

SHEET L3

AREA IN SQ.FT.



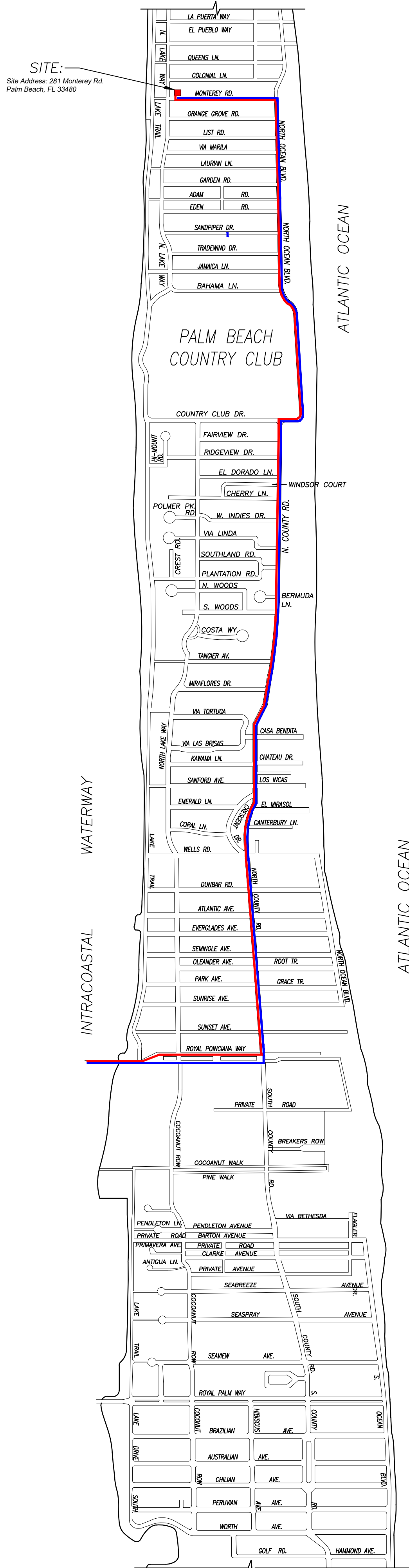
SCALE IN FEET 0' 10' 20' 30'

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1 PROPOSED TRUCK INGRESS / EGRESS ROUTES MAP

SCHEDULE:

MONTH 1: DEMOLITION AND CLEANUP
(3 - 5 DAYS)

LARGEST TRUCK ->

10-15 DUMP TRUCKS FOR DEBRIS REMOVAL
TRAILER FOR EXCAVATOR / DEMOLITION
LANDSCAPE TRUCKS ->
SOD
IRRIGATION

NOTE: SEE SEPARATE "CONSTRUCTION STAGING PLAN" SHEET FOR INFORMATION ON LOCATIONS FOR PARKING, MATERIAL STORAGE, DELIVERIES, DUMPSTER, PORTABLE TOILETS, TIRE CLEANING AREA, SILT FENCE, ETC.

- PROPOSED INGRESS TRUCK ROUTE
- PROPOSED EGRESS TRUCK ROUTE

ENVIRONMENT
DESIGN
GROUP

139 North County Road 5420-8 Palm Beach, FL 33480
Phone: 561.832.4600 Mobile: 561.313.4424

Landscape Architecture
Land Planning
Landscape Management

Dustin M. Mizell, M.L.A. P.L.A. #6666784
Dustin@environmentdesigngroup.com

Private Residence
281 Monterey Road
Town of Palm Beach

JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

SHEET L4

ARCOM# ARC-22-104
ZON-22-067
Truck Logistics Plan
SCALE: NOT TO SCALE

SHEET L5

AREA IN SQ.FT.



DESCRIPTION	REQUIRED	PROPOSED
LOT ZONE		R-B - LOW DENSITY RESIDENTIAL
LOT AREA	10,000 S.F. MINIMUM	13,100 S.F.
OPEN / PERMEABLE SPACE	MINIMUM 45%	45%
FRONT YARD LANDSCAPE	MINIMUM 40% OF FRONT YARD	40.1%
PERIMETER LANDSCAPE WITHIN 10' OF PROPERTY LINE	MINIMUM 50% OF REAR OPEN SPACE	60.9%
	5,895 S.F.	5,899 S.F.
	900 S.F.	903 S.F.
	2,652.75 S.F.	3,591 S.F.

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SHEET L5

Legend

- IMPERVIOUS AREA (HOUSE/STRUCTURE)
- IMPERVIOUS AREA (HARDSCAPE)
- PERVIOUS AREA / OPEN SPACE

Proposed Site Data

DESCRIPTION	REQUIRED		PROPOSED	
LOT ZONE			R-B - LOW DENSITY RESIDENTIAL	
LOT AREA	10,000 S.F. MINIMUM		13,100 S.F.	
OPEN / PERMEABLE SPACE	MINIMUM 45%	5,895 S.F.	45%	5,899 S.F.
FRONT YARD LANDSCAPE	MINIMUM 40% OF FRONT YARD	900 S.F.	40.1%	903 S.F.
PERIMETER LANDSCAPE WITHIN 10' OF PROPERTY LINE	MINIMUM 50% OF REQ'D OPEN SPACE	2,652.75 S.F.	60.9%	3,591 S.F.

MONTEREY ROAD

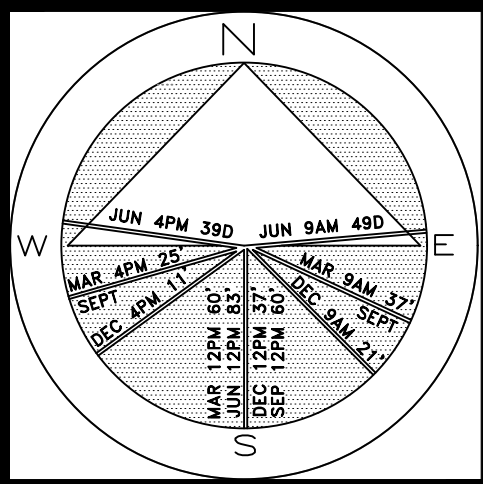
COLONIAL LANE

ARCOM# ARC-22-104
ZON-22-067

Site Calculation / Lot Coverage Graphic

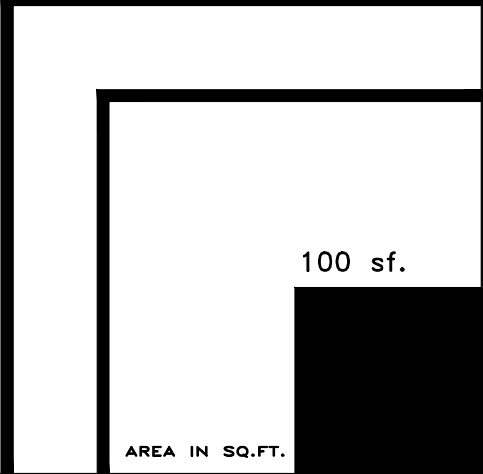
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Private Residence
281 Monterey Rd
Town of Palm Beach



JOB NUMBER: # 21052.00 LA
DRAWN BY: Jean Twomey
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

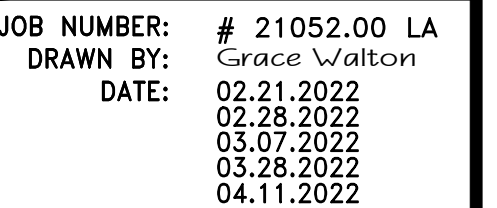
SHEET L6



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2022
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2022
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64 sq. ft.

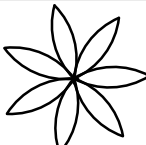
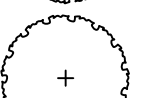
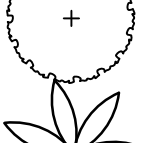
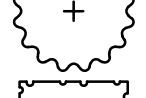
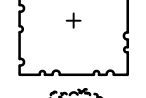
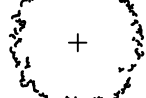
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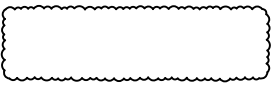
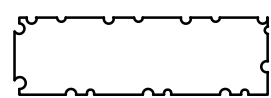
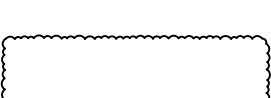
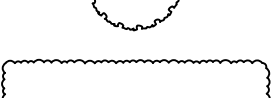
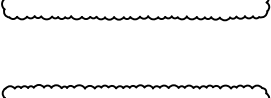
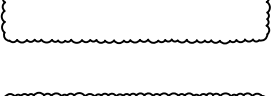
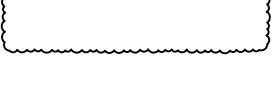
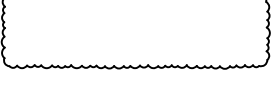
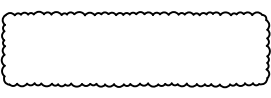
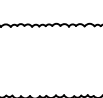
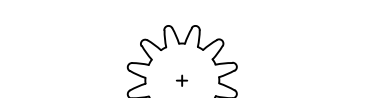
Trees & Palms

