



Town Council Meeting
December 13, 2021 at 6:00 PM
In Person and via Zoom

Join Zoom Meeting: <https://us06web.zoom.us/j/86097534793?pwd=d0pqVk13RmZleFZkTTVKZ3I0akIwZz09>
Meeting ID: 860 9753 4793 | **Passcode:** 551422

Due to COVID-19, the Town of Howey-in-the-Hills is limiting the number of public attendees at meetings to 10 individuals. The Town of Howey-in-the-Hills is also requesting all audience members to wear masks when attending the meeting. The Town encourages everyone who is interested in participating in the meeting to join virtually via ZOOM.

AGENDA

Call the Town Council Meeting to order
Pledge of Allegiance to the Flag

ROLL CALL

Acknowledgement of Quorum

AGENDA APPROVAL/REVIEW

CONSENT AGENDA

Routine items are placed on the Consent Agenda to expedite the meeting. If Town Council/Staff wish to discuss any item, the procedure is as follows: (1) Pull the item(s) from the Consent Agenda; (2) Vote on the remaining item(s); and (3) Discuss each pulled item and vote.

- 1.** The approval of the minutes and ratification and confirmation of all Town Council actions at the July 13, 2021 Town Council Workshop Meeting.
- 2.** The approval of the minutes and ratification and confirmation of all Town Council actions at the July 29, 2021 Town Council Workshop Meeting.
- 3.** The approval of the minutes and ratification and confirmation of all Town Council actions at the November 29, 2021 Town Council Meeting.

PUBLIC HEARING

OLD BUSINESS

NEW BUSINESS

- 4.** Consideration and Approval: **Appointment of Ariel J Quinones to the Town's Parks & Recreation Board.**

- 5.** Consideration and Approval: **Library Education Center (LEC) – Reservation Form, Agreement, and Addendum**
- 6.** Consideration and Approval: **Talichet Phase 2 – Engineering Plan**
- 7.** Consideration and Approval: **Transfer of ownership of the Troop 254 trailer**
- 8.** Consideration and Approval: **Authorization to execute purchasing agreement for the land for Well #5**
- 9.** Discussion and Approval: **ARPA NEU Staff Payment**
- 10.** Discussion: **County-proposed changes to the Inter-local Service Boundary Agreement (ISBA)**
- 11.** Discussion: **Downtown Sewer Hookup Plan**
- 12.** Discussion: **OnSyte Grant Award Implementation**

DEPARTMENT REPORTS

- 13.** Town Hall
- 14.** Police Department
- 15.** Code Enforcement
- 16.** Public Works
- 17.** Library
- 18.** Parks & Recreation Advisory Board / Special Events
- 19.** Town Attorney
- 20.** Town Administrator / Finance Manager - Finance and Development Reports

COUNCIL MEMBER REPORTS

- 21.** Mayor Pro-Tem Conroy
- 22.** Councilor Lehning
- 23.** Councilor Gallelli
- 24.** Councilor Klein
- 25.** Councilor MacFarlane

CITIZEN COMMENTS

Any person wishing to address the Mayor and Town Council and who is not on the agenda is asked to speak their name and address. Three (3) minutes is allocated per speaker.

ADJOURNMENT

To Comply with Title II of the Americans with Disabilities Act (ADA):

Qualified individuals may get assistance through the Florida Relay Service by dialing 7-1-1. Florida Relay is a service provided to residents in the State of Florida who are Deaf, Hard of Hearing, Deaf/Blind, or Speech Disabled that connects them to standard (voice) telephone users. They utilize a wide array of technologies, such as Text Telephone (TTYs) and ASCII, Voice Carry-Over (VCO), Speech to Speech (STS), Relay Conference Captioning (RCC), CapTel, Voice, Hearing Carry-Over (HCO), Video Assisted Speech to Speech (VA-STTS) and Enhanced Speech to Speech.

Howey Town Hall is inviting you to a scheduled Zoom meeting.

Topic: **Town Council Meeting**

Time: **Dec 13, 2021 06:00 PM Eastern Time** (US and Canada)

Join Zoom Meeting

<https://us06web.zoom.us/j/86097534793?pwd=d0pqVk13RmZleFZkTTVKZ3I0akIwZz09>

Meeting ID: 860 9753 4793

Passcode: 551422

Dial by your location

+1 646 558 8656 US (New York)

+1 346 248 7799 US (Houston)

Meeting ID: 830 6656 4596

Passcode: 528638

Find your local number: <https://us06web.zoom.us/j/86097534793?pwd=d0pqVk13RmZleFZkTTVKZ3I0akIwZz09>

Please Note: In accordance with F.S. 286.0105: Any person who desires to appeal any decision or recommendation at this meeting will need a record of the proceedings, and that for such purposes may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The Town of Howey-in-the-Hills does not prepare or provide this verbatim record. Note: In accordance with the F.S. 286.26: Persons with disabilities needing assistance to participate in any of these proceedings should contact Town Hall, 101 N. Palm Avenue, Howey-in-the-Hills, FL 34737, (352) 324-2290 at least 48 business hours in advance of the meeting.



MINUTES OF THE HOWEY-IN-THE-HILLS TOWN COUNCIL
BUDGET WORKSHOP SESSION HELD JULY 13, 2021

Mayor MacFarlane called the Town Council Workshop Meeting to order at 4:00 p.m.
Mayor MacFarlane led the Pledge of Allegiance to the Flag.

Members Present:

Martha MacFarlane, Mayor
Ed Conroy, Mayor Pro-Tem
Marie V Gallelli, Councilor
Rick Klein, Councilor
George Lehning, Councilor (Arrived 4:24 pm.)

Staff Present:

John Brock, Town Clerk
Sean O’Keefe, Town Administer
Tara Hall, Library Director
John Ernest, Public Services Director
Rick Thomas, Police Chief
Pat Miller, Chair of Parks & Rec. Board

New Business

1. Discussion: Proposed Town Budget for Fiscal Year 2021-2022

Town Administrator, Sean O’Keefe, gave an overview of the proposed budget and explained how to interpret the included spreadsheets that were included in the budget packet. Mr. O’Keefe gave the presentations on the General Overview, Overall Revenues, Legislative, Town Hall, Impact Fees, and other General Government budgets.

Pat Miller, Chair of the Parks & Recreation Board presented the budget proposal for the Parks & Recreation Board, to include the Special Events Committee, Special Events (Christmas Event), and the Cemetery. Mayor Pro-Tem Conroy suggested that the Finance Director should look into how much the sales of previous lots in the cemetery have added to the Town’s reserves. Mayor Pro-Tem Conroy stated that the Town Council should look at the rates that the Town is selling Cemetery lots for and perhaps raise them.

Tara Hall, Library Director, presented the budget for the library. Director Hall also spoke about what grants she has applied for that would assist the library.

John Ernest, Public Service Director, presented the Public Works Department, Transportation, and Utility Fund’s budgets. Mayor Pro-Tem Conroy stated that Howey Garden Club had planted the landscaping in around Town Hall and if the Town was going to update the landscaping around Town Hall the Garden Club should be notified prior to any changes.

Rick Thomas, Police Chief, presented the Police Retirement Fund, Police Advance Training, Police Department and Code Enforcement’s budgets. Mayor Pro-Tem Conroy stated that he would like to hear more about the body camera cost and tasers costs in a future meeting.

Mr. O’Keefe reminded everyone that the next budget workshop would be on Thursday July 29, 2021 at 9am.

Public Comments

Pat Miller, Parks and Recreation Advisory Board Chair – The basketball court fence looked bad and should be replaced or fixed in the future.

Sal Gallelli, 1104 N Tangerine Blvd – Mr. Gallelli asked if police cars that dealers were not able to sell due to the world-wide chip shortage could use chips from old cars. Mr. Gallelli wanted to know how much the Police Officers used their body cameras.

Doug Hower, 444 Bellissimo Place - Mr. Hower complimented the staff and suggested that the budget this year was a big improvement over the previous years.

ADJOURNMENT

There being no further business to discuss, a motion was made by Mayor Pro-Tem Conroy to adjourn the meeting; Councilor Gallelli seconded the motion.

The Meeting adjourned at 06:05 p.m. | **Attendees: 14**

Mayor MacFarlane

ATTEST:

John Brock, Town Clerk



MINUTES OF THE HOWEY-IN-THE-HILLS TOWN COUNCIL
BUDGET WORKSHOP SESSION HELD JULY 29, 2021

Mayor MacFarlane called the Town Council Workshop Meeting to order at 9:00 a.m.
Mayor MacFarlane led the Pledge of Allegiance to the Flag.

Members Present:

Martha MacFarlane, Mayor
Ed Conroy, Mayor Pro-Tem
George Lehning, Councilor
Rick Klein, Councilor

Staff Present:

John Brock, Town Clerk
Sean O’Keefe, Town Administer
Tara Hall, Library Director
John Ernest, Public Services Director
James Southall, Public Utilities Supervisor
Rick Thomas, Police Chief
Pat Miller, Chair of Parks & Rec. Board (Zoom)

Members Absent:

Marie V Gallelli, Councilor

New Business

1. Discussion: FY 2021-2022 Budget Workshop Meeting

Town Administrator, Sean O’Keefe, gave an overview of the proposed budget and explained how to interpret the included spreadsheets that were included, detailing the budget packet changes. Mr. O’Keefe gave the presentations on the General Overview, Overall Revenues, Legislative, Town Hall, Impact Fees, and other General Government budgets and explained what was different since the first workshop.

Mayor Pro-Tem Conroy wanted an overall Salary Page that just showed what all Town employees’ salaries were and how they would be changing in the new budget. Mr. O’Keefe confirmed that he would email out a salary page to all Town Councilors after the meeting. Also, Mayor Pro-Tem Conroy stated that he was opposed to changing the landscaping in front of Town Hall.

Kristine Trevett, Special Event Committee Chair, explained the proposed budget increases for the Special Events Committee’s Budget.

Tara Hall, Library Director, presented the budget for the library. Director Hall stated there were no budget changes since the last workshop.

John Ernest, Public Service Director, presented the Public Works Department, Transportation, and Utility Fund’s budgets.

Rick Thomas, Police Chief, presented the Police Retirement Fund, Police Advance Training, Police Department and Code Enforcement’s budgets. Mr. O’Keefe stated that the only change that was made to Chief Thomas’ budget was that the that body cams and tasers cost were moved to Impact Fees.

Mayor MacFarlane stated that there was a state requirement that the town would be implementing that all permitting fees be moved to a new fund (i.e, the Building Fund). Expenses that could be paid under this new fund would be some Code Enforcement expenses, the Permit Clerk salary and expenses, as well as the Building Official’s costs.

Public Comments

Doug Hower, 444 Bellissimo Place - Mr. Hower suggested adding a line item for damage and waste to each department’s budget for contingencies.

ADJOURNMENT

There being no further business to discuss the meeting was adjourned.

The Meeting adjourned at 10:43 a.m. | **Attendees: 14**

Mayor MacFarlane

ATTEST:

John Brock, Town Clerk



MINUTES OF THE HOWEY-IN-THE-HILLS TOWN COUNCIL
HELD NOVEMBER 29, 2021

Mayor MacFarlane called the Town Council Meeting to order at 6:00 p.m.
Mayor MacFarlane led the attendees in the Pledge of Allegiance to the Flag.

ROLL CALL

Members Present:

Martha MacFarlane, Mayor
Ed Conroy, Mayor Pro-Tem
Rick Klein, Councilor
Marie V. Gallelli, Councilor
George Lehning, Councilor

Staff Present:

Sean O'Keefe, Town Administrator
John Brock, Town Clerk
James Southall, Public Utilities Supervisor (Virtual)
Tom Harowski, Town Planner (Virtual)
Tom Wilkes, Town Attorney (Virtual)

AGENDA APPROVAL

Motion made by Mayor Pro-Tem Conroy to approve the agenda; Councilor Gallelli seconded the motion. Motion was approved unanimously by voice vote.

CONSENT AGENDA

1. The approval of the minutes and ratification and confirmation of all Town Council actions at the November 4, 2021, Town Council Workshop Meeting
2. The approval of the minutes and ratification and confirmation of all Town Council actions at the November 8, 2021, Town Council Meeting.

Motion made by Mayor Pro-Tem Conroy to approve the consent agenda; Councilor Klein seconded the motion. Motion was approved unanimously by voice vote.

PUBLIC HEARING

3. Consideration and Approval: (First Reading) **Ordinance 2021-008**

Martha MacFarlane, Mayor, read the Ordinance 2021-008 by title only:

**AN ORDINANCE OF THE TOWN OF HOWEY-IN-THE-HILLS, FLORIDA
PERTAINING TO HOME-BASED BUSINESSES; AMENDING SECTION 68-2
OF THE TOWN'S CODE OF ORDINANCES AND DELETING SECTION 5.01.02
OF THE TOWN'S LAND DEVELOPMENT CODE REGARDING HOME
OCCUPATIONS TO BE CONSISTENT WITH THE NEW GENERAL LAW ON**

HOME-BASED BUSINESSES; PROVIDING FOR SEVERABILITY, CODIFICATION AND AN EFFECTIVE DATE.

Mayor MacFarlane asked Tom Harowski, Town Planner, to introduce this item. Mr. Harowski explained the Ordinance and that the Planning and Zoning Board has approved of these changes to the Land Development Code.

Mayor MacFarlane opened Public Comment for this item. Seeing that there was no comment, Mayor MacFarlane closed Public Comment.

Motion made by Councilor Lehning to approve Ordinance 2021-008; Councilor Gallelli seconded the motion. Motion was approved by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	NO	Councilor Gallelli	YES
Mayor MacFarlane	YES		

Mayor Pro-Tem Conroy explained that he voted NO for this Ordinance because he felt like the State making us do this was weakening Home Rule.

4. Discussion: Sara Maude Mason – Continued Maintenance Schedule

Martha MacFarlane, Mayor, asked James Southall to present on this item. Mr. Southall stated that during this time of the year the boardwalk was blown off twice a week and when that was completed, the boardwalk was examined to see if any boards needed to be replaced. There were four boards that were replaced the day of the Town Council Meeting. Mr. Southall stated that the sealing of the boardwalk was scheduled for February 2022. Mr. Southall also stated that the wooden benches at the front of the park should be taken out and that Parks and Recreation Impact fees should be used to purchase new metal benches.

Councilor Klein stated that a boardwalk maintenance schedule was needed to be created and followed.

Mayor MacFarlane opened Public Comment for this item. There was no public comment.

5. Consideration and Approval: Reappointment of the following members to the Parks and Recreation Board

- **Pat Miller**
- **Staci Mauro**
- **Rachel Bartolowitz**

Martha MacFarlane, Mayor, asked Town Administrator, Sean O’Keefe, to introduce this item to the Council. Mr. O’Keefe explained the rules regarding how board members are appointed. Mr. O’Keefe stated that the term of the reappointment would be two years.

Mayor MacFarlane opened Public Comment for this item. There was no public comment.

Motion made by Councilor Lehning to reappoint Pat Miller, Staci Mauro, and Rachel Bartolowitz as board member to the Parks and Recreation Board; Mayor Pro-Tem Conroy seconded the motion. Motion was approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

6. Consideration and Approval: Resolution 2021-16

Martha MacFarlane, Mayor, read the Resolution 2021-16 by title only:

A RESOLUTION OF THE TOWN OF HOWEY-IN-THE-HILLS RECOGNIZING THAT THE LAKE-SUMTER METROPOLITAN PLANNING ORGANIZATION (MPO) HAS ESTABLISHED A 2045 LONG RANGE TRANSPORTATION PLAN; AFFIRMING THE NEED FOR THE MPO TO FUND THE IMPROVEMENT OF VARIOUS PORTIONS OF STATE ROAD 19 AND OTHER ROUTES TO AND THROUGH THE TOWN; AUTHORIZING TRANSMISSION OF RESOLUTION TO LOCAL, STATE AND FEDERAL ELECTED OFFICIALS AND AGENCIES.

Mayor Pro-Tem Conroy stated that the approval of this Resolution supporting the MPO would assist the Town with acquiring transportation funding through the MPO.

Mayor MacFarlane opened Public Comment for this item. There was no public comment.

Motion made by Mayor Pro-Tem Conroy to approve of Resolution 2021-16; Councilor Gallelli seconded the motion. Motion was approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

NEW BUSINESS

7. Consideration and Approval: Resolution 2021-17 FY21 Budget Amendment

Martha MacFarlane, Mayor, read the Resolution 2021-17 by title only:

A RESOLUTION AMENDING THE GENERAL FUND, POLICE RETIREMENT FUND, POLICE ADVANCED TRAINING FUND, IMPACT FEE FUND, WATER/SANITATION FUND, BUILDING FUND, AND INFRASTRUCTURE FUND FOR THE BUDGET YEAR 2020-2021.

Martha MacFarlane, Mayor, ask Town Administrator, Sean O’Keefe, to introduce this item. Mr. O’Keefe explained that this amended budget needed to be completed within 60 days of the adoption of the Fiscal Year 2021-2022 budget. The budget was amended to create a required Building Fund that the state mandated.

Mayor Pro-Tem stated that, in the past, Councilors had been provided with a closing budget at this time of the year. He stated that he would like it attached in the future.

Mayor MacFarlane opened Public Comment for this item. There was no public comment.

Motion made by Mayor Pro-Tem Conroy to approve of Resolution 2021-17; Councilor Klein seconded the motion. Motion was approved unanimously by roll call vote.

Councilor Lehning	YES	Councilor Klein	YES
Mayor Pro-Tem Conroy	YES	Councilor Gallelli	YES
Mayor MacFarlane	YES		

8. Discussion: Charter Review

Martha MacFarlane, Mayor, introduced this item. Mayor MacFarlane explained that she had asked Town Attorney, Tom Wilkes, to provide a few examples of Town Charters with Council-Manager forms of government (unlike the Town’s current Strong Mayor form of government). The Mayor also explained that the Town Council would soon have some Workshops on this topic, starting in January 2022 and that the Town Council would be working on getting the Charter Revisions put up for vote in the August 2022 primary elections.

Mayor MacFarlane opened Public Comment for this item.

Berniece Hower, 444 Bellissimo Place – Mrs. Hower asked what the budget for the salary of the Town Manager/Administrator would be.

Council Member Reports:

Mayor Pro-Tem Conroy

Mayor Pro-Tem Conroy wished everyone a Happy Holiday season and wanted the Mayor and Town Staff to unveil a plan for how the Town would hook adjacent residents up to the Downtown Sewer project. He would like this as a discussion point for the first meeting in January 2022.

Councilor Lehning

Councilor Lehning asked about Political Signs. Mayor MacFarlane said that Campaign signs were regulated under the Town’s Land Development Code (LDC) in section 5.

Councilor Gallelli

Councilor Gallelli stated there was a long-standing Campaign Sign supporting Anthony Sabatini in front of the Boondocks Restaurant. Councilor Gallelli also suggested the town should look at painting the parking spots on East Central just off of Highway 19.

Councilor Klein

Councilor Klein stated that he thought that the Town’s landscaping along Lakeshore Blvd. needed to be improved. As an example, the Town has not edged next to the road on Lakeshore Blvd. recently.

Mayor MacFarlane

Mayor MacFarlane stated that the Town Council will only have one meeting in December on the 13th. Mayor MacFarlane also announced the Town’s Christmas Festival events occurring on Friday, December 10th, at the Marianne Beck Memorial Library and Saturday, December 11th, at Griffin Park.

Public Comments

Tara Hall, Library Director, announced that the Lake County Supervisor of Election’s office had contacted the library and announced that they would like to move the Town’s voting precinct to the library’s new LEC annex.

ADJOURNMENT

There being no further business to discuss, a motion was made by Mayor Pro-Tem Conroy to adjourn the meeting; Councilor Lehning seconded the motion. Motion was approved unanimously by voice vote.

The Meeting adjourned at 7:10 p.m. | **Attendees: 26**

Mayor Martha MacFarlane

ATTEST:

John Brock, Town Clerk



Date: December 13, 2021

To: Mayor and Town Council

From: John Brock, Town Clerk

Re: Consideration and Approval: Appointment of Ariel J Quinones to the Town's Parks & Recreation Board.

Objective:

Appointment of resident to a seat on the Parks & Recreation Advisory Board.

Summary:

[Narrative, potentially several paragraphs, including details on relevant history, agreements and understandings, individual and cumulative costs, and project measurements, as well as roles of project stakeholders.]

The Town's Parks & Recreation Advisory Board should have 5 members. Currently this board only have three members appointed to it. Appointment to this board would be for a two-year term. The Parks and Recreation board voted on 12/9/2021 to recommend Ariel J Quinones be appointed to the board.

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to appoint Ariel J Quinones to the Parks & Recreation Board for a two-year term.

OR

2. Motion to Deny

Fiscal Impact:

[Initial and/or Recurring Fiscal Impact, if any. Examples: N/A | There is no fiscal impact. (In-kind agreement) / Fiscal impact associated with this proposal has been included in, and accounted for, in the department's proposed budget for Fiscal Year 2021/2022]

None

Staff Recommendation:

John Brock

From: rsmplm@aol.com
Sent: Friday, December 10, 2021 9:31 AM
To: John Brock
Subject: Park Applicants

TO: John Brock, Town Clerk

FROM: Pat Miller, Chair, Parks and Recreation Advisory Board

SUBJECT: New Applicants for Parks and Recreation Advisory Board

The Parks and Recreation "team" recommends both candidates, AJ Quinones, and Tom Silvanic, to town council for approval to join our Board. With these two appointments, we will have a full board and look forward to serving our community.

TOWN OF HOWEY-IN-THE-HILLS APPLICATION FOR BOARDS/COMMITTEES

Please Print Legibly

Name: Ariel J. Quinones Date: 10/12/2021

Home Mailing Address: 420 BELLISSIMO PL, HOWEY IN THE HILLS

Home Physical Address: 420 BELLISSIMO PL, HOWEY IN THE HILLS

Florida Drivers License or ID: [REDACTED]

Phone Number: 941-773-8503 E-mail Address: ajq1969@gmail.com

Education: Bachelor Degree in Natural Science

Business (Name & Type): PepsiCo

Business Address: 700 Anderson Hill Rd, Purchase, NY 10577

Business Phone: 914-253-2000 Position: Food Safety Quality Manager

Training or experience related to activities of boards or committees to which appointment is sought:

Employee Resource Groups (ERG)- volunteer-based groups which are critical in helping to drive a culture of diversity, inclusion and engagement, ie Mosaic, Valor, Adelante & Equal.

Professional Organizations: ASQ (American Society Quality)

Have you served on a Town Board(s)/Committee(s) in the past? Yes No

Name of Boards/Committee(s):	Dates Served:
_____	_____
_____	_____
_____	_____

Please check Board(s)/Committee(s) that interest you.

- | | |
|--|---|
| <input type="checkbox"/> Cemetery Board | <input type="checkbox"/> Police Pension Board |
| <input type="checkbox"/> Historic Preservation Board | <input type="checkbox"/> Utility Advisory Board |
| <input type="checkbox"/> Library Board | <input type="checkbox"/> Visioning Committee |
| <input checked="" type="checkbox"/> Parks & Recreation Board | <input type="checkbox"/> Other |
| <input type="checkbox"/> Planning & Zoning Board | <input type="checkbox"/> Other |

I will attend meetings in accordance with the adopted policies of the Town of Howey-in-the-Hills. If at any time my business or professional interests conflict with the interests of this Board or Committee, I will not participate in such deliberations. References may be secured from the following individuals:

	Name	Address	Phone Number
1	Ron Files	424 BELLISSIMO PL HOWEY IN THE HILLS	703-304-4562
2	Nancy Luna	3063 Brightwater Ct, Kissimmee	407-219-1787
3	Javier Suarez	3920 Maidencane Ln, Orlando	407-489-5245

ARIEL J. QUINONES

Signature of Applicant

In completing this application, you are acknowledging that personal information you provide is subject to Florida's Public Records Policy as stated in Chapter 119, Florida Statutes, and Article I, Section 24 of the State Constitution.

Additional information may be attached to this form.

FOR TOWN HALL USE

Received by _____ Date _____

Reviewed by Board _____

Appointed by Town Council _____ Date _____

Chapter 49 - PARKS AND RECREATION BOARD

Sec. 49-1. - Establishment.

There is hereby created and established a parks and recreation board which shall aid the town council in such matters relating to parks and recreation as the council may from time to time request.

(Ord. No. 2010-001, § 2, 4-12-10)

Sec. 49-2. - Membership; terms of office; vacancies.

Members of the parks and recreation board shall be residents of the town. The parks and recreation board shall consist of five members who shall be appointed, subject to the approval of the town council, by the mayor. The terms of office for members of the parks and recreation board shall be two years, unless sooner removed by the council. The absence from more than three regular meetings during any calendar year by a member shall be considered a forfeiture of that member's seat on the board. In that event, the existence of the vacancy shall be noticed, and the board shall receive applications of interested persons seeking to fill the vacancy. The board shall consider the applications and make a recommendation to town council regarding the appointment of a new member to fill the unexpired term of the forfeiting member. Upon receipt of the recommendation, council shall appoint a new member to fill the unexpired term of the forfeiting member.

(Ord. No. 2010-001, § 2, 4-12-10)

Sec. 49-3. - Meetings; voting; officers.

The parks and recreation board may adopt such rules and regulations which it deems necessary to carry out the provisions of this resolution. However, the following rules shall apply to the parks and recreation board:

- (a) *Meetings.* The parks and recreation board shall hold one regularly scheduled meeting each month. Special meetings may be called by the chairman, when necessary.
- (b) *Voting.* Three members of the parks and recreation board shall constitute a quorum. Action of the parks and recreation board shall be by majority vote.
- (c) *Officers.* The parks and recreation board shall annually select from among its membership a chairman and a secretary. This annual selection shall occur at the regularly scheduled January meeting.
 - (1) The duties of the chairman shall be as follows:
 - a. To secure a meeting place for meetings;
 - b. To preside over meetings;
 - c. To call special meetings as necessary;
 - d. To attest to the accuracy of the minutes, prior to the minutes being submitted to the Town Council; and
 - e. To appoint subcommittees to assist the board in fulfilling its duties.
 - (2) The duties of the secretary shall be as follows:
 - a. To record the proceedings of all meetings of the board;
 - b. To promptly transcribe the minutes of all meetings of the board;
 - c. To ensure that notice of all meetings of the board has been properly provided; and

- d. To serve as chairman pro-tempore.

(Ord. No. 2010-001, § 2, 4-12-10)

Sec. 49-4. - Duties of the board.

In addition to any other assignment which may be requested by the council from time to time, the parks and recreation board shall have the following duties.

- (a) To study and make recommendations concerning the development and use of all parks, parkways, playgrounds, and other recreational facilities of the town.
- (b) To study and recommend reasonable rules and regulations in connection with the use of all parks, parkways, playgrounds, and other recreational facilities of the town.
- (c) To study and recommend the establishment, change, and modification of reasonable rates and charges for the use of any of the town recreational facilities, both as to resident and non-resident users.
- (d) To survey the need for improving existing recreational facilities and to recommend new and future parks, playgrounds, and recreational facilities for the purpose of meeting the needs of the public for adequate and sufficient recreational opportunities.
- (e) To serve as the Tree Preservation Board.

(Ord. No. 2010-001, § 2, 4-12-10)



Date: December 13, 2021

To: Mayor and Town Council

From: Tara Hall, Library Director

Re: Consideration and Approval: Library Education Center (LEC) – Reservation Form, Agreement, and Addendum

Objective:

To establish guidelines for usage of the Library Education Center (LEC).

Summary:

The Library Board would like to establish guidelines for the use of the LEC. The purpose of the guidelines is to maximize reasonable accessibility to the room while minimizing scheduling conflicts and library staff burdens. The documents were designed to be consistent with established room usage guidelines per American Library Association (ALA) standards and the Lake County Library System (LCLS) cooperative agreements (with particular relevant criteria established in the 1998 County policy, “LCC-33: Use of Meeting Rooms in Lake County Library System Member Libraries”).

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to approve
OR
2. The Town Council motions to approve with the following conditions
OR
3. Motion to Deny

Fiscal Impact:

There is no initial fiscal impact to the Town.
There is no recurring fiscal impact to the Town.

Staff Recommendation:

Motion to approve the reservation form, agreement, and addendum.

Marianne Beck Memorial Library
112 West Central
Howey in the Hills, Florida 34737
Phone: 352-324-0254 / Fax: 352-324-1115

Item 5.

LEC Meeting Room Agreement

When public meeting space is not being used for the Library, the Town of Howey, or the Lake County Library System programming, it is available for public use without discrimination toward race, color, creed, national origin or religion.

This agreement must be reviewed and signed by the responsible party in person at the Library. The reservation request may be called in to the Library and the Meeting Reservation Form completed. The Meeting Room Agreement however must be signed in person with identification or a Lake County library card. Contact information for the responsible person must be provided as well. The responsible person or designated representative must be present at the event.

Please read and initial the following information:

_____ Meeting space will be available during regular library business hours only.
Events should be concluded at least one half hour before the library's scheduled closing time.

Library business hours are:
Monday-Wednesday-Friday 10 am. - 5 p.m.
Tuesday – Thursday 10 am. - 7 pm.
Saturday 10 am. To 1 p.m.

_____ A Meeting **Reservation Form** is required and must be completed and filed with the library's director no earlier than 365 days and no later than 7 days prior to the event.

The library reserves the right to cancel any reservation during an emergency situation (natural, national, state, local or county emergency) or a conflict with the library or Town of Howey programs, activities, meetings or events. Should the library cancel an event, the user will be notified as soon as possible.

_____ No group or individual may schedule use of a meeting space more than once per month, up to a maximum of ten months in one calendar year.

_____ Programs must not interfere with or disrupt regular library activities.

_____ Programs must be free and open to members of the public that may wish to attend and they must be non-commercial in nature. Citizens or groups may conduct programs, meetings, seminars, study groups, planning sessions, training programs and related activities.

_____ The library cannot provide storage space and is not responsible for any equipment or articles of value, exhibits, food, flowers, beverages, or belongings left behind which are lost, stolen destroyed or damaged.

_____ The Marianne Beck Memorial Library can provide a limited selection of audio-visual equipment for public meetings within the library. Arrangements must be made in advance of the meeting date. The person signing this agreement will be responsible for any damages to the room(s) or equipment.

LEC Meeting Room Agreement - Page 2

_____Adult (21 years of age or older) supervision of any minor participants (under age 18) is required at all times. Children age 8 and younger who accompany their parents or guardian to a meeting-room function must remain in the meeting room with the parent or guardian. Finally, for children's events each child under the age of 8 must be accompanied during the event by a parent or guardian.

_____Groups or individuals using the meeting rooms may not use library telephones to collect or relay messages.

_____All signage related to all public meetings requires the pre-approval of the library director before it can be displayed; signage may not advertise a fee or the sale of any merchandise or service.

_____Food and/or a caterer of your choice is allowed. A group may bring in their own food/beverages. The person signing this agreement will be responsible for seeing that the room and facilities are cleaned up. If cleaning beyond the usual scheduled routine cleaning is required after the group leaves, the person responsible for the group will be financially responsible.

_____The attached Meeting Room Agreement – Addendum has been provided to the undersigned to read. This is the Release, Waiver, and Indemnification form.

Organization Name: _____

Contact Person or Representative of the Organization:

(Printed Name) (Signature)

Address of the organization or person responsible for the event:

(Street Address or PO Box) (City) (Zip Code)

Phone Number(s): _____ Cell: _____

Email: _____

Library Staff Completing this form:

Name: _____ Initials: _____

**The Marianne Beck Memorial Library
112 West Central Avenue
Howey in the Hills, Florida 34737
Phone: 352-324-0254 / Fax: 352-324-1115**

Meeting Room Agreement – Addendum

RELEASE, WAIVER, AND INDEMNIFICATION:

The UNDERSIGNED will indemnify the TOWN and hold the Town harmless from and against all claims and demands for damages for bodily injury (including death), property damage, nuisance, and other loss or damage of any kind arising out of, or alleged to have risen out of, or in any way connected with the UNDERSIGNED'S use or occupancy of the TOWN'S Premises (hereafter "the Premises") or the UNDERSIGNED'S activities on or about the Premises, including those matters which are the direct and proximate result of the negligent acts of the TOWN, its agents, servants or employees. If it becomes necessary for the TOWN to defend against a claim or action against it, seeking to impose such liability, the UNDERSIGNED will not only pay any judgment entered against the TOWN in such proceeding, but also all costs and the reasonable attorney's fees incurred by the TOWN in its defense against the proceeding or claim

The Town shall not be liable to the UNDERSIGNED or to the UNDERSIGNED'S customers, employees, agents, guests, or invitees, or any other person for any injury to person or damage to property on or about the Premises, including but not limited to consequential damages, (1) caused by an act or omission of UNDERSIGNED or its employees, customers, subtenants, licensees, concessionaires, or any other person entering the Premises by express or implied invitation or permission of UNDERSIGNED, or (2) arising out of the use of the Premises by the UNDERSIGNED or its employees, customers, subtenant, licensees, concessionaires, or invitees, or (3) arising out of any breach or default of UNDERSIGNED in the performance of its obligations hereunder, or (4) caused by any disrepair of the improvements made upon the Premises or any defect in such improvements, including but not limited to defects or disrepair involving fixtures, equipment, floor surfaces, pipes, wiring, broken glass, backed up drains, gas, water, steam, electricity or oil leaks, or (5) arising out of the failure or cessation of any service provided by the TOWN (including security service and devices), or (6) arising out of the construction and installation of alterations, physical additions, or improvements in and to the Premises by the TOWN and the TOWN'S agents, contractors, and subcontractors. The UNDERSIGNED hereby agrees to indemnify the TOWN and hold the TOWN harmless from all liability, loss, expense, or claim, including reasonable attorney fees and costs, arising out of such damage or injury.

The UNDERSIGNED expressly agrees to be responsible for and to indemnify and hold the TOWN harmless from any and all damages and expenses of whatever kind arising out of or caused by burglary, theft, vandalism, malicious mischief, or other illegal activities performed in, at or from the Premises.

The TOWN shall not be liable to the UNDERSIGNED, and the UNDERSIGNED herewith waives all claims, for all loss and damage that may be occasioned by or through the negligence, acts or omissions of the TOWN, its officers, employees, agents or representatives, or of any third persons.

THE UNDERSIGNED HEREBY ASSUMES FULL RESPONSIBILITY FOR RISK OF BODILY INJURY, DEATH OR PROPERTY DAMAGE due to the negligence of the Releasees or otherwise while in or upon the property of the TOWN.

THE UNDERSIGNED further expressly agrees that the foregoing release, waiver, and indemnity agreement is intended to be as broad and inclusive as is permitted by law of the State of Florida, and if any portion of thereof is held invalid it is agreed that the balance of this indemnity agreement shall continue in full legal force and effect.

THE UNDERSIGNED HAS READ AND VOLUNTARILY SIGNS THE RELEASE AND WAIVER OF LIABILITY AND INDEMNITY, AND AGREEMENT, and further agrees that no oral representations, statements or inducements apart from the foregoing written agreement has been made.

EXECUTED in the TOWN of Howey in the Hills, in the State of Florida, on this day

_____ Day of _____, 20____.

Signature

Date

Print Name: _____

Witness

Date

Print Name: _____

Marianne Beck Memorial Library
112 West Central Avenue
Howey in the Hills, Florida 34237
Phone: 352-324-0254 / Fax 352-324-1115

Item 5.

LEC Meeting Room Reservation Form

(To be completed in Addition to the LEC Meeting Room Agreement)

Contact Person or Representative of Organization: _____

Organization Name: _____

Address of organization or person responsible for event:

(Street Address or PO Box) (City) (Zip)

Phone number(s): _____ Email: _____

Event Date: _____ Start Time: _____ End Time: _____

For recurring Events Select Dates one time a month up to a maximum of 10 months:

Jan__Feb__Mar__Apr__May__June__July__Aug__Sept__Oct__Nov__Dec__

If needed refer to the room maps for size and room configuration. Below Indicate the number of chairs and tables needed including round tables.

Number of Rectangle Tables: _____ Number of Round Tables: _____ Chairs: _____

Room(s) Requested: Small Room: _____ Large Room _____ Open both rooms _____

Podium: Yes _____ No _____ Microphone: Yes _____ No _____

Audio-Visual Equipment Requested: Yes: _____ No: _____ if yes specify:

Please note that it is strongly advised that you come in at least an hour ahead of time to set up and test the audio-visual equipment for compatibility issues. See the staff at the library circulation desk with any questions.

Notes:

Number: LCC-33
Approved: 10/06/98
Page: 2

“Libraries which maintain meeting rooms, exhibit space, or other facilities open to the public, should make them available on equal terms to all persons regardless of their beliefs or affiliations.”

- B. All requests to use meeting rooms should be made directly to the appropriate Member Library using a Meeting Room Request Form similar to Attachment A. The use of a meeting room by community groups or organizations is subject to the approval of the Library Director or governing body of the respective Member Library.
- C. All library sponsored programs will be open to the public free of charge except library fund raising events.
- D. Criteria for use of meeting rooms will be established by Member Libraries and their governing bodies.

IV. RESERVATION OF AUTHORITY

The authority to issue or revise this policy is reserved to the Lake County Board of County Commissioners.

G. Richard Swartz, Jr., Chairman
Board of County Commissioners
Lake County



Date: December 13, 2021

To: Mayor and Town Council

From: Sean O’Keefe, Town Administrator

Re: Consideration and Approval: Talichet Phase 2 – Engineering Plan

Objective:

To review the Talichet Phase 2 – Engineering Plan for compliance with all applicable Town regulations.

Summary:

Almost all items of concern from the Development Review Committee (DRC) staff report of October 7, 2021 have been addressed, with no additional comments from the Town Engineer.

The only outstanding issue is the tree removal proposal, which has undergone substantial revisions since the initial presentation to DRC in October. The Land Development Code (LDC) states that 50% or more of all specimen trees must be preserved when developing, or else mitigation (by planting or paying) for all removed specimen trees is required. The current proposal (on page 10 on the Construction Plan) shows 38 specimen trees, with a proposed removal of 20 specimen trees and a preservation of 18 specimen trees. This is a preservation of only 47% of the specimen trees, which would trigger a required mitigation of all removed specimen trees per the LDC.

However, an arborist’s report has been submitted, which would remove four specimen trees (as well as two historic trees) from any mitigation requirement consideration. This would modify the proposal to a total of 34 specimen trees, with removal of 16 and preservation of 18. This is a preservation of 53% of the specimen trees and would not trigger any required mitigation for specimen tree removal.

Accepting the arborist’s report would eliminate any need for mitigation due to specimen tree removal. There have been three staff notes regarding the arborist’s report:

- The arborist has not submitted certification of qualifications.
- The report does not include photographic documentation of any of the trees in question.
- The wording of the arborist’s report says: “We would specifically not recommend that these trees remain exist *[sic]* in close proximity to structures or common areas.” This implies that the construction design is a problem for the trees, rather than there being a problem with the existing condition of the trees themselves, as described in 7.11.04 of the LDC: “In the design and development of any site, all trees shall be preserved to the maximum extent possible, except those identified by a certified arborist as not suited for protection due to the existing condition of the tree or other factors that will limit the tree’s ability to grow and maintain its health.”

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to approve
OR
2. The Town Council motions to approve with the following conditions
OR
3. Motion to Deny

Fiscal Impact:

There is no initial fiscal impact to the Town.

There is no recurring fiscal impact to the Town.

Staff Recommendation:

Motion to conditionally approve the engineering plan in any one of the following three situations:

- 1) Reception of a completed arborist's report, including certification, photographic documentation, and phrasing appropriate to the requirements of the Land Development Code (LDC 7.11.04) in order to meet the 50% preservation requirement;
- 2) Resubmission of the tree plan with modifications in the list of specimen trees to be removed/preserved and pending Town Planner's confirmation that the 50% preservation requirement has been met;
- 3) Agreement to pay/plant for 50%+ mitigation if the preservation requirement cannot be met through either of the preceding methods.

TALICHET PHASE 2 SUBDIVISION CIVIL ENGINEERING PLANS

PROJECT TEAM

CIVIL ENGINEERING

GERMANA ENGINEERING AND ASSOCIATES, LLC.
CONTACT: CHRISTOPHER M. GERMANA, PE
1120 WEST MINNEOLA AVENUE
CLERMONT, FLORIDA 34711
(352) 242-9329

SURVEYING

BESH HALFF
CONTACT: JOHN T. MCGLOHORN, PSM
902 NORTH SINCLAIR AVENUE
TAVARES, FLORIDA 32778
(352) 343-8481

OWNER/DEVELOPER

VENEZIA PARTNERS, LLC.
CONTACT: RON ROBERTS
1190 BUSINESS CENTER DRIVE, SUITE 2000
HEATHROW, FLORIDA 32746
(813) 335-5929

GEOTECHNICAL ENGINEERING

ANDREYEV ENGINEERING, INC.
CONTACT: ROBERT B. CORNELIUS, PE
1170 WEST MINNEOLA AVENUE
CLERMONT, FLORIDA 34711
(352) 241-0508

GENERAL NOTE

THE PLANS WERE PREPARED ACCORDING TO AVAILABLE INFORMATION BASED ON THE CONDITIONS AS THEY EXISTED AT THE TIME OF PLAN PREPARATION. THE CONDITIONS OF THE PROPERTY MAY HAVE CHANGED SINCE PROJECT DESIGN. THE CONTRACTOR SHALL VERIFY AND CONFIRM ALL EXISTING CONDITIONS AND SHALL CONTACT THE PROJECT ENGINEER IMMEDIATELY IF CONDITIONS HAVE CHANGED FROM WHEN THE PLANS WERE PREPARED.

ACCESSIBILITY NOTE

THE SITE SHALL COMPLY WITH THE FLORIDA BUILDING CODE (FBC) 2020 ACCESSIBILITY CODE.

PROPERTY LEGAL DESCRIPTION (PER SURVEY)

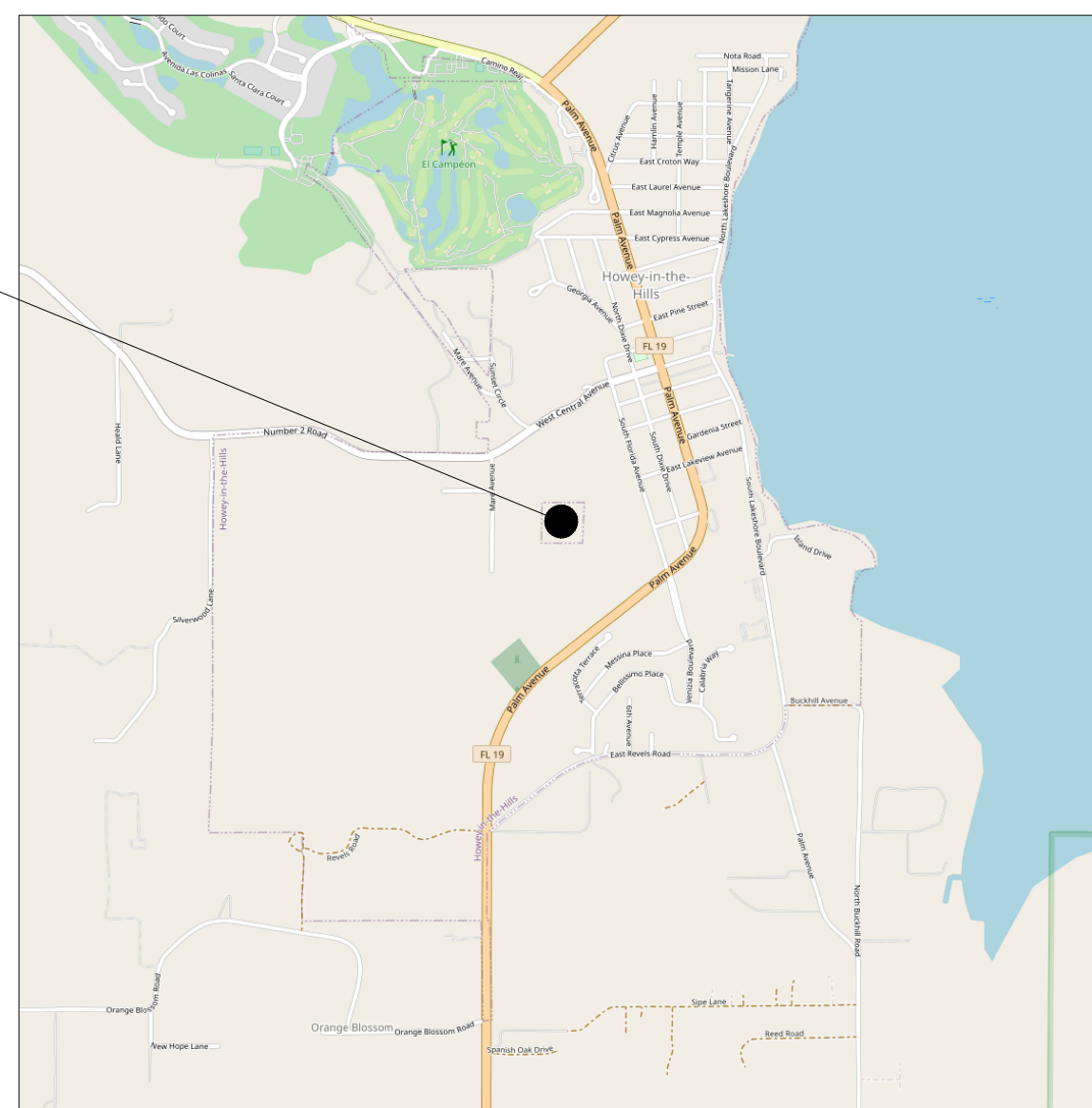
THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH OF RANGE 25 EAST OF TALLAHASSEE MERIDIAN, LAKE COUNTY, FLORIDA.

ALSO DESCRIBED AS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, THENCE RUN SOUTH 89°27'45" EAST, ALONG THE NORTH LINE OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 661.44 FEET TO THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 35; THENCE RUN SOUTH 00°34'04" WEST, ALONG THE WEST LINE OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 662.94 FEET TO THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35 AND THE POINT OF BEGINNING; THENCE RUN SOUTH 89°25'04" EAST, ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 659.88 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN SOUTH 00°27'45" WEST, ALONG THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 662.82 FEET TO THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN NORTH 89°22'50" WEST, ALONG THE SOUTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 661.08 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35; THENCE RUN NORTH 00°33'59" EAST, ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 35, A DISTANCE OF 662.39 FEET TO THE POINT OF BEGINNING.
CONTAINING 437,633.7512± SQUARE FEET OF 10.04± ACRES.

VICINITY MAP

PROJECT SITE



AVILA PLACE
HOWEY IN THE HILLS, FLORIDA 34737
SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST

SHEET LIST

- C1 COVER SHEET
- C2 CONSTRUCTION NOTES
- C3 DEMOLITION PLAN
- C4 SUBDIVISION SITE PLAN
- C5 SUBDIVISION GRADING AND DRAINAGE PLAN
- C6 SUBDIVISION UTILITY PLAN
- C7 STORMWATER POLLUTION PREVENTION PLAN
- C8 VIA BELLA COURT PLAN AND PROFILE
- C9 VIA BELLA COURT CROSS SECTIONS
- C10 TREE REMOVAL PLAN
- C11 CONSTRUCTION DETAILS
- C12 POTABLE WATER CONSTRUCTION DETAILS
- C13 POTABLE WATER CONSTRUCTION DETAILS
- C14 RECLAIMED/SEWER CONSTRUCTION DETAILS

DATUM NOTE

ELEVATIONS SHOWN ON THE PLAN SET ARE RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (PER SURVEY)

PERMIT NOTE

SEPARATE PERMITS ARE REQUIRED FOR THE FOLLOWING (IF APPLICABLE):

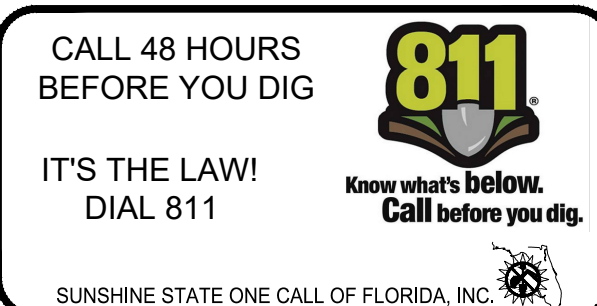
- CONSTRUCTION TRAILERS
- LIFT STATIONS
- RETAINING WALLS
- ACCESS GATES
- GENERATORS
- AWNINGS
- ETC.
- DUMPSTER ENCLOSURES
- SIGNS
- ENTRY WALL FEATURES
- SITE LIGHTING
- FENCES
- WALK-IN COOLERS

FIRE NOTE

SITE TO CONFORM TO FLORIDA FIRE PREVENTION CODE 7TH EDITION (2020)

SEPARATE PERMITS ARE REQUIRED FOR THE FOLLOWING (IF APPLICABLE):

- FIRE SPRINKLERS
- FIRE ALARM MONITORING
- DUMPSTER ENCLOSURE
- FIRE ALARMS
- FIRE UNDERGROUND



CERTIFICATE OF AUTHORIZATION NUMBER: 29279
1120 WEST MINNEOLA AVENUE
CLERMONT, FLORIDA 34711
PHONE: (352) 242-9329
WWW.GERMANAENGINEERING.COM

This item has been digitally signed and sealed by Christopher M. Germana, PE 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.

Digitally signed
by Christopher
M Germana
Date: 2021.12.02
14:15:07 -05'00'



CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

EXISTING UTILITIES

THE LOCATIONS OF ALL EXISTING UTILITIES SHOWN ON THE PLANS HAVE BEEN DETERMINED FROM THE BEST INFORMATION AVAILABLE AND ARE GIVEN THE CONVENIENCE OF THE CONTRACTOR. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THEIR ACCURACY. PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITY, IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE VARIOUS UTILITIES AND TO MAKE THE NECESSARY ARRANGEMENTS FOR ANY RELOCATIONS TO THESE UTILITIES WITH THE OWNER OF THE UTILITY. THE CONTRACTOR SHALL EXERCISE CAUTION WHEN CROSSING AN UNDERGROUND UTILITY, WHETHER SHOWN ON THE PLAN OR LOCATED BY THE UTILITY COMPANY. ALL UTILITIES THAT INTERFERE WITH THE PROPOSED CONSTRUCTION SHALL BE RELOCATED BY THE RESPECTIVE UTILITY COMPANY AND THE CONTRACTOR SHALL COOPERATE WITH THEM DURING RELOCATION OPERATIONS. ANY DELAY OR INCONVENIENCE CAUSED TO THE CONTRACTOR BY THE RELOCATION OF VARIOUS UTILITIES SHALL BE INCIDENTAL TO THE CONTRACT, AND NO EXTRA COMPENSATION WILL BE ALLOWED.

DRAINAGE SYSTEMS

THE CONTRACTOR SHALL PERFORM ALL WORK PERTAINING TO DRAINAGE INCLUDING EXCAVATION OF STORMWATER POND PRIOR TO THE COMMENCEMENT OF OTHER WORK INCLUDED IN THESE PLANS. THE DRAINAGE FACILITIES SHALL BE MAINTAINED BY THE CONTRACTOR DURING THE COURSE OF THIS CONTRACT. THE CONTRACTOR SHALL INCLUDE FUNDS IN THE DRAINAGE COSTS OF THE CONTRACT TO OPERATE AND MAINTAIN THE DRAINAGE SYSTEMS DURING THE WORK PROCESS.

PERMITS AND PERMIT REQUIREMENTS

THE CONTRACTOR SHALL OBTAIN FROM THE OWNER COPIES OF ALL REGULATORY AND LOCAL AGENCY PERMITS. THE CONTRACTOR SHALL BE EXPECTED TO REVIEW AND ABIDE BY ALL THE REQUIREMENTS AND LIMITATIONS SET FORTH IN THE PERMITS. A COPY OF THE PERMIT SHALL BE KEPT ON THE JOB AT ALL TIMES.

LAYOUT AND CONTROL

UNLESS OTHERWISE NOTED ON THE PLANS, THE CONTRACTOR SHALL PROVIDE FOR THE LAYOUT OF ALL THE WORK TO BE CONSTRUCTED. BENCHMARK INFORMATION SHALL BE PROVIDED TO THE CONTRACTOR BY THE OWNER OR OWNER'S SURVEYOR. ANY DISCREPANCIES BETWEEN FIELD MEASUREMENTS AND CONSTRUCTION PLAN INFORMATION SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER IMMEDIATELY.

QUALITY CONTROL TESTING REQUIREMENTS

ALL TESTING RESULTS SHALL BE PROVIDED TO THE OWNER/OPERATOR AND THE ENGINEER. TESTING REQUIREMENTS ARE TO BE IN ACCORDANCE WITH THE OWNER/OPERATOR'S SPECIFICATIONS AND REQUIREMENTS. ALL TEST RESULTS SHALL BE PROVIDED (PASSING AND FAILING) ON A REGULAR AND IMMEDIATE BASIS. CONTRACTOR SHALL PROVIDE TESTING SERVICES THROUGH A FLORIDA LICENSED GEOTECHNICAL ENGINEERING FIRM ACCEPTABLE TO THE OWNER AND THE ENGINEER. CONTRACTOR TO SUBMIT TESTING FIRM TO OWNER FOR APPROVAL PRIOR TO COMMENCING TESTING.

SHOP DRAWINGS

SHOP DRAWINGS AND CERTIFICATIONS FOR ALL STORM DRAINAGE, WATER SYSTEM, SEWER SYSTEM, AND PAVING SYSTEM MATERIALS AND STRUCTURES ARE REQUIRED. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS TO THE ENGINEER FOR APPROVAL PRIOR TO ORDERING THE MATERIALS REQUIRED FOR CONSTRUCTION.

EARTHWORK

EARTHWORK QUANTITIES

THE CONTRACTOR SHALL PERFORM HIS OWN INVESTIGATIONS AND CALCULATIONS AS NECESSARY TO ASSURE HIMSELF OF EARTHWORK QUANTITIES. THERE IS NO IMPLICATION THAT EARTHWORK BALANCES, AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY IMPORT FILL NEEDED, OR FOR REMOVAL AND DISPOSAL OF EXCESS MATERIALS.

EROSION CONTROL

EROSION AND SILTRATION CONTROL MEASURES ARE TO BE PROVIDED AND INSTALLED PRIOR TO COMMENCEMENT OF CONSTRUCTION. THESE MEASURES ARE TO BE INSPECTED BY THE CONTRACTOR ON A REGULAR BASIS AND ARE TO BE MAINTAINED OR REPAIRED ON AN IMMEDIATE BASIS AS REQUIRED. REFER TO WATER MANAGEMENT DISTRICT PERMIT FOR ADDITIONAL REQUIREMENTS FOR EROSION CONTROL AND SURFACE DRAINAGE. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE STABILIZED WITH SOD WITHIN 7 DAYS OF COMPLETION OF CONSTRUCTION. SOD SHALL BE THE SAME VARIETY OF EXISTING SOD

LIMITS OF DISTURBANCE

AT NO TIME SHALL THE CONTRACTOR DISTURB SURROUNDING PROPERTIES OR TRAVEL ON SURROUNDING PROPERTIES WITHOUT WRITTEN CONSENT FROM THE PROPERTY OWNER. REPAIR OR RECONSTRUCTION OF DAMAGED AREAS ON SURROUNDING PROPERTIES SHALL BE PERFORMED BY THE CONTRACTOR ON AN IMMEDIATE BASIS. ALL COSTS FOR REPAIRS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND NO EXTRA COMPENSATION SHALL BE PROVIDED. GRADING AND/OR CLEARING ON PROPERTIES OTHER THAN SHOWN ON THE APPROVED PLANS IS PROHIBITED.

TREE REMOVAL

THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER WHEN ALL WORK IS LAID OUT (SURVEY STAKED), SO THAT A DETERMINATION MAY BE MADE OF SPECIFIC TREES TO BE REMOVED. NO TREES ON THE CONSTRUCTION PLANS AS BEING SAVED SHALL BE REMOVED WITHOUT PERMISSION FROM THE OWNER AND ENGINEER.

CLEARING AND GRUBBING

THE CONTRACTOR SHALL BE RESPONSIBLE FOR CLEARING AND GRUBBING FOR SITE CONSTRUCTION INCLUDING CLEARING FOR PAVING, UTILITIES, DRAINAGE FACILITIES AND BUILDING CONSTRUCTION. ALL AREAS TO BE CLEARED SHALL BE FIELD STAKED AND REVIEWED BY THE OWNER AND ENGINEER PRIOR TO ANY CONSTRUCTION.

MATERIAL STORAGE/DEBRIS REMOVAL

1. NO COMBUSTIBLE BUILDING MATERIALS MAY BE ACCUMULATED ON THE SITE AND NO CONSTRUCTION WORK INVOLVING COMBUSTIBLE MATERIALS MAY BEGIN UNTIL INSTALLATION OF ALL REQUIRED WATER MAINS AND FIRE HYDRANTS HAVE BEEN COMPLETED, DEP APPROVAL RECEIVED FOR THE WATER MAINS, AND THE HYDRANTS ARE IN OPERATION. CONSTRUCTION WORK INVOLVING NON-COMBUSTIBLE MATERIALS, SUCH AS CONCRETE, MASONRY AND STEEL MAY BEGIN PRIOR TO THE FIRE HYDRANTS BEING OPERATIONAL.

2. ALL MATERIALS EXCAVATED SHALL REMAIN THE PROPERTY OF THE OWNER AND SHALL BE STOCKPILED AT ON-SITE LOCATIONS AS SPECIFIED BY THE OWNER. MATERIALS SHALL BE STOCKPILED SEPARATELY AS TO USABLE (NON-ORGANIC) FILL STOCKPILES AND ORGANIC (MUCK) STOCKPILES IF MUCK IS ENCOUNTERED. CONTRACTOR SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL UNSUITABLE FILL MATERIALS FROM THE SITE. ALL CLAY ENCOUNTERED SHALL BE EXCAVATED OUT AND REPLACED WITH CLEAN GRANULAR FILL MATERIALS.

FILL MATERIAL

ALL MATERIALS SHALL CONTAIN NO MUCK, STUMPS, ROOTS, BRUSH, VEGETATIVE MATTER, RUBBISH OR OTHER MATERIAL THAT WILL NOT COMPACT INTO A SUITABLE AND ENDURING BACKFILL. FILL SHALL BE CLEAN, NON-ORGANIC, GRANULAR MATERIAL WITH NOT MORE THAN 10% PASSING THE NO. 200 SIEVE.

COMPACTION

FILL MATERIALS PLACED UNDER ROADWAYS SHALL BE COMPACTED TO AT LEAST 98% OF THE MAXIMUM DENSITY AS SPECIFIED IN AASHTO T-180. ALL OTHER FILL AREAS ARE TO BE COMPACTED TO AT LEAST 95% MAXIMUM DENSITY AS SPECIFIED IN AASHTO T-180. FILL MATERIALS SHALL BE PLACED AND COMPACTED IN A MAXIMUM OF 12" LIFTS. THE CONTRACTOR SHALL PROVIDE THE ENGINEER AND OWNER WITH ALL (PASSING AND FAILING) TESTING RESULTS. RESULTS SHALL BE PROVIDED ON A TIMELY AND REGULAR BASIS PRIOR TO CONTRACTOR'S PAY REQUEST SUBMITTAL FOR THE AFFECTED WORK.

PAVEMENT AND/OR ROAD AND RIGHT-OF-WAY WORK

GENERAL DESIGN INTENT

ALL PAVING SURFACES IN INTERSECTIONS AND ADJACENT SECTIONS SHALL BE GRADED TO DRAIN POSITIVELY IN THE DIRECTION SHOWN BY THE FLOW ARROWS ON THE PLANS AND TO PROVIDE A SMOOTHLY TRANSITIONED DRIVING SURFACE FOR VEHICLES WITH NO SHARP BREAKS IN GRADE, AND NO UNUSUALLY STEEP OR REVERSE CROSS SLOPES. APPROACHES TO INTERSECTIONS AND ENTRANCE AND EXIT GRADES TO INTERSECTIONS WILL HAVE TO BE STAKED IN THE FIELD AT DIFFERENT GRADES THAN THE CENTERLINE GRADES TO ACCOMPLISH THE PURPOSES OUTLINED. IN ADDITION, THE STANDARD CROWN WILL HAVE TO BE CHANGED IN ORDER TO DRAIN POSITIVELY IN THE AREA OF INTERSECTIONS. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ACCOMPLISH THE ABOVE AND THE ENGINEER SHALL BE CONSULTED SO THAT HE MAY MAKE ANY AND ALL REQUIRED INTERPRETATIONS OF THE PLANS OR GIVE SUPPLEMENTARY INSTRUCTION TO ACCOMPLISH THE INTENT OF THE PLANS.

MATERIALS/CONSTRUCTION SPECIFICATIONS

MATERIALS AND CONSTRUCTION METHODS FOR THE ROADWAY CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE FLORIDA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION LATEST EDITION.

PAVEMENT SECTION REQUIREMENTS

CONSTRUCTION OF ROADWAY, SUBGRADE PREPARATION, AND PAVEMENT INSTALLATION SHALL CONFORM TO FDOT STANDARDS AND SOILS REPORT RECOMMENDATIONS UNLESS OTHERWISE NOTED IN THE CONSTRUCTION DOCUMENTS.

SIDEWALKS

SIDEWALKS ARE TO BE CONSTRUCTED IN THE AREA AS SHOWN ON THE CONSTRUCTION PLANS. SIDEWALK SHALL BE CONSTRUCTED OF 4 INCHES OF CONCRETE WITH A 28 DAY COMPRESSION STRENGTH OF 3000 PSI. JOINTS SHALL BE EITHER TOOLED OR SAWCUT AT A DISTANCE OF 5' LENGTHS, HANDICAPPED RAMPS SHALL BE PROVIDED AT ALL INTERSECTIONS AND BE IN ACCORDANCE WITH STATE REGULATIONS FOR HANDICAP ACCESSIBILITY.

PAVEMENT MARKINGS/SIGNAGE

PAVEMENT MARKINGS AND SIGNAGE SHALL BE PROVIDED AS SHOWN ON THE CONSTRUCTION PLANS AND SHALL MEET THE REQUIREMENTS OF THE OWNER/OPERATOR. SIGNAGE SHALL BE IN CONFORMANCE WITH MUTCD (LATEST EDITION). A 48-HOUR PAVEMENT CURING TIME WILL BE PROVIDED PRIOR TO APPLICATION OF THE PAVEMENT MARKINGS. REFLECTIVE PAVEMENT MARKINGS SHALL BE INSTALLED IN ACCORDANCE WITH FDOT INDEX NO. 17352.

TRAFFIC CONTROL

WHERE APPLICABLE A MOT PLAN SHALL BE SUBMITTED TO THE ENGINEER PRIOR TO COMMENCEMENT OF WORK. A MINIMUM OF 2-WAY, ONE LANE TRAFFIC SHALL BE MAINTAINED IN THE WORK SITE AREA. ALL CONSTRUCTION WARNING SIGNAGE SHALL BE IN PLACE PRIOR TO COMMENCEMENT OF CONSTRUCTION AND BE MAINTAINED THROUGHOUT CONSTRUCTION. ACCESS SHALL BE CONTINUOUSLY MAINTAINED FOR ALL PROPERTY OWNERS SURROUNDING THE WORK SITE AREA. LIGHTED WARNING DEVICES ARE TO BE OPERATIONAL PRIOR TO DUSK EACH NIGHT DURING CONSTRUCTION.

CURBING

CURBING SHALL BE CONSTRUCTED WHERE NOTED ON THE CONSTRUCTION PLANS. CONCRETE FOR CURBS SHALL BE DEPARTMENT OF TRANSPORTATION CLASS "1" CONCRETE WITH A 28 DAY COMPRESSION STRENGTH OF 2500 PSI. ALL CURBS SHALL HAVE SAW CUT CONTRACTION JOINTS AND SHALL BE CONSTRUCTED AT INTERVALS NOT TO EXCEED 10'-0" ON CENTER. CONSTRUCTION OF CURBS SHALL BE IN CONFORMANCE WITH FDOT STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION SECTION 520 AND DETAILS PROVIDED ON THE CONSTRUCTION PLANS.

