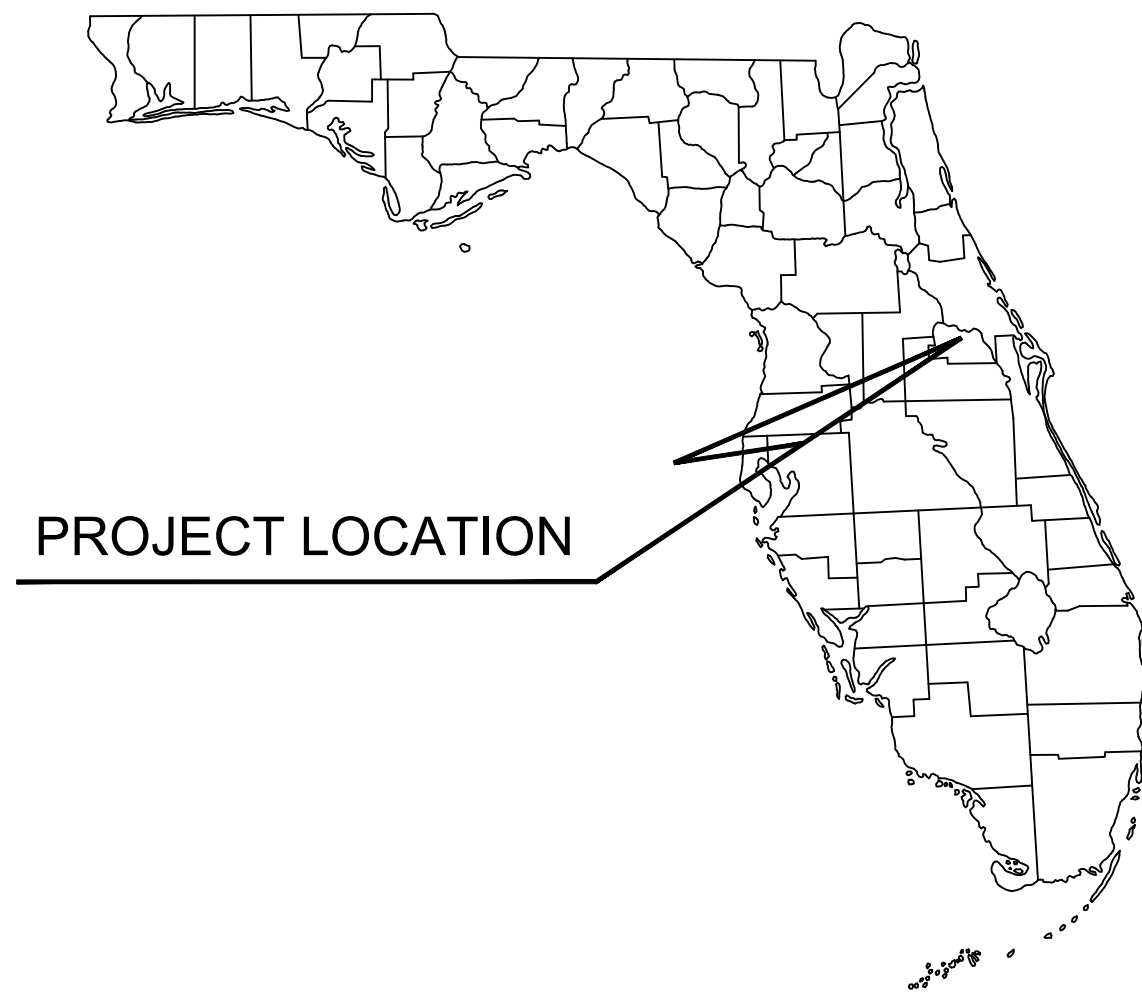


CONSTRUCTION PLANS FOR STUDIORES MARRIOTT RINEHART ROAD

SEMINOLE COUNTY PARCEL ID NO.
29-19-30-514-0000-0140

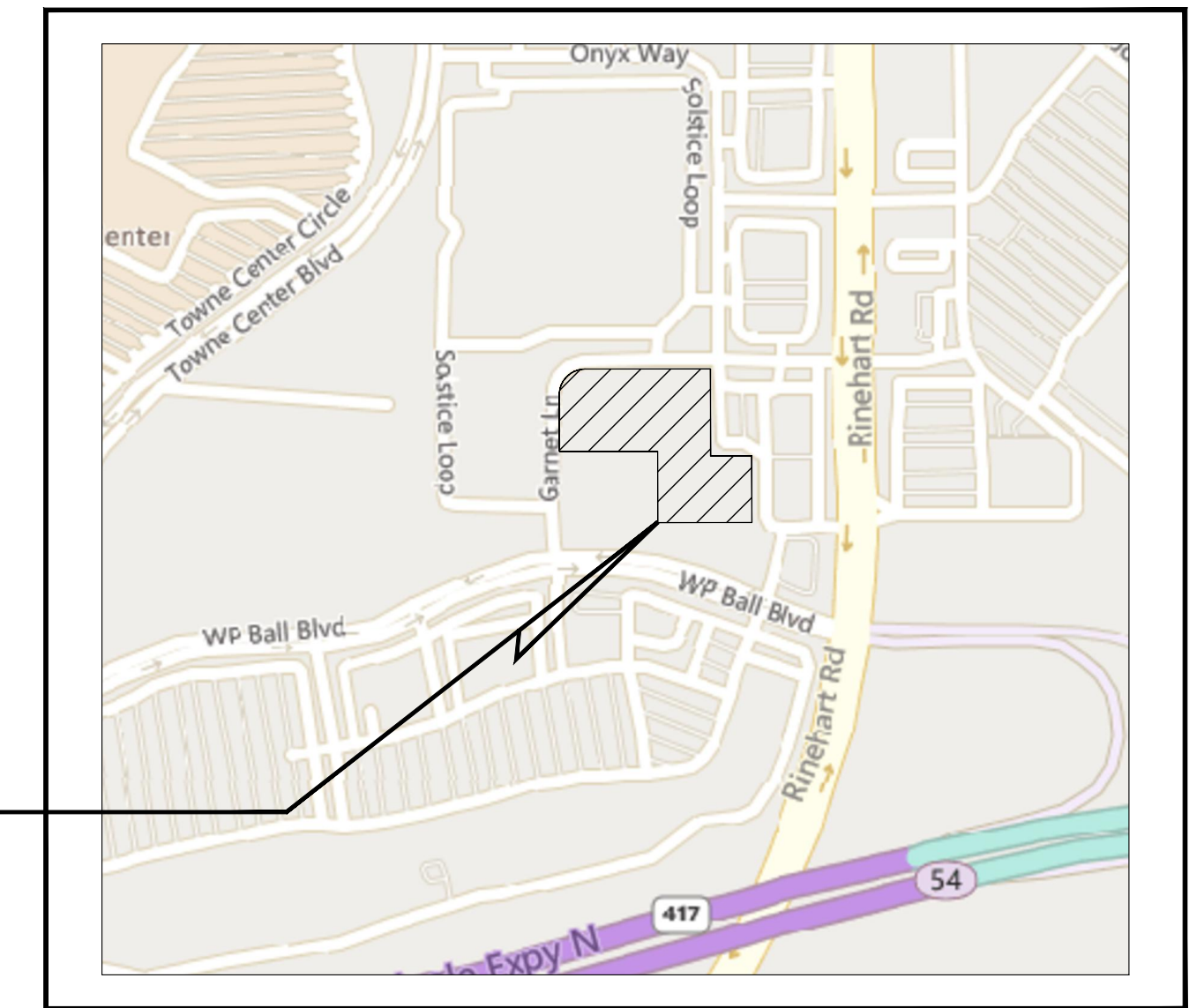
1833 GARNETT LANE
CITY OF SANFORD, FLORIDA 32771

JULY 23, 2025



PROJECT LOCATION

SITE



LOCATION MAP
N.T.S.

LEGAL DESCRIPTION:

LOT 14 OF SOUTHGATE PARCEL 1 REPLAT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 80, PAGES 61 & 62, OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA.

SITE



SECTION 29, TOWNSHIP 19S, RANGE 30E

AERIAL MAP
N.T.S.

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| C1.1 | GENERAL NOTES |
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| C5.0 | PAVING, GRADING, AND DRAINAGE PLAN |
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| L2.50 | IRRIGATION DETAILS |
| L2.51 | IRRIGATION NOTES |
| L4.00 | LIGHTING PLAN |

UTILITY PROVIDERS

POTABLE WATER/SEWER:

CITY OF SANFORD UTILITY DEPARTMENT
300 N. PARK AVENUE
PO BOX 1788, SANFORD, FL 32772
PHONE: (407) 330-5609

POWER:

FLORIDA POWER & LIGHT COMPANY
PO BOX 2149, SANFORD, FL 32772
PHONE: (407) 328-1922

TELEPHONE/INTERNET:

VERIZON
400 S LAKE DESTINY
ORLANDO, FL 32810
PHONE: (407) 702-6425
EMAIL: TIMOTHY.COLE@VERIZON.COM

RECLAIMED WATER:

CITY OF SANFORD UTILITY DEPARTMENT
300 N. PARK AVENUE
PO BOX 1788, SANFORD, FL 32772
PHONE: (407) 330-5609

OWNER:

NF V ES-M SANFORD, LLC
2000 MONARCH TOWER
3424 PEACHTREE ROAD NE
ATLANTA, GEORGIA 30326

APPLICANT:

PURSUIT DEVELOPMENT
1021 WORTH STREET
ALBANY, GA 31705
CONTACT: BUCKLEY DAVIS
PHONE: (229) 938-3130
EMAIL: BUCKLEY@PURSUITDEV.COM

CIVIL ENGINEER:

KIMLEY-HORN AND ASSOCIATES, INC.
200 SOUTH ORANGE AVENUE, SUITE 600
ORLANDO, FL 32801
CONTACT: DEREK E. RAMSBURG, P.E.
PHONE: (407) 427-1642
EMAIL: DEREK.RAMSBURG@KIMLEY-HORN.COM

LANDSCAPE ARCHITECT:

KIMLEY-HORN AND ASSOCIATES, INC.
189 SOUTH ORANGE AVENUE, SUITE 1000
ORLANDO, FL 32801
CONTACT: MATTHEW FRANKO, P.L.A.
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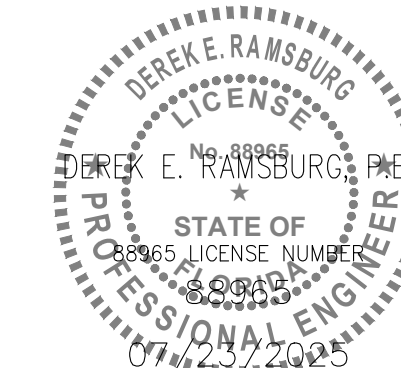
SURVEYOR:

ALTAMAX SURVEYING
910 BELL AVENUE, SUITE 1100
CASSELLBERRY, FL 32709
CONTACT: JAMES D. BRAY
PHONE: (407) 677-0200
EMAIL: JAMES@ALTAMAXSURVEYING.COM

PREPARED BY

Kimley»Horn

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189 S. ORANGE AVE., ORLANDO, FL 32801
Phone: (407) 898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106



Drawing name: K:\ORL_Civil\249343000-Everhome_Suites_Rinehart_Rd\CADD\CONSTR\PlanSheets\C0.0 - COVER.dwg C0.0 Dec 11, 2025 10:07am by: Chase.Losley
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STUDIORES MARRIOTT RINEHART ROAD
07/23/2025
ENGINEER'S PROJECT No. 249343000

| NO. | REVISIONS | DATE |
|-----|-----------|------|
| | | |
| | | |

STORMWATER POLLUTION PREVENTION PLAN

SITE DESCRIPTION

PROJECT NAME AND LOCATION

STUDIORES MARRIOTT RINEHART ROAD
PARCEL ID #: 29-19-30-514-0000-0140
CITY OF SANFORD, FLORIDA

*SEE COVER SHEET FOR LOCATION MAP

DEVELOPER NAME AND ADDRESS

PURSUIT DEVELOPMENT
1021 WORTH STREET
ALBANY, GA 31705
CONTACT: BUCKLEY DAVIS
PHONE: (229) 938-3130
EMAIL: BUCKLEY@PURSUITDEV.COM

PROJECT DESCRIPTION

THE PROPOSED PROJECT INTENDS TO DEVELOP THE ±3.78 ACRE AREA WITH 57,971 ft² OF HOTEL SPACE AND 61,071 ft² ASSOCIATED PAVEMENT AREAS.

PROJECT AREA: ±3.78 ACRES
CONTRIBUTING DRAINAGE AREA: 3.78 ACRES

LONGITUDE : 81°19' 58.7" W LATITUDE: 28° 48' 07.1" N

ULTIMATE RECEIVING WATERS: ST JOHNS RIVER

ACTIVITIES THAT REQUIRE EROSION CONTROL

PROVIDING A STABILIZED CONSTRUCTION ENTRANCE, PERIMETER, AND OTHER EROSION AND SEDIMENT CONTROLS; EXCAVATION FOR THE RETENTION POND; SITE GRADING; INSTALLATION OF STORM WATER, SANITARY SEWER, AND WATER STRUCTURES; CURB, ROADWAYS, AND PARKING FACILITIES.

*SEE PLANS FOR THE LOCATION OF TEMPORARY SEDIMENT BARRIERS AND OTHER EROSION CONTROL METHODS.

SOIL PARAMETERS

SOIL TYPES:

| SERIES NAME | HYDROLOGIC GROUP |
|--|------------------|
| ASTATULA-APOPKA FINE SANDS, 0-5% SLOPES | A |
| ASTATULA-APOPKA FINE SANDS, 5-8% SLOPES | A |
| BASINGER, SAMSULA, AND HONTGON SOILS, DEPRESSIONAL | A/D |
| MYAKKA AND EAUGALLIE FINE SANDS | A/D |
| ST JOHNS AND EAUGALLIE FINE SANDS | B/D |
| TAVARES-MILLHOPPER FINE SANDS, 0-5% SLOPES | A |

SEQUENCE OF MAJOR ACTIVITIES

THE ORDER OF CONSTRUCTION IS AS FOLLOWS:

1. PROVIDE STABILIZED CONSTRUCTION ENTRANCE
2. INSTALL SILT FENCES AND OTHER EROSION CONTROL METHODS
3. CLEAR SITE AND GRUB IN ACCORDANCE WITH DEMOLITION PLAN
4. CONSTRUCT EARTH DIKE AND SEDIMENT BASIN
5. FINISH CLEARING AND GRUBBING
6. REMOVE AND STORE TOPSOIL
7. PROVIDE INITIAL GRADING AS REQUIRED
8. STABILIZE ALL DISTURBED AREAS AS SOON AS POSSIBLE
9. INSTALL UTILITIES, STORM SEWER, CURB AND GUTTER
10. INSTALL BASE TO ROAD AND PARKING AREA
11. FINISH GRADING ENTIRE SITE
12. CONSTRUCT FINAL PAVING
13. REMOVE ACCUMULATED SEDIMENT
14. REMOVE ANY ITEMS THAT ARE NOT REQUIRED

TIMING OF CONTROL MEASURES

THE INSTALLATION OF SILT FENCE (AND OTHER EROSION CONTROL MEASURES), A STABILIZED ENTRANCE AND SEDIMENT BASIN SHALL OCCUR PRIOR TO CLEARING AND GRUBBING ACTIVITY. AFTER CONSTRUCTION IS COMPLETE, THE ACCUMULATED SEDIMENT SHALL BE REMOVED AND THE AREAS SHALL BE REGRADED AND PERMANENTLY STABILIZED AS SHOWN ON THE PLANS.

EROSION AND SEDIMENT CONTROLS

BEST MANAGEMENT PRACTICES SHALL BE USED FOR THIS PROJECT TO CONTROL EROSION AND TURBIDITY CAUSED BY STORM WATER RUN-OFF. THE LOCATION AND DETAILS OF EROSION CONTROL METHODS ARE SHOWN ON THE PLANS. THE CONTRACTOR IS RESPONSIBLE FOR PLACING AND MAINTAINING THESE CONTROL METHODS AS SHOWN ON THE PLANS OR AS REQUIRED. HE/SHE SHALL ALSO PROVIDE THE REQUIRED EROSION PROTECTION AS REQUIRED BY LOCAL, STATE AND FEDERAL LAW.

STORM WATER MANAGEMENT

STORMWATER COLLECTION SHALL BE PROVIDED BY DITCH BOTTOM INLETS. THE RUNOFF FROM THE SITE WILL BE TREATED BY EXFILTRATION TRENCHES PRIOR TO ROUTING TO THE MASTER STORMWATER MANAGEMENT FACILITY.

STABILIZATION PRACTICES:

TEMPORARY STABILIZATION - TOPSOIL STOCK PILES AND DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITY TEMPORARILY OR PERMANENTLY CEASE, SHALL BE STABILIZED WITH TEMPORARY SEED AND MULCH WITHIN 7 DAYS OF THE LAST CONSTRUCTION ACTIVITY IN THAT AREA. THE TEMPORARY SEED REQUIRED CAN BE FOUND IN TABLE 1.65 A OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, WHERE SOILS ARE ACIDIC 2 TONS OF PULVERIZED AGRICULTURAL LIMESTONE SHOULD BE ADDED PER ACRE AND 450 POUNDS OF 10-20-20 FERTILIZER SHALL BE APPLIED TO EACH ACRE. AFTER SEEDING, EACH AREA SHALL BE IMMEDIATELY MULCHED WITH STRAW OR EQUIVALENT EQUAL. AREAS OF THE SITE WHICH ARE TO BE PAVED SHALL BE TEMPORARILY STABILIZED BY APPLYING GEOTEXTILE AND STONE SUB-BASE UNTIL BITUMINOUS PAVEMENT CAN BE APPLIED.

PERMANENT STABILIZATION - DISTURBED PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES PERMANENTLY CEASE SHALL BE STABILIZED WITH PERMANENT SEED NO LATER THAN 14 DAYS AFTER THE LAST CONSTRUCTION ACTIVITY. THE APPROPRIATE PERMANENT SEED MIX CAN BE FOUND IN TABLES 1.66A, 1.66B AND 1.66C OF THE FLORIDA DEVELOPMENT MANUAL. PRIOR TO SEEDING, 2 TONS/ACRE OF FINELY GROUND AGRICULTURAL LIMESTONE AND THE PROPER FERTILIZER BASED ON THE TYPE OF SEEDING SHALL BE APPLIED TO EACH ACRE TO PROVIDE PLANT NUTRIENTS. AFTER SEEDING, EACH AREA SHALL BE MULCHED IMMEDIATELY.

STRUCTURAL PRACTICES:

EARTH DIKE - IF REQUIRED, AN EARTH DIKE SHALL BE CONSTRUCTED ALONG THE SITE PERIMETER. A PORTION OF THE DIKE SHALL DIVERT RUN-ON AROUND THE CONSTRUCTION SITE. THE REMAINING PORTION OF THE DIKE SHALL COLLECT RUNOFF FROM THE DISTURBED AREA AND DIRECT THE RUNOFF TO THE SEDIMENT BASIN.

SEDIMENT BASIN - A SEDIMENT BASIN SHALL BE CONSTRUCTED IN THE COMMON DRAINAGE AREA FOR THE SITE. ALL SEDIMENT COLLECTED IN THE BASIN MUST BE REMOVED FROM THE BASIN UPON COMPLETION OF CONSTRUCTION. SEDIMENT FROM THE BASIN MAY BE USED AS FILL ON THE SITE IF IT IS SUITABLE SOIL.

WASTE DISPOSAL

WASTE MATERIALS - ALL WASTE MATERIALS SHALL BE COLLECTED AND STORED IN A METAL DUMPSTER WITH A SECURE LID IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. ALL TRASH AND CONSTRUCTION DEBRIS FROM THE SITE SHALL BE DEPOSITED IN THE DUMPSTER. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITIES TO HAVE THE DUMPSTER EMPTIED AT LEAST TWICE A WEEK AND THE WASTE TAKEN TO AN APPROPRIATE LANDFILL. NO CONSTRUCTION WASTE MATERIALS SHALL BE BURIED ON SITE. THE SUPERINTENDENT SHALL ORGANIZE TRAINING FOR THE EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH WASTE MATERIALS. THE SUPERINTENDENT SHALL BE RESPONSIBLE FOR POSTING AND ENFORCING WASTE MATERIAL PROCEDURES.

HAZARDOUS WASTE - HAZARDOUS WASTE MATERIALS SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS OR AS DIRECTED BY THE MANUFACTURER. THE SUPERINTENDENT SHALL ORGANIZE THE PROPER TRAINING FOR EMPLOYEES IN THE PROPER PRACTICES WHEN DEALING WITH HAZARDOUS WASTE MATERIALS. THESE PROCEDURES SHALL BE POSTED ON THE SITE. THE PERSON WHO MANAGES THE SITE SHALL BE RESPONSIBLE FOR ENFORCING THE PROCEDURES.

SANITARY WASTE - SANITARY WASTE SHALL BE COLLECTED AND DISPOSED OF IN ACCORDANCE WITH ALL LOCAL AND STATE LAWS. THE SUPERINTENDENT SHALL COORDINATE WITH THE LOCAL UTILITY FOR COLLECTION OF THE SANITARY WASTE AT LEAST THREE TIMES A WEEK TO PREVENT SPILLAGE ONTO THE SITE.

OFF-SITE TRACKING

A STABILIZED CONSTRUCTION ENTRANCE SHALL BE PROVIDED TO REDUCE SEDIMENT TRACKING OFFSITE. THE MAJOR ROAD CONNECTED TO THE PROJECT SHALL BE CLEANED ONCE A DAY TO REMOVE ANY EXCESS MUD, DIRT OR ROCK RESULTING FROM CONSTRUCTION TRAFFIC. ALL TRUCKS HAULING MATERIALS OFFSITE SHALL BE COVERED WITH A TARPULIN.

DUST & DEBRIS CONTROL

THE CONTRACTOR SHALL BE RESPONSIBLE FOR DUST CONTROL WITHIN THE CONSTRUCTION LIMITS AS WELL AS ALONG HAUL ROUTES AND ROADWAYS USED BY THE EQUIPMENT AND VEHICLES. THE CONTRACTOR SHALL ENSURE THAT EXCESSIVE DUST IS NOT TRANSPORTED BEYOND THE LIMITS OF CONSTRUCTION IN POPULATED AREAS. THE CONTRACTOR MAY CONTROL DUST FOR EMBANKMENTS OR OTHER CLEARED OR UNSURFACED AREAS BY APPLYING WATER. INSTALL MULCH, SEED, SOD, OR TEMPORARY PAVING AS EARLY AS PRACTICAL. CONTROL DUST DURING STORAGE AND HANDLING OF DUSTY MATERIALS BY WETTING, COVERING, OR OTHER MEANS AS APPROVED BY THE ENGINEER. DEBRIS SHALL NOT BE ALLOWED TO ACCUMULATE ON THE PROJECT SITE.

ITEMS REQUIRING POLLUTION PREVENTION

THE FOLLOWING ITEMS ARE EXPECTED TO BE PRESENT ON THE PROJECT SITE:

- | | |
|---------------------------|------------------------|
| -ASPHALT | -CLEANING SUPPLIES |
| -CONCRETE | -DETERGENTS |
| -FERTILIZERS | -MASONARY BLOCK/BRICKS |
| -METAL PIECES | -PAINT |
| -PETROLEUM BASED PRODUCTS | -WOOD |
| -TAR | |

THE FOLLOWING ARE NON-STORM WATER SOURCES THAT WILL BE ENCOUNTERED AT THE SITE AND SHOULD BE DIRECTED TO THE SEDIMENT BASIN PRIOR TO DISCHARGE:

-UNCONTAMINATED GROUNDWATER EXPOSED DURING EXCAVATION
-WATER FROM WATER LINE FLUSHING
-PAVEMENT WASH WATERS (WHERE NO SPILLS OR LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE OCCURRED).

SPILL PREVENTION AND CONTROL

THE FOLLOWING ARE THE MATERIAL MANAGEMENT PRACTICES THAT WILL BE USED TO REDUCE THE RISK OF SPILLS OR OTHER ACCIDENTAL EXPOSURE OF MATERIALS AND SUBSTANCES TO STORM WATER RUNOFF.

GOOD HOUSEKEEPING

SUPERINTENDENT SHALL INSPECT PROJECT AREA DAILY FOR PROPER STORAGE, USE, AND DISPOSAL OF CONSTRUCTION MATERIALS.

STORE ONLY ENOUGH MATERIAL ON SITE FOR PROJECT COMPLETION.

ALL SUBSTANCES SHOULD BE USED BEFORE DISPOSAL OF CONTAINER.

ALL CONSTRUCTION MATERIALS STORED SHALL BE ORGANIZED AND IN THE PROPER CONTAINER AND IF POSSIBLE, STORED UNDER A ROOF OR PROTECTIVE COVER.

PRODUCTS SHALL NOT BE MIXED UNLESS DIRECTED BY THE MANUFACTURER.

ALL PRODUCTS SHALL BE USED AND DISPOSED OF ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.

HAZARDOUS PRODUCTS

MATERIALS SHOULD BE KEPT IN ORIGINAL CONTAINER WITH LABELS UNLESS THE ORIGINAL CONTAINERS CANNOT BE RESEALED. IF ORIGINAL CONTAINERS CANNOT BE USED, LABELS AND PRODUCT INFORMATION SHALL BE SAVED.

PROPER DISPOSAL PRACTICES SHALL ALWAYS BE FOLLOWED IN ACCORDANCE WITH MANUFACTURER AND LOCAL/STATE REGULATIONS.

PRODUCT SPECIFIC PRACTICES

PETROLEUM PRODUCTS MUST BE STORED IN PROPER CONTAINERS AND CLEARLY LABELED. VEHICLES CONTAINING PETROLEUM PRODUCTS SHALL BE PERIODICALLY INSPECTED FOR LEAKS. PRECAUTIONS SHALL BE TAKEN TO AVOID LEAKAGE OF PETROLEUM PRODUCTS ON SITE.

THE MINIMUM AMOUNT OF FERTILIZER SHALL BE USED AND MIXED INTO THE SOIL IN ORDER TO LIMIT EXPOSURE TO STORM WATER. FERTILIZERS SHALL BE STORED IN A COVERED SHED. THE CONTENTS OF ANY PARTIALLY USED BAGS OF FERTILIZER SHALL BE TRANSFERRED TO A SEALABLE PLASTIC BIN TO AVOID SPILLS.

PAINT CONTAINERS SHALL BE SEALED AND STORED WHEN NOT IN USE. EXCESS PAINT MUST BE DISPOSED OF IN AN APPROVED MANNER.

CONCRETE TRUCKS SHALL NOT BE ALLOWED TO WASH OUT OR DISCHARGE SURPLUS CONCRETE OR DRUM WASH WATER ON THE SITE.

SPILL CONTROL PRACTICES

IN ADDITION TO THE GOOD HOUSEKEEPING AND MATERIAL MANAGEMENT PRACTICES DISCUSSED IN THE PREVIOUS SECTIONS OF THIS PLAN, THE FOLLOWING PRACTICES SHALL BE FOLLOWED FOR SPILL PREVENTION AND CLEANUP:

-SPILL CLEANUP INFORMATION SHALL BE POSTED ON SITE TO INFORM EMPLOYEES ABOUT CLEANUP PROCEDURES AND RESOURCES.

-THE FOLLOWING CLEAN-UP EQUIPMENT MUST BE KEPT ON-SITE NEAR THE MATERIAL STORAGE AREA: GLOVES, MOPS, RAGS, BROOMS, DUST PANS, SAND, SAWDUST, LIQUID ABSORBER, GOGGLES, AND TRASH CONTAINERS.

-ALL SPILLS SHALL BE CLEANED UP AS SOON AS POSSIBLE.

-WHEN CLEANING A SPILL, THE AREA SHOULD BE WELL VENTILATED AND THE EMPLOYEE SHALL WEAR PROPER PROTECTIVE COVERING TO PREVENT INJURY.

-TOXIC SPILLS MUST BE REPORTED TO THE PROPER AUTHORITY REGARDLESS OF THE SIZE OF THE SPILL.

-AFTER A SPILL, THE PREVENTION PLAN SHALL BE REVIEWED AND CHANGED TO PREVENT FURTHER SIMILAR SPILLS FROM OCCURRING. THE CAUSE OF THE SPILL, MEASURES TO PREVENT IT, AND HOW TO CLEAN THE SPILL UP SHALL BE RECORDED.

-THE SUPERINTENDENT SHALL BE THE SPILL PREVENTION AND CLEANUP COORDINATOR AND IS RESPONSIBLE FOR THE DAY TO DAY SITE OPERATIONS. THE SUPERINTENDENT ALSO OVERSEES THE SPILL PREVENTION PLAN AND SHALL BE RESPONSIBLE FOR EDUCATING THE EMPLOYEES ABOUT SPILL PREVENTION AND CLEANUP PROCEDURES.

MAINTENANCE AND INSPECTION PRACTICES

THE FOLLOWING ARE MAINTENANCE AND INSPECTION PRACTICES THAT SHALL BE COMPLETED BY THE CONTRACTOR:

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE CHECKED DAILY AND AFTER EACH 0.5 INCH OR GREATER RAINFALL BY THE SUPERINTENDENT OR SOMEONE UNDER HIS/HER DIRECT SUPERVISION.

-ALL SEDIMENT AND EROSION CONTROL METHODS SHALL BE KEPT IN GOOD CONDITION. REPAIRS MUST BE MADE WITHIN 24 HOURS OF REPORT.

-THE SILT FENCE SHALL BE INSPECTED PERIODICALLY FOR HEIGHT OF SEDIMENT AND CONDITION OF FENCE.

-THE SILT FENCE SHALL BE CLEARED OF SEDIMENT WHEN SEDIMENT MEASURES ONE-THIRD THE HEIGHT OF THE FENCE.

-THE SEDIMENT BASINS/DITCHES SHALL BE CHECKED MONTHLY FOR DEPTH OF SEDIMENT. THEY SHALL BE CLEANED WHEN SEDIMENT REACHES 10% OF TOTAL CAPACITY AND AFTER CONSTRUCTION IS COMPLETE.

-DIVERSION DIKES SHALL BE INSPECTED MONTHLY. ANY BREACHES SHALL BE PROMPTLY REPAIRED.

-ALL SEEDING SHALL BE CHECKED FOR PROPER GROWTH AND UNIFORMITY. UNSTABILIZED AREAS SHALL BE RE-SODDED.

-A MAINTENANCE REPORT SHALL BE COMPLETED DAILY AFTER EACH INSPECTION OF THE SEDIMENT AND EROSION CONTROL METHODS. THE REPORTS SHALL BE FILED IN AN ORGANIZED MANNER AND RETAINED ON-SITE DURING CONSTRUCTION. AFTER CONSTRUCTION IS COMPLETED, THE REPORTS SHALL BE SAVED FOR AT LEAST THREE YEARS. THE REPORTS SHALL BE AVAILABLE FOR ANY AGENCY THAT HAS JURISDICTION OVER EROSION CONTROL.

-THE SUPERINTENDENT SHALL ORGANIZE THE TRAINING FOR INSPECTION PROCEDURES AND PROPER EROSION CONTROL METHODS FOR EMPLOYEES THAT COMPLETE INSPECTIONS AND REPORTS.

-AN INSPECTOR, CERTIFIED BY THE STATE OF FLORIDA OR EXPERIENCED IN THE INSTALLATION AND MAINTENANCE OF EROSION CONTROLS, IS REQUIRED TO INSPECT THE EROSION AND SEDIMENTATION CONTROL MEASURES AS SHOWN ON THE APPROVED STORMWATER POLLUTION PREVENTION PLAN. INSPECTION REPORTS ARE TO BE COMPLETED ON THE CITY OF SANFORD'S FROM ONCE EVERY WEEK AND AFTER RAINFALL EVENT OF 0.50" OR MORE DURING THE CONSTRUCTION PHASE. THESE REPORTS SHALL BE MADE AVAILABLE TO THE CITY AT ANY TIME AND COPIES OF ALL OF THE INSPECTIONS SHALL BE SUBMITTED TO THE CITY PRIOR TO THE ISSUANCE OF A CERTIFICATE OF COMPLETION OR OCCUPANCY.