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	COCCOTHRINAX ARGENTATA FLORIDA SILVER PALM	9	14' OA., HT	*
	CITRUS SPP TREE	4	6' OA., HT	
	BURSEA SIMARUBA GUMBO LIMBO SPECIMEN TREE	1	16'X16'	*
	NERIUM OLEANDER ICE PINK OLEANDER STD. TREE	4	8' OA. HT, STANDARD	
	OLEA EUROPEA OLIVE TREE	2	14' OA., HT	
	ELAEOCARPUS DECIPIENS JAPANESE BLUEBERRY TREE	4	12' OA., HT	
	EUGENIA SPP TOPIARY TOPIARY TREE	4	8' HT	
	WODYETIA BIFURCATA FOXTAIL PALM	10	12' CT., 22' OA., MATCHING	
	RHAPIS EXCELSA LADY PALM	10	4' HT.	
	CONOCARPUS ERECTUS GREEN BUTTONWOOD TREES	28	5' CT., 16' OA. HT.	*
	CORDIA BOISSIERI WHITE GEIGER TREE	1	18' OA. HT.	*
	COCOLOBA DIVERSIFOLIA PIGEON PLUM TREE	2	6' CT. 16' OA. HT.	*

Native Landscape Legend

PROPERTY ADDRESS:	281 MONTEREY ROAD	
	REQUIRED	PROPOSED
LOT SIZE (SQ FT)	10,000 S.F. MIN.	13,100 S.F.
LANDSCAPE OPEN SPACE (LOS) (SQ FT AND %)	5,895 S.F. (45%)	5,899 S.F. (45%)
PERIMTETER LOS (SQ FT AND %)	2,652.75 S.F. (50%)	3,591 S.F. (60.9%)
FRONT YARD LOS (SQ FT AND %)	900 S.F. (40%)	903 S.F. (40.1%)
NATIVE TREES %	29 = 35%	41 = 50.6%
NATIVE PALMS %	7 = 35%	9 = 47.36%
NATIVE SHRUBS %	255 = 35%	419 = 57.7%
NATIVE VINES / GROUND COVER %	195 = 35%	540 = 97.29%

Shrubs & Groundcovers

SYMBOL/KEY	PLANT NAME	QTY.	DESCRIPTION	NATIVE
	PHYLA NODIFLORA FROG FRUIT GROUNDCOVER	540	3 GAL., 12" OC	*
	MYRICA CERIFERA WAX MYRTLE HEDGE	106	6' HT., FTB., 30" OC	*
	CLUSIA ROSEA 'NANA' CLUSIA BORDER	72	3 GAL., 12" OC PLANTED TIGHT	*
	CLUSIA ROSEA 'NANA' CLUSIA SPHERES	2	2' X 2'	*
	FICUS MICROCARPA GREEN ISLAND FICUS	305	3 GAL., 12" OC	
	LANTANA INVOLUCRATA WHITE LANTANA	60	3 GAL., 12" OC	*
	CONOCARPUS ERECTUS SPP. SILVER BUTTONWOOD HEDGE	43	7 GAL., 24" OC	*
	CONOCAPUS ERECTUS GREEN BUTTONWOOD HEDGE	16	3' HT., 24" OC	*
	SALVIA AZUREA BLUE SALVIA	20	3 GAL., 12" OC	*
	RUELLIA CAROLINIENSIS WILD PETUNIA	100	1 GAL., 6" OC	*
	GARDENIA JASMINOIDES 'MIAMI SUPREME'	2	2' X 2', IN POTS	
	BOUGAINVILLEA SPP. BOUGAINVILLEA VINE	2	8' HT ATTACHED TO WALL	
	TRACHELOSPERMUM JASMINOIDES JASMINE VINE	10	ATTACHED TO WALL	
	STEPHANOTIS FLORIBUNDA STEPHANOTIS VINE	3	8' HT ATTACHED TO WALL	

Lawn & Mulch

AREA	PLANT NAME	QTY.	DESCRIPTION
MULCH	EUCALYPTUS MULCH	AS NEEDED	3" MIN. DEPTH
LAWN	DIAMOND ZOYSIA LAWN	AS NEEDED	SOD PALLETTS