R/W RESTORATION

ALL AREAS WITHIN THE RIGHT-OF-WAYS SHALL BE FINISH GRADED WITH A SMOOTH TRANSITION INTO EXISTING GROUND. ALL SWALES SHALL BE STABILIZED IMMEDIATELY AFTER FINAL GRADING. ALL DISTURBED AREAS SHALL BE RAKED CLEAN OF ALL LIMEROCK AND ROCKS AND SODDED AFTER FINAL GRADING IN ACCORDANCE WITH THE CONSTRUCTION PLANS PRIOR TO FINAL INSPECTION. ALL GRASSING (SOD) SHALL BE MAINTAINED BY THE CONTRACTOR UNTIL FINAL ACCEPTANCE BY THE OWNER/OPERATOR.

SITE ACCESS

ALL ACCESS TO THE JOB SITE FOR CONSTRUCTION AND RELATED ACTIVITIES SHALL BE BY EXISTING STREETS AND ROADS.

MANHOLES

ALL PROPOSED MANHOLES SHALL BE COMPACTION TESTED ON TWO SIDES OF EACH PROPOSED MANHOLE AT THE MANHOLE.

LANDSCAPING

PROVIDE MINIMUM 5' SEPARATION FROM UTILITIES AND TREES WITH INVASIVE ROOT SYSTEMS.

WATER PIPE MATERIALS

WATER SYSTEM SHOP DRAWINGS SHALL BE SUBMITTED TO THE ENGINEER AND SHALL MEET TOWN OF HOWEY IN THE HILLS SPECIFICATIONS.

POLYVINYL CHLORIDE PLASTIC PIPE (PVC) 4" THROUGH 12" SHALL BE MANUFACTURED IN ACCORDANCE WITH ANSI/AWWA C900 (LATEST EDITION) AND SHALL HAVE A MINIMUM WORKING PRESSURE OF 150 PSI AND A DR (DIMENSION RATIO) OF 18. ALL PVC PIPE SHALL BEAR THE NSF LOGO FOR POTABLE WATER. JOINTS SHALL BE OF THE PUSH-ON TYPE AND COUPLINGS CONFORMING TO ASTM D3139, DR18 PIPE.

DUCTILE IRON PIPE (DIP) SHALL BE STANDARD PRESSURE CLASS 350 IN SIZES 4" THROUGH 12" AND CONFORM TO ANSI/AWWA C150/A21.50 (LATEST EDITION). ALL DUCTILE IRON PIPE SHALL HAVE A STANDARD THICKNESS OF CEMENT MORTAR LINING AS SPECIFIED IN ANSI/AWWA C104/A21.4 (LATEST EDITION). PIPE JOINTS SHALL BE OF THE PUSH-ON RUBBER GASKET TYPE CONFORMING TO ANSI/AWWA C111/A21.11 (LATEST EDITION).

PIPE DETECTOR WITH LOCATOR WIRE SHALL BE INSTALLED ON ALL WATER MAINS PER DETAIL. PIPE SIZES GREATER THAN 12" SHALL BE SEPARATELY SPECIFIED ON THE PLANS; WITH THICKNESS CLASSES TO BE SHOWN BASED ON WORKING PRESSURES, PIPE DEPTH AND TRENCH CONDITIONS. FITTINGS FOR DUCTILE IRON PIPE AND PVC C-900 PIPE SHALL BE DUCTILE IRON AND SHALL CONFORM TO ANSI/AWWA C153/A21.10 (LATEST EDITION) AND SHALL BE CEMENT LINED IN CONFORMANCE WITH ANSI/AWWA C104/A21.4 (LATEST EDITION).

POLYETHYLENE WRAP USED FOR CORROSION PREVENTION ON DUCTILE IRON PIPE SHALL CONFORM TO THE REQUIREMENTS OF ANSI/ASTM D1248. THE MINIMUM NOMINAL THICKNESS SHALL BE 0.008 IN. (8 MILS). INSTALLATION OF POLY WRAP SHALL BE IN ACCORDANCE WITH AWWA C105. TRANSMISSION MAIN SHALL BE DIP RATED FOR 250 PSI.

VALVES

GATE VALVES SHALL BE RESILIENT SEAT AND SHALL CONFORM TO ANSI/AWWA C509.87 WITH WRENCH NUT, EXTENSION STEMS AND OTHER APPURTENANCES AS REQUIRED. MANUFACTURER'S CERTIFICATION OF THE VALVES COMPLIANCE WITH AWWA SPECIFICATION C509 AND TESTS LISTED THEREIN WILL BE REQUIRED. VALVES SHALL BE CLOW, DRESSER, KENNEDY, AMERICAN.

AIR RELEASE VALVES

AIR RELEASE VALVES SHALL BE PLACED AT HIGH POINTS OF THE TRANSMISSION MAIN TO PERMIT ESCAPE OF TRAPPED AIR. THE VALVE SIZE, LOCATION AND METHOD OF INSTALLATION SHALL BE INDICATED ON THE DRAWINGS, OR AS DIRECTED BY THE ENGINEER. AIR RELEASE VALVES SHALL BE CRISPN PRESSURE AIR VALVE TYPE.

WATER SERVICES

UNLESS OTHERWISE NOTED IN THE PLANS, THE UTILITY COMPANY SHALL PROVIDE AND INSTALL WATER METERS. CONTRACTOR SHALL CONSTRUCT WATER SERVICE THROUGH THE CURB STOP AND SET METER BOXES TO FINISHED GRADE AS SHOWN ON THE WATER SYSTEM DETAIL SHEET.

POLYETHYLENE (PE) PRESSURE PIPE FOR WATER SERVICES 1/2" THROUGH 3" SHALL CONFORM TO AWWA C901.88, MIN. 200 PSI. AND SHALL BE PHILLIPS DRISCO CTS 5100 (DR-9) ASTM D-2737, 200 PSI. ALL SERVICES SHALL INCLUDE THE FOLLOWING: LOCKING CURB STOPS, WYE BRANCHES, UNIONS AS REQUIRED, PE SERVICE PIPE AND CORPORATION STOPS. THE SERVICE SHALL BE COMPLETE THROUGH THE CURB STOP AS SHOWN ON THE DETAIL SHEET, AND SHALL BE OF THE TYPE REQUIRED FOR COMPATIBILITY WITH THE SERVICE LINES SPECIFIED, AND FITTINGS SHALL BE MANUFACTURED BY FORD.

WHERE APPLICABLE - UNLESS OTHERWISE NOTED IN PLANS, UTILITY COMPANY SHALL PROVIDE AND INSTALL IRRIGATION METERS. WHERE RECLAIM SERVICE IS NOT PROVIDED, CONTRACTOR SHALL CONSTRUCT IRRIGATION SERVICE THROUGH THE CURB STOP AND SET NEW BOXES TO FINISHED GRADE AS SHOWN ON THE WATER SYSTEM DETAIL SHEET.

PIPE INSTALLATION

PIPE INSTALLATION OF PVC WATER MAIN SHALL BE IN CONFORMANCE WITH ASTM D2774 (LATEST EDITION). INSTALLATION OF DUCTILE IRON PIPE WATER MAIN SHALL BE IN CONFORMANCE WITH AWWA C600.87.

COMPACTED BACKFILL SHALL BE TO 98% MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180 UNDER ALL PAVEMENTS WITH 12" MAXIMUM LIFT THICKNESS. OTHER COMPACTION OF BACKFILL SHALL BE TO 95% MAXIMUM DENSITY AS DETERMINED BY AASHTO T-180 WITH 12" MAXIMUM LIFT THICKNESS. SEE PIPE TRENCHING DETAILS.

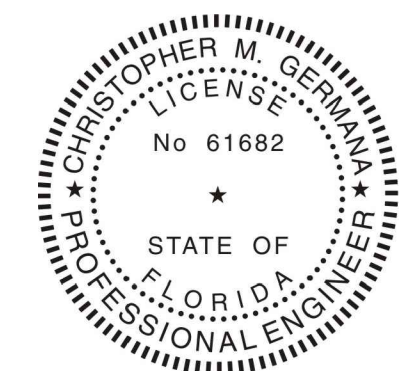
MINIMUM COVER OVER ALL PIPE SHALL BE 36" FROM TOP OF PIPE TO FINISHED GRADE. SEE PLAN AND PROFILE SHEETS FOR REQUIRED DEPTH.

WATER MAINS ARE TO BE INSTALLED SO AS TO PROVIDE A MINIMUM VERTICAL CLEARANCE OF 18" OR A MINIMUM HORIZONTAL CLEARANCE OF 10' FROM ALL OTHER UTILITIES. IF THE MINIMUM CLEARANCE CAN NOT BE ACHIEVED, THEN DUCTILE IRON WATER MAIN SHALL BE SPECIFIED 10 FEET EITHER SIDE OF THE CROSSING. HORIZONTAL AND VERTICAL MINIMUM SEPARATION DISTANCE REQUIREMENTS BETWEEN WATER MAIN AND ALL OTHER UTILITIES SHALL COMPLY WITH 62-555.314 (1), (2), (3) AND (4), FAC.

ALL WATER MAINS SHALL BE INSTALLED WITH CONCRETE THRUST BLOCKS.

ALL PLUGS, CAPS, TEES, BENDS, FIRE HYDRANTS, VALVES, ETC. SHALL BE MECHANICAL JOINT FITTINGS.

Digitally signed by Christopher M Germana
Date: 2021.12.02 14:16:19 -05'00'



This item has been digitally signed and sealed by Christopher M. Germana. If an error has occurred in the seal process, please contact the signatory. Printed copies of this document are not considered signed and sealed and their signatures must be verified on any electronic copies.

CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

CONSTRUCTION NOTES

TALICHET PHASE 2 SUBDIVISION

GERMANA ENGINEERING AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
CLERMONT, FL 34711
(352) 242-9329
WWW.GERMANAENGINEERING.COM
CERTIFICATE AUTHORIZATION NUMBER: 29279
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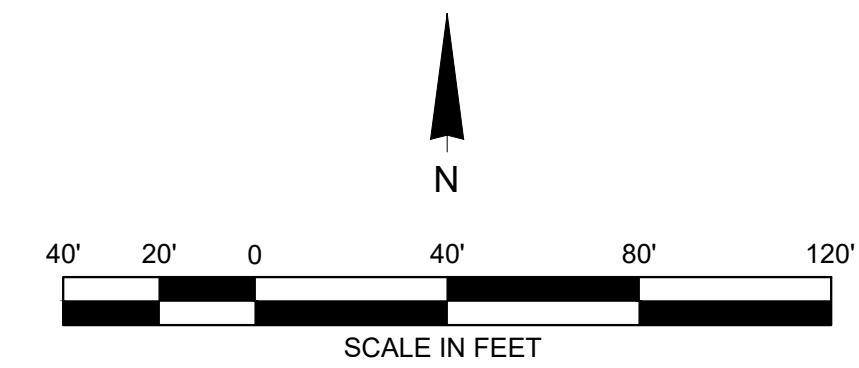
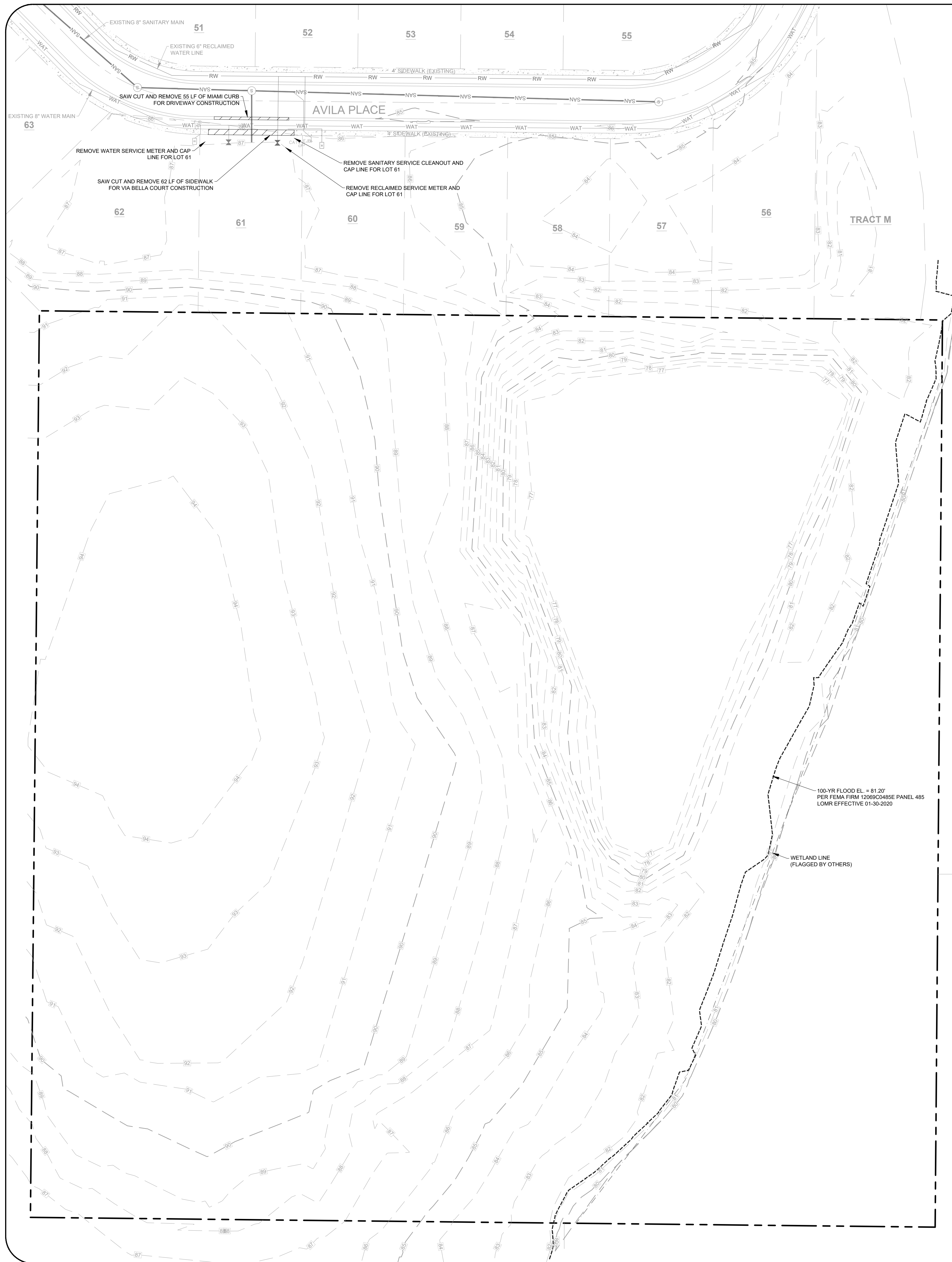
SCALE: NTS

DATE: 08-25-2021

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PROJECT # GE0082021

HOWEY IN THE HILLS, FLORIDA



LEGEND

- EXTERIOR PARCEL LINE
- EXISTING CONCRETE
- - - EXISTING CONTOUR
- WAT- EXISTING WATER MAIN
- RW- EXISTING RECLAIMED WATER MAIN
- SAN- EXISTING SANITARY LINE

****CAUTION****
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REVISIONS	DATE
No.	

DEMOLITION PLAN

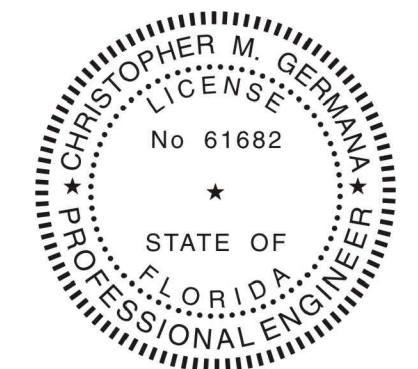
TALICHET PHASE 2 SUBDIVISION

PROJECT # GE0082021
HOWEY IN THE HILLS, FLORIDA

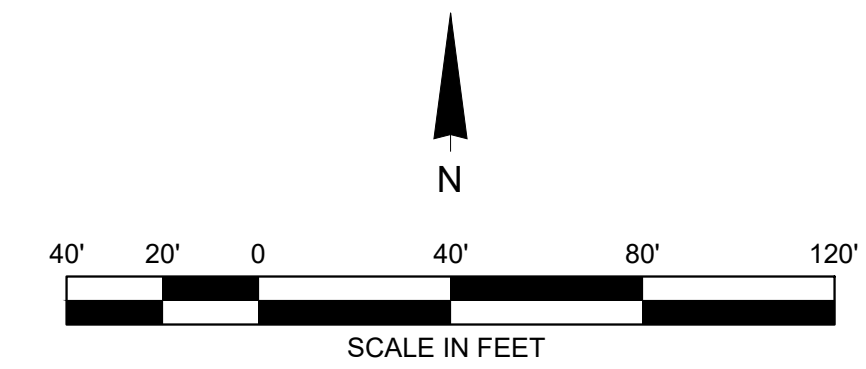
GERMANA ENGINEERING AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
CLEFMENT, FL 34711
(352) 242-9929
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CERTIFICATE OF AUTHORIZATION # 29279

SCALE: 1" = 40'
DATE: 08-25-2021
SHEET
C3

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Date: 2021.12.02 14:16:52 -05'00'



CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279



SUBDIVISION SITE DATA

- SITE AREA** = 10.05 AC / 437,634 SF
- SITE LOCATION**
AVILA PLACE
HOWEY IN THE HILLS, FLORIDA 34737
SECTION 35, TOWNSHIP 20 SOUTH, RANGE 25 EAST
ALT KEY #1036194
LAND USE/ZONING: PUD
- SITE REQUIREMENTS (PER PUD)**
MAXIMUM LOTS: 21 SINGLE FAMILY UNITS
SETBACKS: SEE DETAIL THIS SHEET
MIN. LOT SIZE: 60' X 120' / 7,200 SF
MIN. WETLAND SETBACK: 25 FEET
- SUBDIVISION DATA**
NUMBER OF LOTS: 21
CLASSIFICATION: SINGLE FAMILY RESIDENTIAL
DENSITY: 2.09 DU/ACRE
SCHOOL AGE POPULATION: 65 X 21 = 14 CHILDREN
RW WIDTH: 50' TYPICAL
WATER DEMAND: 21 UNITS X 350 GPD/UNIT = 7,350 GPD
SEWER DEMAND: 21 UNITS X 300 GPD/UNIT = 6,300 GPD
TRAFFIC: 21 UNITS X 9.55 TRIPS/UNIT = 201 TRIPS

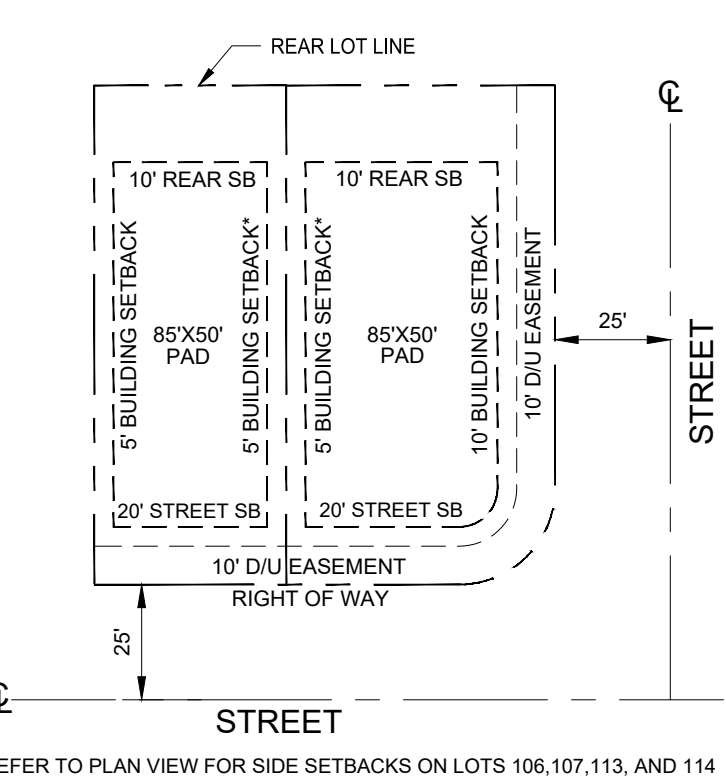
- NOTES**
- THE SITE CONSTRUCTION STAKEOUT SHALL BE PERFORMED UNDER THE DIRECTION OF A FLORIDA REGISTERED SURVEYOR. AUTOCAD FILE WILL BE PROVIDED TO AID IN THE SITE CONSTRUCTION STAKEOUT. ANY DISCREPANCIES FOUND BETWEEN THE AUTOCAD FILES SHALL BE BROUGHT TO THE ENGINEERS ATTENTION FOR CLARIFICATION PRIOR TO THAT STAKEOUT.
 - PROJECT SITE SHALL COMPLY WITH THE FLORIDA ACCESSIBILITY CODE FOR BUILDING CONSTRUCTION (FBC) 2020 EDITION
 - UTILITY EASEMENTS TO BE DEDICATED TO THE TOWN OF HOWEY IN THE HILLS.
 - DRAINAGE UTILITIES TO BE DEDICATED TO THE HOME OWNERS ASSOCIATION.
 - THE HOME OWNERS ASSOCIATION SHALL MAINTAIN ALL COMMON AREAS, FENCES, AND RETENTION AREAS.
 - ALL SIDEWALKS CONSTRUCTED THROUGHOUT THE ENTIRE SITE SHALL BE CONSTRUCTED IN COMPLIANCE WITH THE TOWN OF HOWEY IN THE HILLS LAND DEVELOPMENT REGULATIONS AND SPECIFICATIONS.
 - POND TRACTS SHALL BE DEDICATED TO THE HOME OWNERS ASSOCIATION.
 - WALLS, FENCES, AND SIGNS SHALL BE OWNED AND MAINTAINED BY THE HOME OWNERS ASSOCIATION.
 - ALL UTILITY LINES TO BE DESIGNED TO MEET THE TOWN OF HOWEY IN THE HILLS STANDARDS.
 - ALL CONSTRUCTION MATERIAL AND OTHER PROPOSED IMPROVEMENTS SHALL MEET THE APPLICABLE CODES OF THE TOWN OF HOWEY IN THE HILLS, TOWN OF HOWEY IN THE HILLS DETAILS, OR APPROVED EQUALS, AND WILL BE UTILIZED ON THE FINAL CONSTRUCTION PLANS.

OPEN SPACE / TRACT TABLE

TRACT	USE	OWNERSHIP	ACREAGE	% OVERALL	OPEN SPACE ACREAGE
TRACT A	DRY DETENTION	H.O.A.	2.47 AC	24.58%	2.47 AC
TRACT B	CONSERVATION EASEMENT	H.O.A.	2.01 AC	20.00%	2.01 AC
N/A	RIGHT OF WAY	TOWN OF HOWEY IN THE HILLS	0.86 AC	8.56%	-
N/A	SINGLE FAMILY LOTS	-	4.71 AC	46.86%	-
			10.05 AC	100.00%	4.48 AC

LEGEND

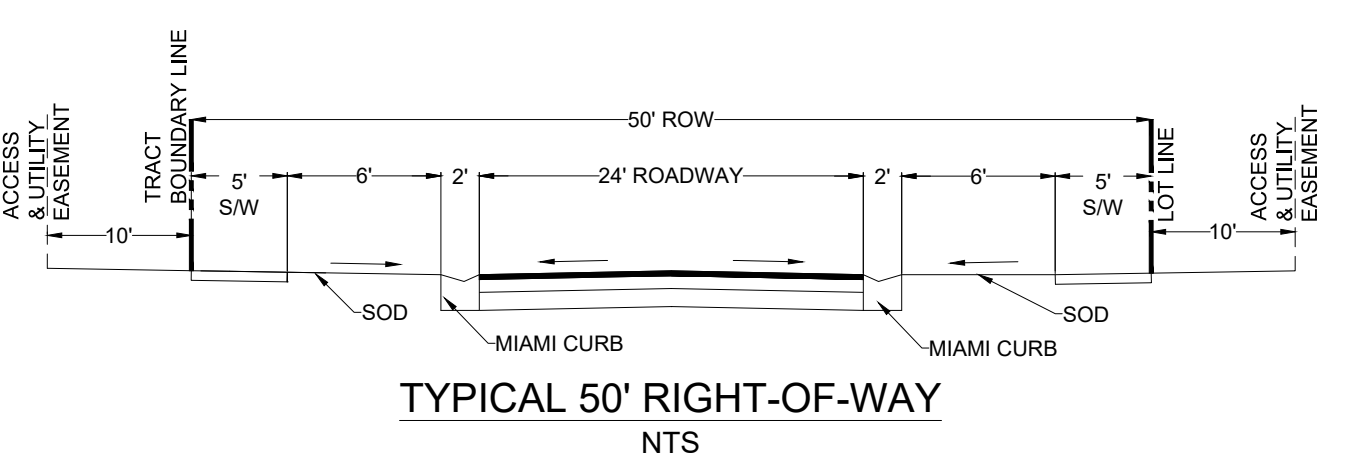
- EXTERIOR PARCEL LINE
- PROPOSED CONCRETE



TYPICAL LOT LAYOUT NTS
REFER TO PLAN VIEW FOR SIDE SETBACKS ON LOTS 106, 107, 113, AND 114

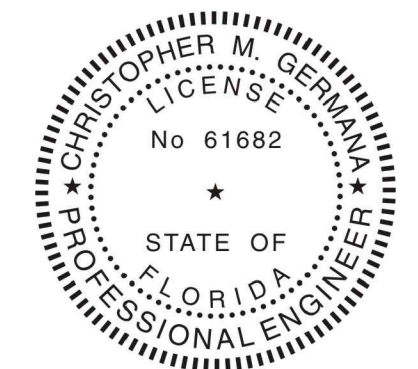
KEY LEGEND

- 24" WHITE PAINTED STOP BAR
- 30" STOP SIGN (R1-1) AND STREET SIGN
- 2' MIAMI CURB (TYPICAL)
- HANDICAP RAMP PER FOOT INDEX 304 W/ CAST IN PLACE DETECTABLE WARNING MAT IN BRICK RED
- 12" WHITE PAINTED CROSSWALK STRIPING
- 2' SPILL-OUT MIAMI CURB



TYPICAL 50' RIGHT-OF-WAY NTS

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CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

No.	REVISIONS	DATE
1.	REVISED PER CITY COMMENTS	10-18-2021
2.	REVISED PER CITY COMMENTS	11-22-2021

SUBDIVISION SITE PLAN

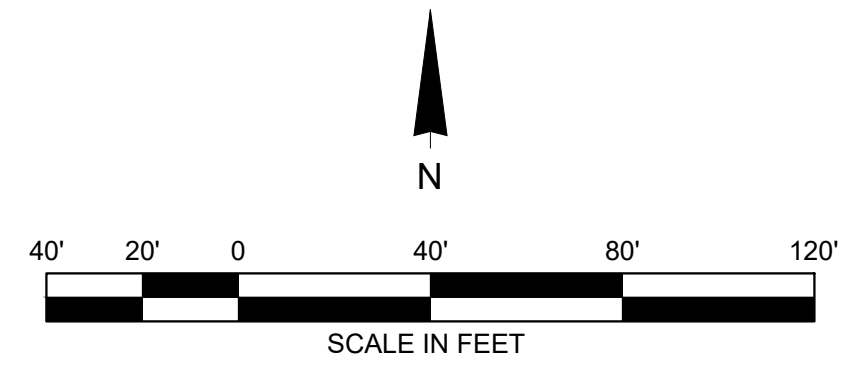
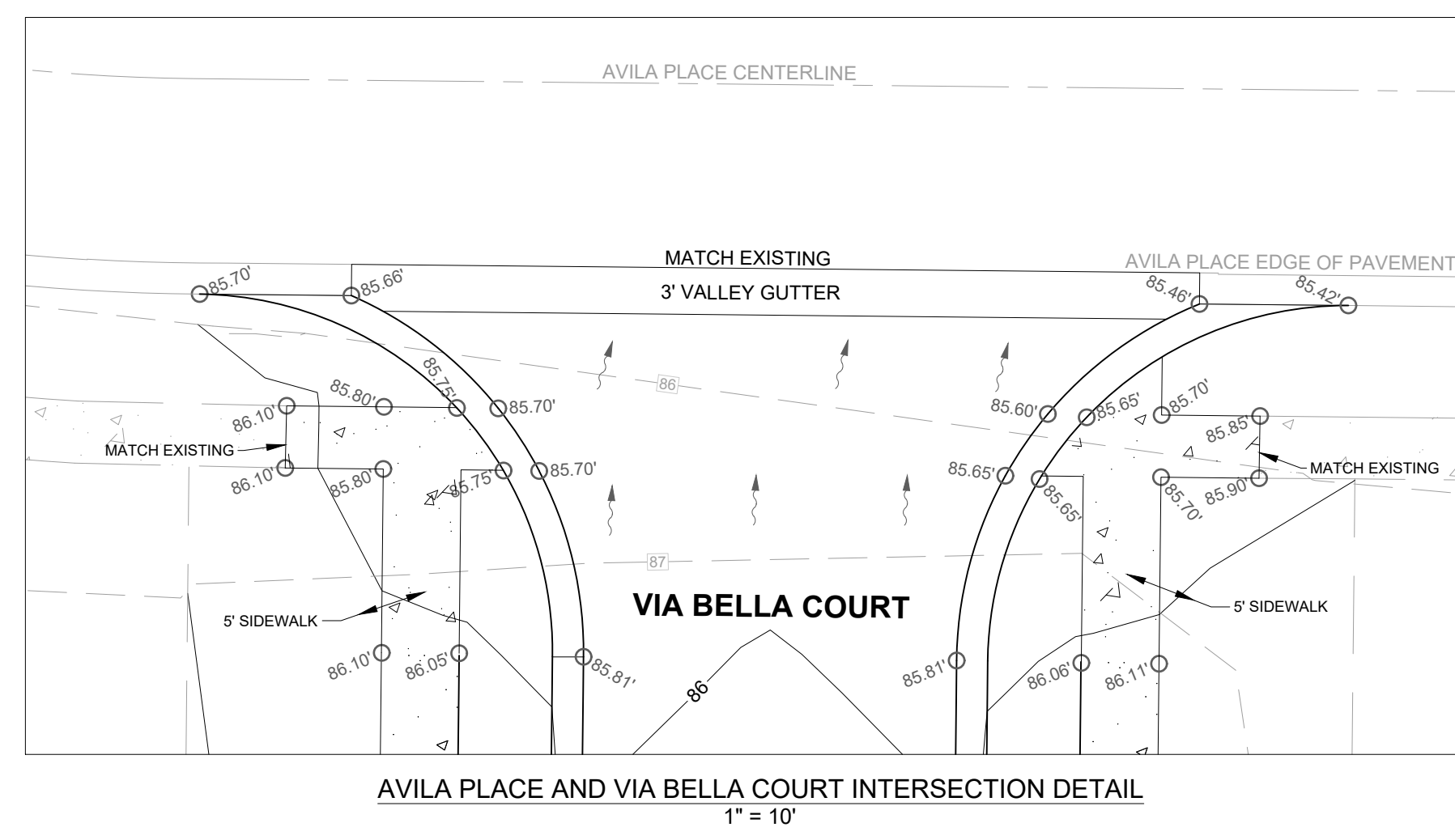
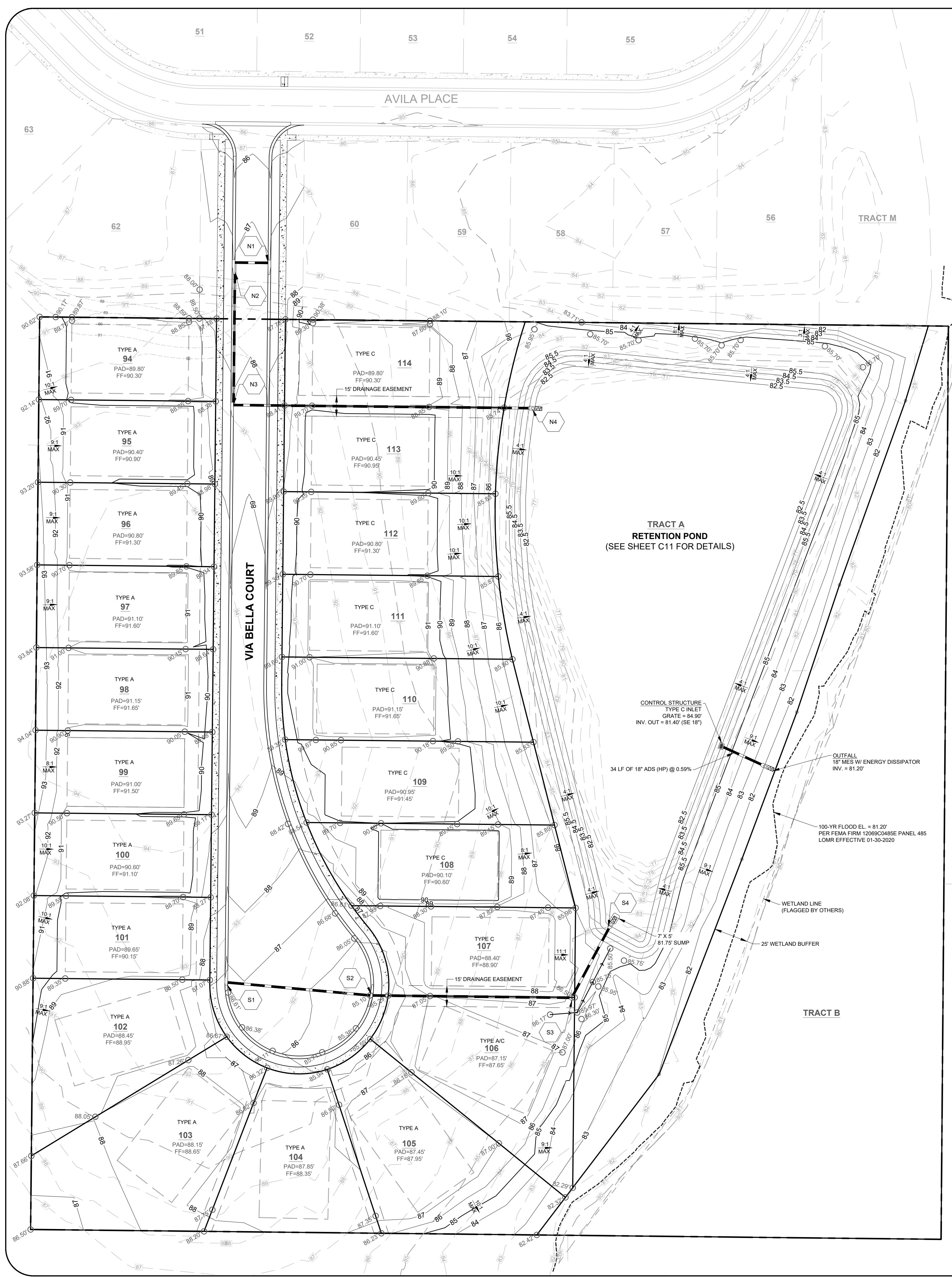
TALICHET PHASE 2 SUBDIVISION

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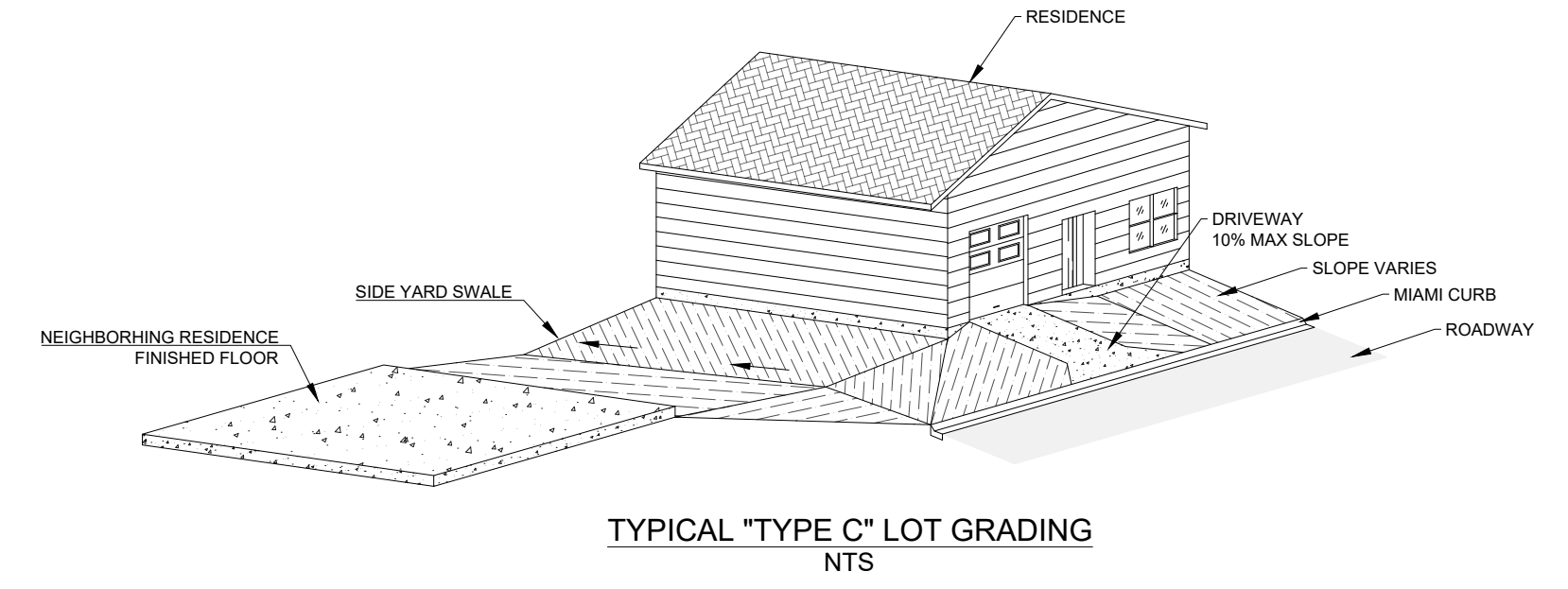
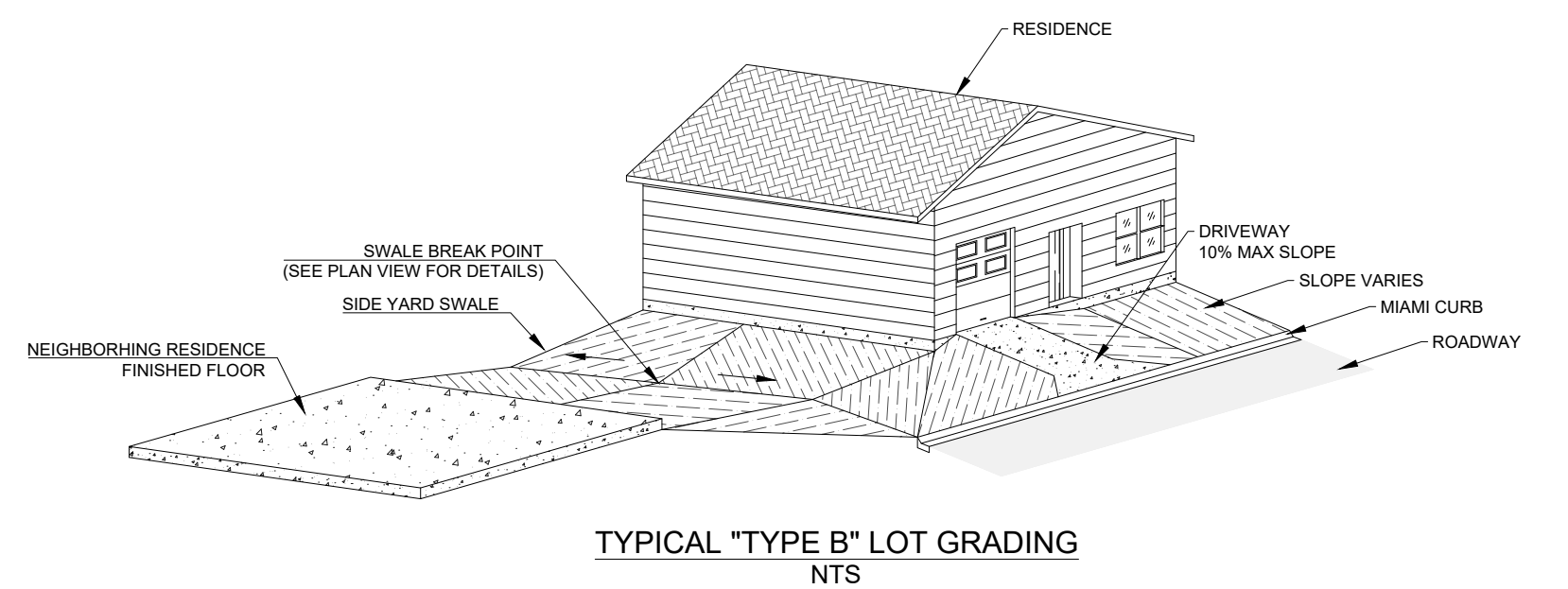
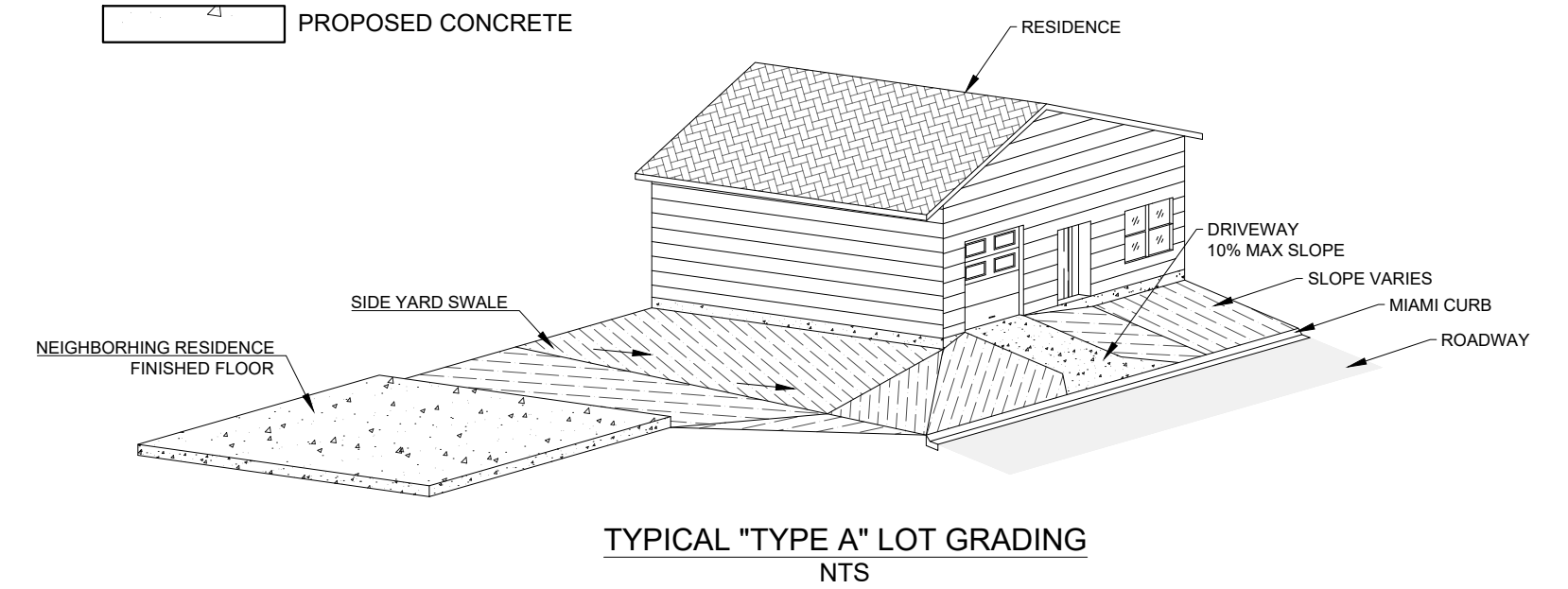
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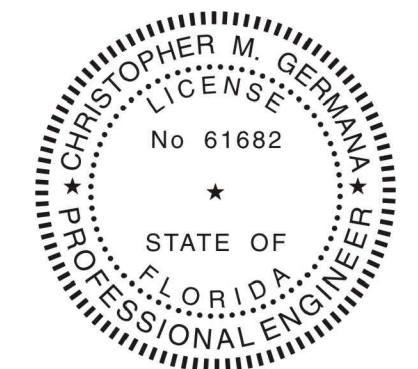
GRADING LEGEND

- PROPOSED 8'5" X 5'0" BUILDING PAD
- EXISTING CONTOUR
- PROPOSED CONTOUR
- PROPOSED CONTOUR (PROPOSED WITH LOT 62 GRADING PLAN)
- PROPOSED SPOT ELEVATION
- PROPOSED STORMWATER PIPE
- PROJECT PROPERTY LINE
- EXTERIOR PARCEL LINE
- PROPOSED CONCRETE

****CAUTION****
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 by Christopher M
 Germana
 Date: 2021.12.02
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CHRISTOPHER M. GERMANA, P.E.
 FLORIDA PROFESSIONAL ENGINEER # 61682
 FIRM CERTIFICATE OF AUTHORIZATION # 29279

No.	REVISIONS	DATE
1.	REVISED PER CITY COMMENTS	11-22-2021

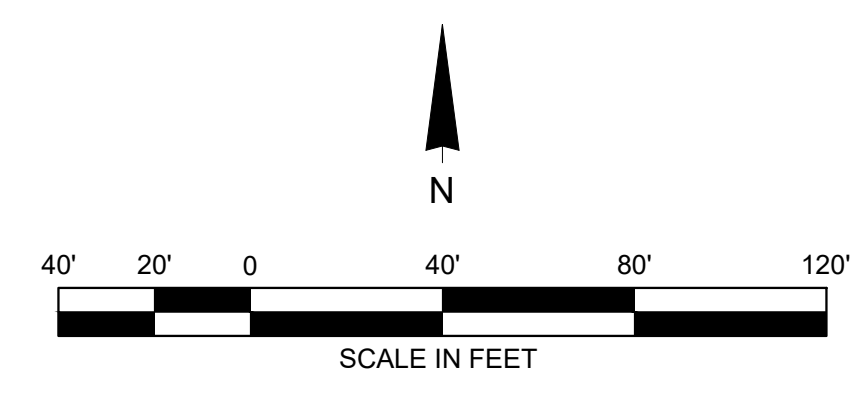
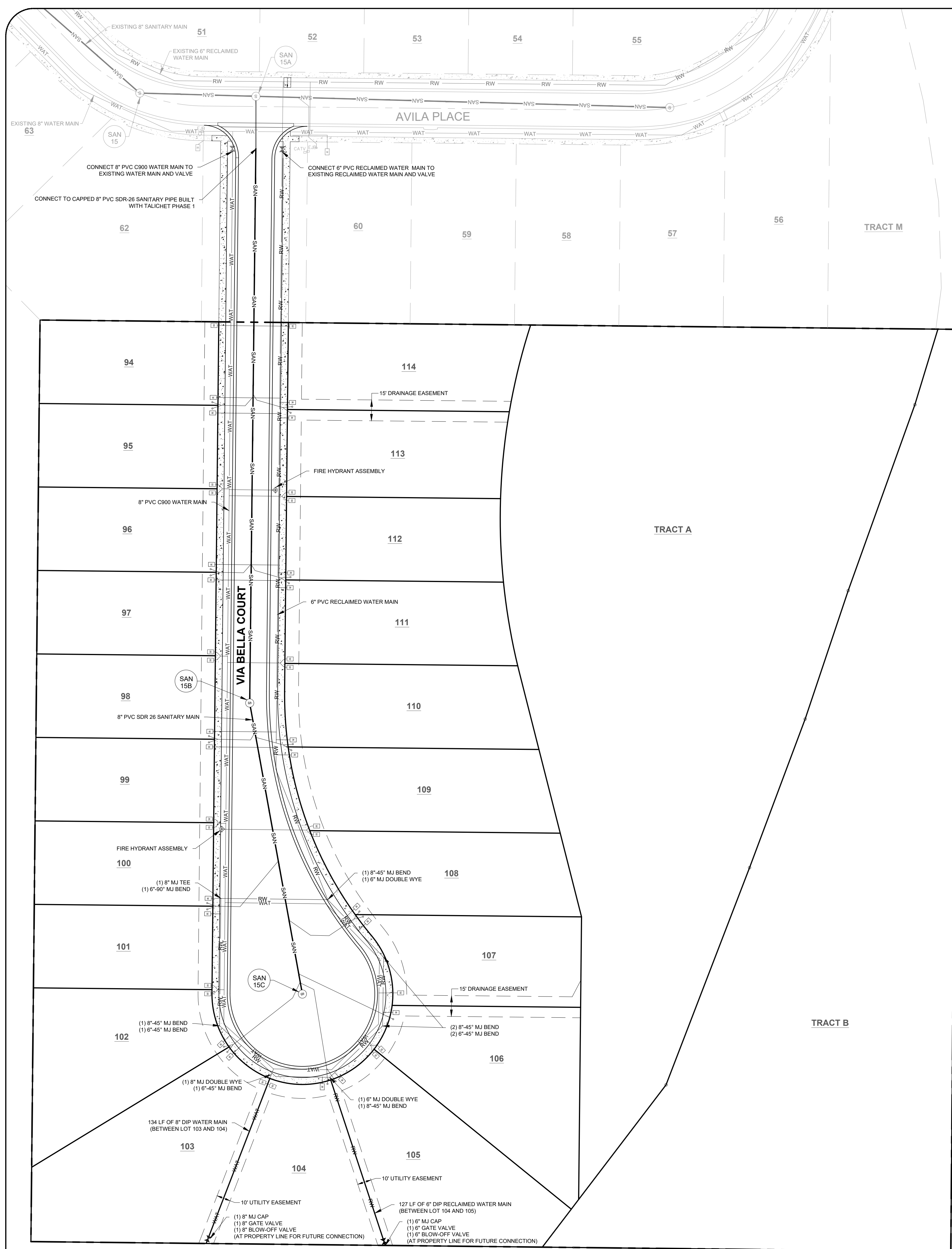
**SUBDIVISION GRADING
 AND DRAINAGE PLAN**

**TALICHET PHASE 2
 SUBDIVISION**

**GERMANA ENGINEERING
 AND ASSOCIATES, LLC**
 1120 WEST MINNEOLA AVENUE
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PROJECT # GE0082021
 HOWEY IN THE HILLS, FLORIDA



NOTE: ALL UTILITY CONSTRUCTION TO CONFORM TO THE TOWN OF HOWEY IN THE HILLS CONSTRUCTION STANDARDS.

UTILITY LEGEND

- PROPOSED WATER SERVICE (TYPICAL)
- PROPOSED FIRE HYDRANT ASSEMBLY
- EXISTING WATER MAIN
- PROPOSED WATER MAIN
- EXISTING RECLAIMED WATER MAIN
- PROPOSED RECLAIMED WATER MAIN
- PROPOSED RECLAIMED SERVICE (TYPICAL)
- EXISTING SANITARY LINE
- PROPOSED SANITARY LINE
- PROPOSED SANITARY SERVICE (TYPICAL)
- EXTERIOR PARCEL LINE
- EXISTING CONCRETE
- PROPOSED CONCRETE
- PROJECT PROPERTY LINE

****CAUTION****
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DATE	REVISIONS
11-22-2021	1. REVISED PER CITY COMMENTS

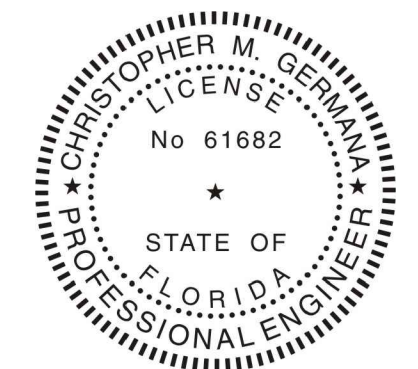
SUBDIVISION UTILITY PLAN

TALICHET PHASE 2 SUBDIVISION

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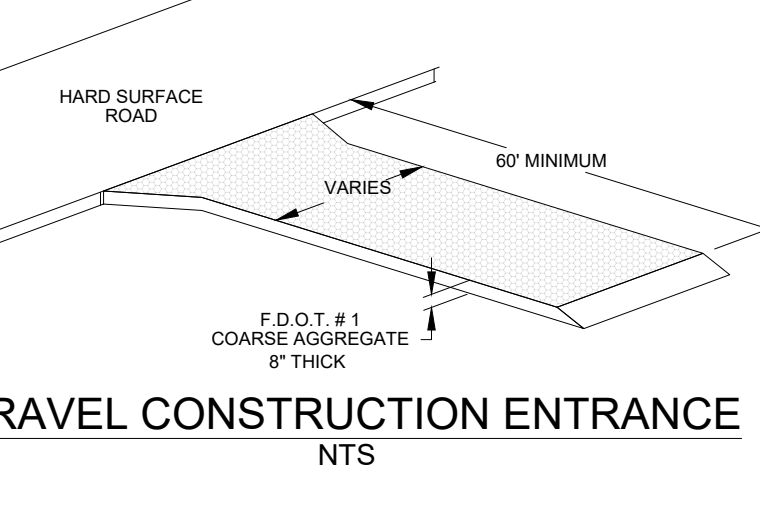
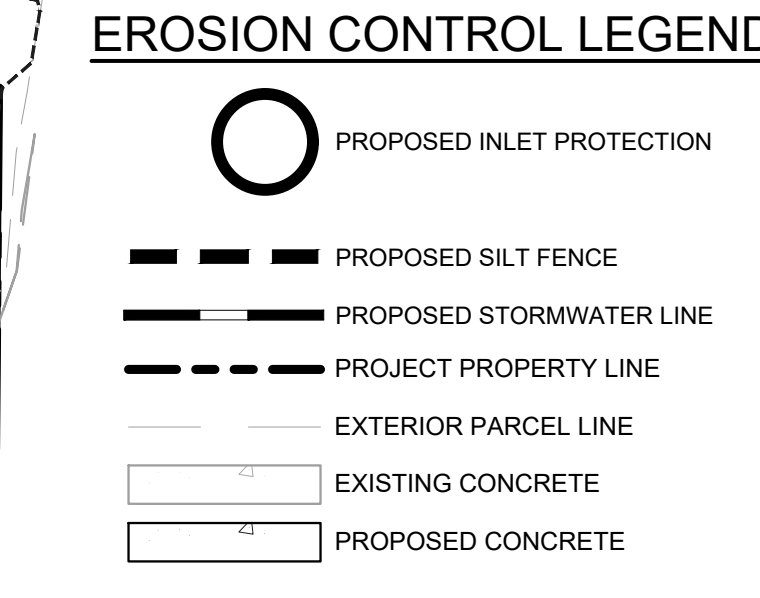
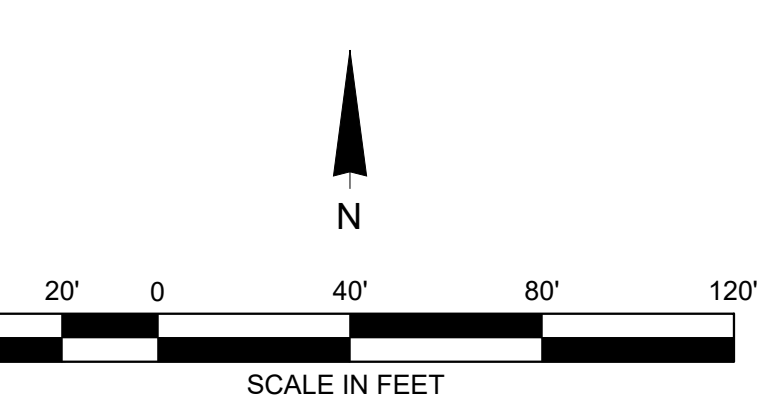
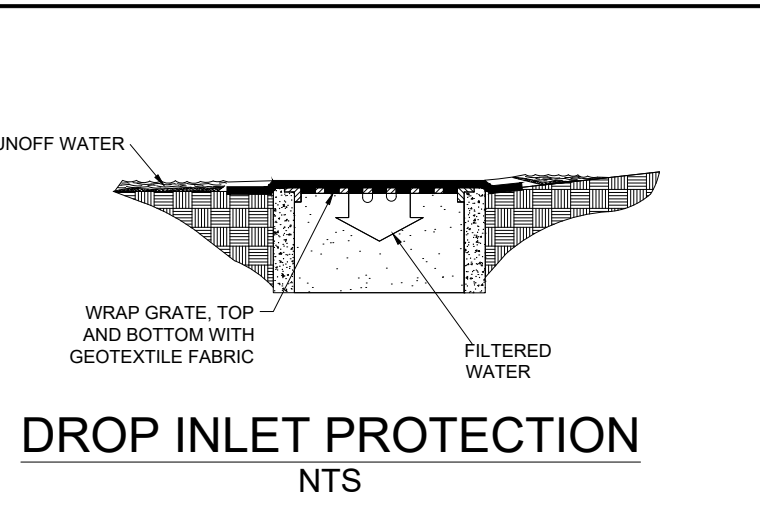
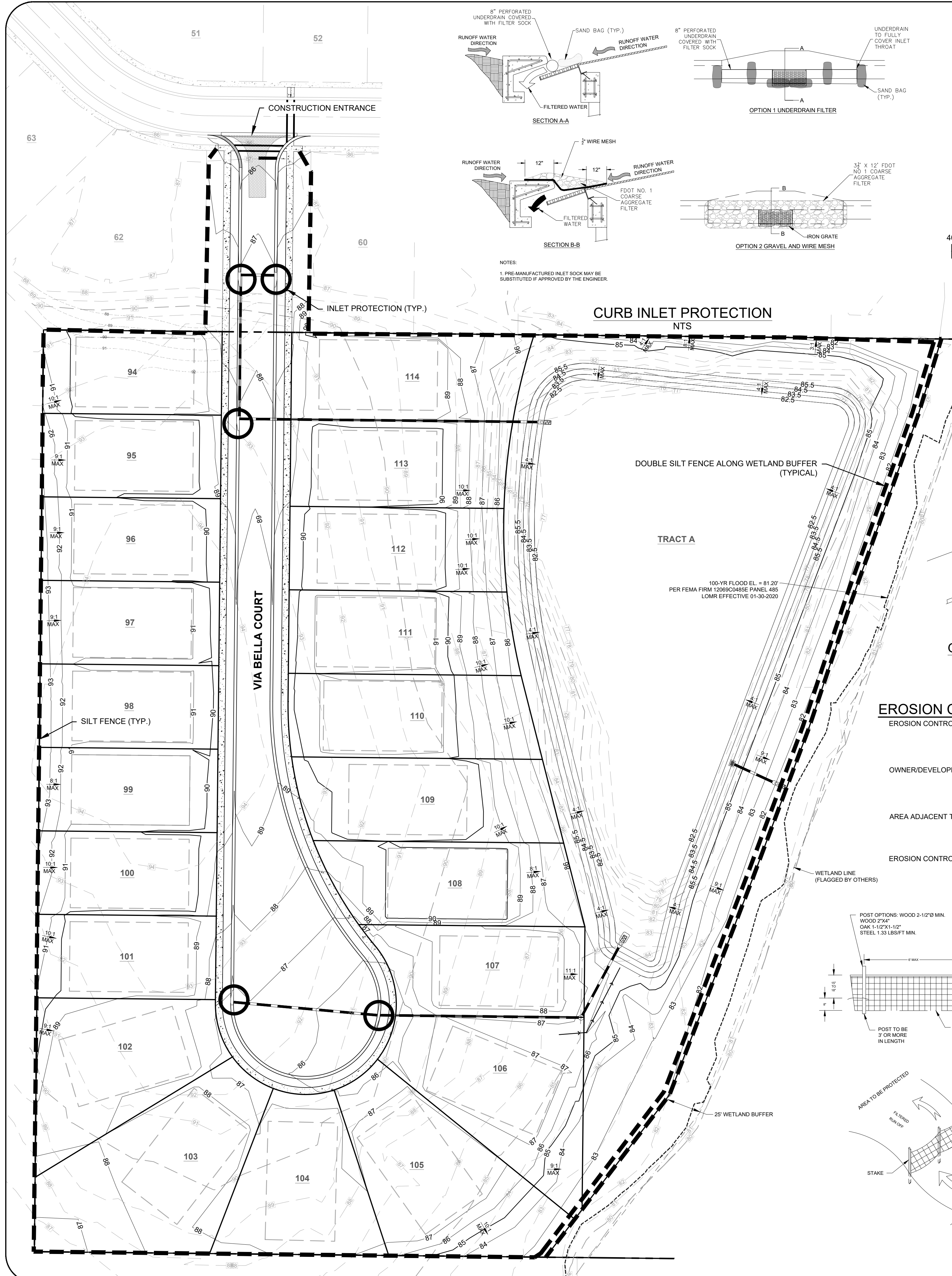
SCALE: 1" = 40'
DATE: 08-25-2021
SHEET C6

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 Date: 2021.12.02 14:18:44 -05'00'



CHRISTOPHER M. GERMANA, P.E.
 FLORIDA PROFESSIONAL ENGINEER # 61682
 FIRM CERTIFICATE OF AUTHORIZATION # 29279

PROJECT # GE0082021
 HOWEY IN THE HILLS, FLORIDA



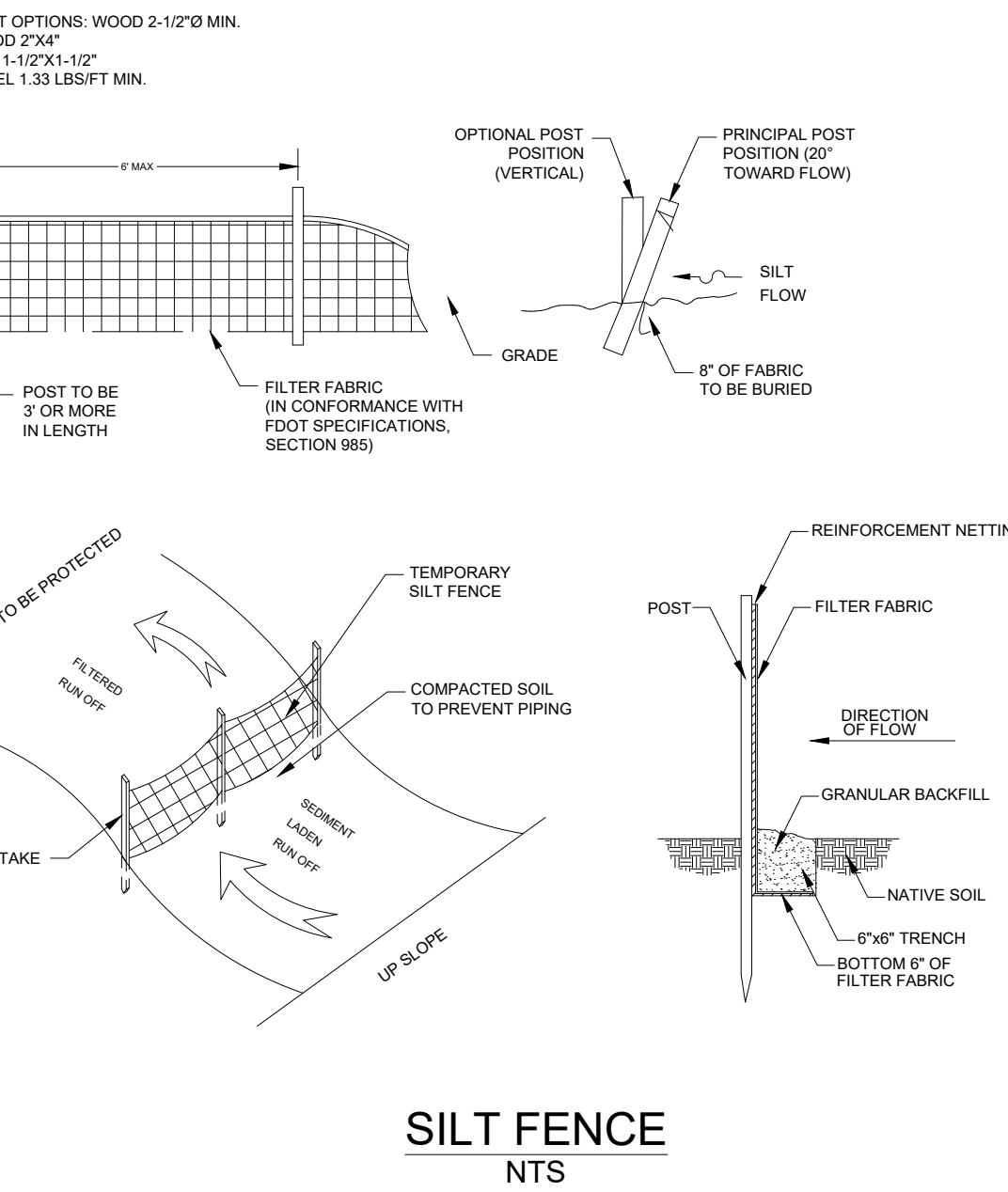
EROSION CONTROL SUMMARY

EROSION CONTROL DESIGNER: GERMANA ENGINEERING AND ASSOCIATES, LLC.
CONTACT: CHRISTOPHER M. GERMANA, PE
1120 WEST MINNEOLA AVENUE
CLERMONT, FLORIDA 34711
(352) 242-9329

OWNER/DEVELOPER: VENEZIA PARTNERS, LLC.
CONTACT: RON ROBERTS
1190 BUSINESS CENTER DRIVE, SUITE 200
HEATHROW, FLORIDA 32746
(352) 335-5929

AREA ADJACENT TO SITE: THE SITE IS SURROUNDED ON THE EAST BY A WETLAND, TO THE NORTH BY A SINGLE FAMILY RESIDENTIAL SUBDIVISION (PHASE 1), TO THE SOUTH AND WEST BY VACANT LAND.