POLLUTION PREVENTION PLAN CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT THIS DOCUMENT AND ALL ATTACHMENTS WERE PREPARED UNDER MY DIRECTION OR SUPERVISION IN ACCORDANCE WITH A SYSTEM DESIGNED TO ASSURE THAT QUALIFIED PERSONNEL PROPERLY GATHERED AND EVALUATED THE INFORMATION SUBMITTED. BASED ON MY INQUIRY OF THE PERSON OR PERSONS WHO MANAGE THE SYSTEM, OR THOSE PERSONS DIRECTLY RESPONSIBLE FOR GATHERING THE INFORMATION, THE INFORMATION SUBMITTED IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, TRUE, ACCURATE, AND COMPLETE. I AM AWARE THAT THERE ARE SIGNIFICANT PENALTIES FOR SUBMITTING FALSE INFORMATION, INCLUDING THE POSSIBILITY OF FINE AND IMPRISONMENT FOR KNOWING VIOLATIONS.

SIGNED: _____ DATE: _____

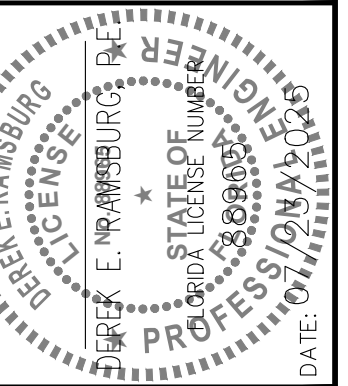
DEREK E. RAMSBURG, P.E.
FLORIDA REGISTRATION NUMBER: 88965
PROFESSIONAL ENGINEER

CONTRACTOR'S CERTIFICATION

I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND, SHALL COMPLY WITH, THE TERMS AND CONDITIONS OF THE STATE OF FLORIDA GENERIC PERMIT FOR STORMWATER DISCHARGE FORM LARGE AND SMALL CONSTRUCTION ACTIVITIES AND THIS STORMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER.

| SIGNATURE AND DATE | NAME AND TITLE, COMPANY / ADDRESS AND TELEPHONE NUMBER |
|--------------------|--|
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Kimley»Horn
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PHONE: 407-898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106



KHA PROJECT
249343000
DATE
07/23/2025
SCALE AS SHOWN
DESIGNED BY DAD
DRAWN BY DAD
CHECKED BY DER

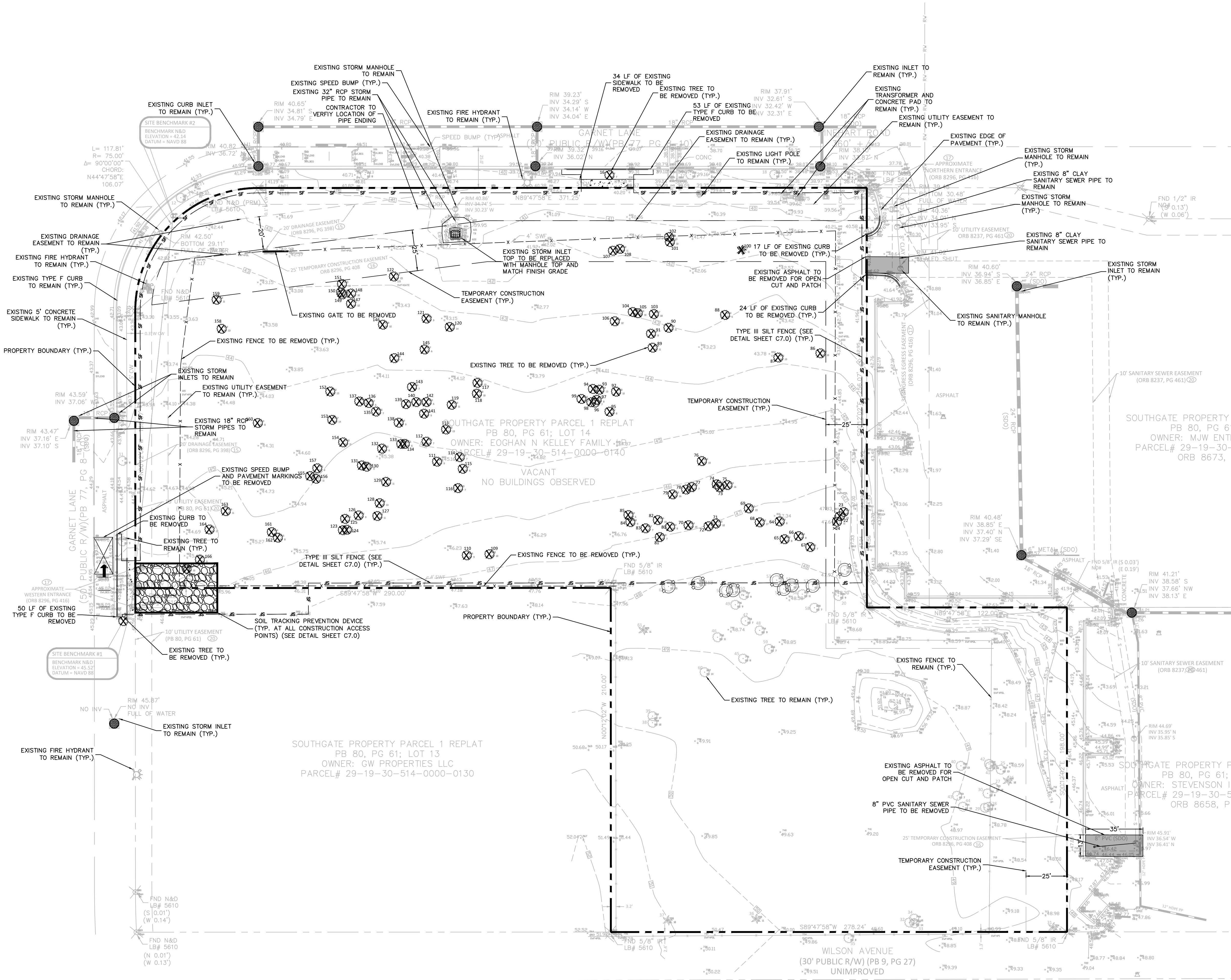
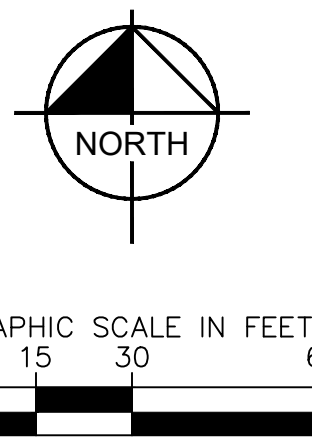
STORMWATER
POLLUTION
PREVENTION PLAN

STUDIORES MARRIOTT
RINEHART ROAD
CITY OF SANFORD
FLORIDA

SHEET NUMBER
C2.0

| No. | REVISIONS | DATE | BY |
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Plotted By: Lashley, Chase - Sheet: S&S-STUDIOS MARRIOTT RINEHART ROAD - Layout: C3.0 - December 11, 2025 - 10:08:18am - K:\OR\01\249343000-Everywhere - Suites Rinehart - Rd\CADD\CONSTRUCTION\PlanSheets\C3.0 - EXISTING CONDITIONS & DEMO PLAN.dwg
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VERTICAL DATUM:
 ELEVATIONS ARE BASED ON BENCHMARK DESIGNATION 4526601,
 BEING: 44.86 FEET, (NAVD 1988), PUBLISHED BY SEMINOLE COUNTY.

- NOTES:**
- CONTRACTOR TO LOCATE AND VERIFY ALL UTILITY LOCATIONS PRIOR TO CONSTRUCTION WITHIN THE LIMITS OF WORK. CONTRACTOR TO COORDINATE DIRECTLY WITH UTILITY PROVIDER FOR ALL UTILITY DEMOLITION AND RELOCATION.
 - CONTRACTOR SHALL UTILIZE BEST MANAGEMENT PRACTICES AS NEEDED TO PREVENT SYSTEM POLLUTION DURING TIME OF CONSTRUCTION.
 - REFER TO SWPPP SHEET C2.0 FOR ADDITIONAL NOTES AND DETAILS.
 - INSTALL AND MAINTAIN SILT FENCE AT LIMITS OF CONSTRUCTION.
 - PROVIDE SOIL TRACKING PREVENTION DEVICE AT ALL CONSTRUCTION ACCESS POINTS. SEE SHEET C7.0
 - UTILIZE PERFORATED SOCK DRAIN (OR EQUIVALENT) IN FRONT OF EXISTING/PROPOSED CURB INLETS ADJACENT TO CONSTRUCTION ACTIVITIES
 - INSTALL AND MAINTAIN FILTER FABRIC UNDER GRATES OF EXISTING/PROPOSED INLETS.
 - CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
 - CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
 - THE CITY OF SANFORD CONTRACTS WITH WASTEPRO FOR SOLID WASTE COLLECTION SERVICES. ALL DEMOLITION DEBRIS SHALL BE REMOVED BY WASTEPRO. RECYCLED MATERIALS MAY BE REMOVED AT THE DEVELOPER'S DISCRETION.
 - CONTRACTOR TO REMOVE ALL TREES WITHIN CONSTRUCTION LIMITS UNLESS MARKED AS TREES TO REMAIN ON PLAN SHEETS.
 - ALL DESIGNATED ENTRANCES AND EXITS FOR THE CONSTRUCTION SITE SHALL BE STABILIZED USING FILTER FABRIC AND GRAVEL OR OTHER PRE-APPROVED METHODS TO PREVENT OFF-SITE TRACKING SEDIMENTS.
 - ALL EXCESS FILL MATERIAL WILL BE HAULED OFFSITE.
 - NO EXCAVATING MATERIAL SHALL BE STOCKPILED IN A MANNER AS TO DIRECT RUNOFF DIRECTLY OFF THE PROJECT SITE OR INTO ANY ADJACENT WATER BODY OR STORMWATER COLLECTION FACILITY.

LEGEND

| | |
|--|---|
| | PROPERTY LINE (TYP.) |
| | TYPE III SILT FENCE (SEE DETAIL SHEET C7.0) |
| | INLET PROTECTION (SEE DETAIL SHEET C7.0) |
| | EXISTING STORM INLET |
| | EXISTING STORM MANHOLE |
| | EXISTING FIRE HYDRANT |
| | EXISTING SANITARY MANHOLE |
| | EXISTING SEWER MAIN |
| | EXISTING WATER MAIN |
| | EXISTING RECLAIM WATER MAIN |
| | EXISTING STORM PIPE |
| | EXISTING TREE TO BE REMOVED |
| | EXISTING TREE TO REMAIN |
| | EXISTING ASPHALT TO BE REMOVED |

| NO. | REVISIONS | DATE | BY |
|-----|-----------|------|----|
| | | | |

Kimley & Horn
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 200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL 32801
 WWW.KIMLEY-HORN.COM REGISTRY NO. 351106

KIMLEY-HORN AND ASSOCIATES, INC.
 LICENSED PROFESSIONAL ENGINEER
 STATE OF FLORIDA
 LICENSE NO. 12589
 DATE: 07/23/2025

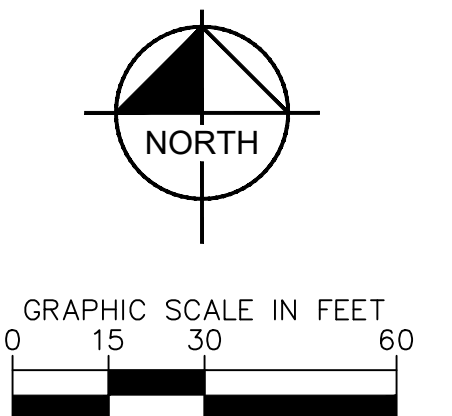
EXISTING CONDITIONS & DEMOLITION PLAN

STUDIORES MARRIOTT RINEHART ROAD
 CITY OF SANFORD, FLORIDA
 SHEET NUMBER C3.0

Always call 811 two full business days before you dig to have underground utilities located and marked.

THE MARKETPLACE AT SEMINOLE TOWNE CENTER
 PR 67, PGS 72-74; TRACT 3
 OWNER: SPUS8 FB SEMINOLE JV PROP LLC
 PARCEL# 32-19-30-503-0300-0000
 ORB 9276, PG 612

Plotted By: Lashley, Chase - Sheet: Sct:STUDIORES MARRIOTT RINEHART ROAD - Layout: C4.0 - December 11, 2025 - 10:08:45am - K:\ORL_CVA\249343000-Evenmore-Suites-Rinehart-Road\CADD\CONSTR\PlanSheets\C4.0 - SITE PLAN.dwg
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VERTICAL DATUM:
 THE ELEVATIONS SHOWN HEREON ARE BASED ON SEMINOLE COUNTY DATUM PER BENCHMARK NUMBER GPS0270. ELEVATION = 29.636, NAVD 1988 DATUM.

- NOTES:**
- ALL CURB DIMENSIONS ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
 - BUILDING DIMENSIONS ARE TO THE OUTSIDE FACE OF BUILDING UNLESS OTHERWISE NOTED.
 - SEE TO ARCHITECTURAL AND STRUCTURAL PLANS TO VERIFY ALL BUILDING DIMENSIONS.
 - SEE TO ARCHITECTURAL PLANS FOR MONUMENT SIGN DETAILS.
 - SEE MEP PLANS FOR ELECTRICAL DRAWINGS.
 - ALL DISTURBED AREAS WITHIN PUBLIC RIGHT-OF-WAY TO BE SODDED UPON COMPLETION OF CONSTRUCTION.
 - ALL PROPOSED ON-SITE STRIPING SHALL BE PAINTED UNLESS OTHERWISE NOTED.
 - ALL SIGNAGE AND STRIPING TO BE INSTALLED IN ACCORDANCE WITH MUTCD (LATEST EDITION) STANDARDS AND SPECIFICATIONS.
 - ALL CURB RAMPS AND SIDEWALKS AT PROJECT ENTRANCES WILL BE FDOT AND ADA COMPLIANT, WHERE REQUIRED.
 - SIDEWALK CURB RAMPS WILL BE DESIGNED AS DIRECTIONAL PER FDOT STANDARD PLANS INDEX 522-002 AND INDEX 304.
 - HANDICAP (HC) RAMPS MUST BE CONSTRUCTED AT THE INTERSECTIONS AND DRIVEWAY CONNECTIONS TO COMPLY WITH AMERICANS WITH DISABILITY ACT (ADA) AND WILL MEET FDOT DESIGN STANDARDS.
 - SIDEWALKS TO BE CONSTRUCTED PER ADA AND CITY CONSTRUCTION STANDARDS AND SPECIFICATIONS.
 - ANY SIDEWALK FRONTING THE PROPERTY THAT IS CRACKED, DAMAGED OR UNSTABLE AND IS CREATING ADA TRIP HAZARD MUST BE REPLACED BY SECTION, USING 2020-21 FDOT STANDARD PLANS INDEX #520-001, #522-001 AND #522-002 FOR THE CONSTRUCTION OF SIDEWALK AND MEET CURRENT ADA STANDARDS. ALL CONCRETE PLACED IN THE RIGHT OF WAY SHALL BE A MINIMUM OF 6" THICK, FDOT CLASS 1 NON-STRUCTURAL, 2500 PSI CONCRETE WITH FIBER MESH MATERIAL FROM A STATE APPROVED PLANT.
 - DURING CONSTRUCTION, WHEN COMBUSTIBLES ARE BROUGHT ON TO THE SITE, ACCESS ROADS AND A SUITABLE TEMPORARY OR PERMANENT SUPPLY OF WATER ACCEPTABLE TO THE FIRE DEPARTMENT SHALL BE PROVIDED AND MAINTAINED PER CHAPTER 16, NFPA 1 2012 EDITION (FPFC 5TH EDITION).
 - ANY MISCELLANEOUS GARBAGE, WASTE AND CONSTRUCTION DEBRIS OR DEMOLITION DEBRIS, OR WASTE MATERIAL FOUND ON SITE DURING CLEARING AND GRADING SHALL BE PROPERLY DISPOSED OF OFF-SITE ACCORDING TO THE SOLID WASTE AND HAZARDOUS WASTE REGULATIONS. USE CAUTION IF AY HAZARDOUS WASTE IS PRESENT.
 - THE CITY OF SANFORD MAINTAINS THE ROADS FROM BACK OF CURB TO BACK OF CURB WITHIN THE SOUTHGATE PLANNED DEVELOPMENT. THE PROPERTY OWNERS ASSOCIATION (POA) IS RESPONSIBLE FOR DRAINAGE AND ALL OTHER RIGHT-OF-WAY MAINTENANCE INCLUDING LANDSCAPING AND IRRIGATION.
 - ANY AND ALL EXISTING ARTESIAN WELLS ON SITE SHALL BE PROPERLY CAPPED AND ABANDONED IN ACCORDANCE WITH STATE LAW. CONTACT KRISTI CUSHMAN (386-329-4308 K.CUSHMAN@SRJRWMD.COM) AT ST. JOHNS RIVER WATER MANAGEMENT DISTRICT FOR ADDITIONAL PROGRAM INFORMATION, INCLUDING POSSIBLE COST SHARING.

SITE DATA:

| | |
|-----------------------------------|-------------------------------|
| TOTAL PARCEL AREA: | 3.78 ACRES / 164,681 SF |
| PROJECT AREA: | 2.47 ACRES / 107,712 SF |
| BUILDING AREA: | 0.34 ACRES / 14,887 SF |
| JURISDICTION: | CITY OF SANFORD |
| EXISTING ZONING: | (PD) PLANNED DEVELOPMENT |
| PROPOSED ZONING: | (PD) PLANNED DEVELOPMENT |
| EXISTING USE: | VACANT LAND |
| FUTURE LAND USE: | I-4 HIGH INTENSITY COMMERCIAL |
| PROPOSED USE: | COMMERCIAL |
| MAX. ALLOWED BUILDING HEIGHT: | 50' |
| PROVIDED BUILDING HEIGHT: | 49'-5" (4-STORY) |
| MAX FLOOR AREA RATIO (FAR): | 1.0 |
| PROPOSED FLOOR AREA RATIO (FAR): | 0.35 |
| PROPOSED NUMBER OF PHASES: | 1 PHASE |
| FLOOD ZONE: | ZONE X |
| PROPOSED IMPERVIOUS SURFACE AREA: | 75,958 SF / 71% |
| REQUIRED OPEN SPACE: | 26,928 SF (25.0%) |
| PROVIDED OPEN SPACE: | 31,754 SF (29%) |
| PROVIDED RECREATIONAL SPACE: | 2,647 SF (2.5%) |

BUILDING DATA:

| | |
|------------------------------------|---------------------|
| HOTEL BUILDING GROSS FLOOR AREA: | 56,466 SF (4-STORY) |
| AMENITY BUILDING GROSS FLOOR AREA: | 170 SF (1-STORY) |
| TOTAL GROSS FLOOR AREA: | 56,636 SF |

LANDSCAPE BUFFERS

| | REQUIRED | PROVIDED |
|---------|----------|----------|
| NORTH : | 10 FT | 10 FT |
| SOUTH: | 10 FT | 10 FT |
| EAST: | 10 FT | 10 FT |
| WEST: | 10 FT | 10 FT |

BUILDING SETBACKS

| | REQUIRED | PROVIDED |
|---------|----------|----------|
| NORTH : | 25 FT | 25 FT |
| SOUTH: | 20 FT | 20 FT |
| EAST: | 20 FT | 20 FT |
| WEST: | 25 FT | 25 FT |

REQUIRED PARKING:

| | |
|--------------------------------|------------|
| 1 SPACE / SLEEPING UNIT | 124 SPACES |
| TOTAL PARKING SPACES REQUIRED: | 124 SPACES |

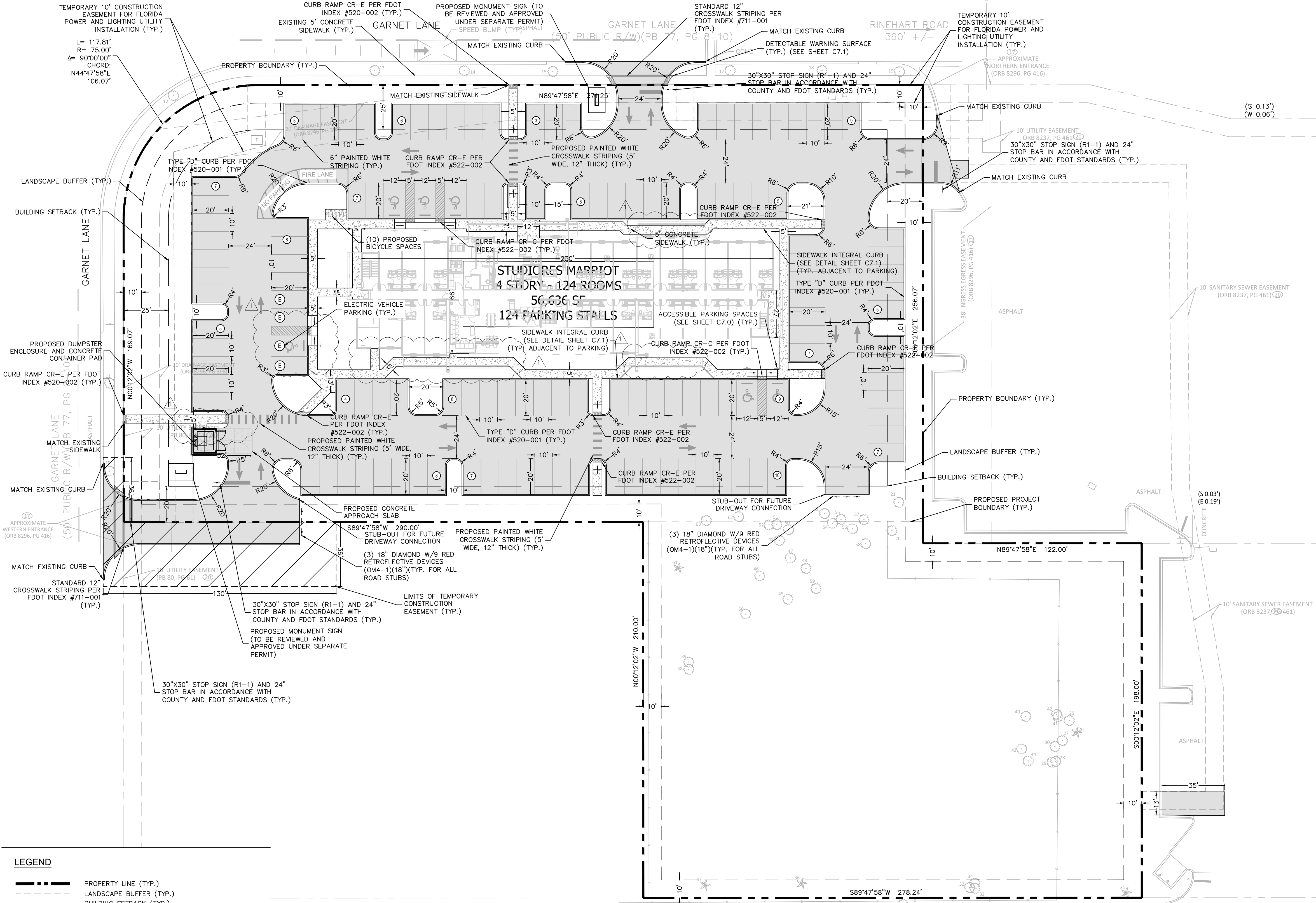
PROVIDED PARKING:

| | |
|--------------------------------|------------|
| STANDARD SPACES (10'x20') | 122 SPACES |
| EV SPACES (10'x20') | 3 SPACE |
| EV ACCESSIBLE SPACE (12'x20') | 1 SPACE |
| ACCESSIBLE SPACES (12'x20') | 5 SPACES |
| TOTAL PARKING SPACES PROVIDED: | 131 SPACES |

PROVIDED BICYCLE PARKING SPACES:

| | |
|---------------------------------------|-----------|
| 1 BICYCLE PARKING / 20 PARKING SPACES | 10 SPACES |
|---------------------------------------|-----------|

Always call 811 two full business days before you dig to have underground utilities located and marked.



LEGEND

| | |
|--|---|
| | PROPERTY LINE (TYP.) |
| | LANDSCAPE BUFFER (TYP.) |
| | BUILDING SETBACK (TYP.) |
| | PROPOSED ASPHALT PAVEMENT (SEE DETAIL SHEET C7.1) |
| | PROPOSED HEAVY DUTY CONCRETE PAVEMENT (SEE DETAIL SHEET C7.1) |
| | PROPOSED CONCRETE SIDEWALK (SEE DETAIL SHEET C7.1) |
| | PARKING COUNT |

12/11/2025

PER ARCHITECT REQUEST

NO. _____

REVISIONS _____

DATE _____

Kimley >>> Horn

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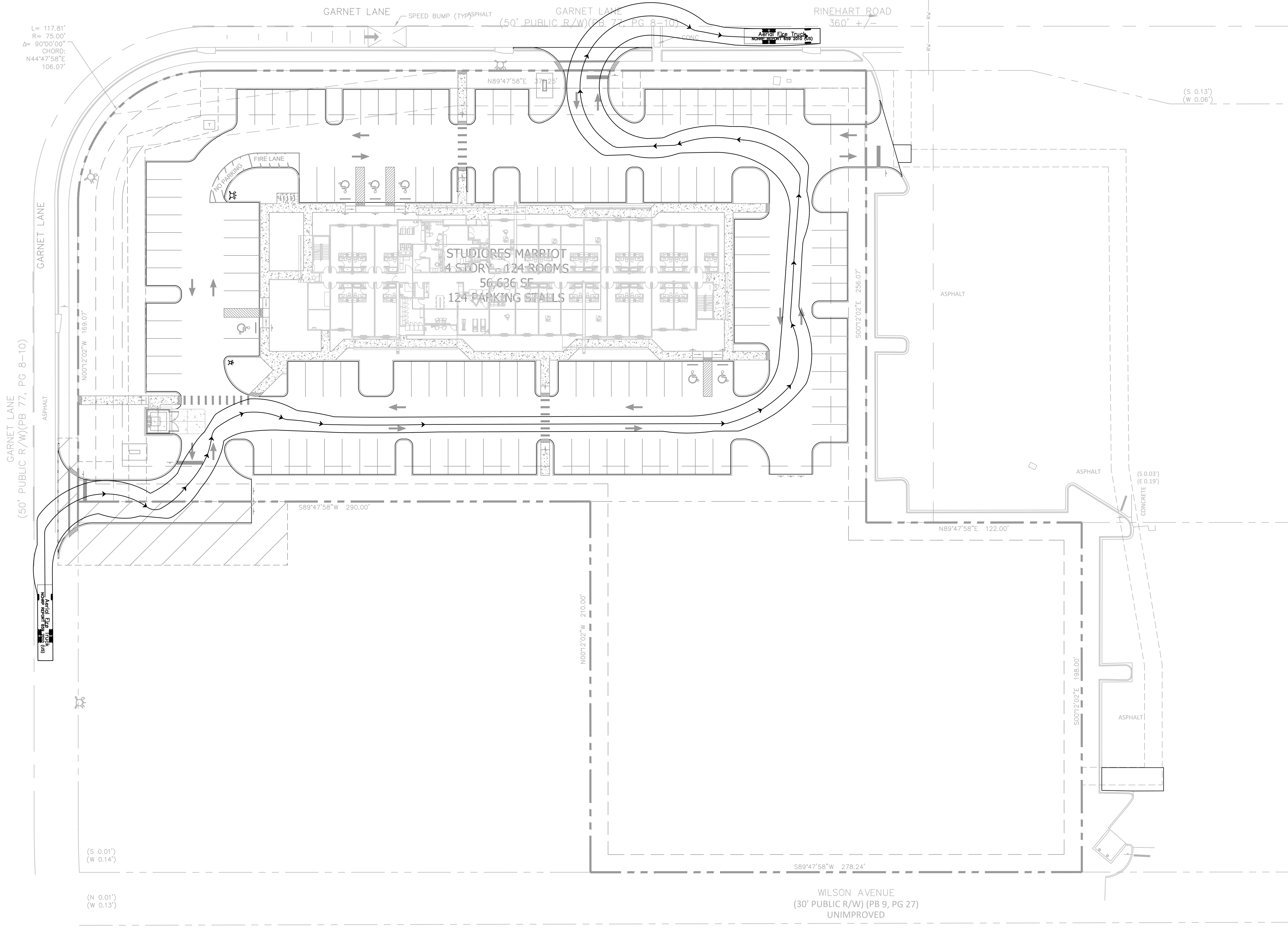
SITE PLAN

**STUDIORES MARRIOTT
 RINEHART ROAD**

CITY OF SANFORD FLORIDA

SHEET NUMBER
C4.0

Plotted By: Lashley, Chase - Sheet: Sct:STUDIORES MARRIOTT RINEHART ROAD - Layout: C4.1 - December 11, 2025 - 10:09:10am - K:\ORL\CVA\249343000-Evenmore Suites Rinehart Rd\CADD\CONSTR\PlanSheets\C4.1 - TRUCK ROUTING PLAN.dwg
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L = 117.81'
 R = 75.00'
 $\Delta = 90^{\circ}00'00''$
 CHORD:
 N44°47'58"E
 106.07'

GARNET LANE
 (50' PUBLIC R/W)(PB 77, PG 8-10)

(S 0.01')
 (W 0.14')

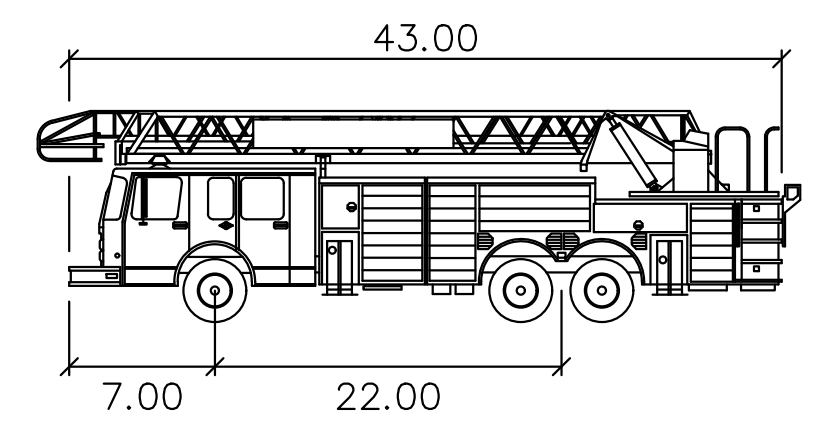
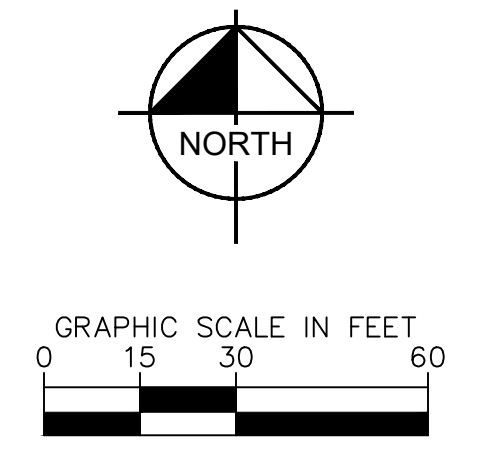
(N 0.01')
 (W 0.13')

(S 0.01')
 (W 0.06')

(S 0.03')
 (E 0.19')

(S 0.03')
 (E 0.19')

(S 0.03')
 (E 0.19')