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SHEET 7.1

ARCOM# ARC-22-104
ZON-22-067
Plant Schedule

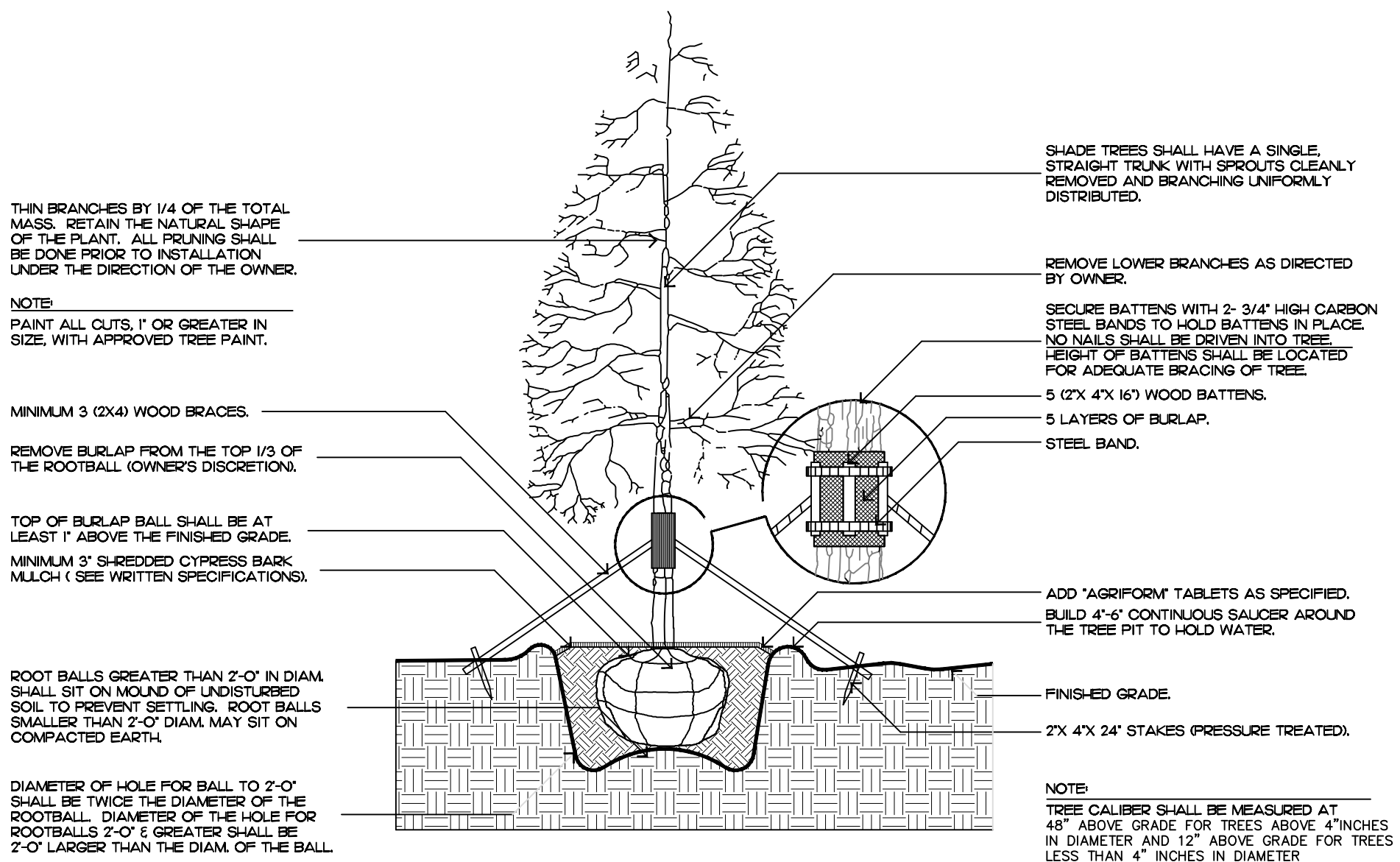
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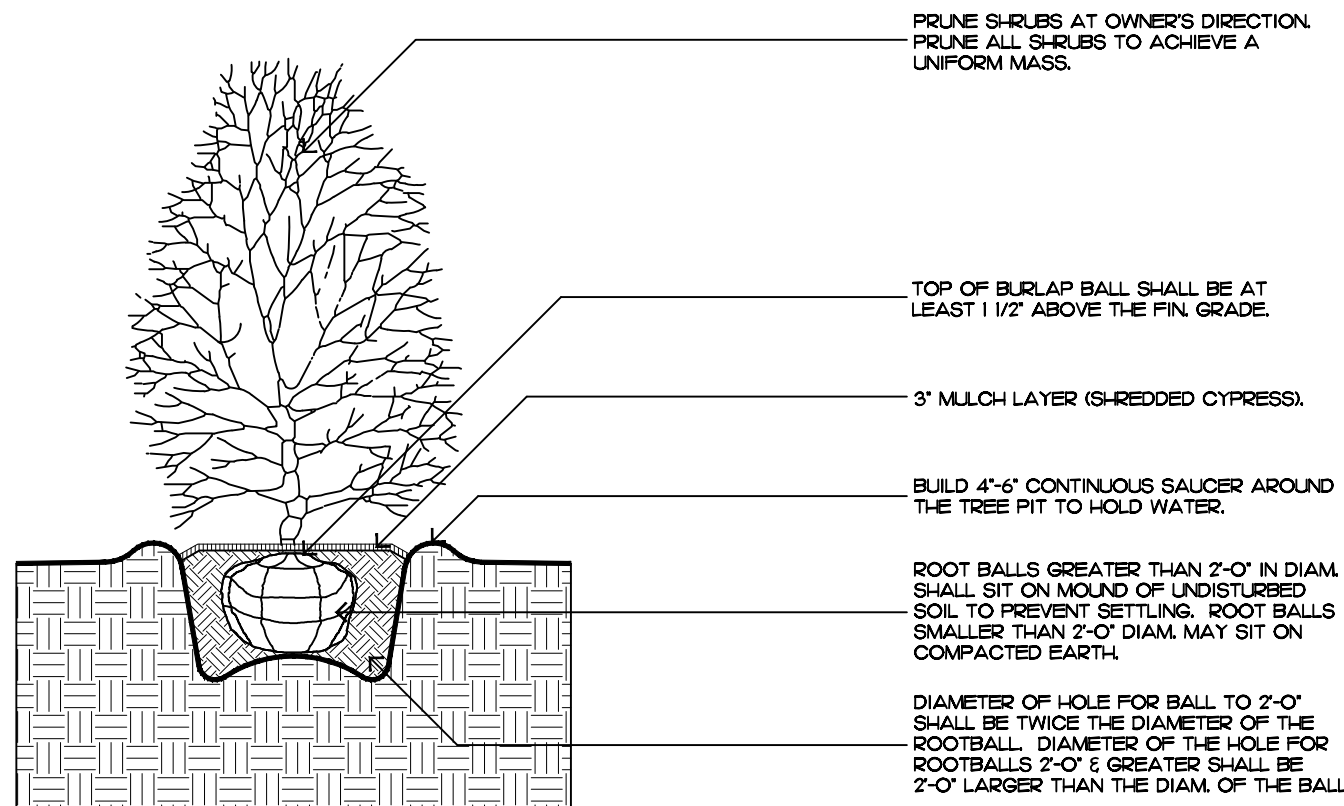
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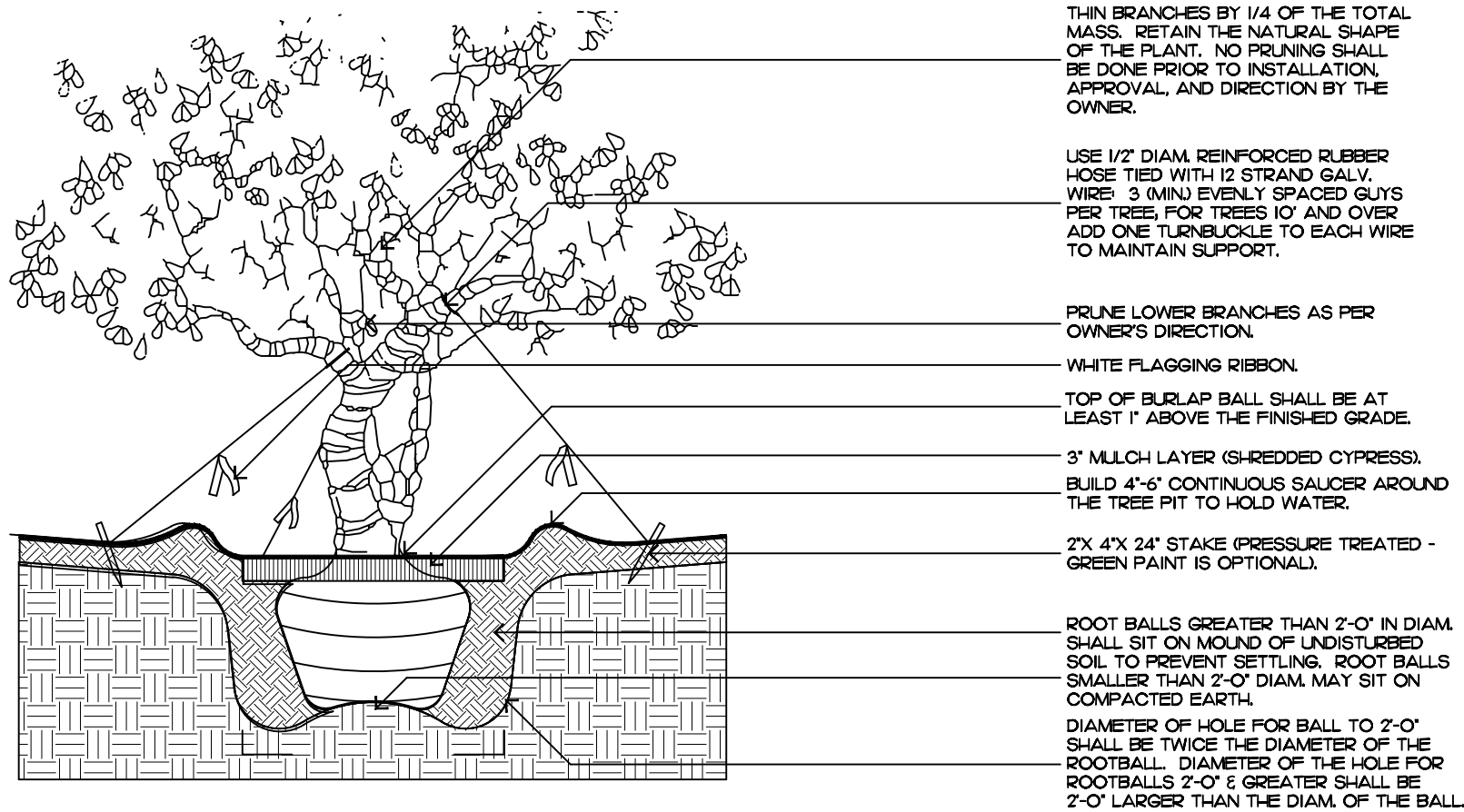
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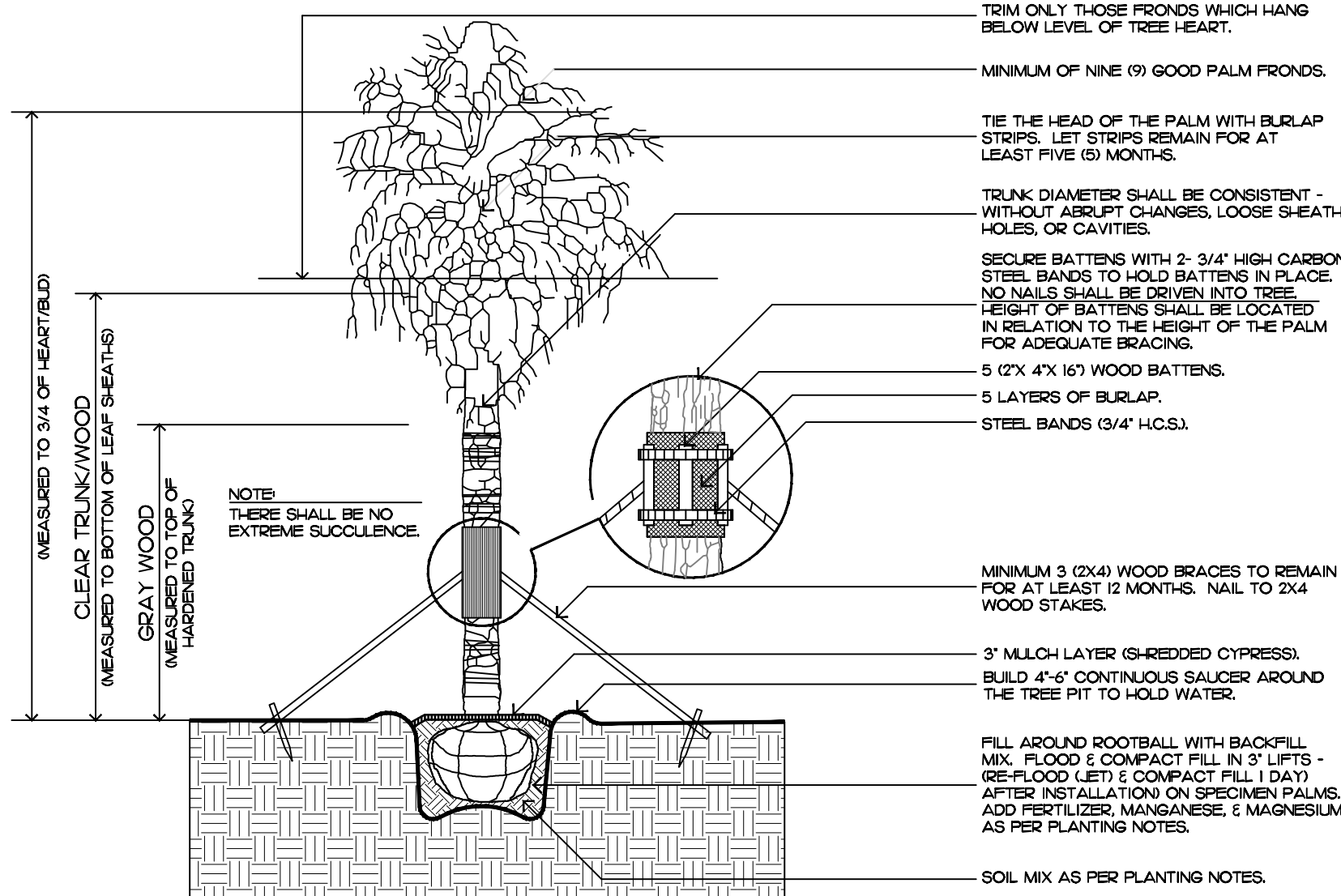
Tree Planting