EROSION CONTROL MEASURES: EROSION AND RUNOFF WILL BE CONTROLLED BY SILT FENCE AND INLET PROTECTION AS NEEDED.



EROSION CONTROL NOTES

STORMWATER POLLUTION PREVENTION PLAN

1. ATTENTION IS DRAWN TO THE FACT THAT THIS PROJECT IS PERMITTED UNDER THE STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION - GENERAL PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE FAMILIAR WITH THE REQUIREMENTS OF THIS PERMIT, AND TO UNDERTAKE ANY MEASURES NECESSARY TO COMPLY WITH SAID REQUIREMENTS.

2. IT MAY BE NECESSARY, DUE TO WEATHER CONDITIONS, PHASING OF CONSTRUCTION ACTIVITIES, QUANTITY AND TYPE OF MATERIALS, ETC., TO TAKE ADDITIONAL MEASURES TO COMPLY WITH THE N.P.D.S. PERMIT THAT ARE NOT OUTLINED IN THESE PLANS. THE CONTRACTOR IS FULLY RESPONSIBLE FOR IMPLEMENTATION OF WHATEVER MEANS ARE NECESSARY TO PREVENT THE DISCHARGE OF POLLUTANTS, INCLUDING BUT NOT LIMITED TO TURBID WATER RUNOFF, AND FUGITIVE AIRBORNE PARTICULATE POLLUTANTS.

3. THE CONTRACTOR IS FURTHER ADVISED THAT A SEPARATE STORMWATER POLLUTION PREVENTION PLAN (S.W.P.P.P.) HAS BEEN PREPARED FOR THIS PROJECT AND IS HEREBY MADE PART OF THE CONSTRUCTION DOCUMENTS.

4. THIS INFORMATION REPRESENTS THE MINIMUM AMOUNT OF EROSION AND SEDIMENT CONTROL MEASURES, IN THE OPINION OF THE ENGINEER, THAT MAY BE NECESSARY FOR ANY ADDITIONAL MEASURES OR PRACTICES THAT MAY BE NECESSARY TO CONTROL EROSION, TURBID DISCHARGE, FUGITIVE PARTICULATES, ETC., TO FULLY COMPLY WITH ALL GOVERNMENTAL RULES AND/OR PERMIT REQUIREMENTS.

GENERAL NOTES

1. THE FOLLOWING LIST REPRESENTS A BASIC EROSION AND SEDIMENT CONTROL PROGRAM WHICH IS TO BE IMPLEMENTED TO HELP PREVENT OFF-SITE SEDIMENTATION DURING AND AFTER CONSTRUCTION OF THE PROJECT.

2. TEMPORARY EROSION CONTROL TO BE UTILIZED DURING CONSTRUCTION AT AREAS DESIGNATED BY THE ENGINEER OR AREAS ON SITE WHERE UNSTABILIZED GRADES MAY CAUSE EROSION PROBLEMS. EROSION CONTROL MAY BE REMOVED AFTER UPSLOPE AREA HAS BEEN STABILIZED BY SOD, OR COMPACTED AS DETERMINED BY THE ENGINEER.

3. PERMANENT EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED AT THE EARLIEST PRACTICAL TIME CONSISTENT WITH GOOD CONSTRUCTION PRACTICES. ONE OF THE FIRST CONSTRUCTION ACTIVITIES SHOULD BE THE PLACEMENT OF PERMANENT AND TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES AROUND THE PERIMETER OF THE PROJECT OR THE INITIAL WORK AREA TO PROTECT THE PROJECT, ADJACENT PROPERTIES AND WATER RESOURCES.

4. TEMPORARY EROSION AND SEDIMENT CONTROL MEASURES SHALL BE COORDINATED WITH PERMANENT MEASURES TO ASSURE ECONOMICALLY EFFECTIVE, AND CONTINUOUS CONTROL THROUGHOUT THE CONSTRUCTION PHASE. TEMPORARY MEASURES SHALL NOT BE CONSTRUCTED FOR EXPEDIENCY IN LIEU OF PERMANENT MEASURES.

5. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE ADEQUATELY MAINTAINED TO PERFORM THEIR INTENDED FUNCTION DURING CONSTRUCTION OF THE PROJECT.

6. NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF BARRIERS SHALL BE ACCOMPLISHED PROMPTLY.

7. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH RAINFALL. THEY MUST BE REMOVED WHEN THE LEVEL OF DEPOSITION REACHES APPROXIMATELY ONE HALF THE HEIGHT OF THE BARRIER.

8. MATERIAL FROM SEDIMENT TRAPS SHALL NOT BE STOCKPILED OR DISPOSED OF IN A MANNER WHICH MAKES THEM READILY SUSCEPTIBLE TO BEING WASHED INTO ANY WATERCOURSE BY RUNOFF OR HIGH WATER.

9. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE BARRIERS ARE NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED, AND SEEDED.

SEDIMENT FENCE

1. THE SEDIMENT BARRIER UTILIZES STANDARD STRENGTH OR EXTRA STRENGTH SYNTHETIC FILTER FABRICS. IT IS DESIGNED FOR SITUATIONS IN WHICH ONLY SHEET OR OVERLAND FLOWS ARE EXPECTED.

2. THE HEIGHT OF A SEDIMENT FENCE SHALL NOT EXCEED 36-INCHES (HIGHER FENCES MAY IMPOUND VOLUMES OF WATER SUFFICIENT TO CAUSE FAILURE OF THE STRUCTURE).

3. THE FILTER FABRIC SHALL BE PURCHASED IN A CONTINUOUS ROLL CUT TO THE LENGTH OF THE BARRIER TO AVOID THE USE OF JOINTS. WHEN JOINTS ARE NECESSARY, FILTER CLOTH SHALL BE SPICED TOGETHER ONLY AT A SUPPORT POST, WITH A MINIMUM 6-INCH OVERLAP, AND SECURELY SEALED.

4. POSTS SHALL BE SPACED A MAXIMUM OF 10 FEET APART AT THE BARRIER LOCATION AND DRIVEN SECURELY INTO THE GROUND (MINIMUM OF 12 INCHES). WHEN EXTRA STRENGTH FABRIC IS USED WITHOUT THE WIRE SUPPORT FENCE, POST SPACING SHALL NOT EXCEED 6 FEET.

5. A TRENCH SHALL BE EXCAVATED APPROXIMATELY 4 INCHES WIDE AND 4 INCHES DEEP ALONG THE LINE OF POSTS AND UPSLOPE FROM THE BARRIER.

6. WHEN STANDARD STRENGTH FILTER FABRIC IS USED, A WIRE MESH SUPPORT FENCE SHALL BE FASTENED SECURELY TO THE UPSLOPE SIDE OF THE POSTS USING HEAVY DUTY WIRE STAPLES AT LEAST 1-INCH LONG, THE WIRES, OR HOG RINGS. THE WIRE SHALL EXTEND INTO THE TRENCH A MINIMUM OF 2 INCHES AND SHALL NOT EXTEND MORE THAN 36 INCHES ABOVE THE ORIGINAL GROUND SURFACE.

7. THE STANDARD STRENGTH FILTER FABRIC SHALL BE STAPLES OR WIRED TO THE FENCE, AND 8-INCHES OF THE FABRIC SHALL BE EXTENDED INTO THE TRENCH. THE FABRIC SHALL NOT EXTEND MORE THAN 36 INCHES ABOVE THE ORIGINAL GROUND SURFACE. FILTER FABRIC SHALL NOT BE STAPLED TO EXISTING TREES.

8. WHEN EXTRA STRENGTH FILTER FABRIC AND CLOSURE POST SPACING ARE USED, THE WIRE MESH SUPPORT FENCE MAY BE ELIMINATED IN SUCH A CASE. THE FILTER FABRIC IS STAPLED OR WIRE DIRECTLY TO THE POSTS WITH ALL OTHER PROVISIONS OF ITEM NO. 6 APPLYING.

9. THE TRENCH SHALL BE BACKFILLED AND SOIL COMPACTED OVER THE FILTER FABRIC.

10. SEDIMENT FENCES SHALL BE REMOVED WHEN THEY HAVE SERVED THEIR USEFUL PURPOSE, BUT NOT BEFORE THE UPSLOPE AREA HAS BEEN PERMANENTLY STABILIZED.

SEDIMENT FENCE MAINTENANCE

1. SEDIMENT FENCES AND FILTER BARRIERS SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL. ANY REQUIRED REPAIRS SHALL BE MADE IMMEDIATELY.

2. SHOULD THE FABRIC ON A SEDIMENT FENCE OR FILTER BARRIER DECOMPOSE OR BECOME INEFFECTIVE PRIOR TO THE END OF THE EXPECTED USABLE LIFE AND THE BARRIER IS STILL NECESSARY, THE FABRIC SHALL BE REPLACED PROMPTLY.

3. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH STORM EVENT. THEY MUST BE REMOVED WHEN DEPOSITS REACH APPROXIMATELY ONE-THIRD THE HEIGHT OF THE BARRIER.

4. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE SEDIMENT FENCE OR FILTER BARRIER IS NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM WITH THE EXISTING GRADE, PREPARED, AND SEEDED.

DITCH BARRIERS

1. BALES SHALL BE PLACED IN A SINGLE ROW, LENGTHWISE, ORIENTED PERPENDICULAR TO THE CONTOUR, WITH ENDS OF ADJACENT BALES TIGHTLY ABUTTING ONE ANOTHER.

2. THE REMAINING STEPS FOR INSTALLING A STRAW BALE BARRIER FOR SHEET FLOW APPLICATIONS APPLY HERE, WITH THE FOLLOWING ADDITION.

3. THE STRAW BALES SHALL BE INSTALLED SUCH THAT UNDERCUTTING BENEATH THE BALES IS MINIMIZED BY THE USE OF ROCK CHECK DAMS PLACED ADJACENT TO THE STRAW BALES.

4. THE BARRIER SHALL BE EXTENDED TO SUCH A LENGTH THAT THE BOTTOMS OF THE END BALES ARE HIGHER IN ELEVATION THAN THE TOP OF THE LOWEST MIDDLE BALE TO ASSURE THAT SEDIMENT-LADEN RUNOFF WILL FLOW EITHER THROUGH OR OVER THE BARRIER BUT NOT AROUND IT.

DITCH BARRIER MAINTENANCE

1. STRAW BALES SHALL BE INSPECTED IMMEDIATELY AFTER EACH RAINFALL AND AT LEAST DAILY DURING PROLONGED RAINFALL.

2. CLOSE ATTENTION SHALL BE PAID TO THE REPAIR OF DAMAGED BALES, END RUNS, AND UNDERCUTTING BENEATH BALES.

3. NECESSARY REPAIRS TO BARRIERS OR REPLACEMENT OF BALES SHALL BE ACCOMPLISHED PROMPTLY.

4. SEDIMENT DEPOSITS SHOULD BE REMOVED AFTER EACH RAINFALL. THEY MUST BE REMOVED WHEN THE LEVEL OF DEPOSITION REACHES APPROXIMATELY ONE-HALF THE HEIGHT OF THE BARRIER.

5. ANY SEDIMENT DEPOSITS REMAINING IN PLACE AFTER THE STRAW BALE BARRIER IS NO LONGER REQUIRED SHALL BE DRESSED TO CONFORM TO THE EXISTING GRADE, PREPARED AND SEEDED.

TIMING OF SEDIMENT CONTROL PRACTICES

1. SEDIMENT CONTROL PRACTICES SHALL BE FUNCTIONAL THROUGHOUT EARTH DISTURBING ACTIVITY.

2. SETTLING FACILITIES, PERIMETER CONTROLS, AND OTHER PRACTICES INTENDED TO TRAP SEDIMENT SHALL BE IMPLEMENTED AS THE FIRST STEP OF GRADING AND WITHIN SEVEN DAYS FROM THE START OF GRUBBING. THEY SHALL CONTINUE TO FUNCTION UNTIL THE UPSLOPE DEVELOPMENT AREA IS RESTABILIZED.

STABILIZATION OF NON-STRUCTURAL PRACTICES

1. CONTROL PRACTICES SHALL PRESERVE EXISTING VEGETATION WHERE ATTAINABLE AND DISTURBED AREAS SHALL BE RE-VEGETATED AS SOON AS IT IS PRACTICAL AFTER GRADING OR CONSTRUCTION.

2. PERMANENT OR TEMPORARY SOIL STABILIZATION SHALL BE APPLIED TO DENUDED AREAS WITHIN FOURTEEN DAYS AFTER FINAL GRADE IS REACHED ON ANY PORTION OF THE SITE, AND SHALL ALSO BE APPLIED WITHIN SEVEN DAYS TO DENUDED AREAS WHICH MAY NOT BE AT FINAL GRADE, WHERE CONSTRUCTION ACTIVITIES HAVE PERMANENTLY OR TEMPORARILY CEASED.

INLET PROTECTION

ALL STORM SEWER INLETS WHICH ACCEPT WATER RUNOFF FROM THE DEVELOPMENT AREA SHALL BE PROTECTED SO THAT SEDIMENT-LADEN WATER WILL NOT ENTER THE STORM SYSTEM WITHOUT FIRST BEING PONDED AND FILTERED.

CONSTRUCTION ACCESS ROUTES

MEASURES SHALL BE TAKEN TO PREVENT SOIL TRANSPORT ONTO SURFACES OR PUBLIC ROADS WHERE RUNOFF IS NOT CHECKED.

PERMANENT VEGETATION

PERMANENT VEGETATION SHALL NOT BE CONSIDERED ESTABLISHED UNTIL GROUND COVER IS ACHIEVED WHICH, IN THE OPINION OF THE ENGINEER, PROTECTS THE SOIL FROM EROSION AND IS MATURE ENOUGH TO CONTROL SOIL EROSION SATISFACTORILY AND TO SURVIVE ADVERSE WEATHER CONDITIONS.

INSPECTION SCHEDULE

1. DIVERSION SWALE AND STRUCTURAL PROTECTION - INSPECT EVERY 7 DAYS OR AFTER EACH RAINSTORM PRODUCING RUNOFF. REPAIR AS REQUIRED.

2. INLET PROTECTION - INSPECT FOR SEDIMENT ACCUMULATION AFTER EACH RAINFALL AND DAILY DURING CONTINUED RAINFALL. REPAIR OR REPLACE WHEN WATER FLOW IS RESTRICTED BY SEDIMENT.

3. VEGETATIVE PLANTING - INSPECT AFTER SPROUTING OCCURS AND REPLANT BARE AREAS. INSPECT ESTABLISHED COVER EVERY 15 DAYS FOR DAMAGE; REPLANT AS REQUIRED. MAINTAIN ESTABLISHED COVER AT MAXIMUM 6' HEIGHT. IRRIGATE AS REQUIRED DURING DRY PERIODS TO MAINTAIN LIVE VEGETATION.

CONSTRUCTION SEQUENCE

1. INSTALL SEDIMENT CONTROL MEASURES
2. ROUGH GRADE SITE & STOCKPILE TOPSOIL
3. TEMPORARY VEGETATION
4. INSTALL STORM WATER MANAGEMENT MEASURES
5. INSTALL ROAD & PARKING BASE
6. SURFACE ROADS & PARKING
7. FINAL GRADING
8. PERMANENT VEGETATION
9. INSTALLING LANDSCAPING
10. PERFORM CONTINUING MAINTENANCE

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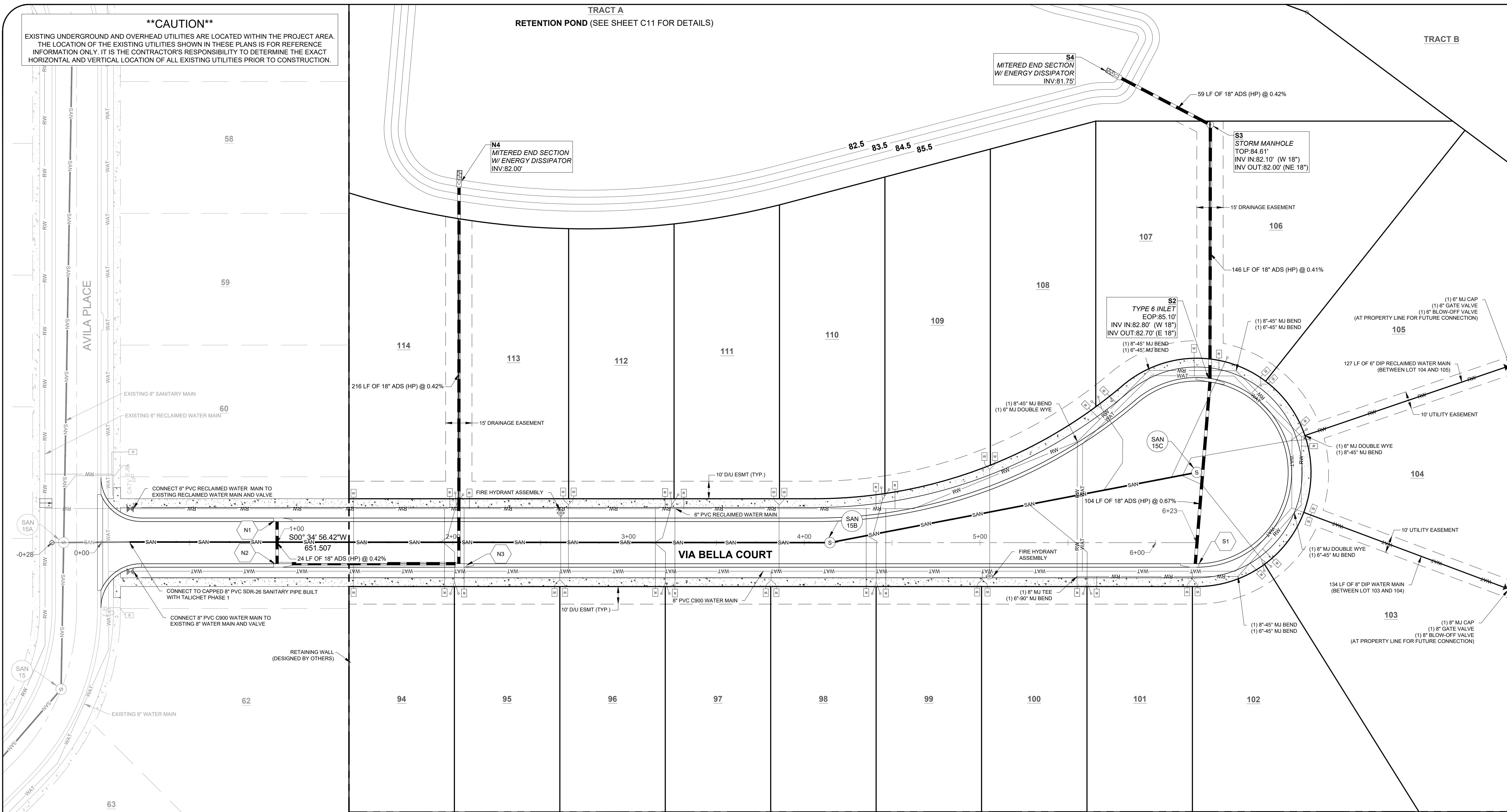
TALICHET PHASE 2 SUBDIVISION

STORMWATER POLLUTION PREVENTION PLAN

DATE: 11-22-2021
REVISED PER CITY COMMENTS
No. 1.

SCALE: 1" = 80'
DATE: 08-25-2021
SHEET C7

PROJECT # GE0082021
HOWEY IN THE HILLS, FLORIDA



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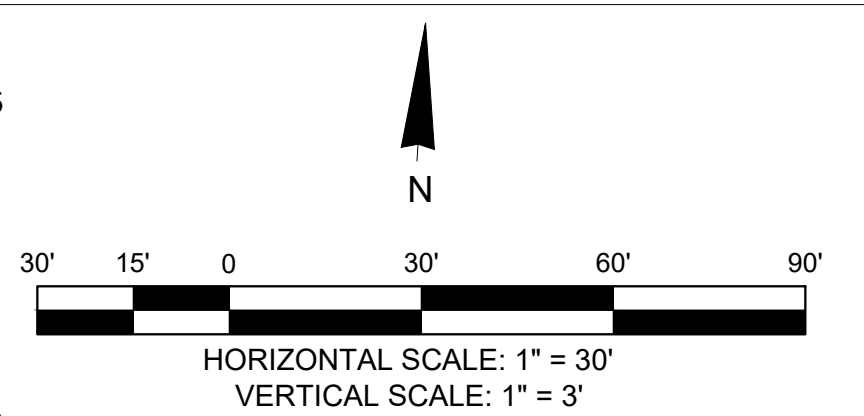
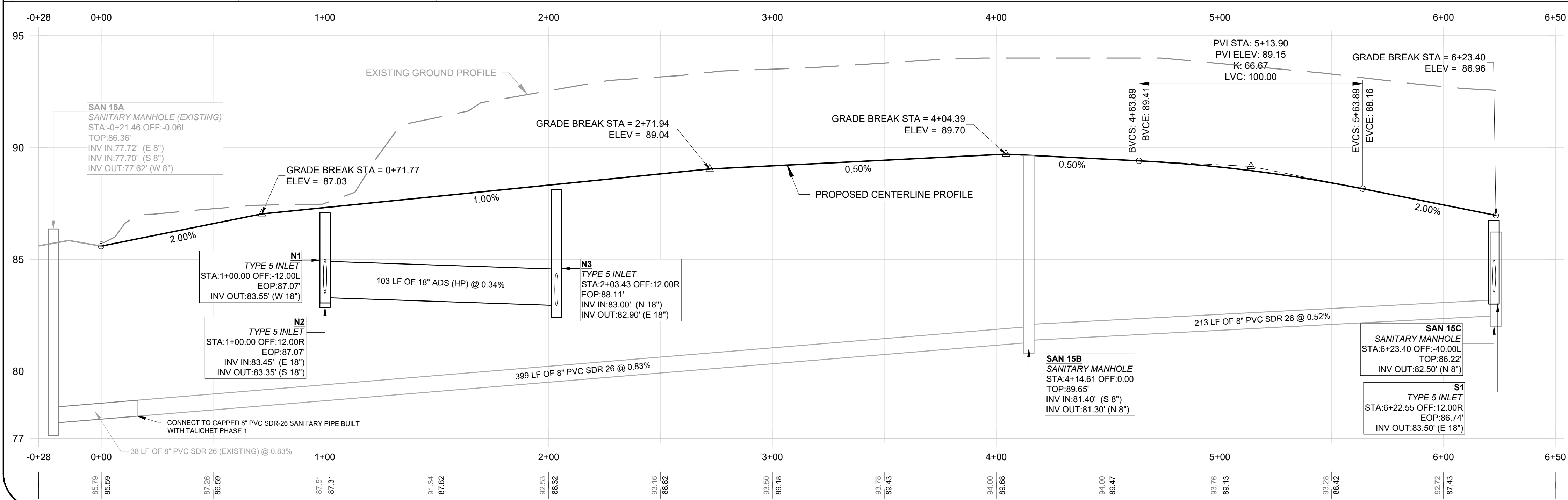
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VIA BELLA COURT
PLAN AND PROFILE

TALICHET PHASE 2
SUBDIVISION

PROJECT # GE0082021

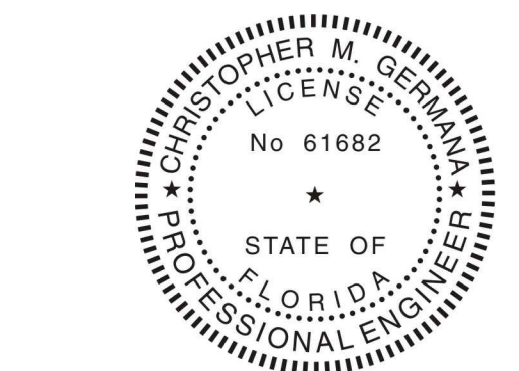
HOWEY IN THE HILLS, FLORIDA



PLAN AND PROFILE LEGEND

- WAT — EXISTING WATER MAIN
- WAT — PROPOSED WATER MAIN
- SAN — EXISTING SANITARY LINE
- SAN — PROPOSED SANITARY LINE
- RW — EXISTING RECLAIMED WATER MAIN
- RW — PROPOSED RECLAIMED WATER MAIN
- — PROPOSED RECLAIMED SERVICE (TYPICAL)
- — PROPOSED STORMWATER LINE
- — PROPOSED PAVEMENT CENTERLINE
- — DRAINAGE AND UTILITY EASEMENT LINE
- — EXTERIOR PARCEL LINE
- — EXISTING CONCRETE
- — PROPOSED CONCRETE

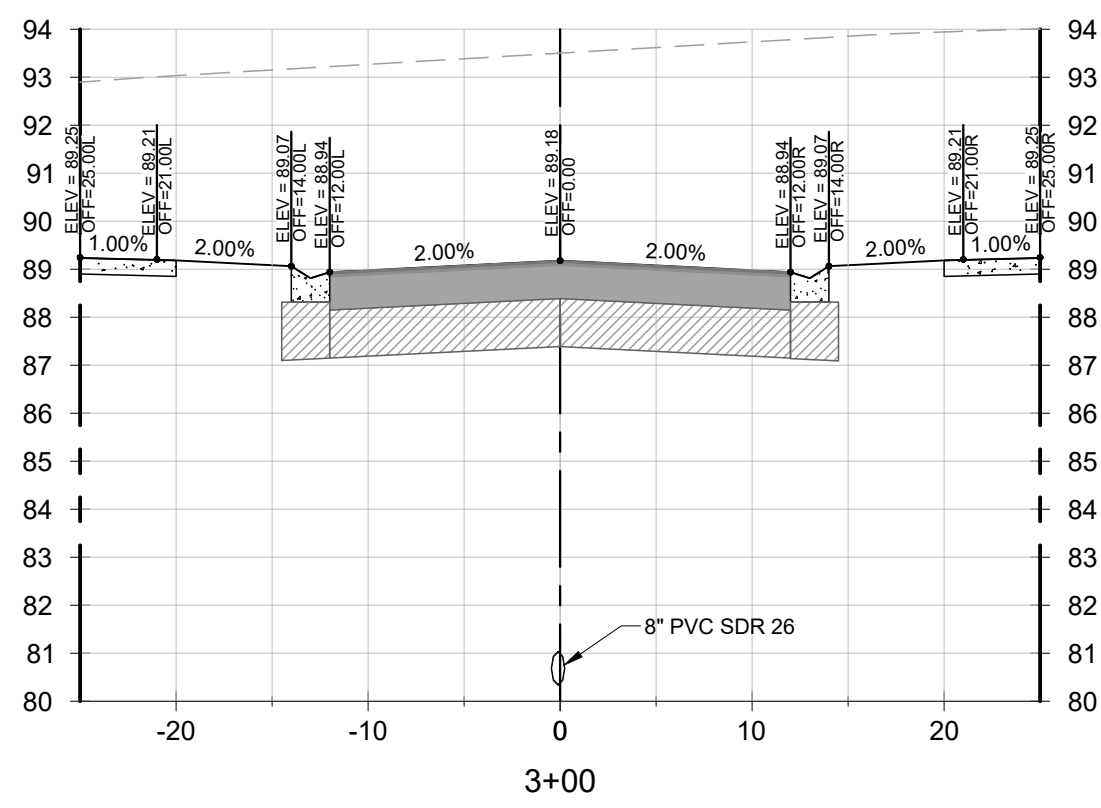
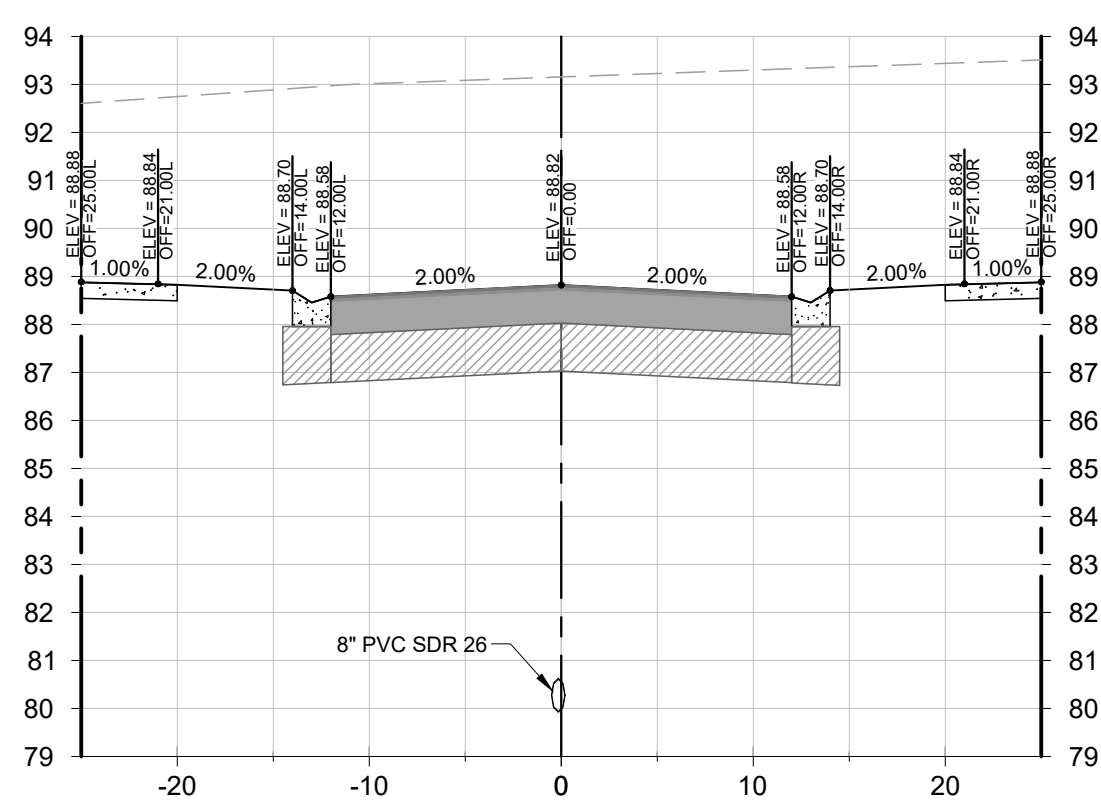
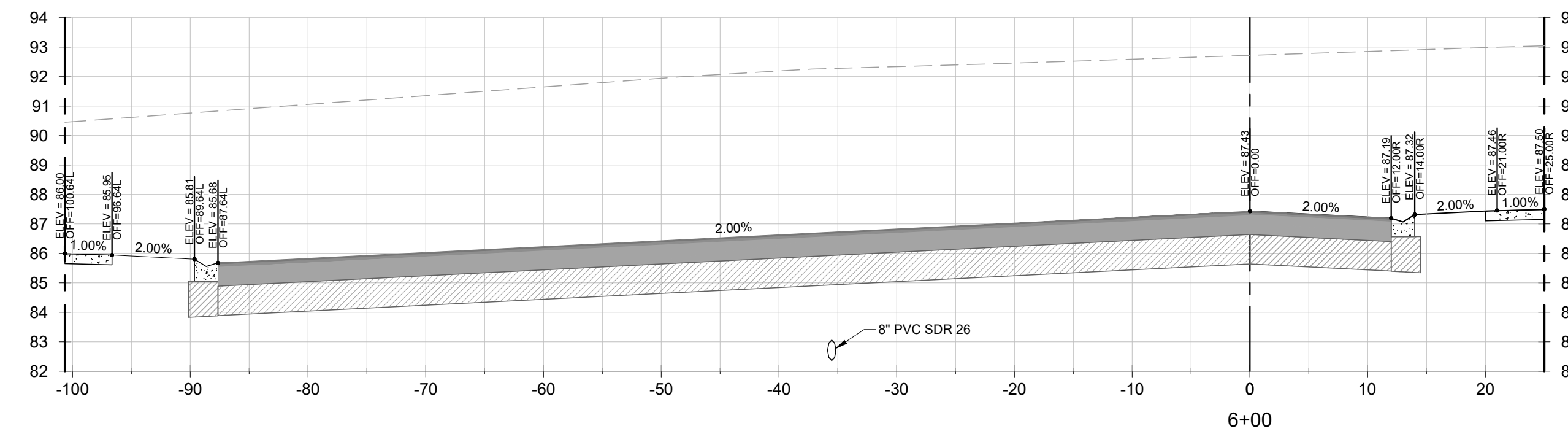
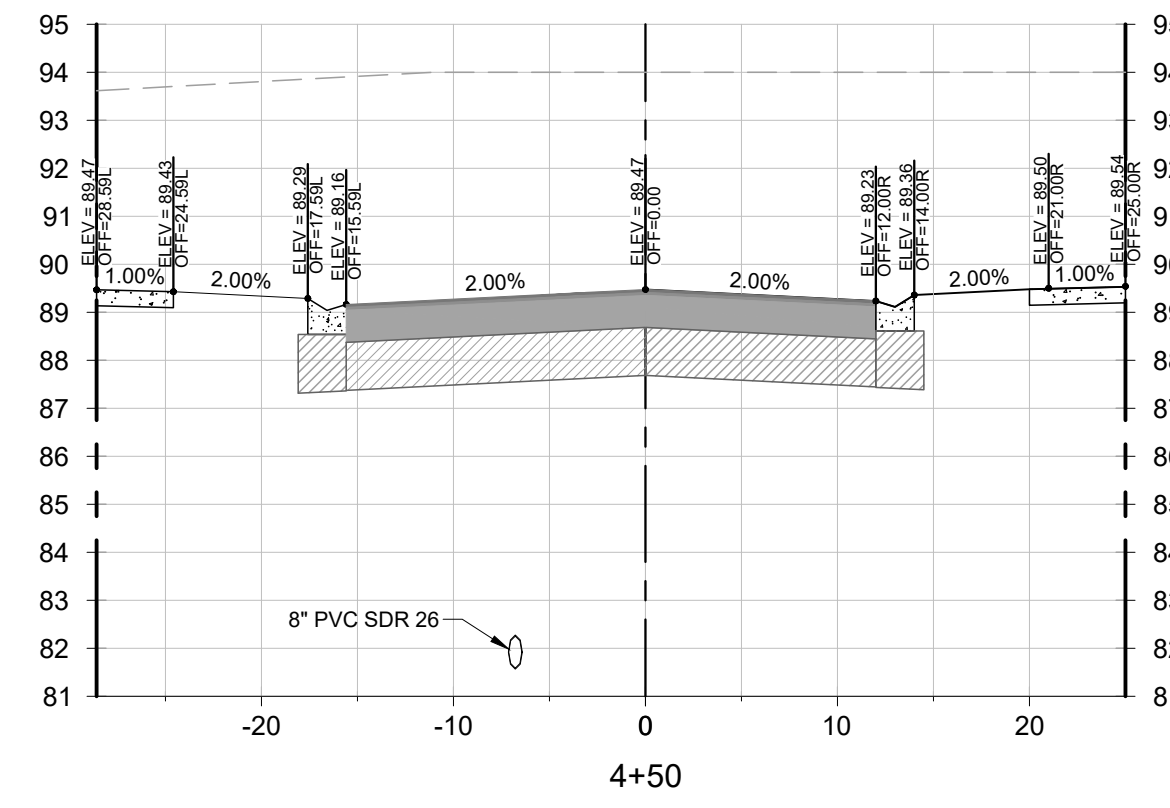
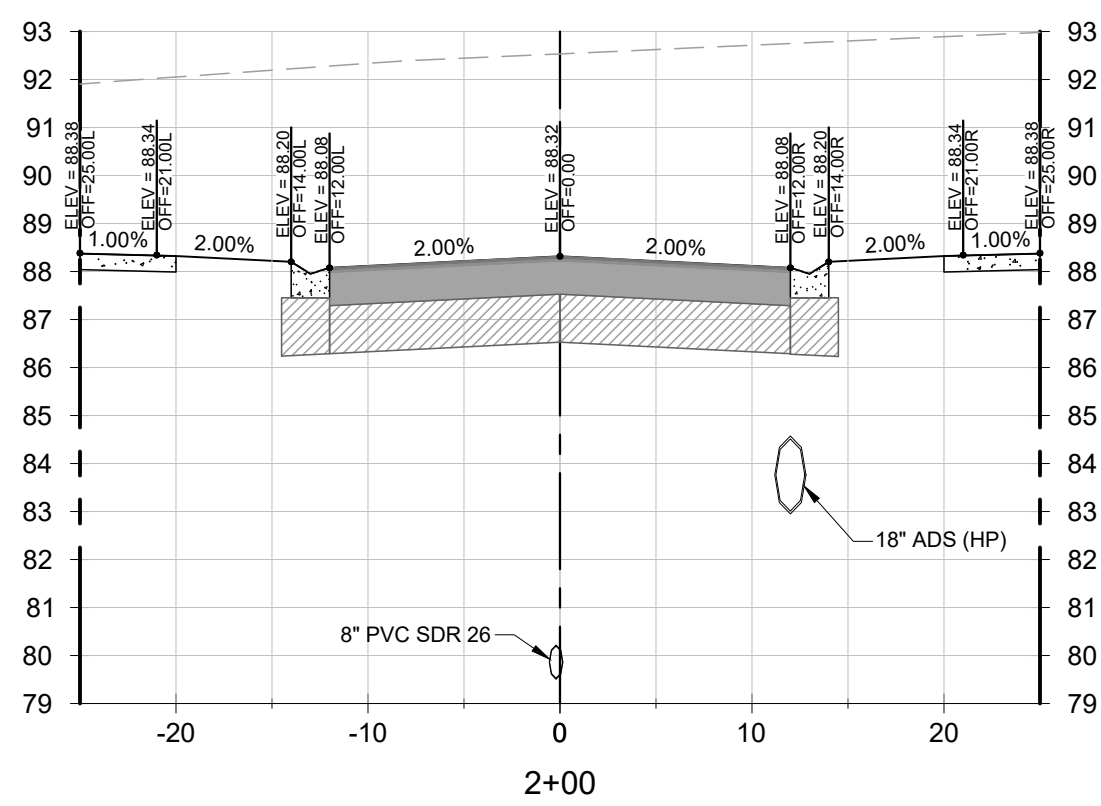
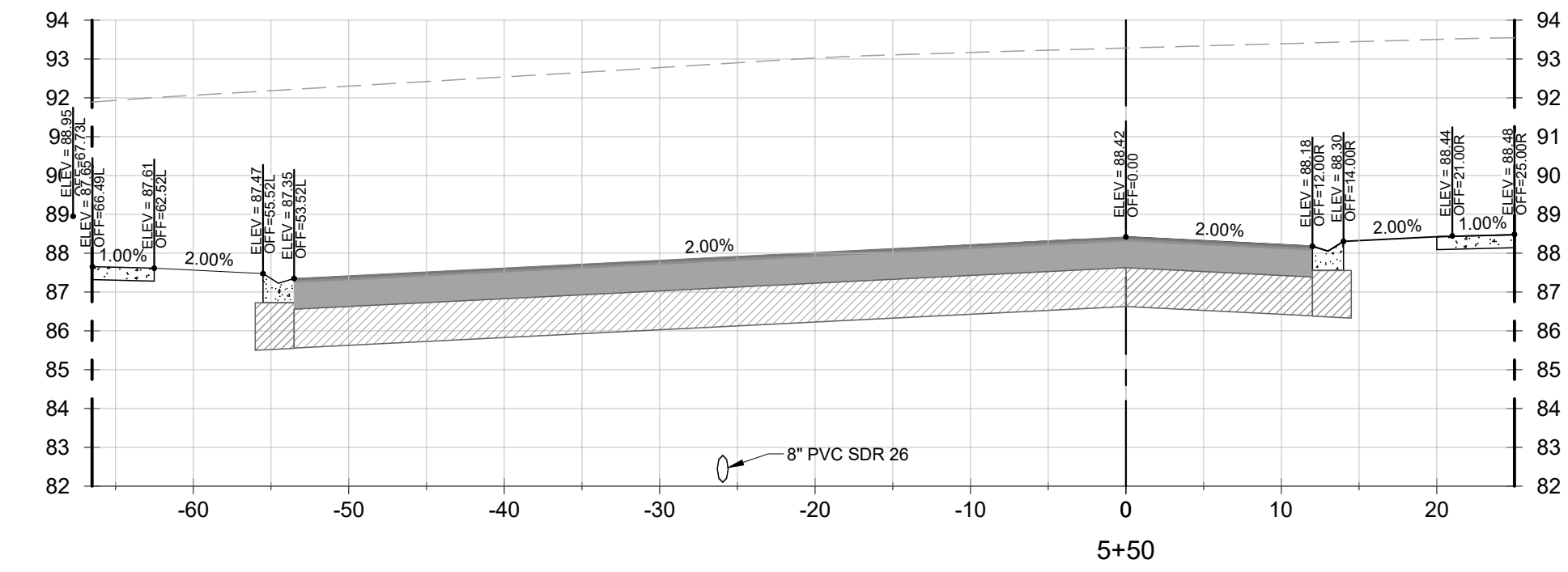
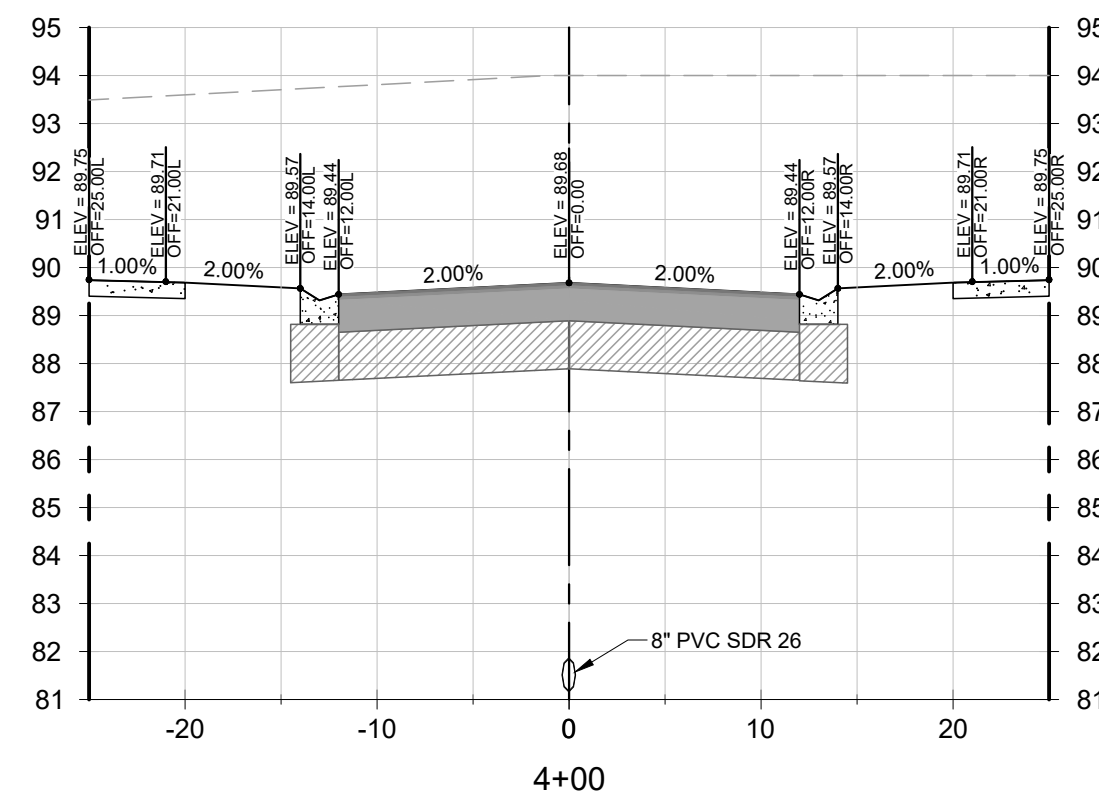
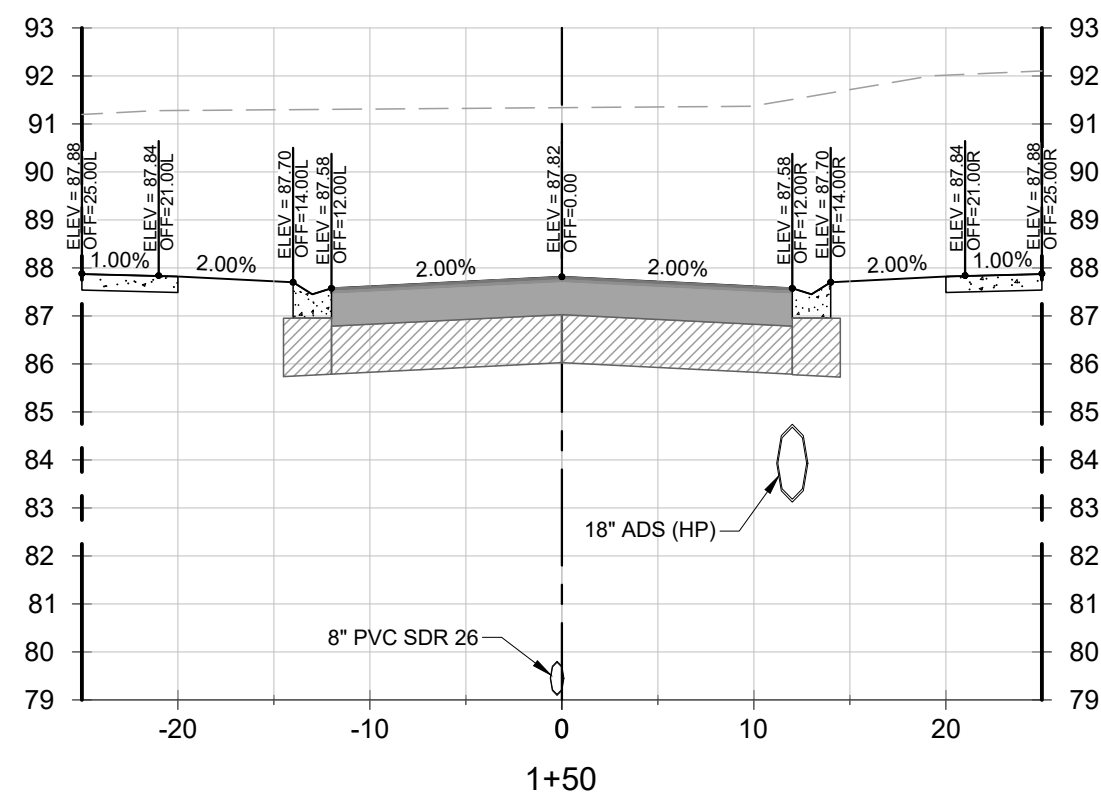
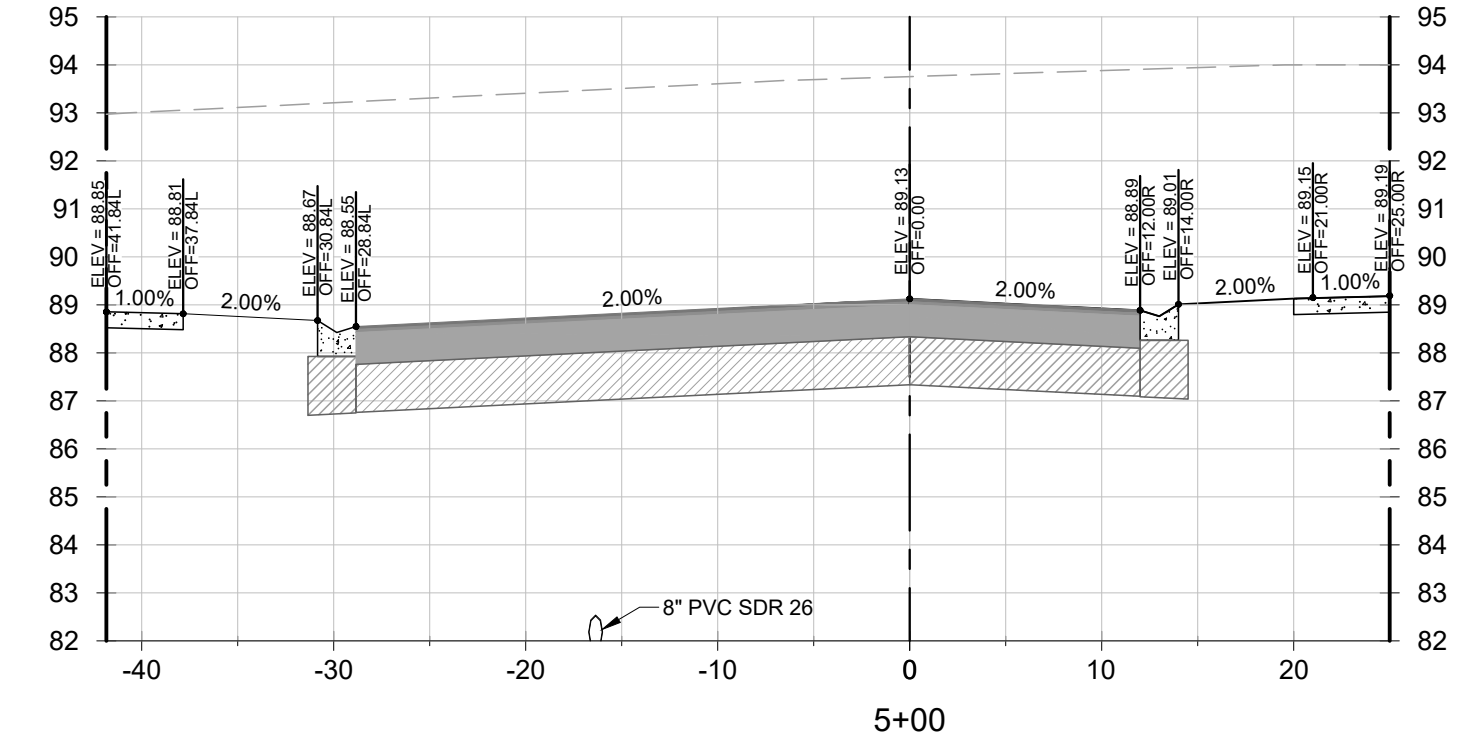
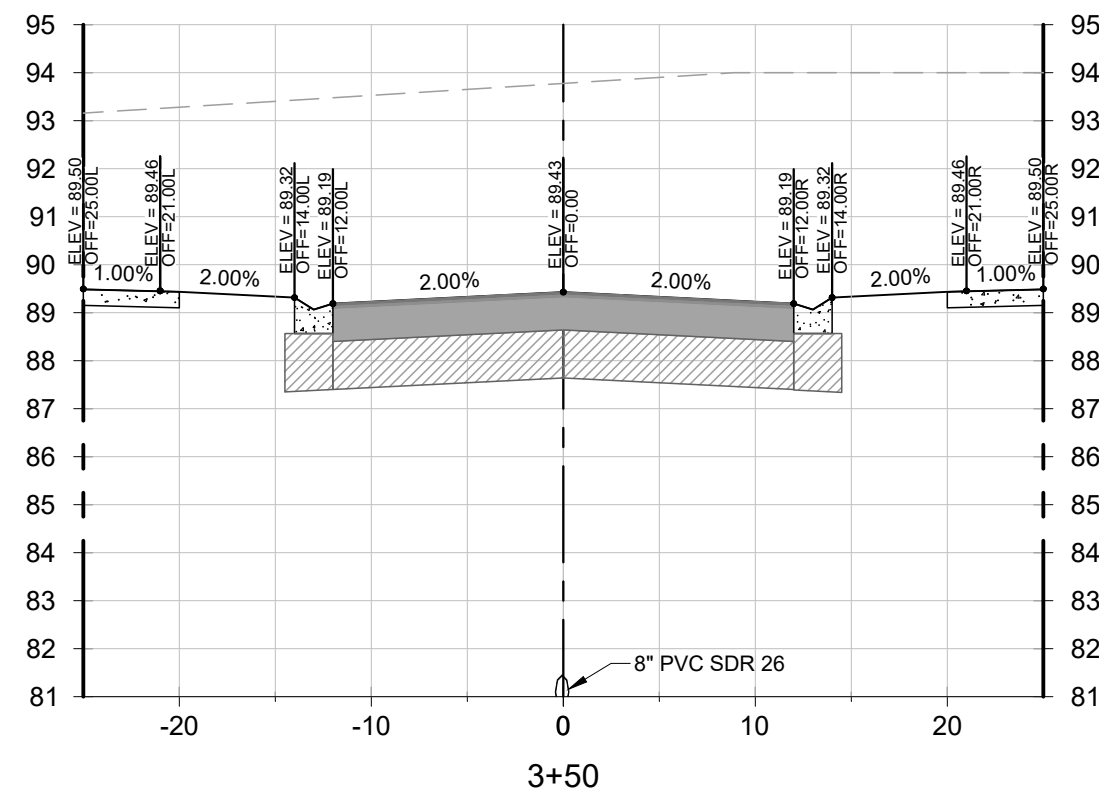
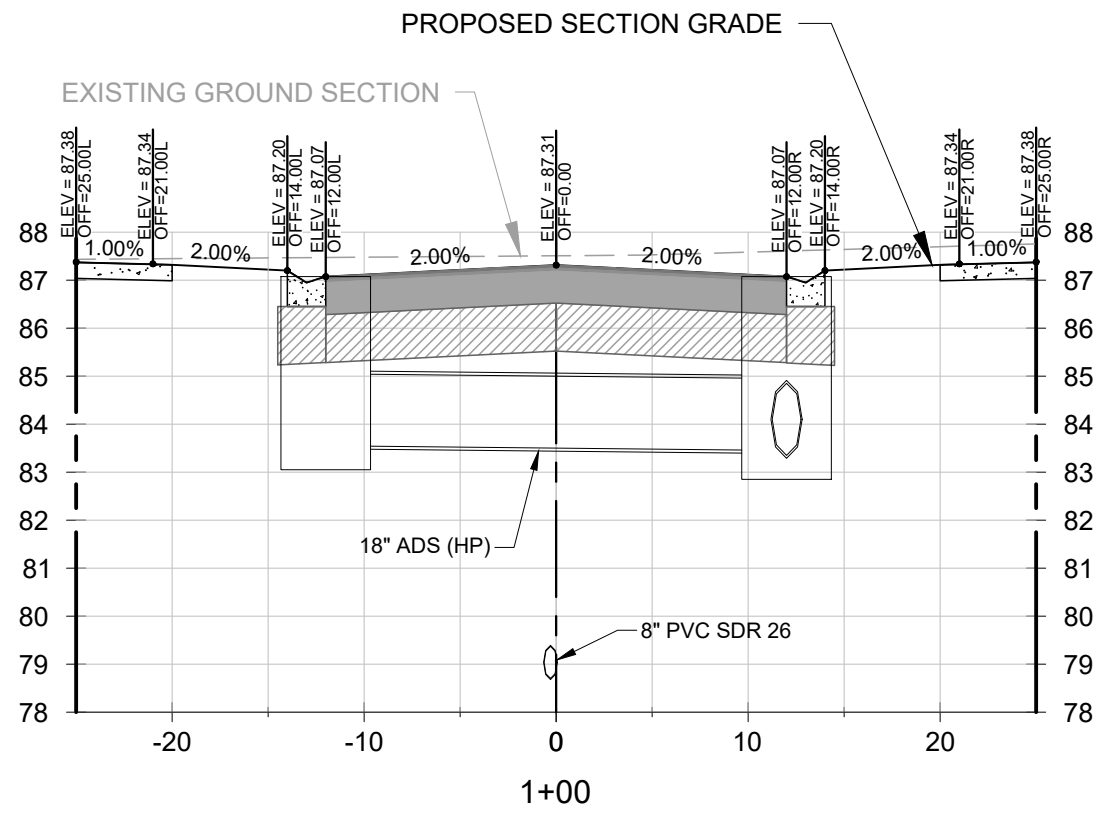
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SCALE: 1" = 30'
DATE: 08-25-2021
SHEET
C8



No.	REVISIONS	DATE

VIA BELLA COURT
CROSS SECTIONS

TALICHET PHASE 2
SUBDIVISION

PROJECT # GE0082021

HOWEY IN THE HILLS, FLORIDA

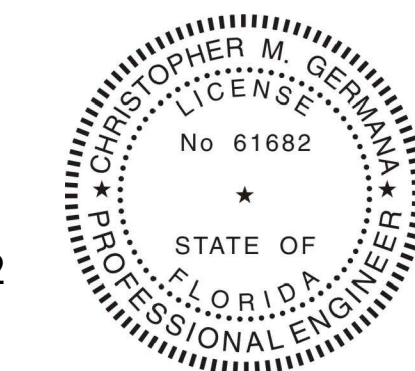
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SCALE: 1" = 10'

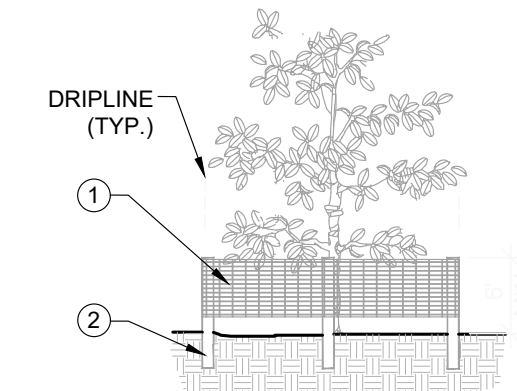
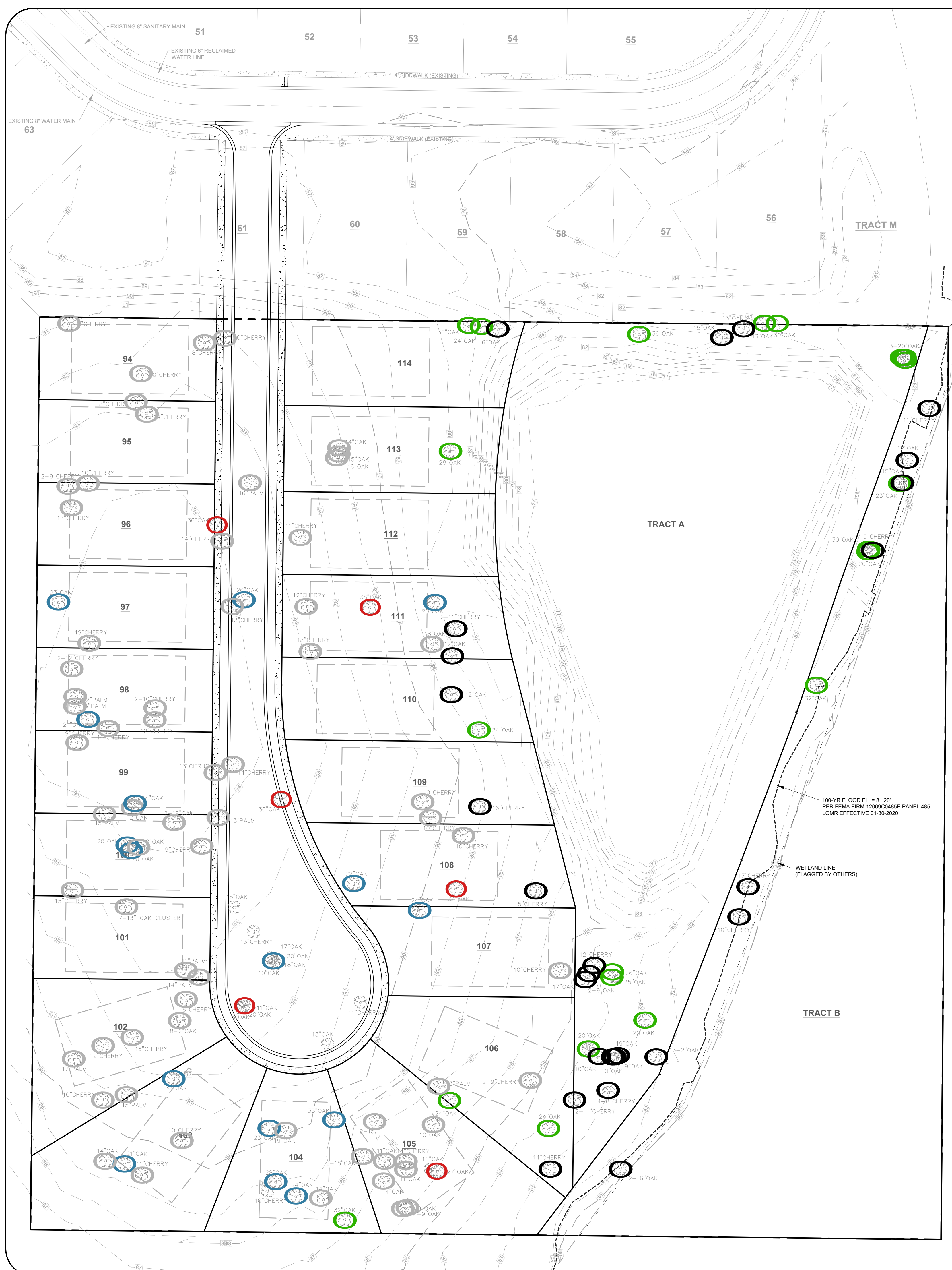
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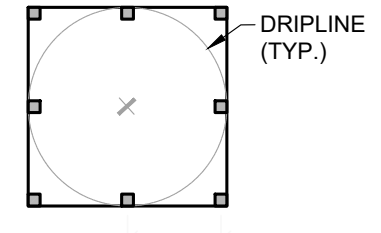


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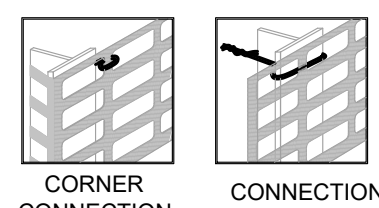


- 6" "PERIMETER PLUS" CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
- 8' TALL METAL "T" POSTS OR 2" x 8" PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

ELEVATION



PLAN VIEW



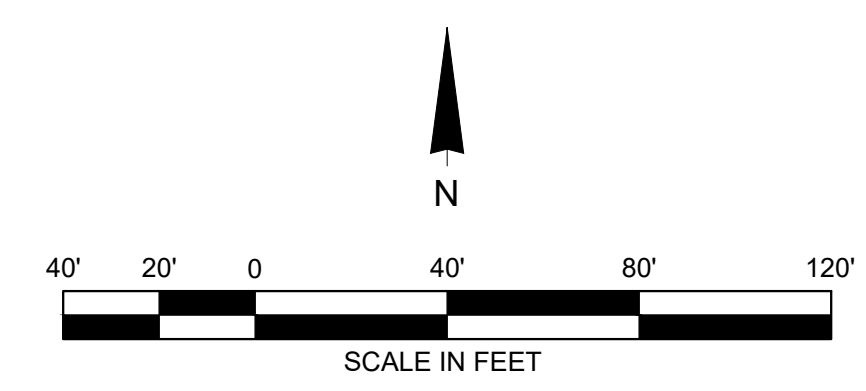
Tree/Shrub Protector

Barrier Detail

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.

INSTALLATION NOTES:

- POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL "T" POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.
- SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).
- SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.