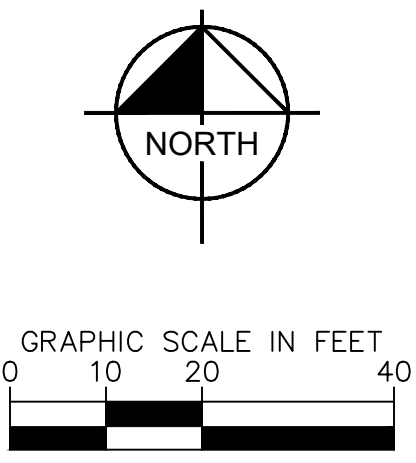
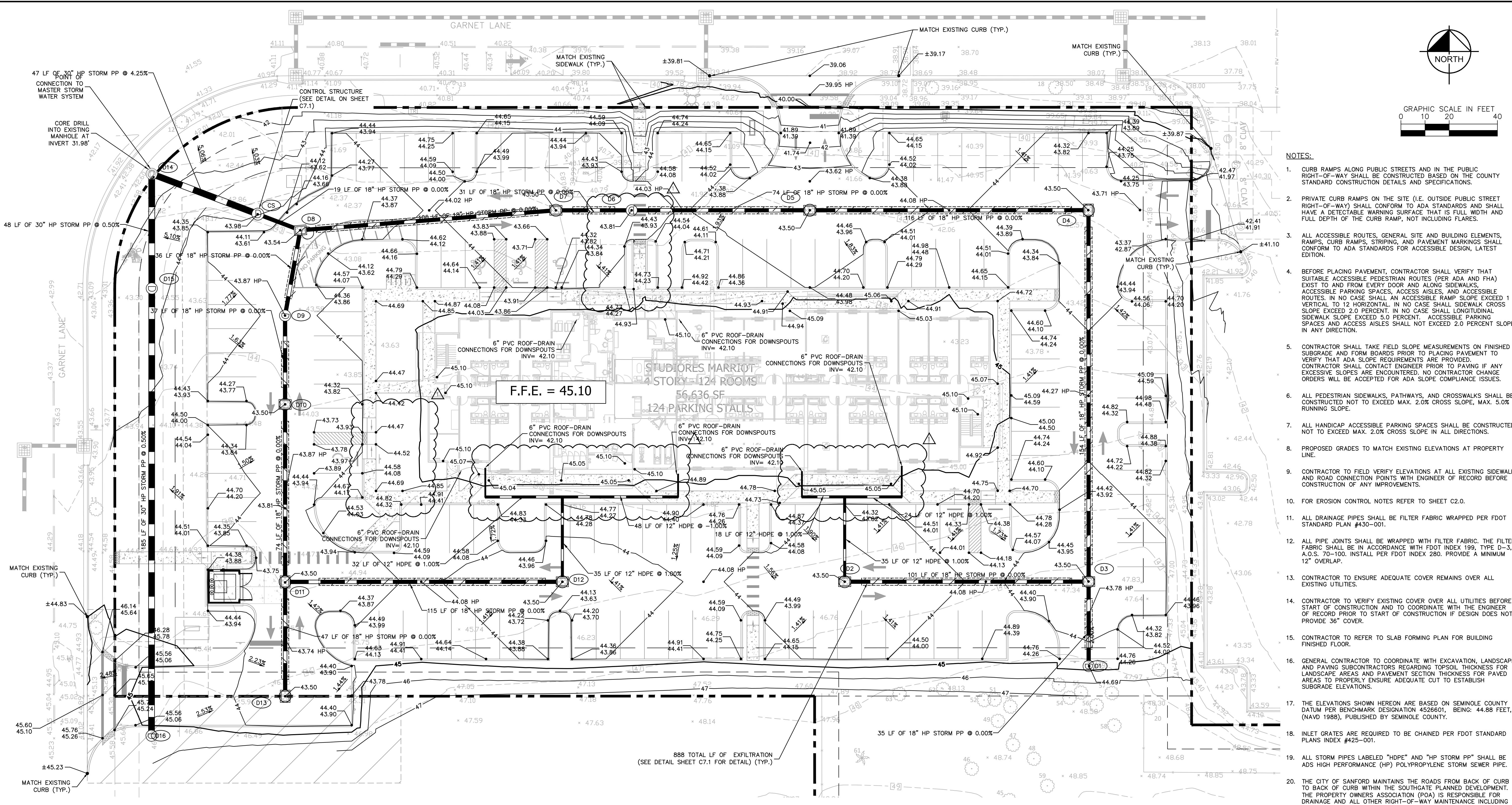
Aerial Fire Truck

| | |
|-------------------|--------|
| | feet |
| Width | : 8.50 |
| Track | : 8.50 |
| Lock to Lock Time | : 6.0 |
| Steering Angle | : 33.3 |

Always call 811 two full business days before you dig to have underground utilities located and marked.

| | | |
|--|--|--|
| STUDIORES MARRIOTT RINEHART ROAD | TRUCK ROUTING PLAN | Kimley»Horn © 2023 KIMLEY-HORN AND ASSOCIATES, INC. 200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL 32801 PHONE: 407-895-1511 WWW.KIMLEY-HORN.COM REGISTRY No. 35106 |
| CITY OF SANFORD FLORIDA | SHEET NUMBER C4.1 | REVISIONS No. _____ BY _____ DATE _____ |

Plotted By: Lashley, Chase - Sheet: Studios MARIOTT RINEHART ROAD - Layout: C5.0 - December 11, 2025 - 10:08:44am - K:\ORL_CWA\24934\3000-Exteriors-Suites-Rinehart-Fd\CADD\CONSTR\PlanSheets\C5.0 - FGD_PLAN.dwg
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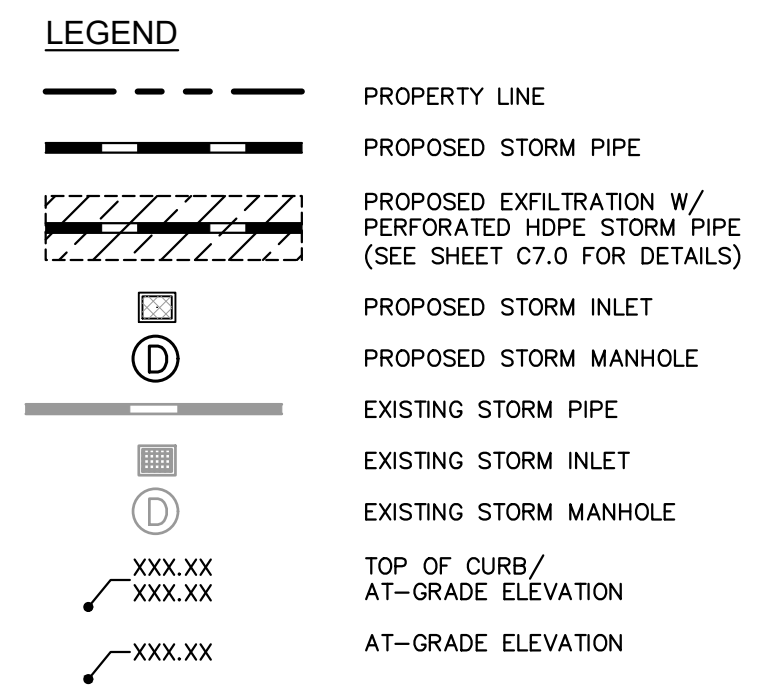
- NOTES:**
- CURB RAMP ALONG PUBLIC STREETS AND IN THE PUBLIC RIGHT-OF-WAY SHALL BE CONSTRUCTED BASED ON THE COUNTY STANDARD CONSTRUCTION DETAILS AND SPECIFICATIONS.
 - PRIVATE CURB RAMP ON THE SITE (I.E. OUTSIDE PUBLIC STREET RIGHT-OF-WAY) SHALL CONFORM TO ADA STANDARDS AND SHALL HAVE A DETECTABLE WARNING SURFACE THAT IS FULL WIDTH AND FULL DEPTH OF THE CURB RAMP, NOT INCLUDING FLARES.
 - ALL ACCESSIBLE ROUTES, GENERAL SITE AND BUILDING ELEMENTS, RAMPS, CURB RAMP, STRIPING, AND PAVEMENT MARKINGS SHALL CONFORM TO ADA STANDARDS FOR ACCESSIBLE DESIGN, LATEST EDITION.
 - BEFORE PLACING PAVEMENT, CONTRACTOR SHALL VERIFY THAT SUITABLE ACCESSIBLE PEDESTRIAN ROUTES (PER ADA AND FHA) EXIST TO AND FROM EVERY DOOR AND ALONG SIDEWALKS, ACCESSIBLE PARKING SPACES, ACCESS AISLES, AND ACCESSIBLE ROUTES. IN NO CASE SHALL AN ACCESSIBLE RAMP SLOPE EXCEED 1 VERTICAL TO 12 HORIZONTAL. IN NO CASE SHALL SIDEWALK CROSS SLOPE EXCEED 2.0 PERCENT. IN NO CASE SHALL LONGITUDINAL SIDEWALK SLOPE EXCEED 5.0 PERCENT. ACCESSIBLE PARKING SPACES AND ACCESS AISLES SHALL NOT EXCEED 2.0 PERCENT SLOPE IN ANY DIRECTION.
 - CONTRACTOR SHALL TAKE FIELD SLOPE MEASUREMENTS ON FINISHED SUBGRADE AND FORM BOARDS PRIOR TO PLACING PAVEMENT TO VERIFY THAT ADA SLOPE REQUIREMENTS ARE PROVIDED. CONTRACTOR SHALL CONTACT ENGINEER PRIOR TO PAVING IF ANY EXCESSIVE SLOPES ARE ENCOUNTERED. NO CONTRACTOR CHANGE ORDERS WILL BE ACCEPTED FOR ADA SLOPE COMPLIANCE ISSUES.
 - ALL PEDESTRIAN SIDEWALKS, PATHWAYS, AND CROSSWALKS SHALL BE CONSTRUCTED NOT TO EXCEED MAX. 2.0% CROSS SLOPE, MAX. 5.0% RUNNING SLOPE.
 - ALL HANDICAP ACCESSIBLE PARKING SPACES SHALL BE CONSTRUCTED NOT TO EXCEED MAX. 2.0% CROSS SLOPE IN ALL DIRECTIONS.
 - PROPOSED GRADES TO MATCH EXISTING ELEVATIONS AT PROPERTY LINE.
 - CONTRACTOR TO FIELD VERIFY ELEVATIONS AT ALL EXISTING SIDEWALK AND ROAD CONNECTION POINTS WITH ENGINEER OF RECORD BEFORE CONSTRUCTION OF ANY IMPROVEMENTS.
 - FOR EROSION CONTROL NOTES REFER TO SHEET C2.0.
 - ALL PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC. THE FILTER FABRIC SHALL BE IN ACCORDANCE WITH FDOT INDEX 199, TYPE D-3, A.O.S. 70-100. INSTALL PER FDOT INDEX 280. PROVIDE A MINIMUM 12" OVERLAP.
 - CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
 - CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
 - CONTRACTOR TO REFER TO SLAB FORMING PLAN FOR BUILDING FINISHED FLOOR.
 - GENERAL CONTRACTOR TO COORDINATE WITH EXCAVATION, LANDSCAPE AND PAVING SUBCONTRACTORS REGARDING TOPSOIL THICKNESS FOR LANDSCAPE AREAS AND PAVEMENT SECTION THICKNESS FOR PAVED AREAS TO PROPERLY ENSURE ADEQUATE CUT TO ESTABLISH SUBGRADE ELEVATIONS.
 - THE ELEVATIONS SHOWN HEREON ARE BASED ON SEMINOLE COUNTY DATUM PER BENCHMARK DESIGNATION 4526601, BEING: 44.88 FEET, (NAVD 1988), PUBLISHED BY SEMINOLE COUNTY.
 - INLET GRATES ARE REQUIRED TO BE CHAINED PER FDOT STANDARD PLANS INDEX #425-001.
 - ALL STORM PIPES LABELED "HDPE" AND "HP STORM PP" SHALL BE ADS HIGH PERFORMANCE (HP) POLYPROPYLENE STORM SEWER PIPE.
 - THE CITY OF SANFORD MAINTAINS THE ROADS FROM BACK OF CURB TO BACK OF CURB WITHIN THE SOUTHGATE PLANNED DEVELOPMENT. THE PROPERTY OWNERS ASSOCIATION (POA) IS RESPONSIBLE FOR DRAINAGE AND ALL OTHER RIGHT-OF-WAY MAINTENANCE INCLUDING LANDSCAPING AND IRRIGATION.

STORMWATER ERU CALCULATION:
 TOTAL IMPERVIOUS AREA/2,126 SF = 75,958 SF/2,126 SF = 35.73 ERU

| STRUCTURE TABLE | |
|-----------------|--|
| STRUCTURE NAME: | DETAILS: |
| D1 | TYPE "P7" MANHOLE PER FDOT INDEX #425-010 TOP: 44.69 N. INV. OUT: 40.50 |
| D2 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 N. INV. IN: 40.50 E. INV. OUT: 40.50 |
| D3 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 W. INV. IN: 40.50 S. INV. IN: 40.50 N. INV. OUT: 40.50 |
| D4 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 S. INV. IN: 40.50 W. INV. OUT: 40.50 |
| D5 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 E. INV. IN: 40.50 W. INV. OUT: 40.50 |
| D6 | TYPE "P7" MANHOLE PER FDOT INDEX #425-010 TOP: 43.81 E. INV. IN: 40.50 W. INV. OUT: 40.50 |

| STRUCTURE TABLE | |
|-----------------|--|
| STRUCTURE NAME: | DETAILS: |
| D7 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 E. INV. IN: 40.50 W. INV. OUT: 40.50 |
| D8 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.54 E. INV. IN: 40.50 S. INV. IN: 40.50 W. INV. OUT: 40.50 |
| D9 | TYPE "P7" MANHOLE PER FDOT INDEX #425-010 TOP: 43.87 S. INV. IN: 40.50 N. INV. OUT: 40.50 |
| D10 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 S. INV. IN: 40.50 N. INV. OUT: 40.50 |
| D11 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 E. INV. IN: 40.50 S. INV. IN: 40.50 N. INV. OUT: 40.50 |
| D12 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 N. INV. IN: 40.50 W. INV. OUT: 40.50 |

| STRUCTURE TABLE | |
|-----------------|--|
| STRUCTURE NAME: | DETAILS: |
| D13 | TYPE "D" INLET PER FDOT INDEX #425-052 TOP: 43.50 N. INV. OUT: 40.50 |
| D14 | MH TOP: 42.50 E. INV. IN: 36.00 S. INV. IN: 31.98 |
| D15 | TYPE "P7" MANHOLE PER FDOT INDEX #425-010 TOP: 43.70 S. INV. IN: 32.22 N. INV. OUT: 32.22 |
| D16 | TYPE "P7" MANHOLE PER FDOT INDEX #425-010 TOP: 45.51 N. INV. OUT: 33.15 |



Always call 811 two full business days before you dig to have underground utilities located and marked.



12/10/2025

PER ARCHITECT REQUEST

NO.

REVISIONS

DATE

BY

Kimley»Horn

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 PHONE: 407-898-1511
 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

KHA PROJECT
24934-3000

DATE
07/23/2025

SCALE
AS SHOWN

DESIGNED BY
DAD

DRAWN BY
DAD

CHECKED BY
DER

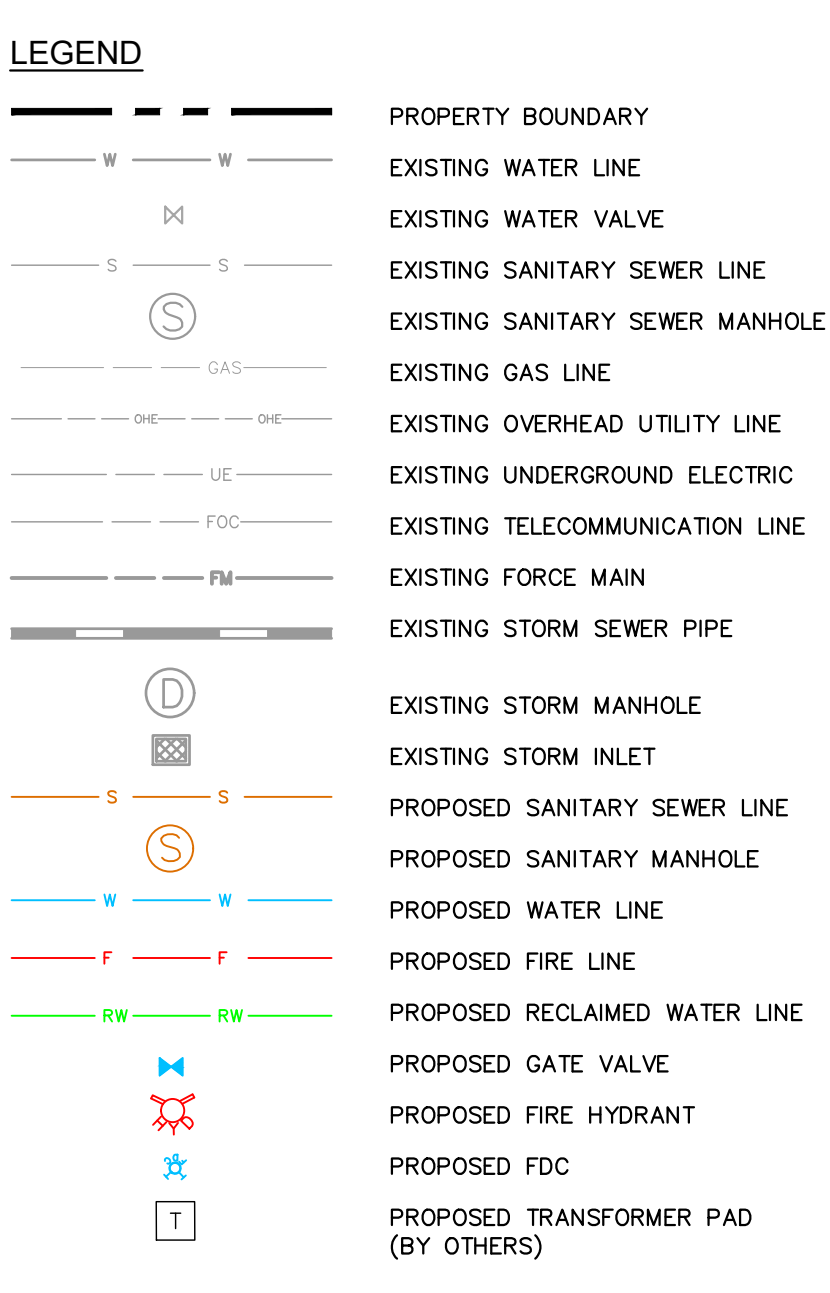
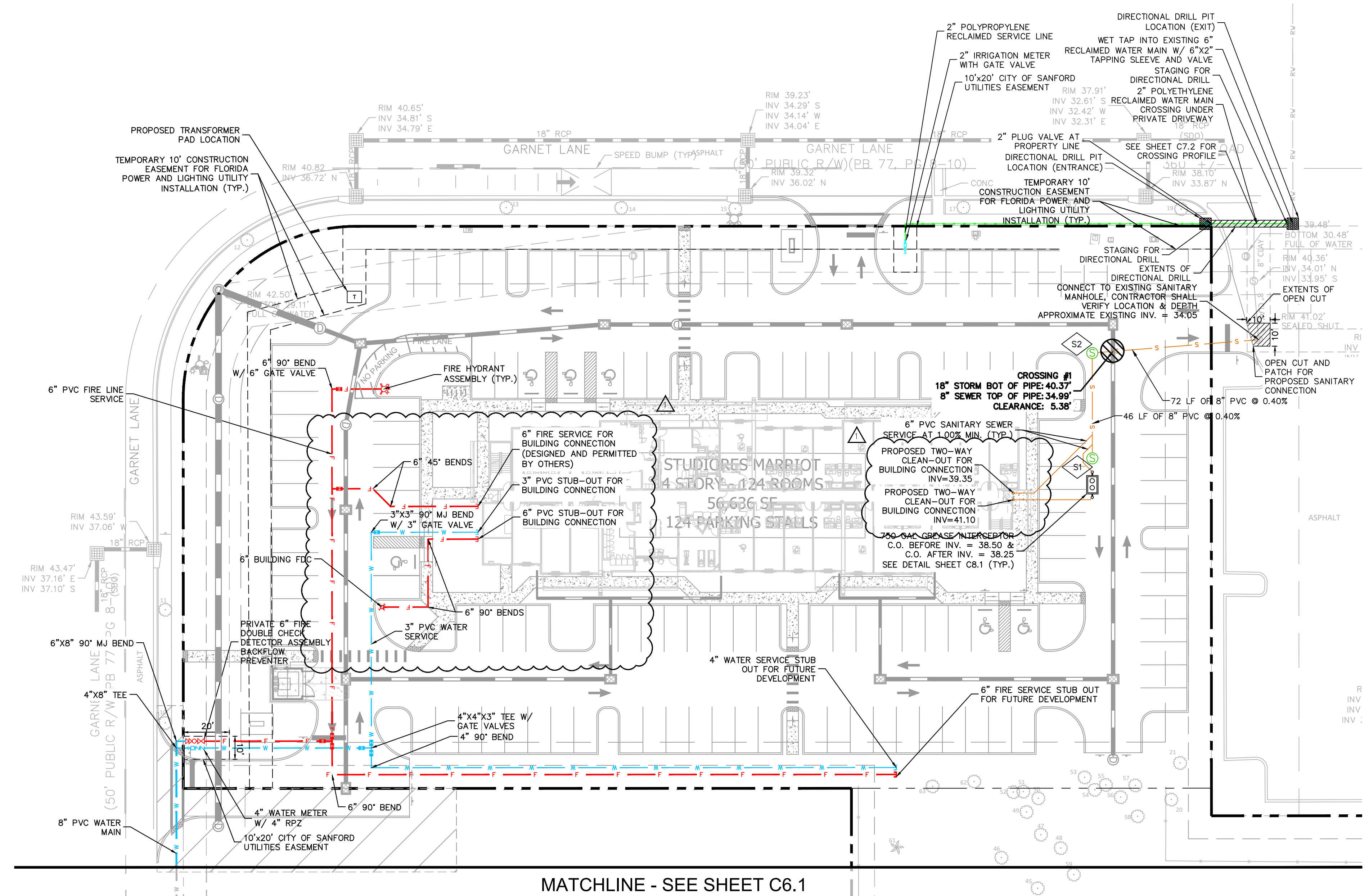
**STUDIOS MARIOTT
RINEHART ROAD**

**PAVING, GRADING,
AND DRAINAGE PLAN**

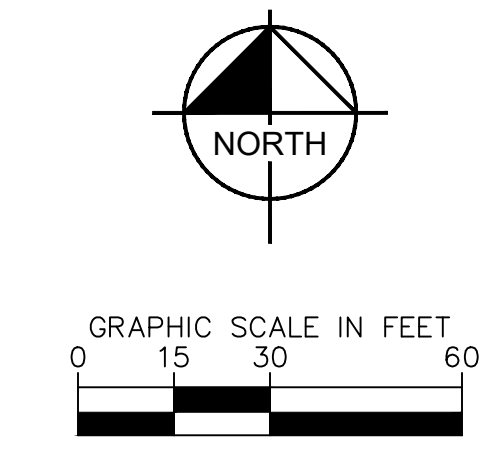
CITY OF SANFORD FLORIDA

SHEET NUMBER
C5.0

PLOTTED BY: LARRY CHASE - SHEET: SET-STUDIOS MARRIOTT RINEHART ROAD - LAYOUT: C6.0 - DATE: 11/20/2025 - 10:10:26 AM - K:\ORLANDO\249343000-EverHome Suites Rinehart Road\CADD\CONSTRUCTION\Sheets\C6.0 - UTILITY PLAN.dwg
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- NOTES:**
- ALL ONSITE UTILITIES SHALL BE PRIVATELY OWNED AND MAINTAINED.
 - MAINTAIN A MINIMUM OF 3'-FT OF COVER OVER ALL PROPOSED UTILITIES.
 - REFER TO ADDITIONAL UTILITY NOTES AND DETAILS ON SHEETS C1.0 AND C1.1.
 - ALL WATER MAINS, AND DOMESTIC LINES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF SANFORD STANDARDS AND CONSTRUCTION SPECIFICATIONS MANUAL.
 - CONTRACTOR SHALL COORDINATE ANY DISRUPTIONS TO EXISTING UTILITY SERVICES WITH ADJACENT PROPERTY OWNERS.
 - ALL ELECTRIC AND TELEPHONE EXTENSIONS INCLUDING SERVICE LINES SHALL BE CONSTRUCTED TO THE APPROPRIATE UTILITY COMPANY SPECIFICATIONS. ALL UTILITY DISCONNECTIONS SHALL BE COORDINATED WITH THE DESIGNATED UTILITY COMPANIES.
 - CONTRACTOR TO CALL "SUNSHINE STATE ONE CALL OF FLORIDA" (1-800-432-4770) TO COORDINATE FIELD LOCATIONS OF EXISTING UNDERGROUND UTILITIES BEFORE ORDERING MATERIALS OR COMMENCING CONSTRUCTION. NOTIFY ENGINEER OF ANY DISCREPANCIES IMMEDIATELY.
 - PRIOR TO THE CONSTRUCTION OF OR CONNECTION TO ANY STORM DRAIN, SANITARY SEWER, WATER MAIN OR ANY OTHER UTILITIES, THE CONTRACTOR SHALL EXCAVATE, VERIFY AND CALCULATE ALL POINTS OF CONNECTION AND ALL UTILITY CROSSINGS AND INFORM THE ENGINEER AND THE OWNER/DEVELOPER OF ANY CONFLICT OR REQUIRED DEVIATIONS FROM THE PLAN. NOTIFICATION SHALL BE MADE A MINIMUM OF 72 HOURS PRIOR TO CONSTRUCTION. THE ENGINEER AND ITS CLIENTS SHALL BE HELD HARMLESS IN THE EVENT THAT THE CONTRACTOR FAILS TO MAKE SUCH NOTIFICATION. CITY OF SANFORD SHALL BE NOTIFIED OF ANY AND ALL CHANGES TO THE DESIGN PLANS.
 - CONTRACTOR SHALL COMPLY COMPLETELY WITH THE LATEST STANDARDS OF OSHA DIRECTIVES OR ANY OTHER AGENCY HAVING JURISDICTION FOR EXCAVATION AND TRENCHING PROCEDURES. THE CONTRACTOR SHALL USE SUPPORT SYSTEMS, SLOPING, BENCHING AND OTHER MEANS OF PROTECTION. THIS IS TO INCLUDE, BUT NOT LIMITED TO ACCESS AND EGRESS FROM ALL EXCAVATION AND TRENCHING. CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH PERFORMANCE CRITERIA AS REQUIRED BY OSHA.
 - CONTRACTOR TO AVOID DISRUPTION OF ANY ADJACENT TENANT'S TRAFFIC OPERATIONS, TO THE MAXIMUM EXTENT, DURING INSTALLATION OF UTILITIES. IF TRAFFIC IS TO BE OBSTRUCTED CONTRACTOR SHALL COORDINATE TRAFFIC CONTROL PLAN WITH THE LOCAL MUNICIPALITY.
 - ALL DIMENSIONS ARE TO CENTERLINE OF PIPE OR CENTER OF MANHOLE UNLESS NOTED OTHERWISE.
 - SEE PLUMBING PLANS FOR EXACT UTILITY CONNECTION LOCATIONS AT BUILDING.
 - LIGHT POLES SHOWN FOR COORDINATION PURPOSES ONLY AND DO NOT REPRESENT ACTUAL SIZE. SEE SITE LIGHTING PLANS BY OTHERS FOR MORE INFORMATION.
 - ELECTRIC, TELEPHONE, AND OTHER DRY UTILITIES SHALL BE PLACED WITHIN CONDUIT, MEETING PRIVATE UTILITY STANDARDS, WHEN ROUTE CROSSES PAVED DRIVES AND PARKING AREAS.
 - ALL UNDERGROUND WATER MAINS AND HYDRANTS SHALL BE INSTALLED, COMPLETED AND IN SERVICE PRIOR TO ANY COMBUSTIBLES BEING BROUGHT ONSITE.
 - CONTRACTOR TO ENSURE ADEQUATE COVER REMAINS OVER ALL EXISTING UTILITIES.
 - CONTRACTOR TO VERIFY EXISTING COVER OVER ALL UTILITIES BEFORE START OF CONSTRUCTION AND TO COORDINATE WITH THE ENGINEER OF RECORD PRIOR TO START OF CONSTRUCTION IF DESIGN DOES NOT PROVIDE 36" COVER.
 - ALL UTILITIES LOCATED OUTSIDE PUBLIC RIGHT-OF-WAYS AND PUBLIC EASEMENTS SHALL BE PRIVATELY OWNED AND MAINTAINED.
 - PROJECT SHALL CONFORM TO THE 7TH EDITION (2020) OF THE FLORIDA FIRE PREVENTION CODE, FLORIDA SPECIFIC EDITION NFPA 1, THE FIRE CODE (2018 EDITION) AND NFPA 24, 2016 EDITION, STANDARDS FOR THE INSTALLATION OF PRIVATE FIRE SERVICE MAINS AND THEIR APPURTENANCES.
 - PRIOR TO FIRE LINE INSTALLATION, THE FLORIDA LICENSED CONTRACTOR SHALL SUBMIT LAYOUT DESIGN DRAWINGS TO THE OFFICE OF THE FIRE MARSHAL, IF REQUIRED BY FLORIDA STATUTE 553.79. DRAWINGS MUST BE SIGNED AND SEALED BY A FLORIDA LICENSED PROFESSIONAL ENGINEER. THE DRAWINGS MUST SHOW ALL UNDERGROUND FIRE LINES AND COMPONENTS STARTING FROM THE "POINT OF SERVICE" AS DEFINED UNDER FLORIDA STATUTE 633.102. THE DESIGN SHALL BE IN ACCORDANCE TO THE CURRENT FLORIDA FIRE PREVENTION CODE AND ALL ADOPTED NFPA CODES AND STANDARDS.
 - FIRE DEPARTMENT ACCESS ROADS SHALL HAVE AN UNOBSTRUCTED WIDTH OF NOT LESS THAN 20 FT. THE ANGLE OF APPROACH AND DEPARTURE FOR ANY MEANS OF FIRE DEPARTMENT ACCESS ROAD SHALL NOT EXCEED 1 FT DROP IN 20 FT OR THE DESIGN LIMITATIONS OF THE FIRE APPARATUS OF THE FIRE DEPARTMENT AND SHALL BE SUBJECT TO APPROVAL BY THE FIRE DEPARTMENT.
 - FIRE DEPARTMENT ACCESS ROADS SHALL BE PROVIDED SUCH THAT ANY PORTION OF THE FACILITY OR ANY PORTION OF AN EXTERIOR WALL OF THE FIRST STORY OF THE BUILDING IS LOCATED NOT MORE THAN 150 FT FROM FIRE DEPARTMENT ACCESS ROADS AS MEASURED BY AN APPROVED ROUTE AROUND THE EXTERIOR OF THE BUILDING OR FACILITY. WHEN BUILDINGS ARE PROTECTED THROUGHOUT WITH AN APPROVED AUTOMATIC SPRINKLER SYSTEM THAT IS INSTALLED IN ACCORDANCE WITH NFPA 13, NFPA 13D, OR NFPA 13R, THE DISTANCE IN SHALL BE PERMITTED TO BE INCREASED TO 450 FT.
 - A FIRE DEPARTMENT ACCESS ROAD SHALL EXTEND TO WITHIN 50 FT (15 M) OF AT LEAST ONE EXTERIOR DOOR THAT CAN BE OPENED FROM THE OUTSIDE AND THAT PROVIDES ACCESS TO THE INTERIOR OF THE BUILDING



**EverHome Suites Rinehart Road
Wastewater Demand Calculation**
(Per Seminole County Wastewater Service Capacity Guidelines)

**EverHome Suites Rinehart Road
Potable Water Demand Calculation**
(Per Seminole County Water Service Capacity Guidelines)

| Building | Units / Area (SF) | LEVEL OF SERVICE UNIT | GPD per UNIT | GPD | | | GPM | | |
|--------------|-------------------|-----------------------|--------------|---------------|---------------|---------------|-------------|-------------|-------------|
| | | | | ADF | MDF | PHF | ADF | MDF | PHF |
| Hotel | 193 | 1 per Bed | 100 | 19,300 | 38,600 | 77,200 | 13.4 | 26.8 | 53.6 |
| Total | | | | 19,300 | 38,600 | 77,200 | 13.4 | 26.8 | 53.6 |

| Building | Units / Area (SF) | LEVEL OF SERVICE UNIT | GPD per UNIT | GPD | | | GPM | | |
|--------------|-------------------|-----------------------|--------------|---------------|---------------|---------------|-------------|-------------|-------------|
| | | | | ADF | MDF | PHF | ADF | MDF | PHF |
| Hotel | 193 | 1 per Bed | 100 | 19,300 | 38,600 | 77,200 | 13.4 | 26.8 | 53.6 |
| Total | | | | 19,300 | 38,600 | 77,200 | 13.4 | 26.8 | 53.6 |

ERC is 270 gallons per day
Average Daily Flow (ADF)
Max Daily Flow (MDF) = ADF x 2.0
Peak Hour Flow (PHF) = ADF x 4.0

ERC is 300 gallons per day
Average Daily Flow (ADF)
Max Daily Flow (MDF) = ADF x 2.0
Peak Hour Flow (PHF) = ADF x 4.0

**EverHome Suites Rinehart Road
Needed Fire Flow (NFF)**
per Chapter 18 of NFPA 1, FFPC 7th Edition, 2018

| | |
|---|-----------|
| Building Fire Area = | 56,636 |
| Building Type (per NFPA 220) = | II (000) |
| Associated Min. Required Fire Flow = | 5,000 |
| (per Table 18.4.5.1.2 of the NFPA 1 Uniform Fire Code Handbook) | |
| Fire Sprinkler - Yes or No = | YES |
| (75% fire sprinkler credit, per Section 18.4.5.2.1, NFPA 1) | |
| Calculated Minimum Fire Flow = | 1,250 |
| Min. Needed Fire Flow = | 2,000 GPM |
| Fire Flow Provided = | 2,000 GPM |

GREASE INTERCEPTOR SIZING CALCULATIONS
PROJECT: STUDIOS - SANFORD, FL (EXTENDED STAY HOTEL, NO COMMERCIAL KITCHEN)

| FIXTURES | QTY |
|-------------------------|------------|
| GUESTROOM KITCHEN SINK | 124 |
| BREAK ROOM KITCHEN SINK | 1 |
| TOTAL: | 125 |

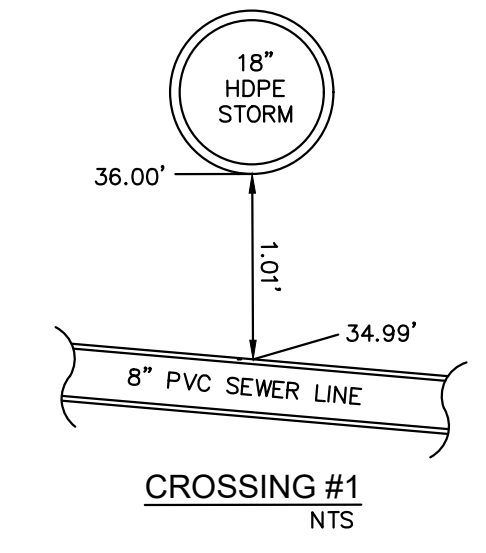
PEAK DRAIN FLOW:
KITCHEN SINK = 2 DFU OR 1 GPM
125 KITCHEN SINKS X 1 GPM = 125 GPM

FOR GRAVITY GREASE INTERCEPTOR (FPC 1003.3.7):
125 GPM (PEAK FLOW) X 30 MIN (RETENTION TIME) = 3,750 GALLONS

GREASE INTERCEPTOR SIZE: 750 GALLONS
PER CITY OF SANFORD ORDINANCE FOR NON-RESIDENTIAL MULTI DWELLING UNITS, A 750 GALLON GREASE INTERCEPTOR IS REQUIRED FOR 125 UNITS OR LESS. THIS HOTEL HAS 124 GUESTROOMS WITH KITCHENETTES.