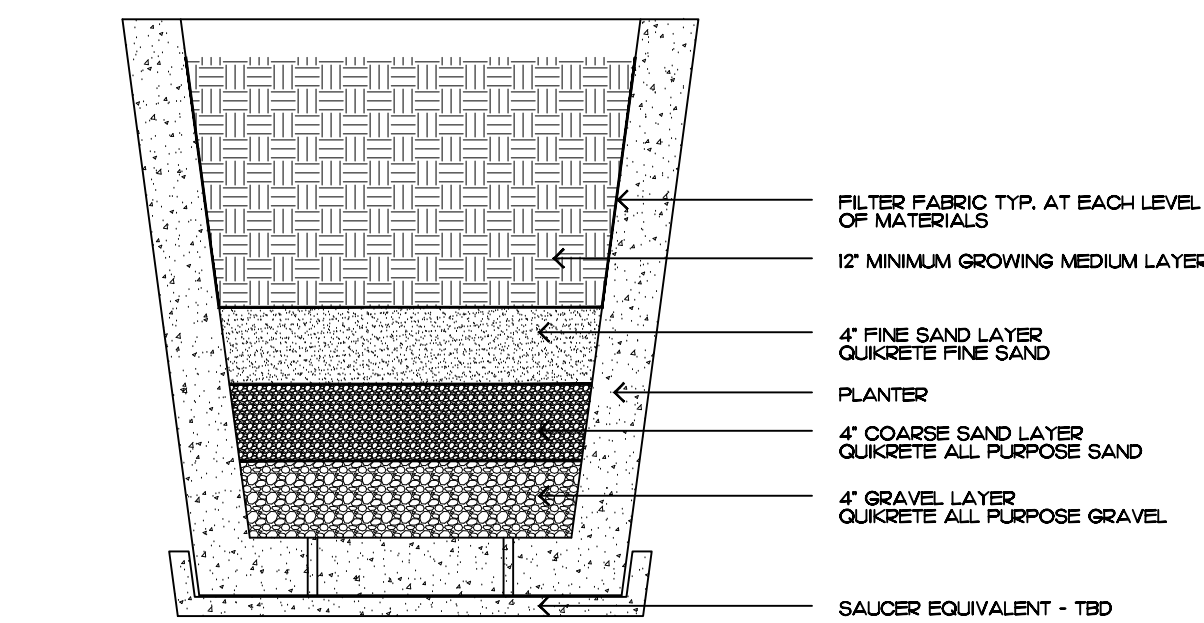
Shrub Planting



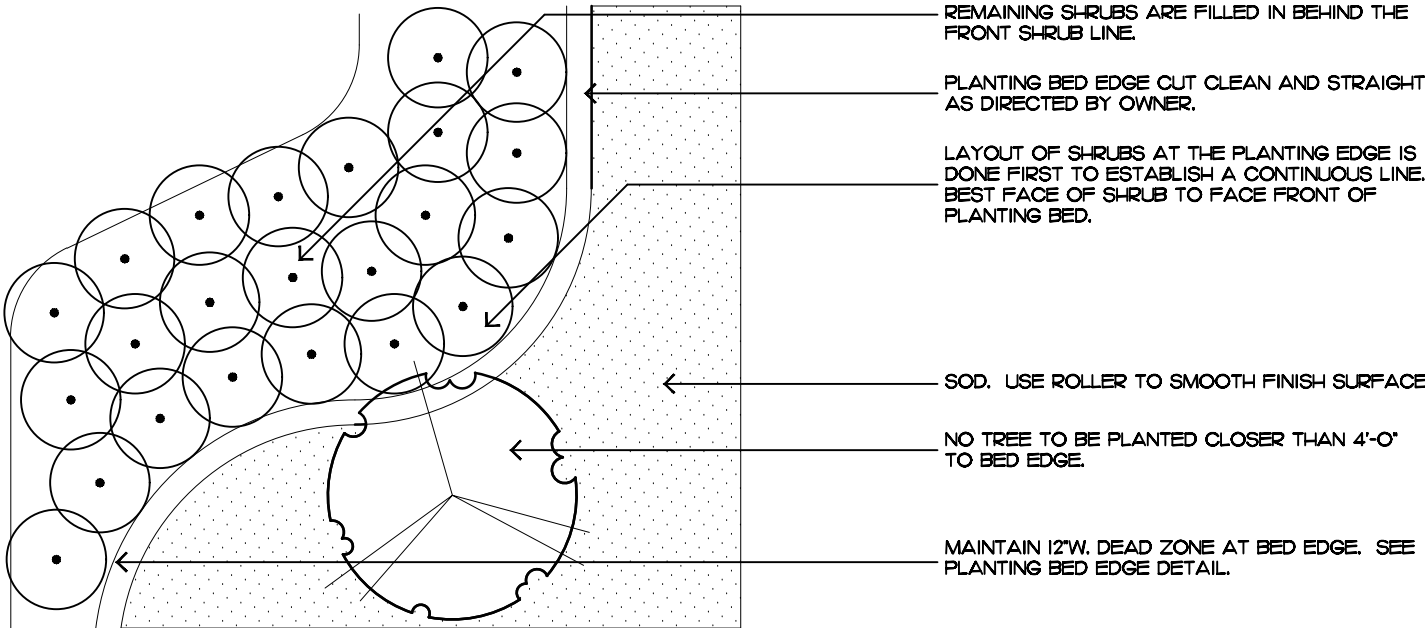
Irregular and Multi-Stem Tree



Palm Tree Planting



Typical Planter Sediment Filtration Detail



Shrub & Groundcover Layout

Planting Notes

COMMERCIAL FERTILIZER:

FERTILIZER SHALL BE COMPLETELY ORGANIC, IT SHALL BE UNIFORM IN COMPOSITION, DRY AND FREE FLOWING. THIS FERTILIZER SHALL BE DELIVERED TO THE SITE IN THE ORIGINAL UNOPENED BAGS, EACH BEARING THE MANUFACTURER'S STATEMENT OF ANALYSIS, AND SHALL MEET THE FOLLOWING REQUIREMENTS:

- SIX PERCENT (6%) NITROGEN
- SIX PERCENT (6%) PHOSPHOROUS
- SIX PERCENT (6%) POTASSIUM

FERTILIZER SHALL BE APPLIED TO ALL SHRUBS (1/3 LB. PER 3 GAL. POT, 1/4 LB. PER 1 GAL. POT) AND GROUNDCOVER. THE SAME FERTILIZER MIXTURE SHALL BE USED ON SOD AT A RATE OF 15 LBS. PER 1000 SQUARE FEET. A FOURTEEN PERCENT (14%) NITROGEN, FOURTEEN PERCENT (14%) PHOSPHOROUS AND FOURTEEN PERCENT (14%) POTASSIUM IS REQUIRED ON ALL TREES AND SHRUBS OVER 5'-0" IN HEIGHT (1/2 LB. PER 5'-0" OF SPREAD). AGRIFORM TABLETS WITH TWENTY PERCENT (20%) NITROGEN, TEN PERCENT (10%) PHOSPHOROUS, FIVE PERCENT (5%) POTASSIUM IN 21 GRAM SIZES SHALL BE APPLIED ALONG WITH THE FERTILIZER PROCESS (1 WITH 1 GAL. PLANTS, 2 WITH 3 GAL. PLANTS AND 2 TABLETS PER 1" OF TREE TRUNK CALIBER). BACK FILL HALFWAY UP THE ROOT BALL. PLACE ABOUT ONE INCH (1") FROM ROOT TIPS. MAGNESIUM SULFATE SHALL BE APPLIED TO ALL PALMS AT INSTALLATION AT A RATE OF 1/2 LB. PER INCH OF TRUNK CALIBER. MANGANESE SHALL BE APPLIED AT THE SAME RATE.

MULCH:

MULCH MATERIAL SHALL BE SHREDDED CYPRESS MULCH OR APPROVED EQUAL, MOISTENED AT THE TIME OF APPLICATION TO PREVENT WIND DISPLACEMENT. MULCH SHALL BE APPLIED TO A MINIMUM 3" DEPTH IN PLANTING BEDS.

SOD:

THE SOD SHALL BE FREE FROM WEEDS, FUNGUS, INSECTS AND DISEASES OF ANY KIND, CLEAN, STRONGLY ROOTED, UNIFORMLY SIZED STRIPS, MACHINE STRIPPED NOT MORE THAN TWENTY-FOUR (24) HOURS PRIOR TO LAYING.

SUBSTITUTIONS:

NO SUBSTITUTION OF PLANT MATERIAL TYPES OR SIZES WILL BE ALLOWED WITHOUT WRITTEN AUTHORIZATION FROM THE OWNER. CONTAINER GROWN MATERIAL WILL NOT BE ACCEPTED AS SUBSTITUTE FOR BED MATERIAL UNLESS PREVIOUSLY APPROVED. INTENDED SUBSTITUTIONS SHALL BE SPELLED OUT IN BID.

MEASUREMENTS:

SHADE TREES: HEIGHT SHALL BE MEASURED FROM GROUND TO THE AVERAGE BRANCH HEIGHT OF CANOPY. SPREAD SHALL BE MEASURED TO THE END OF THE BRANCHING EQUALLY AROUND THE CROWN FROM THE CENTER OF THE TRUNK. MEASUREMENTS ARE NOT TO INCLUDE ANY TERMINAL GROWTH. SINGLE TRUNK TREES SHALL BE FREE OF "V" CROTCHES THAT COULD BE POINTS OF WEAK LIMB STRUCTURE OR DISEASE INFESTATION.

SHRUBS: HEIGHT SHALL BE MEASURED FROM THE GROUND TO THE AVERAGE POINT WHERE MATURE PLANT GROWTH STRIPS. SPREAD SHALL BE MEASURED TO THE END OF BRANCHING EQUALLY AROUND THE SHRUB MASS. MEASUREMENT AREA NOT TO INCLUDE ANY TERMINAL GROWTH.

PALMS: CLEAR TRUNK (C.T.) - SHALL BE MEASURED FROM THE GROUND AT TIME OF INSTALLATION TO THE POINT WHERE THE MATURE AGED TRUNK JOINS THE IMMATURE OR GREEN PORTION OF THE TRUNK OR HEAD. OVERALL HEIGHT (O.A.) - SHALL BE MEASURED FROM THE GROUND AT THE TIME OF INSTALLATION TO THE AVERAGE FROND HEIGHT. PALMS WITH MARRED OR BURNED TRUNKS WILL NOT BE ACCEPTED.