LEGEND

- EXTERIOR PARCEL LINE
- EXISTING CONCRETE
- EXISTING CONTOUR
- NON-SPECIMEN TREE TO BE REMOVED
- NON-SPECIMEN TREE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION
- SPECIMEN TREE TO BE REMOVED (PER ARBORIST REPORT)
- SPECIMEN TREE TO BE REMOVED
- SPECIMEN TREE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION

TREE MITIGATION CALCULATIONS

TOTAL SPECIMEN TREES (>20" DBH): 43
 REMOVED PER ARBORIST REPORT: -6
 REMAINING SPECIMEN TREES: 37
 SPECIMEN TREES TO BE REMOVED (>20" DBH): 16
 SPECIMEN TREES TO REMAIN (>20" DBH): 21 (56.76% TO REMAIN)
 50% OF SPECIMEN TREES TO REMAIN ON SITE; NO MITIGATION REQUIRED (PER LDR 7.11.03)

****CAUTION****
 EXISTING UNDERGROUND AND OVERHEAD UTILITIES ARE LOCATED WITHIN THE PROJECT AREA. THE LOCATION OF THE EXISTING UTILITIES SHOWN IN THESE PLANS IS FOR REFERENCE INFORMATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.

This item has been digitally signed and sealed by Christopher M. Germana, PE on the date adjacent to the seal. All other portions of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

Digitally signed
 by Christopher
 M Germana
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CHRISTOPHER M. GERMANA, P.E.
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 FIRM CERTIFICATE OF AUTHORIZATION # 29279

DATE	REVISIONS
11-22-2021	1. REVISED PER CITY COMMENTS

TREE REMOVAL PLAN

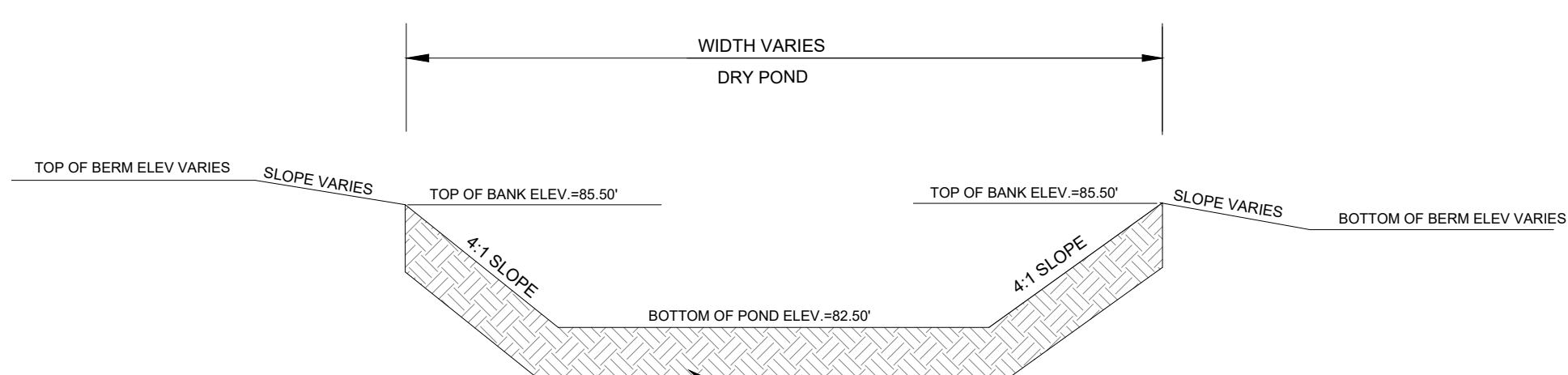
TALICHET PHASE 2 SUBDIVISION

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SHEET C10

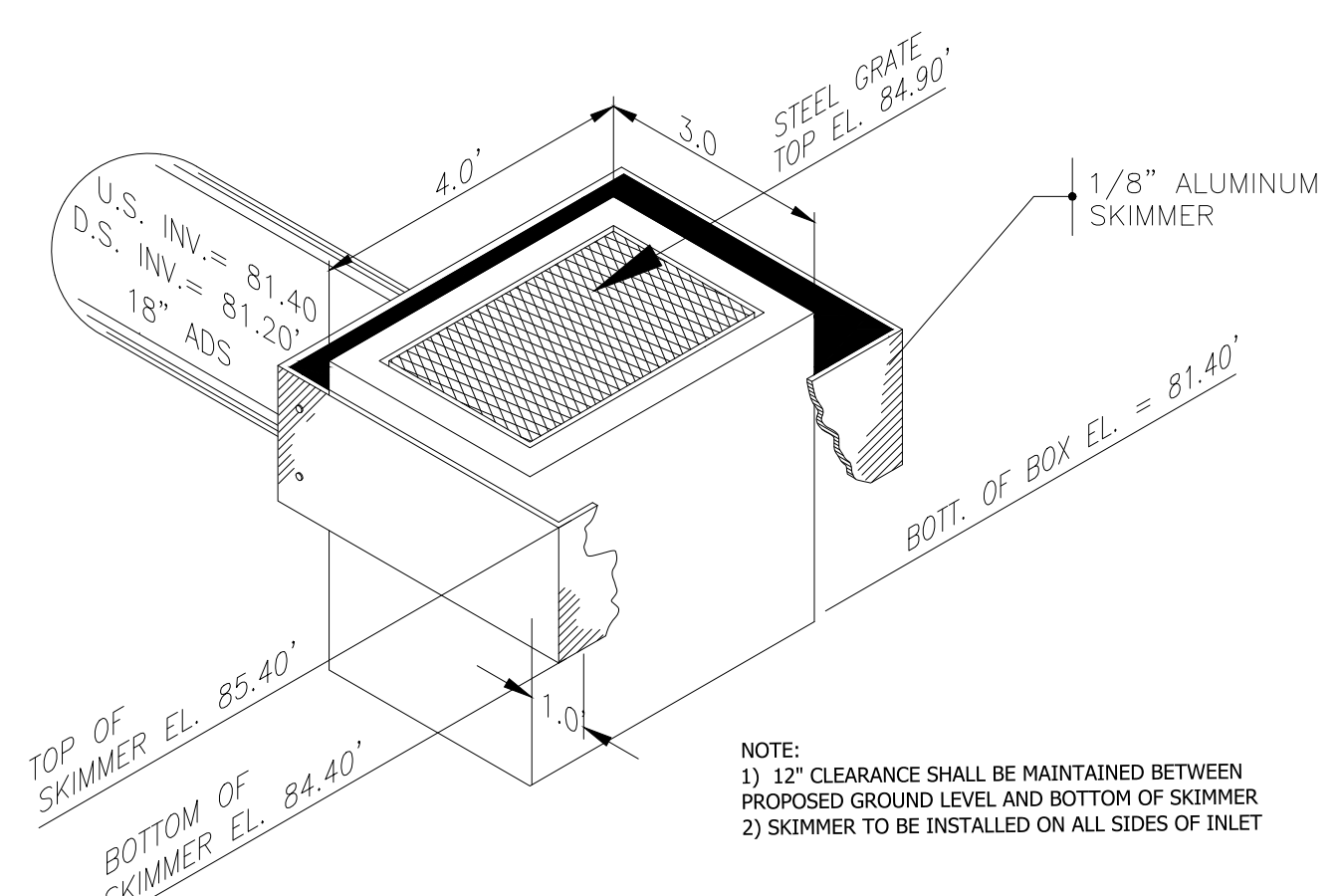
PROJECT # GE0082021

HOWEY IN THE HILLS, FLORIDA



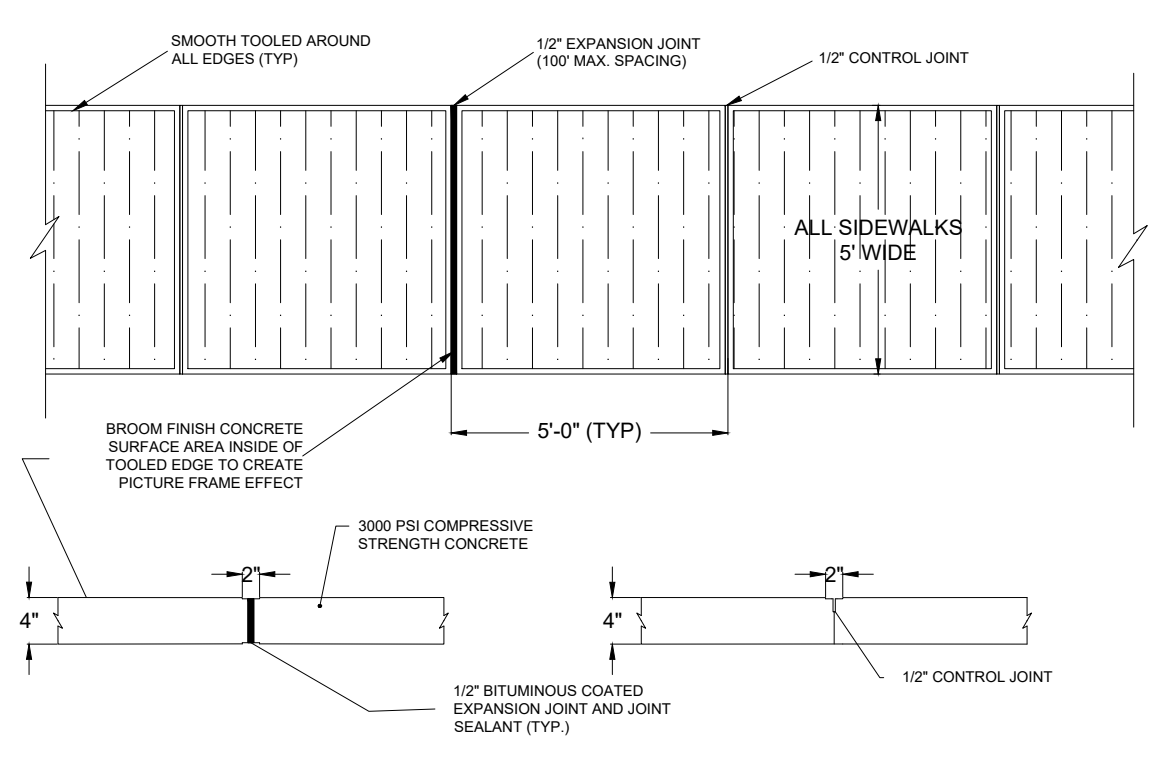
- NOTES
1. BAHIA SOD SHALL BE USED ON POND SLIDE SLOPES AND BERM. NON-MUCK GROWN SOD SHALL BE INSTALLED
 2. THE POND BOTTOM AREA SHOULD BE STRIPPED AND CLEARED OF TREES, SURFACE VEGETATION, TOP SOIL, ROOT LADEN SOILS, DEBRIS, AND ANY DELETERIOUS OR CLAYEY MATERIAL. POND BOTTOM TO BE SEEDED WITH ARGENTINE BAHIA SEEDS.
 3. IF CLAYEY SOILS ARE ENCOUNTERED DURING GRADING OF THE POND, IT SHOULD BE OVER EXCAVATED TO A DEPTH OF 3 FEET BELOW THE POND BOTTOM AND REPLACED WITH CLEAN FINE SANDS. ALL FILL SHALL BE GRANULAR SOIL WITH LESS THAN 5% PASSING THROUGH THE NUMBER 200 SIEVE AT A MINIMUM PERMEABILITY RATE OF 10 FT/DAY

TYPICAL POND SECTION
NTS

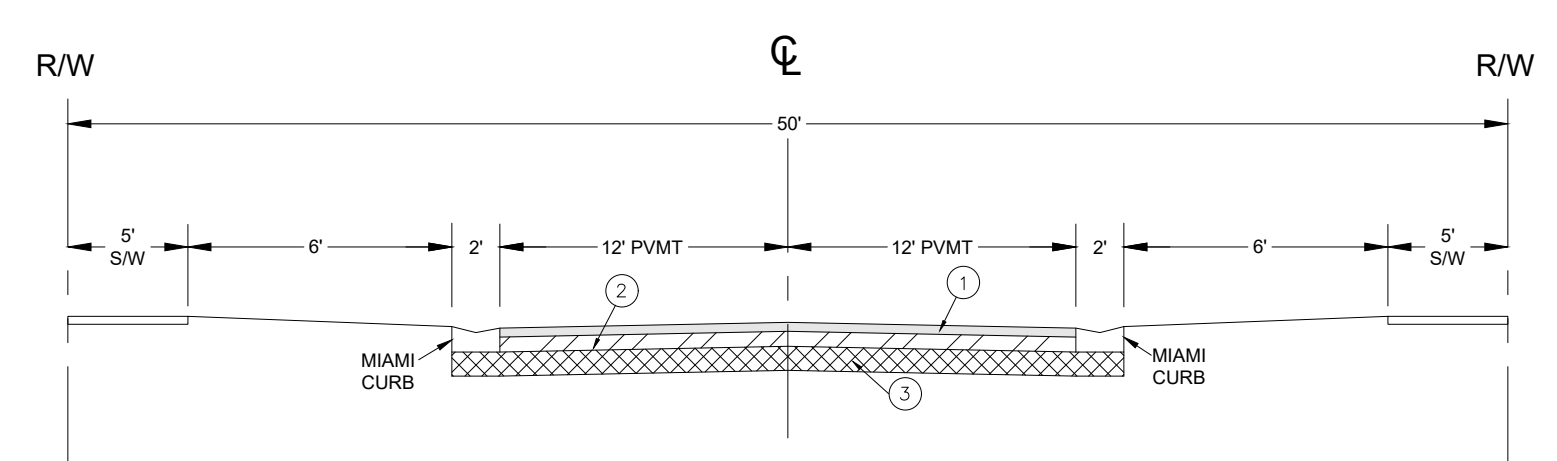


- NOTE:
- 1) 12" CLEARANCE SHALL BE MAINTAINED BETWEEN PROPOSED GROUND LEVEL AND BOTTOM OF SKIMMER
 - 2) SKIMMER TO BE INSTALLED ON ALL SIDES OF INLET

POND CONTROL STRUCTURE (CS)
(TYPE C INLET PER FOOT INDEX)
NTS

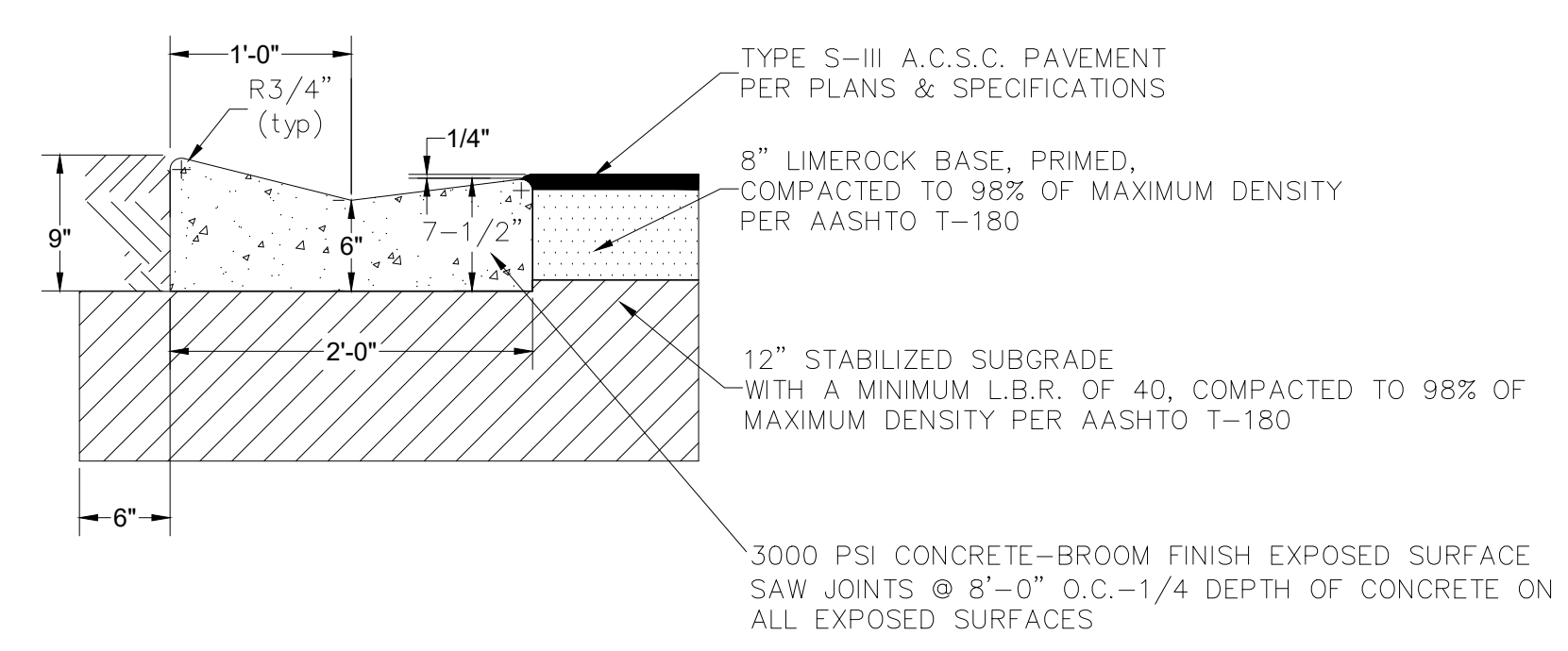


SIDEWALK DETAIL
NTS



- 1 1 1/2" TYPE SP-9.5 A.C.S.C. PAVEMENT, MEETING CURRENT FLORIDA DEPARTMENT OF TRANSPORTATION SPECIFICATIONS. THE WEARING SURFACE SHOULD BE COMPACTED TO A MINIMUM DENSITY OF 95 PERCENT OF THE LABORATORY DENSITY AS DETERMINED BY THE MARSHALL STABILITY TEST METHOD FOR THE APPROVED JOB MIX FORMULA.
- 2 8" LIMEROCK BASE COURSE, QUALITY OF LIMEROCK TO BE IN ACCORDANCE WITH CURRENT FLORIDA DEPARTMENT OF TRANSPORTATION SPECIFICATIONS AND COMPACTED TO A MINIMUM DENSITY EQUIVALENT TO 95 PERCENT OF THE MODIFIED PROCTOR (AASHTO T-180), PRIMED, COMPACTED TO 98% OF THE MAXIMUM DENSITY, PER AASHTO T-180
- 3 12" STABILIZED SUBGRADE WITH A MINIMUM FLORIDA BEARING VALUE (FBV) OF 50 PSI OR (LBR) OF 40 PERCENT. THE SUBBASE SHOULD BE COMPACTED TO 95% OF THE MODIFIED PROCTOR MAXIMUM DENSITY (AASHTO T-180) FOR A DEPTH OF 1 FOOT BELOW PAVEMENT SUBGRADE

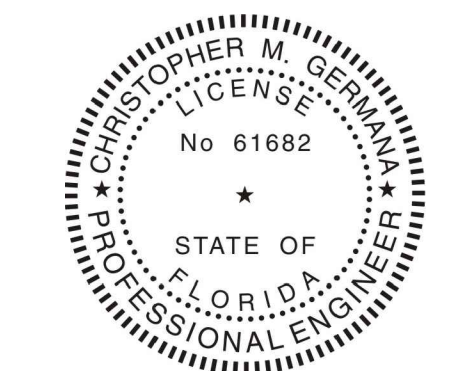
TYPICAL R/W SECTION
1" = 10'



MIAMI CURB
NTS

This item has been digitally signed and sealed by Christopher M. Germana, 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.

Digitally signed
by Christopher M
Germana
Date: 2021.12.02
14:21:41 -05'00'



CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

No.	REVISIONS	DATE
1.	REVISED PER CITY COMMENTS	10-18-2021
2.	REVISED PER CITY COMMENTS	11-22-2021

CONSTRUCTION
DETAILS

TALICHET PHASE 2
SUBDIVISION

PROJECT # GE0082021

HOWEY IN THE HILLS, FLORIDA

GERMANA ENGINEERING
AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
CLERMONT, FL 34711
(352) 242-8329
WWW.GERMANAENGINEERING.COM
CERTIFICATE OF AUTHORIZATION NUMBER 28279
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SCALE: NTS

DATE: 08-25-2021

SHEET

C11

GENERAL WATER NOTES

- 1. WATER SYSTEM COMPONENTS SHALL BE INSTALLED IN STRICT ACCORDANCE WITH ALL LOCAL CODES AND REGULATIONS, CLEANED, DISINFECTED AND BACTERIOLOGICALLY CLEARED FOR SERVICE IN ACCORDANCE WITH THE LATEST AWWA STANDARDS AND CHAPTER 62-555 FLORIDA ADMINISTRATIVE CODE.
2. ALL PIPING SHALL BEAR THE "NSF" SEAL FOR POTABLE WATER.
3. WATER MAINS SHALL BE PVC CONFORMING TO AWWA C-900, DR 18 FOR PIPE SIZES 4"-12", PIPES 14" OR LARGER SHALL BE AWWA C-900, DR 18. ALL COUPLINGS, CLEANING COMPOUNDS, SOLVENTS, LUBRICANTS, AND PIPE PREPARATION, FOR LAYING, SHALL BE IN ACCORDANCE WITH THE PIPE MANUFACTURER'S LATEST RECOMMENDATIONS.
4. DEPTH OF WATER LINES TO BE 36" MINIMUM COVER FROM FINISH GRADE.
5. WATER MAINS TO BE LOCATED FROM CURB OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
6. ALL WATER MAINS UNDER PAVEMENT SHALL BE DUCTILE IRON.
7. ALL CASINGS UNDER PAVEMENT SHALL EXTEND 5' BEYOND THE BACK OF CURB.
8. DISINFECTING FOLLOWING THE PRESSURE TESTING, THE CONTRACTOR SHALL DISINFECT ALL SECTIONS OF THE NEW WATER DISTRIBUTION SYSTEM. DISINFECTING SHALL BE IN ACCORDANCE WITH THE APPLICABLE PROVISIONS OF AWWA STANDARD C651 "DISINFECTING WATER MAINS" AND ALL APPROPRIATE AGENCY APPROVAL.
9. ALL HYDROSTATIC TESTS SHALL BE IN ACCORDANCE WITH AWWA C600 FOR DUCTILE IRON PIPE AND C605M23 FOR PVC PIPE.
10. ALL WATER MAINS SHALL BE INSTALLED, PRESSURE AND LEAK TESTED IN ACCORDANCE WITH AWWA C600, 62-555.320(21)(B)1 AND 62-555.330, F.A.C. ALL INSTALLATION, TESTING AND FIELD PROCEDURES MUST BE PROVIDED AND MUST CONFORM TO THE APPLICABLE AWWA STANDARDS.
11. ALL PIPING MATERIALS AND SPECIFICATIONS COVERING PIPES, JOINTS AND PACKING MATERIALS, INTERNAL COATING AND LININGS, FITTINGS, SPECIALS AND APPURTENANCES SHALL ALL BE IN ACCORDANCE WITH THE CORRESPONDING AWWA STANDARDS AND BE CONFORMING TO NSF REQUIREMENTS. AS MAY BE APPLICABLE, WITH EXCEPTIONS ALLOWED ONLY IF DOCUMENTATION AND ASSURANCES ARE PROVIDED IN COMPLIANCE WITH PARAGRAPHS 62-555.320(3) (D), 62-555.320 (3) (B), AND 62-555.320 (21) (C), F.A.C. THE LEAD USE PROHIBITION IN RULE 62-555.322, F.A.C. SHALL ALSO APPLY. POLYETHYLENE TUBING SHALL BE PER AWWA C901. UNDERGROUND SERVICE LINES AND VALVES SHALL BE PER AWWA C800.

COLOR CODING
ALL PIPE AND PIPE FITTINGS INSTALLED UNDER THIS PROJECT WILL BE COLOR CODED OR MARKED IN ACCORDANCE WITH SUBPARAGRAPH 62-555.320(21)(B)3, F.A.C., USING BLUE AS A PREDOMINANT COLOR. (UNDERGROUND PLASTIC PIPE WILL BE SOLID-WALL BLUE PIPE. WILL HAVE A CO-EXTRUDED BLUE EXTERNAL SKIN, OR WILL BE WHITE OR BLACK PIPE WITH BLUE STRIPES INCORPORATED INTO, OR APPLIED TO, THE PIPE WALL, AND UNDERGROUND METAL OR CONCRETE PIPE WILL HAVE BLUE STRIPES APPLIED TO THE PIPE WALL. PIPE STRIPES DURING MANUFACTURING OF THE PIPE WILL HAVE CONTINUOUS STRIPES THAT RUN PARALLEL TO THE AXIS OF THE PIPE, THAT ARE LOCATED AT NO GREATER THAN 90-DEGREE INTERVALS AROUND THE PIPE, AND THAT WILL REMAIN INTACT DURING AND AFTER INSTALLATION OF THE PIPE. IF PIPE OR PAINT IS USED TO STRIKE PIPE DURING THE COURSE OF THE PIPE, THE TAPE OR PAINT WILL BE APPLIED IN A CONTINUOUS LINE THAT RUNS PARALLEL TO THE AXIS OF THE PIPE AND THAT IS LOCATED ALONG THE TOP OF THE PIPE. FOR PIPE WITH AN INTERNAL DIAMETER OF 24 INCHES OR GREATER, TAPE OR PAINT WILL BE APPLIED IN CONTINUOUS LINES ALONG EACH SIDE OF THE PIPE AS WELL AS ALONG THE TOP OF THE PIPE. ABOVEGROUND PIPE WILL BE PAINTED BLUE OR WILL BE COLOR CODED OR MARKED (LINE UNDERGROUND PIPE.) (FAC 62-555.320(21)(B)3)

UNLESS DESCRIBED IN THE CITY CSM ELSEWHERE, ALL WATER MAINS SHALL BE INSTALLED IN ACCORDANCE WITH CHAPTER 62-555.314, F.A.C., AND ANY UPDATES TO THE F.A.C., AND IN CONFORMANCE WITH ALL SEPARATION REQUIREMENTS AS FOUND THEREIN.

62-555.314 LOCATION OF PUBLIC WATER SYSTEM MAINS.
FOR THE PURPOSE OF THIS SECTION, THE PHRASE "WATER MAINS" SHALL MEAN MAINS, INCLUDING TREATMENT PLANT PROCESS PIPING, CONVEYING EITHER RAW, PARTIALLY TREATED, OR FINISHED DRINKING WATER; FIRE HYDRANT LEADS; AND SERVICE LINES THAT ARE UNDER THE CONTROL OF A PUBLIC WATER SYSTEM AND THAT HAVE AN INSIDE DIAMETER OF THREE INCHES OR GREATER.

- (1) HORIZONTAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.
(A) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.
(B) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST THREE FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER.
(C) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST SIX FEET, AND PREFERABLY TEN FEET, BETWEEN THE OUTSIDE OF THE WATER MAIN AND THE OUTSIDE OF ANY EXISTING OR PROPOSED GRAVITY, OR PRESSURE-TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C. THE MINIMUM HORIZONTAL SEPARATION DISTANCE BETWEEN WATER MAINS AND GRAVITY-TYPE SANITARY SEWERS SHALL BE REDUCED TO THREE FEET WHERE THE BOTTOM OF THE WATER MAIN IS LAID AT LEAST SIX INCHES ABOVE THE TOP OF THE SEWER.

(D) NEW OR RELOCATED, UNDERGROUND WATER MAINS SHALL BE LAID TO PROVIDE A HORIZONTAL DISTANCE OF AT LEAST TEN FEET BETWEEN THE OUTSIDE OF THE WATER MAIN AND ALL PARTS OF ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.005(2), F.S., AND RULE 64E-6.002, F.A.C.

(2) VERTICAL SEPARATION BETWEEN UNDERGROUND WATER MAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS AND RECLAIMED WATER PIPELINES.

(A) NEW OR RELOCATED, UNDERGROUND WATER MAINS CROSSING ANY EXISTING OR PROPOSED GRAVITY, OR VACUUM-TYPE SANITARY SEWER OR STORM SEWER SHALL BE LAID SO THE OUTSIDE OF THE WATER MAIN IS AT LEAST SIX INCHES, AND PREFERABLY 12 INCHES, ABOVE OR AT LEAST 12 INCHES BELOW THE OUTSIDE OF THE OTHER PIPELINE. HOWEVER, IT IS PREFERABLE TO LAY THE WATER MAIN ABOVE THE OTHER PIPELINE.

(3) SEPARATION BETWEEN WATER MAINS AND SANITARY OR STORM SEWER MANHOLES.

(A) NO WATER MAIN SHALL PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A SANITARY SEWER MANHOLE.

(B) EFFECTIVE AUGUST 28, 2003, WATER MAINS SHALL NOT BE CONSTRUCTED OR ALTERED TO PASS THROUGH, OR COME INTO CONTACT WITH, ANY PART OF A STORM SEWER MANHOLE OR INLET STRUCTURE WHERE IT IS NOT TECHNICALLY FEASIBLE OR ECONOMICALLY SENSIBLE TO COMPLY WITH THIS REQUIREMENT (I.E., WHERE THERE IS A CONFLICT IN THE ROUTING OF A WATER MAIN AND A STORM SEWER AND WHERE ALTERNATIVE ROUTING OF THE WATER MAIN OR THE STORM SEWER IS NOT TECHNICALLY FEASIBLE OR IS NOT ECONOMICALLY SENSIBLE), THE DEPARTMENT SHALL ALLOW EXCEPTIONS TO THIS REQUIREMENT (I.E., THE DEPARTMENT SHALL ALLOW CONSTRUCTION OF CONFLICT MANHOLES), BUT SUPPLIERS OF WATER OR PERSONS PROPOSING TO CONSTRUCT CONFLICT MANHOLES MUST FIRST OBTAIN A SPECIFIC PERMIT FROM THE DEPARTMENT AND MUST PROVIDE IN THE PRELIMINARY DESIGN REPORT OR DRAWINGS, SPECIFICATIONS, AND DESIGN DATA ACCOMPANYING THEIR PERMIT APPLICATION THE FOLLOWING INFORMATION:

- 1. TECHNICAL OR ECONOMIC JUSTIFICATION FOR EACH CONFLICT MANHOLE.
2. A STATEMENT IDENTIFYING THE PARTY RESPONSIBLE FOR MAINTAINING EACH CONFLICT MANHOLE.
3. ASSURANCE OF COMPLIANCE WITH THE DESIGN AND CONSTRUCTION REQUIREMENTS IN SUB-PARAGRAPHS A. THROUGH D. BELOW. - 381
A. EACH WATER MAIN PASSING THROUGH A CONFLICT MANHOLE SHALL HAVE A FLEXIBLE, WATERTIGHT JOINT ON EACH SIDE OF THE MANHOLE TO ACCOMMODATE DIFFERENTIAL SETTLING BETWEEN THE MAIN AND THE MANHOLE.
B. WITHIN EACH CONFLICT MANHOLE, THE WATER MAIN PASSING THROUGH THE MANHOLE SHALL BE INSTALLED IN A WATERTIGHT CASING PIPE HAVING HIGH IMPACT STRENGTH (I.E., HAVING IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE).
C. EACH CONFLICT MANHOLE SHALL HAVE AN ACCESS OPENING, AND SHALL BE SIZED, TO ALLOW FOR EASY CLEANING OF THE MANHOLE.
D. GRATINGS SHALL BE INSTALLED AT ALL STORM SEWER INLETS UPSTREAM OF EACH CONFLICT MANHOLE TO PREVENT LARGE OBJECTS FROM ENTERING THE MANHOLE.

(4) SEPARATION BETWEEN FIRE HYDRANT DRAINS AND SANITARY OR STORM SEWERS, WASTEWATER OR STORMWATER FORCE MAINS, RECLAIMED WATER PIPELINES, AND ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEMS.

(A) NEW OR RELOCATED FIRE HYDRANTS WITH UNDERGROUND DRAINS SHALL BE LOCATED SO THAT THE DRAINS ARE AT LEAST THREE FEET FROM ANY EXISTING OR PROPOSED STORM SEWER, STORMWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.; AT LEAST THREE FEET, AND PREFERABLY TEN FEET, FROM ANY EXISTING OR PROPOSED VACUUM-TYPE SANITARY SEWER, AT LEAST SIX FEET, AND PREFERABLY TEN FEET, FROM ANY EXISTING OR PROPOSED GRAVITY, OR PRESSURE-TYPE SANITARY SEWER, WASTEWATER FORCE MAIN, OR PIPELINE CONVEYING RECLAIMED WATER NOT REGULATED UNDER PART III OF CHAPTER 62-610, F.A.C.; AND AT LEAST TEN FEET FROM ANY EXISTING OR PROPOSED "ON-SITE SEWAGE TREATMENT AND DISPOSAL SYSTEM" AS DEFINED IN SECTION 381.005(2), F.S., AND RULE 64E-6.002, F.A.C.

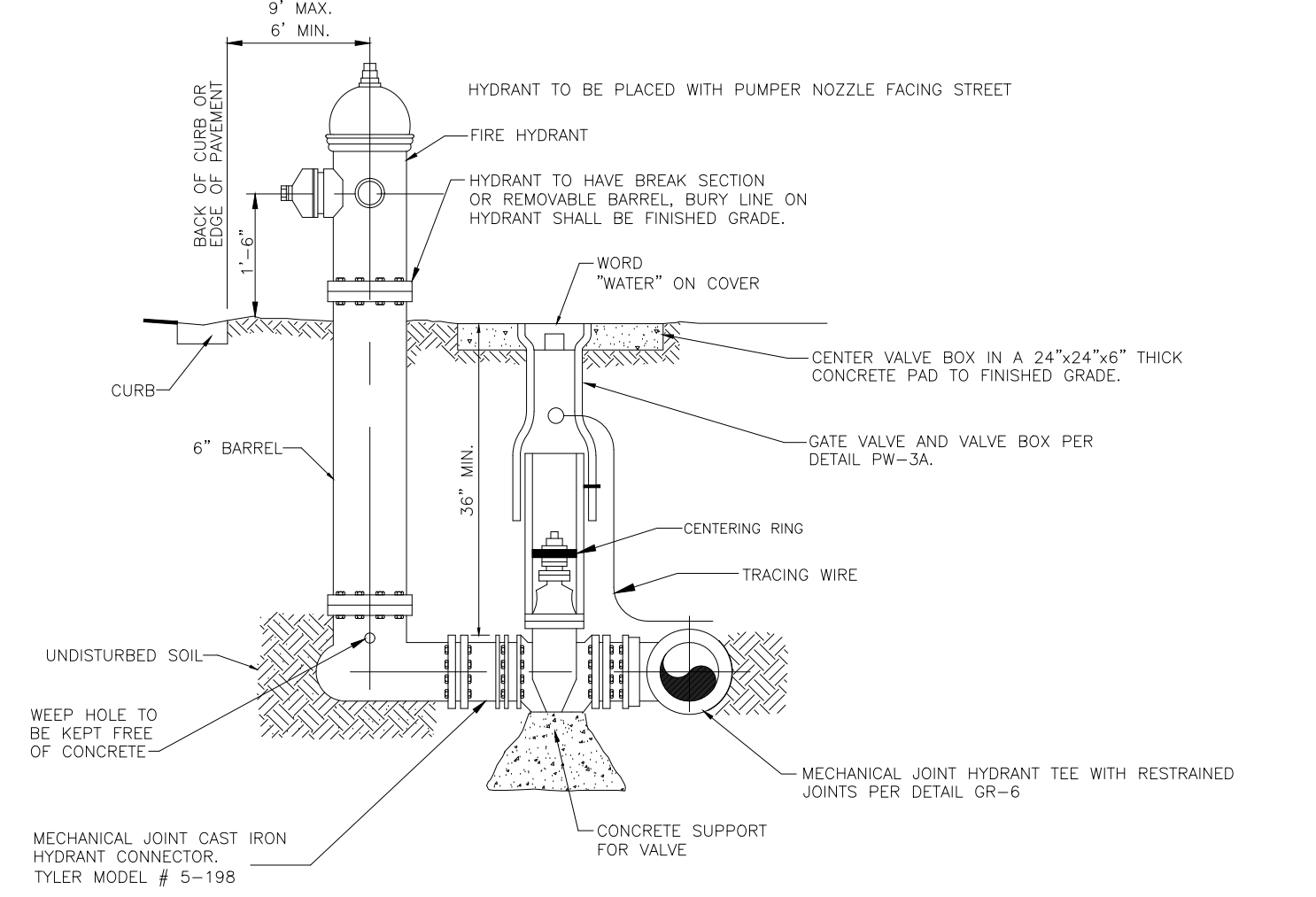
GENERAL WATER NOTES

(5) EXCEPTIONS, WHERE IT IS NOT TECHNICALLY FEASIBLE OR ECONOMICALLY SENSIBLE TO COMPLY WITH THE REQUIREMENTS IN SUBSECTION (1) OR (2) ABOVE, THE DEPARTMENT SHALL ALLOW EXCEPTIONS TO THESE REQUIREMENTS IF SUPPLIERS OF WATER OR CONSTRUCTION PERMIT APPLICANTS PROVIDE TECHNICAL OR ECONOMIC JUSTIFICATION FOR EACH EXCEPTION AND PROVIDE ALTERNATIVE CONSTRUCTION FEATURES THAT AFFORD A SIMILAR LEVEL OF RELIABILITY AND PUBLIC HEALTH PROTECTION. ACCEPTABLE ALTERNATIVE CONSTRUCTION FEATURES INCLUDE THE FOLLOWING:

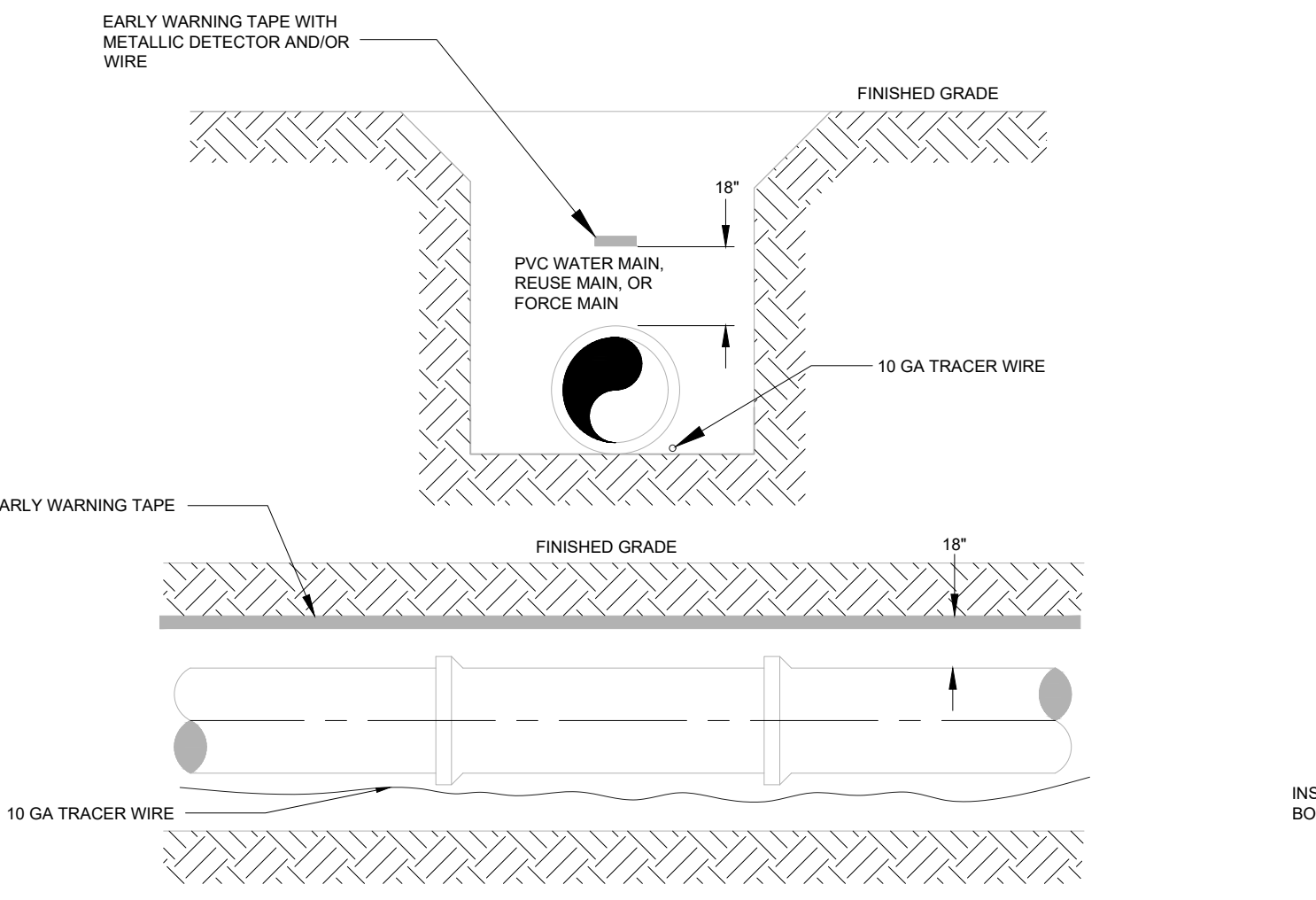
(A) WHERE AN UNDERGROUND WATER MAIN IS BEING LAID LESS THAN THE REQUIRED MINIMUM HORIZONTAL DISTANCE FROM ANOTHER PIPELINE AND WHERE AN UNDERGROUND WATER MAIN IS CROSSING ANOTHER PIPELINE AND JOINTS IN THE WATER MAIN ARE BEING LOCATED LESS THAN THE REQUIRED MINIMUM DISTANCE FROM JOINTS IN THE OTHER PIPELINE:
1. USE OF PRESSURE-RATED PIPE CONFORMING TO THE AMERICAN WATER WORKS ASSOCIATION STANDARDS INCORPORATED INTO RULE 62-555.330, F.A.C., FOR THE OTHER PIPELINE IF IT IS A GRAVITY- OR VACUUM-TYPE PIPELINE;
2. USE OF WELDED, FUSED, OR OTHERWISE RESTRAINED JOINTS FOR EITHER THE WATER MAIN OR THE OTHER PIPELINE; OR
3. USE OF WATERTIGHT CASING PIPE OR CONCRETE ENCASEMENT AT LEAST FOUR INCHES THICK FOR EITHER THE WATER MAIN OR THE OTHER PIPELINE.

(B) WHERE AN UNDERGROUND WATER MAIN IS BEING LAID LESS THAN THREE FEET HORIZONTALLY FROM ANOTHER PIPELINE AND WHERE AN UNDERGROUND WATER MAIN IS CROSSING ANOTHER PIPELINE AND IS BEING LAID LESS THAN THE REQUIRED MINIMUM VERTICAL DISTANCE FROM THE OTHER PIPELINE:
1. USE OF PIPE, OR CASING PIPE, HAVING HIGH IMPACT STRENGTH (I.E., HAVING AN IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE) OR CONCRETE ENCASEMENT AT LEAST FOUR INCHES THICK FOR THE WATER MAIN; AND
2. USE OF PIPE, OR CASING PIPE, HAVING HIGH IMPACT STRENGTH (I.E., HAVING AN IMPACT STRENGTH AT LEAST EQUAL TO THAT OF 0.25-INCH-THICK DUCTILE IRON PIPE) OR CONCRETE ENCASEMENT AT LEAST FOUR INCHES THICK FOR THE OTHER PIPELINE IF IT IS NEW AND IS CONVEYING WASTEWATER OR RECLAIMED WATER.

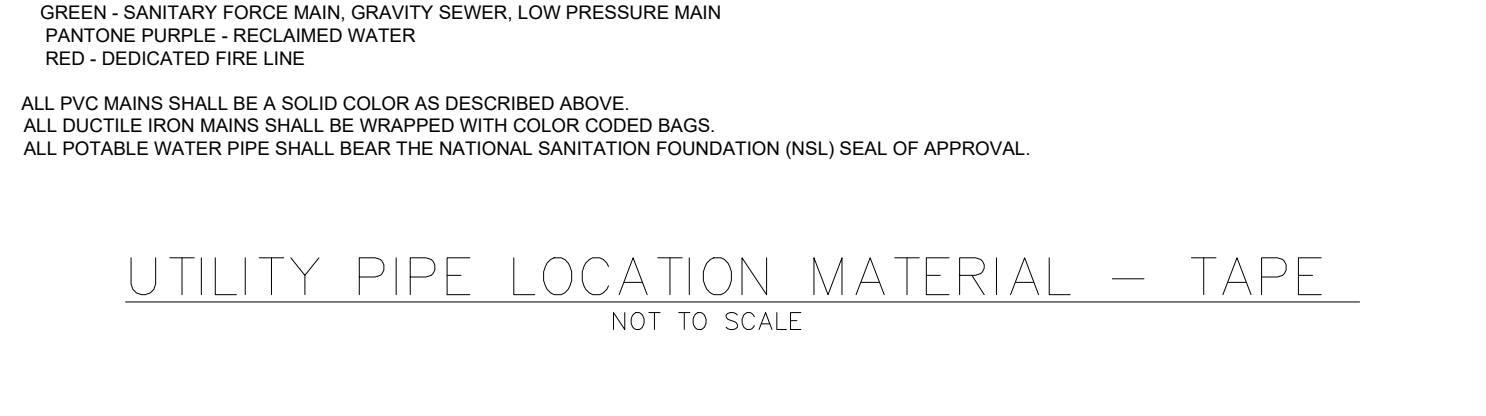
- PAINTING
1. APPLY TWO COATS OF OSHA SAFETY INDUSTRIAL RED PAINT TO HYDRANT BARREL.
2. APPLY TWO COATS OF OSHA SAFETY INDUSTRIAL ENAMEL PAINT TO THE BONNET AND NOZZLE CAPS. THE UTILITY DEPARTMENT INSPECTOR WILL DETERMINE THE COLOR TO PAINT THE HYDRANT BONNET AND NOZZLE CAPS BY FLOW TESTING HYDRANT.
SPECIFICATIONS
1. AWWA SPECIFICATIONS C-502
2. TWO 2-1/2" HOSE NOZZLE DISCHARGE
3. ONE 4-1/2" PUMPER NOZZLE DISCHARGE
4. ONE 1-1/2" OPERATING NUT, LEFT
5. ALL HYDRANTS SHALL BE EQUIPPED WITH FITTINGS TO ALLOW FOR ELEVATION ADJUSTMENTS.
6. 5/4" MAIN VALVE OPENING
7. RESTRAINED JOINTS OR ALL THREADED ROD REQUIRED TO SECURE PIPE, RISER AND VALVE IN THE FIRE HYDRANT ASSEMBLY TO THE MAIN



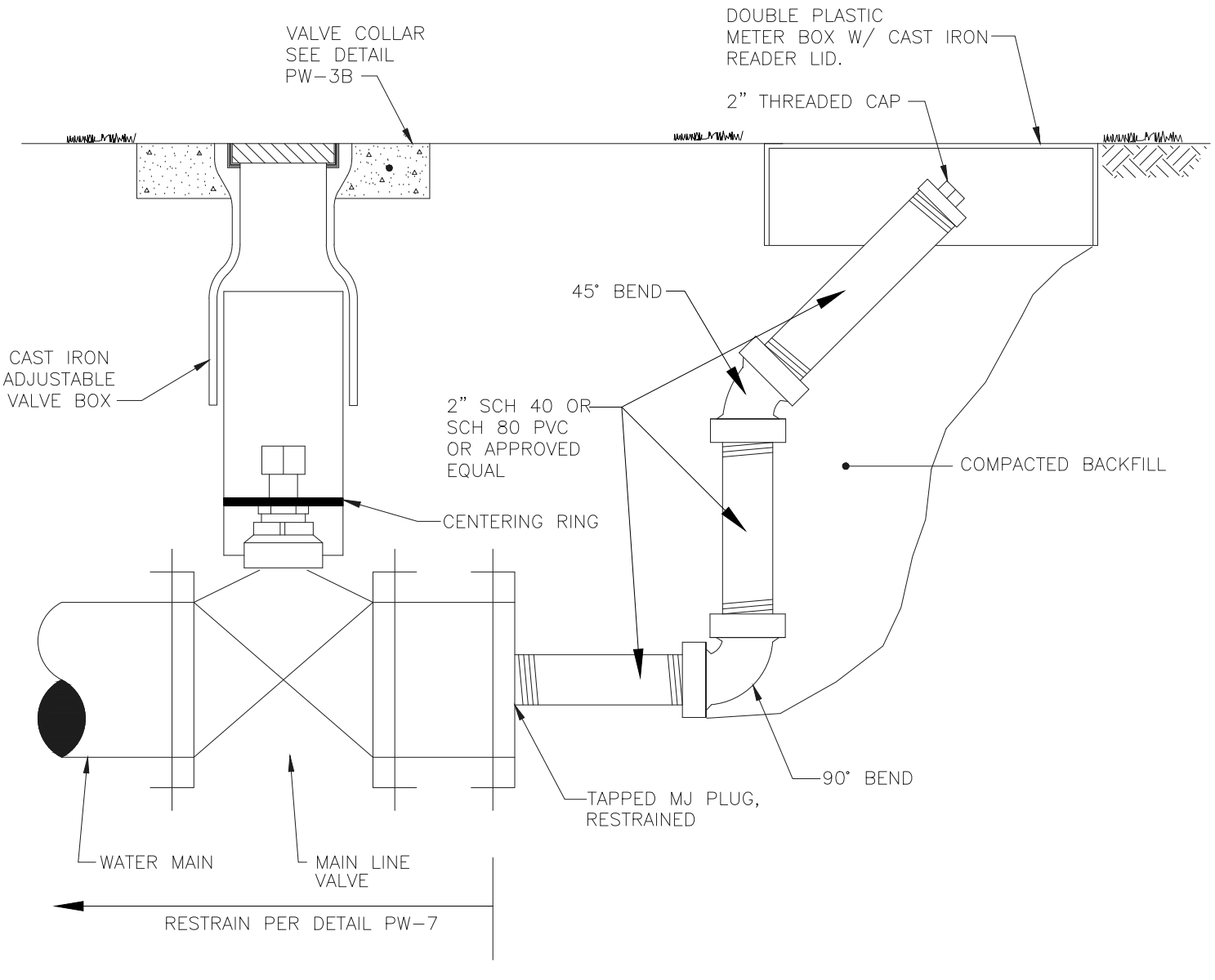
FIRE HYDRANT WITH VALVE NOT TO SCALE (STANDARD FIRE HYDRANT ASSEMBLY)



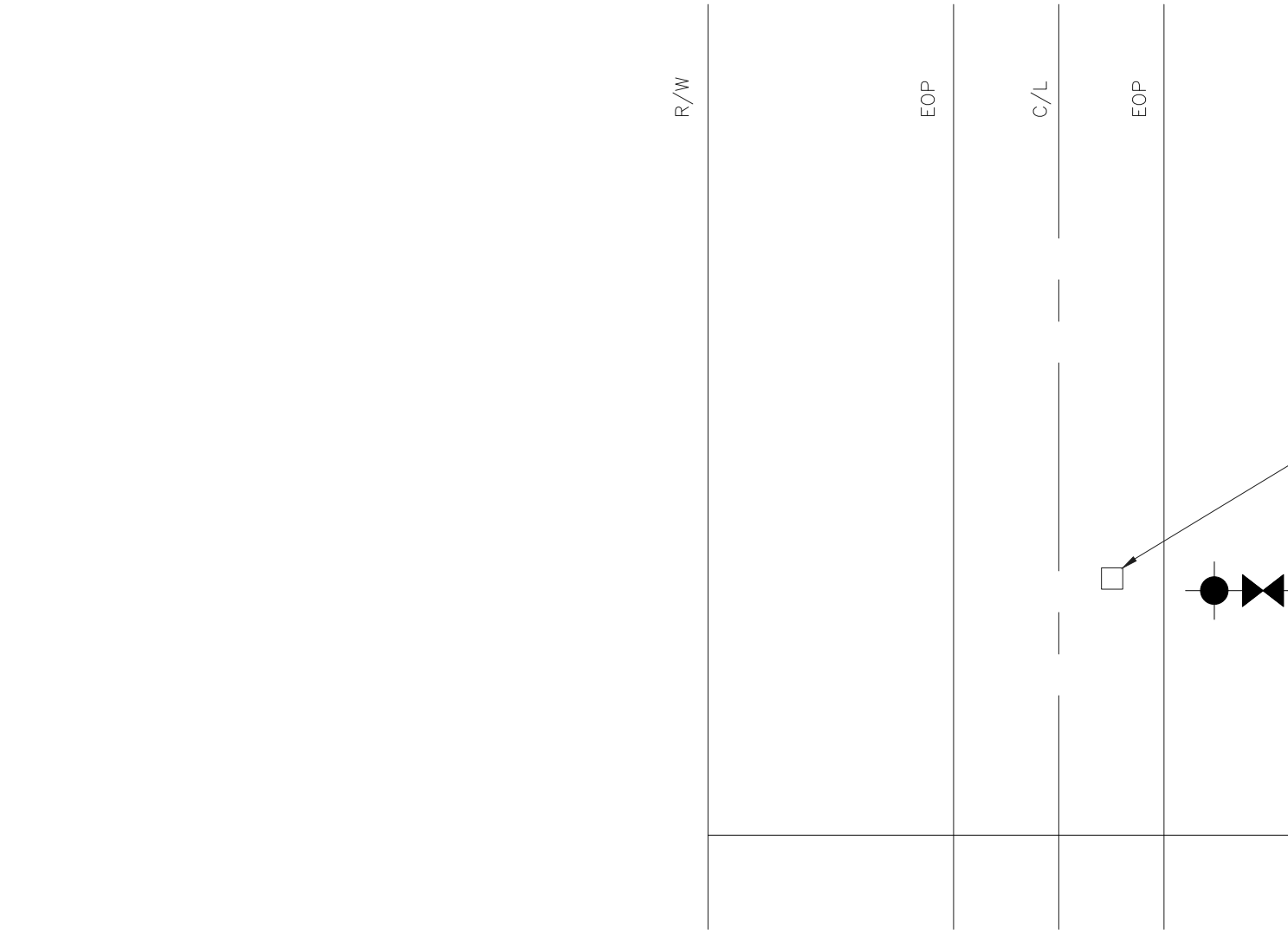
UTILITY PIPE LOCATION MATERIAL - TAPE NOT TO SCALE



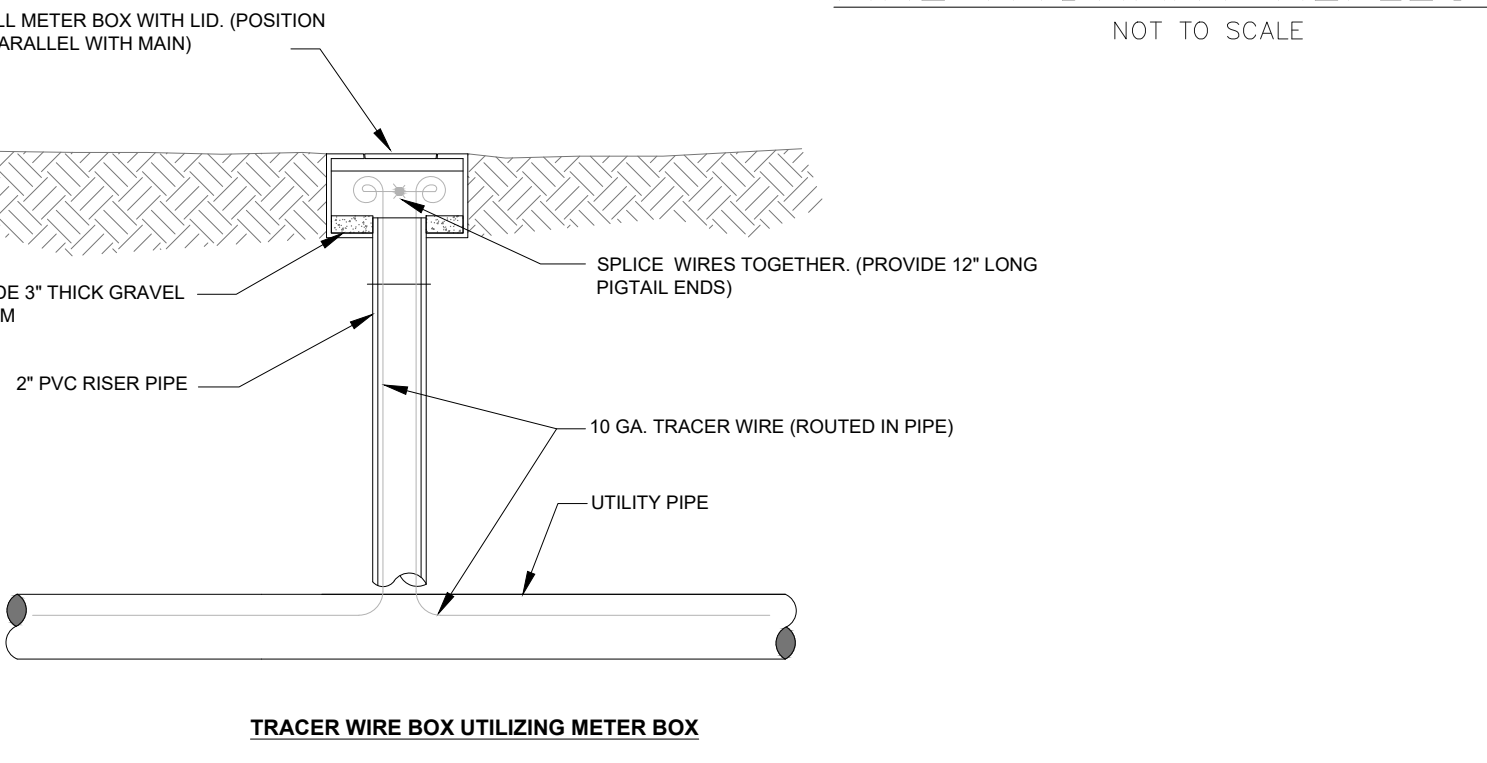
TRACER WIRE BOX NOT TO SCALE



BLOWOFF VALVE NOT TO SCALE

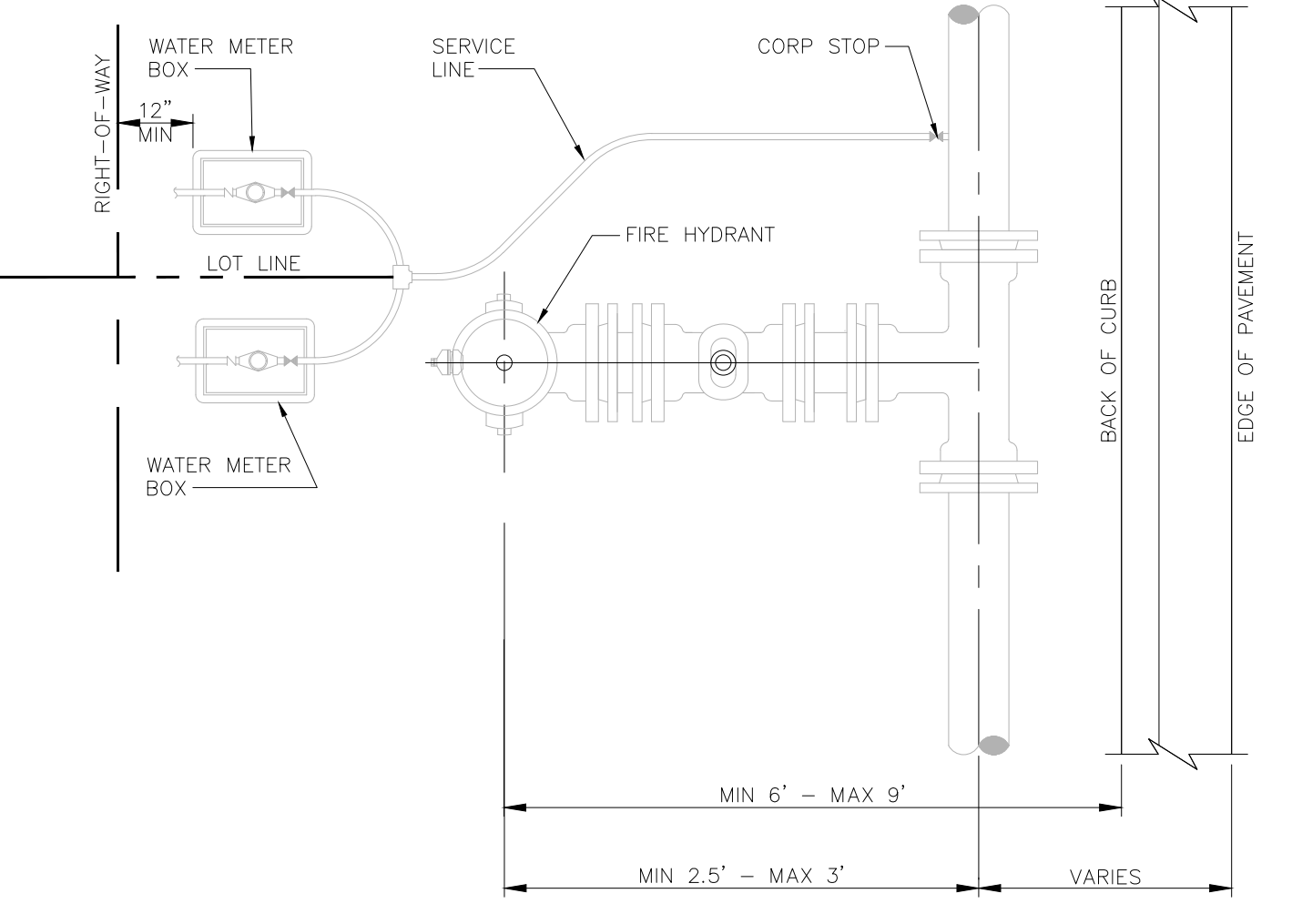


FIRE HYDRANT REFLECTOR NOT TO SCALE



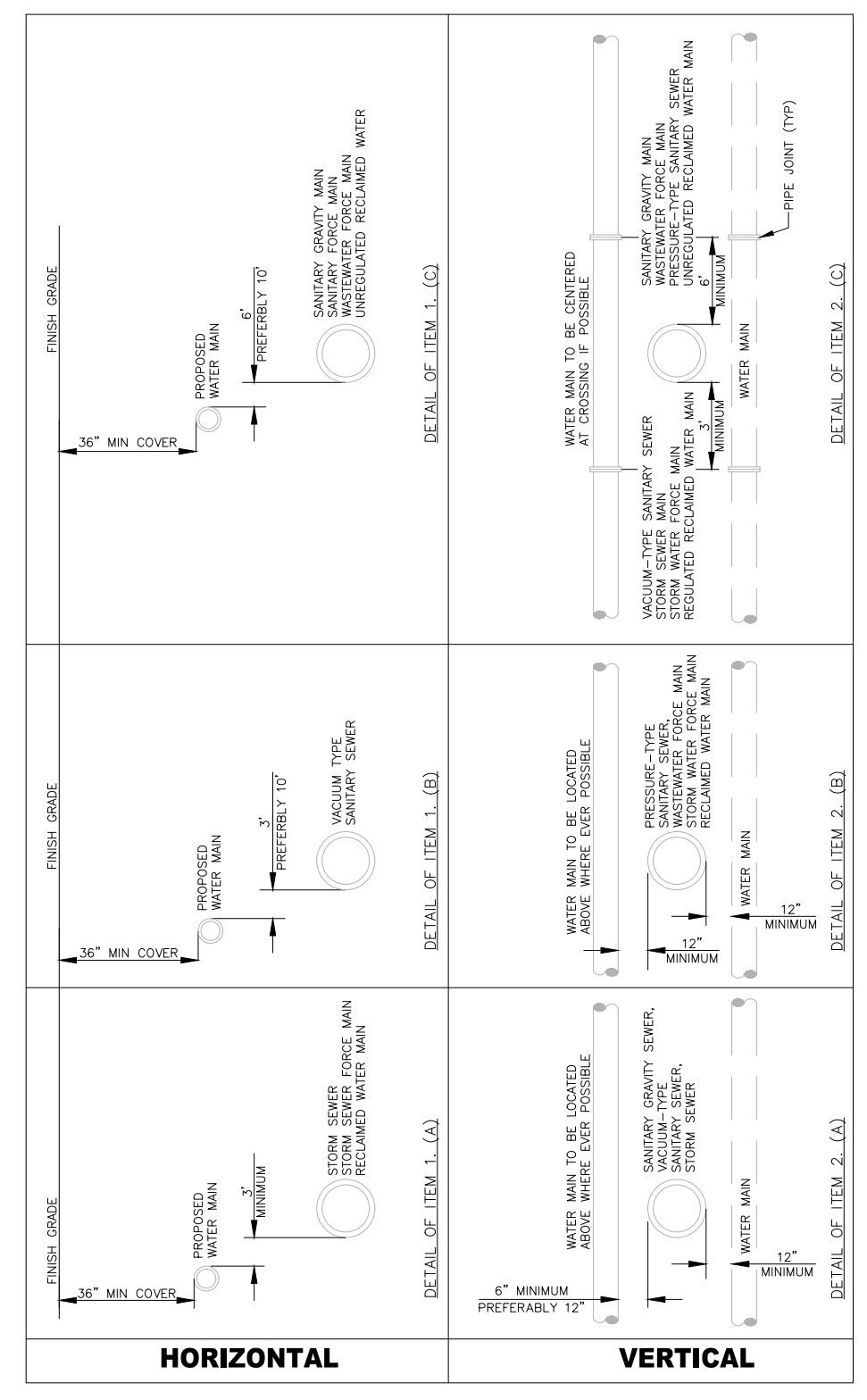
TRACER WIRE BOX NOT TO SCALE

- NOTES:
1. TRACER WIRE STATION BOX TO BE INSTALLED WHERE THE WIRE CANNOT BE BROUGHT TO GRADE IN A VALVE BOX WITHIN THE MANDATORY 500 FOOT INTERVAL OR WHERE A SPLICE MUST BE MADE ON THE TRACER WIRING. NO UNDERGROUND SPLICES.
2. BOXES SHALL NOT BE LOCATED IN ROADWAYS OR DRIVEWAYS.
3. BOX AND LID PER DETAIL PW-19.
4. TRAFFIC RATED LID (STANDARD-NON BOLT DOWN)
5. LID COLOR SHALL BE PRE-MANUFACTURED OR PAINTED TO MATCH SERVICE (BLUE= POTABLE WATER, GREEN=WASTEWATER, PANTONE PURPLE=RECLAIMED WATER)



TYPICAL WATER SERVICE AND HYDRANT LOCATION NOT TO SCALE

- NOTES:
1. ALL METER BOXES TO BE LOCATED INSIDE ROAD R/W LINE
2. DETAIL TO BE USED WHERE FIRE HYDRANTS AND WATER SERVICES ARE LOCATED ON PLANS AND CONFLICT APPEARS APPARENT.