SANITARY SEWER STRUCTURE TABLE

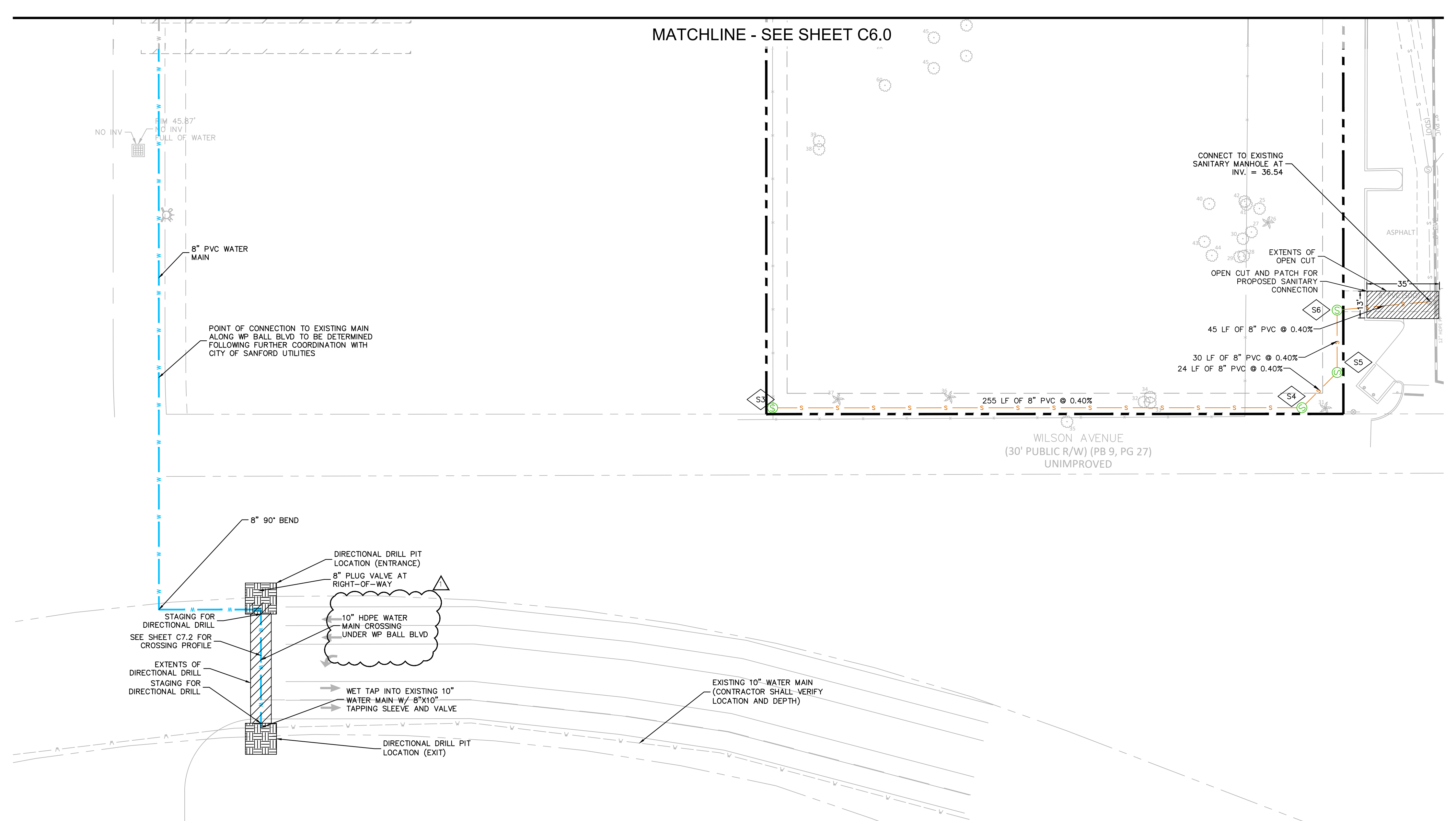
| STRUCTURE NAME: | DETAILS: |
|-----------------|---|
| S1 | SANITARY MANHOLE TOP: 44.17 N. INV OUT: 34.62 |
| S2 | SANITARY MANHOLE TOP: 43.72 S. INV IN: 34.44 E. INV OUT: 34.34 |



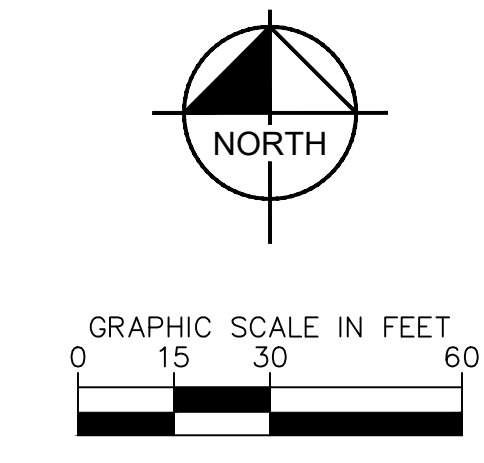
Always call 811 two full business days before you dig to have underground utilities located and marked.

12/10/2025
 PER ARCHITECT REQUEST
 KIMLEY-HORN & ASSOCIATES, INC.
 200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL 32801
 PHONE: 407-898-1511
 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106
Kimley-Horn
 LICENSED PROFESSIONAL ENGINEER
 STATE OF FLORIDA
 LICENSE NO. 12589
 KHA PROJECT: 249343000
 DATE: 07/23/2025
 SCALE: AS SHOWN
 DESIGNED BY: DAD
 DRAWN BY: DAD
 CHECKED BY: DER
UTILITY PLAN
 STUDIOS MARRIOTT RINEHART ROAD
 CITY OF SANFORD, FLORIDA
 SHEET NUMBER: C6.0
 REVISIONS: NO. DATE BY

Plotted By: Lashley, Chase - Sheet: S:\STUDIOS MARRIOTT RINEHART ROAD - Layout: C6.1 - December 11, 2025 - 10:10:53am - K:\ORL\CAD\CONSTR\PlanSheets\C6.0 - UTILITY PLAN.dwg
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MATCHLINE - SEE SHEET C6.0



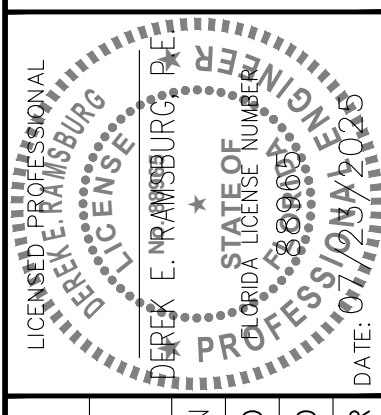
| SANITARY SEWER STRUCTURE TABLE | |
|--------------------------------|--|
| STRUCTURE NAME: | DETAILS: |
| S3 | SANITARY MANHOLE TOP: 51.83 E. INV OUT: 38.26 |
| S4 | SANITARY MANHOLE TOP: 48.66 W. INV IN: 37.24 NE. INV OUT: 37.14 |
| S5 | SANITARY MANHOLE TOP: 48.25 SW. INV IN: 37.04 N. INV OUT: 36.94 |
| S6 | SANITARY MANHOLE TOP: 47.75 S. INV IN: 36.82 E. INV OUT: 36.72 |

| LEGEND | |
|--------|--------------------------------------|
| | PROPERTY BOUNDARY |
| | EXISTING WATER LINE |
| | EXISTING WATER VALVE |
| | EXISTING SANITARY SEWER LINE |
| | EXISTING SANITARY SEWER MANHOLE |
| | EXISTING GAS LINE |
| | EXISTING OVERHEAD UTILITY LINE |
| | EXISTING UNDERGROUND ELECTRIC |
| | EXISTING TELECOMMUNICATION LINE |
| | EXISTING FORCE MAIN |
| | EXISTING STORM SEWER PIPE |
| | EXISTING STORM MANHOLE |
| | EXISTING STORM INLET |
| | PROPOSED SANITARY SEWER LINE |
| | PROPOSED SANITARY MANHOLE |
| | PROPOSED WATER LINE |
| | PROPOSED FIRE LINE |
| | PROPOSED RECLAIMED WATER LINE |
| | PROPOSED GATE VALVE |
| | PROPOSED FIRE HYDRANT |
| | PROPOSED FDC |
| | PROPOSED TRANSFORMER PAD (BY OTHERS) |

Always call 811 two full business days before you dig to have underground utilities located and marked.

| | | | | | |
|------------|---------------------|-----|-----------|----|------|
| 12/10/2025 | PER PRE-CON MEETING | No. | REVISIONS | BY | DATE |
|------------|---------------------|-----|-----------|----|------|

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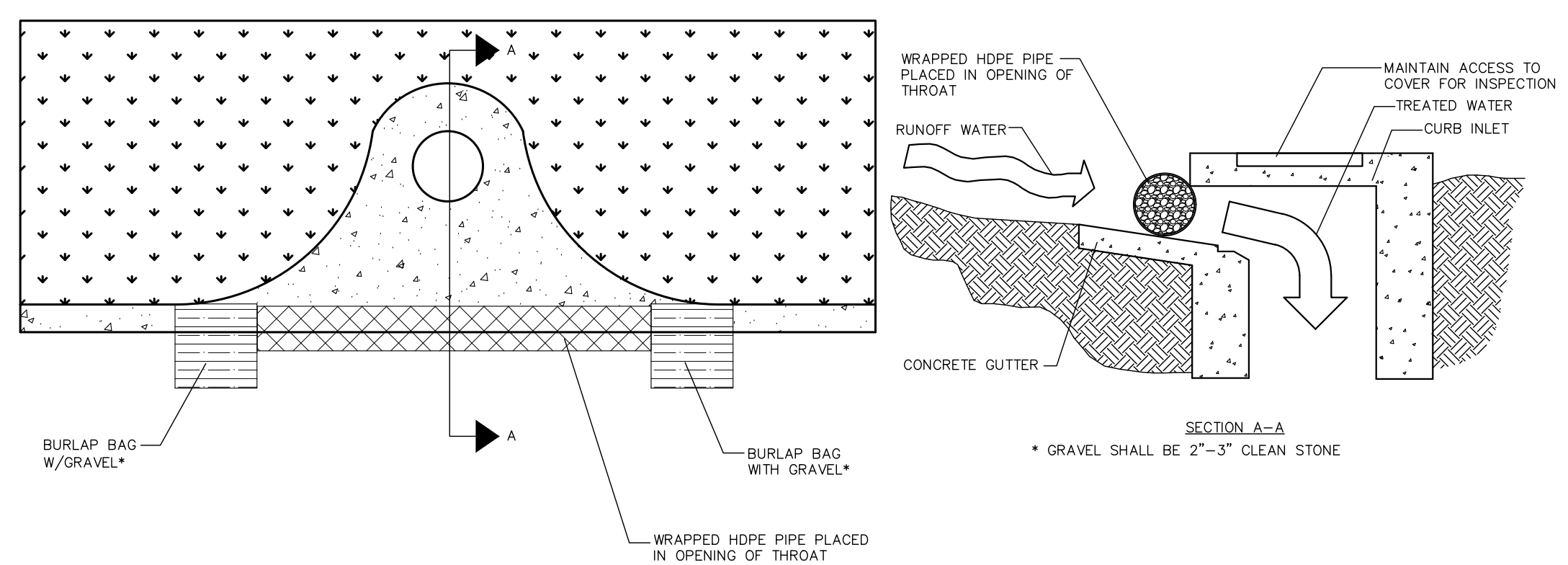


| | |
|-------------|------------|
| KHA PROJECT | 249343000 |
| DATE | 07/23/2025 |
| SCALE | AS SHOWN |
| DESIGNED BY | DAD |
| DRAWN BY | DAD |
| CHECKED BY | DER |

UTILITY PLAN

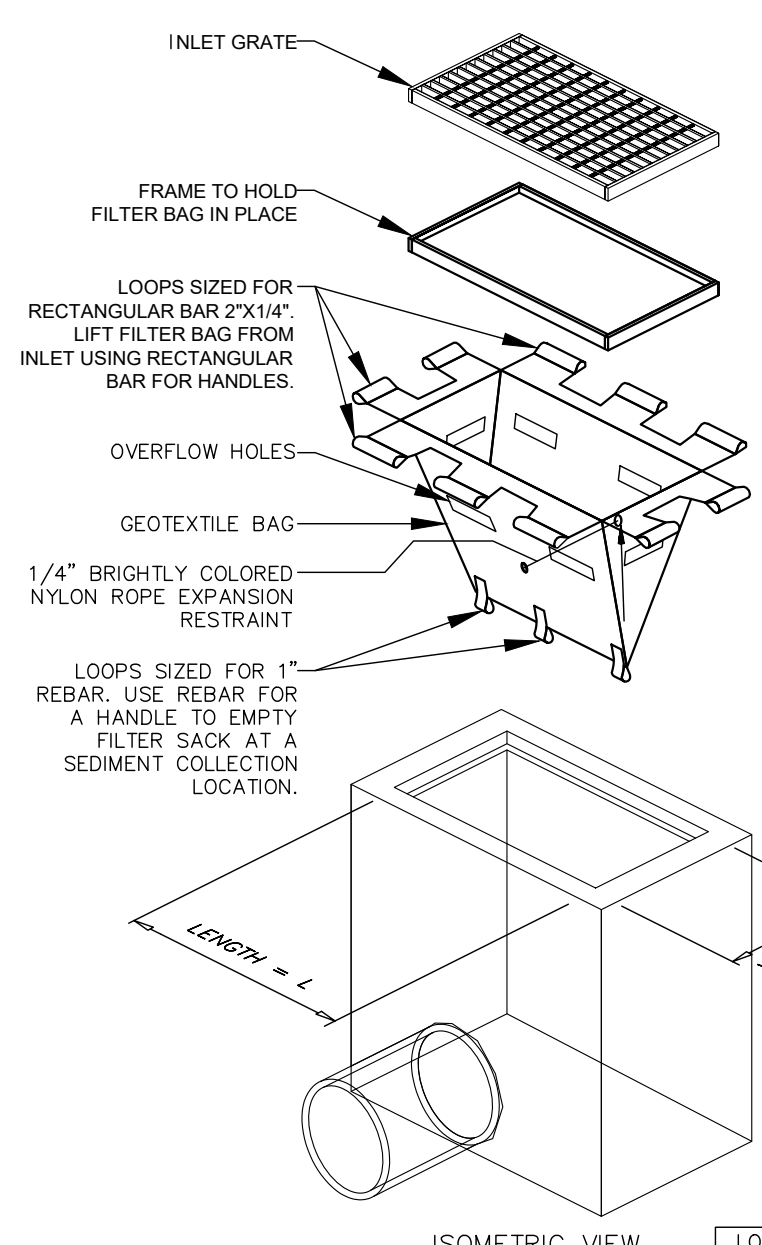
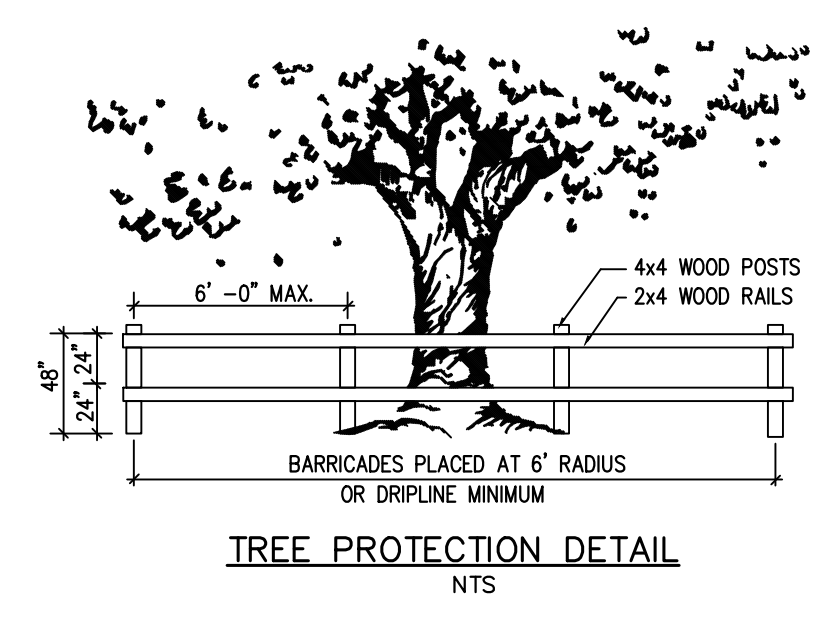
STUDIORES MARRIOTT RINEHART ROAD
 CITY OF SANFORD FLORIDA
 SHEET NUMBER
C6.1

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SOCK DRAIN INLET SEDIMENT FILTER

NTS
 NOTE: THE PERFORATED PIPE MUST EXTEND AT LEAST 1' BEYOND THE CURB OPENING ON EACH SIDE AND BE ANCHORED WITH GRAVEL BAGS, OR SIMILAR, ON EACH END. A SPACER MUST BE PROVIDED FOR BETWEEN THE INLET OPENING AND THE PIPE TO ALLOW FOR OVERFLOW, PREVENT FLOODING AND TO PREVENT THE PIPE FROM FALLING INTO THE INLET.

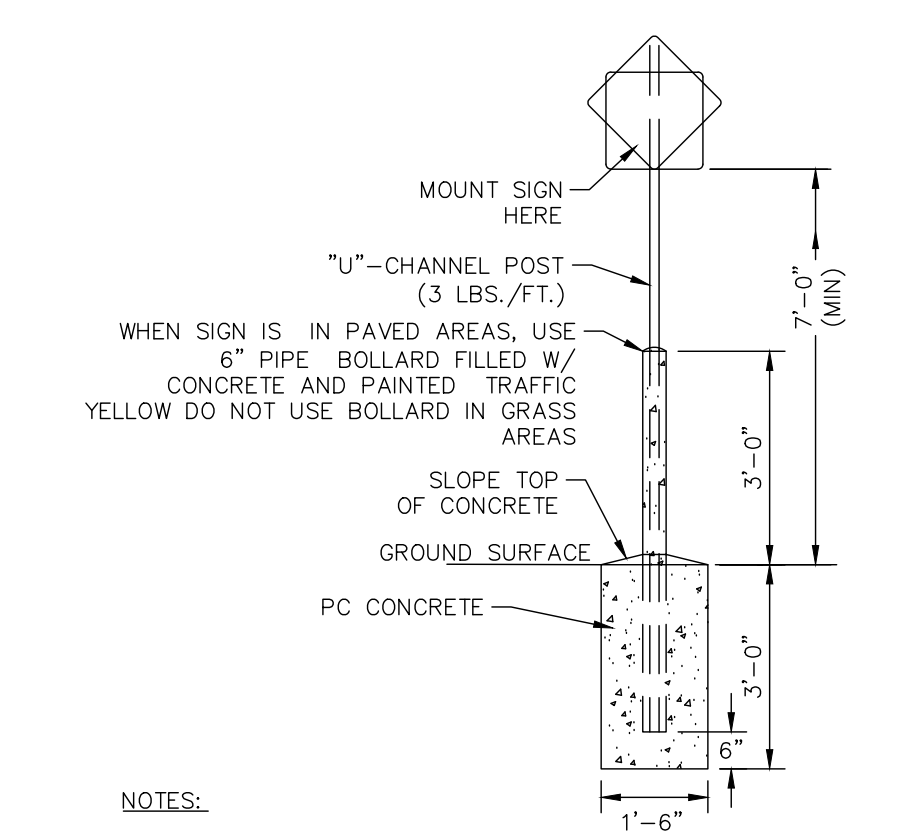
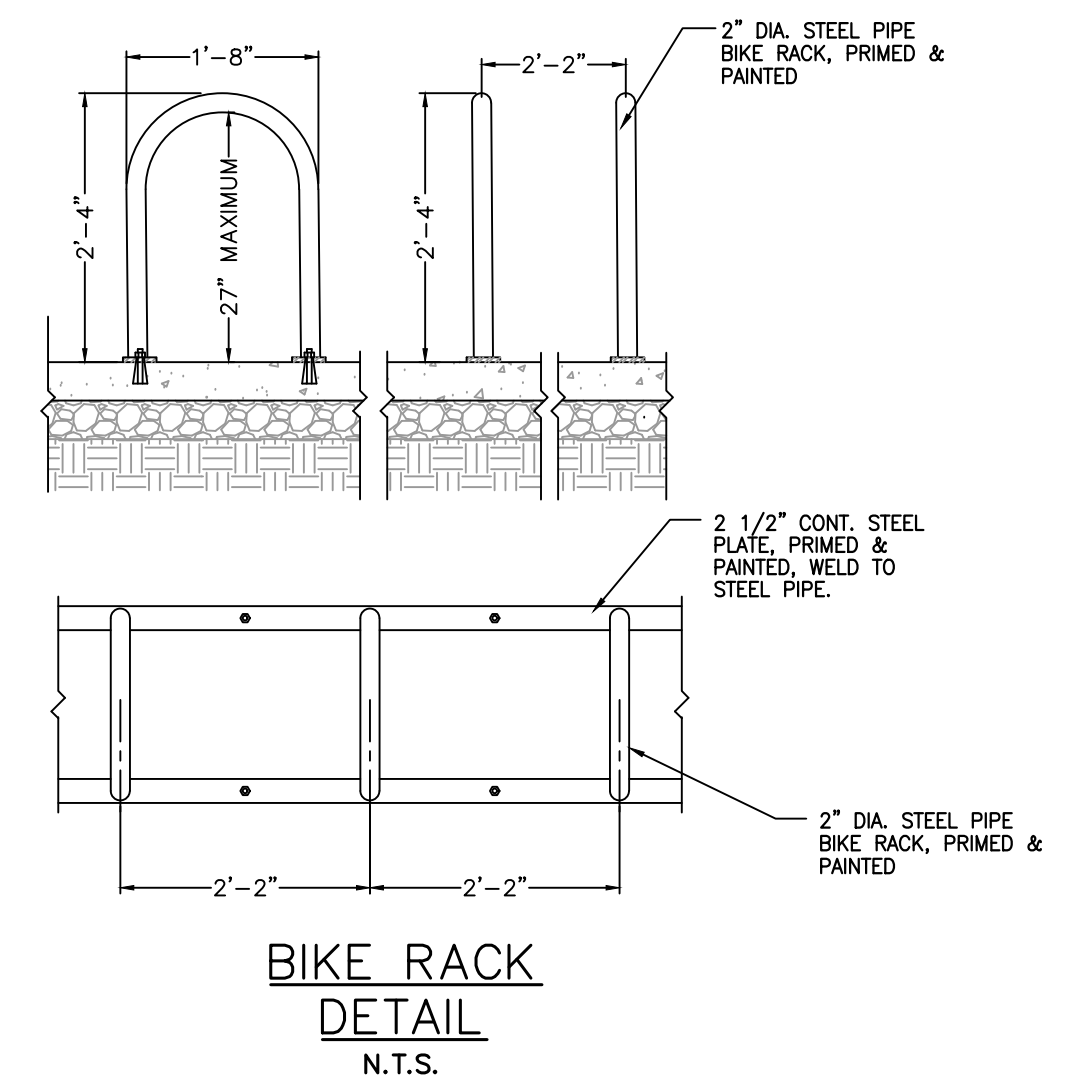
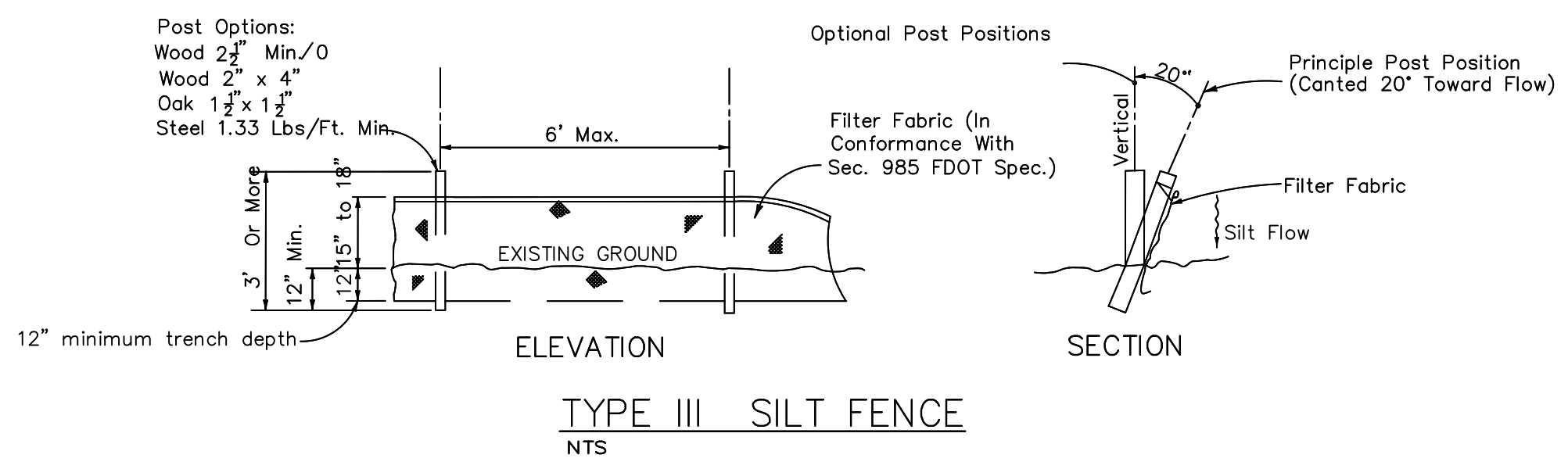


- NOTES:
1. GEOTEXTILE SHALL BE A WOVEN POLYPROPYLENE FABRIC THAT MEETS OR EXCEEDS REQUIREMENTS IN THE SPECIFICATIONS TABLE.
 2. PLACE AN OIL ABSORBENT PAD OR PILLOW OVER INLET GRATE WHEN OIL SPILLS ARE A CONCERN.
 3. THE WIDTH, "W", OF THE FILTER SACK SHALL MATCH THE INSIDE WIDTH OF THE GRATED INLET BOX.
 4. THE DEPTH, "D", OF THE FILTER SACK SHALL BE BETWEEN 18 INCHES AND 36 INCHES.
 5. THE LENGTH, "L", OF THE FILTER SACK SHALL MATCH THE INSIDE LENGTH OF THE GRATED INLET BOX.
- MAINTENANCE NOTES:
1. INLET PROTECTION DEVICES MUST BE INSPECTED FOR SEDIMENT ACCUMULATION WITHIN THE CATCH BASIN. REMOVE TRAPPED SEDIMENT WHEN BRIGHTLY COLORED EXPANSION RESTRAINT CAN NO LONGER BE SEEN.
 2. REMOVAL OF SEDIMENT ACCUMULATED IN OR ADJACENT TO A STORM DRAIN INLET MUST BEGIN IMMEDIATELY UPON DISCOVERY, WITH COMPLETION OF THE ACTIVITY OCCURRING NO LATER THAN THE END OF THE FOLLOWING BUSINESS DAY.
 3. INLET PROTECTION DEVICES SHALL BE INSPECTED FOR UNINTENDED BYPASS OR IMPROPER FLOW-RATES THAT MAY CAUSE DOWNSTREAM FLOODING.
 4. CONTACT THE CEC FOR ALTERNATE INLET PROTECTION IF THE DESIGNED PROTECTION MAY IMPACT DOWNSTREAM BMPs, ADJACENT SLOPES, ETC. DUE TO PONDING ISSUES. ENSURE THAT NO UNDERMINING OF INLET PROTECTION DEVICES HAS OCCURRED.
 5. INLET PROTECTION DEVICES AND BARRIERS SHALL BE REPAIRED OR REPLACED IF THEY SHOW SIGNS OF UNDERMINING OR DETERIORATION.

| LOW TO MODERATE FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE | | | MODERATE TO HIGH FLOW GEOTEXTILE FABRIC SPECIFICATION TABLE | | |
|--|-------------|------------------|---|-------------|-------------------|
| PROPERTIES | TEST METHOD | UNITS | PROPERTIES | TEST METHOD | UNITS |
| GRAB TENSILE STRENGTH | ASTM D-4632 | 300 LBS | GRAB TENSILE STRENGTH | ASTM D-4632 | 265 LBS |
| GRAB TENSILE ELONGATION | ASTM D-4632 | 20 % | GRAB TENSILE ELONGATION | ASTM D-4632 | 20 % |
| PUNCTURE | ASTM D-4833 | 120 LBS | PUNCTURE | ASTM D-4833 | 135 LBS |
| MULLEN BURST | ASTM D-3786 | 800 PSI | MULLEN BURST | ASTM D-3786 | 420 PSI |
| TRAPEZOID TEAR | ASTM D-4533 | 120 LBS | TRAPEZOID TEAR | ASTM D-4533 | 45 LBS |
| UV RESISTANCE | ASTM D-4355 | 80 % | UV RESISTANCE | ASTM D-4355 | 90 % |
| APARENT OPENING SIZE | ASTM D-4751 | 40 US SIEVE | APARENT OPENING SIZE | ASTM D-4751 | 20 US SIEVE |
| FLOW RATE | ASTM D-4491 | 40 GAL/MIN/SQ FT | FLOW RATE | ASTM D-4491 | 200 GAL/MIN/SQ FT |
| PERMITTIVITY | ASTM D-4491 | 0.55 SEC -1 | PERMITTIVITY | ASTM D-4491 | 1.5 SEC -1 |

INLET PROTECTION FILTER SACK

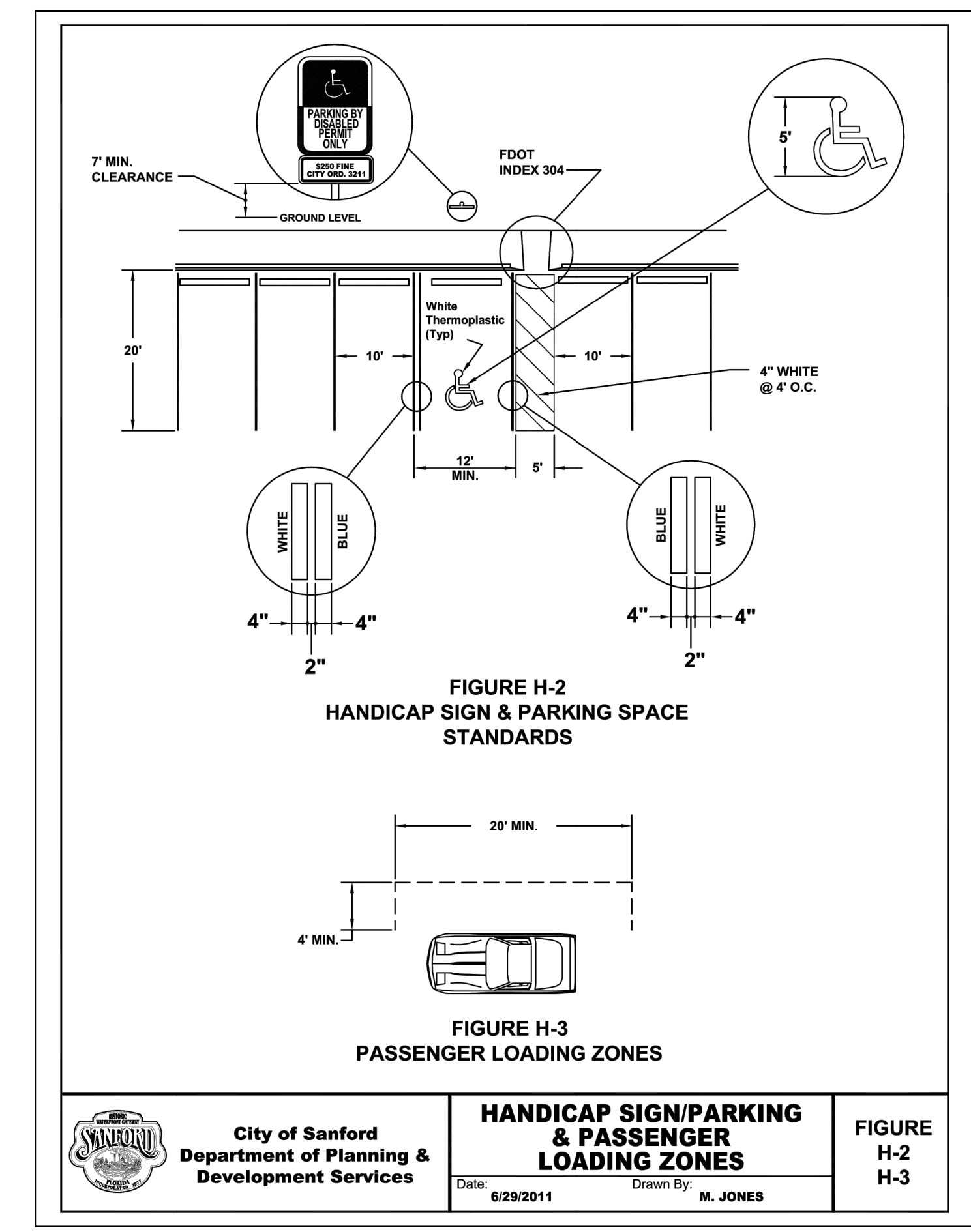
NTS
 FOR USE ONLY IN PAVED AREAS WHERE SEDIMENT LOADS ARE EXPECTED TO BE VERY LOW. FILTER SACK MUST HAVE OVERFLOW HOLES TO PREVENT PONDING.



