



0 100 200 400
SCALE: 1" = 200'

GENERAL NOTES:

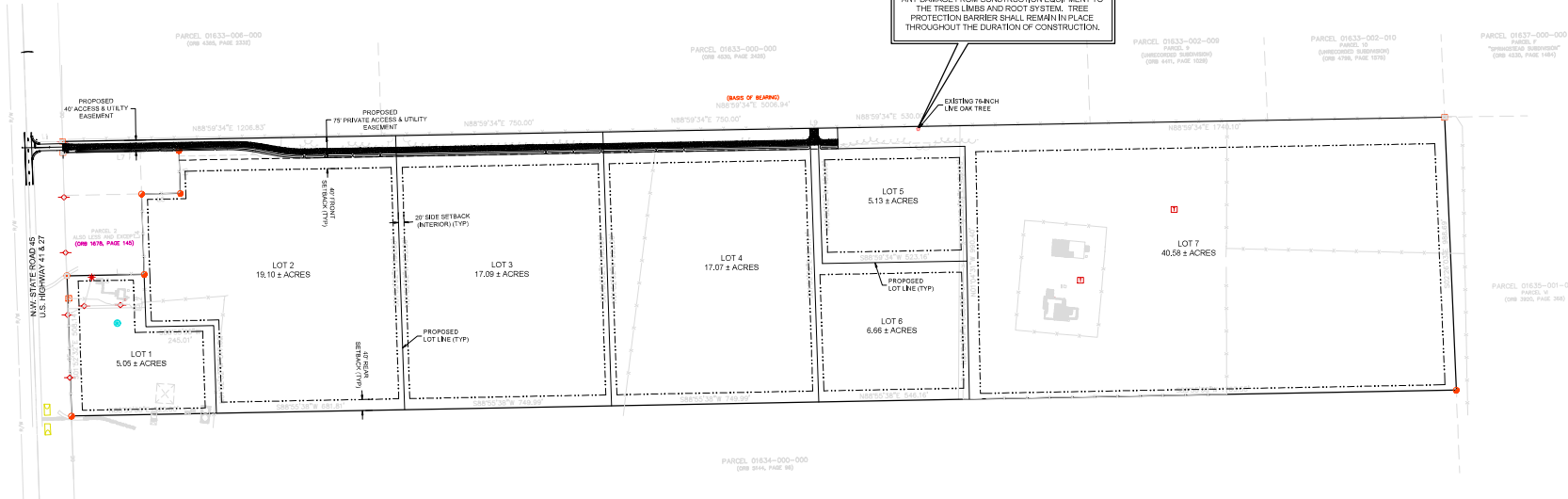
1. CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL EXISTING UTILITIES WITHIN THE WORK LIMITS OF ALL IMPROVEMENTS. THE CONTRACTOR IS ALSO RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES DURING CONSTRUCTION. IN THE EVENT THAT A UTILITY CONFLICT OCCURS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AND UTILITY PROVIDER TO COORDINATE REMEDIAL ACTION.
2. THE ALACHUA COUNTY PUBLIC WORKS (ACPW) SHALL BE NOTIFIED 24 HOURS IN ADVANCE FOR INSPECTION OF PERTINENT STAGES OF CONSTRUCTION WITHIN THEIR RESPECTIVE RIGHT-OF-WAY, SUBGRADE PREPARATION, LIMEROCK PLACEMENT, INSPECTION OF SWEEP LIMEROCK BASE PRIOR TO THE PLACEMENT OF ASPHALT, AND OTHERS AS REQUIRED FOR APPROVAL.
3. WHERE SUBSOIL EXCAVATION IS REQUIRED, THE LIMITS OF EXCAVATION SHALL BE A MINIMUM 24" BELOW THE LIMEROCK BASE.
4. CONTRACTOR SHALL DISPOSE OF SUBSOIL EXCAVATED MATERIALS UNSUITABLE FOR FILL OFF SITE TO A PERMITTED LOCATION OR PER AN APPROVED DISPOSAL PLAN AND LOCATION SITE.
5. CONTRACTOR IS RESPONSIBLE FOR DISPOSING ALL FOREIGN DEBRIS AND MATERIAL OFFSITE. DISPOSING LOCATION AND METHODS SHALL BE IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE, AND FEDERAL REGULATIONS AND REQUIREMENTS.
6. THE CONTRACTOR SHALL FURNISH AND INSTALL ALL STREET SIGNS AND STRIPING.
7. ALL STRUCTURES SHALL ADHERE TO THE 2020 FLORIDA BUILDING CODE(S), THE 2020 NATIONAL ELECTRIC CODE AND THE 2020 FLORIDA FIRE PREVENTION CODE, AS AMENDED.
8. PAD ELEVATIONS REFER TO THE TOP OF A COMPACTED BUILDING PAD, SPECIFIED TO BE 6" BELOW FINISHED FLOOR ELEVATION PER HOME BUILDERS REQUIREMENTS.
9. MINIMUM FINISHED FLOOR ELEVATION, IF SHOWN, REFERS TO THE MINIMUM ELEVATION OF THE BUILDING FOUNDATION.