UTILITY SEPARATION NOT TO SCALE

POTABLE WATER CONSTRUCTION DETAILS

TALICHET PHASE 2 SUBDIVISION

GERMANA ENGINEERING AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
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WWW.GERMANAENGINEERING.COM
CERTIFICATE OF AUTHORIZATION NUMBER 29279
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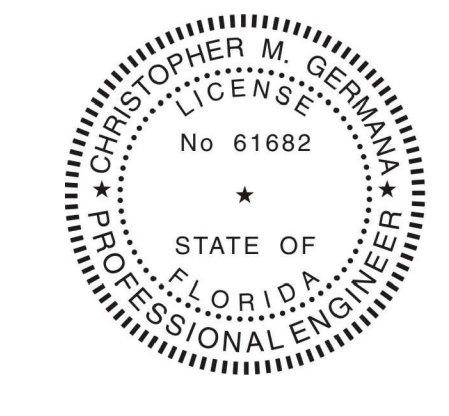
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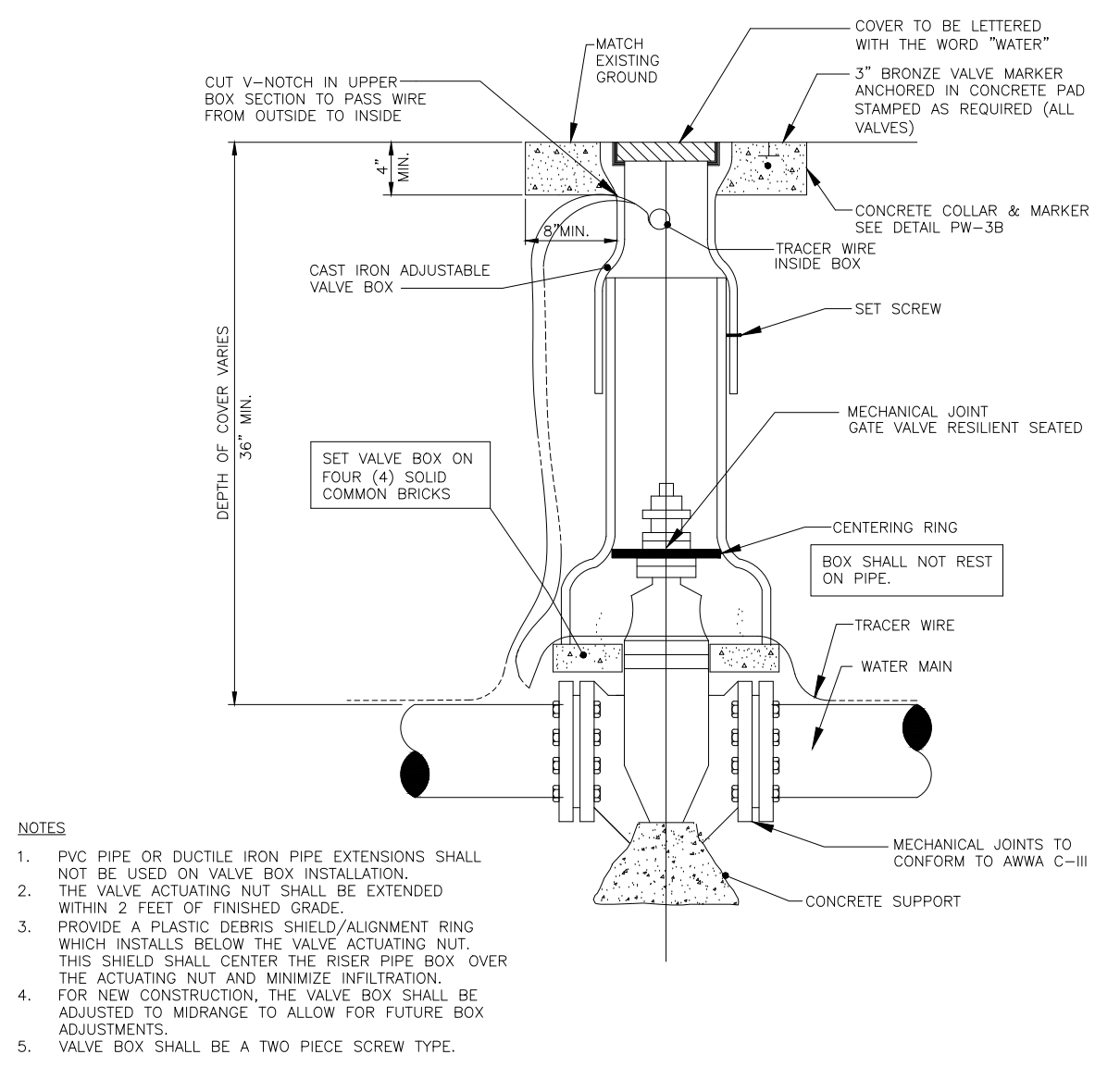
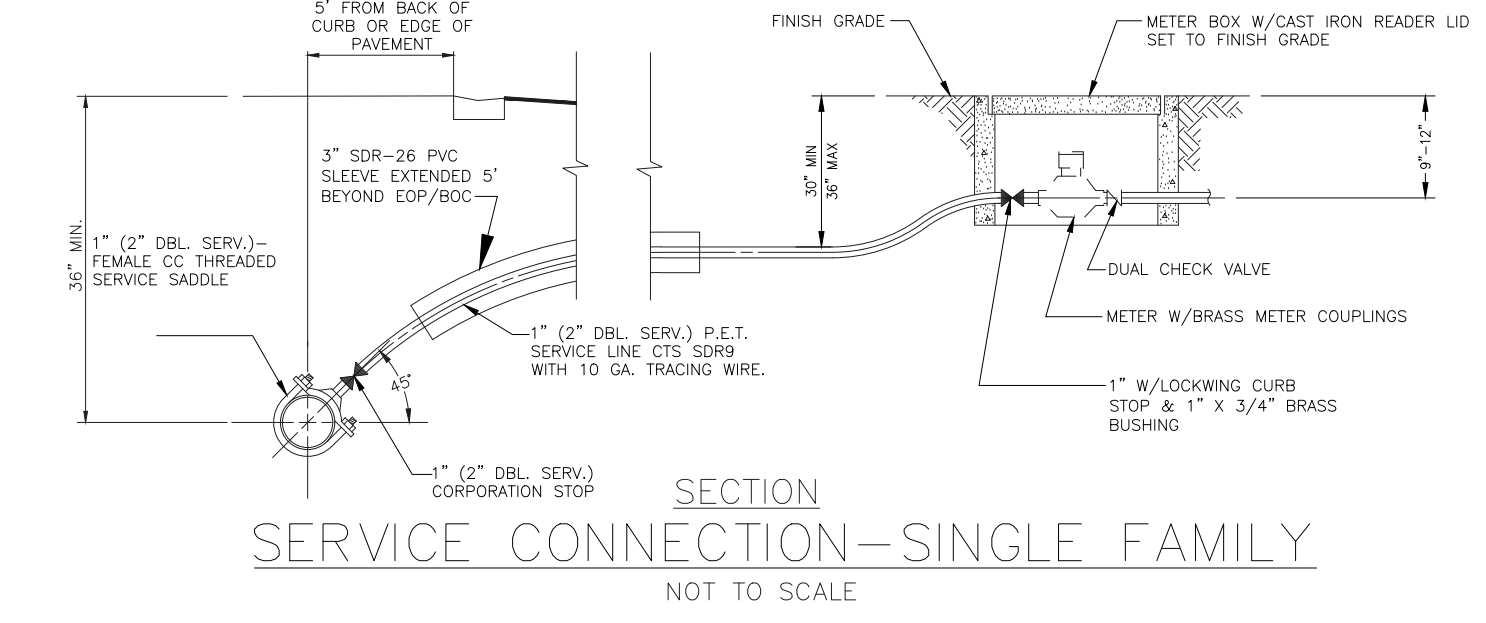
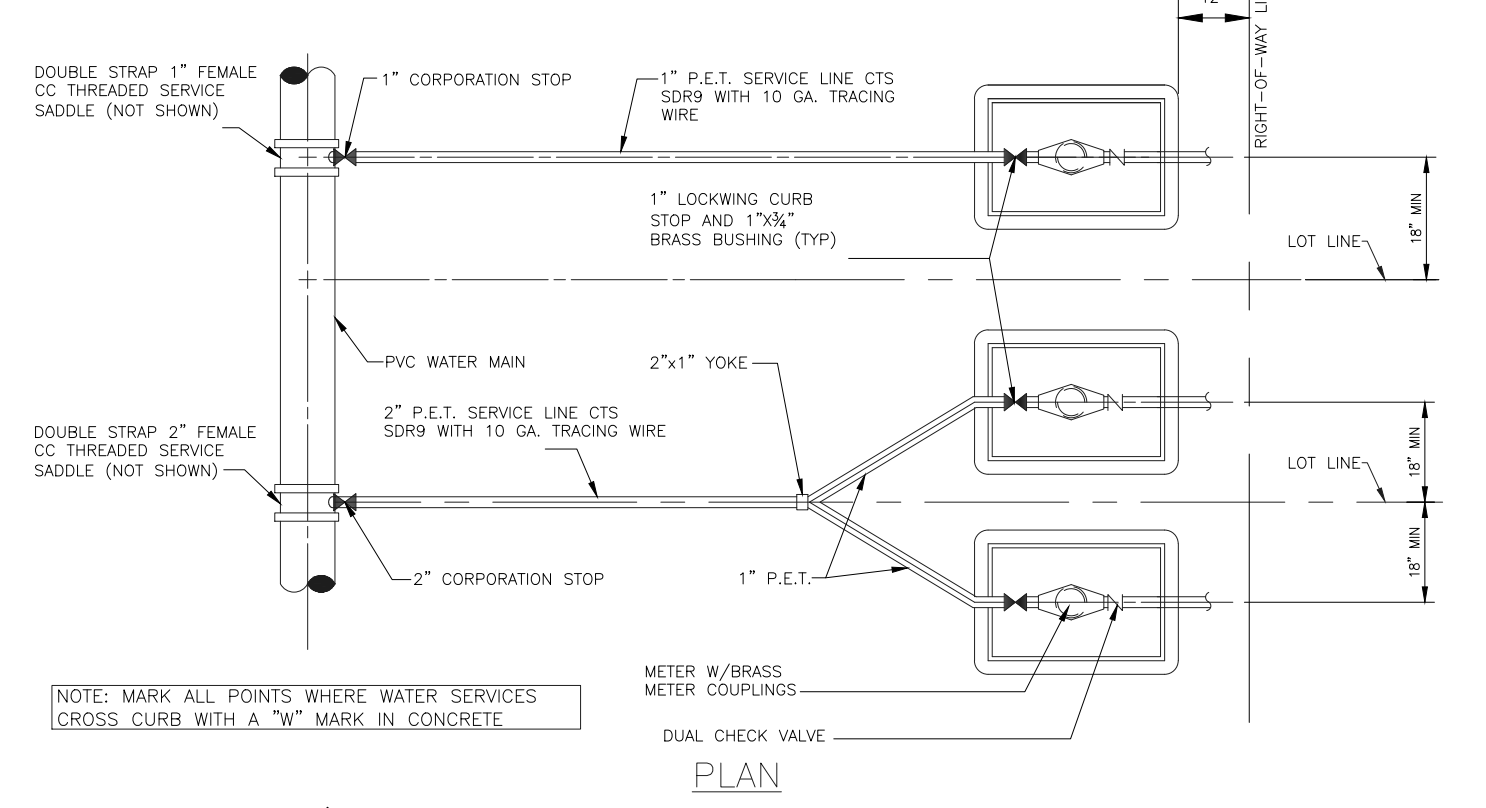
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Digitally signed by Christopher M Germana Date: 2021.12.02 14:22:18 -05'00'

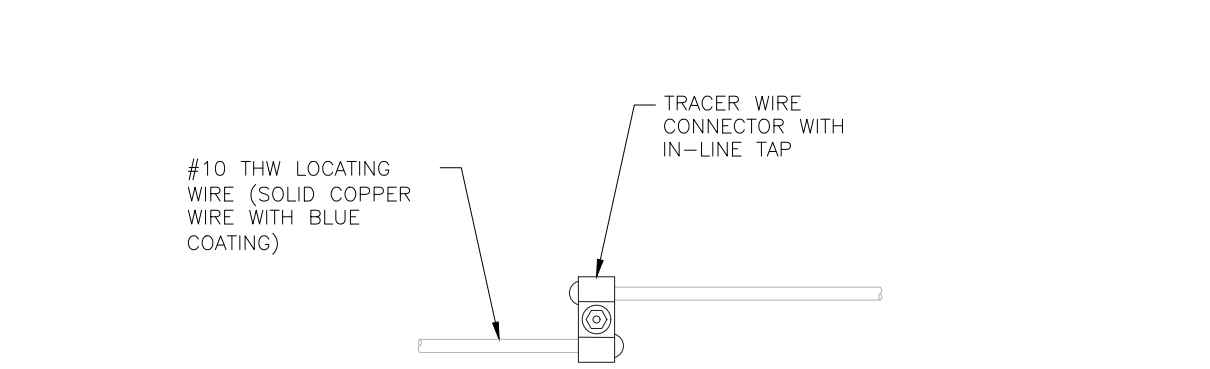


CHRISTOPHER M. GERMANA, P.E. FLORIDA PROFESSIONAL ENGINEER # 61682 FIRM CERTIFICATE OF AUTHORIZATION # 29279

- NOTES:**
1. ALL METER BOXES SHALL BE STANDARD PLASTIC RECTANGLE WITH A 1 1/4" PRE-DRILLED HOLE FOR THE TIGHT OR RF METER PAD. (CONTACT CITY FOR DETAILS).
 2. ALL 1" SERVICES SHALL HAVE A 1"x3/4" BRASS BUSHING.

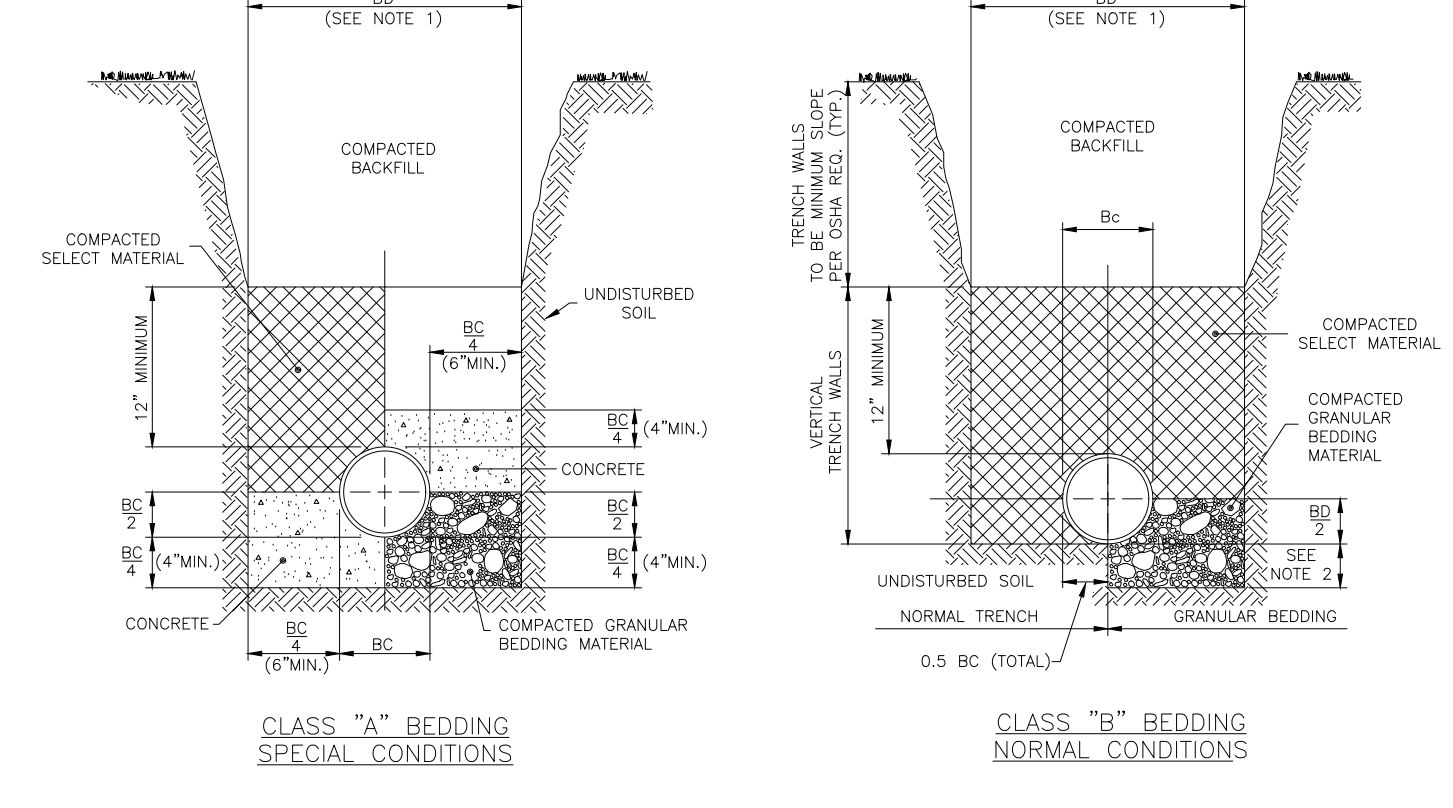


- NOTES:**
1. PVC PIPE OR DUCTILE IRON PIPE EXTENSIONS SHALL NOT BE USED ON VALVE BOX INSTALLATION.
 2. THE VALVE ACTUATING NUT SHALL BE EXTENDED WITHIN 2 FEET OF FINISHED GRADE.
 3. PROVIDE A PLASTIC DEBRIS SHIELD/ALIGNMENT RING WHICH INSTALLS BELOW THE VALVE ACTUATING NUT. THIS SHIELD SHALL CENTER THE RISER PIPE BOX OVER THE ACTUATING NUT AND MINIMIZE VIBRATION.
 4. FOR NEW CONSTRUCTION, THE VALVE BOX SHALL BE ADJUSTED TO WORK TO ALLOW FOR FUTURE BOX ADJUSTMENTS.
 5. VALVE BOX SHALL BE A TWO PIECE SCREW TYPE.

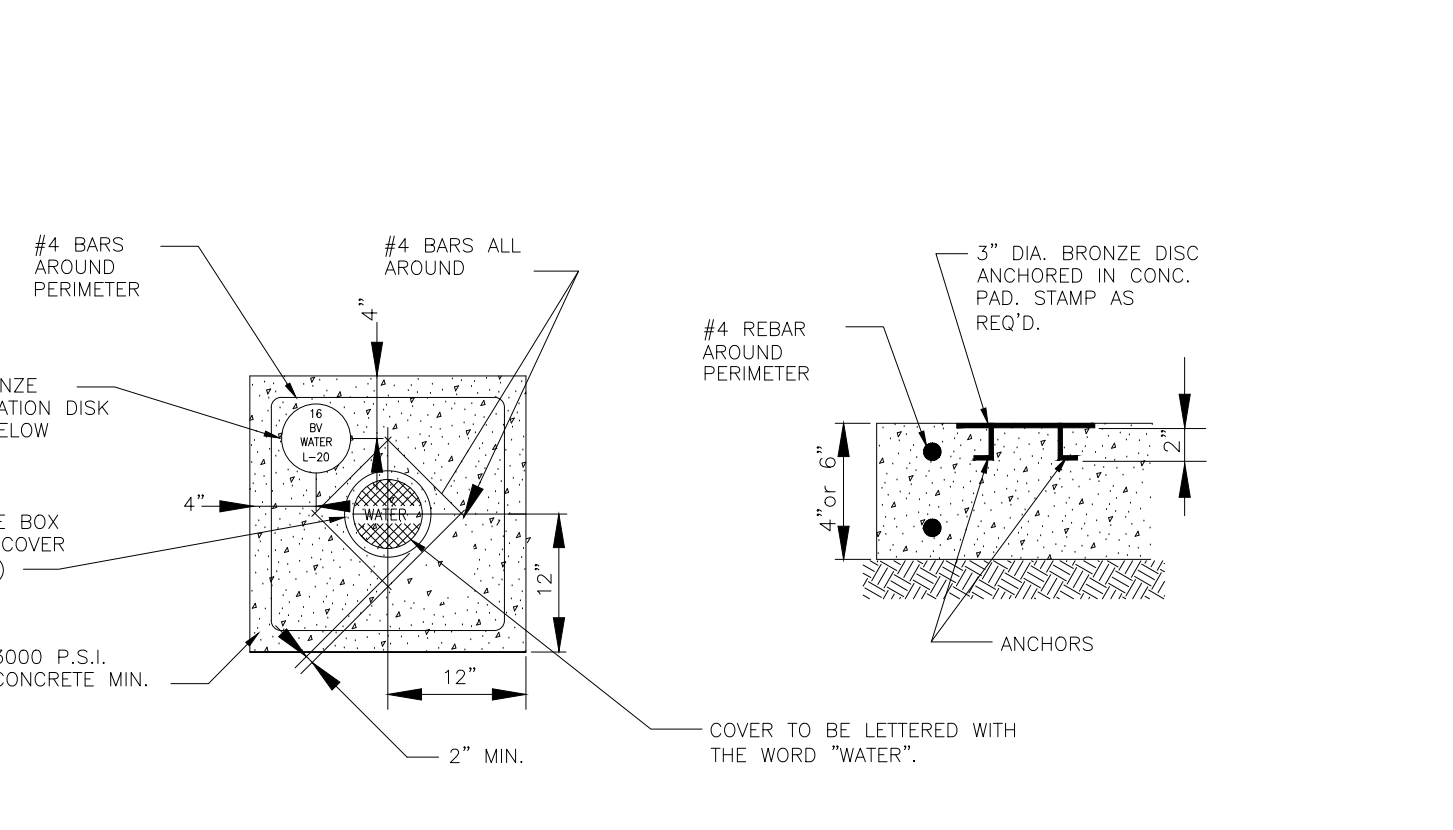


- NOTES:**
1. TRACER WIRE CONNECTOR SHALL BE DIRECT BURY, SELF-STRIPPING, LOCKING.
 2. AFTER INSTALLATION OF THE LOCATING WIRE THE SYSTEM SHALL BE SUBJECTED TO TESTING, IN THE PRESENCE OF CITY UTILITY DIRECTOR OR HIS DESIGNEE PRIOR TO BACKFILL, IN ORDER TO CONFIRM THAT THE SYSTEM IS FUNCTIONAL.

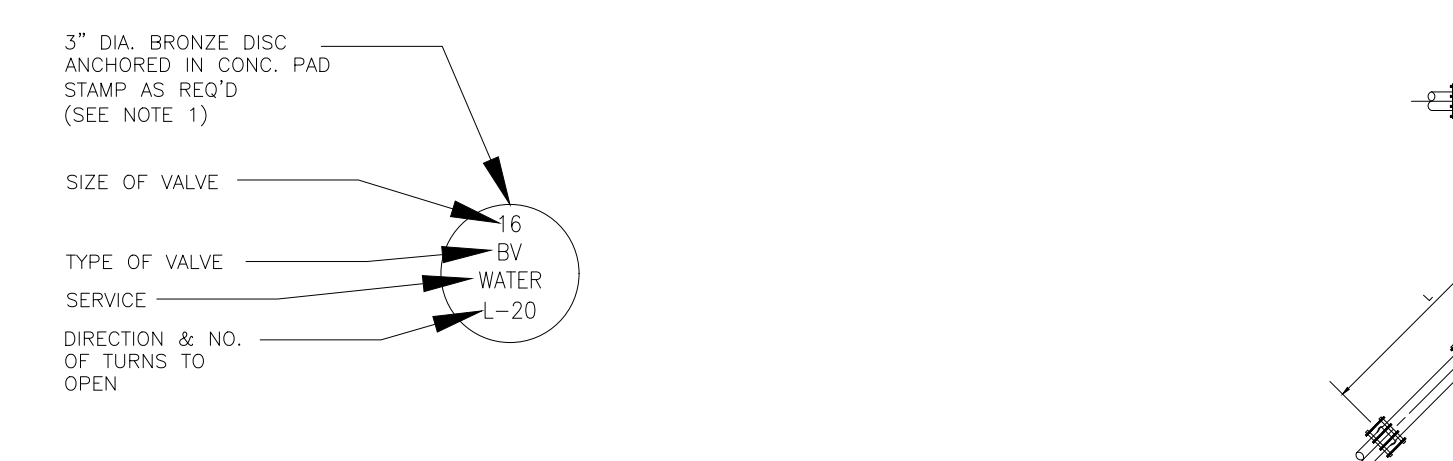
LOCATING WIRE SPLICING NOT TO SCALE



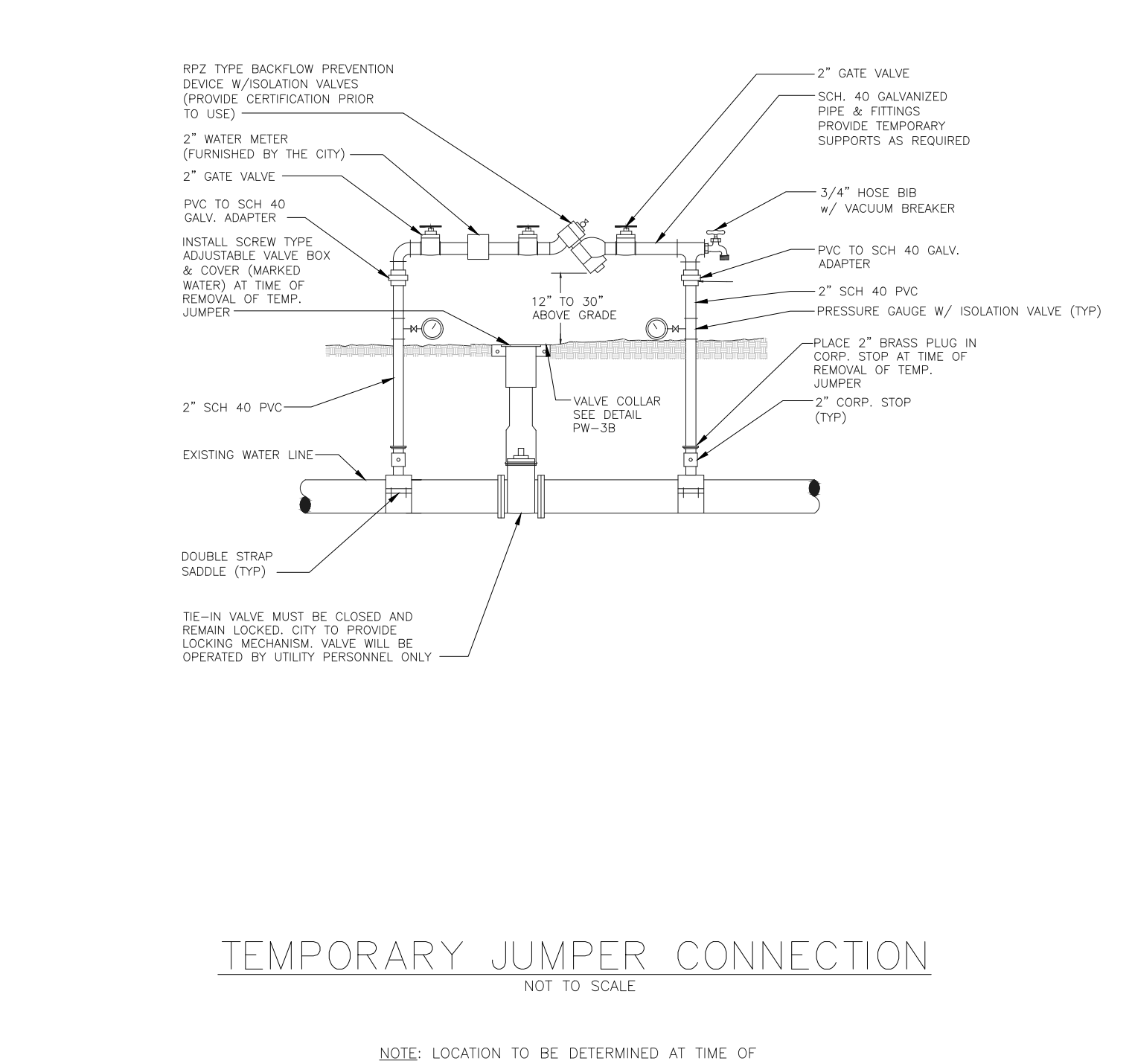
- NOTES: FOR BEDDING AND TRENCHING**
1. DIMENSION BC = PIPE O.D.
DIMENSION BD = TRENCH WIDTH AT TOP OF PIPE
MAXIMUM BD = BC + 20"
MINIMUM BD = MAXIMUM DIMENSION OF BELL + 8" (UNSHEETED TRENCH)
DEPTH FOR REMOVAL FOR UNSUITABLE MATERIAL SHALL BE AS REQUIRED TO REACH SUITABLE FOUNDATION FOR ROCK OR OTHER NON-CUSHIONING MATERIAL. DEPTH SHALL BE 6" BELOW BOTTOM OF UTILITY.
 2. ALL BACKFILL AND SELECT MATERIAL UNDER ALL ROADWAYS, DRIVES (INCLUDING DIRT DRIVES), AND PARKING AREAS SHALL BE COMPACTED TO 98% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180). BACKFILL AND SELECT MATERIAL UNDER ALL OTHER AREAS SHALL BE COMPACTED AS FOLLOWS: FROM BOTTOM OF TRENCH TO 12" ABOVE TOP OF PIPE = 98% OF MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180). FROM 12" ABOVE TOP OF PIPE TO TOP OF BACKFILL = 90% OF MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180).
 3. ALL BACKFILL AND SELECT MATERIAL UNDER ALL ROADWAYS, DRIVES (INCLUDING DIRT DRIVES), AND PARKING AREAS SHALL BE COMPACTED TO 98% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180). BACKFILL AND SELECT MATERIAL UNDER ALL OTHER AREAS SHALL BE COMPACTED AS FOLLOWS: FROM BOTTOM OF TRENCH TO 12" ABOVE TOP OF PIPE = 98% OF MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180). FROM 12" ABOVE TOP OF PIPE TO TOP OF BACKFILL = 90% OF MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASHO T-180).



- NOTE:**
1. BRONZE IDENTIFICATION DISC SHALL BE REQUIRED FOR ALL VALVES.
 2. 6" THICK CONCRETE PAD IN ROADWAY OR PAVED AREAS, 4" THICK CONCRETE PAD IN OTHER AREAS.



BRONZE IDENTIFICATION DISC DETAIL
VALVE COLLAR
NOT TO SCALE



TEMPORARY JUMPER CONNECTION
NOT TO SCALE

NOTE: LOCATION TO BE DETERMINED AT TIME OF PRECONSTRUCTION CONFERENCE W/ CITY.

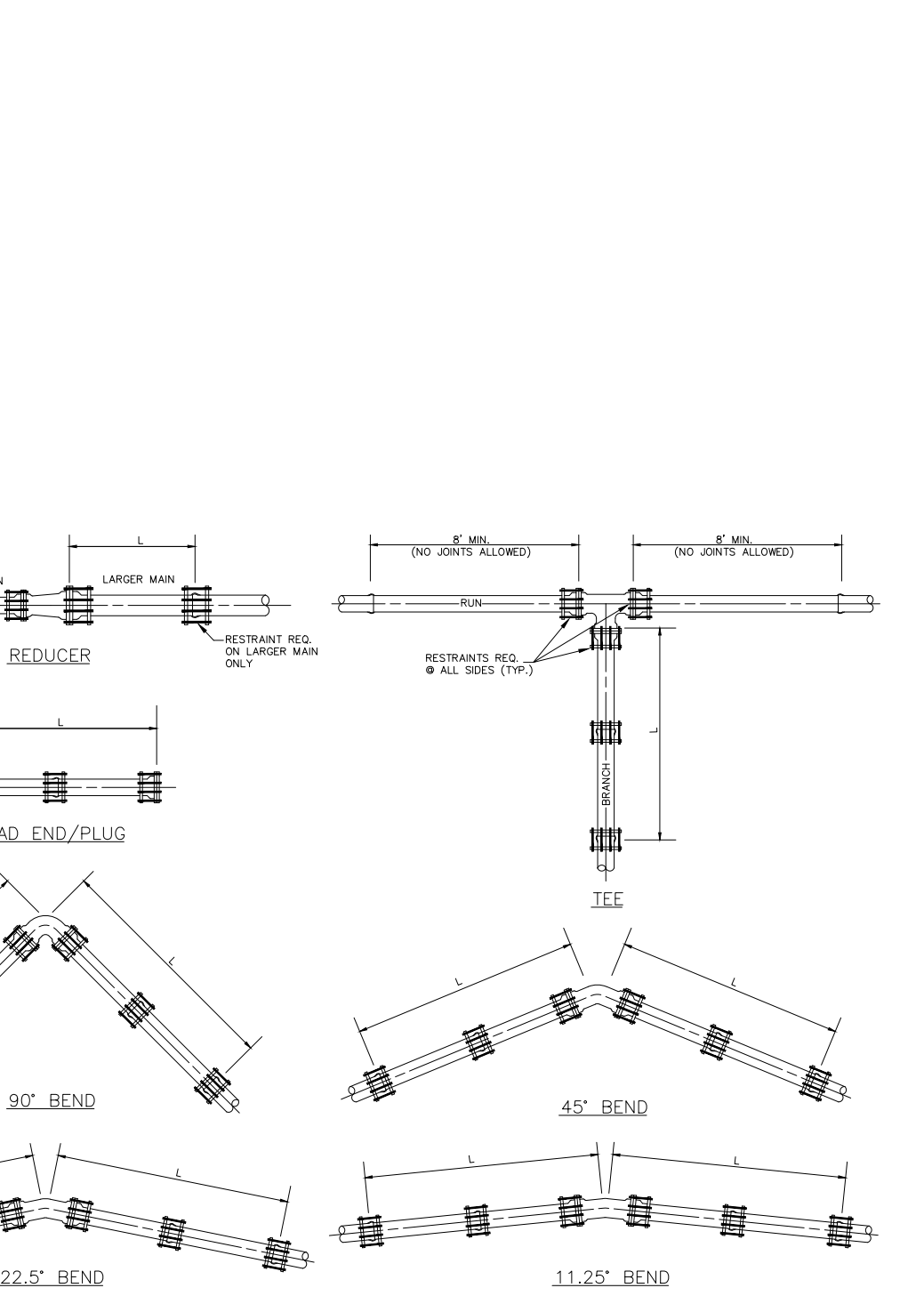
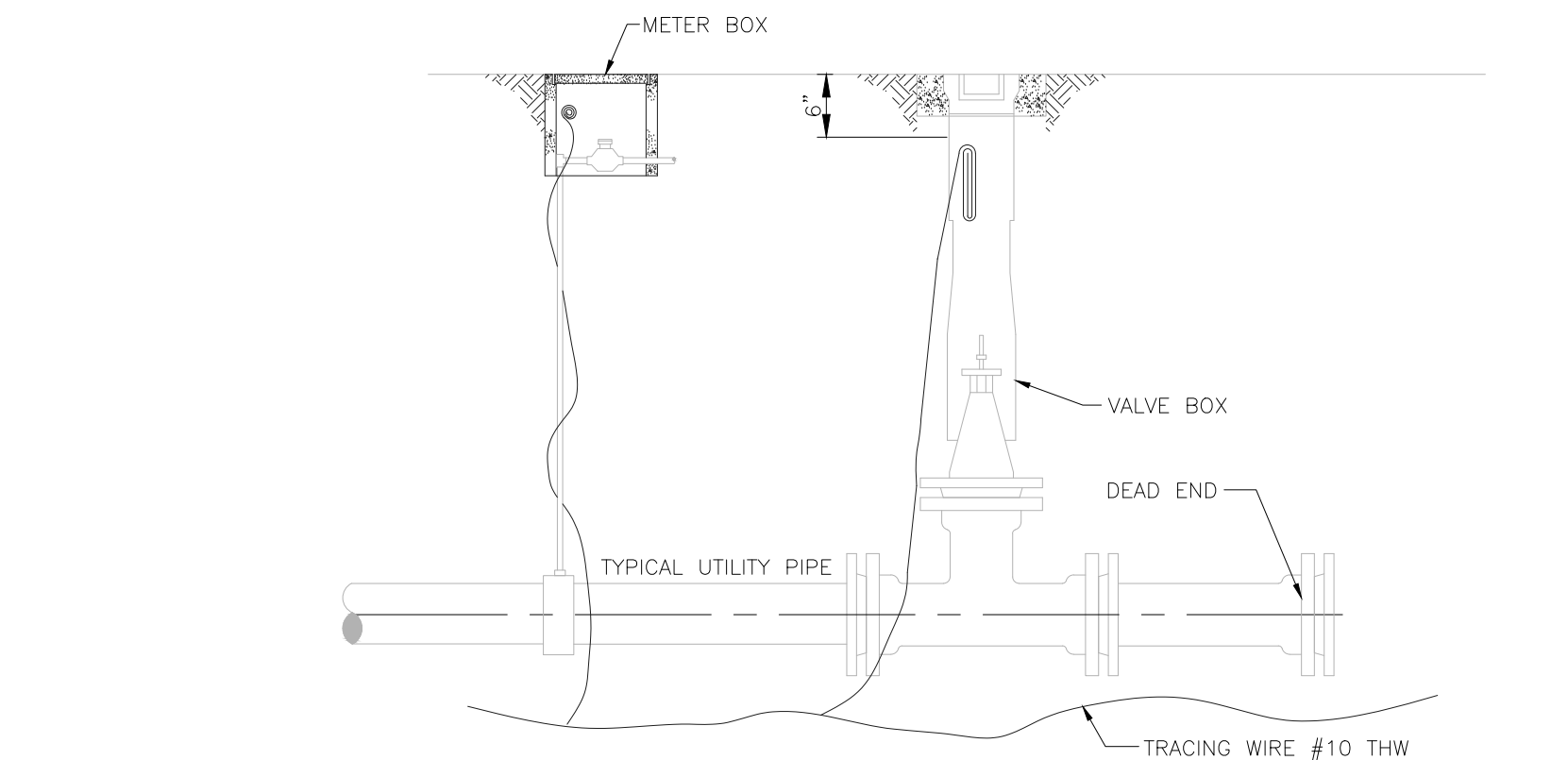


TABLE OF THRUST RESTRAINT LENGTHS

PIPE SIZE (DINCH)	12.12"		12.12"		12.12"		12.12"		12.12"		12.12"		12.12"	
	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)	PVC (3)	BOULE (3)
4	20"	16"	8"	7"	4"	3"	2"	2"	15"	10"	45"	29"	6'4"	33"
6	28"	22"	12"	9"	6"	4"	3"	2"	33"	21"	65"	40"	8'6"	34"
8	36"	28"	15"	12"	7"	6"	4"	3"	52"	33"	82"	52"	10'8"	33"
10	43"	34"	18"	14"	9"	7"	4"	3"	68"	43"	98"	63"	12'10"	34"
12	50"	40"	21"	17"	10"	8"	5"	4"	84"	54"	116"	74"	15'12"	35"
16	65"	51"	28"	21"	13"	10"	6"	5"	116"	74"	148"	94"	18'10"	35"
18	76"	56"	32"	23"	14"	11"	7"	6"	131"	83"	163"	103"	20'18"	35"
20	75"	61"	31"	25"	15"	12"	7"	6"	145"	92"	178"	113"	20'20"	62"
24	86"	70"	36"	29"	17"	14"	9"	7"	173"	110"	207"	132"		

- THRUST RESTRAINT DESIGN NOTES**
1. RESTRAINT JOINTS, FITTINGS, & VALVE REQUIREMENTS CALCULATED BY THE THRUST RESTRAINT DESIGN PROGRAM PROVIDED BY EBBA IRON SALES, INC.
 2. DATA BASED ON MAX. PRESSURE OF 150 P.S.I., THE UNIFIED SOILS CLASSIFICATION SYSTEM (SOIL TYPE SP), THE PIPE BEDDED IN NATIVE SOIL W/ A MINIMUM OF 2.5' COMPACTED FILL OVER THE PIPE, AND USING A SAFETY FACTOR OF 1.5 FOR THE DATA.
 3. ALL FITTINGS & VALVES SHALL HAVE RESTRAINED WITH "MEGA-LUG" RESTRAINTS, & ALL BELL & SPIGOT JOINTS TO BE RESTRAINED WITH A RESTRAINING HARNESS WITHIN THE REQUIRED LENGTH OF RESTRAINED PIPE (L).

THRUST RESTRAINT
NOT TO SCALE



ALL PIPE INSTALLED VIA OPEN CUT SHALL BE INSTALLED WITH #10 THW SOLID COPPER COATED TRACING WIRE. ALL PIPE INSTALLED VIA HDD SHALL BE INSTALLED WITH #10 COPPER CLAD STEEL WIRES.

THE TRACING WIRE MUST BE INSTALLED DIRECTLY BELOW THE PIPE AND BROUGHT TO THE SURFACE AT 500' MINIMUM INTERVALS. WIRE SHALL EXTEND A MINIMUM OF 12" ABOVE GRADE AT EACH INTERVAL AND BE COILED AND PLACED IN A VALVE BOX, METER BOX, MANHOLE, CLEANOUT, LOCATE WIRE BOX, OR OTHER APPLICABLE STRUCTURE.

COLOR CODING:

POTABLE WATER SYSTEM: BLUE
REUSE WATER SYSTEM: PANTONE PURPLE
SANITARY SEWER, FORCE MAINS AND LOW PRESSURE SEWER SYSTEMS: GREEN

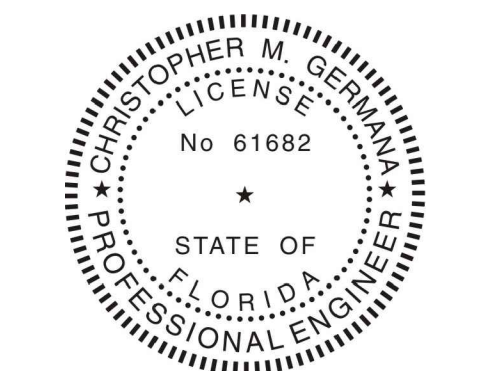
1. FOR LOW PRESSURE SEWER, POTABLE WATER AND REUSE WATER SYSTEMS: WIRE SHALL BE INSTALLED BELOW ALL MAINS AND SERVICE LINES AND ATTACHED TO VALVES, HYDRANTS AND FITTINGS. WIRE INSTALLED WITH SERVICE LINES SHALL CONNECT TO THE WIRE INSTALLED BELOW THE MAIN AND EXTEND TO THE CURB STOP.
2. FIRE SPRINKLER LINES: WIRE SHALL CONNECT TO THE WIRE INSTALLED BELOW THE MAIN AND EXTEND TO THE RISER CONNECTION.
3. SANITARY SEWER FORCE MAINS: WIRE SHALL BE INSTALLED BELOW THE FORCE MAIN AND ATTACHED TO ALL VALVES AND FITTINGS AND BROUGHT TO THE SURFACE AND PLACED IN A METAL, TOWN OF HOWEY IN THE HILLS APPROVED, VALVE BOX.
4. DEAD END MAINS: WIRE SHALL BE PLACED IN A PROPERLY IDENTIFIED METAL VALVE BOX AT THE END OF THE RUN.
5. WIRE SHALL NOT BE FASTENED OR COILED TO VALVE OPERATING NUT.
6. UTILITY TRACING WIRE SHALL BE IN ACCORDANCE WITH CITY CSM AND PER CITY'S APPROVED MANUFACTURER LIST.

UTILITY PIPE LOCATION MATERIAL - WIRE
NOT TO SCALE

NOTE: LOCATION TO BE DETERMINED AT TIME OF PRECONSTRUCTION CONFERENCE W/ CITY.

This item has been digitally signed and sealed by Christopher M. Germana, PE on the date adjacent to the seal. Printed copies of this document with this certification signed and sealed and the signature must be verified on any electronic copies.

Digitally signed by Christopher M Germana
Date: 2021.12.02 14:22:56 -05'00'



CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61882
FIRM CERTIFICATE OF AUTHORIZATION # 29279

DATE	REVISIONS
No.	

POTABLE WATER
CONSTRUCTION DETAILS

TALICHET PHASE 2
SUBDIVISION

GERMANA ENGINEERING AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
CLERMONT, FL 34711
(352) 242-9329
WWW.GERMANAENGINEERING.COM
CERTIFICATE OF AUTHORIZATION NUMBER 29279
COPYRIGHT © 2020

SCALE: NTS
DATE: 08-25-2021
SHEET
C13

PROJECT # GE0082021

HOWEY IN THE HILLS, FLORIDA

DATE	
REVISIONS	
No.	

RECLAIMED/SEWER CONSTRUCTION DETAILS

TALICHET PHASE 2 SUBDIVISION

PROJECT # GE0082021

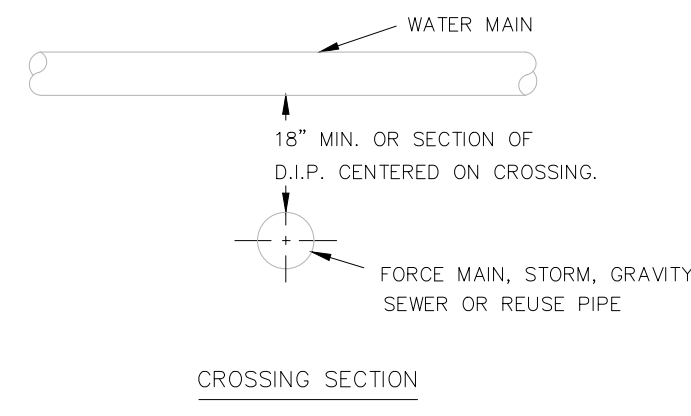
HOWEY IN THE HILLS, FLORIDA

GERMANA ENGINEERING AND ASSOCIATES, LLC
 1120 WEST MINNEOLA AVENUE
 CLEMONT, FL 34711
 (352) 242-9329
 WWW.GERMANAENGINEERING.COM
 CERTIFICATE OF AUTHORIZATION NUMBER 28270
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SCALE: NTS

DATE: 08-25-2021

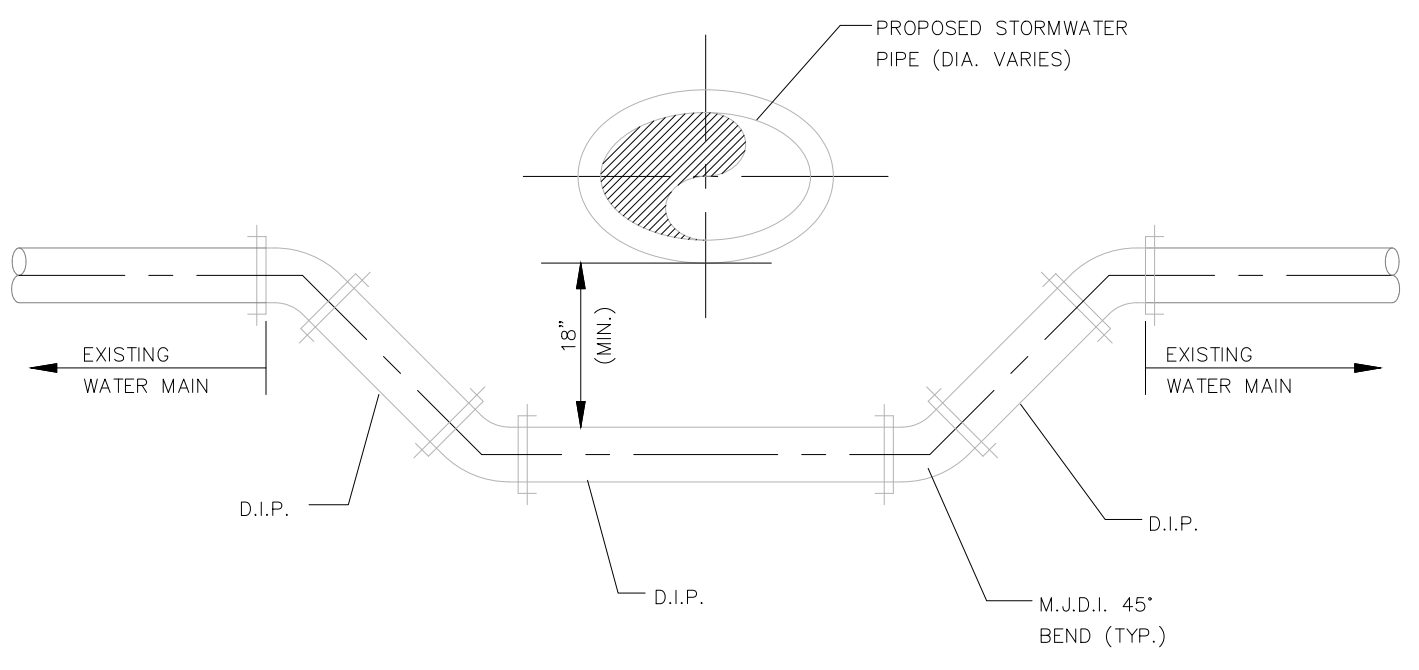
SHEET
C14



NOTES:

- IF WATER MAIN IS LESS THAN 18" ABOVE SANITARY OR STORM SEWER, RECLAIMED WATER MAIN OR WASTEWATER FORCEMAIN PIPING AT A CROSSING, THEN CENTER ONE FULL LENGTH JOINT OF D.I.P. ON CROSSING POINT.
- ALL PIPING CLEARANCES SHALL BE IN ACCORDANCE WITH CHAPTER 62-555.314, F.A.C.
- DO NOT ENCASE PIPING IN CONCRETE UNLESS SPECIFICALLY AUTHORIZED.
- ALL PIPING SHALL CLEAR OTHER CONSTRUCTION BY 6" MINIMUM.

PIPING CLEARANCES
NOT TO SCALE



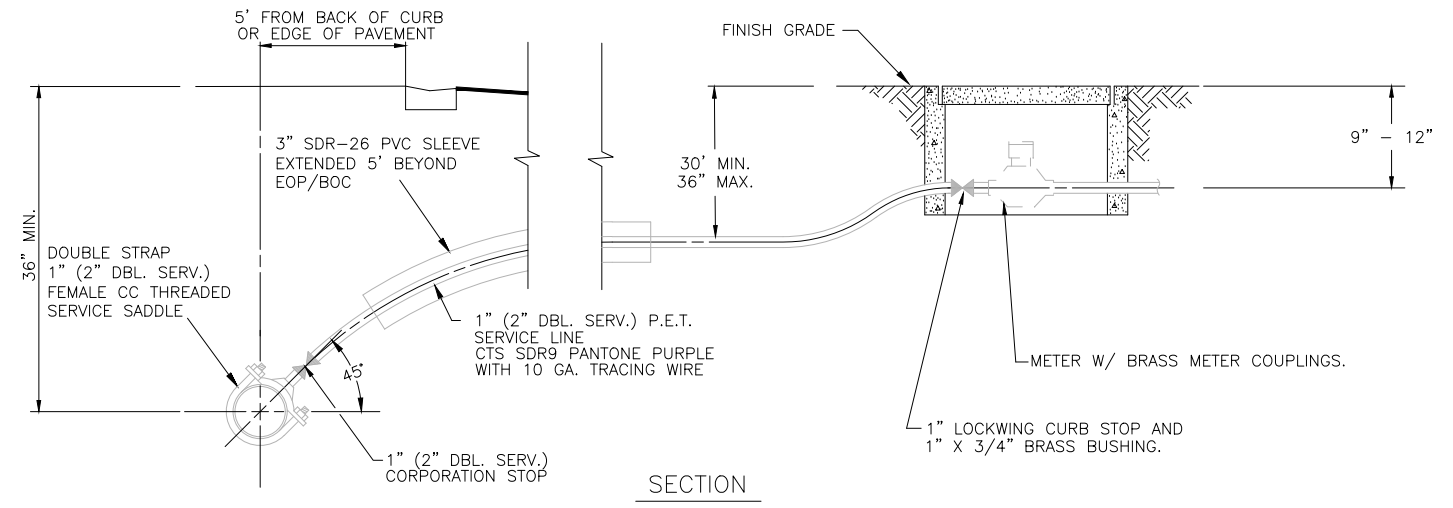
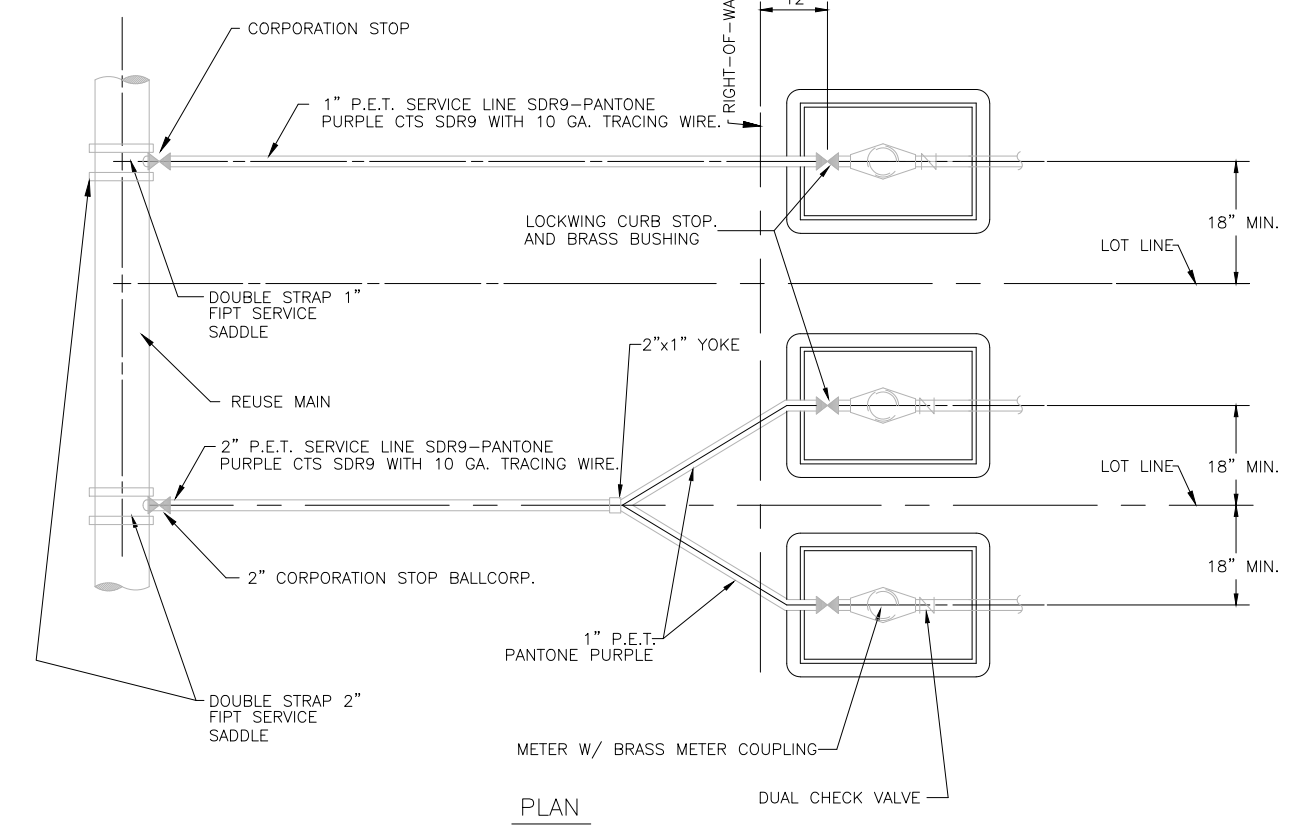
NOTES:

- ALL PROPOSED JOINTS SHALL BE RESTRAINED.
- ALL EXISTING JOINTS WITHIN SHALL BE RESTRAINED IN ACCORDANCE WITH GR-6.
- ALL PIPING CLEARANCES SHALL BE IN ACCORDANCE WITH CHAPTER 62-555.314 F.A.C.

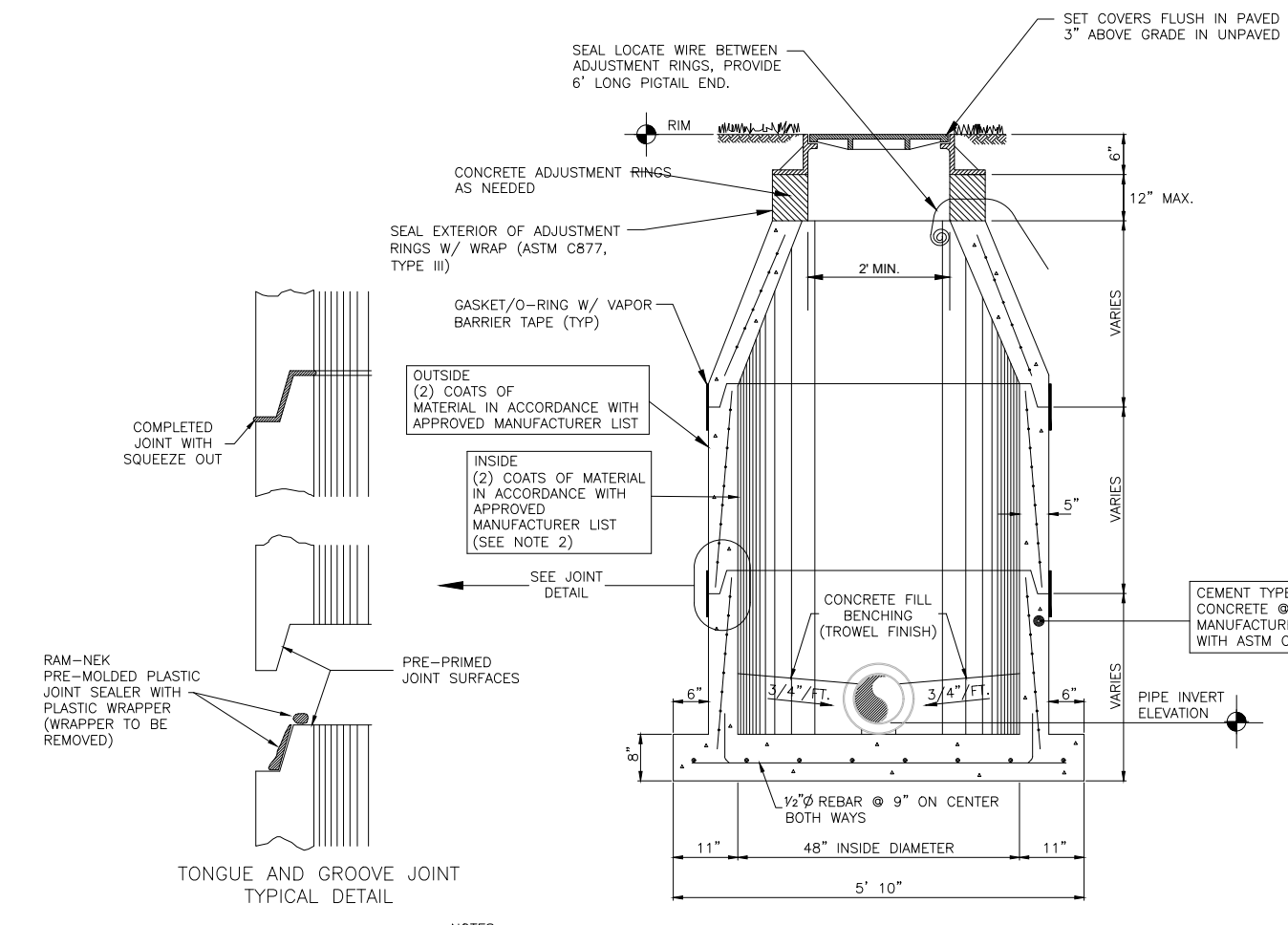
WATER LINE CROSSING
NOT TO SCALE

GENERAL RECLAIMED WATER NOTES

- ALL RECLAIMED WATER PIPING TO BE OWNED AND MAINTAINED BY THE TOWN OF HOWEY IN THE HILLS AND SHALL BE A SOLID PANTONE PURPLE COLOR.
- RECLAIMED WATER MAINS SHALL BE PVC CONFORMING TO AWWA C-900, DR 18 FOR PIPE SIZES 4"-12", PIPES 14" & LARGER SHALL BE AWWA C-905, DR 25. PRESSURE CLASS 350 DIP IS AN ACCEPTABLE ALTERNATE. ALL COUPLINGS, CLEANING COMPOUNDS, SOLVENTS, LUBRICANTS, AND PIPE PREPARATION FOR LAYING SHALL BE IN ACCORDANCE WITH THE PIPE MANUFACTURERS LATEST RECOMMENDATIONS.
- DEPTH OF RECLAIMED WATER LINES TO BE 36" MIN. BELOW FINISHED GRADE.
- RECLAIMED WATER MAINS TO BE LOCATED 5' FROM BACK OF CURB OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
- ALL PIPING CLEARANCES SHALL BE IN ACCORDANCE WITH CHAPTER 62-555.314, F.A.C.
- ALL RECLAIMED WATER MAINS UNDER PAVEMENT SHALL BE DUCTILE IRON PIPE AND SHALL EXTEND 5' BEYOND THE EDGE OF PAVEMENT OR BACK OF CURB, EXCEPT DIRECTIONAL BORES, WHICH SHALL BE SDR-11 HDPE.
- ALL IRRIGATION SLEEVING UNDER PAVEMENT SHALL EXTEND 5' BEYOND THE EDGE OF PAVEMENT OR BACK OF CURB.
- ALL OTHER REQUIREMENTS OF THE CITY WATER SYSTEM SHALL APPLY TO THE RECLAIMED WATER SYSTEM.
- PROPER SIGNAGE FOR PUBLIC ACCESS IRRIGATION AREAS TO BE SUPPLIED BY THE DEVELOPER / CONTRACTOR, IN ACCORDANCE WITH CHAPTER 62-610.18, F.A.C.