NOTES:
 POLE AND SIGN TO BE PROVIDED AND INSTALLED BY GENERAL CONTRACTOR.
 ALL SIGNS SHALL COMPLY WITH U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION'S "MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES", LOCAL CODES AND AS SPECIFIED. MOUNT SIGNS TO POST IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS.

STANDARD SIGN BASE

NTS.



City of Sanford
 Department of Planning & Development Services

HANDICAP SIGN/PARKING & PASSENGER LOADING ZONES

FIGURE H-2 H-3

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Always call 811 two full business days before you dig to have underground utilities located and marked.

| | | | |
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| NO. | REVISIONS | DATE | BY |
| | | | |

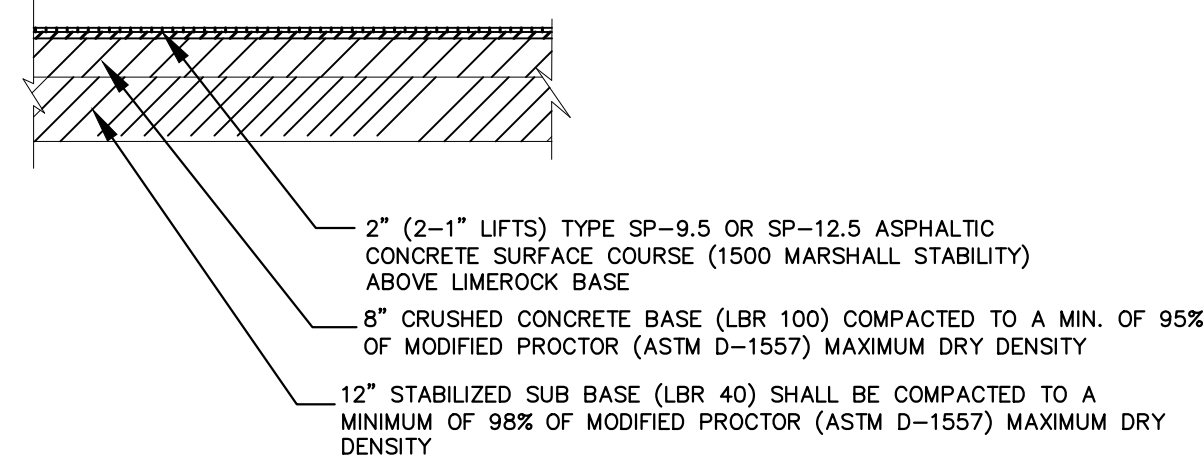
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Professional Engineer
 License No. 12345
 State of Florida
 Date: 07/23/2025

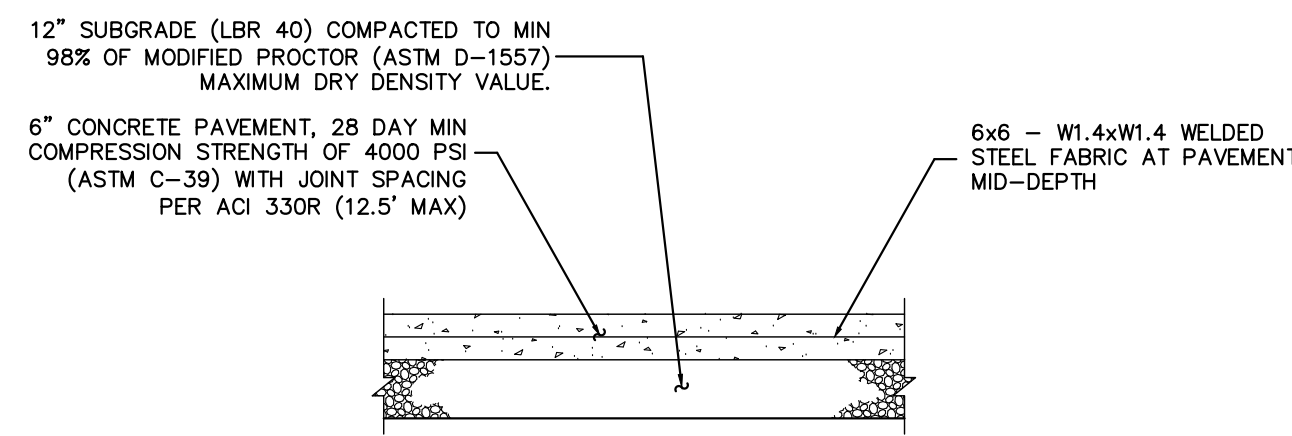
GENERAL DETAILS

STUDIORES MARRIOTT RINEHART ROAD
 CITY OF SANFORD, FLORIDA
 SHEET NUMBER C7.0

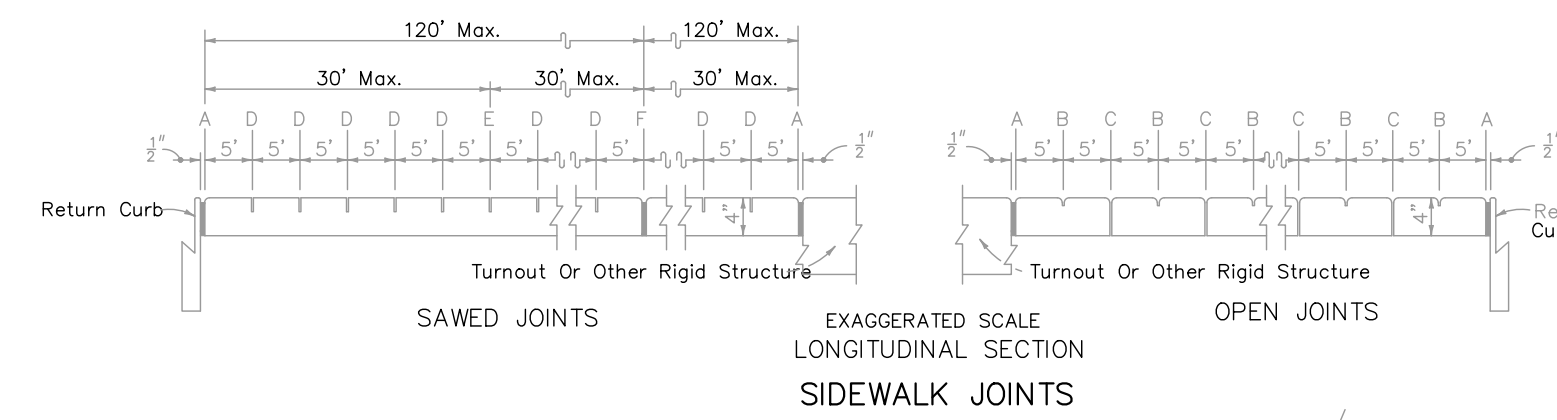
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ASPHALT PAVEMENT SECTION
NTS



HEAVY DUTY CONCRETE PAVEMENT DETAIL
NTS



SIDEWALK WITH UTILITY STRIP
NTS

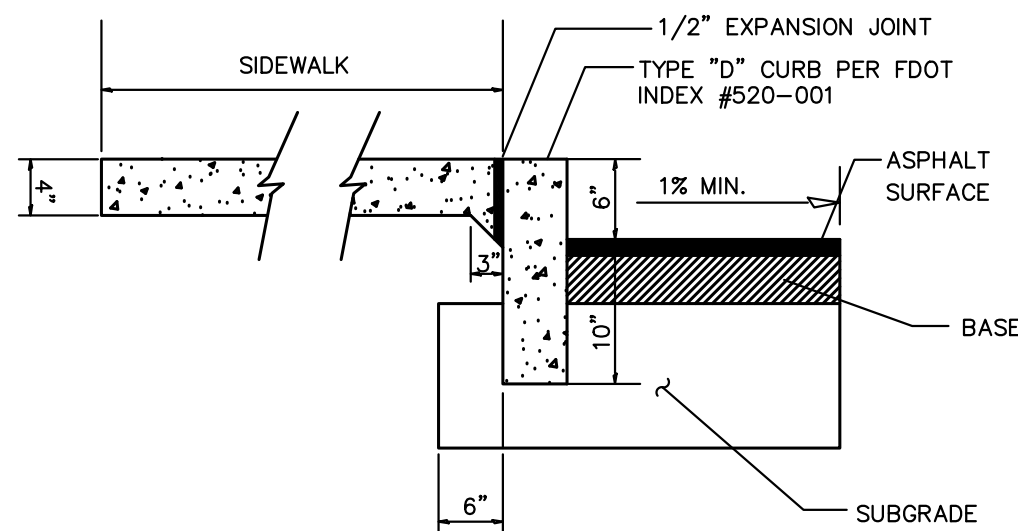
- JOINT LEGEND**
- A - 1/2" EXPANSION JOINTS (PREFORMED JOINT FILLER)
 - B - 1/2" DUMMY JOINTS, TOOLED
 - C - 1/2" FORMED OPEN JOINTS
 - D - 1/2" SAW CUT JOINTS, 1/2" DEEP (96 HOUR) MAX. 5' CENTERS
 - E - 1/2" SAW CUT JOINTS, 1/2" DEEP (12 HOUR) MAX. 30' CENTERS
 - F - 1/2" EXPANSION JOINT WHEN RUN OF SIDEWALK EXCEEDS 120'
 - G - COLD JOINT WITH BOND BREAKER, TOOLED
- FOOTNOTES:**
- ALL 1/2" JOINTS SHALL BE CONSTRUCTED WITH PREFORMED JOINT FILLER.
 - * 1/8" OPEN JOINTS PLACED AT EQUAL (20' MAX.) INTERVALS FOR DRIVEWAYS OVER 20' WIDE. JOINTS IN CURB AND GUTTER TO MATCH JOINTS IN DRIVEWAYS.
 - Ø DRIVEWAYS (6" CONCRETE) SHALL BE OF A UNIFORM WIDTH (W) AS SHOWN ON SHT. P-1.

GENERAL NOTES

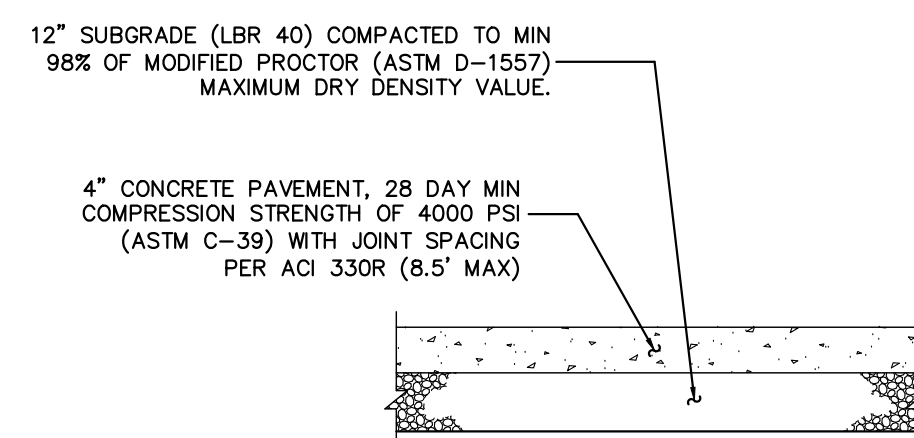
SIDEWALKS SHALL BE CONSTRUCTED IN ACCORDANCE WITH FDOT STANDARD SPECIFICATION NO. 522 EXCEPT FOR CURB CUT RAMP RUNS WHICH SHALL BE FINISHED IN ACCORDANCE WITH FDOT INDEX 522-002.

BOND BREAKER MATERIAL CAN BE ANY IMPERMEABLE COATED OR SHEET MEMBRANE OR PREFORMED MATERIAL HAVING A THICKNESS OF NOT LESS THAN 6 MILS NOR MORE THAN 1/2".

CONCRETE SIDEWALK DETAIL
NTS



SIDEWALK INTEGRAL CURB DETAIL
NTS



CONCRETE SIDEWALK DETAIL
NTS

GENERAL NOTES:

1. Cross Slopes and Grades:

- A. Sidewalk, ramp, and landing slopes (i.e. 0.02, 0.05, and 1:12) shown in this Index are maximums. With approval of the Engineer, provide the minimum feasible slope where the requirements cannot be met.
- B. Landings must have cross-slopes less than or equal to 0.02 in any direction.
- C. Maintain a single longitudinal slope along each side of the curb ramp. Ramp slopes are not required to exceed 15 feet in length.
- D. Joints permitted at the location of Slope Breaks. Otherwise locate joints in accordance with Index 522-001. No joints are permitted within the ramp portion of the Curb Ramp.

2. Curb, Curb and Gutter and/or Sidewalk:

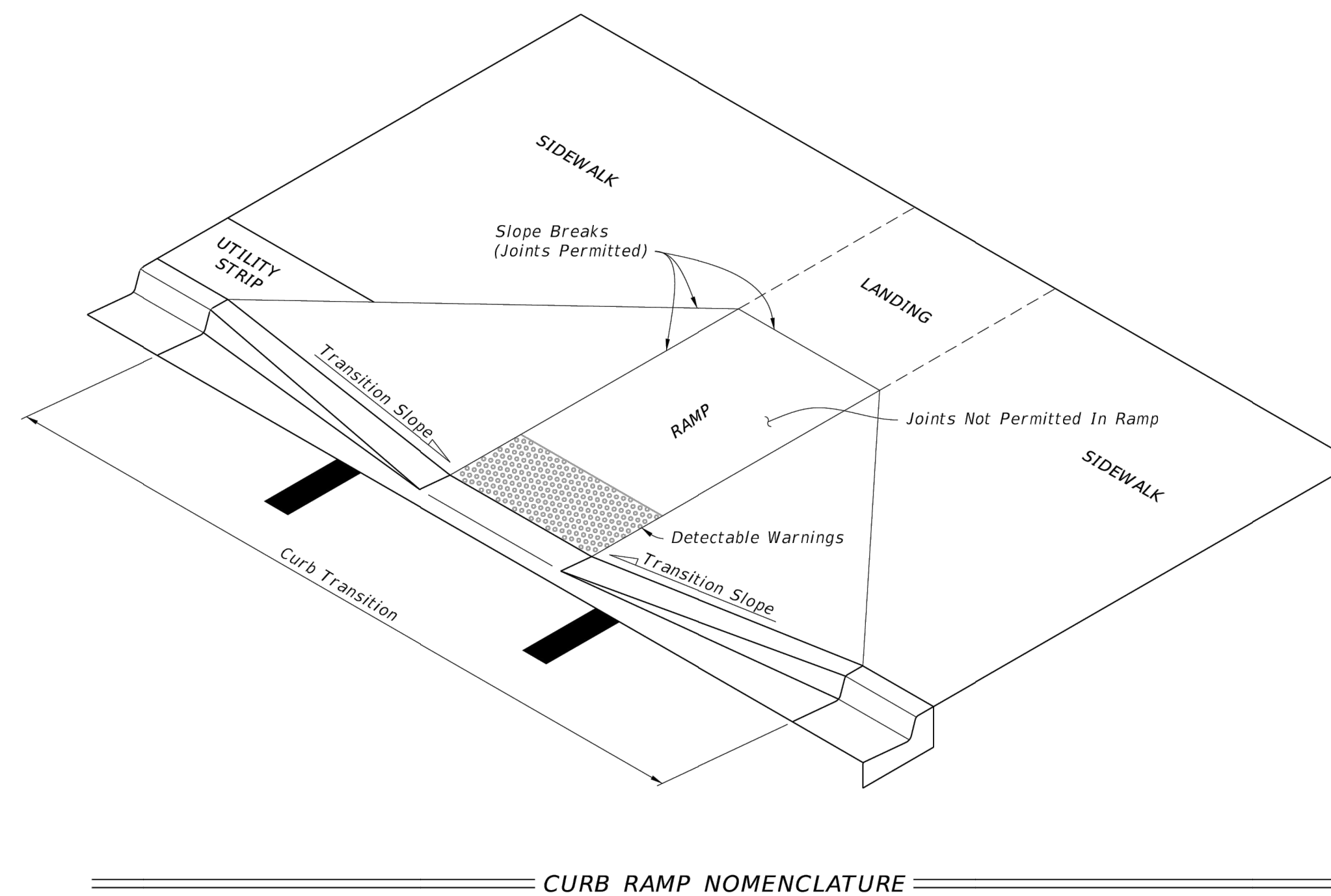
- A. Refer to Index 522-001 for concrete thickness and sidewalk details.
- B. Remove any existing curb, curb and gutter, or sidewalk to the nearest joint beyond the curb transition or to the extent that no remaining section is less than 5 feet long.
- C. Width of Curb Ramp is 4'-0" minimum. Match sidewalk or Shared Use Path width as shown in the Plans.

3. Curb Ramp Alpha-Identification:

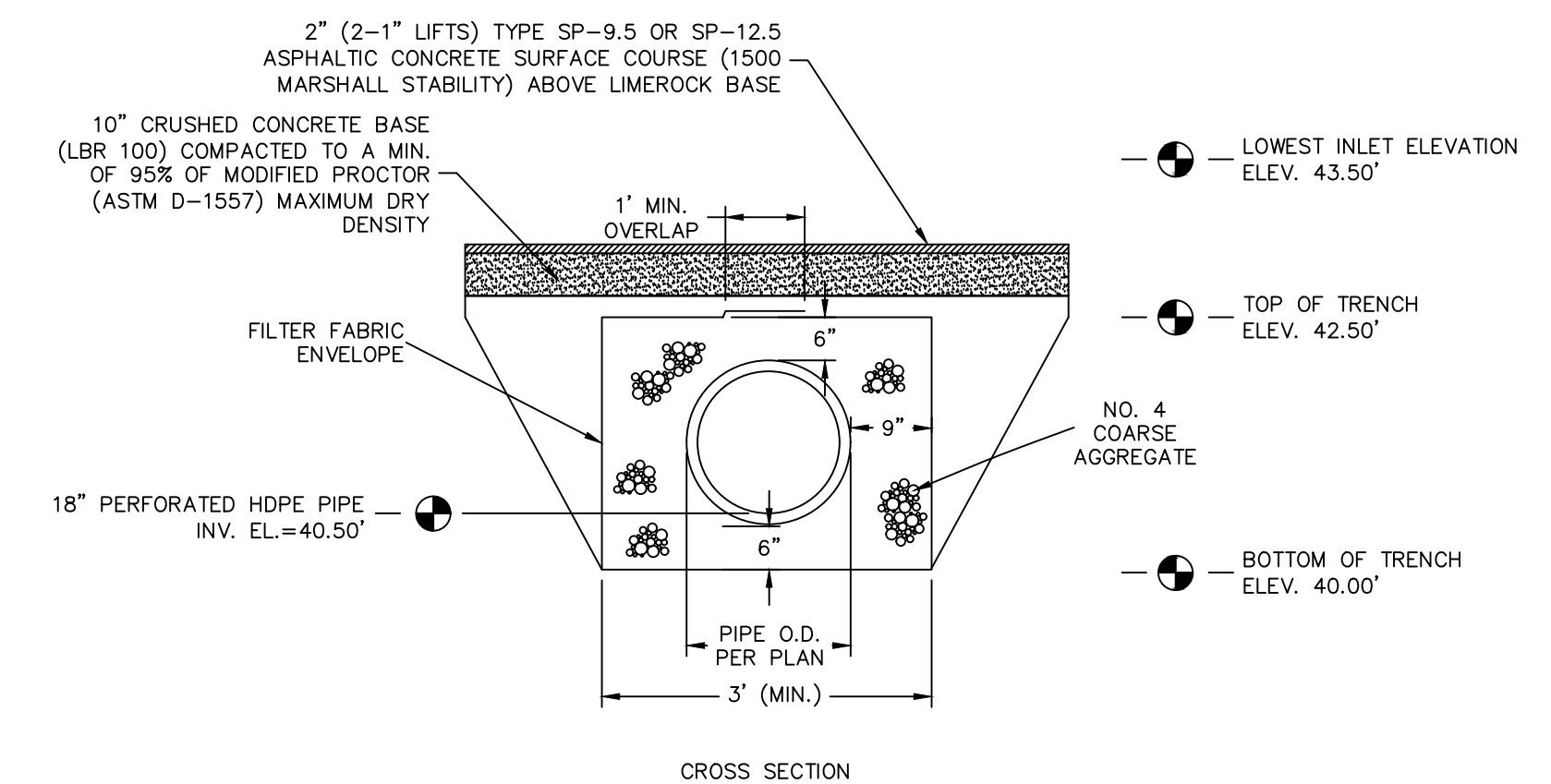
- A. Sidewalk curb ramp alpha-identifications (e.g. CR-A) are provided for reference purposes in the Plans.
- B. Alpha-identifications CR-I and CR-J are intentionally omitted.

4. Detectable Warnings:

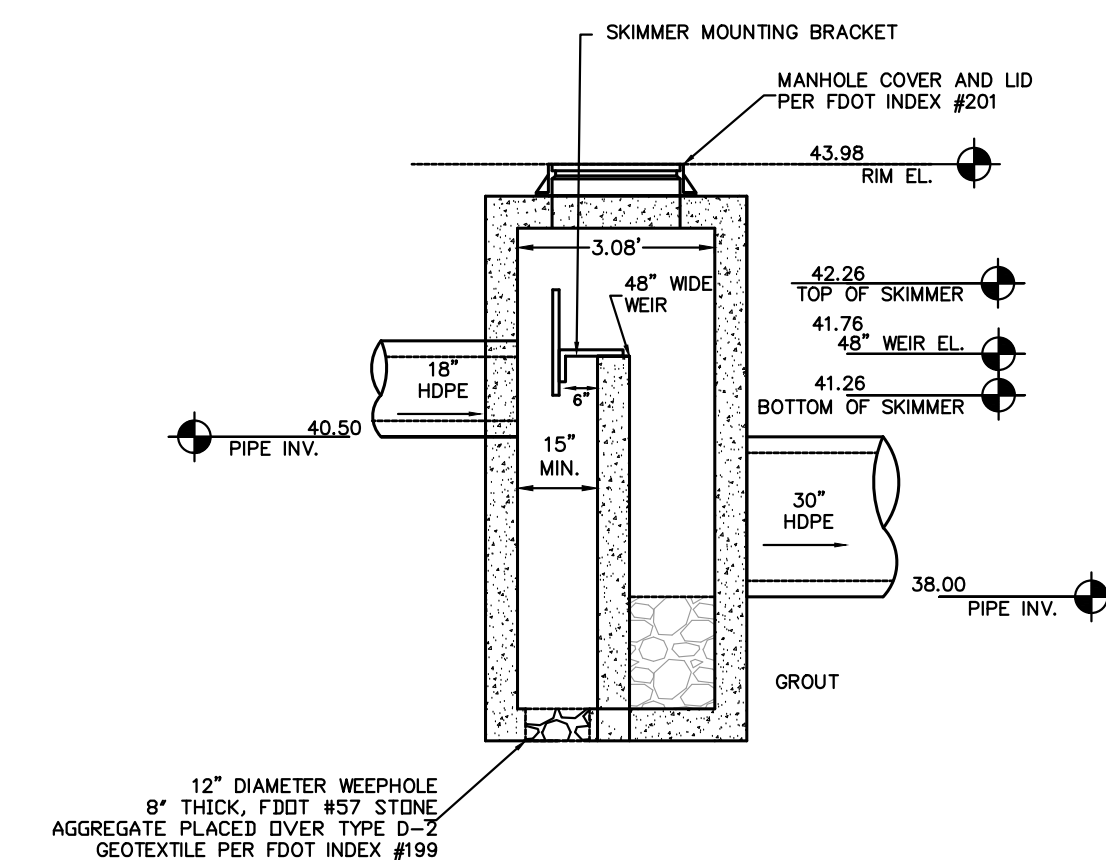
- A. Install detectable warnings in accordance with Specification 527.
- B. Place detectable warnings across the full width of the ramp or landing, to a minimum depth of 2 feet measured perpendicular to the curb line and no greater than 5 feet from the back of the curb or edge of pavement.
- C. If detectable warnings are shown in the Plans on slopes greater than 5%, align the truncated domes with the centerline of the ramp; otherwise, the truncated domes are not required to be aligned.



CURB RAMP NOMENCLATURE



EXFILTRATION TRENCH
N.T.S.



CS-1 CONTROL STRUCTURE DETAIL
USE PRE-CAST MODIFIED TYPE D INLET WITH MANHOLE TOP PER F.D.O.T. INDEX NO. 200 & 201

| | |
|---------------|--------------|
| LAST REVISION | DESCRIPTION: |
| 11/01/21 | |



FY 2023-24
STANDARD PLANS

DETECTABLE WARNINGS AND SIDEWALK CURB RAMPS

| | |
|---------|--------|
| INDEX | SHEET |
| 522-002 | 1 of 7 |

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PHONE: 407-898-1511
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Professional Engineer
State of Florida
No. 12588
Date: 07/23/2025

| | | | | |
|-------------|------------|-------------|----------|------------|
| KHA PROJECT | DATE | DESIGNED BY | DRAWN BY | CHECKED BY |
| 249343000 | 07/23/2025 | DAD | DAD | DER |

GENERAL DETAILS

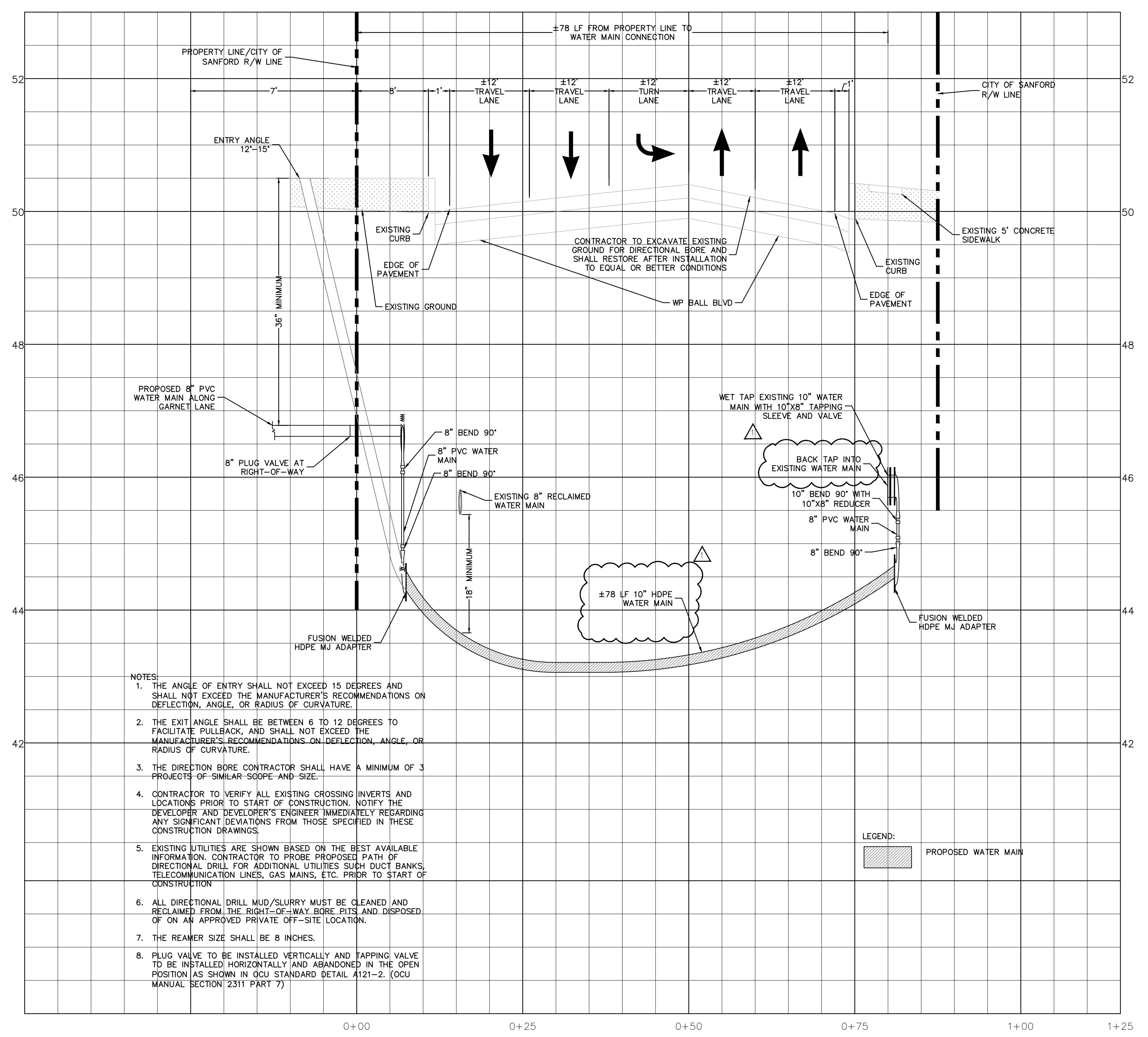
STUDIORES MARRIOTT
RINEHART ROAD

CITY OF SANFORD FLORIDA

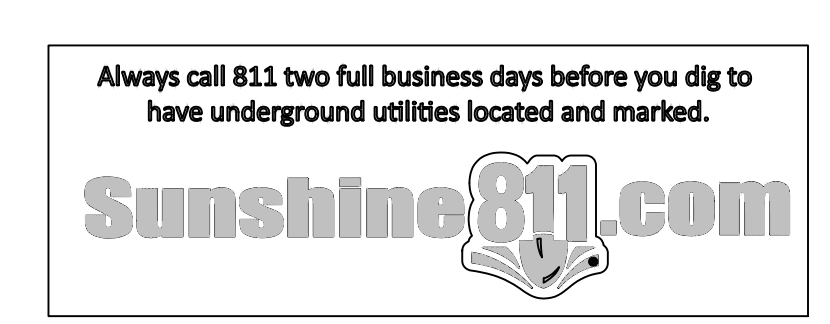
SHEET NUMBER
C7.1

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| NO. | REVISIONS | DATE | BY |
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Plotted By: Lashley, Chase - Sheet: S&L-STUDIOS MARRIOTT RINEHART ROAD - Layout: C7.2 - December 11, 2025 - 10:11:10am - K:\ORL_Civil\249343000-Overhome Suites Rinehart Rd\CADD\CONSTR\PlanSheets\C7.0 - GENERAL DETAILS.dwg
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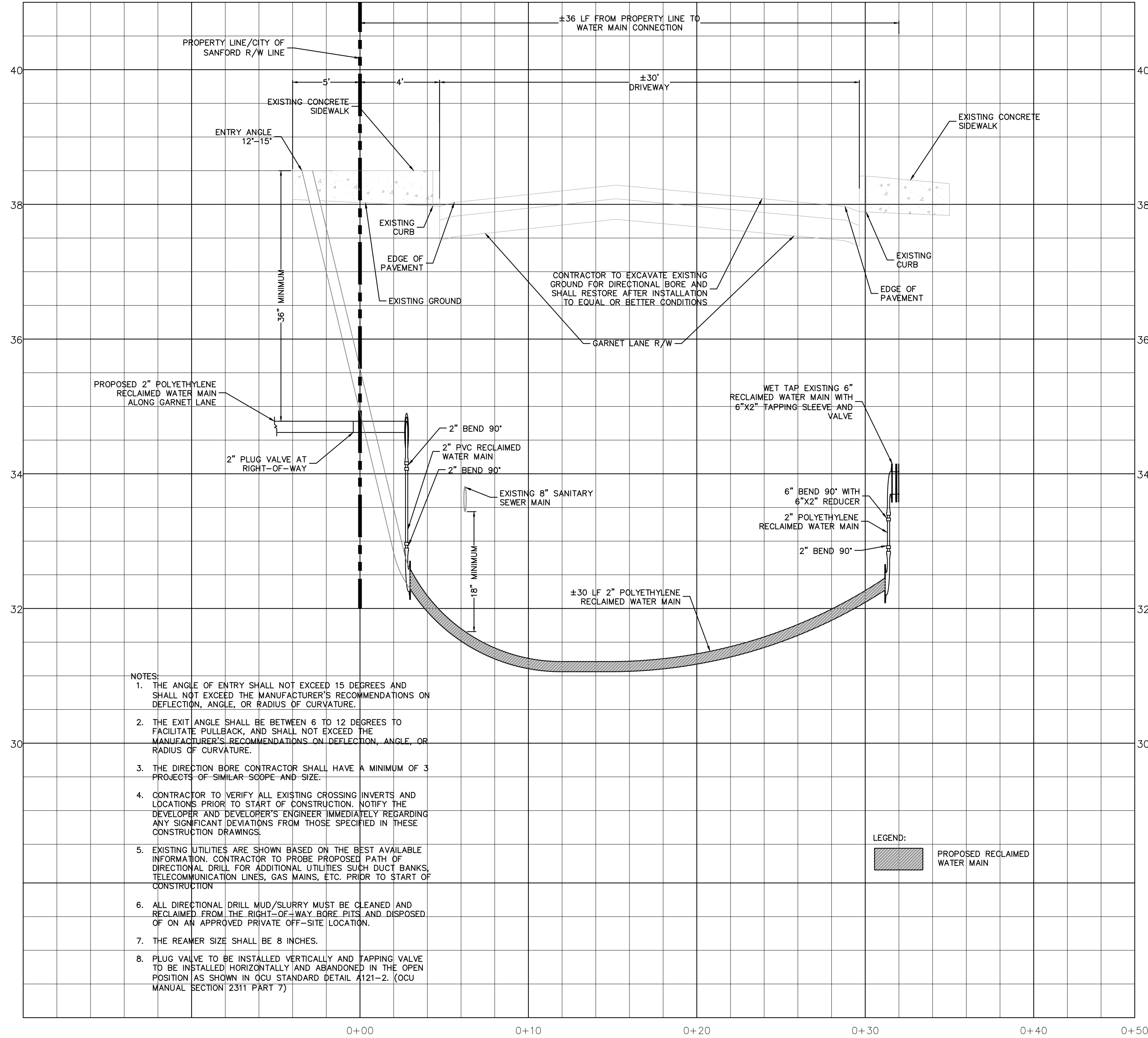