PLANTING SOIL AND BACKFILL:

PLANTING SOIL FOR USE IN PREPARING BACKFILL FOR PLANT PITS SHALL BE A FERTILE, FRIABLE AND NATURAL TOPSOIL, WITHOUT MIXTURE OF SUBSOIL MATERIALS, AND SHALL BE FREE FROM HEAVY CLAY, STONES, LIME LUMPS, SHELLS, PLANTS, ROOTS OR OTHER FOREIGN MATERIALS, WEEDS, OR NOXIOUS GRASSES (SUCH AS BERMUDA OR INLET GRASS). IT SHALL NOT CONTAIN TOXIC SUBSTANCES WHICH MAY BE HARMFUL TO THE PLANT GROWTH.

BACKFILL FOR SOD AREAS SHALL BE SUBJECT TO LESSER STANDARDS AT THE DISCRETION AND DECISION OF THE OWNER.

EXISTING TOPSOIL SHALL BE USED IN ALL PLANT MATERIAL PITS EXCEPT SABAL PALMS WHERE THE SOIL SHALL CONSIST OF CLEAN SAND.

PLANTING SOIL FOR USE IN BEDS FOR ANNUALS AND/OR PERENNIALS SHALL CONTAIN ONE-THIRD (1/3) POTTING SOIL OR A BLENDED TOPSOIL, TILL INTO TOP 10" - 12" OF SOIL WITH A TIME-RELEASE FERTILIZER.

PLANT MATERIALS:

PALMS, TREES, SHRUBS, GROUNDCOVERS AND VINES

PLANT SPECIES AND SIZE SHALL CONFORM TO THOSE INDICATED ON THE DRAWINGS. NOMENCLATURE SHALL CONFORM TO "STANDARDIZED PLANT NAMES", 1942 EDITION, ALL NURSERY STOCK SHALL BE IN ACCORDANCE WITH "GRADES AND STANDARDS FOR NURSERY PLANTS PARTS I & II", LATEST EDITION PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES. UNLESS SPECIFIED OTHERWISE, ALL PLANTS SHALL BE FLORIDA GRADE NUMBER 1 OR BETTER AS DETERMINED BY THE FLORIDA DIVISION OF PLANT INDUSTRY. SPECIMEN MEANS AN EXCEPTIONALLY HEAVY, SYMMETRICAL, TIGHTLY KNIT PLANT, SO TRAINED OR FAVORED IN ITS DEVELOPMENT THAT FIRST APPEARANCE IS UNQUESTIONABLE AND OUTSTANDINGLY SUPERIOR IN FORM, NUMBER OF BRANCHES, COMPACTNESS AND SYMMETRY. ALL PLANTS SHALL BE FRESHLY DUG, SOUND, HEALTHY, VIGOROUS, WELL BRANCHED AND FREE OF DISEASE AND INSECT EGGS AND LARVAE AND SHALL HAVE ADEQUATE ROOT SYSTEMS. TREES FOR PLANTING POVIS SHALL BE UNIFORM IN SIZE AND SHAPE. ALL MATERIALS SHALL BE SUBJECT TO APPROVAL BY THE OWNER. WHERE REQUIREMENTS ARE OMITTED FROM THE PLANT LIST, THE PLANTS FURNISHED SHALL BE NORMAL FOR THE VARIETY AND FLORIDA NUMBER 1. PLANTS SHALL BE PRUNED PRIOR TO DELIVERY ONLY UPON THE APPROVAL OF THE OWNER.

CONTAINER GROWN STOCK:

- ALL CONTAINER GROWN MATERIAL SHALL BE HEALTHY, VIGOROUS, WELL-ROOTED PLANTS AND ESTABLISHED IN THE CONTAINER IN WHICH THEY ARE SOLD. THE PLANTS SHALL HAVE TOPS OF GOOD QUALITY AND BE IN A HEALTHY GROWING CONDITION.
- AN ESTABLISHED CONTAINER GROWN PLANT SHALL BE TRANSPLANTED INTO A CONTAINER AND GROWN IN THAT CONTAINER SUFFICIENTLY LONG ENOUGH FOR THE NEW FIBROUS ROOTS TO HAVE DEVELOPED SO THAT THE ROOT MASS WILL RETAIN ITS SHAPE AND HOLD TOGETHER WHEN REMOVED FROM THE CONTAINER.

WARRANTY:

WARRANTY PLANTS, SHRUBS AND GROUNDCOVERS FOR A PERIOD OF NINETY (90) DAYS; TREES & PALMS FOR ONE YEAR (1) AGAINST UN-HEALTHY CONDITION, EXCEPT AS MAY RESULT FROM NEGLIGENCE BY OWNER, DAMAGE BY OTHERS, AND UNUSUAL PHENOMENA BEYOND INSTALLER'S CONTROL. REPLACE AT TIME REQUESTED BY THE OWNER OR LANDSCAPE ARCHITECT.

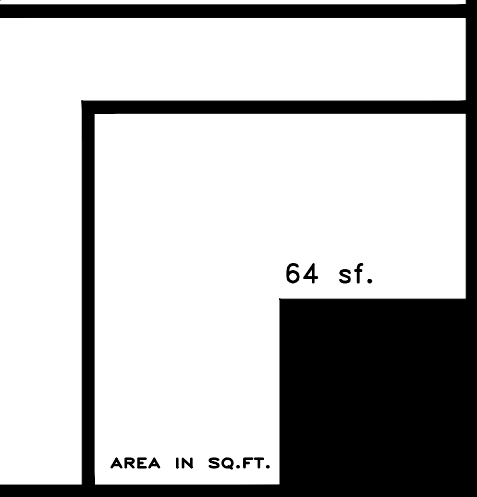
MAINTENANCE:

MAINTAIN LANDSCAPE WORK UNTIL THE LETTER OF SUBSTANTIAL COMPLETION BY THE GENERAL CONTRACTOR, INCLUDE WATERING, WEEDING, CULTIVATING, RESTORATION OF GRADE, MOWING AND TRIMMING GRASS, PRUNING TREES AND SHRUBS, PROTECTION FROM INSECTS AND DISEASES, FERTILIZATION AND SIMILAR OPERATIONS AS NEEDED TO ENSURE NORMAL GOOD HEALTH FOR LIVE PLANT MATERIAL.