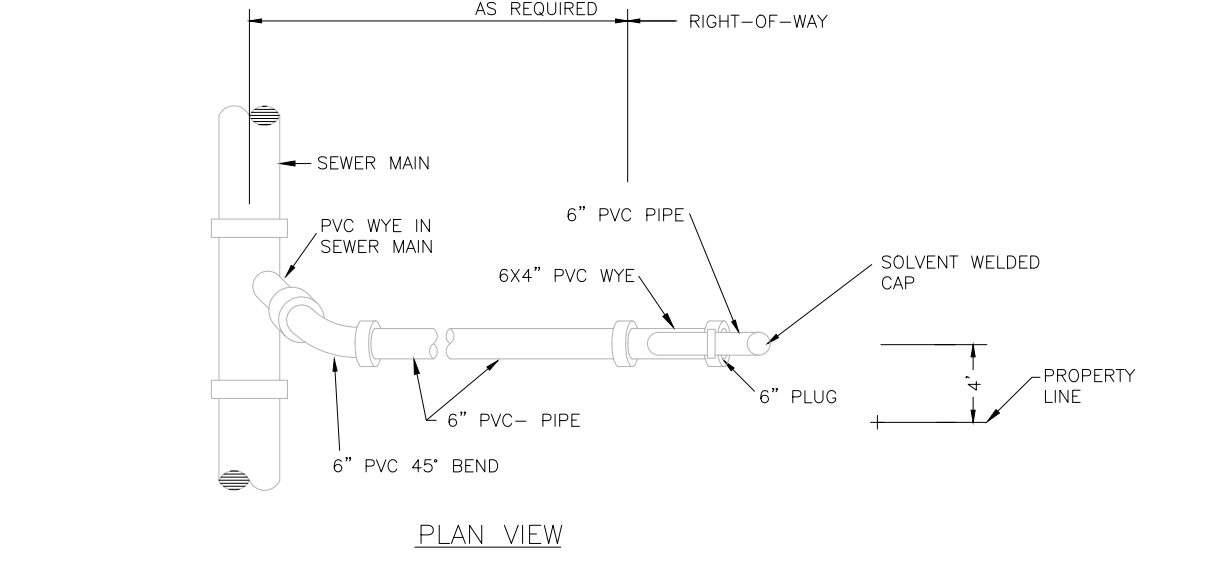
RECLAIMED WATER SERVICE CONNECTION
NOT TO SCALE



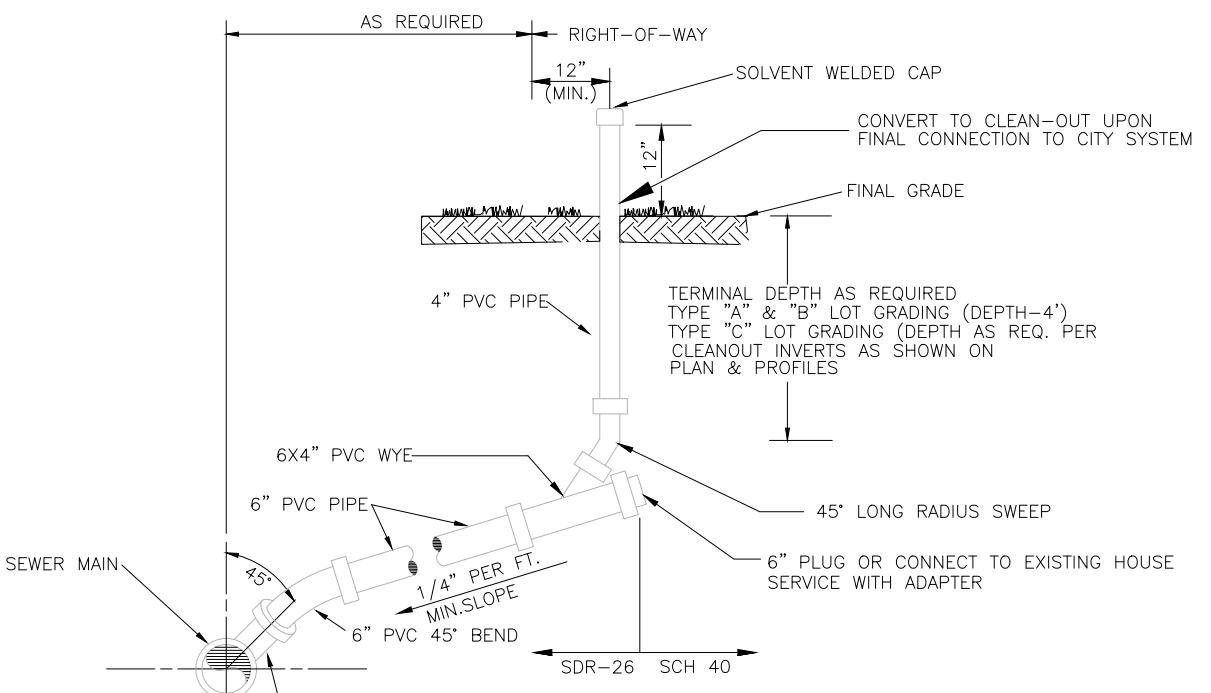
NOTES:

- ALTERNATE-PRECAST MANHOLE TOPS MUST BE APPROVED IN ADVANCE.
- LINER (150 MILS DPT) SHALL BE USED WHERE SHOWN ON DRAWINGS AND/OR REQUIRED BY THE CITY.
- MANHOLE TOP TO BE CENTERED OVER EFFLUENT PIPE.
- INSTALL ONE CONTINUOUS PIECE OF RAM-NEK AROUND ENTIRE MATING SURFACE BETWEEN ADJUSTMENT RINGS AND MANHOLE FRAME.

SANITARY PRECAST MANHOLE
NOT TO SCALE



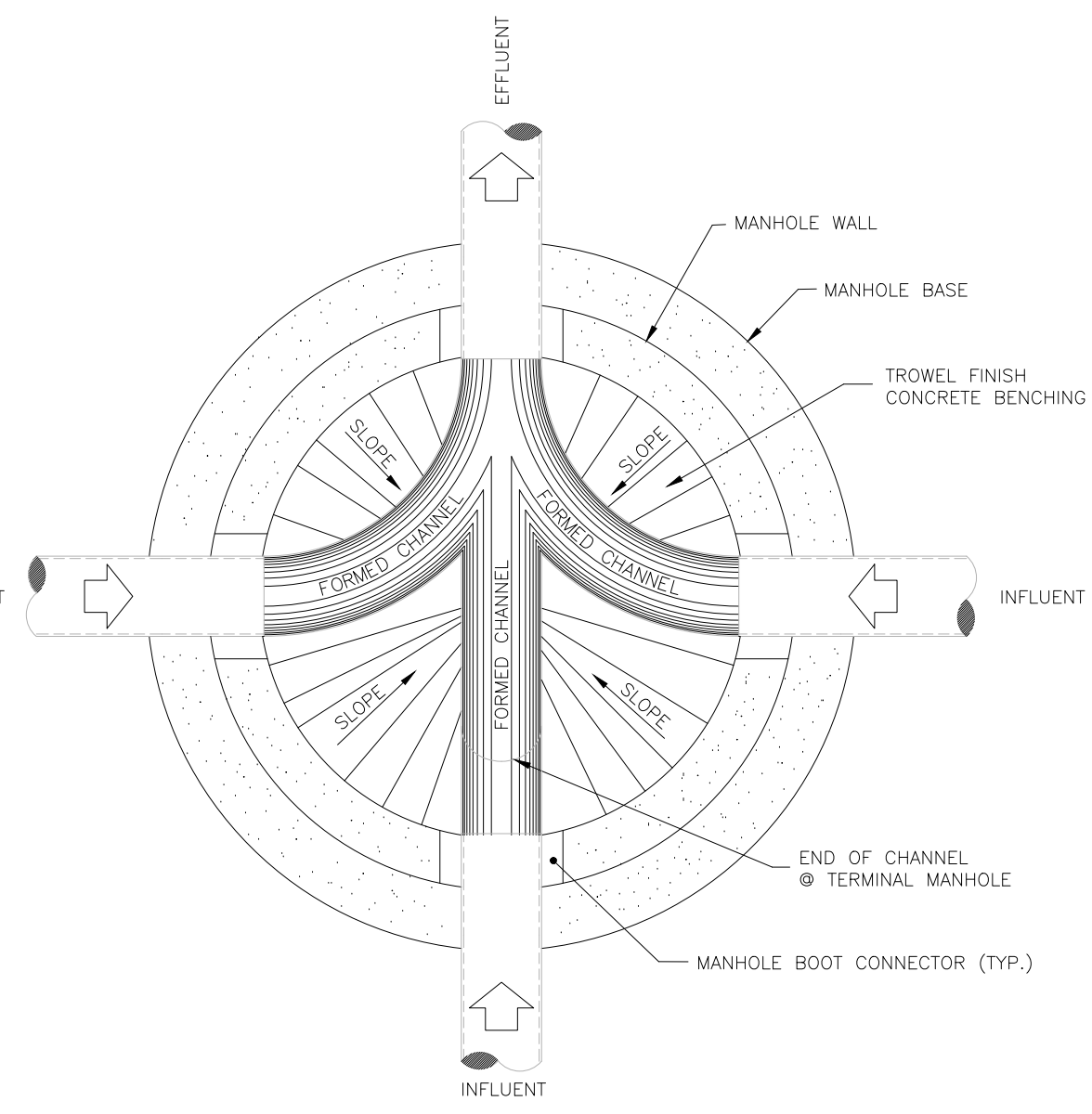
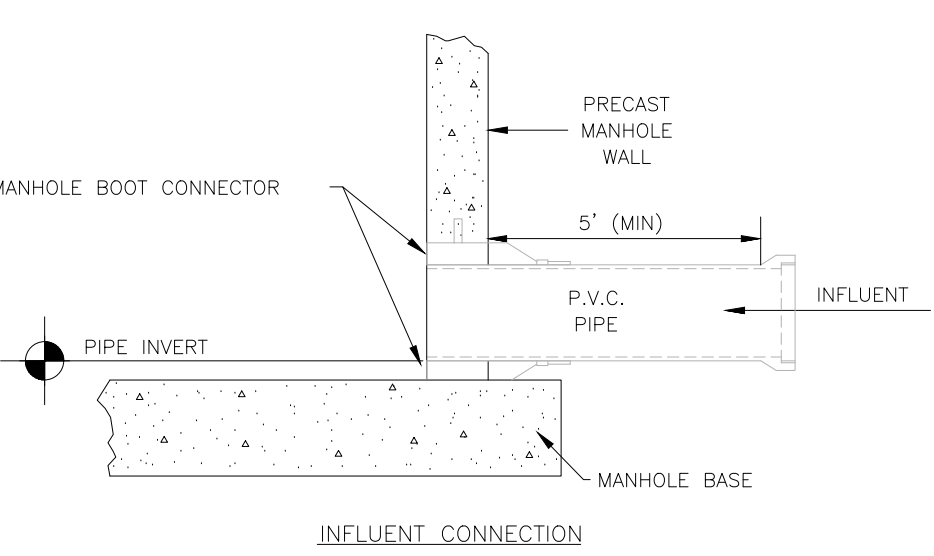
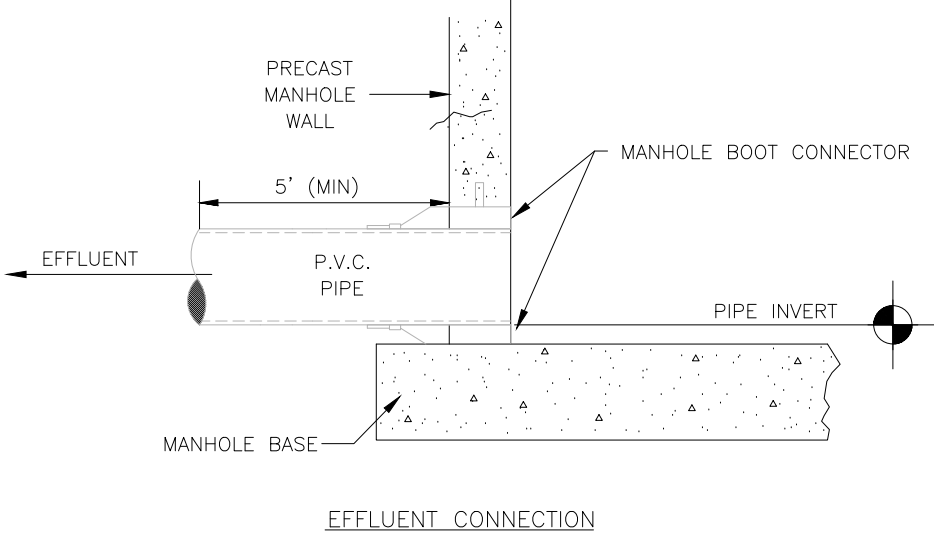
PLAN VIEW



SIDE VIEW

SANITARY SEWER SERVICE
PVC SINGLE SERVICE - NOT TO SCALE

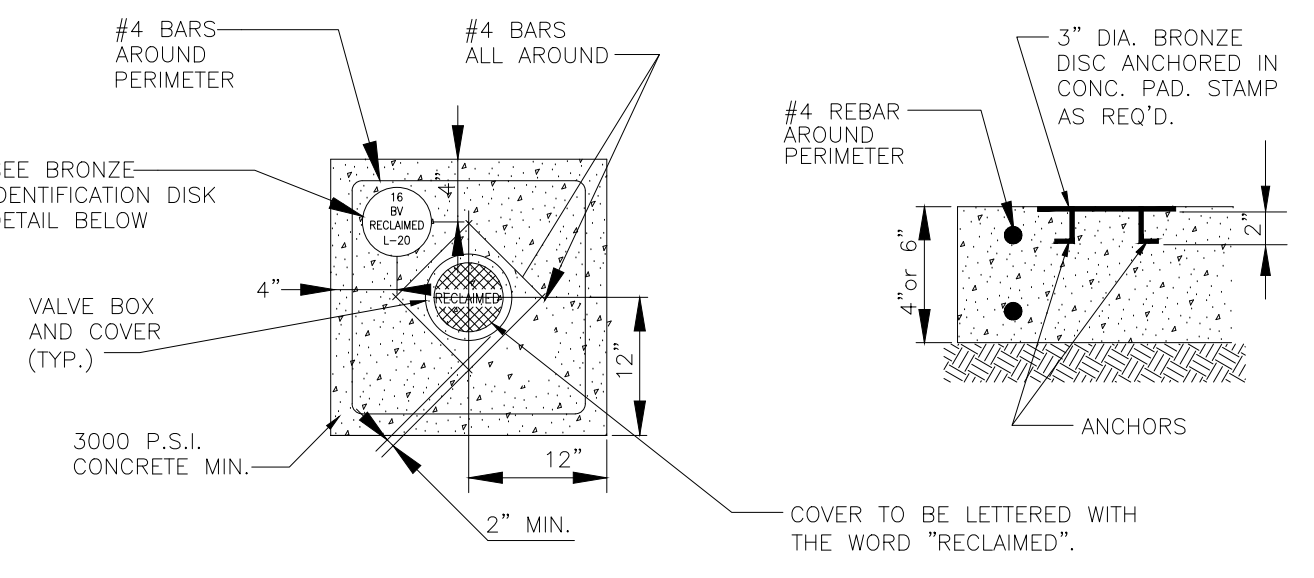
- NOTES:**
- ALL SERVICE LATERALS SHALL BE A MINIMUM OF 6" FROM SEWER MAIN TO RIGHT-OF-WAY LINE.
 - NO BENDS IN SERVICE LINE BETWEEN THE PROPERTY LINE AND THE WYE CONNECTOR.



NOTES:

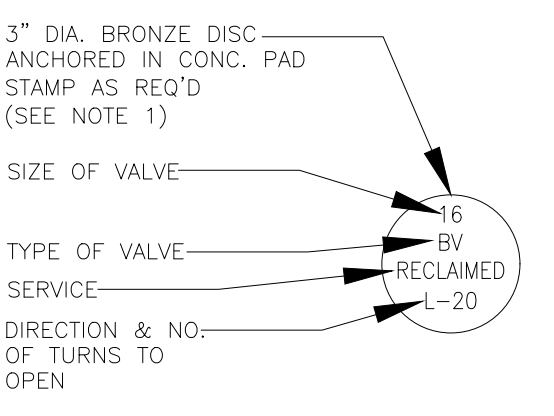
- INVERT CHANNELS TO BE CONSTRUCTED FOR SMOOTH FLOW WITH NO OBSTRUCTIONS. HALF PIPE INVERT CHANNELS.
- SPILLWAYS SHALL BE CONSTRUCTED BETWEEN PIPES WITH DIFFERENT INVERT ELEVATIONS PROVIDING FOR SMOOTH FLOWS.
- CHANNELS FOR FUTURE CONNECTIONS (STUBS) SHALL BE CONSTRUCTED, FILLED WITH SAND AND COVERED WITH 1" OF MORTAR.

TYPICAL MANHOLE PLAN
NOT TO SCALE



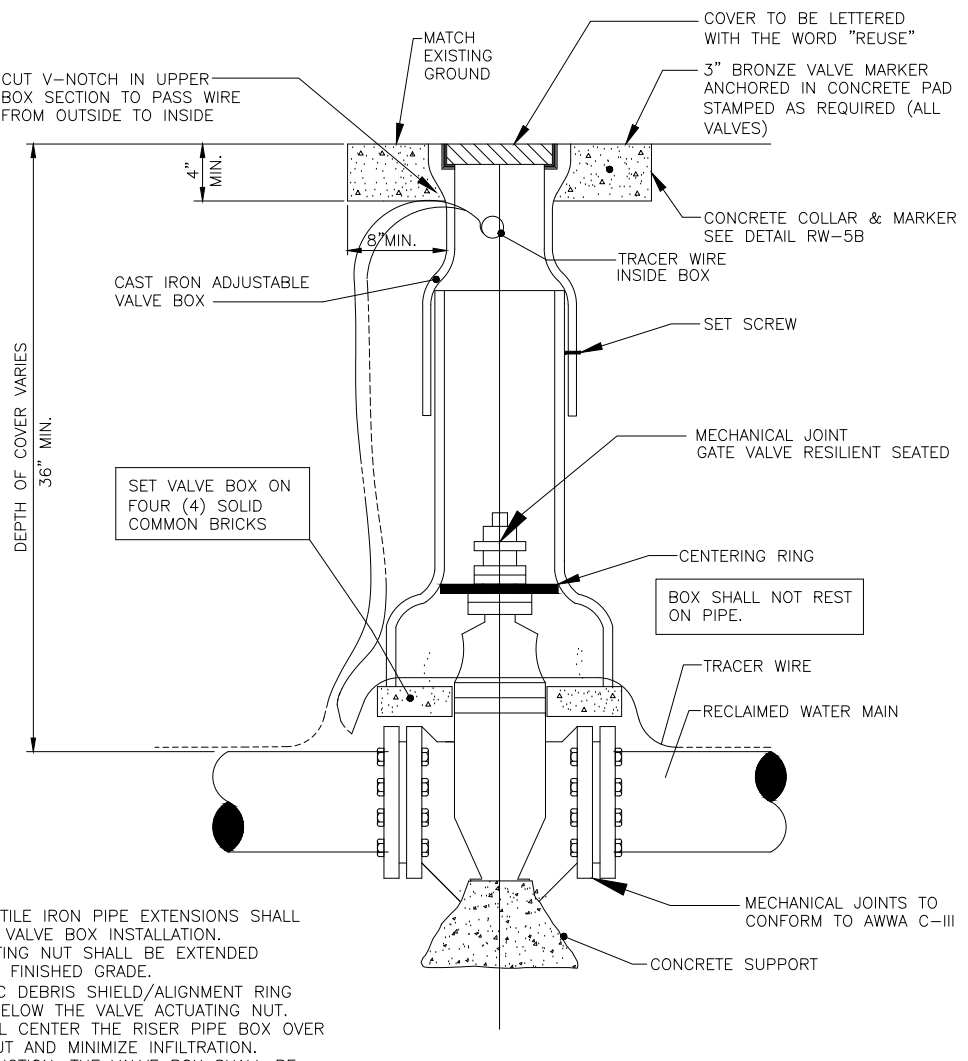
NOTE:

- BRONZE IDENTIFICATION DISC SHALL BE REQUIRED FOR ALL VALVES.
- 6" THICK CONCRETE PAD IN ROADWAY OR PAVED AREAS, 4" THICK CONCRETE PAD IN OTHER AREAS.



VALVE COLLAR
NOT TO SCALE

BRONZE IDENTIFICATION DISC DETAIL

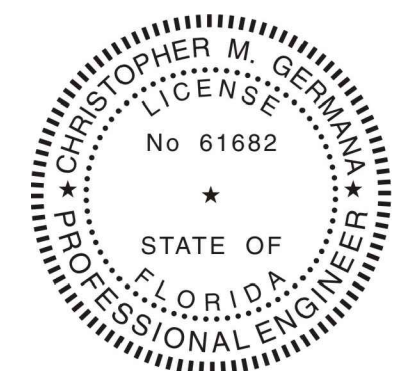


NOTES:

- PVC PIPE OR DUCTILE IRON PIPE EXTENSIONS SHALL NOT BE USED ON VALVE BOX INSTALLATION.
- THE VALVE ACTUATING NUT SHALL BE EXTENDED WITHIN 2 FEET OF FINISHED GRADE.
- PROVIDE A PLASTIC DEBRIS SHIELD/ALIGNMENT RING WHICH INSTALLS BELOW THE VALVE ACTUATING NUT. THIS SHIELD SHALL CENTER THE RISER PIPE BOX OVER THE ACTUATING NUT AND MINIMIZE INFILTRATION. FOR NEW CONSTRUCTION, THE VALVE BOX SHALL BE ADJUSTED TO MICHANGE TO ALLOW FOR FUTURE BOX ADJUSTMENTS.
- VALVE BOX SHALL BE A TWO PIECE SCREW TYPE.

GATE VALVE AND BOX
NOT TO SCALE

Digitally signed by
Christopher M Germana
Date: 2021.12.02
14:23:38 -05'00'



CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

This item has been digitally signed and sealed by Christopher M. Germana, PE 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.



November 19, 2021

Ron Roberts
Venezia Partners, LLC
2406 Cypress Glen Drive, Suite 102
Wesley Chapel, FL 33543

**RE: Arborist Review
Talichet Phase 2 Property
Pasco County, Florida**

Dear Mr. Roberts:

Horner Environmental Professionals, Inc. (HEP) visited the subject property on November 15, 2021 (Figures 1-5). The purpose of the site visit was to assess the health of specimen and historic trees as identified on the tree survey provided by Germana Engineering and Associates, LLC. All applicable trees were assessed in the field with diameter at breast height measurements (DBH) and health assessments. Health assessments focused on the current health of the tree and the risk it currently exhibits. Below is a summary of our findings with detail provided for each applicable lot:

Candidates for Removal

- 36" Oak (East of Lot 96): Significant cojoining, included bark.**
- 20" Oak (northeast of Lot 102): Bark inclusions, minor cavities.**
- 27" Oak (lot 105): Severe conjoining.**
- 34" Oak (Lot 108): Significant inclusions, cavities.**
- 30" Oak (west of Lot 109): Significant inclusions, minor cavities.**
- 38" Oak (Lot 111): Bark inclusion, minor cavities.**

These trees can be found on the attached Tree Removal Plan.

Note that health and risk assessments take into consideration both the current conditions and use of the property as well as the proposed future use. The species and age of the tree is also considered. We maintained the same labeling as the survey and didn't differentiate between the species of oak. However, our inspection found a mix of mostly laurel oak (*Quercus laurifolia*) and live oak (*Quercus virginiana*) and multiple hybrids.

At this time, we would identify the above referenced trees as candidates for removal. We would specifically not recommend that these trees remain exist in close proximity to structures or common areas.

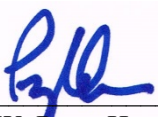
Also note that the survey references twenty 3" oaks in the extreme northeastern corner of Tract A. Upon inspection, this was found to be three 20" oaks.

This assessment is based on observations of existing conditions at the time of the site inspection. The opinions in this assessment are given based on observations made using generally accepted professional judgement.


HEP appreciates the opportunity to assist you with this project. Please don't hesitate to call if you need anything additional.

Sincerely,

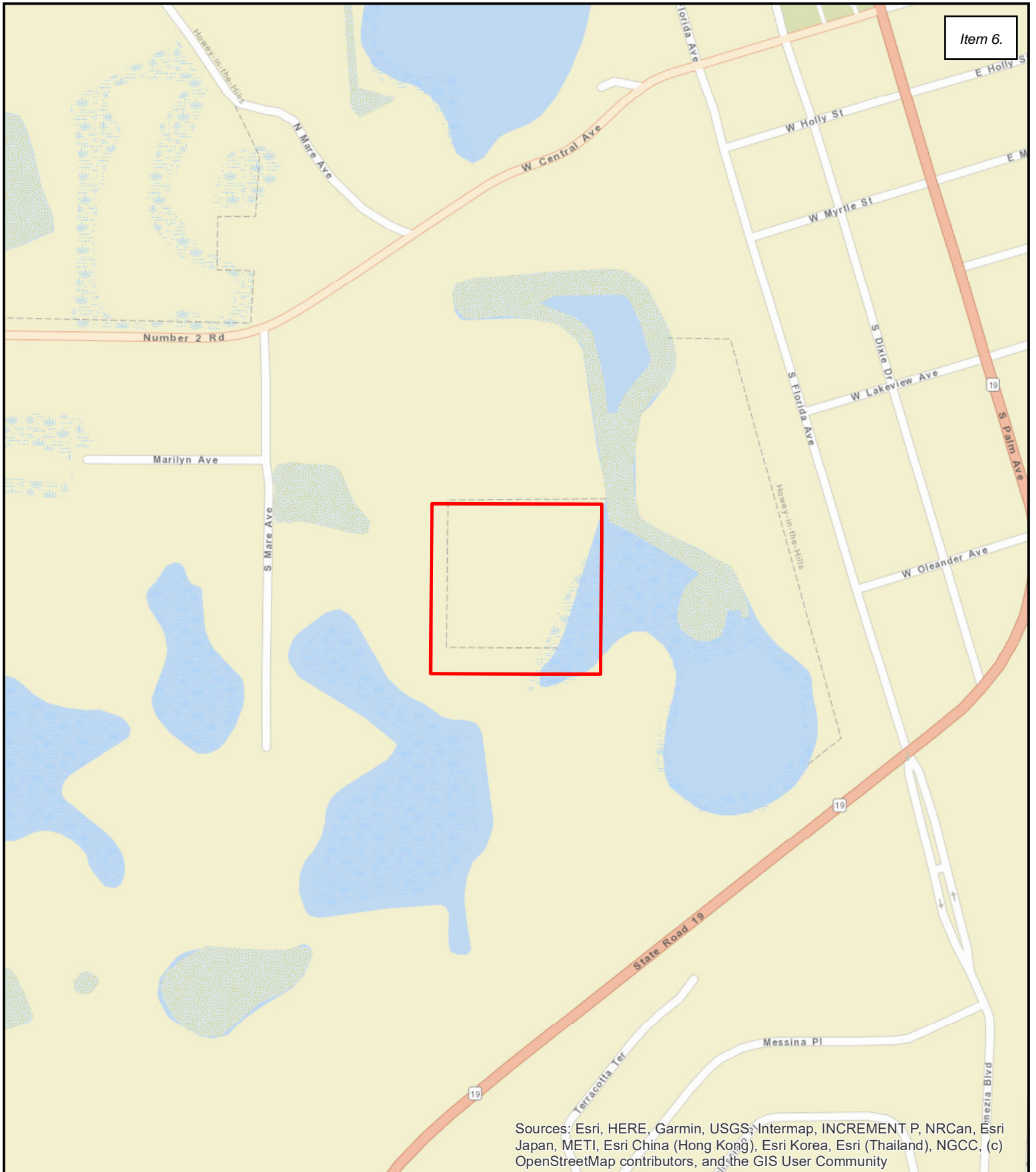
HORNER ENVIRONMENTAL PROFESSIONALS, INC.



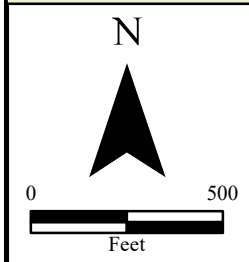
W. Perry Horner
President



Tom Kimsey
Arborist #710967A



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community



Date: 10/22/2021	Drawn by: CM
Source: ESRI	
Prepared for:	
File	

Talichet Phase 2
Figure 1: Location Map
 Section 3, Township 24 South, Range 19 East
 Lake County, Florida

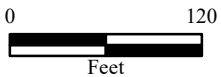
Horner Environmental Professionals

4252 Hay Road
 Lutz, Florida 33559
 (813) 907-9500
hornerenvironmental.com

45



N



Date: 10/22/2021 Drawn by: CM

Source: LABINS

Prepared for:

File

Talichet Phase 2

Figure 2: 2014 Aerial Photograph
Section 3, Township 24 South, Range 19 East
Lake County, Florida



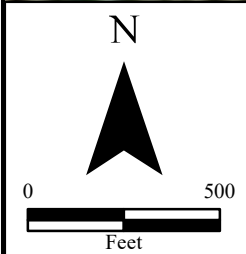
Horner Environmental Professionals

4252 Hay Road
Lutz, Florida 33559
(813) 907-9500

hornerenvironmental.com



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Source: ESRI	
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File	

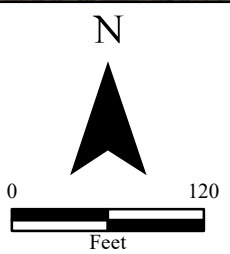
Talichet Phase 2
 Figure 3: Quadrangle Map
 Section 3, Township 24 South, Range 19 East
 Lake County, Florida



Horner Environmental Professionals
 4252 Hay Road
 Lutz, Florida 33559
 (813) 907-9500
 hornerenvironmental.com



Soils Description	
8	Candler sand, 0 to 5 percent slopes
17	Arents
45	Tavares sand, 0 to 5 percent slopes
99	Water



Date: 10/22/2021 Drawn by: CM

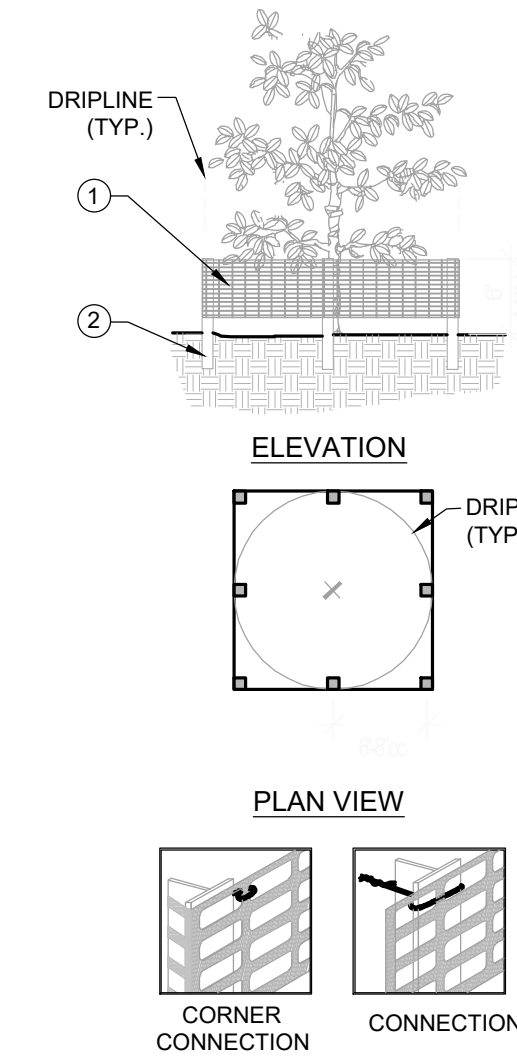
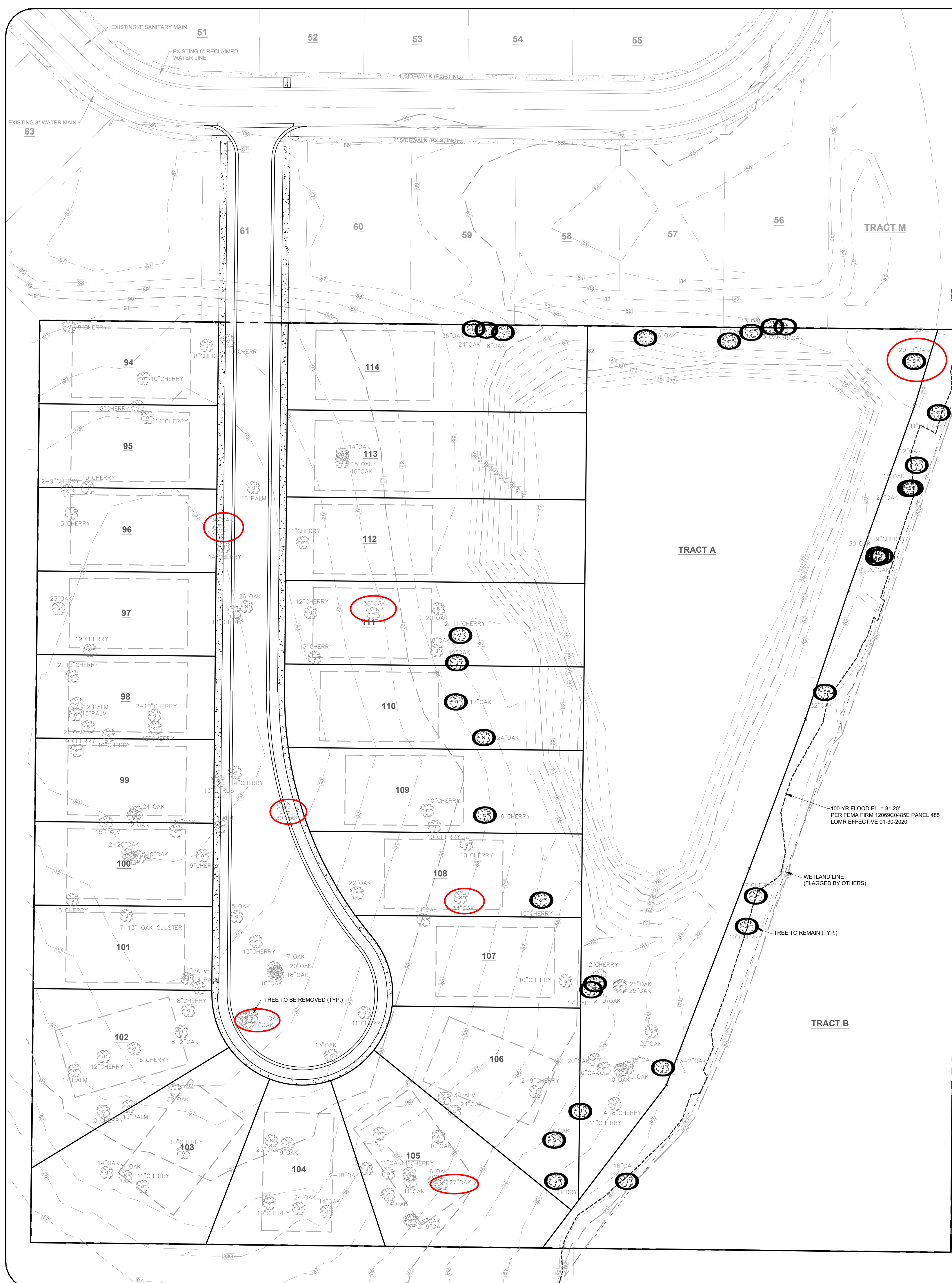
Source: LABINS, WSS

Prepared for:

File

Talichet Phase 2
Figure 4: Soils Map
 Section 3, Township 24 South, Range 19 East
 Lake County, Florida

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 4252 Hay Road
 Lutz, Florida 33559
 (813) 907-9500
 hornerenvironmental.com



1. 6" PERIMETER PLUS CONSTRUCTION FENCE BY CONWED PLASTICS OR OWNER'S REPRESENTATIVE APPROVED EQUAL. SUBMIT PRODUCT INFORMATION FOR APPROVAL PRIOR TO INSTALLATION.
2. 8' TALL METAL TYPICAL POSTS OR 2" X 8" PRESSURE TREATED WOOD POSTS WITH 24" BURIAL BELOW GRADE.

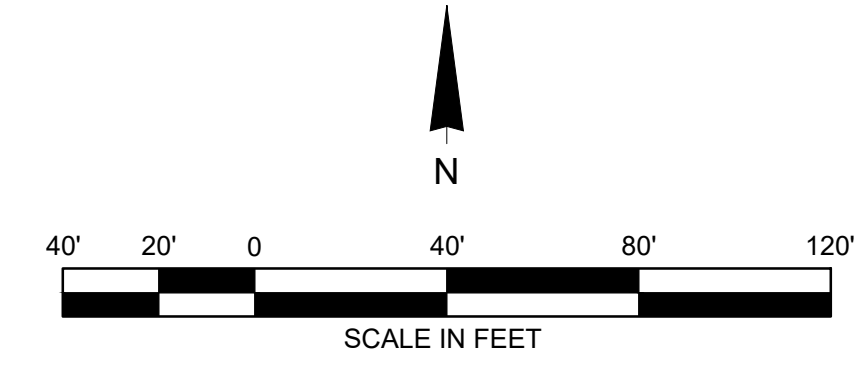
INSTALLATION NOTES:

- A. POST SELECTION SHOULD BE BASED ON EXPECTED STRENGTH NEEDS AND THE LENGTH OF TIME FENCE WILL BE IN PLACE. FLEXIBLE FIBERGLASS ROD POSTS ARE RECOMMENDED FOR PARKS, ATHLETIC EVENTS AND CROWD CONTROL INSTALLATIONS. METAL TYPICAL POSTS OR TREATED WOOD POSTS ARE TYPICALLY USED FOR CONSTRUCTION AND OTHER APPLICATIONS.
- B. POSTS SHOULD BE DRIVEN INTO THE GROUND TO A DEPTH OF 1/3 OF THE HEIGHT OF THE POST. FOR EXAMPLE, A 6' POST SHOULD BE SET AT LEAST 2' INTO THE GROUND.
- C. SPACE POSTS EVERY 6' (MIN.) TO 8' (MAX.).
- D. SECURE FENCING TO POST WITH NYLON CABLE TIES (AVAILABLE FROM CONWED PLASTICS). WOOD STRIPS MAY BE ALSO USED TO PROVIDE ADDITIONAL SUPPORT AND PROTECTION BETWEEN TIES AND POSTS.

Tree/Shrub Protector

Barrier Detail

NOTE: IF WIRE TIES ARE USED, AVOID DIRECT CONTACT WITH FENCE. WIRE MAY DAMAGE FENCE OVER TIME.



LEGEND

- - - EXTERIOR PARCEL LINE
- - - EXISTING CONCRETE
- - - EXISTING CONTOUR
- TREE TO REMAIN AND BE PROTECTED DURING CONSTRUCTION (ALL OTHER TREES TO BE REMOVED)
- EXISTING TREE
- EXISTING SPECIMEN TREE
- EXISTING HISTORIC TREE

TREE MITIGATION CALCULATIONS

HISTORIC TREES TO BE REMOVED:
36" OAK * 2 = 72" DBH TO BE MITIGATED.

SPECIMEN TREES TO BE REMOVED:
20" OAK * 6 = 100" DBH
21" OAK * 2 = 42" DBH
22" OAK * 1 = 22" DBH
23" OAK * 2 = 46" DBH
24" OAK * 3 = 72" DBH
25" OAK * 1 = 25" DBH
26" OAK * 2 = 52" DBH
27" OAK * 1 = 27" DBH
30" OAK * 1 = 30" DBH
32" OAK * 1 = 32" DBH
34" OAK * 1 = 34" DBH

TOTAL MITIGATION REQUIREMENT OF 554" DBH

PROPOSED THREE 4" DBH TREES PER LOT FOR 12" DBH PER LOT.

21 LOTS * 12" DBH/LOT = 252" DBH OF ON-LOT MITIGATION

NON-SPECIMEN TREES TO REMAIN
6" OAK * 1 = 6" DBH
9" CHERRY * 1 = 9" DBH
9" OAK * 2 = 18" DBH
10" CHERRY * 1 = 10" DBH
11" CHERRY * 5 = 55" DBH
12" OAK * 3 = 36" DBH
13" OAK * 3 = 39" DBH
14" CHERRY * 1 = 14" DBH
15" CHERRY * 1 = 15" DBH
15" OAK * 2 = 30" DBH
16" CHERRY * 1 = 16" DBH
16" OAK * 2 = 32" DBH
17" CHERRY * 1 = 17" DBH
17" OAK * 1 = 17" DBH

TOTAL TREE MITIGATION PROVIDED = 566" DBH

CAUTION

EXISTING UNDERGROUND AND OVERHEAD UTILITIES ARE LOCATED WITHIN THE PROJECT AREA. THE LOCATION OF THE EXISTING UTILITIES SHOWN IN THESE PLANS IS FOR REFERENCE INFORMATION ONLY. IT IS THE CONTRACTOR'S RESPONSIBILITY TO DETERMINE THE EXACT HORIZONTAL AND VERTICAL LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.

NO.	REVISIONS	DATE

TREE REMOVAL PLAN

TALICHET PHASE 2 SUBDIVISION

PROJECT # GE0082021
HOWEY IN THE HILLS, FLORIDA

GERMANA ENGINEERING AND ASSOCIATES, LLC
1120 WEST MINNEOLA AVENUE
CLEARWATER, FL 34711
(852) 242-9929
WWW.GERMANAENGINEERING.COM
CERTIFICATE # 12679
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NOT FOR PERMITTING
10-20-21

CHRISTOPHER M. GERMANA, P.E.
FLORIDA PROFESSIONAL ENGINEER # 61682
FIRM CERTIFICATE OF AUTHORIZATION # 29279

SCALE: 1" = 40'

DATE: 08-25-2021

SHEET
C10

CHAPTER 7

Landscaping, Irrigation and Hardscape

7.00.00	GENERAL.....	3
7.00.01	Purpose and Intent.....	3
7.00.02	Applicability	3
7.00.03	Landscape Architect Required; Exemptions.....	4
7.01.00	LANDSCAPE PLANS FOR DEVELOPMENT	4
7.01.01	Preliminary Subdivision and Site Plans.....	4
7.01.02	Final Subdivision and Site Plans.....	4
7.02.00	BUFFERS	6
7.02.01	Residential Buffers.....	6
7.02.02	Non-Residential Buffers	8
7.03.00	STREET MEDIANS.....	9
7.04.00	LANDSCAPING STRUCTURES.....	9
7.04.01	Florida Water Star/Florida Friendly Landscaping	9
7.04.02	Landscaping Non-single-Family Primary Structures.....	11
7.04.03	Landscaping Non-Sigle-Family Accessory and Secondary Structures.....	11
7.05.00	VEHICULAR USE AREAS.....	11
7.05.01	Parking Lots	11
7.06.00	IRRIGATION SYSTEM DESIGN.....	12
7.06.01	General Landscape Irrigation Requirements.....	12
7.06.02	Irrigation Design Standards.....	13
7.06.03	Irrigation Design and Installation Affidavits.....	14
7.06.04	Exemptions.....	15
7.07.00	HARDSCAPE.....	15
7.07.01	General	15
7.08.00	LANDSCAPING INDIVIDUAL RESIDENCES	18
7.08.01	Required Landscaping	18
7.08.02	Crediting Existing Materials	19
7.08.03	Replacements Required	19
7.09.00	LANDSCAPING MATERIAL.....	20
7.09.01	Minimum Specifications.....	20

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE

LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

7.09.02 Maintenance of Plant Materials 20

7.10.00 APPROVED TREE AND PLANT LIST 21

7.10.01 Prohibited Plant List 22

7.11.00 TREES 23

7.11.01 Tree Protection..... 23

7.11.02 Protection of Historic Trees 25

7.11.03 Protection of Specimen Trees.....25

7.11.04 Design Standards for Promoting Tree Protection 26

7.12.00 TREE REMOVAL PROCESS 27

7.12.01 Permit Required 27

7.12.02 Tree Farms 27

7.12.03 Tree Removal for Agricultural Use.....28

7.12.04 Mitigation for Removed Trees..... 28

7.13.00 LAND CLEARING 29

7.13.01 General..... 29

7.13.02 Permit Application..... 29

7.13.03 Permit Issuance/Enforcement 29

7.14.00 GRADING AND FILLING..... 30

7.14.01 General..... 30

7.14.02 Permit Application..... 30

7.14.03 Permit Issuance 31

7.14.04 Grading and Filling Standards 31

List of Tables

Table 7.10.00 Approved Tree and Plant List.....21

Table 7.12.03 (E) Table of Values.....29

7.00.00 GENERAL

In a landscape, plants fulfill multiple roles. For example, landscape designers often recommend grouping plants into masses to unify the design of plant beds. Groups of plants are visually pleasing, but this design technique provides environmental benefits as well. Trees planted in groups provide more atmospheric cooling than the same number of evenly spaced, isolated trees and are much better protected in high winds. In addition, trees planted in combination with appropriate shrubs and groundcovers form effective windbreaks and wildlife habitat.

Florida's environment is at risk from pollution, water shortages, exotic pests, and habitat loss. Landscapes that incorporate "Florida-friendly" practices can help address these concerns. Many Floridians inadvertently contribute to these problems because they do not realize the impact their landscape management practices have on the environment. Florida-friendly landscape practices help ensure Florida's natural beauty.

7.00.01 Purpose and Intent

The Howey in the Hills Town Council finds that the health, safety, and welfare of its residents, property owners, business owners and visitors, can best be protected by land use regulations that support and enforce the following goals

- A. Preserve, enhance, or restore the unique natural environment of the community.
- B. Ensure that a diversity of plants and trees indigenous to the Town shall be maintained.
- C. Ensure that the majority of plantings on development projects are native and drought-tolerant species.
- D. Protect all specimen trees and viable treed areas as a vital natural resource and as a sanctuary for birds and animals.
- E. Establish appropriate landscaped buffers to promote open space, mitigate impacts between different land uses, and create wildlife corridors.
- F. Regulate the removal and replacement of trees from all public and private property within the Town.
- G. Preserve, enhance, or restore shade along streets and sidewalks to promote pedestrian activity and create appealing public corridors.
- H. Improve the appearance, environment, character, and value of the total urban area.
- I. Control flooding, soil erosion, heat, and air and noise pollution.
- J. Conserve potable water by planting native and drought-tolerant species.
- K. Protect life and property by appropriately planning the location and management of trees and vegetation.

7.00.02 Applicability

The requirements of this chapter shall apply to all uses within the Town. Where the size or shape of the lot or parcel, or any other circumstance requires waivers from any

of the requirements of this chapter, the applicant may mitigate by entering into an agreement with the Town to contribute to the Town's landscaping fund. Monies from the landscaping fund shall be used to enhance landscaping of public property within the Town limits.

7.00.03 Landscape Architect Required; Exemptions

Unless otherwise exempted by Florida Statutes, landscape plans for the following development projects shall be prepared by and bear the seal of a registered landscape architect:

- A. All new development, except individual residences on individual lots.
- B. Expansion and exterior alteration of existing non-residential development.
- C. Expansion and exterior alteration of existing residential development, except individual residences on individual lots.

The landscape architect shall provide a sealed letter that he or she has inspected the landscaping and irrigation and that it complies with the plans as drawn. This letter must be received prior to issuing the certificate of completion or certificate of occupancy for the development.

7.01.00 LANDSCAPE PLANS FOR DEVELOPMENT

7.01.01 Preliminary Subdivision and Site Plans

- A. Tree Surveys. As part of the Preliminary Subdivision and Preliminary Site Plan processes, each applicant shall provide a tree survey overlay on their plans. The tree survey shall show all trees with a DBH of 6" or greater. The plan sheet with the tree survey shall include a legend denoting the size of each tree (in DBH), the tree species, and whether it is proposed to be saved or destroyed. If the applicant proposes to remove any existing trees with a DBH of 6" or greater, and if the Town Council approves the removal of such trees, the applicant will need to follow the tree mitigation section of this chapter.
- B. Buffers, Open Space, Parking Areas, Stormwater Ponds. As part of the Preliminary Subdivision and Preliminary Site Plan processes, applicants shall outline areas on the property to be dedicated to buffers, open space, parking areas, stormwater ponds, and other site features that will require landscaping, irrigation and hardscape. Although the formal landscape plans are not required until the Final Plan process, applicants shall take into account the space needed for landscaping and hardscape in these areas as they submit their Preliminary Plans.

7.01.02 Final Subdivision and Site Plans

- A. Landscape Plan Requirements. Landscaping, irrigation, and hardscape are vital parts of any development. A landscape plan showing proposed landscape, irrigation and hardscape areas shall be submitted for review and approval by the Town as part of the Final Subdivision and Final Site Plan processes or as part of a building permit application for development that does not require a Final Plan.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

Landscape plans shall be drawn at a scale of no smaller than 1"=30' and include and indicate the following:

1. Location, type and size of all existing trees, and a table indicating which are to be saved or removed
 2. Location of all structures including buildings, freestanding signs, vehicular use areas and other improvements proposed for the property
 3. Location of overhead power lines and adjacent rights-of-way
 4. Location of existing vegetative communities to remain undisturbed
 5. Indication of soil types found on the subject site by soil boundary line and description, as well as the specifications for soil amendment where such is needed
 6. Location and type of all proposed landscape materials
 7. Plant list including quantity, type, and specifications of proposed landscape materials
 8. General notes including mulching requirements, fertilization and installation instructions, and other such information as needed
 9. Planting details as needed
 10. Tree protection measures as outlined in this chapter.
 11. Water source for irrigation
 12. Water meter and/or point of connection
 13. Backflow prevention devices
 14. Pump station size and location
 15. Design operation pressure and flow rate per zone
 16. Irrigation system design including location of pipe, controllers, valves, sprinklers, sleeves, and gate valves
- B. In creating the landscape plan, the landscape architect shall take into consideration the following:
1. The objective of landscaping shall be to preserve and enhance the particular elements of each specific site.
 2. The landscape areas shall be located on the site in such manner as to maximize preservation of existing trees and natural areas.
 3. Linking adjacent sites with landscape buffers or preservation of natural areas shall be pursued to the extent possible in order to develop wildlife corridors throughout the Town
 4. Plants shall be grouped to the extent possible based on water needs so the irrigation system can be most efficient
 5. Florida native, drought tolerant and low maintenance plants shall be used to the extent possible
 6. Plants that provide shelter and feed wildlife shall be used to the extent possible
 7. Ground covers other than grass shall be used whenever possible
 8. Stormwater retention areas shall not be credited toward meeting the open space requirement unless they are planted.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

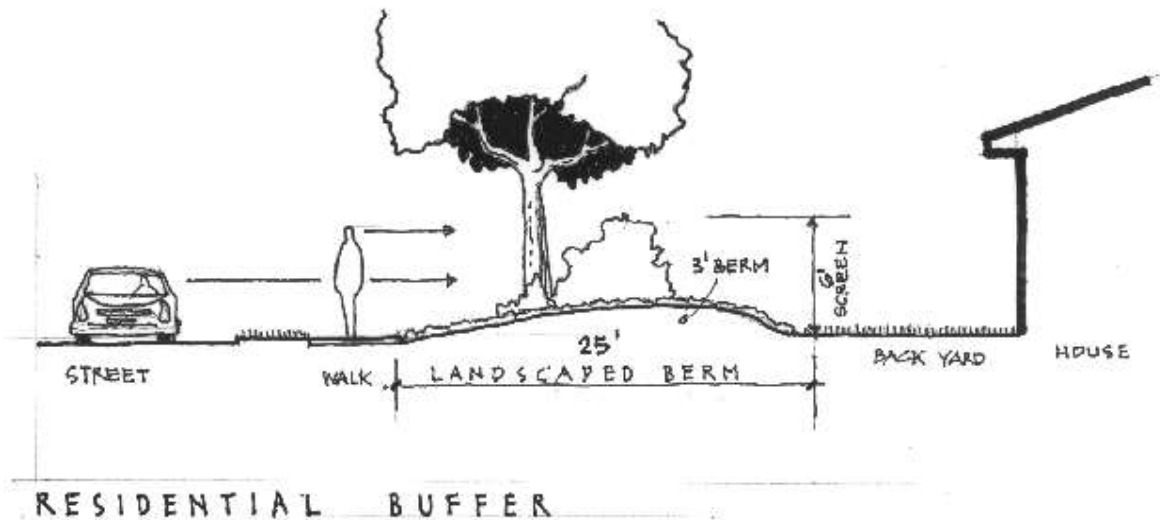
CHAPTER 7

- 9. All planted areas shall be mulched with a three-inch (3") depth of mulching material unless a ground cover is used.
- 10. Hardscape is an important component of development. Inanimate elements add visual interest, increase property value, and make the outdoor space more inviting as an outdoor living environment. Use of hardscape such as walls, fences, fountains, benches, trash receptacles, planters, streetlight fixtures, fountains, gazebos, arbors, trellises, decorative paver materials and outdoor art should be included in the landscape plan.

7.02.00 BUFFERS

7.02.01 Residential Buffers

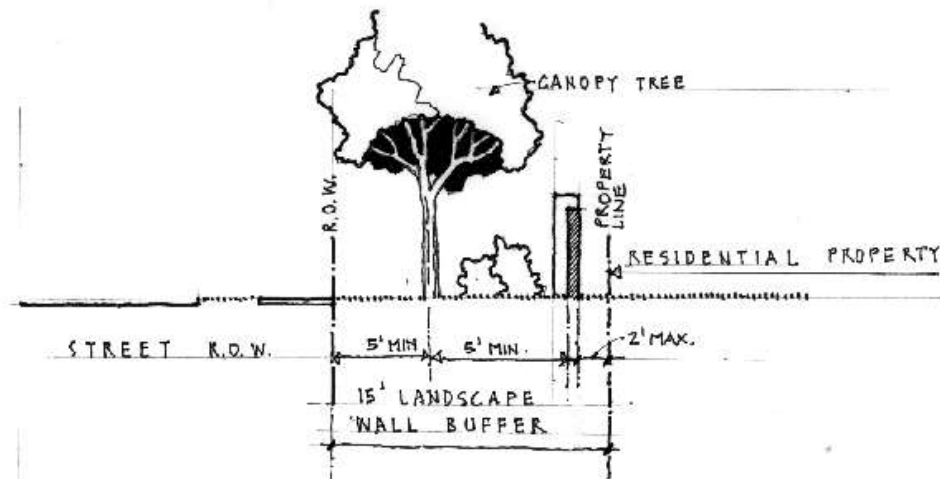
- A. A form of screening shall be provided to separate residential subdivisions from abutting arterial or collector streets. The intent of the screening is to reduce visual, light, and noise impacts and to prevent access directly from the lot to the arterial or collector street.
- B. For single family subdivisions and multi-family site plans, the buffer shall be either:
 - 1. A landscaped berm with a total depth of at least 25 feet and no steeper than 3H:1V. The berm shall be at least three feet in height and the berm together with the landscaping, shall comprise a continuous screen of at least 5 and one half feet (5.5') at time of planting and six feet (6') within one year of planting. Canopy trees shall also be planted every 50 feet along the berm. For single family subdivisions, these buffers shall be on common property and dedicated to the homeowners' association for ownership and maintenance responsibilities. For multi-family sites, the buffer will be either owned by the property owner, or in the event of multiple owners, a condominium association or other common entity will own and maintain the buffer.



TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

2. A landscaped wall buffer with a minimum depth of 15 feet. The wall shall maintain a height of six feet from grade on highest side and all walls shall have a decorative exterior (no exposed block). Acceptable materials for wall faces are brick, stucco or stone or a combination of those materials. Wall columns shall have a maximum spacing of thirty feet (30') on walls up to two hundred feet (200') in length and forty feet (40') on walls more than two hundred feet (200') in length. Wall columns may extend up to two feet (2') above the height of the wall. Within each fifty-foot (50') increment along the wall, two (2) canopy trees, two (2) understory trees, and 30 linear feet of shrubs shall be planted. The trees shall not be closer than five feet (5') to a walk or wall. The shrubs shall be at least 30" in height at time of planting. For single family subdivisions, these buffers shall be on common property and dedicated to the homeowners' association for ownership and maintenance responsibilities. For multi-family sites, the buffer will be either owned by the property owner, or in the event of multiple owners, a condominium association or other common entity will own and maintain the buffer.



3. For residential subdivisions or site plans, where a stormwater pond adjoins the roadway, the wall or berm may be replaced with wrought iron fencing and accompanying landscaping.
4. In designing residential buffers, overhead utility lines shall be taken into account. Buffers must not be placed so as to cause future conflicts between overhead utility lines and canopy trees. Where overhead utility lines exist, the buffer shall be designed so that the canopy trees are offset a minimum of 25 feet from the line of the overhead utility lines.



7.02.02 Non-Residential Buffers

- A. Landscaped buffer areas or landscaped wall areas intended to screen parking areas, stormwater ponds, or other site features shall be a minimum of 15 feet in depth if they adjoin a street, and a minimum of 10 feet in depth if they adjoin another non-residential parcel. Provisions for cross access easements between parcels under separate ownership shall be made when designing buffers. Berms may be used in addition to plants, fencing and walls to create an attractive screen.
- B. The landscaped buffer shall contain at least one canopy tree, two understory trees and 30 linear feet of shrubs and ground cover for each 50 linear feet of buffer. Canopy trees shall be located no less than five feet (5') and no more than eight feet (8') from sidewalks and other walkways in order to provide shade while minimizing conflicts between tree roots and sidewalks. Similarly, canopy trees shall be used to shade parking areas that adjoin buffers. Understory trees may be planted in groupings and palms may be planted in place of understory trees when clustered in groupings of three or more trees.
- C. In designing non-residential buffers, overhead utility lines shall be taken into account. Buffers must not be placed so as to cause future conflicts between overhead utility lines and canopy trees. Where overhead utility lines exist, the buffer shall be designed so that the canopy trees are offset a minimum of 25 feet from the line of the overhead utility lines.
- D. In the Town Center Overlay area, landscaped buffers may be modified in order to provide additional room for public plazas, wider sidewalks for seating of patrons, and on-street parking.
- E. When a non-residential use is proposed adjacent to residential property, the non-residential property owner shall be required to provide a minimum of a 15-foot-

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

wide buffer. When considering this buffer, the Town's objective will be to protect the residential area from noise, traffic, light, and other factors that may be associated with the non-residential use. If non-residential and residential properties are adjoining and owned by the same entity, buffer requirements between the two uses will be determined during the development review process.

7.03.00 STREET MEDIANS

- A. Within residential areas, landscaped medians are encouraged as a traffic calming device. When provided these medians shall be placed along straight expanses of streets that exceed 600 feet. Landscaped medians may also be placed at intersections in residential neighborhoods as a traffic calming device. Entrance medians are also permitted and encouraged.
- B. Landscaped islands and medians within private streets or the public rights-of-way shall conform to the following:
 - 1. The minimum size of a landscaped island or median along straight expanses of streets shall be a minimum of eight feet (8') wide and 40 feet long.
 - 2. All landscaped islands in residential subdivisions shall be curbed (FDOT Type I)
 - 3. All islands and medians with landscaping shall have irrigation.
 - a. All landscaped islands shall have trees and low shrubbery or groundcover. In some cases, such as at intersections, hardscaped islands may be permitted or a combination of landscape and hardscape.

7.04.00 LANDSCAPING

7.04.01 Florida Water Star Program/Florida Friendly Landscaping

- A. All required landscaping and irrigation shall be installed and maintained to be consistent with the water-efficient landscaping requirements established herein. Landowners are additionally encouraged to follow Waterwise Florida Landscapes, Florida Water Star Program, and Florida Irrigation Society Standards.
- B. Landscape plants shall be selected based on appropriateness to the site considering conditions such as soil type, moisture, and sunlight using the principal of "right plant – right place," as described by the Florida Friendly Landscaping program. The plants shall be grouped and irrigated by hydrozone in accordance with their respective water needs. A list of appropriate plants and plant resources is contained in The Plant List for Lake County.
- C. Synthetic Lawns and Plants: Synthetic or artificial turf, trees and plants shall be prohibited from use in lieu of required live plantings.
- D. Limit irrigated lawn areas. Irrigation is not mandated by the Town. The use, type and location of irrigated lawn area in the landscape shall be selected in a planned manner and used as a fill-in material. Since most lawn varieties used in landscape require supplemental watering more frequently than other types of landscape plants, turf shall be

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

placed so that it can be irrigated separately. The installation of turf grass shall be subject to the following:

1. Irrigated turf grasses may be installed on a maximum of sixty (60) percent of the pervious (landscape) area of any lot or parcel as follows:

TURF GRASS TABLE	
Site Size	Irrigated Turf Area
< 5 Acres	60% of the pervious landscaped areas
5 to 10 Acres	60% of the pervious landscaped area, not to exceed 5 acres, whichever is less.
>10 acres	60% of the pervious landscaped area, not to exceed 10 acres, whichever is less

2. Exemptions:
 - (a) Unirrigated turf having an excellent drought tolerance rating, such as Bahia grass, may be used on the entire site and is not subject to this limitation.
 - (b) Agricultural uses, commercial golf courses greens and fairways, cemeteries, and public or private active recreation fields such as ball fields are exempt from this limitation.
 - (c) Existing Development: Property owners shall be encouraged to replace lawns and plants with Florida-Friendly Landscaping and drought tolerant turf for development existing as of June 14, 2021.
 - (d) The percentage of micro irrigation and/or non-irrigated areas shall be no less than 40 percent of the total irrigable area.

7.04.02 Landscaping Non-Single-Family Primary Structures

- A. A minimum 10-foot wide landscaped area shall be provided along all sides of the building, except the following:
 1. Where areas such as motor vehicle bays or loading zones would prohibit it
 2. In front of storefront windows that directly abut a pedestrian way
 3. Where the building is within 25 feet of a required landscaped buffer or natural areas which will be preserved.
- B. This required area shall be primarily comprised of shrubs, ornamental plants, and groundcovers. Turf should not be used in this area and trees that require more room for mature growth should not be placed close to buildings. Irrigation should be limited to drip or other components that will not spray towards the building or trap water near the building foundation. Hardscape, such as benches, sculpture, or planters, is encouraged within this area.
- C. Landscape materials required by this section should be located to achieve the following:

1. Screen mechanical equipment, air conditioning units or any other visible outdoor equipment adjacent to the primary building
2. Provide visual interest along building facades
3. Enhance walkways, entrances, seating areas, and other similar pedestrian areas

7.04.03 Landscaping Non-Single-Family Accessory and Secondary Structures

- A. If accessory structures or any sides of accessory structures are visible from public or private streets or parking areas, those structures or sides of structures shall be landscaped. If the accessory or secondary structure includes offices or customer areas, the structure shall be landscaped under the same requirements as section 7.04.01 (primary structures). If the accessory structure is used for storage or non-customer work areas, landscaping shall be designed to screen visible outdoor mechanical equipment and to provide visual interest along the facades visible from streets or parking areas.
- B. Solid Waste Refuse Facilities. All dumpsters shall be enclosed on three sides with a six-foot block enclosure. The enclosure shall be of similar or compatible material to the primary structure such as stucco, brick, or stone. The fourth side (access) shall be screened with an opaque gate. The gate may be of wood or vinyl, but not chain link. The three sides of the enclosure shall be landscaped with bushes or hedges.
- C. Signs. Ground signs for non-residential areas shall be landscaped at the base with a minimum of 2 square feet of landscape material for every 2 feet of sign face. The irrigation system shall accommodate this landscaping.

7.05.00 VEHICULAR USE AREAS

Vehicular use areas shall be screened in accordance with the following provisions. Off-street parking and vehicular use areas which are visible from any public or private street or right-of-way shall be screened with any combination of hedge, fence, walls, or berms which provide a minimum three-foot high visual barrier at time of planting. The location of such screening features shall be adjacent to the entire area perimeter.

7.05.01 Parking Lots

The following requirements are established to provide shade and visual interest to parking lot areas. The Town will place emphasis on preserving existing trees and applicants will be expected to take existing trees into consideration when designing parking lots.

