RESTAURANT**  
BLDG. FOOTPRINT=±12,360 SF  
F.F. EL.=15.04' (CIVIL) =100'-0" (ARCH)  
NOTE: ALL ELEVATIONS ARE PROVIDED IN NAVD 88. ADD 1.558-FEET OF ELEVATION TO CONVERT TO NGVD 29.

**BUILDING H1  
1 STORY COMMERCIAL**  
(17,151 SQ. FT.)  
FINISHED FLOOR  
ELEVATION=14.51 (NAVD 88.)

**BUILDING H2  
1 STORY COMMERCIAL**  
(9,668 SQ. FT.)  
FINISHED FLOOR  
ELEVATION=14.46 (NAVD 88.)

**BUILDING J  
1 STORY COMMERCIAL**  
(26,847 SQ. FT.)  
FINISHED FLOOR ELEVATION=14.44 (NAVD 88.)

NOTE: ALL PROPOSED SPOT ELEVATIONS ARE SHOWN LABELED TO THE TOP OF ASPHALT OR TOP OF CONCRETE SURFACE, U.N.O. (TOP OF CURB WILL BE 0.5' ABOVE SPOT GRADE LABEL)

**GRADING NOTES:**

- PRIOR TO WORK COMMENCEMENT, CONTRACTOR IS TO CONTACT LOCAL "CALL DIG" SERVICES FOR LOCATION OF ALL UNDERGROUND UTILITIES. CONTRACTOR SHALL COORDINATE WITH ALL UTILITIES PRIOR TO COMMENCEMENT OF WORK, WHICH INCLUDES, BUT NOT LIMITED TO, RELOCATION OF UTILITIES ALONG ROADWAYS AND OFFSITE IMPROVEMENTS IN ORDER TO DELIVER THE PROJECT.
- REFER TO THE GEOTECHNICAL REPORT ON SHEET C6.2 FOR INFORMATION ON EXISTING SOIL CONDITIONS.
- CONTRACTOR TO REMOVE ALL MATERIALS DEEMED UNSUITABLE BY THE ENGINEER.
- POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS SHALL BE MAINTAINED AT ALL TIMES AT 2% MINIMUM.
- CONTRACTOR SHALL VALIDATE AND ACCEPT TOPOGRAPHIC INFORMATION PROVIDED PRIOR TO COMMENCEMENT OF WORK. ANY DEVIATIONS SHALL BE SUBMITTED TO THE ENGINEER AND OWNER.
- CONTRACTOR TO PROVIDE CLEAN PAVEMENT AND CURB EDGES, VIA SAW CUTTING OR OTHER METHODS, IF WORK IS WITHIN EXISTING PAVEMENT AREAS.
- REFER TO ARCHITECTURAL PLANS AND SPECIFICATIONS FOR ALL STRUCTURAL FOUNDATIONS, SLABS AND EARTHEN BUILDING PADS.
- EXISTING AND REMAINING FACILITIES, WHETHER ON THE PROPERTY OR ON ADJACENT PROPERTIES, SHALL BE MAINTAINED IN THEIR ORIGINAL CONDITIONS. IF DISTURBED, THESE STRUCTURES SHALL BE RESTORED TO THEIR ORIGINAL CONDITION.
- ALL DISTURBED AREAS WITHOUT PERMANENT HARD SURFACES SHALL BE TREATED WITH PERMANENT STABILIZATION PER THE APPROPRIATE STATE OR LOCAL EROSION CONTROL AND DEVELOPMENT STANDARDS.
- CONTRACTOR SHALL DELIVER THE EARTHWORK FOR THE PROJECT ON AN UNCLASSIFIED BASIS.
- IN THE ABSENCE OF OTHER DIRECTION FROM SOURCES SUCH AS GEOTECHNICAL REPORTS, THE PLACEMENT OF FILL MATERIAL SHALL BE PER THE FOLLOWING:
  - CLEAN, GRANULAR MATERIAL AND SHALL BE VERIFIED BY THE CONTRACTOR FOR SUITABILITY BY PERFORMING A GRADATION TEST.
  - PLACED IN LIFT THICKNESS NOT TO EXCEED EIGHT INCH
  - POSSESS MOISTURE WITHIN 3% OF OPTIMUM
  - COMPACTED TO 95% MINIMUM DENSITY OF THE MAXIMUM DRY DENSITY UTILIZING THE MODIFIED PROCTOR METHOD (ASTM D-1557)
- ALL STORM WATER SYSTEMS ARE TO BE DELIVERED TO THE OWNER CLEAN AND FREE OF DEBRIS.
- PRIOR TO COMMENCEMENT OF CONSTRUCTION THE CONTRACTOR IS TO NOTIFY THE ENGINEER OF ANY POTENTIAL CONFLICTS BETWEEN EXISTING AND PROPOSED GRAVITY UTILITIES.
- ANY RETAINING WALLS DEPICTED WITHIN THESE PLANS ARE TO BE DESIGNED UNDER THE DIRECTION OF THE CONTRACTOR AND ARE SHOWN FOR COORDINATION PURPOSES ONLY. THE CIVIL ENGINEER ACCEPTS NO RESPONSIBILITY FOR THESE WALL.
- ALL PIPES SYSTEMS ARE MEASURED BETWEEN THE CENTERS OF MANHOLES.