Private Residence
281 Monterey Rd
Town of Palm Beach
F L O R I D A

JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

SHEET L7.4



COLONIAL LANE

MONTEREY ROAD

ARCOM# ARC-22-104
ZON-22-067

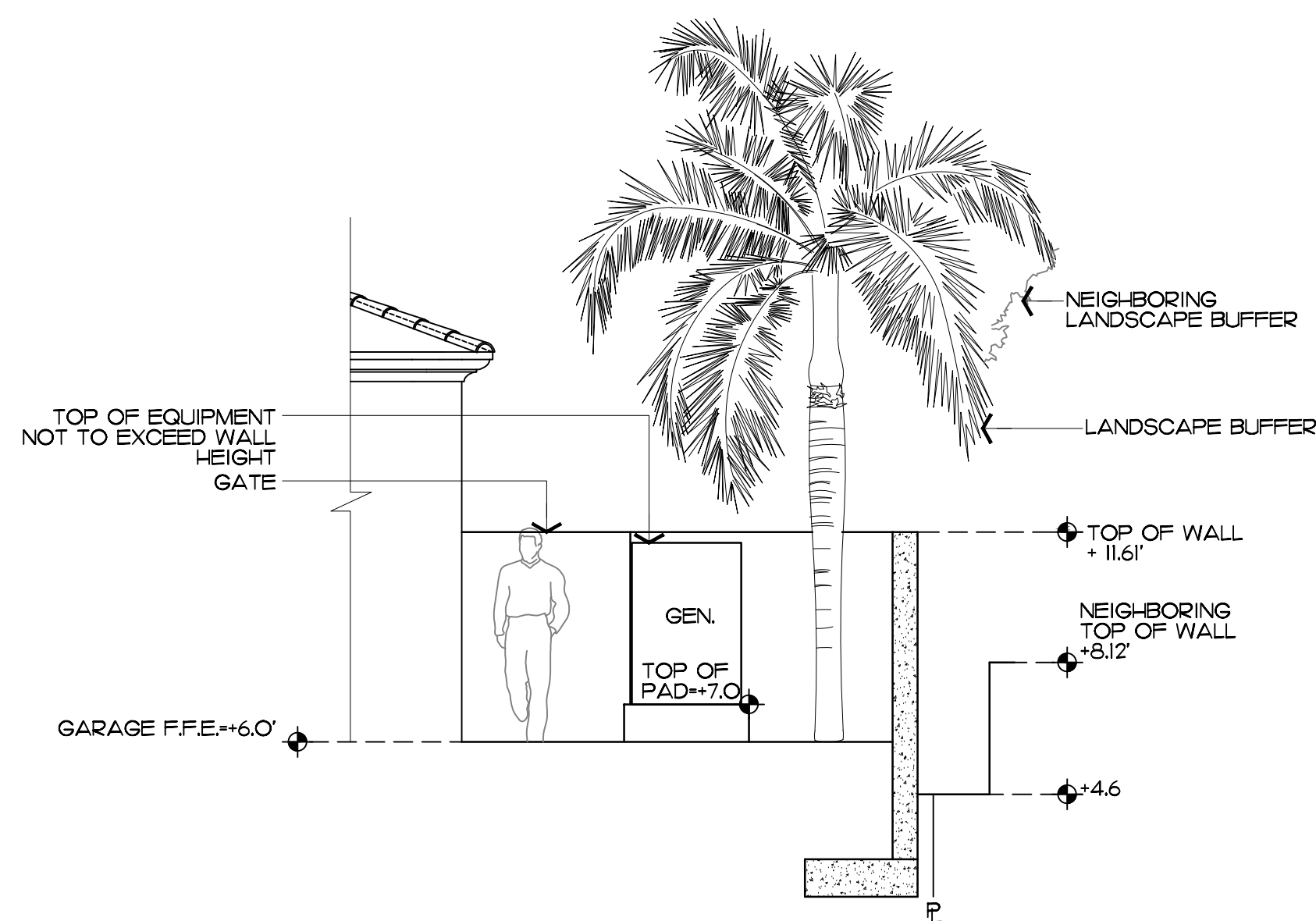
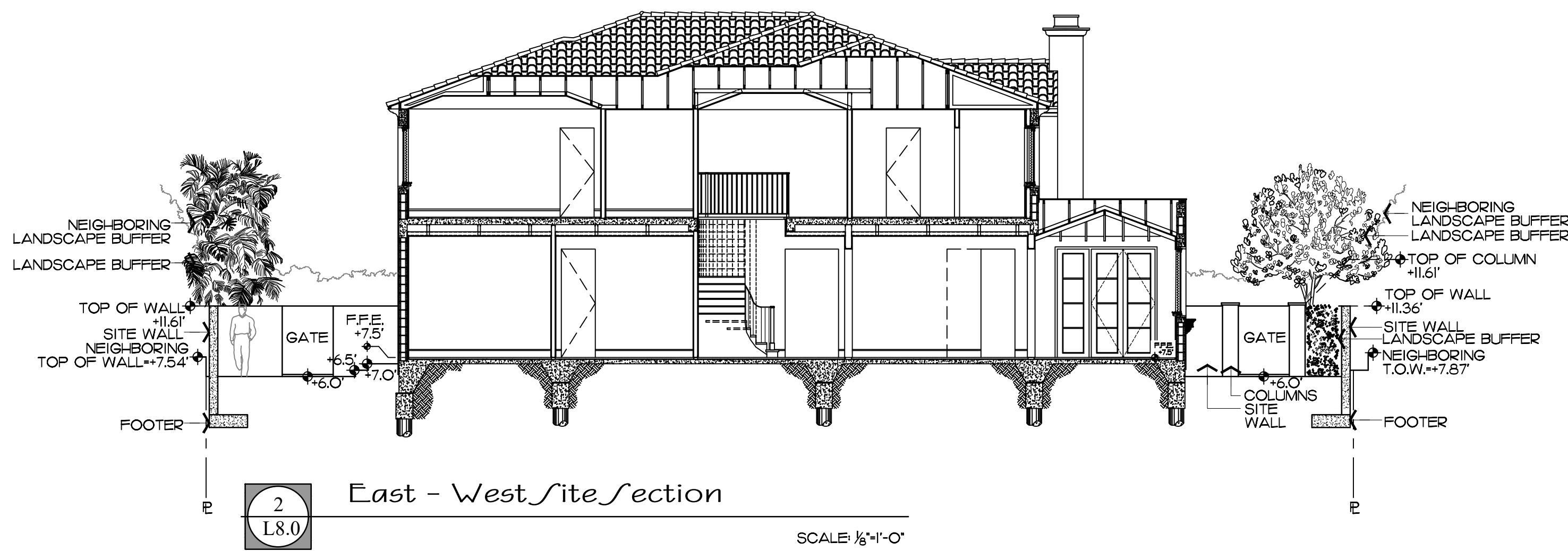
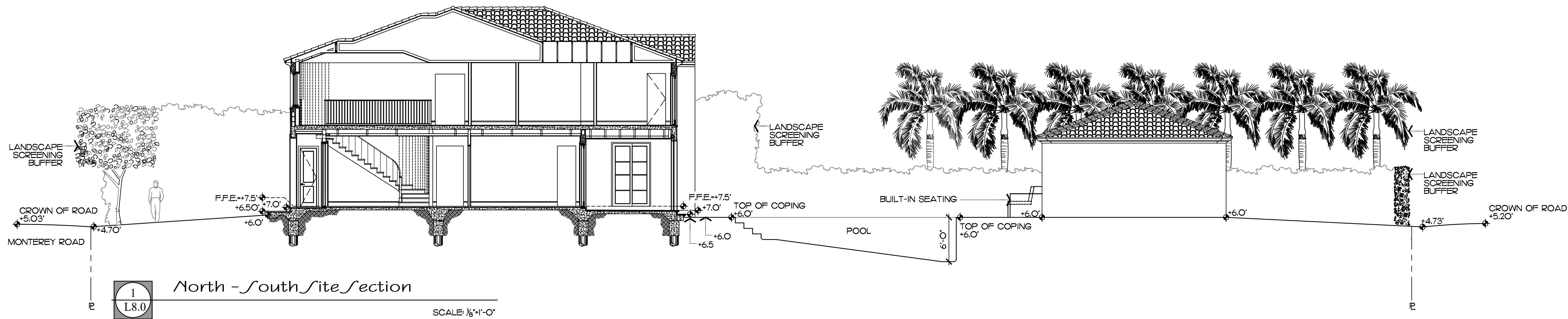
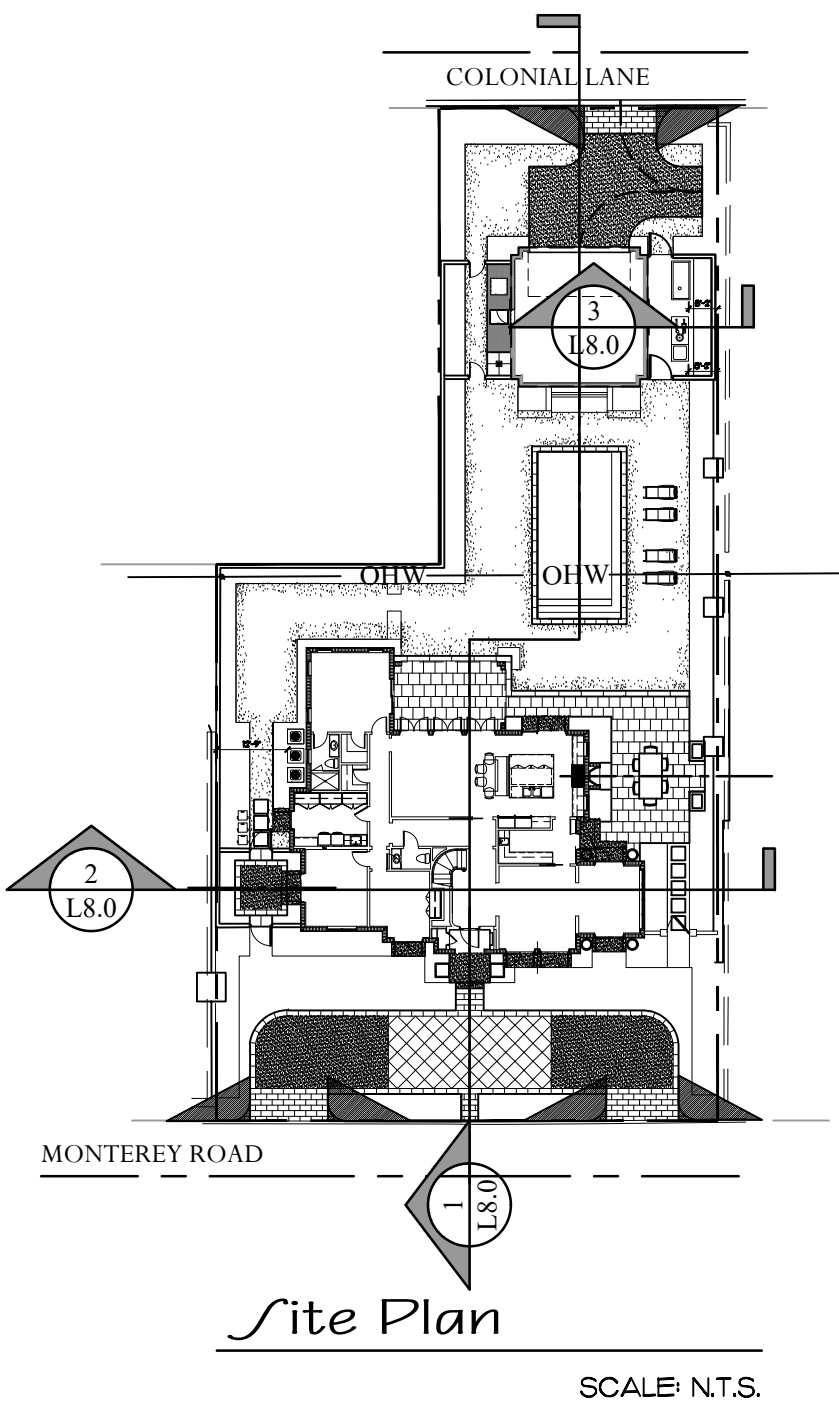
Rendered Landscape Plan

SCALE IN FEET 0' 10' 20' 30'

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48 HOURS BEFORE DIGGING
CALL TOLL FREE
1-800-432-4770
SUNSHINE STATE ONE CALL
OF FLORIDA, INC.