- A. Terminal islands. Each row of parking spaces shall be terminated by landscaped islands to separate parking from adjacent drive aisles. Terminal islands shall measure a minimum of ten feet (10') in width and 20 feet (20') in length. Each terminal island shall include a canopy tree which is at least 4 inches DBH at time of planting, and ground cover. Shrubs may also be included.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

- B. Interior islands. Interior islands shall be used to shade parking lots. Interior islands are required every ten (10) parking spaces and shall be, at a minimum, the same size of a parking space (10 feet by 20 feet). Each interior island shall include a canopy tree which is at least 4 inches DBH at time of planting, and ground cover. Shrubs may also be included.
- C. Divider medians. Landscaped divider medians shall form a continuous landscaped strip between abutting rows of parking. The minimum width of a divider median shall be 10 feet. Canopy trees at least 4 inches DBH at time of planting shall be spaced no fewer than one tree every 40 feet. Ground cover, shrubs, and understory trees shall also be included in divider medians.
- D. All parking lot landscaping shall be designed with an irrigation system.
- E. Protection of Landscaped Areas.
 - 1. Curbing. Terminal islands, interior islands and divider medians shall be separated from vehicular use by non-mountable, reinforced concrete curbing of a type approved by the Town. Curbed landscaped areas shall be backfilled to a height of four inches below the back of curb, except where such backfill would impact an existing tree. Unreinforced extruded curbing shall be prohibited. The width of curbing shall be excluded from the calculation of the minimum dimensions of all required landscape areas.
 - 2. Wheel stops. All landscaped areas adjacent to off-street parking areas shall be protected from encroachment or intrusion of vehicles through the use of wheel stops. Wheel stops shall have a minimum height of six inches above finished grade of the parking area. Wheel stops shall be properly anchored and maintained in good condition.

7.06.00 IRRIGATION SYSTEM DESIGN

7.06.01 General Landscape Irrigation Requirements

- A. All installed automatic irrigation systems shall be designed to provide irrigation appropriate to meet the needs of the landscaped area to be served. In evaluating irrigation plans, the primary consideration shall be water conservation. Irrigation systems shall be designed to provide the minimum irrigation necessary to ensure the survival of the plant material and shall be designed to avoid runoff and promote optimal percolation.
- B. All new residential, commercial, or industrial construction systems shall be consistent with the irrigations systems standards.
- C. The use of temporary irrigation systems that can be removed following establishment of vegetation is the preferred method of irrigation and permanently installed irrigation systems are discouraged.
- D. Landscape irrigation shall comply with the applicable water use permits, rules, and water shortage orders of the water management district where the landscape irrigation will occur.
- E. To conserve potable water, reclaimed water, storm water ponds, water recycling systems, and water collected from cisterns shall be encouraged for landscape

irrigation water if the water quality will meet the needs of the landscape. Such use must comply with the applicable water use permits, rules, and water shortage orders of the water management district where the landscape irrigation will occur. Developments seeking to use water from retention ponds or natural lakes for landscape irrigation shall comply with all applicable water use permits, rules, and water shortage orders of the water management district where the landscape irrigation will occur.

7.06.02 Irrigation Design Standards

- A. All irrigation systems shall be designed in accordance with one of the following standards:
1. Florida Water Star Program; or.
 2. Adhere to the following standards:
 - a. Sprinkler irrigation area shall not exceed 60% of the irrigated area. Other irrigation shall consist of low volume irrigation or micro-irrigation systems. This standard is applicable on residential and commercial lots over 1/8th acre. This requirement applies to common areas and open space is developments.
 - b. Sprinkler irrigation shall not be installed in narrow areas that are four (4) feet or less in width unless correctly installed micro-irrigation is used.
 - c. Sprinkler irrigation shall not be used for trees, shrubs, and groundcover beds. Permanent low volume or micro-irrigation systems may be used in these areas, but the Town encourages the use of temporary establishment irrigations systems which may be removed after the vegetation is established.
 - d. Irrigation zones shall be divided according to vegetated groupings (i.e., turfgrass, shrubs, trees, etc.) and the water requirements of the plants.
 - e. Sprinkler head types, such as spray heads and rotors, shall not be mixed in the same zone.
 - f. Distribution equipment in a given zone shall have matched precipitation rates.
 - g. Rotors and spray heads in turfgrass areas shall be spaced to provide head-to-head coverage.
 - h. A minimum separation of four inches is required between distribution equipment and the pavement.
 - i. A minimum separation of 24 inches is required between distribution equipment and buildings and other vertical structures.
 - j. A rain shut-off device shall be required on all irrigation systems to avoid irrigation during periods of sufficient rainfall. The rain sensor device shall consist of an automatic sensing device or switch that will override the irrigation cycle when adequate rainfall has occurred. It shall be placed where it is exposed to unobstructed natural rainfall and in compliance with Section 373.62, Florida Statutes, as amended.

- k. Irrigation systems equipped with an automatic control system shall, at a minimum, provide the following capabilities:
 - (1) Ability to be programmed in minutes, by day of week, season, and time of day or by inches of water, by day of week, and time of day.
 - (2) Ability to accommodate multiple start times and programs.
 - (3) Automatic shutoff after adequate rainfall
 - (4) Ability to maintain time during power outages for a minimum of three days, and
 - (5) Operational flexibility to meet the applicable water management district's year-round water conservation requirements and water shortage order restrictions.
- l. Check valves or similar devices which are capable of holding a minimum of a five-foot head shall be used in low-lying areas to prevent head drainage unless using valve-in-head sprinklers.
- m. Irrigation system equipment shall be installed in accordance with manufacturer's specifications.
- n. Sprinkler heads shall not spray onto walkways, buildings, roadways, and driveways.
- o. Pipes shall have a flow velocity of five-feet per second or less.
- p. Pipelines shall be designed to provide the system with the appropriate pressure required for maximum irrigation uniformity.
- q. All irrigation system underground piping shall have minimum soil cover of six inches.

7.06.03 Irrigation Design and Installation Affidavits

- A. An irrigation plan and Irrigation Design Affidavit demonstrating how the irrigation system will comply with the standards of the Section, signed and sealed by a landscape architect licensed to practice in the State of Florida shall be included with the development application for all planned development.
- B. An irrigation plan and Irrigation Design Affidavit demonstrating how the irrigation system will comply with the standards of this Section, signed by a landscape architect licensed to practice in the State of Florida, builder, owner, or experienced irrigation professional shall included with all building permits where a permanent irrigation system shall be installed on the property.
- C. Within thirty (30) days of any irrigation system installed pursuant to this Section, the permittee or property owner shall submit to the Town a written self-certification from a Florida Water Star inspector, accredited professional, licensed irrigation contractor, or licensed landscape professional that the irrigations system on property meets the requirements of this Section. The owner, acting as owner-builder, may certify the irrigation system for a building permit as meeting the requirements herein.
 - 1. All properties subject to this irrigation certification may be inspected to ensure compliance with the requirements of this Section.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

2. Contractors and/or property owners shall be accountable for proper installation and compliance through self-certification.
3. The Town may conduct random inspection to ensure compliance with the code.
4. No Certificate of Occupancy for any development or building permit subject to the requirements of this Section shall be issued until the applicant has installed irrigation in compliance with e requirements of this Section.

7.06.04 Exemptions

A. The following sites are exempted from the provisions of this Section but shall follow applicable Florida Friendly Best Management Practices for Protection of Water Resources by the Green Industries, as amended.

1. Vegetable gardens and fruit and nut trees
2. Athletic fields
3. Golf course play areas,
4. Cemeteries

7.07.00 HARDSCAPE

7.07.01 General

- A. Hardscape consists of the inanimate elements of landscaping. For instance, brick walls, water fountains and arbors would all be considered part of the hardscape. Street furnishings like benches, trash receptacles, large planters, decorative signage and lighting fixtures and sculptures are also examples of hardscape.
- B. Hardscape Examples. Below are some examples of hardscape that can be used to meet the intent of this section:

1. Public Art



TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

2. Benches, Pavers and Planters



3. Entrance or Gateway Features



4. Plazas and Fountains



C. Hardscape Plans Require

1. All hardscape shall be included in the Final Subdivision and Final Site Plan landscaping plans. Wall details including footer typical sections and column details are required as part of the plans as well as detailed signage plans, including lighting for the signs.
2. Each subdivision, site or overall development may be individually themed and designed with its own architectural and landscaping style. To meet the intent of this section, hardscape shall be added to the overall exterior of the property both to serve particular functions and to add overall interest and character to the development and the Town. The number of hardscape elements should be relative to the size of the property as well as the use of the property.
3. Hardscape components that serve particular functions. Each site shall incorporate functional elements including, but not limited to, the following:
 - a. Decorative benches for seating areas
 - b. Arbors or trellises for additional shade in pedestrian or entrance areas
 - c. Decorative trash receptacles
 - d. Decorative lighting fixtures
 - e. Decorative pavers to outline pedestrian walkways

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

- 4. Hardscape components that add visual interest and character. Each site shall incorporate elements including, but not limited to, the following:
 - a. Sculpture or other public art
 - b. Entrance or gateway features
 - c. Fountains
 - d. Decorative planters
 - e. Outdoor plazas or seating areas for employees and patrons, where applicable

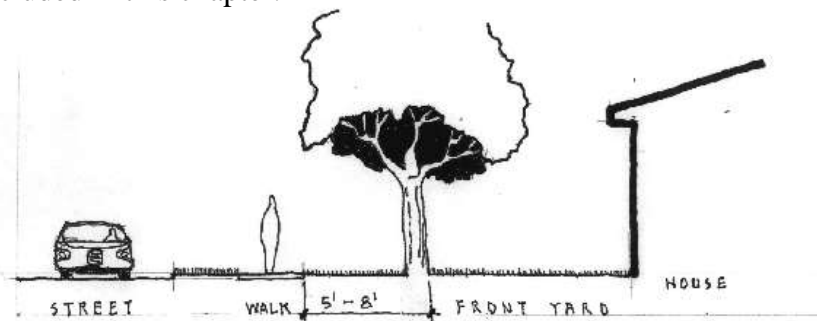
7.08.00 LANDSCAPING INDIVIDUAL RESIDENCES

Building permit applications for new homes will be required to include landscape and irrigation plans for approval. The plans shall be clearly readable, drawn to a reasonable scale, show the entire site to be irrigated, and must include all improvements. Unless prepared by the property owner, drawings shall be prepared by a Florida registered landscape architect, a landscape contractor, or an irrigation contractor. The landscaping and irrigation shall be inspected as part of the overall permit and no certificate of occupancy shall be issued unless the landscaping and irrigation has been installed and accepted.

7.08.01 Required Landscaping

- A. For single family lots that are one half acre or less in size, a minimum of three (3) canopy trees is required. Each such single family lot will be required to have one (1) tree with a caliper of at least four inches (4") and two (2) trees each with a caliper of at least two and one half inches (4 2½"). These trees shall have a minimum height of 10 feet at time of planting. These trees should be canopy trees as listed in this chapter. Existing trees may be counted as meeting this requirement, as long as they are of sufficient size and accepted species.

One of the canopy trees on each such single-family lot shall be planted in the front yard, no less than 5 feet and no more than 8 feet from the sidewalk or lot line. These trees will help to form a canopy over the sidewalk and street sides. Corner lots are required to provide two such trees, one on the front and one on the side of the lot. Additionally, if the lot is more than 100 feet wide at the sidewalk, then the lot will be required to have two such trees. Existing trees in this specific area can be counted as meeting this requirement. These trees shall be coordinated with the placement of streetlights to prevent conflicts. A list of approved canopy trees is included in this chapter.



SINGLE FAMILY RESIDENTIAL STREET TREES

For lots greater than one half acre in size, an additional canopy tree is required for each additional eighth of an acre above the one-half acre, or portion thereof.

- B. A minimum of two (2) understory trees are required for single family lots of one-half acre or less in size. For lots greater than one half acre in size, an additional understory tree is required for each additional one quarter of an acre above the one-half acre, or portion thereof.
- C. A maximum of fifty percent (50%) of the landscaped area may be covered with sod. Other ground covers should be used to the extent possible
- D. Shrubs and other plants shall be used as foundation plants along the outline of the house, except where doors or patios are located. Alternate plantings may be permitted if the architectural style of the house warrants it.
- E. A minimum of two areas of the yard that have at least 400 square feet of non-turf plantings in a row or cluster, not including the foundation plantings, is required. For single family lots greater than one half acre in size, an additional 400 square feet of non-turf plantings in a row or cluster, not including the foundation plantings, is required for each additional eighth of an acre, or portion thereof.
- F. At least 50% of the landscaped area for each single-family lot shall be drought tolerant or Florida Friendly plants. Florida Friendly plants require a minimum of irrigation and shall be grouped together on the lot in order to reduce the irrigation requirement for those zones.

7.08.02 Crediting Existing Materials

For purposes of developing residential lots, existing trees of approved species and shrubs, including preserved natural areas, may be credited toward the requirements of this section.

7.08.03 Replacements Required

Replacement trees and landscaping shall be required whenever the proposed removal will result in less than indicated in the above schedule.

Lots which do not meet the above requirements on the effective date of this provision shall have legal nonconforming status with respect to landscaping. Replacements shall only be required to ensure that the extent of the nonconformity is in no way enhanced or enlarged by tree or vegetation removal activities.

Redevelopment of the lot or an expansion to the primary structure that equals twenty-five percent (25%) of the total gross square footage of the existing structure, shall require the lot to come into full compliance with this section.

7.09.00 LANDSCAPING MATERIAL

7.09.01 Minimum Specifications

All landscape material required to satisfy this code shall be Florida No. 1 Grade or better, according to the current Grades and Standards for Nursery Plants, State of Florida Department of Agriculture. In addition, all landscape material shall satisfy the following minimum specifications.

- A. Canopy trees. Canopy tree species shall be a minimum of 4 inches caliper and ten feet in height at the time of planting. All canopy trees shall be staked and guyed at the time of planting for a period of one growing season.
- B. Understory trees. Understory tree species shall be a minimum of two- and one-half inch (2 ½ “) and eight feet in height at the time of planting. Multi-trunk species shall be full and upright and have 1 ½” canes. All understory trees shall be staked and guyed at the time of planting for a period of one growing season.
- C. Shrubs. Shrubs shall be a minimum of three-gallon container 18 to 24 inches in height at time of planting.
- D. Ornamentals. Ornamental plantings shall be minimum one-gallon container grown species.
- E. Ground covers.
 1. Ground covers. Plants used as ground covers shall follow horticultural standards to achieve full coverage within one growing season.
 2. Turf. Turf shall be installed for full coverage at time of planting.
- F. Mulch. All planting beds shall be filled with a minimum of three inches (3”) of clean, weed free mulch. A maximum of 25 percent of these mulch areas may consist of nonorganic decorative material such as crushed rock, gravel, and other similar materials. Rubber mulch is prohibited, and cypress mulch is discouraged.

7.09.02 Maintenance of Plant Materials

- A. Property owners and/or their agents shall be jointly and severally responsible for the maintenance of all landscaping in good appearance, free of refuse and debris. This includes newly installed landscapes as well as those older established landscapes.
 1. Replacement of substandard plant materials. All unhealthy and dead plant materials shall be replaced within 30 days in conformance with the approved site or landscape plan. Failure to replace the plant material within 30 days shall constitute a violation and be regulated through code enforcement.
 2. Proper Pruning. Proper pruning practices as stated in the National Arborist Association’s (NAA) Pruning Standards for Shade Trees are required by this LDC. The practice of “topping” or “hat-racking” is considered unacceptable by the NAA standards. In compliance with these standards, every effort shall

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

be made to cut back to a lateral at least one-third to one-half the diameter of the parent limb or leader that is being removed. Cuts not made to a suitable lateral, sometimes called topping cuts, shall not be permitted.

7.10.00 APPROVED TREE AND PLANT LIST

Table 7.10.00 Approved Tree and Plant List

Canopy Trees	Understory Trees	Aquatic Plants	Shrubs	Ground Cover	Turf
Bald Cypress	American Holly	Arrowhead	American Beauty Berry	Aloe	Bahia
Laurel Oak	Chickasaw Plum	Arrowroot	Cherry Laurel	Chinese Juniper	Bermuda
Live Oak *	Crape Myrtle	Bald Cypress	Fetterbrush	Coontie	St. Augustine
Longleaf Pine	Dahoon Holly	Blue Flag Iris	Firebush	Day Lily	Zoysia
Red Maple	Date Palm	Buttonbush	Florida Anise	Dwarf Yaupon Holly	
Shumard Oak	Drake Elm	Cinnamon Fern	Gallberry	English Ivy	
Slash Pine	East Palatka Holly	Duck Potato	Indian Hawthorne	Florida Lantana	
Southern Magnolia *	Flowering Dogwood	Fragrant White Water Lily	Ligustrum	Lirope	
Sweet Bay	Ligustrum	Golden Canna	Ligustrum	Mondo Grass	
Sweetgum	Loquat	Maidencane	Native Azaleas	Society Garlic	
Sycamore	Sabal/Cabbage Palm	Pickerel Weed	Pampas Grass	Wandering Jew	
Water Oak	Savannah Holly	Pond Cypress	Pink Muhly Grass	Perennial Peanut	
	Washington Palm	Sawtooth fern	Pittosporum	Beach Sunflower	
	Wax Myrtle	Soft Rush	Podocarpus	Dwarf Asiatic Jasmine	
	Weeping Bottlebrush	Swamp Hibiscus	Sandanka Viburnum		
	Winged Elm		Saw Palmetto		
	Yaupon Holly		Silverthorn		
			Simpson Stopper		
			St. Johns Wort		
			Star Anise		

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE

LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

			Sweet Viburnum		
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*Live Oaks and Southern Magnolias are the two approved Street Tree species in the Town of Howey in the Hills. Other trees may also be requested as street trees and will be considered on a case by case basis depending on the site conditions. Palms in clusters may be used as canopy trees, but not in excess of 10 percent of the total required canopy trees for the site.

Plants that do not appear on the above table may also be used if they are recommended by one of the following agencies:

1. The St. Johns River Water Management District,
2. The University of Florida, IFAS (Institute of Food and Agricultural Sciences) Extension, or
3. The Florida Department of Environmental Protection, Bureau of Aquatic Plant Management.

7.10.01 Prohibited Plant List

The following trees and plants are prohibited:

- A. Acacia
- B. Albizia Julibrissin (mimosa or silk tree)
- C. Australian Pine
- D. Brazillian Pepper Tree
- E. Camphor
- F. Castor Bean
- G. Chinaberry
- H. Chinese Tallow
- I. Ear Tree
- J. Eucalyptus
- K. Hydrilla
- L. Monkey Puzzle
- M. Punk Tree
- N. Rice Paper Plant
- O. Silk Oak
- P. Taro
- Q. Water Hyacinth

Also prohibited are those plant species prohibited by the Florida Department of Environmental Protection, the Florida Department of Agriculture and the plants listed as invasive by the Florida Exotic Pest Council. Trees on the Prohibited Plant List are exempt from the tree protection requirements of this chapter.

7.11.00 TREES

7.11.01 Tree Protection

- A. No application for a building permit, land clearing permit, site development permit, subdivision development permit, or grading and filling permit may be issued by the Building Official until the site inspector has visited the site and determined that the tree protection measures are in place in accordance with this chapter and the approved site or subdivision plans.
- B. During construction, to ensure the health and survival of protected trees that are not to be removed, the developer shall avoid the following types of tree injuries during all development activities:
1. Mechanical injuries to roots, trunk, and branches. To protect against mechanical injuries to roots, trunk, and branches:
 - a. All existing trees that are to remain shall have barriers constructed around the tree at the drip line or around the combined drip line of any clumps of trees. Barriers are to be inspected by the Town prior to the start of any construction.
 - b. The minimum size of such wood barrier fencing shall be two inches (2") by four inches (4") and the top of the barrier shall be a minimum of four feet (4') high. Another acceptable means of barricading trees is the use of orange plastic construction fence, four feet (4') high, and supported every eight feet (8') by a No. 5 rebar, driven into the ground. Fencing shall be securely attached to rebar by the use of nylon zip ties or twisted wire. Barricades must be taut and perpendicular to the ground. No construction activity, cuts, fill, debris disposal or vehicular traffic is to take place within this area. Additionally, the storage or placement of material, machinery, or other construction equipment or substances is prohibited within the drip line area.
 - c. Any waiver or request to construct barriers within the drip line shall be reviewed by the Town. Where drip lines of existing trees overlap, the orange mesh fencing or the wood barriers shall be erected around the outer perimeter of the combined drip lines.
 - d. If turf block is specified to reduce the impact of impervious surface around the drip line of existing trees, it shall be constructed as follows: Prior to excavation, the limits of excavation should be root pruned to a depth of thirteen inches (13"); after removal of existing soil to that depth, add eight inches (8") of one-quarter inch (1/4") crushed stone (not limerock), then one and one-half inches (1 1/2") of sand to level the three and one eighth inch (3 1/8") thick turf block. All compaction shall be done by hand, exempting the normal Town requirements of 95% to 98% density. Compaction shall be done in layers after each sub-base is installed and again after the turf block is laid. The cells of the turf block shall then be filled with topsoil and seeded. No more than 30 percent of the root zone shall be disturbed, no closer than 30 percent of the distance to the trunk.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

2. Injuries by chemical poisoning. To avoid injuries due to chemical poisoning:
 - a. No fuel, paint, solvent, oil, thinner, asphalt, cement, or any other construction chemical or other material or tools of any kind shall be stored, or allowed in any manner to enter, within a required protective barrier or perimeter line.
 - b. No equipment shall be cleaned within a required protective barrier or perimeter line.
3. Injuries by grade changes.
 - a. When raising the grade, the following measures shall be taken:
 - i. Within the tree protection zone, existing sod/vegetation and leaf litter shall be removed and the soil loosened without injuring the roots.
 - ii. The area within the tree protection zone shall be properly fertilized to improve the vigor and growth of the roots.
 - iii. Porous, four-inch agriculture drain tiles shall be laid over the soil to drain liquids away from the trunk. A drop of at least one eighth (1/8) inch per foot shall be provided. The drain field shall be designed to provide adequate drainage of the existing configuration of the trees.
 - iv. The number of drains shall depend upon soil material; lighter sandy soils and porous gravelly material require fewer drains than heavy non-porous soils.
 - v. Aeration shall be provided by installing vertical tiles along the system. The vertical tiles shall be filled with gravel and capped with a heavy-duty mesh to keep out trash and debris.
 - vi. Dry wells shall be large enough to allow for maximum growth of the tree trunk. Tree wells shall be five (5) times the mature diameter of the tree trunk.
 - vii. To prevent washing of material into the well, the dry well casing walls shall be high enough to bring the coping just above the level of the proposed fill.
 - viii. Dry well walls shall be constructed of materials that permit passage of air and water. Concrete blocks backed with galvanized screening may be used for the sides of the well.
 - ix. Grating or barriers shall be used around openings that are large enough to present a hazard to pedestrians.
 - x. Open wells shall be cleaned regularly to remove sediment, leaves, and debris that might interfere with the free passage of air.
 - xi. Large stones shall be placed over the drainage tiles and a layer of smaller stones shall be placed over the remainder of the ground within the drip line.
 - xii. A layer of gravel shall be placed over the stones.
 - xiii. The fill shall be completed with a layer of porous soil.
 - b. When lowering the grade, the following measures shall be taken:
 - i. Roots shall be cut cleanly and re-trimmed after excavation.
 - ii. The canopy shall be pruned to aid in maintaining tree vigor.

- iii. When lowering the grade of the soil surrounding a protective tree, the maximum number of tree roots within the tree protection zone shall be preserved by using any of the following methods:
 - 1. Terracing. The area within the tree protection zone is left at the original grade by terracing.
 - 2. Retaining wall. The area within the tree protection zone is left at the original grade by constructing a dry retaining wall. The retaining wall shall be porous to allow for aeration.
 - 3. Terracing and retaining wall. The area within the tree protection zone is left at the original grade by the combined use of terracing and dry retaining wall.
- c. Minor Changes in Grade. When the change in the grade is minor, as determined by the Town engineer, lesser protective measures than those described above may be taken. The Town engineer shall approve the use of these methods where their use will not endanger the health of the protected tree.
- 4. Injuries by excavation
 - a. Water, sewer, and other utility lines should be routed around the tree protection zones of protected trees.
 - b. If a line cannot reasonably be routed around the tree protection zone, the line shall be tunneled beneath the area within the zone. The tunnel shall be offset to one side of the trunk to prevent damage to the main top roots.
- 5. Injuries by paving. To avoid injury by paving within the drip line, porous paving may be placed within the tree protection zone of a protected tree, so long as no damage is inflicted to the tree by grade change, compaction of the soil, or any other cause.

7.11.02 Protection of Historic Trees

All historic trees are to be protected unless one of the following conditions is met.

- A. The tree is not suitable for preservation as determined by a certified arborist.
- B. The tree is a threat to a principle structure or otherwise constitutes a hazard requiring removal as determined by a qualified arborist or a professional engineer.
- C. The placement of the tree prohibits the economic use of the property for permissible development. Removal of historic trees based on this criterion requires mitigation as set forth in Section 7.12.03.

7.11.03 Protection of Specimen Trees

Fifty percent of all specimen trees shall be preserved on a parcel. If the preservation of at least fifty percent of the specimen trees prohibits the economic use of the property for permissible development, all specimen trees removed from the property shall be mitigated as set forth in Section 7.12.03.

7.11.04 Design Standards for Promoting Tree Protection

In the design and development of any site, all trees shall be preserved to the maximum extent possible, except those identified by a certified arborist as not suited for protection due to the existing condition of the tree or other factors that will limit the tree's ability to grow and maintain its health. In attempting to save as many trees as possible, the following should be taken into account:

- A. **Building Footprint.** Every attempt shall be made to avoid placing a building in a location which requires the removal of a healthy, mature tree or a cluster of healthy, mature trees.
- B. **Stormwater Management / Drainage Facilities.** Every attempt shall be made to avoid placing retention ponds or other stormwater management/drainage facilities in locations which will cause the removal of healthy, mature trees on a lot or parcel. Where it is necessary to place such a facility in close proximity to a tree, the Town may require improvements including retaining walls, to ensure that the tree is not endangered.
- C. **General Site Design.** Site design considerations, including the meandering of roads and the reconfiguration of lot lines shall be used to maximize the preservation of healthy and mature trees.
- D. **Parking and Driveways.** No individual tree greater than 12" DBH or cluster of trees with an average DBH of 8" or more shall be removed unless it is physically impossible to provide alternative locations for these facilities. Measures included in this section shall be used to save the greatest number of trees possible in parking areas. Use of tree wells, root pruning, concrete pavers, turf block, root drainage systems, subsurface soil stabilization systems, special fill procedures (excluding the use of limerock) and restrictions may be required, as appropriate, and subject to the approval of the Town. Developers may request waivers from required parking spaces if it will result in saving existing trees.
- E. **Demucking.** Where demucking is required for a parking area or driveway(s) and such activity will cause the removal or destruction of a tree or trees as described above, certification must be presented by a licensed civil engineer or landscape architect certifying that the paved area cannot be constructed in a sound manner without the removal of the muck and the destruction of the existing trees. The certification shall include soil boring information supporting the findings. Where demucking is necessary, every attempt shall be made to demuck around the perimeter of trees and soil stabilization, drainage, fill and other methods shall be employed to preserve trees in this category.
- F. **Masonry Walls.** If wall construction is within ten feet (10') of an existing individual tree greater than 12" DBH or a cluster of trees with an average DBH of 8" or more, the wall or walls need to be constructed with a lintel system. Precast wall systems are encouraged due to a non-continuous footing and lesser impacts on tree root systems.

7.12.00 TREE REMOVAL PROCESS

7.12.01 Permit Required

- A. Any person who proposes to cut down, move, remove, or destroy any tree, including those on single family lots, shall first obtain a tree removal permit from the Town. Requests for tree removal permits shall be made to the Public Works Director. Trees that are located on vacant, undeveloped land shall not be removed except as permitted through the development of the site. Trees that are on the Town's prohibited tree list may be removed without a permit. Any application for a tree removal permit shall include the following:
1. Property owner's name and daytime telephone number.
 2. Street address and directions to the site.
 3. Type and size of tree proposed to be removed.
 4. Purpose for the tree removal.
 5. Most recently available boundary survey.
 6. General location of the tree on the site.
 7. How many trees remain on the lot or parcel.
- B. When determining whether to permit the tree removal, the following issues will be evaluated:
1. Whether the tree has a potentially hazardous branching structure such as a hollow trunk, low fork in the trunk, or other.
 2. Whether the tree is injured or diseased beyond repair.
 3. Whether there are no viable alternatives to locating structures or driveways on the site.
 4. Whether the tree is impacting the foundation of a house or other building or structure.
 5. Whether the tree poses a threat to traffic visibility.
 6. Whether the tree is negatively impacting a more desirable tree.
 7. Any other issue deemed important by the Town.
 8. Trees that are deemed hazardous or otherwise unsafe shall be allowed to be removed without mitigation. In circumstances where the condition supporting the removal of a tree is not obvious or easily documented by the Town inspector, a letter from a certified arborist may be required to permit removal. In emergency situations, a hazardous tree may be removed as long as proper documentation in the form of photographs and/or a written opinion from Town staff, accompanies the permit application.
- C. Any trees removed in violation of this chapter shall be deemed to be violations of this Code and subject to all penalty provisions afforded the Town.

7.12.02 Tree Farms

Trees located on property that is operated as a tree farm shall be exempt from tree replacement requirements upon proof of such operation and continued use of the land as a tree farm. If the landowner is requesting to remove the trees for development of the land, then the property is subject to tree mitigation measures. The Town will

consider the property's former use as a tree farm when approving the mitigation plan so as not to place an unfair burden on the property owner.

7.12.03 Tree Removal for Agricultural Use

Trees may be removed to permit bona fide agricultural use of land zoned AG or otherwise permitted agricultural use under an approved planned unit development agreement. The property owner shall submit a survey or plot plan to the Town identifying the area to be cleared, the approximate number of trees and the intended agricultural use. Once a parcel is cleared for agricultural use as permitted by this section, the conversion of the property to a non-agricultural use within five (5) years of the date of clearing shall require mitigation of the removed trees as specified in this code as part of the approval of any development approval. Conversion to a non-agricultural use means rezoning to a non-agricultural classification or subdivision of the property other than a minor subdivision. Historic trees shall be preserved or mitigated unless a qualified arborist certifies that the tree is not suitable for preservation.

7.12.04 Mitigation for Removed Trees

- A. It is the intent of this section that the Town shall maintain or enhance its tree cover by ensuring that as trees are removed, others are planted. If there is not adequate room on a lot or parcel to replace a tree or trees once that tree or trees has been removed, then the property owner shall pay into the Town's landscaping fund which will be used to plant trees in other areas throughout the Town.
- B. Mitigation is required when any of the following circumstances occur:
 - 1 For a developed single-family parcel, the permitted removal of a tree will result in the parcel having fewer trees than required in Section 7.08.01.
 - 2 A tree other than a citrus tree, palm tree, pine tree or prohibited species listed in Section 7.10.01 is removed without a permit.
 - 3 Historic trees which are removed to provide for development of a parcel.
 - 4 Where land cleared for agricultural use is converted to non-agricultural uses within five (5) years of the date of initial tree removal.
 - 5 When more than fifty percent (50%) of the specimen trees are removed to permit development, all specimen trees removed must be mitigated.
- C. Trees shall be replaced on a one-inch (1") DBH to a one-inch (1") caliper basis. For example, a tree measuring nine inches (9") DBH may be replaced with one nine-inch (9") caliper tree, or one five-inch (5") and one four-inch (4") caliper trees. Minimum replacement sizes shall be as stated in section 7.09.01.
- D. Tree replacement and/or fees are calculated on standard permitted tree removals. If a tree removal is done in violation of the LDC, the replacement inches or fees shall be triple that of the standard.
- E. The following Table of Values shall be used when payments are made to the Town's landscape fund:

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

Table 7.12.03 (E) Table of Values

Tree Size, Inches at DBH	Tree Removal Fee Per Inch DBH
4 inches to 9.9 inches	\$100.00
10 inches to 14.9 inches	\$125.00
15 inches to 19.9 inches	\$150.00
20 inches or greater	\$175.00
Any Historic Tree	\$300.00

7.13.00 LAND CLEARING

7.13.01 General

A land clearing permit is required other than that directly associated with a single-family home or an approved subdivision or site plan.

7.13.02 Permit Application

- A. The applicant shall submit a sealed survey by a licensed surveyor in the State of Florida to include topographic information and existing trees at a scale of not less than 1 inch = 100 feet, showing:
1. The area to be cleared.
 2. Size and type of existing trees, trees to be removed; and
 3. Wetland areas, water bodies and flood hazard zones.
- B. The application shall also include the following:
1. A description of the proposed method of clearing.
 2. The type of equipment to be used.
 3. The purpose for the activity; and
 4. The name of the owner of the property and the person or firm performing the work.
- C. The application shall be accompanied by the appropriate fees as required by the Town.

7.13.03 Permit Issuance/Enforcement

- A. The Building Official may issue a Land Clearing Permit following review and recommendation by the Town Engineer and Town Planner and approval by the Town Council. The permit shall contain any special conditions or activity restrictions. The permit shall be valid for a period of fourteen (14) days from the date of issuance.
- B. Following completion of the activity or after fourteen (14) days from the date of permit issuance, the site shall be inspected for compliance with the conditions of the permit. Any violations of the permit or other applicable Town codes or ordinances shall be referred to the Code Enforcement Officer. In addition, for any protective tree removed without a permit, a fine shall be assessed in an amount equal to one hundred dollars (\$100) times the diameter at breast height of the removed specimen. Where trees have been removed or damaged in violation of

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

this section or permit requirements, remedial actions shall be required to restore the property. A restoration plan shall be submitted to the Building Department for approval by the Town and may require tree replacement at a ratio not to exceed four (4) to one (1) either on site or a combination of on site and payment into the Town's landscape fund. No Certificate of Occupancy shall be issued for any development until all applicable permit and restoration conditions have been met.

7.14.00 GRADING AND FILLING

7.14.01 General

- A. No grading or filling of lands is allowed except in connection with a grade and fill permit or development order for the improvement of said lands. "Improvement of land" shall mean the development of land with buildings, structures, streets, sewers, waterlines or other facilities, the erection or installation of which requires the issuance of a permit by the Town. Grading and filling permits may be issued as follows:
1. Pursuant to the subdivision and site plan regulations in connection with Final Plan approval.
 2. Through the issuance of a building permit for improvements on the property; and
 3. Upon approval of a complete application for a grade and fill permit in accordance with section 7.14.02.
- B. The burying of rubbish, logs, lumber, building materials, underbrush, trash or other matter which would decompose or allow the land to thereafter settle is hereby determined to be a change or modification of the grade of land for which no permit shall be issued except as authorized by this Code.

7.14.02 Permit Application

- A. Application for a Grading and Filling Permit shall include:
1. The name of the owner of the property.
 2. The name of the person or firm which will perform the work.
 3. A sealed survey by a licensed surveyor in the State of Florida to include existing features of the property including elevations, buildings, structures, trees over six inches (6") inches in DBH, streets, utility easements, rights of way, and other improvements; the precise area(s) of development activity; wetlands and water bodies;
 4. The area to be graded or filled and cubic yard calculations; and
 5. The specific purpose for the filling or grading activity and type of equipment to be used.
- B. Except for single-family homes, the application shall include a statement prepared by a licensed civil engineer or landscape architect certifying that the grade or fill is consistent with all applicable Town codes and ordinances and will not have an adverse impact on environmentally sensitive areas, drainage facilities or water bodies.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

- C. Any trees to be removed shall be shown on a dimensional drawing. A separate tree removal permit in accordance with the provisions of section 7.12.00 of this chapter will also be required.
- D. The application shall be accompanied by the appropriate fees as required by the Town.

7.14.03 Permit Issuance

- A. Except for single-family homes or projects to be reviewed through the subdivision or site plan review processes, the Town Engineer shall determine if the application as submitted is in compliance with all laws of the Town, County, State and Federal government, and whether the proposed clearing, grading, and/or filling will cause adverse impacts to the environment. The Town Engineer shall make this determination in writing; shall state the basis for the determination; and may recommend other practical alternatives which would allow the permit to be issued. The Town Engineer may issue approval subject to conditions to mitigate adverse impacts to the environment. The applicant will be responsible for all tree removal, preservation and mitigation requirements contained within this chapter and shall include the appropriate plans and details as part of the application. In situations where large tracts of land will be cleared, the Town shall require additional plantings of trees to ensure adequate buffering and screening from adjacent public rights-of-way.
- B. Except where health, safety or public welfare is jeopardized, no grade and fill permits shall be issued in conjunction with the grading and filling of an undeveloped parcel that will require the removal or damage of trees or native vegetation, unless the permit is in connection with a building permit for the improvement of said lands.
- C. For the construction of a single-family home, the Building Official shall review the permit application based on the criteria listed in this section.
- D. Approved grade and fill permits shall be issued by the Building Official.

7.14.04 Grading and Filling Standards

- A. Any grade or fill activity shall be consistent with the following standards:
 - 1. All development activity shall conform with the requirements of this Code and any special conditions of the permit.
 - 2. No authorization for a change, modification or lowering of grade shall be issued when it is determined the same will result in a hole or depression or other adverse effect, which will create a hazard.
 - 3. No person shall change, modify, or lower any grade to any greater degree than is allowed by the authorization or permit granted for the same.
 - 4. Any authorized bulldozing or fill of lands which loosens sand or topsoil and permits it to blow upon the lands and premises of others is hereby declared to be a nuisance. Such lands shall therefore, within thirty (30) days after completion of such bulldozing work, be seeded or planted in order to minimize the tendency of the sand or topsoil to blow.

TOWN OF HOWEY-IN-THE-HILLS LAND DEVELOPMENT CODE
LANDSCAPE, IRRIGATION AND HARDSCAPE

CHAPTER 7

- B. No less than twenty-four (24) hours prior to beginning the operation, the permittee shall notify the Town Engineer of the precise time at which the work will begin.
- C. The Town Engineer shall be present at the time such operation begins and shall monitor the activity as deemed appropriate.



TMHConsulting@cfl.rr.com
 97 N. Saint Andrews Dr.
 Ormond Beach, FL 32174
 PH: 386.316.8426

MEMORANDUM

TO: Howey-in-the-Hills Development Review Committee
CC: J. Brock, Town Clerk; S. O'Keefe, Town Administrator
FROM: Thomas Harowski, AICP, Planning Consultant
SUBJECT: Talichet Phase 2 Final Subdivision Plan
DATE: September 20, 2021

These comments are based on the package of plans dated August 25, 2021.

The most significant item that is needed is an analysis of trees to be preserved and trees to be removed based on the requirements of Sections 7.11.01, 7.11.02 and 7.11.03 particularly as the requirements apply to historic and specimen trees. A detail is required for tree protection during construction and the plan needs to be analyzed for mitigation for trees removed. Staff has already requested an overlay of the subdivision improvements over the tree survey data be provided so that areas for tree protection can be easily identified. The applicant has been asked to provide a tabulation of trees to be removed and trees to remain in sufficient detail to allow for the application of the tree protection requirements.

Secondly the applicant has been asked to provide a detailed analysis for the proposed light fixtures according to the requirements of Section 8.05.01 A 4. With the negative impacts resulting from the street lighting in phase one, it is important to make sure that phase two does not exacerbate the problems.

Other comments are as follows:

1. Has the proposed street name been approved through the 911 review? Please provide documentation of the approval.
2. The Town is still waiting for written approval from the Talichet property owners' association for permission to connect to the private lift station.
3. Under the project construction notes (Page C2) please add a requirement for compaction testing on two sides of each proposed manhole to be done at the manhole.
4. Please revise the sidewalk specification for the concrete from 2,500 PSI to 3,000 PSI with appropriate reinforcement at driveway crossings.

5. In the drainage report the soils map needs correction. Tavares Sand is noted as 3.5 in the legend but is labeled 45 on the soils map. The 45 number appears to match the soil survey information.
6. The flood prone area map labels the 10-acre parcel as unincorporated Lake County. This note needs to be removed.
7. The drainage easements shown on the plan are noted as 15 feet. The 7.5-foot easement area on each lot will conflict with the minimum 5-foot side yard setback. Some mechanism needs to be provided to ensure the full width of the drainage easement is maintained. This affects lots 106 – 107 and 113 – 114.
8. A retaining wall is noted between Lot 62 and Lot 94. Is a detail of the retaining wall provided? Who is responsible for maintaining the retaining wall? It may be most appropriate to locate the retaining wall fully within one of the lots rather than placing it on the property line where ownership and maintenance responsibility becomes unclear.
9. Code requires all lots to have a minimum 30-feet of frontage along the right-of-way measured at the chord. Please document that lots 102 through 106 meet this requirement.
10. Public Services has requested that manhole 15c be moved to the center of the cul-de-sac to better balance the length of the service runs.

Engineer's Comments

1. New sidewalk along the Via Bella Court side of lots 60 and 61 needs to be constructed with house as well as the sidewalk along Avila Place for these lots. If the houses are completed prior to the subdivision improvements being done, then the sidewalks need to be included with the street construction. Add a note to this effect.
2. All sidewalks are to be 5-feet wide. Please note this on the sidewalk detail.
3. Provide curb ramps and crosswalks on all legs of the new T-intersection.
4. At the connection point for the new road, replaces the 2-foot curb and gutter with a 3-foot valley gutter.
5. Call out the type of curb in the road detail.
6. The type of asphalt is to be SP 9.5. Please ensure this is noted on the plans.
7. All concrete needs to be 3,000 psi.

8. How will maintenance access for Tract A be provided?

Sean O'Keefe

From: Ron Roberts <RRoberts@FlagshipDevelopmentLLC.com>
Sent: Friday, December 10, 2021 6:31 PM
To: Sean O'Keefe; Martha Macfarlane
Cc: Germana Engineering
Subject: FW: Talichet
Attachments: ISA Certificaton Kimsey (1).pdf; Talichet Photo Log.pdf

Sean and Mayor

Attached is the requested email from the Arborist. He included his certification and photos with an explanation as to why these trees six trees should be removed. I believe this should satisfy your concerns from the report. Let me know. See you Monday night.

Best Regards,

Ron

RON ROBERTS
 PRINCIPAL - EXECUTIVE VICE PRESIDENT
 LAND ACQUISITION & DEVELOPMENT



2406 CYPRESS GLEN DRIVE
 SUITE 102
 WESLEY CHAPEL, FL 33543

DIRECT (813) 335-5929

Join Flagship in going GREEN! Please think before you print this email.

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From: Perry Horner <phorner@hornerenvironmental.com>
Sent: Friday, December 10, 2021 4:17 PM
To: Ron Roberts <RRoberts@FlagshipDevelopmentLLC.com>
Subject: Fwd: Talichet

Ron,

Please allow the following to serve as a supplement to our written report dated November 19, 2021. As we discussed, that report was very brief as we were trying to get you some information before several of our staff left for the

Thanksgiving holiday. We did document and photograph every tree that we assessed during our field assessment, we didn't prepare the photologs before the holiday.

Also, but for those that don't know us, we have been doing specific tree maintenance, pruning, removal, removal permitting, planting, etc. for close to 30 years. Tom Kimsey (arborist) has been practicing for over 17 years as a Certified Arborist (see attached certification). We have a full assortment of tree service equipment that we utilize throughout west and central Florida in the tree management discipline.

Specific to the Howey-In-The-Hills request, we have attached pictures of the six trees in question and offer the following guidance:

The six trees depicted in the photographs exhibited one or more of some key morphological adaptations that concern us when evaluating tree health and potential. In the case of the trees evaluated, these are broadly defined as codominance, included bark and cavities. Codominance is when there is not a single dominant stem. This condition results in a tree that tends to have an imbalanced support structure. This tends to lead to premature splitting and death of the tree. Included bark is often associated with codominance and is a condition where the bark is growing inward in the crotch formed by the two dominant stems. This results in a lack of structural integrity where the included bark is located. Lastly, tree cavities tend to be the result of some trauma to the tree and represent a potential weak spot where the tree is exposed to disease, decay and structural failure.

The level to which these conditions generate concern depends on the degree of their expression. And while many of the trees at the Talichet site had some health issues, these six exhibited enough symptoms to warrant concern relative to structural safety and long term survivability. For these reasons, they were considered Candidates for Removal.

Please review this information and don't hesitate to contact us should you have any questions or need anything additional.

Thanks,

Perry



W. Perry Horner / President
phorner@hornerenvironmental.com / 813-781-1253
Horner Environmental Professionals, Inc.
813-907-9500
4252 Hay Road • Lutz, Florida 33559
www.HornerEnvironmental.com



[ISA Website](#)

[Login](#)

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Thank you for your continued commitment and support for the arboriculture industry. **To view your credential(s) Continuing Education Unit (CEU) status and pertaining deadlines, please access your MyISA account dashboard.** Your [CEU Report](#) shows whether you have met the CEU requirements for your credential(s). The extension date to meet requirements can be found under **"Period of Certification >> Ext Until:"**

Recertification is a two-step process in which credential holders must meet the continuing education requirements for their credential(s) and pay the recertification fee.

Name: Tom Kimsey

MyCredential Status

Type	Status	Exp Date	CEU Total
Certified Arborist	Certified	06/30/2023	0
Utility Specialist			
Tree Worker Climber Specialist			
Municipal Specialist			
Tree Worker Aerial Lift			
Board Certified Master Arborist			M: S: P:



Project:	Site Location
Talichet Phase 2 Property	Pasco County, Florida

Lot Number where tree is located:
East of Lot 96



Description:
36" Oak: Significant codominance, included bark.

Lot Number where tree is located:
Northeast of Lot 102



Description:
20" Oak: Bark inclusions, minor cavities.

Lot Number where tree is located:
Lot 105



Description:
27" Oak: Severe codominance, included bark.

Lot Number where tree is located:
Lot 108



Description:
34" Oak: Significant inclusions, cavities.

Lot Number where tree is located:
West of Lot 109



Description:
30" Oak: Significant inclusions, minor cavities.

Lot Number where tree is located:
Lot 111



Description:
38" Oak: Bark inclusion, minor cavities.



Date: December 13, 2021

To: Mayor and Town Council

From: Sean O’Keefe, Town Administrator

Re: Consideration and Approval: Transfer of ownership of the Troop 254 trailer

Objective:

To transfer ownership of the trailer previously used by Troop 254 (Scouts BSA) to Troop 1513 (Troops of St. George).

Summary:

The trailer is currently sitting at the Town’s Public Works facility and is not being utilized. After the disbanding of local Troop 254, the leaders of Tavares Troop 43 were invited in early 2021 to take any camping gear items from the trailer that might be useful to them. The trailer still contains a full complement of camping gear.

Troop 1513 is a new group that has been meeting in the Town library as its primary meeting location. A troop leader, Kevin Maxwell, has submitted a written request to take ownership of the trailer, with ownership reverting back to the Town if the Troop were to dissolve within the next three years.

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to approve
OR
2. The Town Council motions to approve with the following conditions
OR
3. Motion to Deny

Fiscal Impact:

There is no initial fiscal impact to the Town beyond the depreciated value of the trailer and its contents. There is no recurring fiscal impact to the Town.

Staff Recommendation:

Transfer ownership to Troop 1513 with caveat (i.e., return of trailer and original contents to Town ownership if Troop dissolves within 3 years).

To: The local leaders of Howey in the Hills

As a local scouting organization, Troop 1513 of the Troops of St. George would like to request the use of the covered trailer owned by the town, which is currently parked within the water tower enclosure. We conduct our meetings in the town of Howey in the Hills and will be honored to participate in upcoming civic events, such as parades, flag ceremonies and other patriotic events as the local scouting unit.

The trailer will provide great value to our troop as a means for protecting and transporting camping gear. During our excursions, the trailer will serve as the central supply storage unit at the center of our campsites.

This trailer and its contents, which will be catalogued, will be returned to the Town if the troop were to dissolve within the next 3 years. If the troop is still active after 3 years, which is the expectation, we ask that we may take over ownership of the trailer at that time. At the bottom of this letter, we have included the 3 co-leaders of the local troop, along with their contact information.

We thank you in advance for your consideration of this request. As we begin to mold local young men into future leaders, we thank you for your current and continued support. We look forward to supporting the town of Howey in the Hills, and all of Lake County, in the years to come.

With sincere appreciation,

Kevin Maxwell

Adult Leader, Troop 1513

Troop Leaders

Kevin Maxwell, (850)323-1020

Joseph Beasley, (407)844-6774

Simon Luzny, (352)455-2934



Date: December 13, 2021

To: Mayor and Town Council

From: Sean O’Keefe, Town Administrator

Re: Consideration and Approval: Authorization to execute purchasing agreement for the land for Well #5

Objective:

To purchase 2 acres of land for the usage of Well #5 and #6 and Water Treatment Plant #3 from LAKE HARRIS (ORLANDO) ASLI VII OWNER #1, LLC.

Summary:

As a necessity for water provision planning and not only due to growth, a plan has been proposed to create new wells and a water treatment plant for the Town. A suitable location has been found near the existing well at the corner of SR 19 and CR 48, as a portion of a larger, 228-acre parcel. The final details of the purchase agreement are being completed by Gray-Robinson and the seller’s attorney, and are expected to be completed before the end of the calendar year. Council authorization to execute this purchasing agreement immediately upon legal approval will shorten the project timeline.

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to approve
OR
2. The Town Council motions to approve with the following conditions
OR
3. Motion to Deny

Fiscal Impact:

There is a non-recurring fiscal impact of \$100,000 (including a \$5,000 deposit).

Staff Recommendation:

Motion to give authorization to the Purchasing Officer to execute said purchasing agreement for said amount on behalf of the Town.



Date: December 13, 2021
To: Mayor and Town Council
From: Sean O’Keefe, Town Administrator
Re: Discussion and Approval: ARPA NEU Staff Payment

Objective:

To provide a one-time payment to staff from federal funds (ARPA NEU) allowed for such purpose.

Summary:

Inasmuch as all Town staff have helped in their respective departments during the COVID-19 public health emergency and have continued to engage with the public with regular, in-person interactions and physical handling of items that were also handled by others without the social distancing protection of telework, the Town would provide a one-time payment from these eligible earmarked funds. The amounts would be determined by employment status, distinguishing between department heads, full-time, part-time, and seasonal employees, and not to exceed an aggregate total of \$20,000 for all employees.

Possible Motions:

The Town Council has the following options:

1. The Town Council motions to approve
OR
2. The Town Council motions to approve with the following conditions
OR
3. Motion to Deny

Fiscal Impact:

There is a one-time fiscal impact to the Town of \$20,000.
 There is no recurring fiscal impact to the Town.

Staff Recommendation:

Motion to approve the one-time staff payment before the end of the calendar year.

June 9, 2021

Coronavirus Local Fiscal Recovery Fund Guidance:

Premium Pay

American Rescue Plan Act (ARPA) Local Fiscal Recovery Funds may be used to provide premium pay to eligible workers performing essential work during the COVID-19 public health emergency or to provide grants to third-party employers with eligible workers performing essential work

These are workers who have been and continue to be relied on to maintain continuity of operations of essential critical infrastructure sectors, including those who are critical to protecting the health and wellbeing of their communities.¹

Workers who are covered by premium pay include:²

- Staff at nursing homes, hospitals, and home care settings;
- Workers at farms, food production facilities, grocery stores, and restaurants;
- Janitors and sanitation workers;
- Truck drivers, transit staff, and warehouse workers;
- Public health and safety staff;
- Childcare workers, educators, and other school staff; and
- Social service and human services staff.

The Interim Final Rule defines essential work as work involving regular in-person interactions or regular physical handling of items that were also handled by others. A worker would not be engaged in essential work and, accordingly may not receive premium pay, for telework performed from a residence.³

The definition of eligible worker is “those workers needed to maintain continuity of operations of essential critical infrastructure sectors and additional sectors as each Governor of a State or territory, or

¹ Interim Final Rule: Coronavirus State and Local Fiscal Recovery Funds, U.S. Department of Treasury (hereinafter “Treasury Guidance”) 40.

² Treasury Guidance 41-42.

³ Treasury Guidance 43.

each Tribal government, may designate as critical to protect the health and well-being of the residents of their State, territory, or Tribal government.”⁴

Governor of each state has discretion to add additional sectors to this list, so long as additional sectors are deemed critical to protect the health and well-being of residents.⁵

Premium pay means an amount up to \$13 per hour in addition to wages or remuneration the worker otherwise receives and in an aggregate amount not to exceed \$25,000 per eligible worker.⁶

The Interim Final Rule provides that any premium pay or grants provided should prioritize compensation of those lower income eligible workers that perform essential work.⁷

Premium pay must be entirely additive to a worker’s regular rate of wages and other remuneration and may not be used to reduce or substitute for a worker’s normal earnings. The definition of premium pay also clarifies that premium pay may be provided retrospectively for work performed at any time since the start of the COVID-19 public health emergency, where those workers have yet to be compensated adequately for work previously performed.⁸

The Treasury Department encourages local governments to prioritize providing retrospective premium pay where possible, recognizing that many essential workers have not yet received additional compensation for work conducted over the course of many months.⁹

Essential workers who have already earned premium pay for essential work performed during the COVID-19 public health emergency remain eligible for additional payments, and an essential worker may receive both retrospective premium pay for prior work as well as prospective premium pay for current or ongoing work.¹⁰

Finally, a grant provided to an employer may also be for essential work performed by eligible workers pursuant to a contract. For example, if a municipality contracts with a third party to perform sanitation work, the third-party contractor could be eligible to receive a grant to provide premium pay for these eligible workers.¹¹

If you have general questions about the Coronavirus State and Local Fiscal Recovery Funds, please email the U.S. Department of Treasury at SLFRP@treasury.gov or call 844-529-9527.

The information contained here is not legal advice. It will be subject to change based on updates from the U.S. Department of the Treasury, and any recipients should confirm applicability to their specific situation.

⁴ *Ibid.*
⁵ *Ibid.*
⁶ *Ibid.*
⁷ *Ibid.*
⁸ Treasury Guidance 45.
⁹ *Ibid.*
¹⁰ *Ibid.*
¹¹ Treasury Guidance 46.



Date: December 13, 2021
To: Mayor and Town Council
From: Sean O’Keefe, Town Administrator
Re: Discussion: County-proposed changes to the Inter-local Service Boundary Agreement (ISBA)

Objective:

To share the County-proposed ISBA changes and discuss potential responses with the Town Council.

Summary:

The County has scheduled a “Joint Planning Work Group with Municipalities” on February 7th, 2022. In the letter from Commissioner Parks of November 30, 2021, an intent to significantly reduce the size of the Town’s ISBA was expressed. The expressed purpose of this proposed ISBA reduction is to further protect the County-designated Rural Protection Areas.

Fiscal Impact:

Reduction in potential future growth of the Town through annexation and/or utility service, affecting *ad valorem* and utility service charges.

Staff Recommendation:

Represent the Town’s interests and continue to support the fundamental principle of Home Rule by maintaining the established ISBA boundaries.



Board of County Commissioners

P.O. Box 7800 • 315 W. Main St., Suite 316 • Tavares, FL 32778-7800

November 30, 2021

The Honorable Martha MacFarlane
Town of Howey-in-the-Hills
Post Office Box 128
Howey-in-the-Hills, FL 34737

Dear Mayor MacFarlane:

The central Florida region has been experiencing tremendous growth over the last several years and as a result, Lake County and its cities have been receiving a growing number of requests for development approvals and annexations. Annexations and development in some areas of the county have created concerns for residents who wish to preserve their rural lifestyle.

The Interlocal Service Boundary Agreements (ISBA) between the County and cities governs annexation for defined areas. In some cases, County-designated Rural Protection Areas (RPA) fall within the boundaries of the ISBAs. In order to preserve the rural qualities of the RPAs, the County would like to amend the ISBAs to remove the RPAs from the boundaries. If removing the RPAs from the current ISBAs is not amenable, the County and the cities could collaborate to develop criteria for development in the RPAs. Criteria to be considered could include enhanced landscape buffers, non-linear roads within the development and minimum levels of open green space. The criteria will also be part of the joint planning discussions we have scheduled for after the first of the year.

I look forward to meeting with you to discuss the possibility of amending the current ISBA to maintain the rural quality of life for our current residents while welcoming new residents to Lake County.

Sincerely,

Sean M. Parks, Chairman
Lake County Board of County Commissioners

SMP/nb

P 352-343-9850 • F 352-343-9495
Board of County Commissioners • www.lakecountyfl.gov

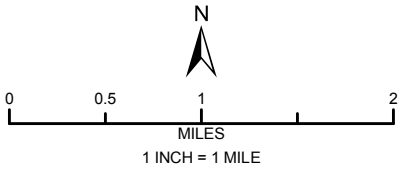


TOWN OF HOWEY-IN-THE-HILLS UTILITY SERVICE AREA MAP

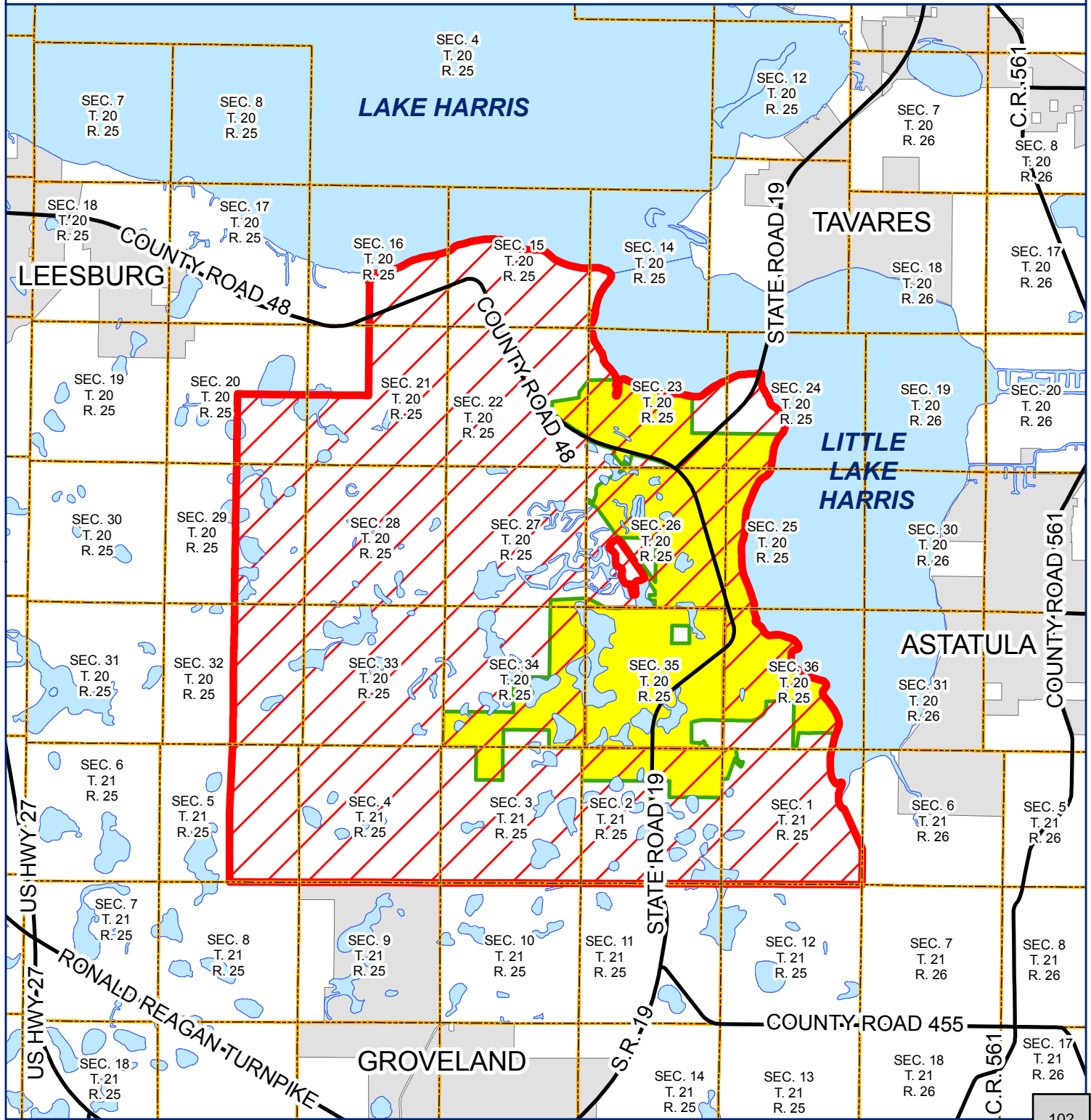


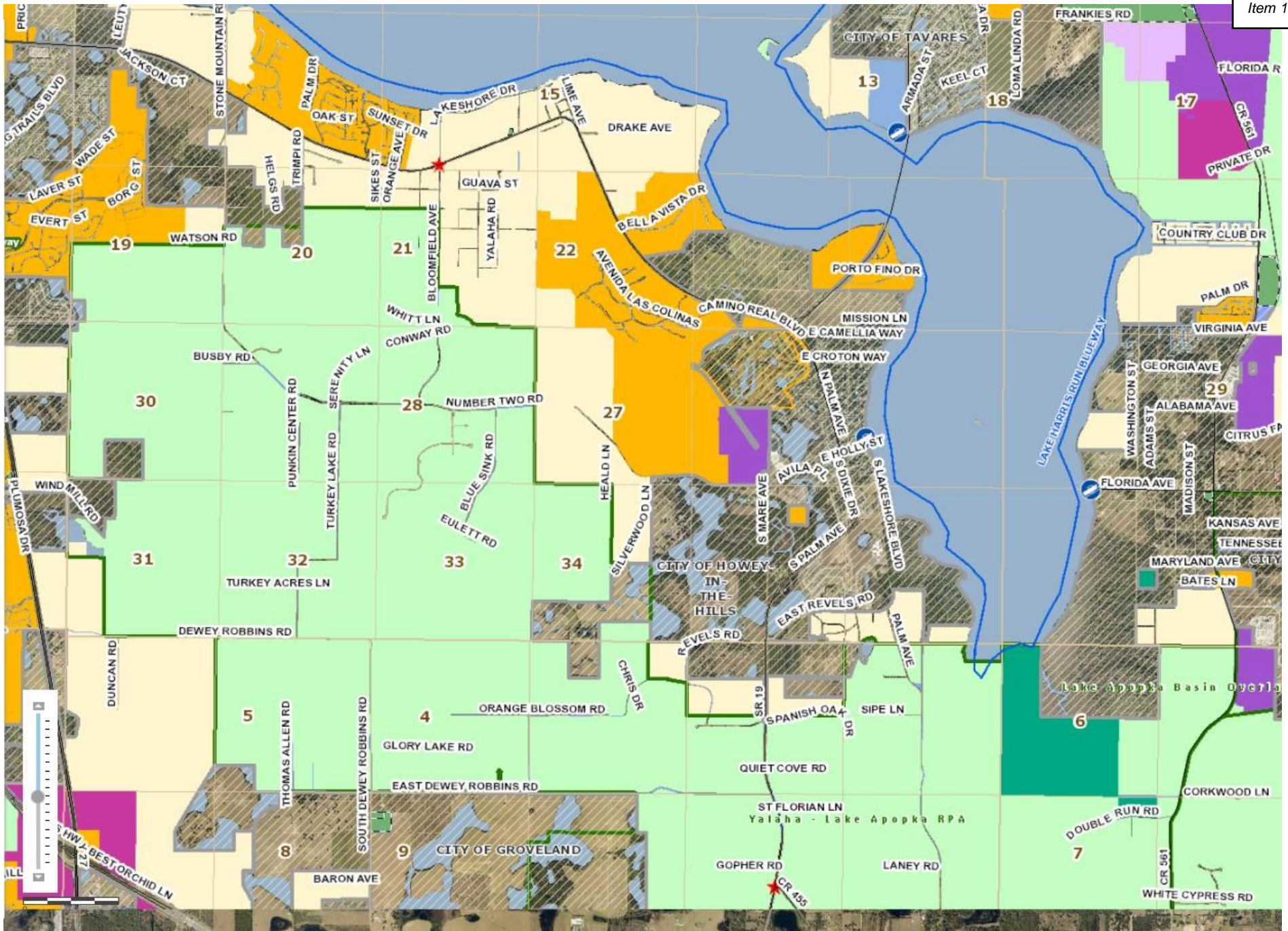
LEGEND

- MAJOR ROADS
- INCORPORATED AREAS
- SECTION, TOWNSHIP, RANGE
- LAKES OR PONDS
- TOWN OF HOWEY-IN-THE-HILLS
- HOWEY-IN-THE-HILLS UTILITY SERVICE AREA



SOURCES: LAKE COUNTY AND TOWN OF HOWEY-IN-THE-HILLS







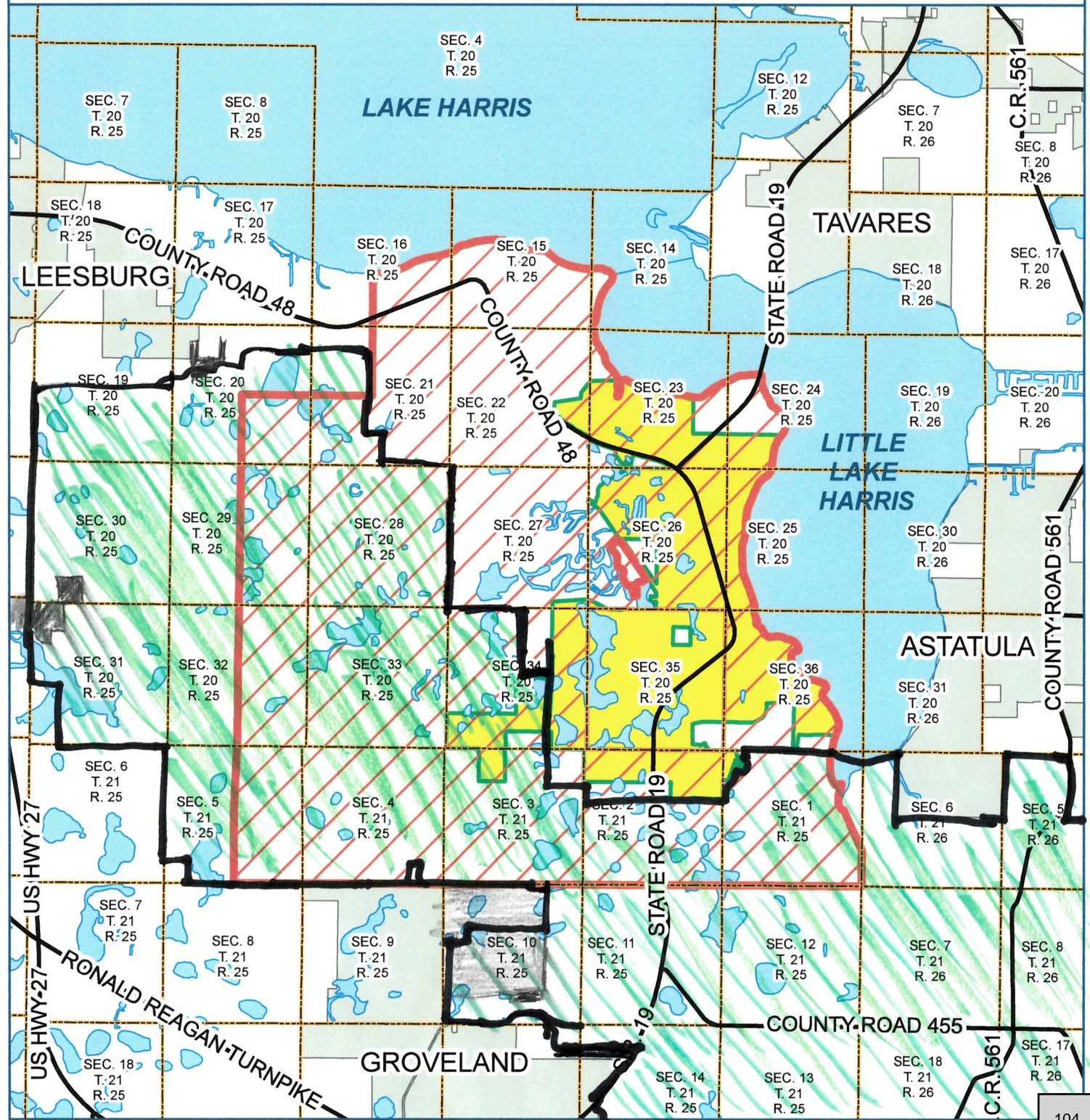
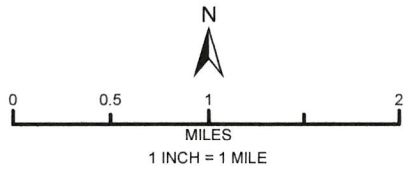
TOWN OF HOWEY-IN-THE-HILLS UTILITY SERVICE AREA MAP



LEGEND

- MAJOR ROADS
- LAKES OR PONDS
- INCORPORATED AREAS
- TOWN OF HOWEY-IN-THE-HILLS
- SECTION, TOWNSHIP, RANGE
- HOWEY-IN-THE-HILLS UTILITY SERVICE AREA

SOURCES: LAKE COUNTY AND TOWN OF HOWEY-IN-THE-HILLS





Date: December 13, 2021
To: Mayor and Town Council
From: Sean O’Keefe, Town Administrator
Re: Discussion: Downtown Sewer Hookup Plan

Objective:

To propose different ideas to expand the extent of hookups of available residents and businesses to the new downtown sewer.