GENERAL SUBDIVISION NOTES:

1. NO BUILDABLE NON-RESIDENTIAL AREA IS PROPOSED WITHIN THE PROJECT BOUNDARIES.
2. RESIDENTIAL BUILDABLE AREA IS SHOWN ON THIS PLAN. BUILDABLE AREA SHALL BE WITHIN EACH INDIVIDUAL LOT, AND SHALL COMPLY WITH THE MINIMUM SETBACK REQUIREMENTS SPECIFIED IN ALACHUA COUNTY MUNICODD TABLE 403.04.0:
FRONT: 40-FT
REAR: 40-FT
INTERIOR SIDE: 20-FT
STREET SIDE: 40-FT
REAR LOT LINE - ACCESSORY BLDGS: 25-FT
3. THE TRANSPORTATION NETWORK RIGHTS-OF-WAY ARE SHOWN ON THIS PLAN.
4. TOTAL LENGTH OF INTERNAL ROADWAY: 2,957 L.F.
5. THERE ARE NO SPECIFIED VEHICULAR OR DROP OFF AREAS.
6. THERE ARE NO EXISTING STORMWATER MANAGEMENT BASINS WITHIN THE PROJECT BOUNDARIES.
7. ALL UTILITY CORRIDORS FALL WITHIN THE PROPOSED 75' ACCESS, UTILITY, AND TREE CANOPY PRESERVATION EASEMENT.
8. THE PROPOSED PROJECT IS NOT WITHIN AN ACTIVITY CENTER.

NOTICE!

CONTRACTOR SHALL EXERCISE EXTREME CAUTION NEAR AND AROUND EXISTING 75' OAK TREE TO AVOID ANY DAMAGE FROM CONSTRUCTION EQUIPMENT TO THE TREE'S LIMBS AND ROOT SYSTEM. TREE PROTECTION BARRIER SHALL REMAIN IN PLACE THROUGHOUT THE DURATION OF CONSTRUCTION.



WAM MENADIER ENGINEERING
PO Box 636
Alachua, Florida 32006
Ph: (386) 344-5333
www.menadier.com

NOT AFFIDAVIT OF CONFORMANCE WITH A STATE REGULATION.
THIS PLAN HAS BEEN REVIEWED AND SEALED BY WILLIAM A. MENADIER, P.E. ON THE DATE ALLOCATED TO IT.
PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED VALID UNLESS SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED BY AN ELECTRONIC COPIES.

FINAL DEVELOPMENT PLAN
FOR
TWO FARMS
SUBDIVISION
ALACHUA COUNTY
Florida
J. Menadier, P.E.

DATE:
2024-02-2022
DATE:
5-28-2025
SCALE:
1" = 200'

C003

WILLIAM A. MENADIER
PROFESSIONAL ENGINEER
FLORIDA REGISTRATION NO. 74581