Private Residence
281 Monterey Road
Town of Palm Beach

JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

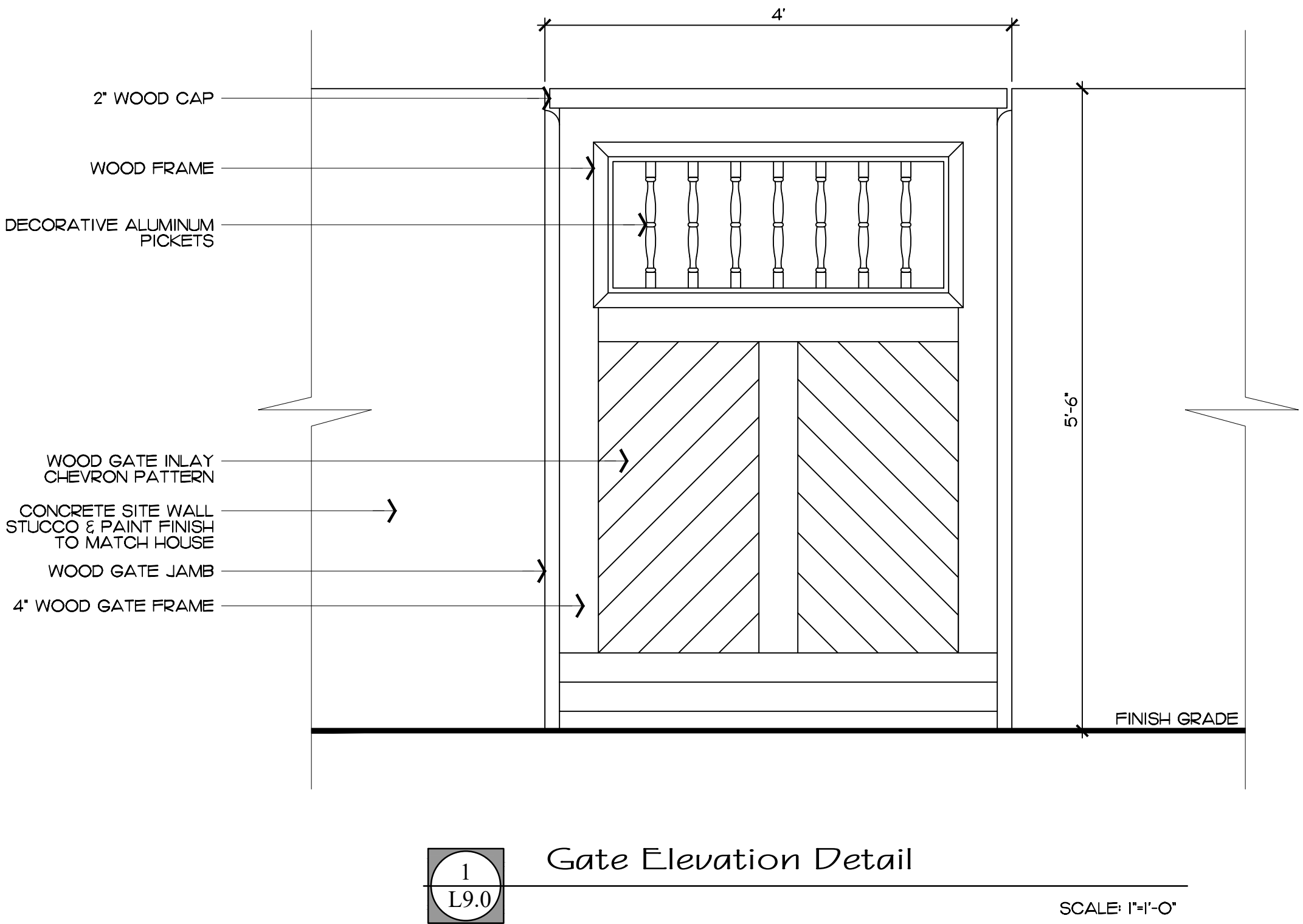
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ARCOM# ARC-22-104
ZON-22-067
Site Sections
SCALE IN FEET: AS SHOWN

SHEET L8



JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

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ARCOM# ARC-22-104
ZON-22-067
Gate Elevation Detail
SCALE IN FEET: AS SHOWN

SHEET L9



South (Front) Interior View



South (Front) Exterior View

Private Residence
281 Monterey Road
Town of Palm Beach

JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.06.2022

SHEET L10

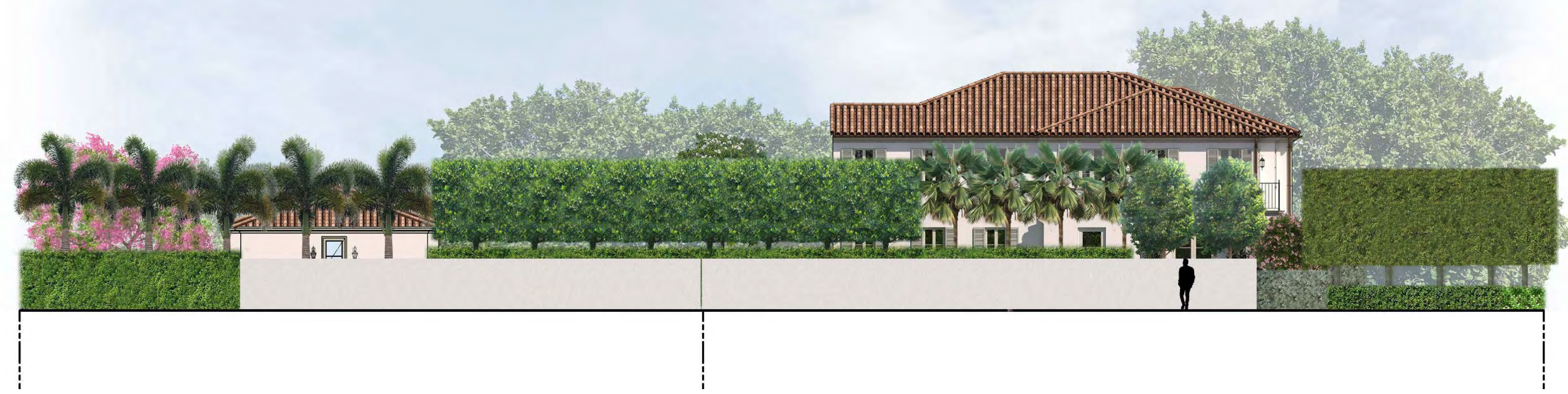
ARCOM# ARC-22-104
ZON-22-067

Rendered Elevations
SCALE IN FEET: NOT TO SCALE

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West (Side) Elevation



East (Side) Elevation

Private Residence
281 Monterey Road
Town of Palm Beach

JOB NUMBER: # 21052.00 LA
DRAWN BY: Lauren Freeman
DATE: 02.21.2022
02.28.2022
03.07.2022
03.28.2022
04.11.2022

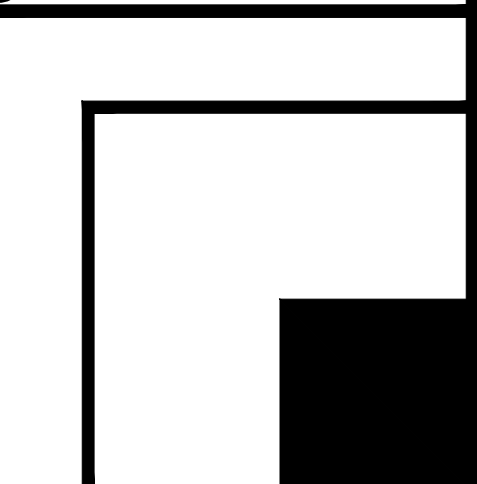
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ARCOM# ARC-22-104
ZON-22-067
Rendered Elevations
SCALE IN FEET: 1/8"=1'-0"

SHEET L10.1



North (Rear) Elevation

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ARCOM# ARC-22-104
ZON-22-067
Rendered Elevations
SCALE IN FEET: AS SHOWN

STORMWATER RETENTION CALCULATIONS

Basin A

A. SITE INFORMATION

Total Property Area = 13,100 sq.ft.

Drainage Basin A Area = 4,100 sq.ft.

Drainage Area Impervious Surface
(proposed garage, pool, driveway) = 1,530 sq.ft.

Drainage Area Pervious Surface = 2,570 sq.ft.

B. ESTIMATED STORMWATER RETENTION VOLUME

The retention volume is estimated using the Rational Method (Q=CIA)
where:

C = 1.0 (impervious surface)

C = 0.2 (pervious surface)

i = 2 in/hr

Impervious Surface Runoff Volume:

$1.0 \times 2 \text{ in/hr} \times 1,530 \text{ sq.ft.} \times 1 \text{ ft./12 in.} = 255 \text{ cu.ft.}$

Pervious Runoff Volume:

$0.2 \times 2 \text{ in/hr} \times 2,570 \text{ sq.ft.} \times 1 \text{ ft./12 in.} = 86 \text{ cu.ft.}$

Total Volume to be Retained = 341 cu.ft.

C. PROPOSED EXFILTRATION TRENCH SIZING

Exfiltration Trench #A-1

L = Total Length of Trench Provided = 30 ft
W = Trench Width = 10 ft
K = Hydraulic Conductivity = 0.00005 cfs/sq.ft. of head
H2 = Depth to Water Table = 3.58 ft
DU = Un-Saturated Trench Depth = 2.50 ft
DS = Saturated Trench Depth = 0.00 ft

V = Volume Treated = 636 cu.ft.

Basin B

A. SITE INFORMATION

Drainage Basin B Area = 9,000 sq.ft.

Drainage Area Impervious Surface
(proposed residence, driveway, terrace, walkways) = 5,369 sq.ft.

Drainage Area Pervious Surface = 3,631 sq.ft.