- NOTES:
1. THE ANGLE OF ENTRY SHALL NOT EXCEED 15 DEGREES AND SHALL NOT EXCEED THE MANUFACTURER'S RECOMMENDATIONS ON DEFLECTION, ANGLE, OR RADIUS OF CURVATURE.
 2. THE EXIT ANGLE SHALL BE BETWEEN 6 TO 12 DEGREES TO FACILITATE PULLBACK, AND SHALL NOT EXCEED THE MANUFACTURER'S RECOMMENDATIONS ON DEFLECTION, ANGLE, OR RADIUS OF CURVATURE.
 3. THE DIRECTION BORE CONTRACTOR SHALL HAVE A MINIMUM OF 3 PROJECTS OF SIMILAR SCOPE AND SIZE.
 4. CONTRACTOR TO VERIFY ALL EXISTING CROSSING INVERTS AND LOCATIONS PRIOR TO START OF CONSTRUCTION. NOTIFY THE DEVELOPER AND DEVELOPER'S ENGINEER IMMEDIATELY REGARDING ANY SIGNIFICANT DEVIATIONS FROM THOSE SPECIFIED IN THESE CONSTRUCTION DRAWINGS.
 5. EXISTING UTILITIES ARE SHOWN BASED ON THE BEST AVAILABLE INFORMATION. CONTRACTOR TO PROBE PROPOSED PATH OF DIRECTIONAL DRILL FOR ADDITIONAL UTILITIES SUCH DUCT BANKS, TELECOMMUNICATION LINES, GAS MAINS, ETC. PRIOR TO START OF CONSTRUCTION.
 6. ALL DIRECTIONAL DRILL MUD/SLURRY MUST BE CLEANED AND RECLAIMED FROM THE RIGHT-OF-WAY BORE PITS AND DISPOSED OF ON AN APPROVED PRIVATE OFF-SITE LOCATION.
 7. THE REAMER SIZE SHALL BE 8 INCHES.
 8. PLUG VALVE TO BE INSTALLED VERTICALLY AND TAPPING VALVE TO BE INSTALLED HORIZONTALLY AND ABANDONED IN THE OPEN POSITION (AS SHOWN IN OCU STANDARD DETAIL A121-2. (OCU MANUAL SECTION 2311 PART 7)



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| KHA PROJECT 249343000 | | DATE 07/23/2025 | | SCALE AS SHOWN | | DESIGNED BY DAD | | DRAWN BY DAD | | CHECKED BY DER | |
| KIMLEY-HORN AND ASSOCIATES, INC. 200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL 32801 PHONE: 407-896-1511 WWW.KIMLEY-HORN.COM | | REGISTERED PROFESSIONAL ENGINEER STATE OF FLORIDA LICENSE NO. 12589 DATE: 07/23/2025 | | PROJECT NO. 249343000 | | SHEET NO. C7.2 | | CITY OF SANFORD FLORIDA | | REVISIONS | |
| <p style="text-align: center;">Kimley-Horn</p> | | | | | | | | | | REVISIONS No. _____ DATE _____ BY _____ | |
| STUDIORES MARRIOTT RINEHART ROAD CITY OF SANFORD SHEET NUMBER C7.2 | | | | | | | | | | | |

Plotted By: Lashley, Chase - Sheet: S&E-STUDIOS/RES. MARRIOTT RINEHART ROAD - Layout: C7.3 - December 11, 2025 10:11:15am - K:\ORL_Civil\249343000-Everhome Suites Rinehart Rd\CAD\CONSTR\PlanSheets\C7.0 - GENERAL DETAILS.dwg
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LEGEND:
 PROPOSED RECLAIMED WATER MAIN

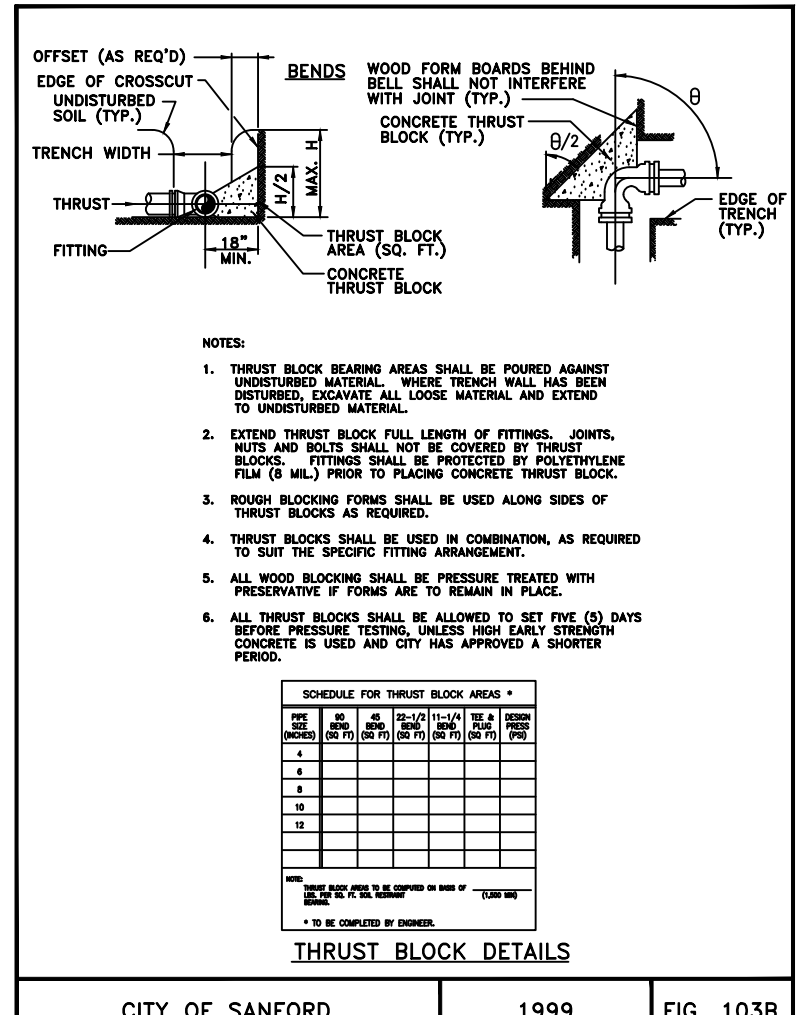
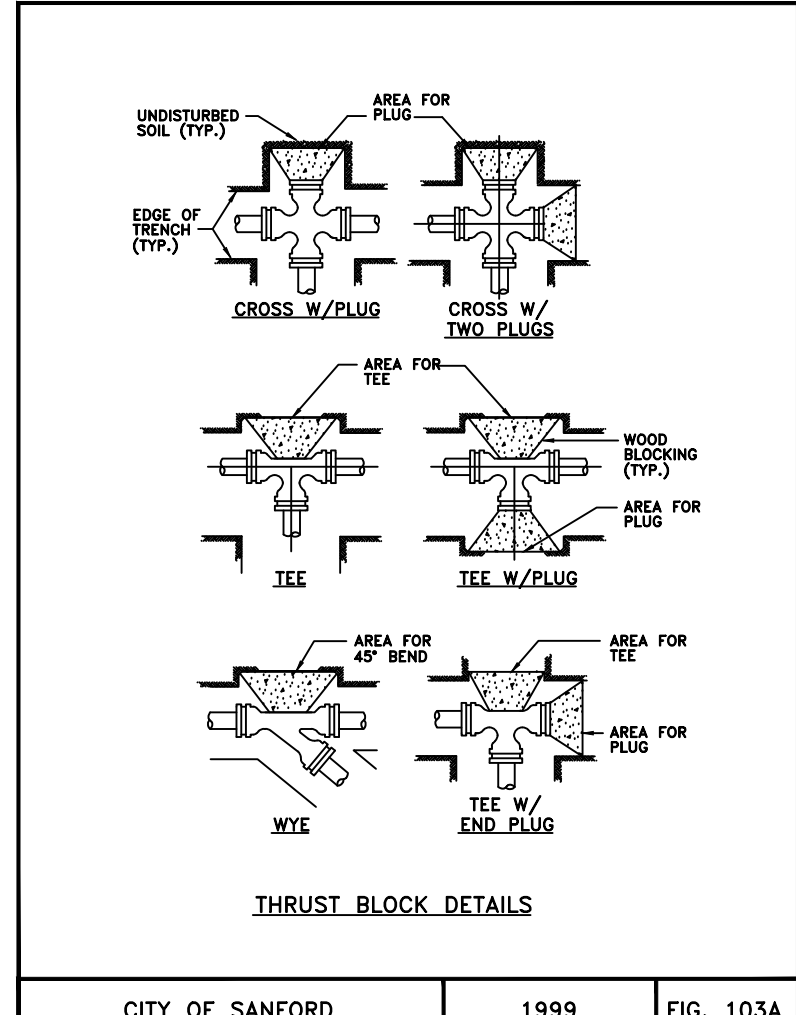
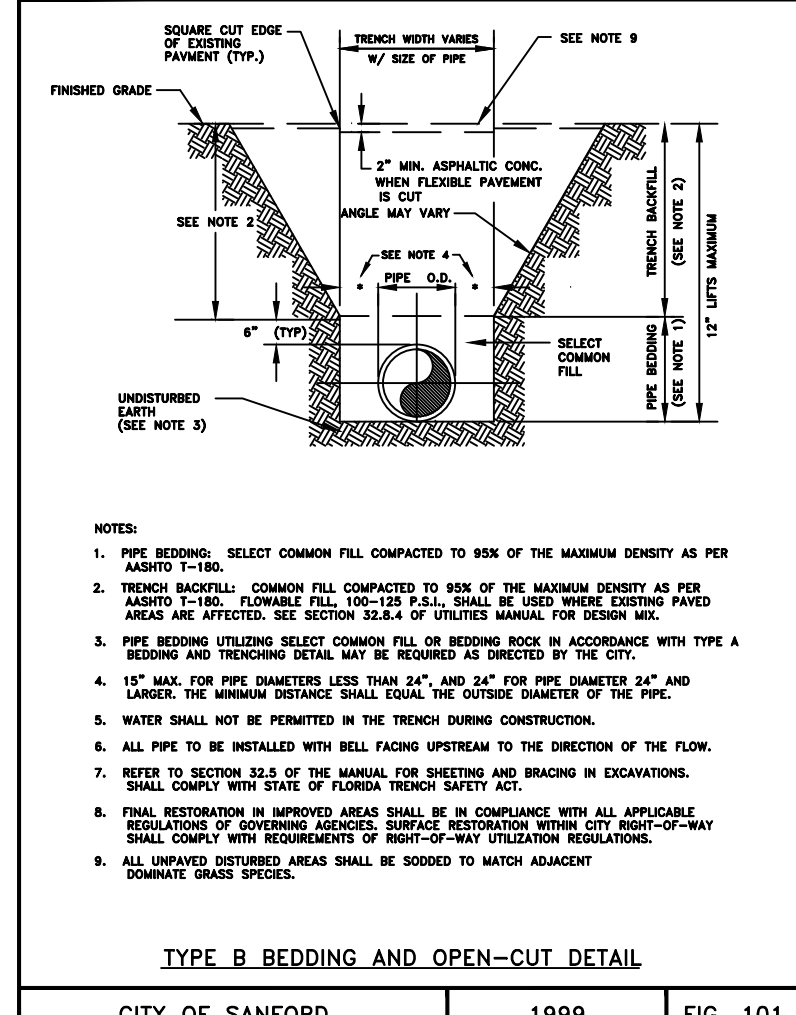
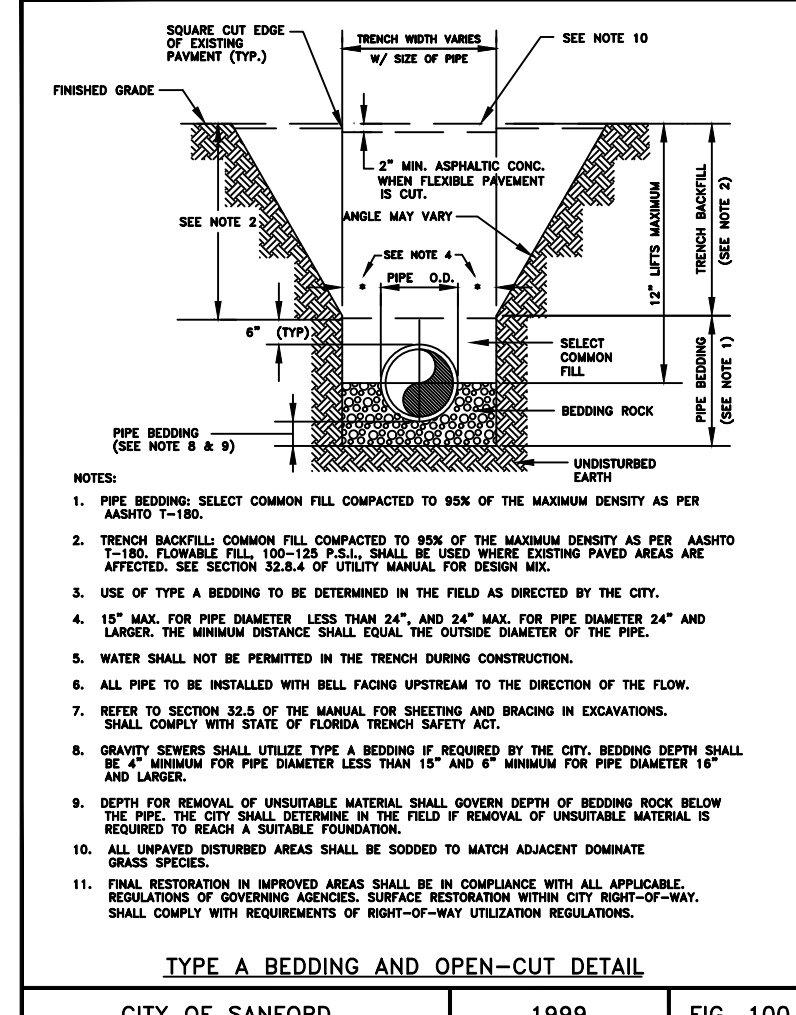


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 200 S. ORANGE AVENUE, SUITE 600, ORLANDO, FL 32801
 PHONE: 407-896-1511
 WWW.KIMLEY-HORN.COM REGISTRY No. 35106

LICENSED PROFESSIONAL ENGINEER
 STATE OF FLORIDA
 PROFESSIONAL REGISTERED NUMBER: 12889
 DATE: 07/23/2025
 KHA PROJECT: 249343000
 DATE: 07/23/2025
 SCALE: AS SHOWN
 DESIGNED BY: DAD
 DRAWN BY: DAD
 CHECKED BY: DER

GENERAL DETAILS



MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *

| DIP: CL350 | PIPE SIZE | | | | | | | | | |
|-----------------------|-----------|----|----|-----|-----|-----|-----|-----|-----|-----|
| | 4" | 6" | 8" | 10" | 12" | 14" | 16" | 18" | 20" | 24" |
| 90° BEND | 22 | 29 | 37 | 44 | 52 | 60 | 68 | 76 | 84 | 92 |
| 45° BEND | 10 | 12 | 15 | 18 | 21 | 24 | 27 | 30 | 33 | 36 |
| 22-1/2° BEND | 5 | 6 | 7 | 9 | 10 | 13 | 13 | 13 | 13 | 13 |
| 11-1/4° BEND | 3 | 3 | 4 | 4 | 5 | 5 | 5 | 5 | 5 | 5 |
| PLUG OR BRANCH OF TEE | 45 | 60 | 44 | 94 | 109 | 140 | 140 | 140 | 140 | 140 |

RESTRAINED PIPE TABLE (DIP)