Summary:

With the imminent completion of the Downtown Sewer project, nearby residents and businesses can benefit by hooking up to the system. The range of service on southern Central Avenue extends from Lakeshore Blvd. to S. Florida Ave.

Coming west from Lakeshore, the first block could connect up to 13 lots (plus 2 empty lots, one owned by the Town)

The second block has 4 lots, including Howey Market and Clark Clinic (plus 4 empty parcels owned by Clark, and 2 empty town parcels)

The third block has 3 lots, including the apartment block (plus 5 empty parcels)

That is a total of 20 hookups at this time. Out of those, Clark Clinic has already connected.

Fiscal Impact:

There is a recurring monthly benefit to the Town of \$22 per month per customer.

The cost of connecting to the sewer and paying for the ERUs would be (presumably) borne by the property owner, unless applicable grant funding were available.

Staff Recommendation:

- Minimally:
- 1) Mandate as a practice the connection of any new construction to available sewer.
 - 2) Require residents with access to sewer to connect to the sewer system when their septic tank fails.



Date: December 13, 2021
To: Mayor and Town Council
From: Sean O’Keefe, Town Administrator
Re: Discussion: OnSyte Grant Award Implementation

Objective:

To discuss the potential implementation of the Howey Septic Replacement Project, which has received \$400,000 in Coronavirus State and Local Fiscal Recovery Funds (SLFRF) with a 50% match requirement.

Summary:

The funds will be made available through a cost reimbursement grant, which will require execution of a grant agreement with the Department of Environmental Protection.

Fiscal Impact:

There is not necessarily an initial cost to the Town. There is the potential of revenue from each customer’s monthly bill to the Town, part of which would go to OnSyte.
There is not necessarily a recurring cost to the Town.

Staff Recommendation:

Proceed forward with offering this program to residents to establish a level of interest and determine the minimum number of required customers to ensure successful implementation.

ATTACHMENT 3 GRANT WORK PLAN

PROJECT TITLE: *Howey Septic Replacement Project*

PROJECT LOCATION: The Project will be located in the City of *Howey-in-the-Hills* within *Lake* County; Lat/Long (XX.XXXX, -XX.XXXX). *{Add if appropriate and revise as needed.}* See Figures 1 and 2 for a location map and site plan.

PROJECT BACKGROUND *{Identify: 1) What the water related issue is; 2) Why the water related issue is a problem; 3) How the Grantee will provide a solution to the problem (The solution is the Project); and 4) What benefits will be provided by the Project.}*

PROJECT BACKGROUND: The Town of Howey in the Hills has most residents on septic, with only newer developments connecting to sewer through the CDD at Mission Inn. The town owns 2.8+ acres of property off of East Revels Road that would serve as an ideal logistical location for a wastewater treatment plant location that would be able to serve many of the 400+ homes that are currently on septic systems to improve resident utilities and lake water health. This project aims to remove septic systems from as many of the 400+ homes as possible. Many homes are built right along the lake (approximately 200 feet) and have septic drain fields releasing nitrogen and other nutrients into Little Lake Harris.

PROJECT DESCRIPTION *{Brief summary of the project. Include a description of what work will be performed and/or completed with the DEP Grant Funding.}*

PROJECT DESCRIPTION: Add Text

TASKS: All documentation should be submitted electronically unless otherwise indicated.

*{Complete the Task information. Example language is shown; revise task deliverables and documentation sections as needed. **HIGHLIGHT CHANGES** to template language to alert the subsequent reviewer.}*

{TASK TYPE – BMAP COMMITMENT LETTER}

{Task applicable to projects geographically located within a BMAP area that were selected for Water Quality funding. If Grantee letter committing to listing project in BMAP/STAR updates is not received before agreement is routing for execution signatures, task is required in work plan. No payment for completion of task.} Note: Task is not required if letter is received prior to agreement execution.

Task #: Commitment to Basin Management Action Plan (BMAP)

Deliverables: The Grantee will submit an official letter to the Department's Division of Environmental Assessment and Restoration indicating its commitment to completing this project and requesting this project be included in the _____ BMAP.

Documentation: The Grantee will submit a signed copy of this letter to the Department's Grant Manager.

Performance Standard: The Department's Grant Manager will review the copy of the letter to ensure it indicates the Grantee's commitment to completing this project and contains a request for this project to be

included in the appropriate BMAP. Approval by the Department will be indicated by written acceptance by the Department's Grant Manager.

Financial Consequences: The Grantee may not proceed with any other tasks in this Agreement until written acceptance of the deliverable is provided by the Department's Grant Manager.

Additional Financial Consequences: The Department's Grant Manager must receive and accept the official letter to prior to the processing of reimbursement requests for any other tasks.

Payment Request Schedule: There is no reimbursement specifically for this task.

{TASK TYPE – DESIGN AND PERMITTING or PRECONSTRUCTION ACTIVITIES – only include if Grantee requests reimbursement for preconstruction activities}

Task #: Design and Permitting or Preconstruction Activities-if other activities are included in this task

Deliverables: The Grantee will complete the design (include description of other activities if not only Design and Permitting) of _____ *{what is being designed}* and obtain all necessary permits for construction of the project.

Documentation: The Grantee will submit: 1) a signed acceptance of the completed work to date, as provided in the Grantee's Certification of Payment Request; and 2) a summary of design (or preconstruction) activities to date, indicating the percentage of design completion for the time period covered in the payment request. For the final documentation, the Grantee will also submit a copy of the design completed with the funding provided for this task and a list of all required permits identifying issue dates and issuing authorities.

Performance Standard: The Department's Grant Manager will review the documentation to verify that the deliverables have been completed as described above. Upon review and written acceptance by the Department's Grant Manager, the Grantee may proceed with payment request submittal.

Payment Request Schedule: The Grantee may submit a payment request for cost reimbursement no more frequently than **monthly**.

{TASK TYPE – BIDDING AND CONTRACTOR SELECTION - only include if Grantee requests reimbursement for bid activities}

Task #: Bidding and Contractor Selection

Deliverables: The Grantee will prepare a bid package, publish a public notice, solicit bids, conduct pre-bid meetings, and respond to bid questions in accordance with the Grantee's procurement process, to select one or more qualified and licensed contractors to complete construction of the _____ *{what is being constructed}*.

Documentation: The Grantee will submit: 1) the public notice of advertisement for the bid; 2) the bid package; and 3) a written notice of selected contractor(s).

Performance Standard: The Department's Grant Manager will review the documentation to verify that the deliverables have been completed as described above. Upon review and written acceptance by the Department's Grant Manager, the Grantee may proceed with payment request submittal.

Payment Request Schedule: The Grantee may submit a payment request for cost reimbursement following the conclusion of the task.

{TASK TYPE – CONSTRUCTION}

Task #: Construction

Deliverables: The Grantee will construct _____ in accordance with the construction contract documents.

Documentation: The Grantee will submit 1) a copy of the final design; 2) a signed acceptance of the completed work to date, as provided in the Grantee’s Certification of Payment Request; and 3) a signed Engineer’s Certification of Payment Request.

Performance Standard: The Department’s Grant Manager will review the documentation to verify that the deliverables have been completed as described above. Upon review and written acceptance by the Department’s Grant Manager, the Grantee may proceed with payment request submittal.

Payment Request Schedule: The Grantee may submit a payment request for cost reimbursement no more frequently than **monthly**.

{TASK TYPE – CONNECTION TO CENTRAL SEWER}

Task #: Connection to Central Sewer

Deliverables: The Grantee will *{AS APPLICABLE}* properly abandon the septic systems and connect approximately *{##}* single family residences and approximately *{##}* commercial buildings to a central sanitary sewer system for wastewater treatment by the _____ facility.

Documentation: The Grantee will submit: 1) a signed acceptance of the completed work to date, as provided in the Grantee’s Certification of Payment Request; 2) a list of addresses and types of the properties connected; and 3) proof of connection for each property, as evidenced by copies of invoices for the connections by a licensed plumber, utility contractor, or building contractor.

Performance Standard: The Department’s Grant Manager will review the documentation to verify that the deliverables have been completed as described above. Upon review and written acceptance by the Department’s Grant Manager, the Grantee may proceed with payment request submittal.

Payment Request Schedule: The Grantee may submit a payment request for cost reimbursement no more frequently than **monthly**.

PROJECT TIMELINE AND BUDGET DETAIL TABLES:

*Task end dates should generally be set **6 months** prior to the Agreement expiration/end date. If a custom task title is needed, right-click the “Select Title” object and select the **“Remove Content Control”** option. Use the **“Split-Cells”** option to add multiple budget categories to a task. Add a **“Page Break”** before the table title/header if a table will be split up on two pages.*

PROJECT TIMELINE & BUDGET DETAIL:

The tasks must be completed by, and all documentation received by, the corresponding task end date. Cost reimbursable grant funding must not exceed the budget amounts as indicated below.

Task No.	Task Title	Budget Category	Grant Amount	Match Amount	Task Start Date	Task End Date
1	Select Title	Select Category	\$	\$	07/01/2021	mm/dd/yyyy
2	Select Title	Select Category	\$	\$	mm/dd/yyyy	mm/dd/yyyy
3	Select Title	Select Category	\$	\$	mm/dd/yyyy	mm/dd/yyyy
4	Select Title	Select Category	\$	\$	mm/dd/yyyy	mm/dd/yyyy
5	Select Title	Select Category	\$	\$	mm/dd/yyyy	mm/dd/yyyy
Total:			\$400,000	\$400,000		

FY2021-2022 Agreement Insurance Language and Requirements

Insurance.

- a. Insurance Requirements for Sub-Grantees and/or Subcontractors. The Grantee shall require its sub-grantees and/or subcontractors, if any, to maintain insurance coverage of such types and with such terms and limits as described in this Agreement. The Grantee shall require all its sub-grantees and/or subcontractors, if any, to make compliance with the insurance requirements of this Agreement a condition of all contracts that are related to this Agreement. Sub-grantees and/or subcontractors must provide proof of insurance upon request.
- b. Deductibles. The Department shall be exempt from, and in no way liable for, any sums of money representing a deductible in any insurance policy. The payment of such deductible shall be the sole responsibility of the Grantee providing such insurance.
- c. Proof of Insurance. Upon execution of this Agreement, Grantee shall provide Department documentation demonstrating the existence and amount for each type of applicable insurance coverage *prior to* performance of any work under this Agreement. Upon receipt of written request from Department, Grantee shall furnish Department with proof of applicable insurance coverage by standard form certificates of insurance, a self-insured authorization, or other certification of self-insurance.
- d. Duty to Maintain Coverage. In the event that any applicable coverage is cancelled by the insurer for any reason, or if Grantee cannot get adequate coverage, Grantee shall immediately notify Department of such cancellation and shall obtain adequate replacement coverage conforming to the requirements herein and provide proof of such replacement coverage within ten (10) days after the cancellation of coverage.
- e. Insurance Trust. If the Grantee's insurance is provided through an insurance trust, the Grantee shall instead add the Department of Environmental Protection, its employees, and officers as an additional covered party everywhere the Agreement requires them to be added as an additional insured.

Requirements for Insurance Coverage under a purchased policy

Required Coverage. At all times during the Agreement the Grantee, at its sole expense, shall maintain insurance coverage of such types and with such terms and limits described below. The limits of coverage under each policy maintained by the Grantee shall not be interpreted as limiting the Grantee's liability and obligations under the Agreement. All insurance policies shall be through insurers licensed and authorized to issue policies in Florida, or alternatively, Grantee may provide coverage through a self-insurance program established and operating under the laws of Florida. Additional insurance requirements for this Agreement may be required elsewhere in this Agreement, however the minimum insurance requirements applicable to this Agreement are:

- a. Commercial General Liability Insurance.
The Grantee shall provide adequate commercial general liability insurance coverage and hold such liability insurance at all times during the Agreement. The Department, its employees, and officers shall be named as an additional insured on any general liability policies. The minimum limits shall be \$250,000 for each occurrence and \$500,000 policy aggregate.
- b. Commercial Automobile Insurance.
If the Grantee's duties include the use of a commercial vehicle, the Grantee shall maintain automobile liability, bodily injury, and property damage coverage. Insuring clauses for both bodily injury and property damage shall provide coverage on an occurrence basis. The Department, its employees, and officers shall be named as an additional insured on any automobile insurance policy. The minimum limits shall be as follows:

\$200,000/300,000	Automobile Liability for Company-Owned Vehicles, if applicable
\$200,000/300,000	Hired and Non-owned Automobile Liability Coverage
- c. Workers' Compensation and Employer's Liability Coverage.
The Grantee shall provide workers' compensation, in accordance with Chapter 440, F.S. and employer liability coverage with minimum limits of \$100,000 per accident, \$100,000 per person, and \$500,000 policy aggregate. Such policies shall cover all employees engaged in any work under the Grant.
- d. Other Insurance. None.

Requirements for Self-Insured Governmental Entities

Required Coverage. At all times during the Agreement the Grantee, at its sole expense, shall maintain insurance coverage of such types and with such terms and limits described below. The limits of coverage under each policy maintained by the Grantee shall not be interpreted as limiting the Grantee’s liability and obligations under the Agreement. Grantee shall provide coverage through a self-insurance program established and operating under the laws of Florida. Additional insurance requirements for this Agreement may be required elsewhere in this Agreement, however the minimum insurance requirements applicable to this Agreement are:

- a. Comprehensive General Liability Insurance.
The Grantee shall provide adequate comprehensive general liability insurance coverage and hold such liability insurance at all times during the Agreement. The minimum limits shall be \$200,000 for each person and \$300,000 per occurrence.
- b. Commercial Automobile Insurance.
If the Grantee’s duties include the use of a commercial vehicle, the Grantee shall maintain automobile liability, bodily injury, and property damage coverage. Insuring clauses for both bodily injury and property damage shall provide coverage on an occurrence basis. The minimum limits shall be as follows:
\$200,000/300,000 Automobile Liability for Company-Owned Vehicles, if applicable
\$200,000/300,000 Hired and Non-owned Automobile Liability Coverage
- c. Workers’ Compensation.
The Grantee shall comply with the workers’ compensation requirements of Chapter 440, F.S.
- e. Other Insurance. None.

ATTACHMENT 8

Contract Provisions for Coronavirus State and Local Fiscal Recovery Funds (SLFRF) Agreements

The Department, as a Non-Federal Entity as defined by 2 CFR §200.69, shall comply with the following provisions, where applicable. For purposes of this Grant Agreement between the Department and the Grantee, the term “Recipient” shall mean “Grantee.”

Further, the Department, as a pass-through entity, also requires the Grantee to pass on these requirements to all lower tier subrecipients, and to comply with the provisions of the award, the SLFRF implementing regulation, including applicable provisions of the OMB Uniform Guidance (2 CFR Part 200), and all associated terms and conditions. Therefore, Grantees must include these requirements in all related subcontracts and/or sub-awards. Grantees can include these requirements by incorporating this Attachment in the related subcontract and/or sub-awards, however for all such subcontracts and sub-awards, the Grantee shall assume the role of the Non-Federal Entity and the subrecipients shall assume the role of the Recipient.

2 CFR PART 200 APPENDIX 2 REQUIREMENTS

1. Administrative, Contractual, and Legal Remedies

The following provision is required if the Agreement is for more than \$150,000. In addition to any of the remedies described elsewhere in the Agreement, if the Recipient materially fails to comply with the terms and conditions of this Contract, including any Federal or State statutes, rules or regulations, applicable to this Contract, the Non-Federal Entity may take one or more of the following actions.

- A. Temporarily withhold payments pending correction of the deficiency by the Recipient.
- B. Disallow (that is, deny both use of funds and any applicable matching credit for) all or part of the cost of the activity or action not in compliance.
- C. Wholly or partly suspend or terminate this Contract.
- D. Take other remedies that may be legally available.

The remedies identified above, do not preclude the Recipient from being subject to debarment and suspension under Presidential Executive Orders 12549 and 12689. The Non-Federal entity shall have the right to demand a refund, either in whole or part, of the funds provided to the Recipient for noncompliance with the terms of this Agreement.

2. Termination for Cause and Convenience

Termination for Cause and Convenience are addressed elsewhere in the Agreement.

3. Equal Opportunity Clause

The following provision applies if the agreement meets the definition of “federally assisted construction contract” as defined by 41 CFR Part 60-1.3:

During the performance of this Agreement, the Recipient agrees as follows:

- i. The Recipient will not discriminate against any employee or applicant for employment because of race, color, religion, sex, sexual orientation, gender identity, or national origin. The Recipient will take affirmative action to ensure that applicants are employed, and that employees are treated during employment without regard to their race, color, religion, sex, sexual orientation, gender identity, or national origin. Such action shall include, but not be limited to the following:
 - a. Employment, upgrading, demotion, or transfer; recruitment or recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeship. The Recipient agrees to post in conspicuous places, available to employees and applicants for employment, notices to be provided setting forth the provisions of this nondiscrimination clause.
- ii. The Recipient will, in all solicitations or advertisements for employees placed by or on behalf of the Recipient, state that all qualified applicants will receive consideration for employment without regard to race, color, religion, sex, sexual orientation, gender identity, or national origin.
- iii. The Recipient will not discharge or in any other manner discriminate against any employee or applicant for employment because such employee or applicant has inquired about, discussed, or disclosed the compensation of the employee or applicant or

another employee or applicant. This provision shall not apply to instances in which an employee who has access to the compensation information of other employees or applicants as a part of such employee's essential job functions discloses the compensation of such other employees or applicants to individuals who do not otherwise have access to such information, unless such disclosure is in response to a formal complaint or charge, in furtherance of an investigation, proceeding, hearing, or action, including an investigation conducted by the employer, or is consistent with the Recipient's legal duty to furnish information.

- iv. The Recipient will send to each labor union or representative of workers with which he has a collective bargaining agreement or other Agreement or understanding, a notice to be provided advising the said labor union or workers' representatives of the Recipient's commitments under this section, and shall post copies of the notice in conspicuous places available to employees and applicants for employment.
- v. The Recipient will comply with all provisions of Executive Order 11246 of September 24, 1965, and of the rules, regulations, and relevant orders of the Secretary of Labor.
- vi. The Recipient will furnish all information and reports required by Executive Order 11246 of September 24, 1965, and by rules, regulations, and orders of the Secretary of Labor, or pursuant thereto, and will permit access to his books, records, and accounts by the administering agency and the Secretary of Labor for purposes of investigation to ascertain compliance with such rules, regulations, and orders.
- vii. In the event of the Recipient's noncompliance with the nondiscrimination clauses of this Agreement or with any of the said rules, regulations, or orders, this Agreement may be canceled, terminated, or suspended in whole or in part and the Recipient may be declared ineligible for further Government contracts or federally assisted construction contracts in accordance with procedures authorized in Executive Order 11246 of September 24, 1965, and such other sanctions may be imposed and remedies invoked as provided in Executive Order 11246 of September 24, 1965, or by rule, regulation, or order of the Secretary of Labor, or as otherwise provided by law.
- viii. The Recipient will include the portion of the sentence immediately preceding paragraph (1) and the provisions of paragraphs (1) through (8) in every subcontract or purchase order unless exempted by rules, regulations, or orders of the Secretary of Labor issued pursuant to section 204 of Executive Order 11246 of September 24, 1965, so that such provisions will be binding upon each subcontractor or vendor. The Recipient will take such action with respect to any subcontractor purchase order as the administering agency may direct as a means of enforcing such provisions, including sanctions for noncompliance.

4. Davis Bacon Act

If the Agreement is a prime construction contract in excess of \$2,000 awarded by the Recipient, and if required by the Federal Legislation, the Recipient must comply with the Davis-Bacon Act (40 U.S.C. 3141-3144, and 3146-3148) as supplemented by Department of Labor regulations (29 CFR Part 5, "Labor Standards Provisions Applicable to Contracts Covering Federally Financed and Assisted Construction"). In accordance with the statute, contractors must pay wages to laborers and mechanics at a rate not less than the prevailing wages specified in a wage determination made by the Secretary of Labor. In addition, contractors must pay wages not less than once a week. The Recipient must comply with the Copeland "Anti-Kickback" Act (40 U.S.C. 3145), as supplemented by Department of Labor regulations (29 CFR Part 3, "Contractors and Subcontractors on Public Building or Public Work Financed in Whole or in Part by Loans or Grants from the United States"). The Act provides that each Recipient or subrecipient must be prohibited from inducing, by any means, any person employed in the construction, completion, or repair of public work, to give up any part of the compensation to which he or she is otherwise entitled.

5. Contract Work Hours and Safety Standards Act

Where applicable, if the Agreement is in excess of \$100,000 and involves the employment of mechanics or laborers, the Recipient must comply with 40 U.S.C. 3702 and 3704, as supplemented by Department of Labor regulations (29 CFR Part 5). Under 40 U.S.C. 3702 of the Act, each Recipient must be required to compute the wages of every mechanic and laborer on the basis of a standard work week of 40 hours. Work in excess of the standard work week is permissible provided that the worker is compensated at a rate of not less than one and a half times the basic rate of pay for all hours worked in excess of 40 hours in the work week. The

requirements of 40 U.S.C. 3704 are applicable to construction work and provide that no laborer or mechanic must be required to work in surroundings or under working conditions which are unsanitary, hazardous or dangerous. These requirements do not apply to the purchases of supplies or materials or articles ordinarily available on the open market, or contracts for transportation or transmission of intelligence.

6. Rights to Inventions Made Under Agreement

If the Federal award meets the definition of “funding agreement” under 37 CFR §401.2 (a) and the Non-Federal Entity or subrecipient wishes to enter into a contract with a small business firm or nonprofit organization regarding the substitution of parties, assignment or performance of experimental, developmental, or research work under that “funding agreement,” the Non-Federal Entity or subrecipient must comply with the requirements of 37 CFR Part 401, “Rights to Inventions Made by Nonprofit Organizations and Small Business Firms Under Government Grants, Contracts and Cooperative Agreements,” and any implementing regulations issued by the awarding agency.

7. Clean Air Act (42 U.S.C. 7401-7671q.), the Federal Water Pollution Control Act (33 U.S.C. 1251-1387), and EPA Regulations

If the Agreement is in excess of \$100,000, the Recipient shall comply with all applicable standards, orders or regulations issued pursuant to the Clean Air Act (42 U.S.C. 7401-7671q) and the Federal Water Pollution Control Act as amended (33 U.S.C. 1251-1387), and by the EPA (40 CFR Part 15). Violations must be reported to the Federal Awarding Agency and the Regional Office of the Environmental Protection Agency (EPA).

8. Debarment and Suspension (Executive Orders 12549 and 12689)

The Recipient certifies that it is not listed on the governmentwide exclusions in the System for Award Management (SAM), in accordance with the OMB guidelines at 2 CFR 180 and 2 CF 1200 that implement Executive Orders 12549 (3 CFR part 1986 Comp., p. 189) and 12689 (3 CFR part 1989 Comp., p. 235), “Debarment and Suspension.”

9. Byrd Anti-Lobbying Amendment (31 U.S.C. 1352)

The Recipient certifies that it will not and has not used Federal appropriated funds to pay any person or organization for influencing or attempting to influence an officer or employee of any agency, a member of Congress, officer or employee of Congress, or an employee of a member of Congress in connection with obtaining any Federal contract, grant or any other award covered by 31 U.S.C. 1352. If applicable, the Recipient shall disclose any lobbying with non-Federal funds that takes place in connection with obtaining any Federal award, using form SF-LLL, available at: https://apply07.grants.gov/apply/forms/sample/SFLLL_1_2_P-V1.2.pdf.

10. Procurement of Recovered Materials

The Recipient must comply with Section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act as described in 2 CFR part 200.322.

11. Prohibition on Certain Telecommunications and Video Surveillance Services or Equipment

The Recipients and subrecipients are prohibited from obligating or expending loan or grant funds to procure or obtain; extend or renew a contract to procure or obtain; or enter into a contract (or extend or renew a contract) to procure or obtain equipment, services, or systems that uses covered telecommunications equipment or services as a substantial or essential component of any system, or as critical technology as part of any system. See Section 889 of Public Law 115-232 (National Defense Authorization Act 2019). Also, see 2 CFR 200.216 and 200.471.

12. Domestic Preferences for Procurement

The Recipients and subrecipients must to the greatest extent practical give preference to the purchase, acquisition, or use of goods, products, or materials produced in the United States in accordance with 2 CFR 200.322.

ADMINISTRATIVE

1. General Federal Regulations

Recipients shall comply with the regulations listed in 2 CFR 200, 48 CFR 31, and 40 U.S.C. 1101 *et sequence*.

2. Rights to Patents and Inventions Made Under a Contract or Agreement

Rights to inventions made under this assistance agreement are subject to federal patent and licensing regulations, which are codified at Title 37 CFR Part 401 and Title 35 U.S.C. 200 through 212.

3. Compliance with the Trafficking Victims Protection Act of 2000 (2 CFR Part 175)

Recipients, their employees, subrecipients under this award, and subrecipients' employees may not:

- A. Engage in severe forms of trafficking in persons during the period of time that the award is in effect;
- B. Procure a commercial sex act during the period of time that the award is in effect; or
- C. Use forced labor in the performance of the award or subawards under the award.

4. Whistleblower Protection

Recipients shall comply with U.S.C. §4712, Enhancement of Recipient and Subrecipient Employee Whistleblower Protection. This requirement applies to all awards issued after July 1, 2013 and effective December 14, 2016 has been permanently extended (Public Law (P.L.) 114-261).

- A. This award, related subawards, and related contracts over the simplified acquisition threshold and all employees working on this award, related subawards, and related contracts over the simplified acquisition threshold are subject to the whistleblower rights and remedies in the pilot program on award recipient employee whistleblower protections established at 41 U.S.C. 4712 by section 828 of the National Defense Authorization Act for Fiscal Year 2013 (P.L. 112-239).
- B. Recipients, their subrecipients, and their contractors awarded contracts over the simplified acquisition threshold related to this award, shall inform their employees in writing, in the predominant language of the workforce, of the employee whistleblower rights and protections under 41 U.S.C. 4712.
- C. The Recipient shall insert this clause, including this paragraph C, in all subawards and in contracts over the simplified acquisition threshold related to this award; best efforts should be made to include this clause, including this paragraph C in any subawards and contracts awarded prior to the effective date of this provision.

5. Notification of Termination (2 CFR § 200.340)

In accordance with 2 CFR § 200.340, in the event that the Agreement is terminated prior to the end of the period of performance due to the Recipient's or subcontractor's material failure to comply with Federal statutes, regulations or the terms and conditions of this Agreement or the Federal award, the termination shall be reported to the Office of Management and Budget (OMB)-designated integrity and performance system, accessible through System for Award Management (SAM) currently the Federal Awardee Performance and Integrity Information System (FAPIIS). The Non-Federal Entity will notify the Recipient of the termination and the Federal requirement to report the termination in FAPIIS. See 2 CFR § 200.340 for the requirements of the notice and the Recipient's rights upon termination and following termination.

6. Additional Lobbying Requirements

- A. The Recipient certifies that no funds provided under this Agreement have been used or will be used to engage in the lobbying of the Federal Government or in litigation against the United States unless authorized under existing law.
- B. The Lobbying Disclosure Act of 1995, as amended (2 U.S.C. §1601 *et seq.*), prohibits any organization described in Section 501(c)(4) of the Internal Revenue Code, from receiving federal funds through an award, grant (and/or subgrant) or loan unless such organization warrants that it does not, and will not engage in lobbying activities prohibited by the Act as a special condition of such an award, grant (and/or subgrant), or loan. This restriction does not apply to loans made pursuant to approved revolving loan programs or to contracts awarded using proper procurement procedures.
- C. Pursuant to 2 CFR §200.450 and 2 CFR §200.454(e), the Recipient is hereby prohibited from using funds provided by this Agreement for membership dues to any entity or organization engaged in lobbying activities.

COMPLIANCE WITH ASSURANCES

1. Assurances

Recipients shall comply with any and all applicable assurances made by the Department or the Recipient to the Federal Government during the Grant application process.

FEDERAL REPORTING REQUIREMENTS

1. FFATA

Grant Recipients awarded a new Federal grant greater than or equal to \$30,000 awarded on or after October 1, 2015, are subject to the FFATA the Federal Funding Accountability and Transparency Act ("FFATA") of 2006. The FFATA legislation requires that information on federal awards (federal financial assistance and expenditures) be made available to the public via a single, searchable website, which is

www.USASpending.gov. The Grantee agrees to provide the information necessary, within one (1) month of execution, for the Department to comply with this requirement.

DEPARTMENT OF TREASURY-SPECIFIC

1. Civil Rights Compliance

Recipients of Federal financial assistance from the Treasury are required to meet legal requirements relating to nondiscrimination and nondiscriminatory use of Federal funds. Those requirements include ensuring that entities receiving Federal financial assistance from the Treasury do not deny benefits or services or otherwise discriminate on the basis of race, color, national origin, (including limited English proficiency), disability, age, or sex (including sexual orientation and gender identity), in accordance with the following: Title VI of Civil Rights Acts of 1973 (Section 504), Public Law 93-112, as amended by Public Law 93-516, 29 U.S.C. 794; Title IX of the Education Amendments of 1972 (Title IX), 20 U.S.C. 1681 et seq., and the Department's implementing regulations, 31 CFR 28; Age Discrimination Act of 1975, Public Law 94-135, 42 U.S.C. 6101 et seq., and the Department of Treasury implementing regulations at 31 CFR part 23. The Department of Treasury may request that recipients submit data for post-award compliance reviews, including information such as a narrative describing their compliance status.

SLFRF-SPECIFIC

1. Davis-Bacon Certification

For projects over \$10 million dollars, Recipients must certify that all laborers and mechanics employed by subcontractors in the performance of such project are paid wages at the rates not less than those prevailing, as determined by the U.S. Secretary of Labor in accordance with the Davis-Bacon Act, for the corresponding classes of laborers and mechanics employed projected of a character similar to the contract work in the civil subdivision of Florida in which the work is to be performed.

2. Project Labor Agreements

For projects over \$10 million dollars, Recipients may provide a certification that the project includes a project labor agreement, meaning a pre-hire collective bargaining agreement consistent with the section 8(f) of the National Labor Relations Act (29 U.S.C. 158(f)). If the Recipient does not provide such certification, the recipient must provide a project workforce continuity plan, detailing:

- How the Recipient will ensure the project has ready access to a sufficient supply of appropriately skilled and unskilled labor to ensure high-quality construction throughout the life of the project;
- How the Recipient will minimize risks of labor disputes and disruptions that would jeopardize timeliness and cost-effectiveness of the project; and
- How the Recipient will provide a safe and healthy workplace that avoids delays and costs associated with workplace illnesses, injuries, and fatalities;
- Whether workers on the project will receive wages and benefits that will secure and appropriately skilled workforce in the context of the local or regional labor market; and
- Whether the project has completed a labor agreement.

3. Other Reporting Requirements

For projects over \$10 million dollars, Recipients must report whether the project prioritizes local hires and whether the project has Community Benefit Agreement, with a description of any such agreement.

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MEMO

To: Town Council

CC:

From: John Brock, Town Clerk

RE: November Month-End Town Hall Report

Date: 12/13/2021

General:

Town Hall has hired Brianna Pino to be our new Administration Assistant / Front Counter Receptionist. We are in the process of implementing our new Municode Meeting Module, this will improve our agenda and minutes.

Permitting:

Permits	Nov-21	21-Oct	21-Sep	21-Aug	21-Jul	FYTD
Talichet - SFR	0	2	8	3	8	61
Talichet - Revision	0	0	2	3	0	
Independent -SFR	2 (Eagle Homes)	0	1	0	0	4
Building	5	3	9	5	7	
Re-Roof	9	5	4	4	7	
Screen Enclosure	5	3	2	3	0	
Sheds	2			0	0	
Fence	11	2	3	3	1	
Electrical/Solar	3	8	9	5	5	
Pool/Decks	3			2	7	
HVAC/Mechanical	1	1	4	5	2	
Plumbing	1	1		0	1	
Gas	0			1	1	
Commercial Fence	0	2	1	0	0	
Commercial Pool	0			0	0	
Talichet CO's	6	2	2	3	2	17

Utility Billing:

Top Utility Bill Bad Debt for November 2021

service_address	Action	total_balance	current_charges	past_due_amount
107 E MYRTLE ST	Lien - Turned Off	3066.42	25.65	3040.77
702 CALABRIA WAY-IRRIGATION	PP	2163.09	93.57	2069.52
702 CALABRIA WAY-POTABLE	PP	1516.82	87.13	1429.69
503 CAMINO REAL	Lien - Turned Off	1272.70	25.65	1247.05
122 W MAGNOLIA AVE		801.45	67.72	733.73
720 CALABRIA WAY-IRRIGATION		627.60	25.65	601.95
205 E LAUREL AVE	PP	590.85	41.13	549.72
103 SIXTH AVE		528.15	25.65	502.50
325 TERACOTTA TERRACE - POTABLE	PP	561.24	87.13	474.11
213 MESSINA PLACE - IRRIGATION		526.14	71.09	455.05
325 TERRACOTTA TERRACE- IRRIGATION	PP	504.47	106.28	398.19
311 E ORCHID WAY		443.03	51.12	391.91
720 CALABRIA WAY - POTABLE		386.86	99.85	287.01

Activity Log Event Summary (Cumulative Totals)

Howey-in-the-Hills PD
(11/01/2021 - 11/30/2021)

Abandoned 911	4	Abandoned Vehicle	1
Alarm Activation	3	Animal Complaint	2
Anti-Social Behavior	41	Arrest	2
Assault & Battery	2	Assist other Agency- Alarms	4
Assist other Agency- Back-up	6	Assist other Agency- Child Services	2
Assist other Agency- In Progress calls	1	Assist other Agency- Medical Call	3
Assist other Agency- Other	7	Assist other Agency- Traffic	2
Baker Act	3	Be on the look-out- BOLO	3
Case Follow-Up	2	Citizen Assist	8
Civil Complaint-Legal Advice	7	Civil Complaint-Legal Advice - Business	1
Death Investigation	1	Disabled Vehicle (DAV)	6
Disturbance	3	Disturbance - Domestic	1
Drunk Person	2	Fraud Investigation	1
Golf Cart Registration	1	Juvenile Complaint	2
Patrol	275	Patrol-Busines	2
Patrol-School	28	Property Check-Boat Ramp	50
Property Check-Business	62	Property Check-Residence	15
Property Check-Schools/Govt. Bldg.	84	Property Check-Town Property	199
Property Damage	1	Property Damage - Business	1
Public Relations	3	Reckless Driver	6
Security Check Request	1	Sex Offense	1
Shooting - Weapons Complaint	1	Sick/Injured Person	5
Special Detail	6	Suspicious Incident	4
Suspicious Person	4	Suspicious Vehicle	4
Theft - Grand/Petit	1	Theft-Grand/Petit - Business	1
Traffic Crash	5	Traffic Stop-Civil Citation	138
Traffic Stop-Criminal Citation	4	Traffic Stop-warning	103
Traffic Watch	96	Training-	1
Warrant	3	Well Being Check	7

Total Number Of Events: 1,232

ADVANCED SEARCH RESULTS

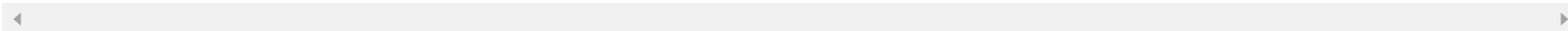
Select View ▾

Selected	Case Date	Parcel	Property Address	Owner	Code Case #	Description	Assigned To	Status	Edit/View
<input type="checkbox"/>	11/19/2021	1255058		Brigmond Construction Inc.	21-11-0052	pile of dead vegetation/refuse	Azure Botts	Open	
<input type="checkbox"/>	11/19/2021	2620250400D0200801	217 WEST CENTRAL AVE HOWEY IN THE HILLS FL 34737	GATEWAY 25 LLC	21-11-0051	junk/refuse in rear yard	Azure Botts	Open	
<input type="checkbox"/>	11/17/2021	352025020000004900	219 MESSINA PL HOWEY IN THE HILLS FL 34737	COSSOM DENISE M	21-11-0050	unlicensed vehicle/junk	Azure Botts	Open	
<input type="checkbox"/>	11/16/2021	2620250400D1302600	700 SOUTH FLORIDA AVE HOWEY IN THE HILLS FL 34737	LENTZ GARY & KATHERINE	21-11-0049	recreational vehicle	Azure Botts	Open	
<input type="checkbox"/>	11/16/2021		Croton & N Lake shore ROW		21-11-0048	snipe sign	Azure Botts	Closed	
<input type="checkbox"/>	11/16/2021		N Palm & E Cypress		21-11-0047	snipe sign	Azure Botts	Closed	
<input type="checkbox"/>	11/09/2021		ROW Lakeshore and Oak		21-11-0046	snipe sign	Azure Botts	Open	
<input type="checkbox"/>	11/03/2021	362025000200000100	704 SOUTH LAKESHORE BLVD HOWEY IN THE HILLS FL 34737	JB BOONDOCK'S LLC	21-11-0045	political signs	Azure Botts	Abated	

1
Records 1 to 13 (of 13)

Item 15.

Selected	Case Date ⬆	Parcel ⬆	Property Address ⬆	Owner ⬆	Code Case # ⬆	Description ⬆	Assigned To ⬆	Status ⬆	Edit/View
<input type="checkbox"/>	11/02/2021	2620250300E1500101	109 NORTH DIXIE DR HOWEY IN THE HILLS FL 34737	SENDNER BRENDA	21-11- 0044	recreational trailer	Azure Botts	Abated	
<input type="checkbox"/>	11/02/2021		SR 19 ROW across from Del Re Marina		21-11- 0043	snipe sign	Azure Botts	Closed	
<input type="checkbox"/>	11/02/2021	2620250300E1500101	109 NORTH DIXIE DR HOWEY IN THE HILLS FL 34737	SENDNER BRENDA	21-11- 0042	unlicensed van	Azure Botts	Open	
<input type="checkbox"/>	11/01/2021	2620250300E1201100	203 WEST OAK ST HOWEY IN THE HILLS FL 34737	JAUNDOO PREMWATTIE AS CUST	21-11- 0041	bulk trash curb	Azure Botts	Abated	
<input type="checkbox"/>	11/01/2021	352025020000008000	248 MESSINA PL HOWEY IN THE HILLS FL 34737	SUNSHINETEAM ESTATES INC	21-11- 0041	rubbish, junk at curb	Azure Botts	Abated	
<p>1</p> <p style="text-align: center;">Records 1 to 13 (of 13)</p>									



ADVANCED SEARCH RESULTS

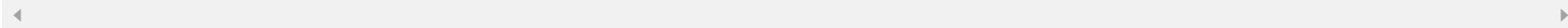
Select View ▾

Selected	Case Date	Parcel	Property Address	Owner	Code Case #	Description	Assigned To	Status	Edit/View
<input type="checkbox"/>	12/08/2021	2520250200A0800600	909 NORTH VALENCIA AVE HOWEY IN THE HILLS FL 34737	BENOIT EDWARD W JR & JILL A	21-12-0053	unpermitted sheds	Azure Botts	Open	
<input type="checkbox"/>	11/19/2021	1255058		Brigmond Construction Inc.	21-11-0052	pile of dead vegetation/refuse	Azure Botts	Open	
<input type="checkbox"/>	11/19/2021	2620250400D0200801	217 WEST CENTRAL AVE HOWEY IN THE HILLS FL 34737	GATEWAY 25 LLC	21-11-0051	junk/refuse in rear yard	Azure Botts	Open	
<input type="checkbox"/>	11/17/2021	352025020000004900	219 MESSINA PL HOWEY IN THE HILLS FL 34737	COSSOM DENISE M	21-11-0050	unlicensed vehicle/junk	Azure Botts	Open	
<input type="checkbox"/>	11/16/2021	2620250400D1302600	700 SOUTH FLORIDA AVE HOWEY IN THE HILLS FL 34737	LENTZ GARY & KATHERINE	21-11-0049	recreational vehicle	Azure Botts	Open	
<input type="checkbox"/>	11/09/2021		ROW Lakeshore and Oak		21-11-0046	snipe sign	Azure Botts	Open	
<input type="checkbox"/>	11/02/2021	2620250300E1500101	109 NORTH DIXIE DR HOWEY IN THE HILLS FL 34737	SENDNER BRENDA	21-11-0042	unlicensed van	Azure Botts	Open	
<input type="checkbox"/>	10/28/2021	352025020000004200	233 MESSINA PL HOWEY IN THE HILLS FL 34737	QUINN CATHERINE N & THOMAS K QUINN	21-10-0040	unpermitted fence	Azure Botts	Open	

1

Records 1 to 17 (of 17)

Selected	Case Date ⬇	Parcel ⬇	Property Address ⬇	Owner ⬇	Code Case # ⬇	Description ⬇	Assigned To ⬇	Status ⬇	Edit/View
<input type="checkbox"/>	10/28/2021	352025020000004300	231 MESSINA PL HOWEY IN THE HILLS FL 34737	ATWOOD CHRISTINE E	21-10- 0039	unpermitted fence	Azure Botts	Open	
<input type="checkbox"/>	10/21/2021	262025001000007800	568 AVILA PL HOWEY IN THE HILLS FL 34737	DREAM FINDERS HOMES LLC	21-10- 0029	Weeds exceed 12 inches	Azure Botts	Open	
<input type="checkbox"/>	10/19/2021	2520250300B1000100	121 EAST CEDAR ST HOWEY IN THE HILLS FL 34737	JENNINGS JENNIFER	21-10- 0028	pile of dead vegetation	Azure Botts	Open	
<input type="checkbox"/>	10/19/2021	2520250100B0904200	125 EAST PALMETTO AVE HOWEY IN THE HILLS FL 34737	APOSTOLICO MELISSA L	21-10- 0027	rubbish/junk in driveway	Azure Botts	Open	
<input type="checkbox"/>	10/15/2021	2520250200A1100700	1000 NORTH LAKE SHORE BLVD HOWEY IN THE HILLS FL 34737	PASHA ELIZABETH S LIFE ESTATE	21-10- 0024	possible unpermitted window replacement	Azure Botts	Open	
<input type="checkbox"/>	10/14/2021	352025020000007700	242 MESSINA PL HOWEY IN THE HILLS FL 34737	MULLINGS WINSTON R & PATRICIA E	21-10- 0023	not maintaining landscape	Azure Botts	Open	
<input type="checkbox"/>	09/14/2021	2520250500C0403000	1257221	CARRENO VICTOR	21-09- 0012	grass exceeds 12 inches in height	Azure Botts	Open	
<input type="checkbox"/>	09/08/2021	3817342	203 N Dixie Dr	Michelle L McCann	21-09- 0009	unlicensed vehicle/junk	Azure Botts	Open	
<input type="checkbox"/>	08/11/2021	1255317	510 East Revel Rd	Breder, Fernando	21-08- 0005	building without permits	Azure Botts	Open	
<p>1</p> <p style="text-align: center;">Records 1 to 17 (of 17)</p>									



Public services report

Regular grounds maintenance

Replaced 8 boards on the boardwalk, will continue to repair as needed

Sidewalk near Boondocks was trimmed back but will need further work with our tree contractor.

Replaced 3 outlets near Sara Maude Park in preparation for the Christmas festival

Sewer project had a walk through on Friday 12/3 - 4 items found during the walk thru that are being address, Camera the lines for final inspection, pulling the sump pump from the old Town Hall system, Documentation of septic tanks abandonment and sod in areas that need it still.

Utilities

Well 3 is offline due to the flow meter breaking. New meter has been ordered and will take roughly 18 days to be delivered. Main treatment plant is running the whole town until then.

Well 2 soft start has been ordered to repair that electrical issue and installation should start this week.



**Library Director's Report
Marianne Beck Memorial Library
For the Month of November 2021**

Statistics for November 2021

Total items checked out: 1,572, hours computers were used: 213, total books borrowed from other libraries: 514, total books sent to other libraries: 294, new library cards issued: 16, total e-books and audios taken out: 303.

Funds collected for November:

Copies/Fax: \$212.15 **Fines:** \$36.68 **Total:** \$ 248.83 **FOL:** \$149.30

Activities during the month of November:

The drain outside the west door of the LEC has been installed. The Christmas decorations are up inside and outside of the library.

Sean and John have completed the first review of the applicants for the part time position at the library. They have selected seven applicants for us to interview. John is in the process of setting the interviews.

In November, Peggy Ernest taught the home school class paper art. There were 18 kids and 10 adults in attendance. The parents told me that their kids really enjoyed it and were very attentive. Peggy said she enjoyed teaching them as well. The regularly scheduled programs are steadily increasing each week.

The FOL Giving tree is up and several residents have taken an ornaments. The FOL is also doing a "reverse advent calendar" where each day of December you add one nonperishable item in a box, after Christmas that box will be donated to the food bank. FOL is doing the silent baked goods auction December 10th at the library.

Respectively submitted by
Tara Hall, Library Director

HOWEY-IN-THE-HILLS FINANCIAL REPORT Nov-21

<u>REVENUES</u>	<u>FYE</u> <u>2021</u>	<u>RECEIVED</u> <u>SINCE LAST REP.</u>	<u>RECEIVED</u> <u>YEAR-TO-DATE</u>	<u>ESTIMATED</u> <u>REVENUE</u>	<u>REVENUE</u> <u>TO BE RECEIVED</u>	<u>PERCENT</u> <u>RECEIVED</u>	<u>DIFFERENCE</u> <u>FROM LAST REP.</u>
GENERAL	\$ 2,490,840.72	\$ 8,811.62	\$ 63,102.39	\$ 2,074,421.00	\$ 2,011,318.61	3%	0%
POLICE ADV TRAINING	\$ 3,318.28	\$ 220.04	\$ 456.85	\$ 3,000.00	\$ 2,543.15	15%	7%
WATER IMPACT FEES*	\$ 201,671.56	\$ -	\$ 25,206.56	\$ 50,000.00	\$ 24,793.44	50%	0%
PARK IMPACT FEES*	\$ 93,591.14	\$ -	\$ 13,543.32	\$ 40,000.00	\$ 26,456.68	34%	0%
POLICE IMPACT FEES*	\$ 101,152.17	\$ -	\$ 14,426.58	\$ 90,000.00	\$ 75,573.42	16%	0%
INFRASTRUCTURE FUND	\$ 216,889.55	\$ 1,808.92	\$ 2,702.99	\$ 219,707.00	\$ 217,004.01	1%	1%
BUILDING FUND			\$ 59,576.15	\$ -	\$ (59,576.15)	#DIV/0!	
WATER/SANITATION FUND	\$ 1,067,854.09	\$ 83,102.64	\$ 279,478.13	\$ 1,126,500.00	\$ 847,021.87	25%	7%
POLICE RETIREMENT	\$ 486,776.74	\$ -	\$ 89,622.25	\$ 214,653.00	\$ 125,030.75	42%	0%
TOTALS	\$ 4,662,094.25	\$ 93,943.22	\$ 548,115.22	\$ 3,818,281.00	\$ 3,270,165.78	14%	2%

*Subtotal for Impact Fees Revenues \$ 53,176.46

<u>EXPENDITURES</u>	<u>FYE</u> <u>2021</u>	<u>COMMITTED</u> <u>SINCE LAST REP.</u>	<u>COMMITTED</u> <u>YEAR-TO-DATE</u>	<u>CURRENT</u> <u>APPROPRIATION</u>	<u>AVAILABLE</u> <u>APPROPRIATION</u>	<u>PERCENT</u> <u>COMMITTED</u>	<u>DIFFERENCE</u> <u>FROM LAST REP.</u>
GENERAL	\$ 1,963,604.45	\$ 147,824.23	\$ 350,190.03	\$ 2,074,421.00	\$ 1,724,230.97	17%	7%
POLICE ADV TRAINING	\$ 1,950.82	\$ -	\$ -	\$ 3,100.00	\$ 3,100.00	0%	0%
WATER IMPACT FEES*	\$ 2,598.45	\$ -	\$ -	\$ 54,000.00	\$ 54,000.00		
PARK IMPACT FEES*	\$ 11,675.00	\$ -	\$ -	\$ 29,456.00	\$ 29,456.00		
POLICE IMPACT FEES*	\$ 31,022.45	\$ 2,800.00	\$ 35,250.48	\$ 78,600.00	\$ 43,349.52		
INFRASTRUCTURE FUND	\$ 108,974.72	\$ 5,556.25	\$ 5,556.25	\$ 178,523.00	\$ 178,523.00	3%	3%
BUILDING FUND			\$ 979.99	\$ -	\$ -	#DIV/0!	#DIV/0!
WATER/SANITATION FUND	\$ 921,015.41	\$ 75,507.76	\$ 174,099.06	\$ 1,125,769.00	\$ 951,669.94	15%	7%
POLICE RETIREMENT	\$ 93,290.98	\$ -	\$ 7,380.21	\$ 79,438.00	\$ 72,057.79	9%	0%
TOTALS	\$ 3,134,132.28	\$ 231,688.24	\$ 573,456.02	\$ 3,623,307.00	\$ 3,056,387.22	16%	6%

*Subtotal for Impact Fees Expenditures \$ 35,250.48

**HOWEY IN THE HILLS
FINANCIAL REPORT
Nov-21**

ACCOUNTS

151200		
Florida Prime Account		
STATE BOARD ADMINISTRATION BALANCE (usually comes in 2nd week of month)		
SBA FUND A	\$	19,084.67
INTEREST RECEIVED (APY 0.10%)	\$	1.38
TOTAL	\$	19,086.05
101076		
SEACOAST MONEY MARKET ACCOUNT		
(RESERVES)		
BEGINNING BALANCE	\$	658,316.15
TRANSFERS IN (OUT)		
INTEREST RECEIVED (APY 0.05%)	\$	27.06
ENDING BALANCE	\$	658,343.21
101080		
SEACOAST #2 MONEY MARKET ACCOUNT		
(BISHOPS GATE)		
BEGINNING BALANCE		2,925.82
TRANSFERS IN (OUT)		
INTEREST RECEIVED (APY 0.01%)	\$	0.03
ENDING BALANCE	\$	2,925.85
101005		
SEACOAST CHECKING ACCOUNT (Operating)		
Operating Checking		
BEGINNING BALANCE	\$	2,506,928.14
REVENUES DEPOSITED	\$	245,008.05
TRANSFERS IN (OUT)		
EXPENDITURES CLEARED	\$	(391,040.11)
ENDING BALANCE	\$	2,360,896.08
101160		
SEASIDE MONEY MARKET ACCOUNT		
BEGINNING BALANCE	\$	406,190.65
TRANSFERS IN (OUT)		
INTEREST RECEIVED (APY 0.10%)	\$	35.61
ENDING BALANCE	\$	406,226.26
101110		
SEASIDE CHECKING ACCOUNT (Pays to Loan)		
BEGINNING BALANCE	\$	30,072.76
TRANSFERS IN (OUT)	\$	(2,997.30)
DEPOSITED	\$	-
ENDING BALANCE	\$	27,075.46
101120		
SEASIDE SRF LOAN SWEEP ACCOUNT		
BEGINNING BALANCE	\$	2,490.97
TRANSFERS IN (OUT)	\$	-
EXPENDITURES CLEARED	\$	-
ENDING BALANCE	\$	2,490.97
TOTAL	\$	3,477,043.88

LOANS

SEASIDE SMALL BUSINESS LOAN (4.75% interest)		
BEGINNING BALANCE	\$	76,672.13
TRANSFERS IN (OUT)	\$	(2,997.30)
ALLOCATED TO PRINCIPAL	\$	2,641.53
ALLOCATED TO INTEREST	\$	(355.77)
ENDING BALANCE	\$	74,030.60
FDEP SRF LOAN (2.71%/2.12% interest)*		
BEGINNING BALANCE	\$	1,431,124.96
TRANSFERS IN (OUT)		
ALLOCATED TO PRINCIPAL		53846.57
ALLOCATED TO INTEREST		18468.11
ENDING BALANCE	\$	1,377,278.39

*payments of \$72,314.68 are made in April and Oct. and will continue until 2032

TOTAL \$ 1,451,308.99

United Community Bank (renamed from Seaside)

HOWEY-IN-THE-HILLS FINANCIAL REPORT (Previous Month)

Oct-21

(revenues and expenditures updated one month after initial report completion)

<u>REVENUES</u>	<u>Carry</u> <u>Forward</u>	<u>FYE</u> <u>2021</u>	<u>RECEIVED</u> <u>SINCE LAST REP.</u>	<u>RECEIVED</u> <u>YEAR-TO-DATE</u>	<u>ESTIMATED</u> <u>REVENUE</u>	<u>REVENUE</u> <u>TO BE RECEIVED</u>	<u>PERCENT</u> <u>RECEIVED</u>	<u>DIFFERENCE</u> <u>LAST REP.</u>
GENERAL		\$ 2,490,840.72	\$ -	\$ 54,290.77	\$ 2,074,421.00	\$ 2,020,130.23	3%	0%
POLICE ADV TRAINING		\$ 3,318.28	\$ -	\$ 236.81	\$ 3,000.00	\$ 2,763.19	8%	0%
WATER IMPACT FEES*	\$ 523,134	\$ 201,671.56	\$ -	\$ 25,206.56	\$ 50,000.00	\$ 24,793.44	50%	0%
PARK IMPACT FEES*	\$ 199,067	\$ 93,591.14	\$ -	\$ 13,543.32	\$ 40,000.00	\$ 26,456.68	34%	0%
POLICE IMPACT FEES*	\$ 199,161	\$ 101,152.17	\$ -	\$ 14,426.58	\$ 90,000.00	\$ 75,573.42	16%	0%
INFRASTRUCTURE FUND		\$ 216,889.55	\$ -	\$ 894.07	\$ 219,707.00	\$ 218,812.93	0%	0%
BUILDING FUND				\$ 58,576.15	\$ -			
WATER/SANITATION FUND		\$ 1,067,854.09	\$ -	\$ 196,375.49	\$ 1,126,500.00	\$ 930,124.51	17%	0%
POLICE RETIREMENT		\$ 486,776.74	\$ -	\$ 89,622.25	\$ 214,653.00	\$ 125,030.75	42%	0%
TOTALS		\$ 4,662,094.25	\$ -	\$ 453,172.00	\$ 3,818,281.00	\$ 3,423,685.15	12%	0%

*Subtotal for Impact Fees Revenues \$ 53,176.46

<u>EXPENDITURES</u>	<u>FYE</u> <u>2021</u>	<u>COMMITTED</u> <u>SINCE LAST REP.</u>	<u>COMMITTED</u> <u>YEAR-TO-DATE</u>	<u>CURRENT</u> <u>APPROPRIATION</u>	<u>AVAILABLE</u> <u>APPROPRIATION</u>	<u>PERCENT</u> <u>COMMITTED</u>	<u>DIFFERENCE</u> <u>LAST REP.</u>
GENERAL	\$ 1,963,604.45	\$ -	\$ 202,365.80	\$ 2,074,421.00	\$ 1,872,055.20	10%	0%
POLICE ADV TRAINING	\$ 1,950.82	\$ -	\$ -	\$ 3,100.00	\$ 3,100.00	0%	0%
WATER IMPACT FEES*	\$ 2,598.45	\$ -	\$ -	\$ 54,000.00	\$ 54,000.00		
PARK IMPACT FEES*	\$ 11,675.00	\$ -	\$ -	\$ 29,456.00	\$ 29,456.00		
POLICE IMPACT FEES*	\$ 31,022.45		\$ 32,450.48	\$ 78,600.00	\$ 46,149.52		
INFRASTRUCTURE FUND	\$ 108,974.72	\$ -	\$ -	\$ 178,523.00	\$ 178,523.00	0%	0%
BUILDING FUND				\$ -	\$ -	#DIV/0!	#DIV/0!
WATER/SANITATION FUND	\$ 921,015.41	\$ -	\$ 98,591.30	\$ 1,125,769.00	\$ 1,027,177.70	9%	0%
POLICE RETIREMENT	\$ 93,290.98	\$ -	\$ 7,380.21	\$ 79,438.00	\$ 72,057.79	9%	0%
TOTALS	\$ 3,134,132.28	\$ -	\$ 340,787.79	\$ 3,623,307.00	\$ 3,282,519.21	9%	0%

*Subtotal for Impact Fees Expenditures \$ 32,450.48

Dear: _____

The Town of Howey-In-The-Hills (the "Howey") invites you to attend a meeting at 1 pm on January 6, 2022 at the library meeting room space (Marianne Beck Memorial Library, 112 W. Central Avenue) to discuss your interest in Howey providing wastewater service to your property/development.

Background Information

Howey enacted Ordinance 2003-307 on August 11, 2003, under which Howey created a water and wastewater service area as authorized by Chapter 180 of the Florida Statutes ("180 Service Area"). The 180 Service Area includes the entire town of Howey as well as unincorporated areas of Lake County in the general vicinity of Howey as depicted in Howey's Utility Service Area Map. Howey does not own or operate its own wastewater plant; rather, Howey has an agreement with the the Central Lake Community Development District, a Florida Special District created pursuant to Chapter 190 of the Florida Statutes (the "CDD") under which the CDD provides wholesale wastewater service to Howey and thereafter Howey provides retail wastewater services to its customers. The CDD operates a wastewater plant pursuant to a long-term lease with the property owner, Sewer & Water Plant Investments, LLC ("S&WP").

The CDD's existing wastewater plant has a capacity of 870,000 gallons per day. For your benefit, this translates into 3,480 Equivalent Residential Units ("ERUs"). Said, differently, one (1) ERU equals 250 gallons per day. As of the date of this letter, the CDD has committed 100% of its 870,000 gpd capacity to various properties and developments in and outside of Howey, including, but not limited to, Venezia, Bishop's Gate, The Reserve, Las Colinas, Boondocks, School Board of Lake County and the ESE Center. The CDD is able to expand its existing wastewater plant by an additional 2,710,000 gallons per day. This will allow Howey to accommodate future development and additional wastewater needs within Howey's 180 Service Area.

Expansion Plan

Howey has been working with the CDD and S&WP to develop a plan for expanding the CDD's existing wastewater plant. Based on the CDD's and S&WP's most recent discussions with their engineers, consultants and a general contractor:

- The minimum expansion size is 435,000 gallons per day (or the equivalent of 1,740 ERUs). Any greater expansion would need to be in increments of 435,000 gallons per day --- so 870,000 gallons per day would be the next option.
- The timing from start to finish will be approximately twenty-four (24) months.

With respect to the cost to expand the wastewater plant, the CDD believes that the CDD's current expansion ERU amount of \$3,517.50/ERU would be sufficient to fund the expansion costs. This is still subject to final confirmation upon receipt of construction bids.

Please note that each property owner/developer would be responsible for funding in advance its portion of the expansion costs. This is how the CDD's existing wastewater plant was constructed. As an example, if a property owner/developer needs 200 ERUs, then their expansion cost would be \$703,500. Each property owner/developer would be required to provide an irrevocable letter of credit ("LOC") equal to their portion of the expansion cost and draws would be made against such LOC as the construction

progresses. The LOC would need to be renewed annually, and if a property owner/developer fails to provide a replacement LOC thirty (30) days prior to the expiration of the current LOC, then the balance of the LOC would be drawn down in full.

In the event that a property owner/developer needs ERUs before the twenty-four (24) month timeline above, then the CDD (through an understanding it has with an existing property owner that owns a significant number of unused ERUs) would be able to provide the necessary ERUs to such property owner/developer. This is as an unlikely scenario given the estimated time for completion of Howey's new water plant expansion.

Conclusion

Howey and the CDD have already had discussions with certain property owners/developers regarding the number of ERUs they need and the timing. Therefore, it is our expectation that the timing of the wastewater plant expansion will likely commence in the very near future. We look forward to seeing you on January 6, 2022.