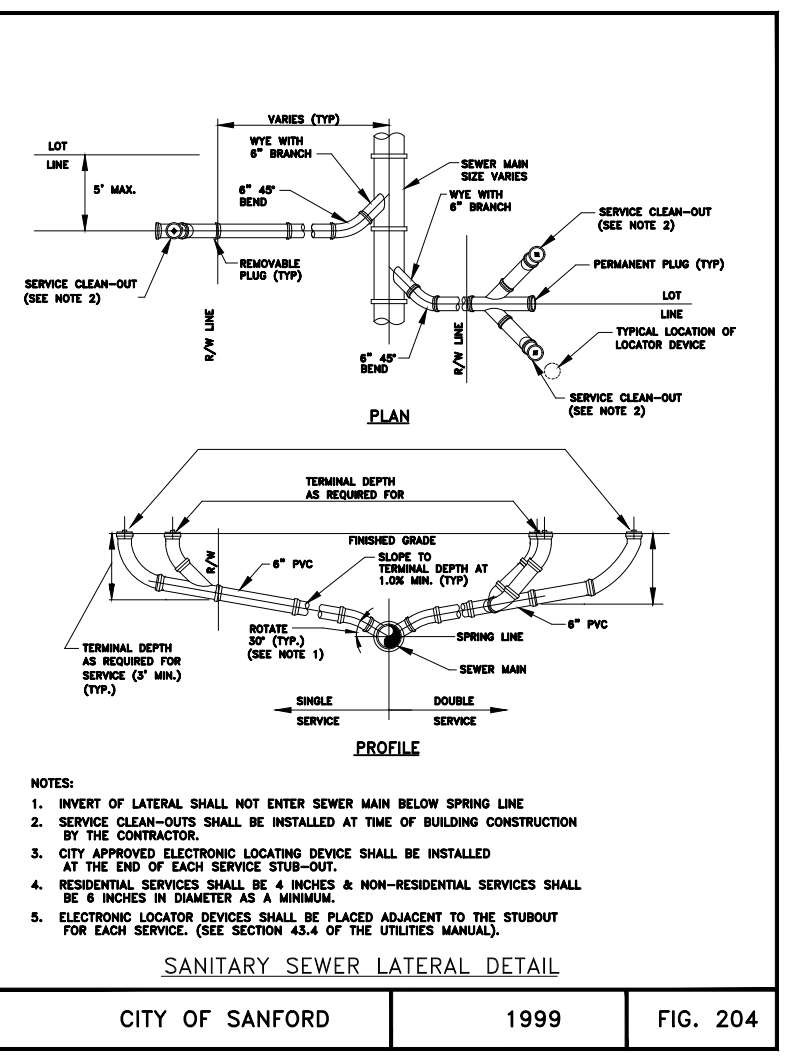
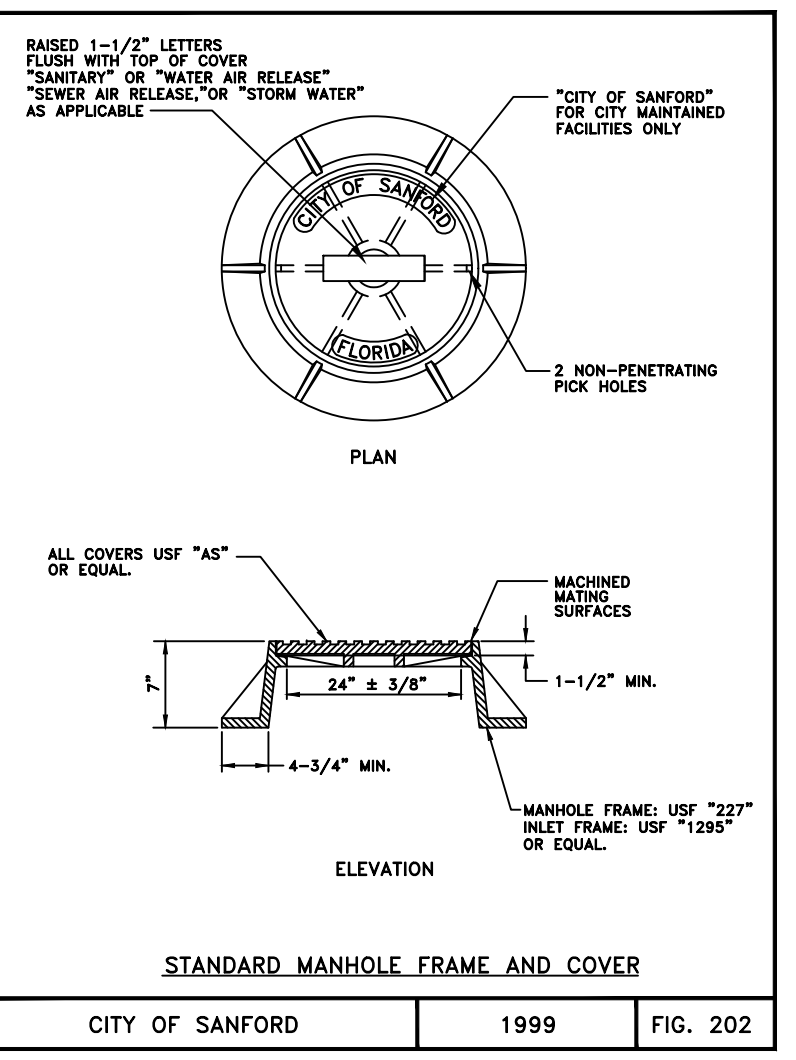
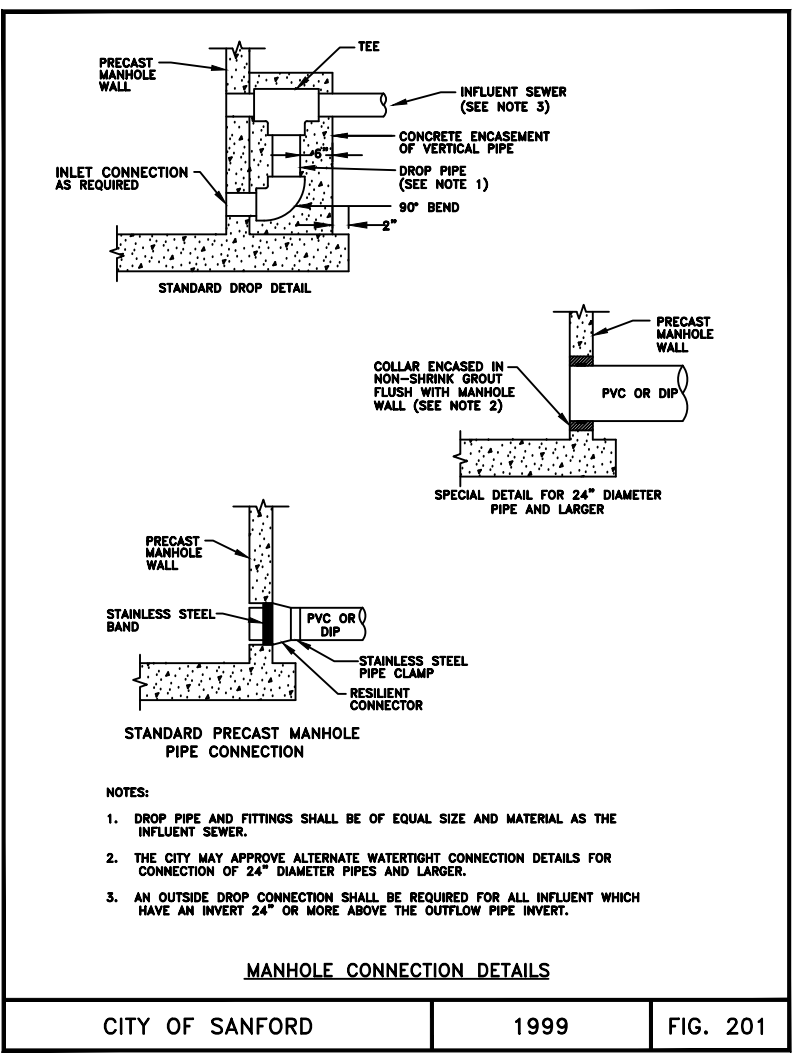
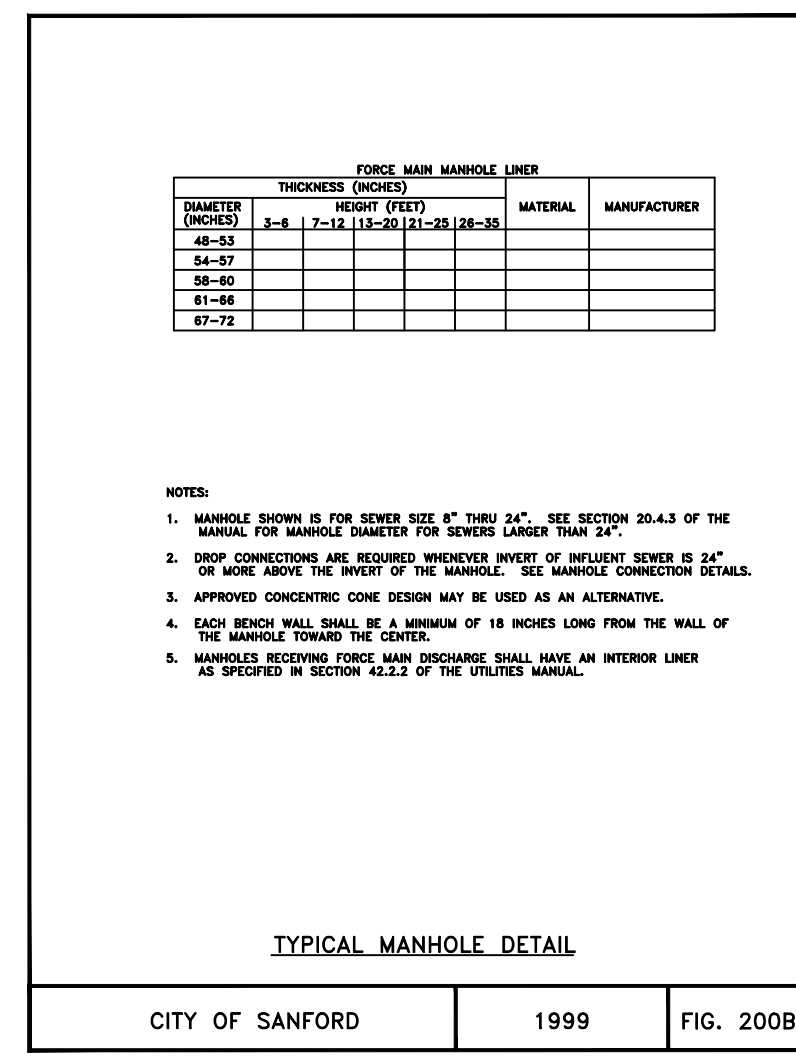
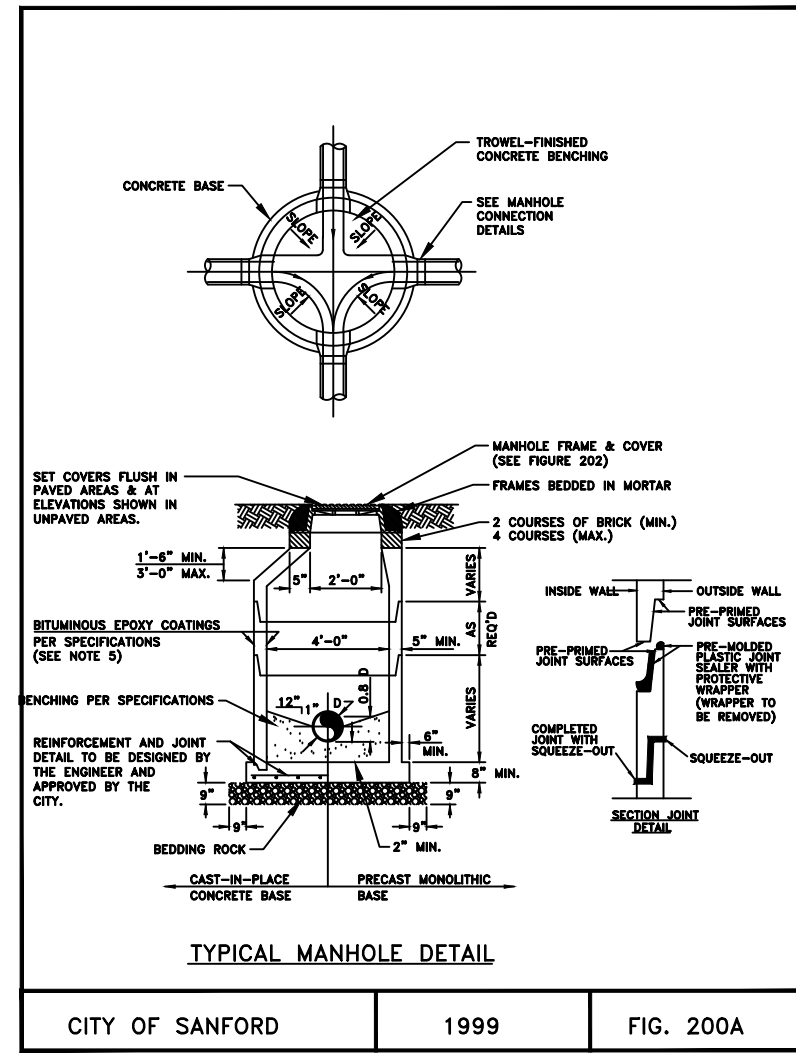
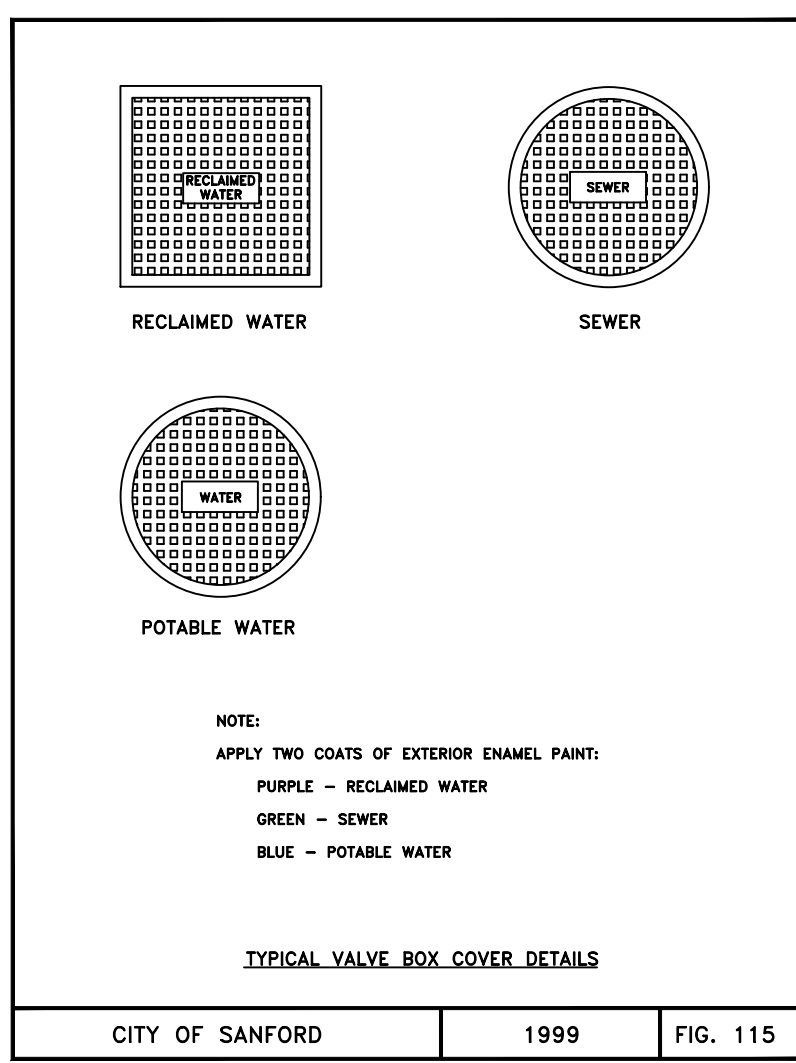
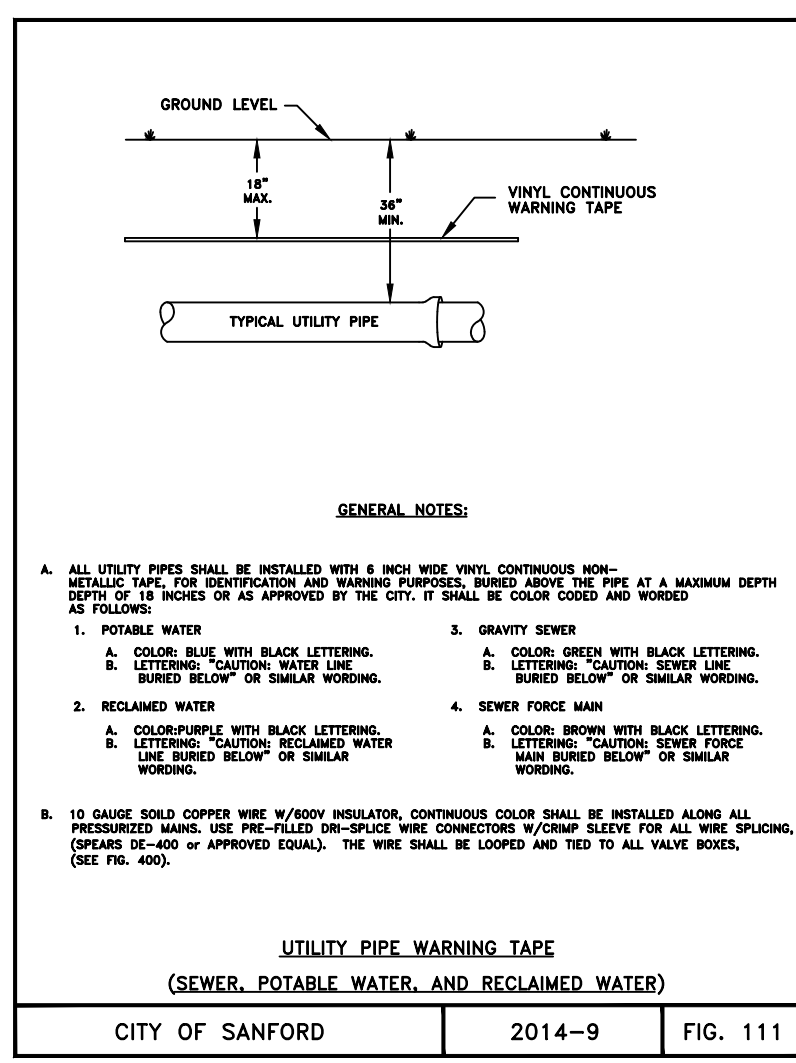
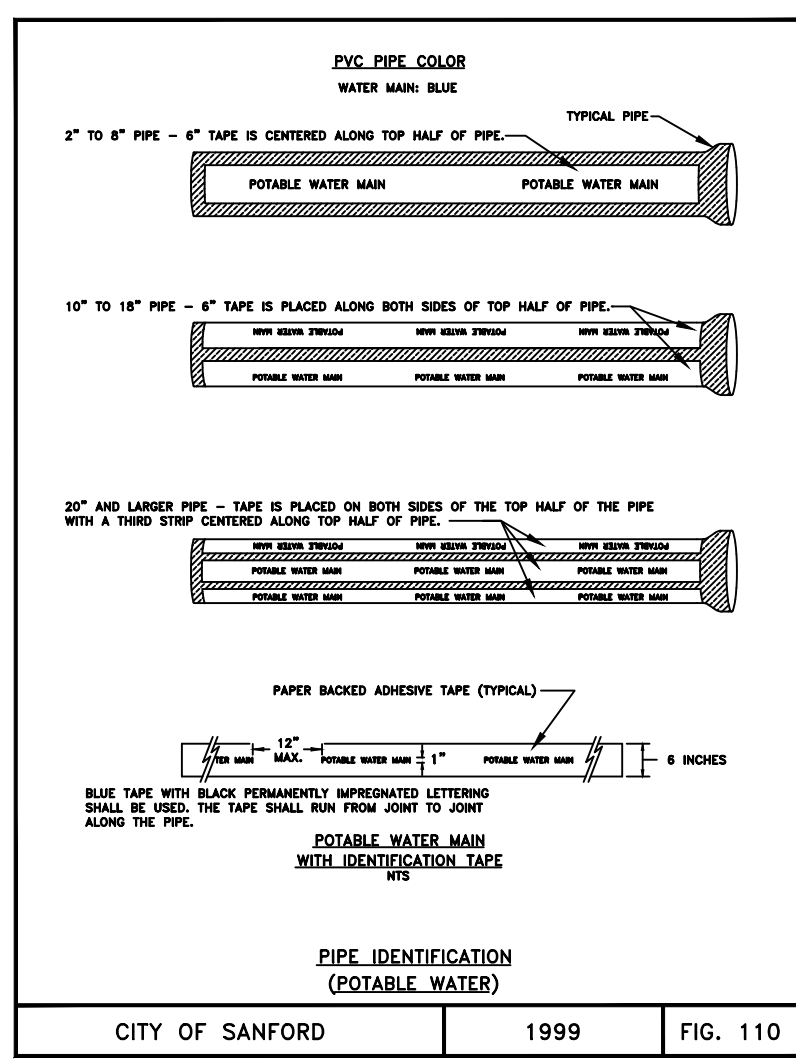
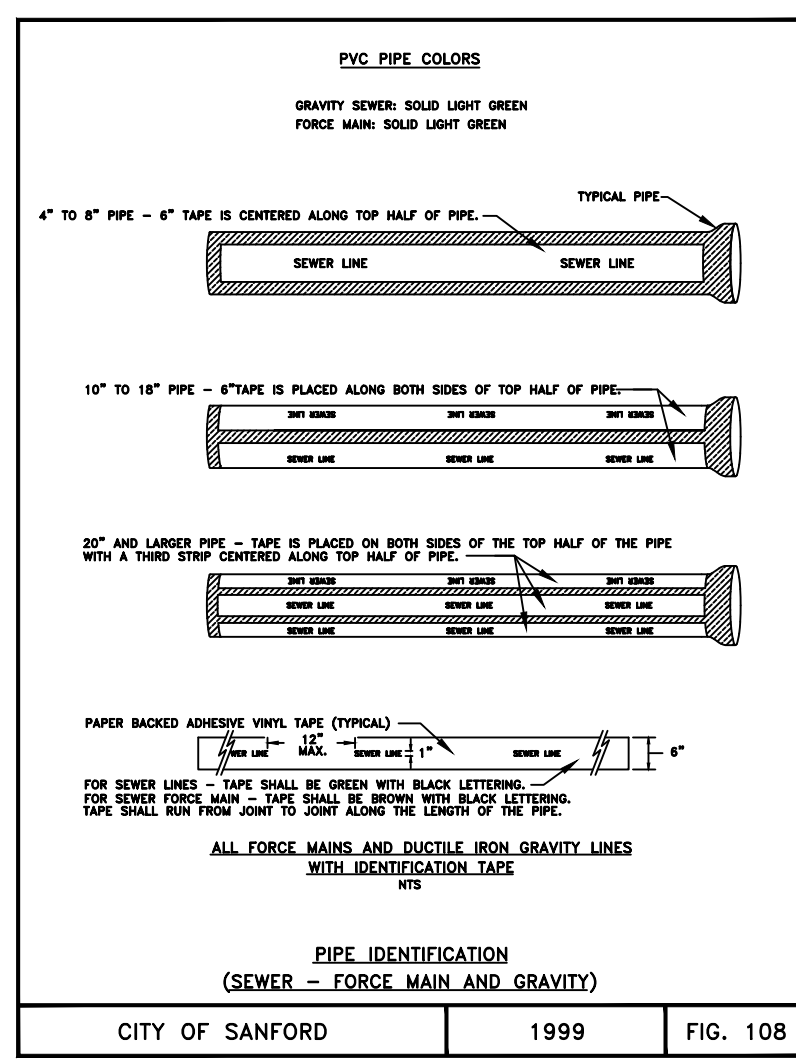
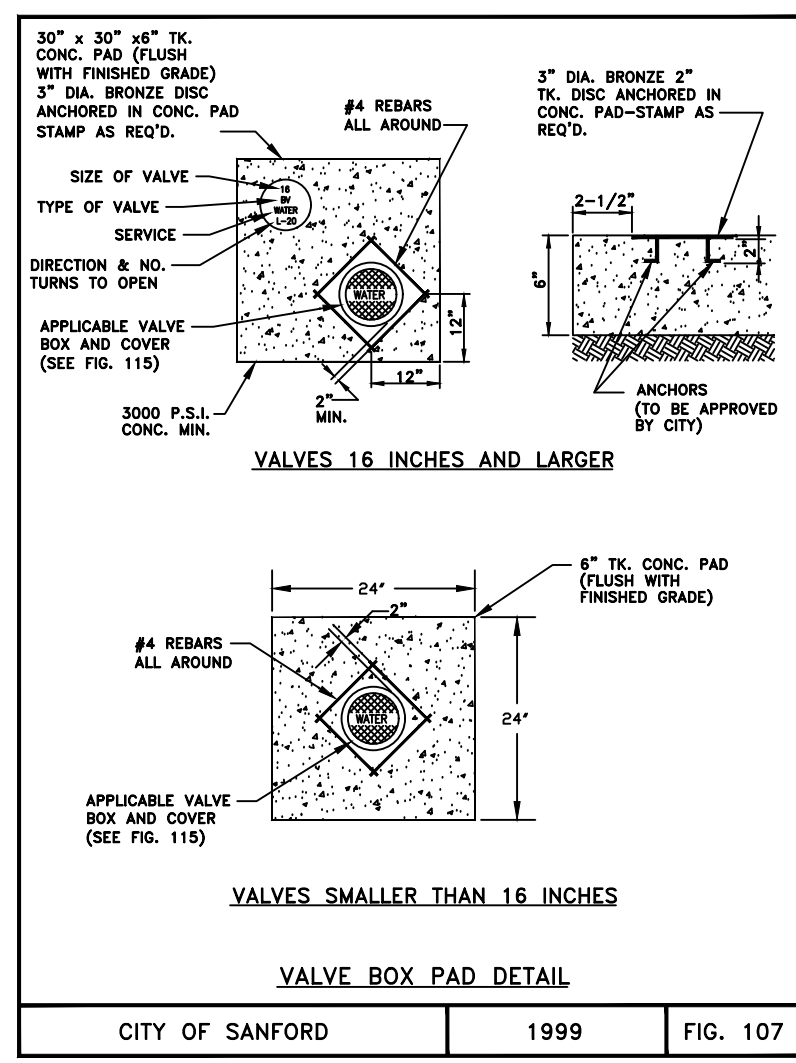
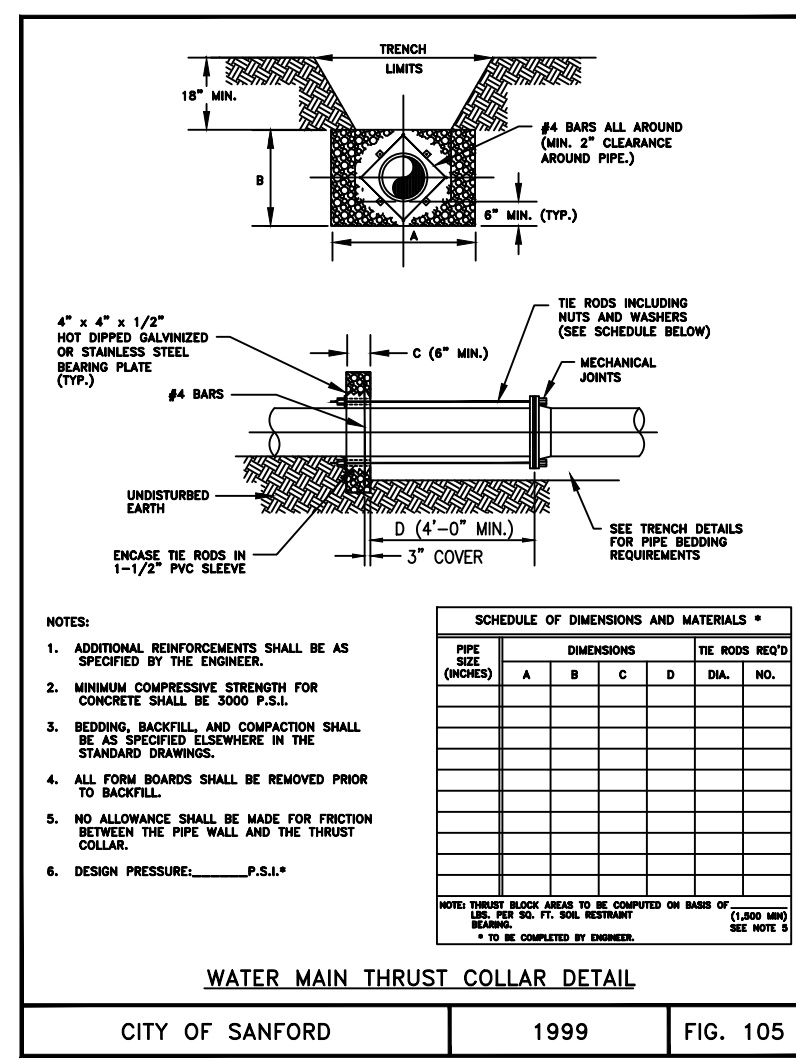
CITY OF SANFORD 1999 FIG. 104B

MINIMUM LENGTH (FT) TO BE RESTRAINED ON EACH SIDE OF FITTING(S). *

| PVC-C-900/905 | PIPE SIZE | | | | | | | | | |
|-----------------------|-----------|----|----|-----|-----|-----|-----|-----|-----|-----|
| | 4" | 6" | 8" | 10" | 12" | 14" | 16" | 18" | 20" | 24" |
| 90° BEND | 33 | 44 | 56 | 66 | 78 | 90 | 102 | 114 | 126 | 138 |
| 45° BEND | 15 | 18 | 23 | 27 | 32 | 36 | 41 | 46 | 51 | 56 |
| 22-1/2° BEND | 8 | 9 | 11 | 14 | 15 | 17 | 18 | 19 | 20 | 21 |
| 11-1/4° BEND | 5 | 5 | 6 | 6 | 8 | 8 | 8 | 8 | 8 | 8 |
| PLUG OR BRANCH OF TEE | 68 | 90 | 66 | 141 | 164 | 210 | 210 | 210 | 210 | 210 |

RESTRAINED PIPE TABLE (PVC-HDPE)

CITY OF SANFORD 1999 FIG. 104A



CAUTION

MODIFICATION OF THESE DETAILS BY NON-CITY OF SANFORD PERSONNEL, OTHER THAN THE FILLING IN OF BLANK INFORMATION LOCATIONS, SHALL RESULT IN THE WITHDRAWAL OF THE UTILITIES DEPARTMENT'S APPROVAL OF THE SUBJECT ENGINEERING PLANS.

STUDIORES MARRIOTT
RINEHART ROAD
CITY OF SANFORD

Kimley»»Horn

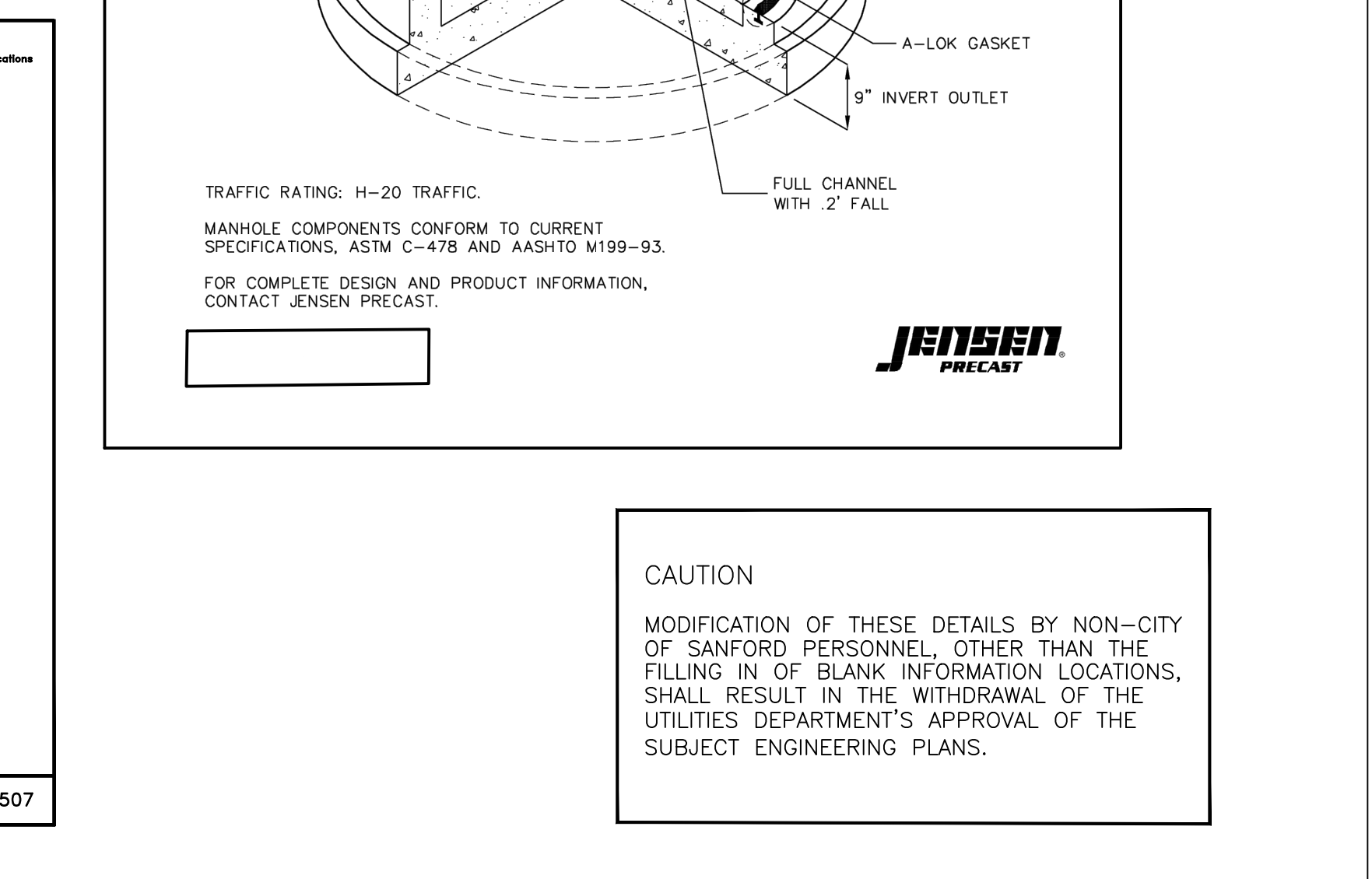
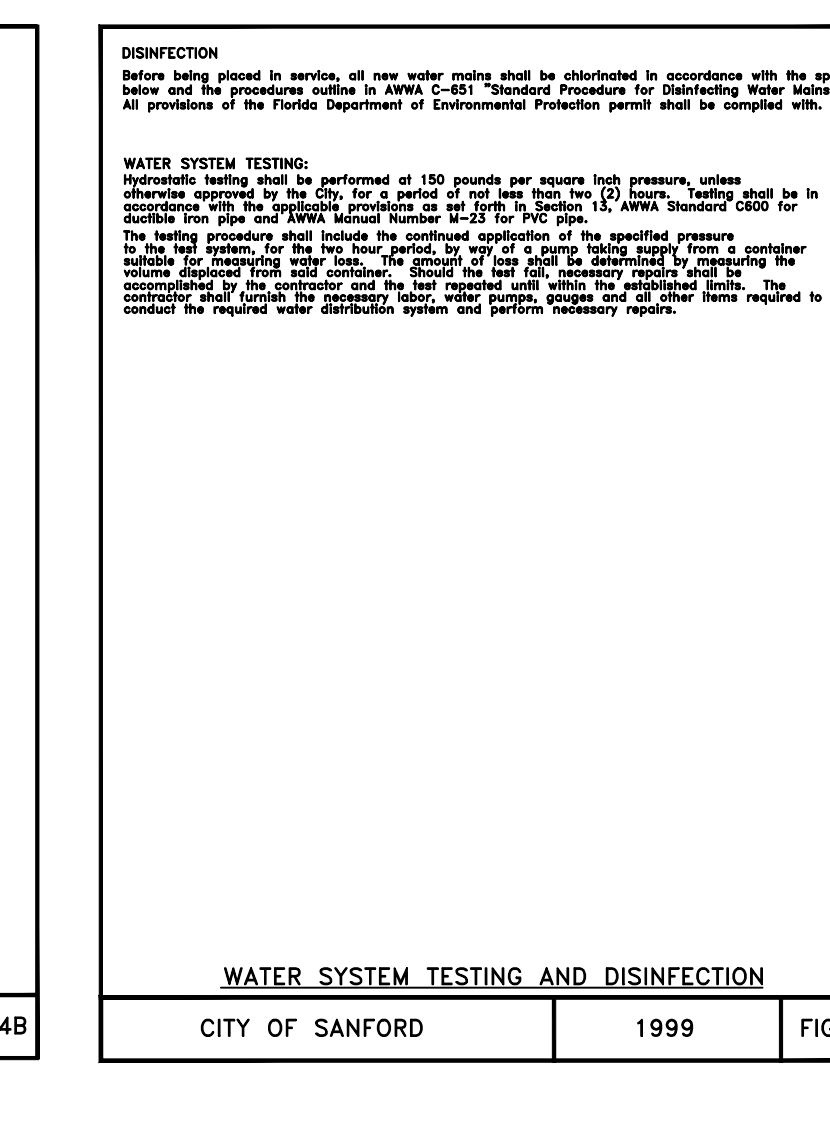
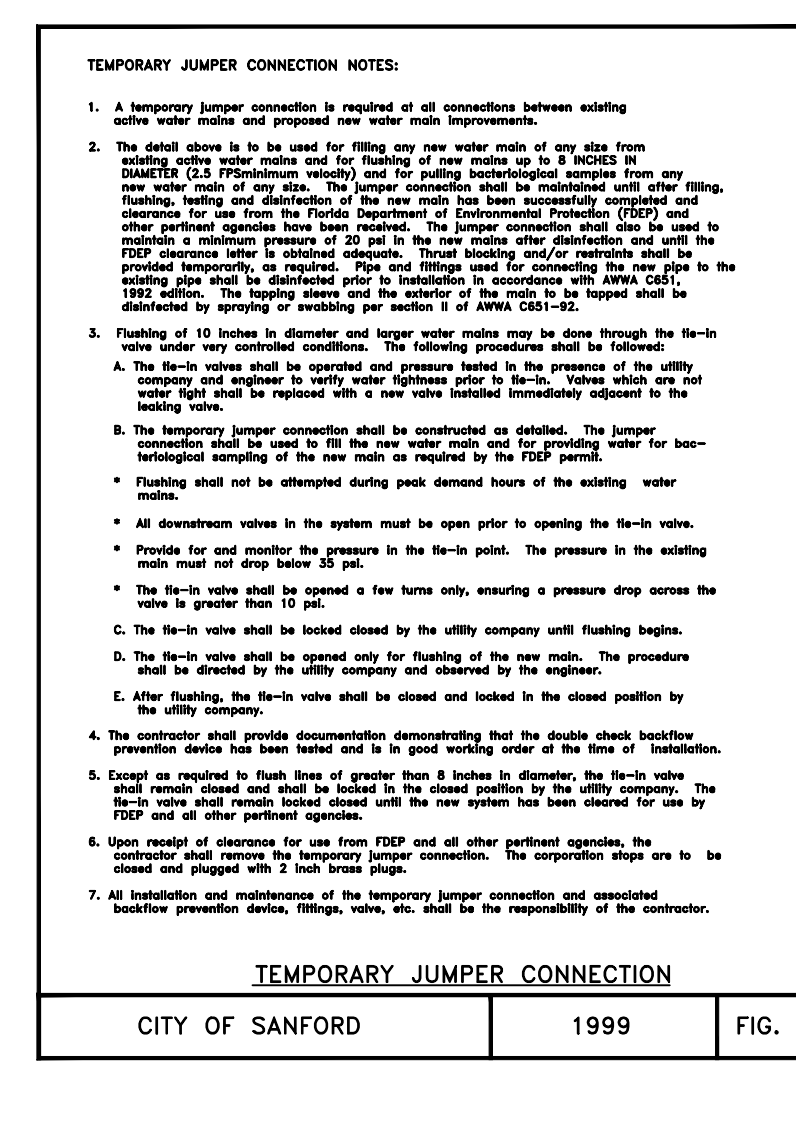
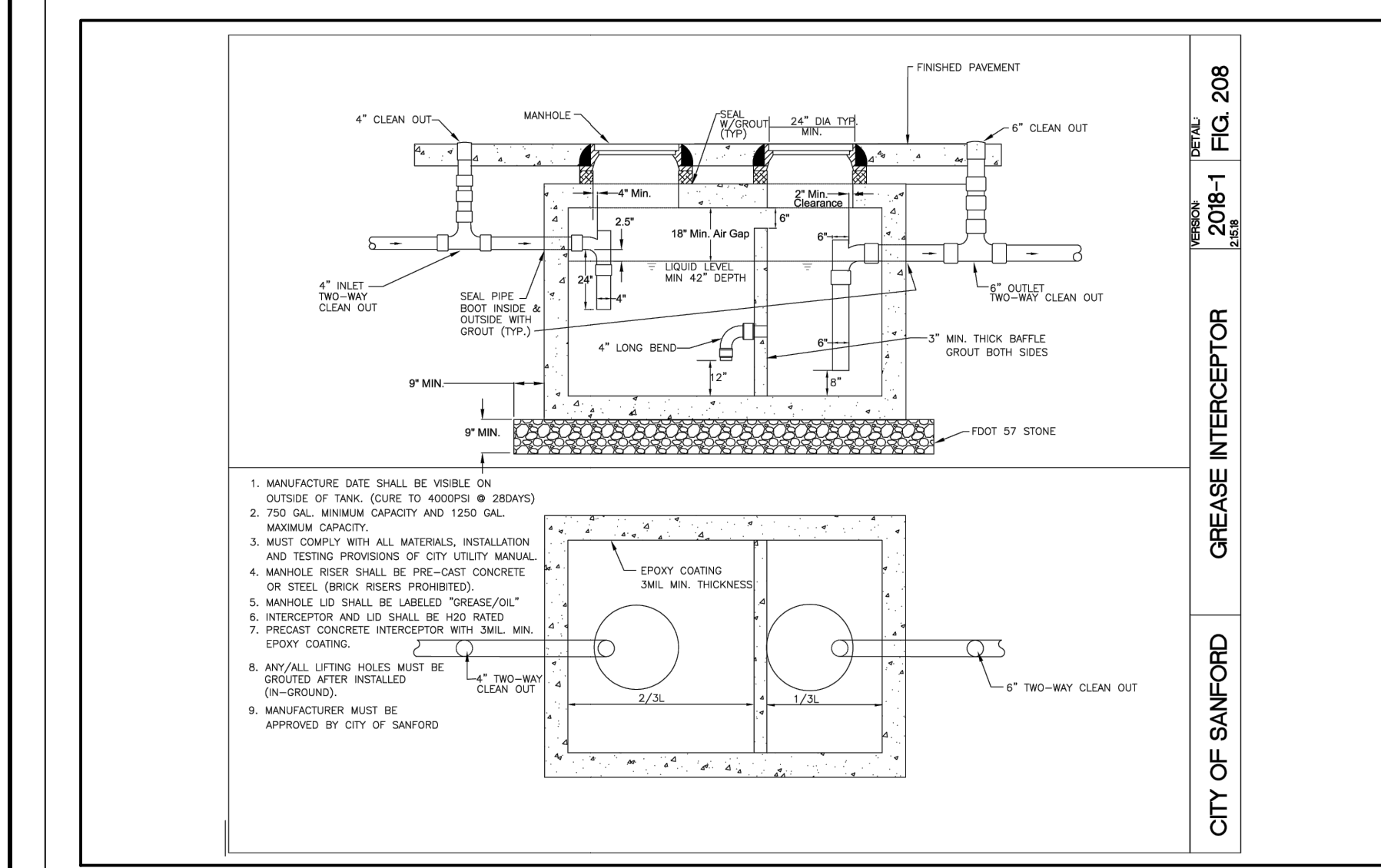
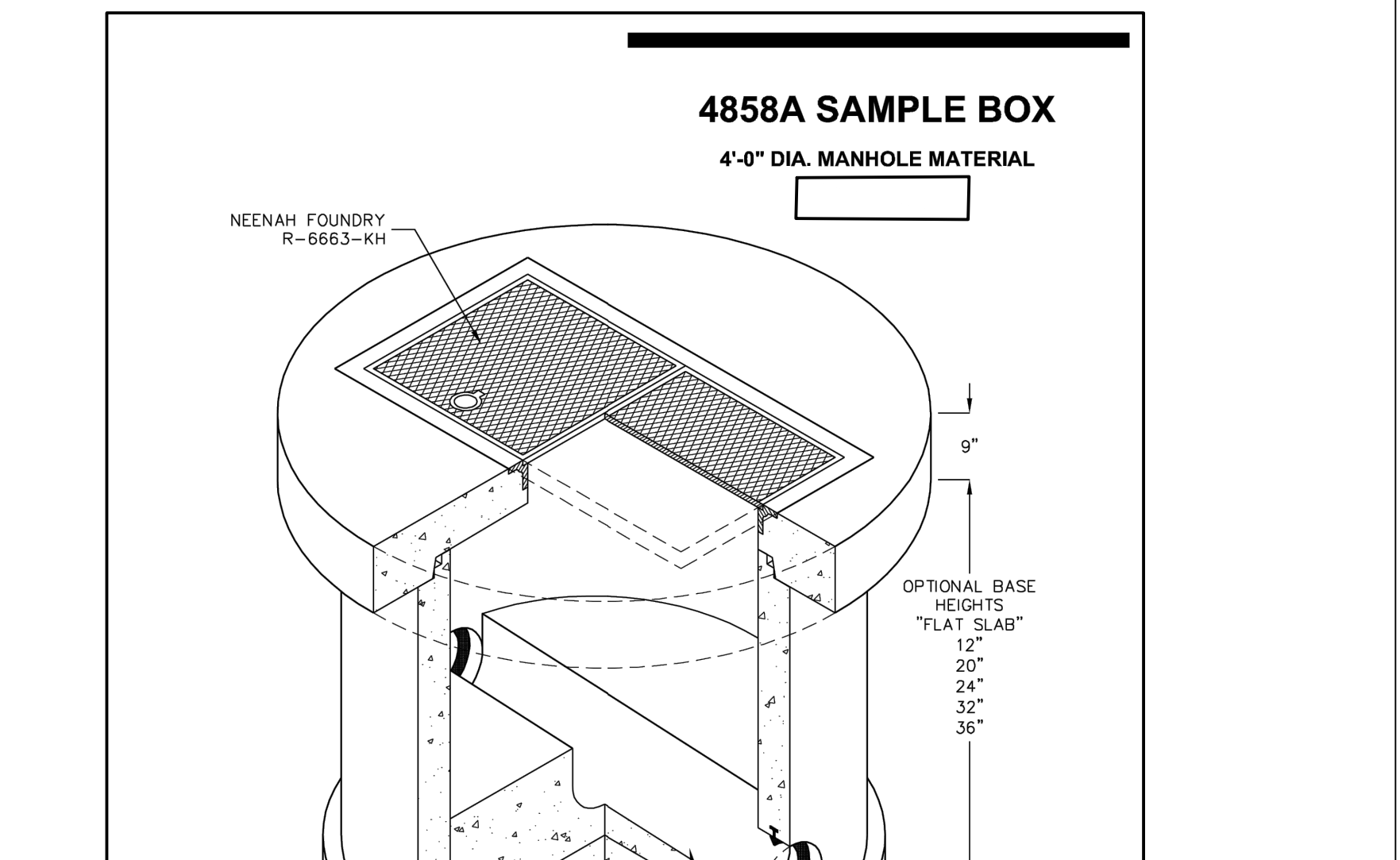
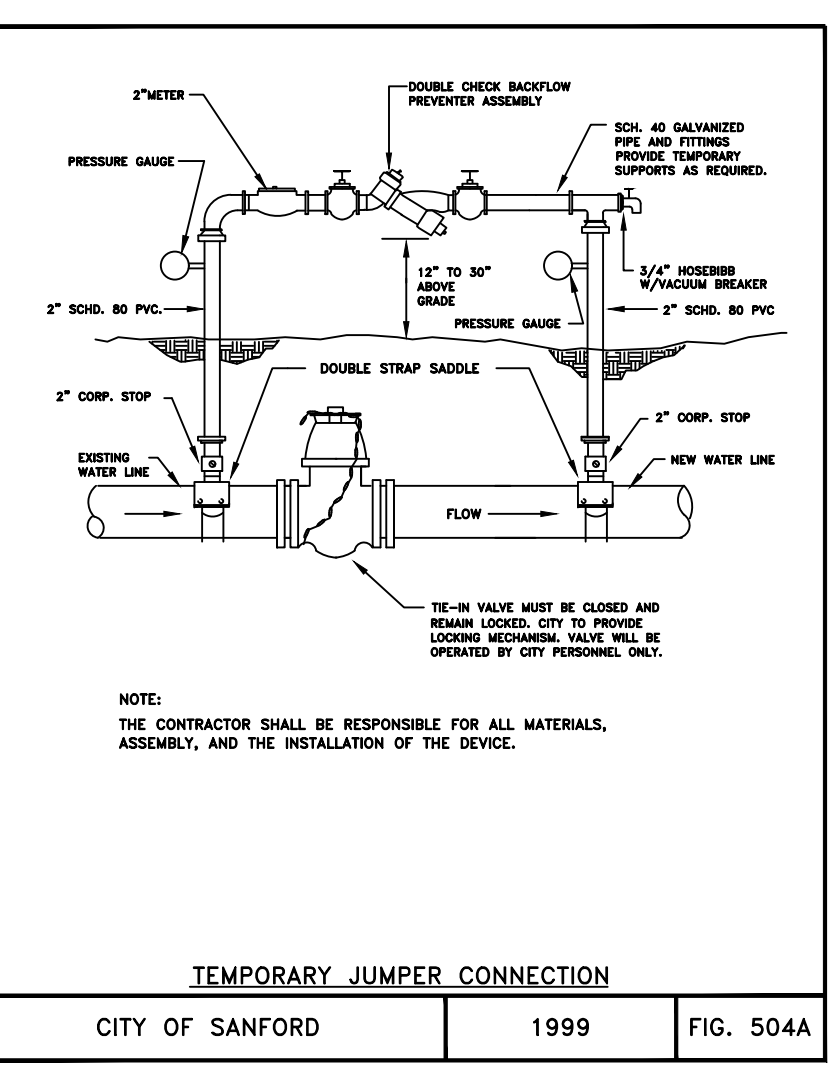
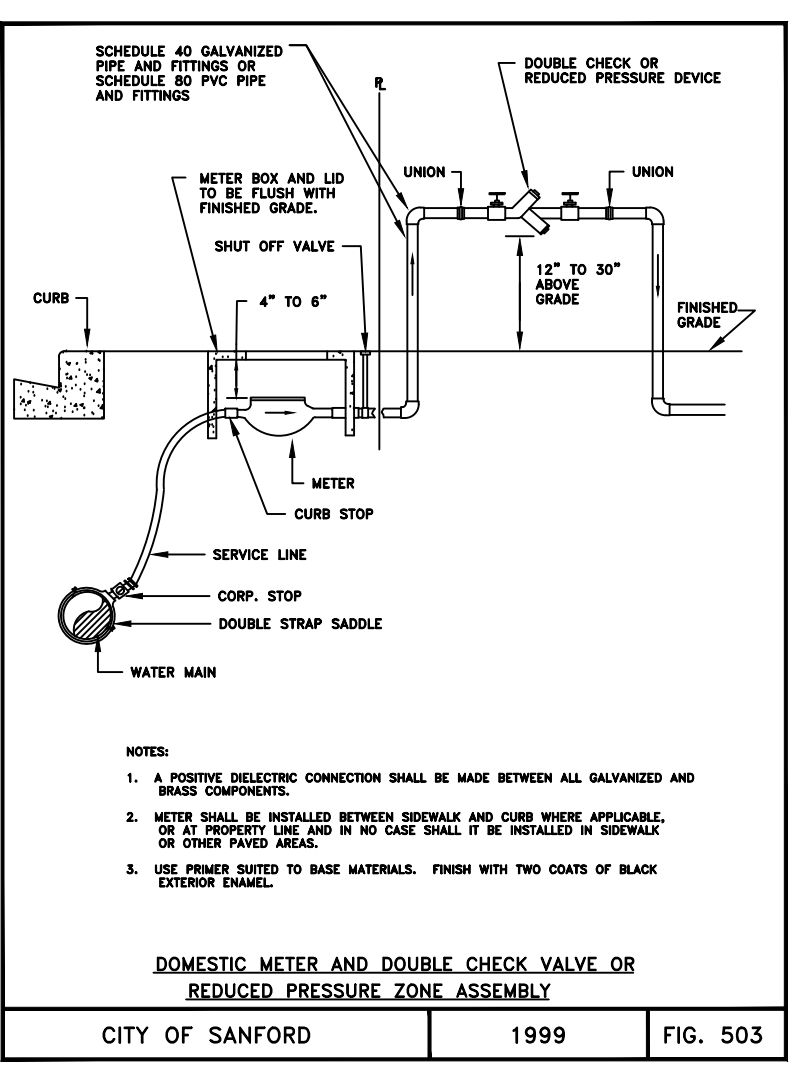
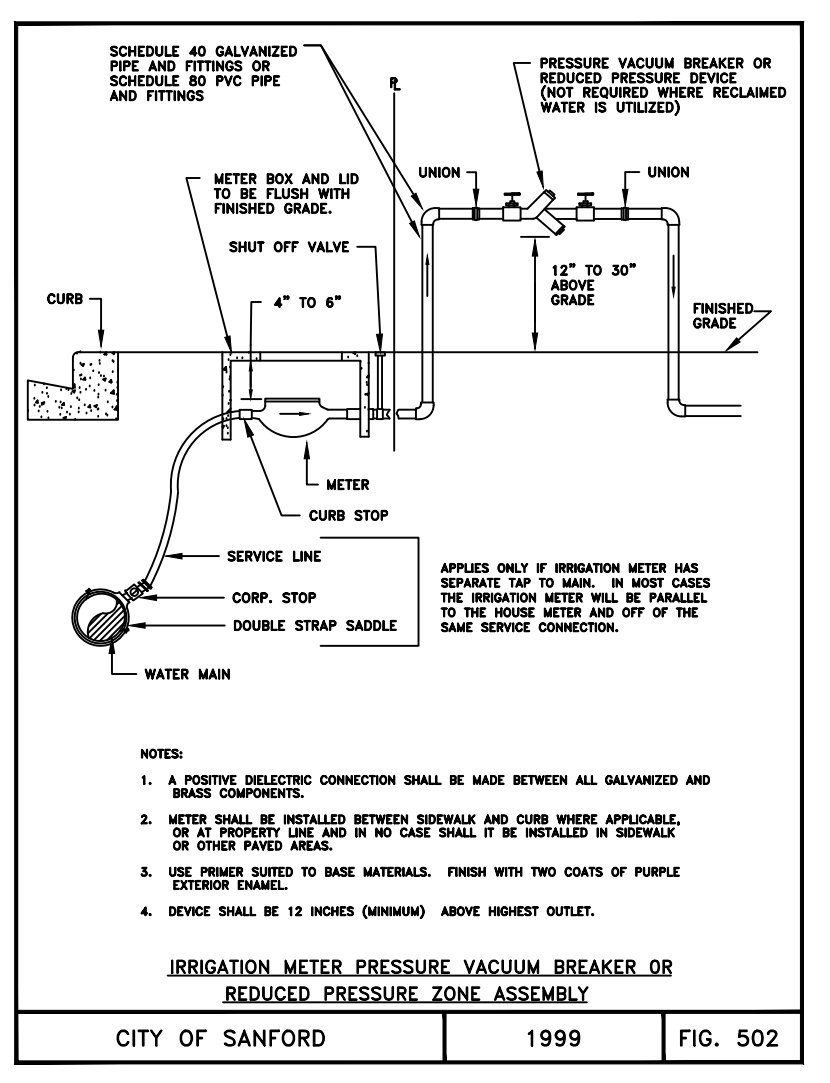
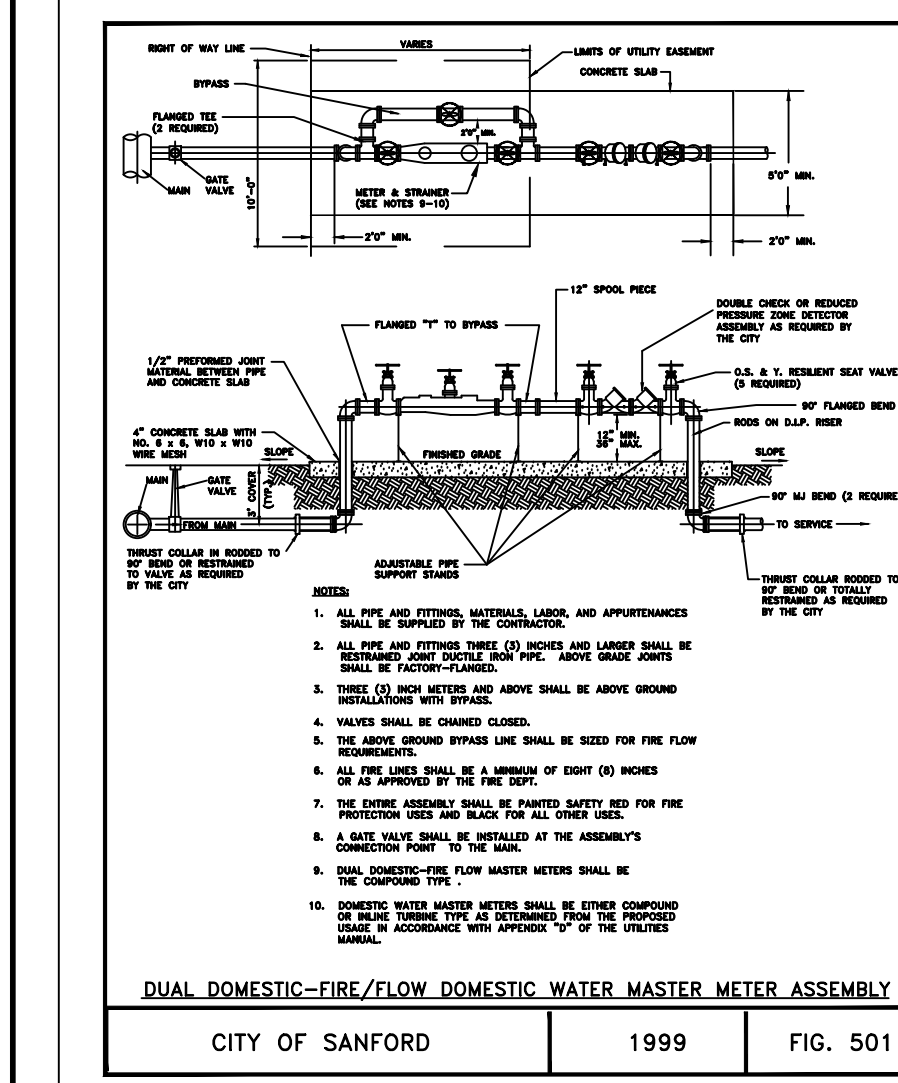
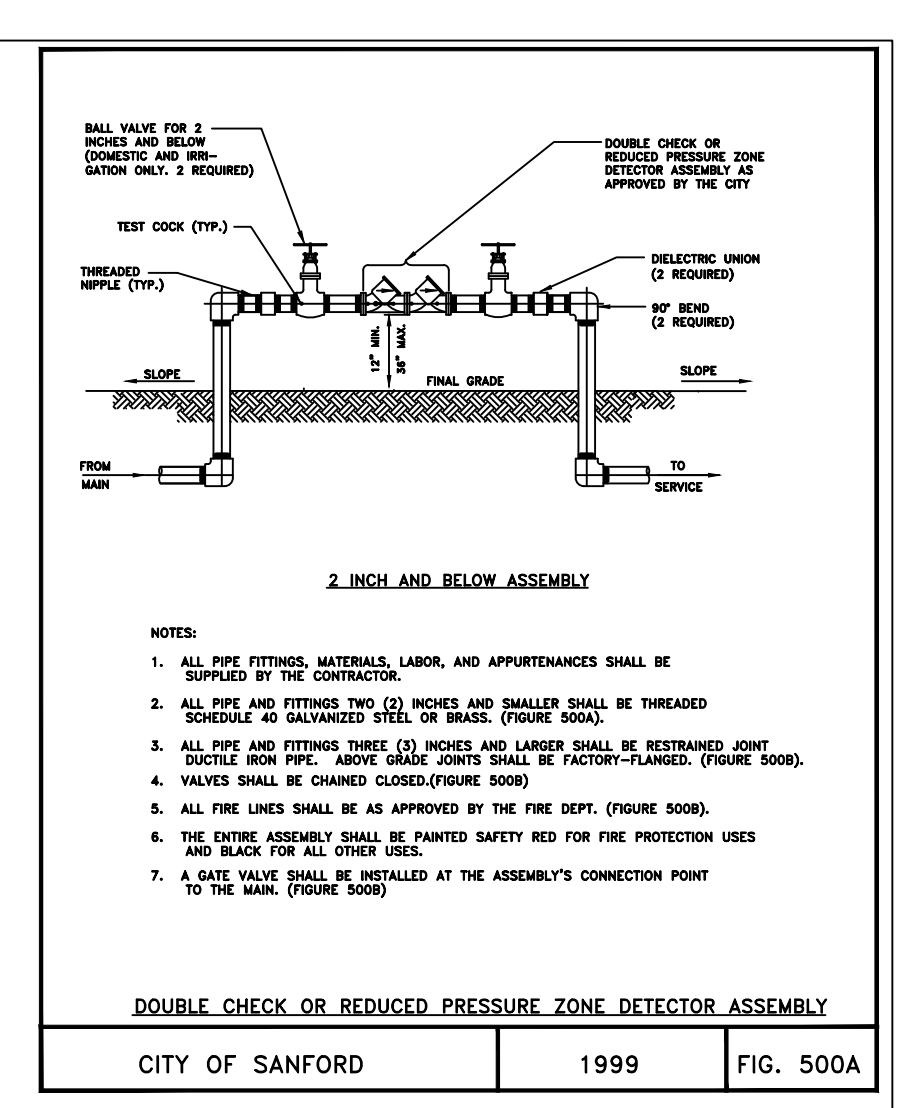
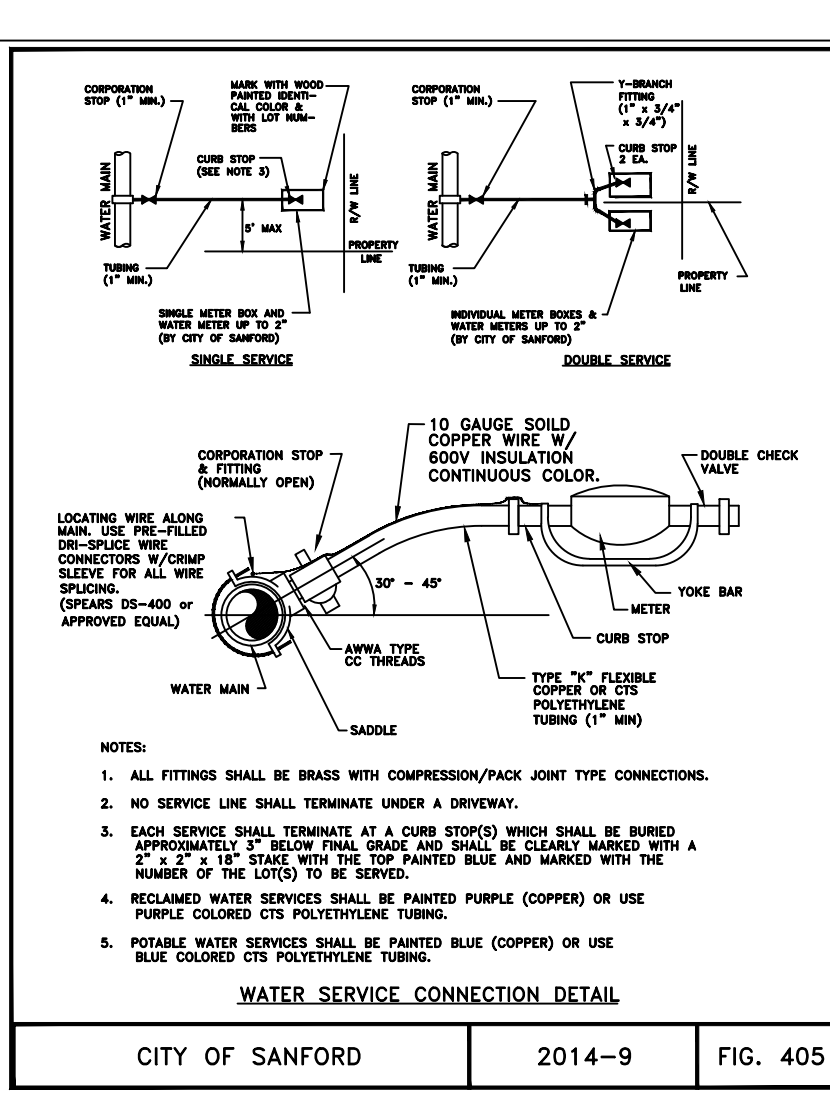
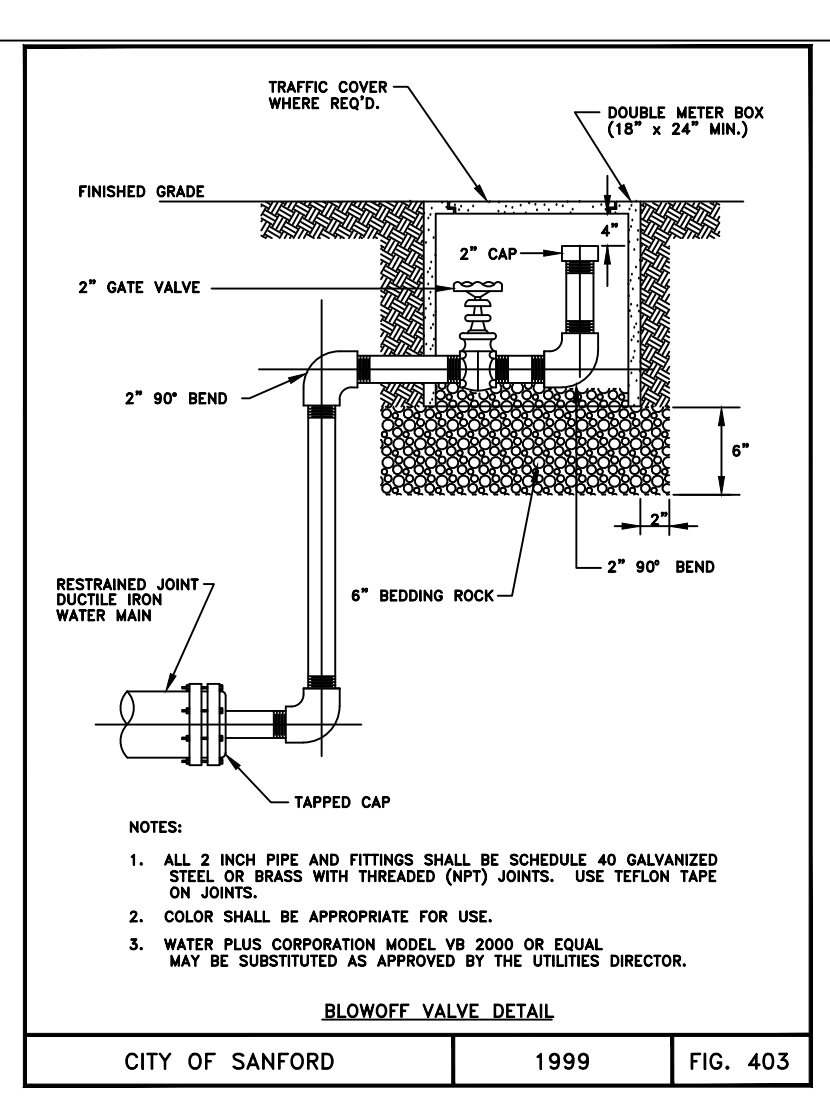
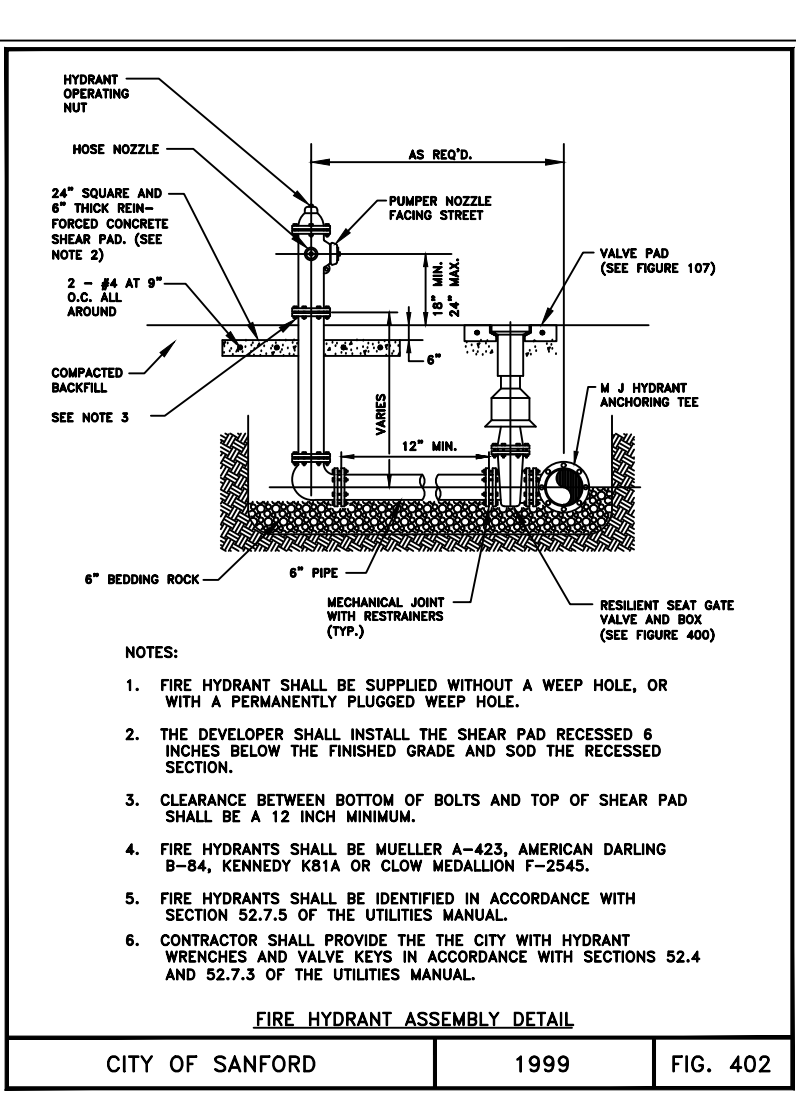
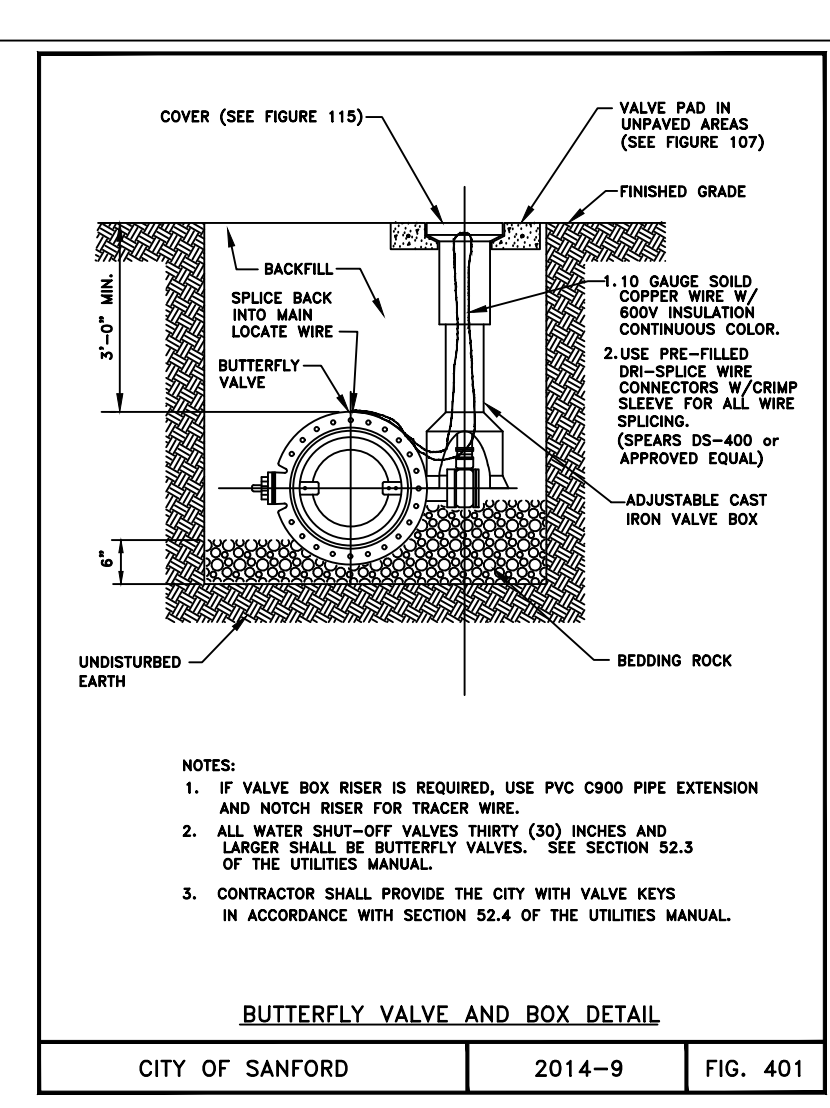
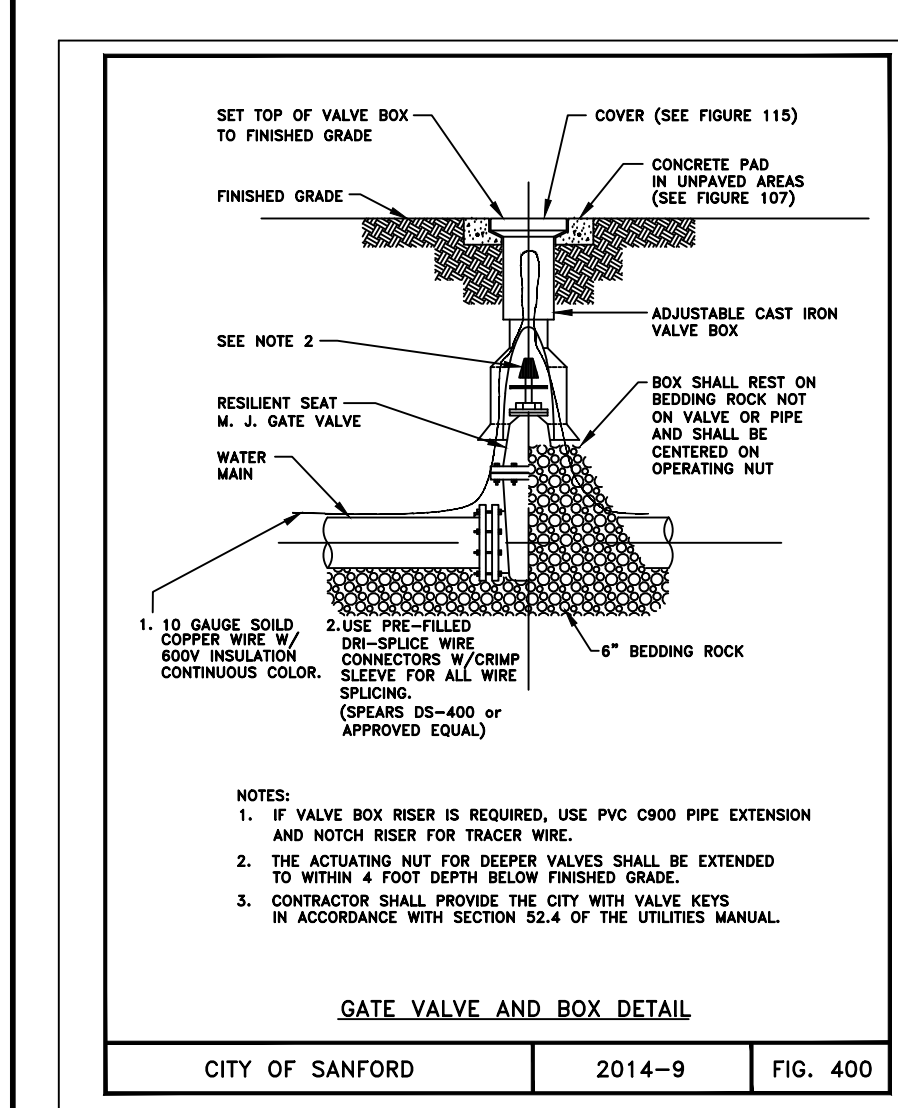
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PHONE: 407-898-1511
WWW.KIMLEY-HORN.COM REGISTRY No. 35106

FLORIDA
REGISTERED PROFESSIONAL ENGINEER
DATE: 07/23/2025
SCALE: AS SHOWN
DESIGNED BY: [Blank]
DRAWN BY: [Blank]
CHECKED BY: [Blank]

REVISIONS

| No. | DATE | BY |
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| | | |

SHEET NUMBER
C8.0



BY: _____ DATE: _____
 NO. _____ REVISIONS: _____

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 WWW.KIMLEY-HORN.COM REGISTRY NO. 35106

LICENSED PROFESSIONAL
 KHA PROJECT 249343000
 DATE 07/23/2025
 SCALE AS SHOWN
 DESIGNED BY
 DRAWN BY
 CHECKED BY

CITY OF SANFORD
STUDIOS MARRIOTT
RINEHART ROAD
UTILITIES DETAILS

FLORIDA
 CITY OF SANFORD

SHEET NUMBER
C8.1