B. ESTIMATED STORMWATER RETENTION VOLUME

The retention volume is estimated using the Rational Method (Q=CIA)
where:

C = 1.0 (impervious surface)

C = 0.2 (pervious surface)

i = 2 in/hr

Impervious Surface Runoff Volume:

$1.0 \times 2 \text{ in/hr} \times 5,369 \text{ sq.ft.} \times 1 \text{ ft./12 in.} = 895 \text{ cu.ft.}$

Pervious Runoff Volume:

$0.2 \times 2 \text{ in/hr} \times 3,631 \text{ sq.ft.} \times 1 \text{ ft./12 in.} = 122 \text{ cu.ft.}$

Total Volume to be Retained = 1,017 cu.ft.

C. PROPOSED EXFILTRATION TRENCH SIZING

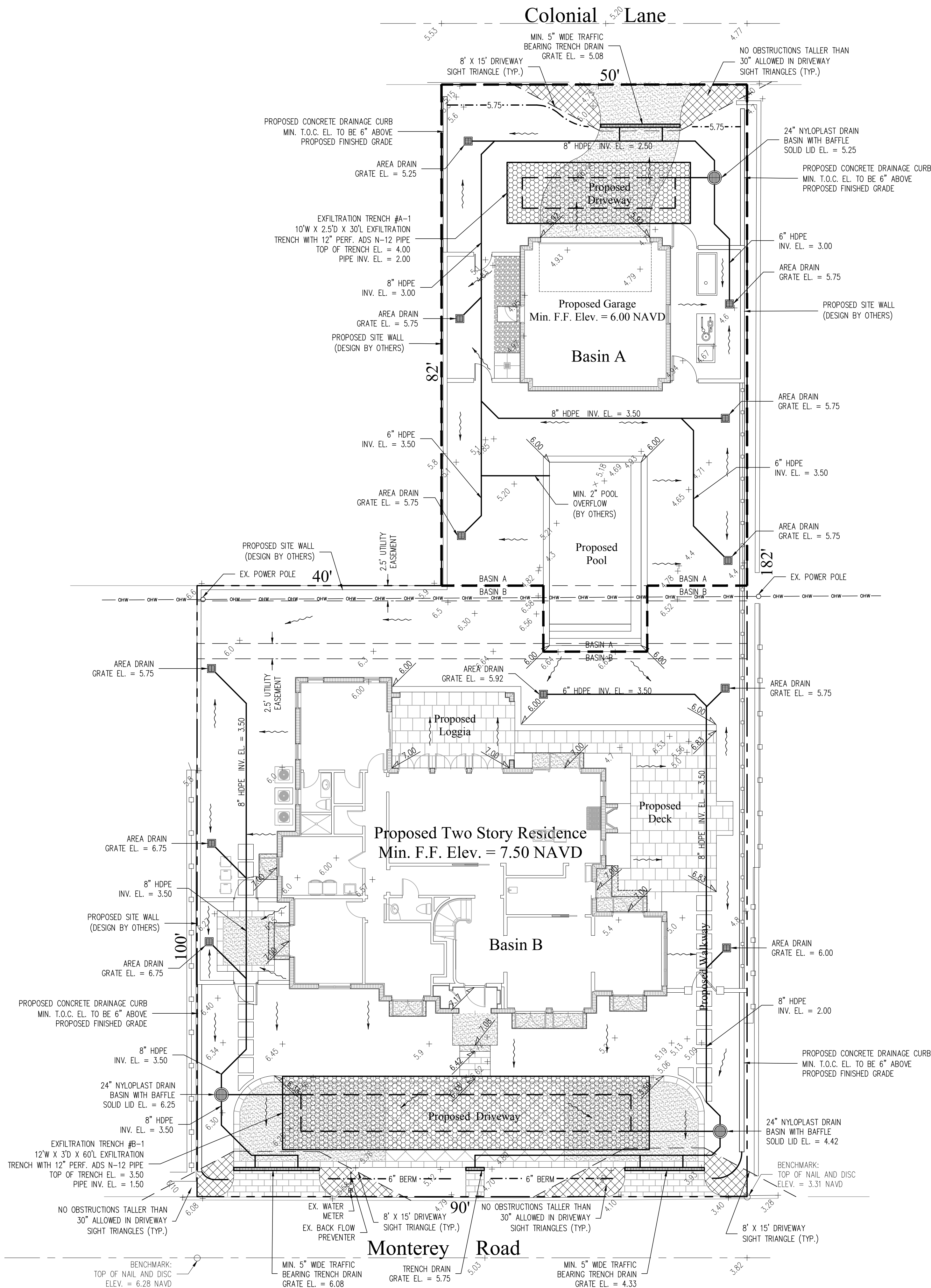
Exfiltration Trench #B-1

L = Total Length of Trench Provided = 60 ft
W = Trench Width = 12 ft
K = Hydraulic Conductivity = 0.00005 cfs/sq.ft. of head
H2 = Depth to Water Table = 2.83 ft
DU = Un-Saturated Trench Depth = 2.00 ft
DS = Saturated Trench Depth = 1.00 ft

V = Volume Treated = 1,237 cu.ft.

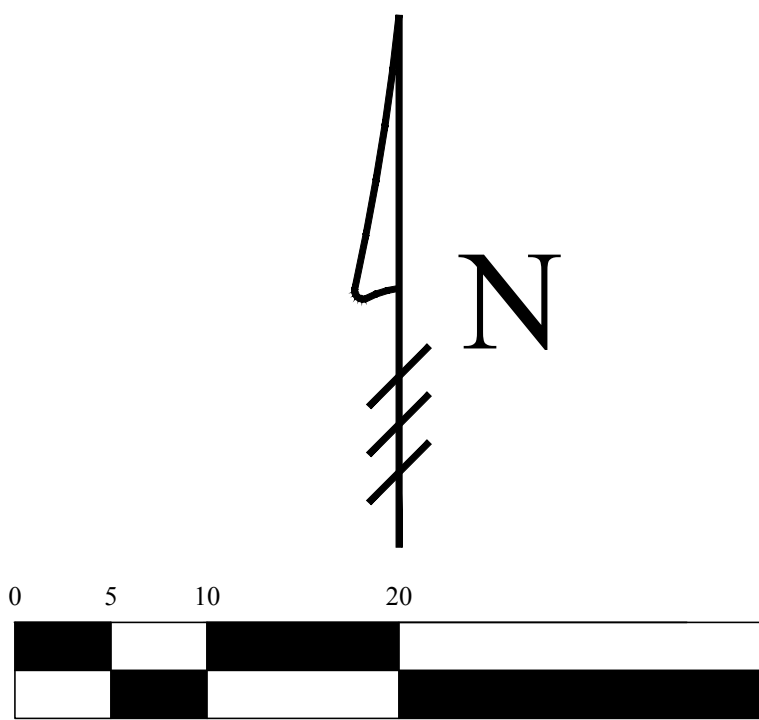
Notes:

- 1) Exfiltration trenches and storm piping to be protected from roots with a root barrier.
- 2) Roof drain downspouts are to be connected to the proposed drainage system. Contractor to provide engineer with downspout locations prior to installation of drainage system.
- 3) Exfiltration trench design uses an assumed value of hydraulic conductivity. Client may obtain a site specific test for hydraulic conductivity prior to exfiltration trench installation.
- 4) Contractor shall mill and overlay all roadway cuts a minimum of 50 ft. on either side of the excavation the entire width of each affected lane.
- 5) Contractor is responsible for installing and maintaining erosion control measures during construction.
- 6) Video inspection of storm drainage system required prior to installation of sod.



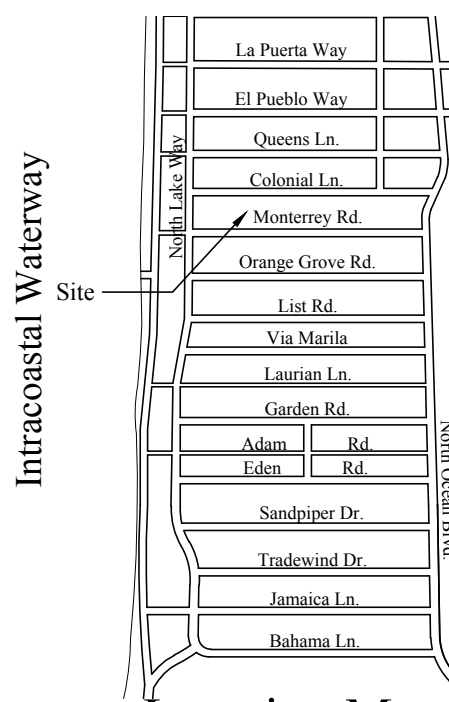
Legend

- EXISTING ELEVATION PER WALLACE SURVEYING CORP. (NAVD-88)
- PROPOSED ELEVATION (NAVD-88)
- PROPOSED ELEVATION CONTOUR (NAVD-88)
- FLOW DIRECTION
- EXFILTRATION TRENCH
- AREA DRAIN
- 24" NYLOPLAST DRAIN BASIN WITH BAFFLE



Scale: 1" = 10'

48 HOURS BEFORE DIGGING
CALL
1-800-432-4770
SUNSHINE STATE ONE CALL
OF FLORIDA, INC.
Contractor is responsible for obtaining
location of existing utilities prior to
commencement of construction activities.



Location Map
N.T.S.



Gruber Consulting
Engineers, Inc.
5475 MERCER AVE., SUITE 305
WEST PALM BEACH, FL 33401
PHONE: 861.312.2841
office@gruberengineers.com

Project Information				
Project No.	2022-0013	Issue Date	09/09/2022	
Scale	1" = 10'	Drawn By	KM	
Checked By	CG			

Conceptual Site Grading & Drainage Plan For:

Proposed Residence

Palm Beach, Florida

281 Monterey Road

Revisions

1	
2	
3	
4	
5	
6	
7	
8	
9	
10	

Chad M. Gruber

FL P.E. No. 57466

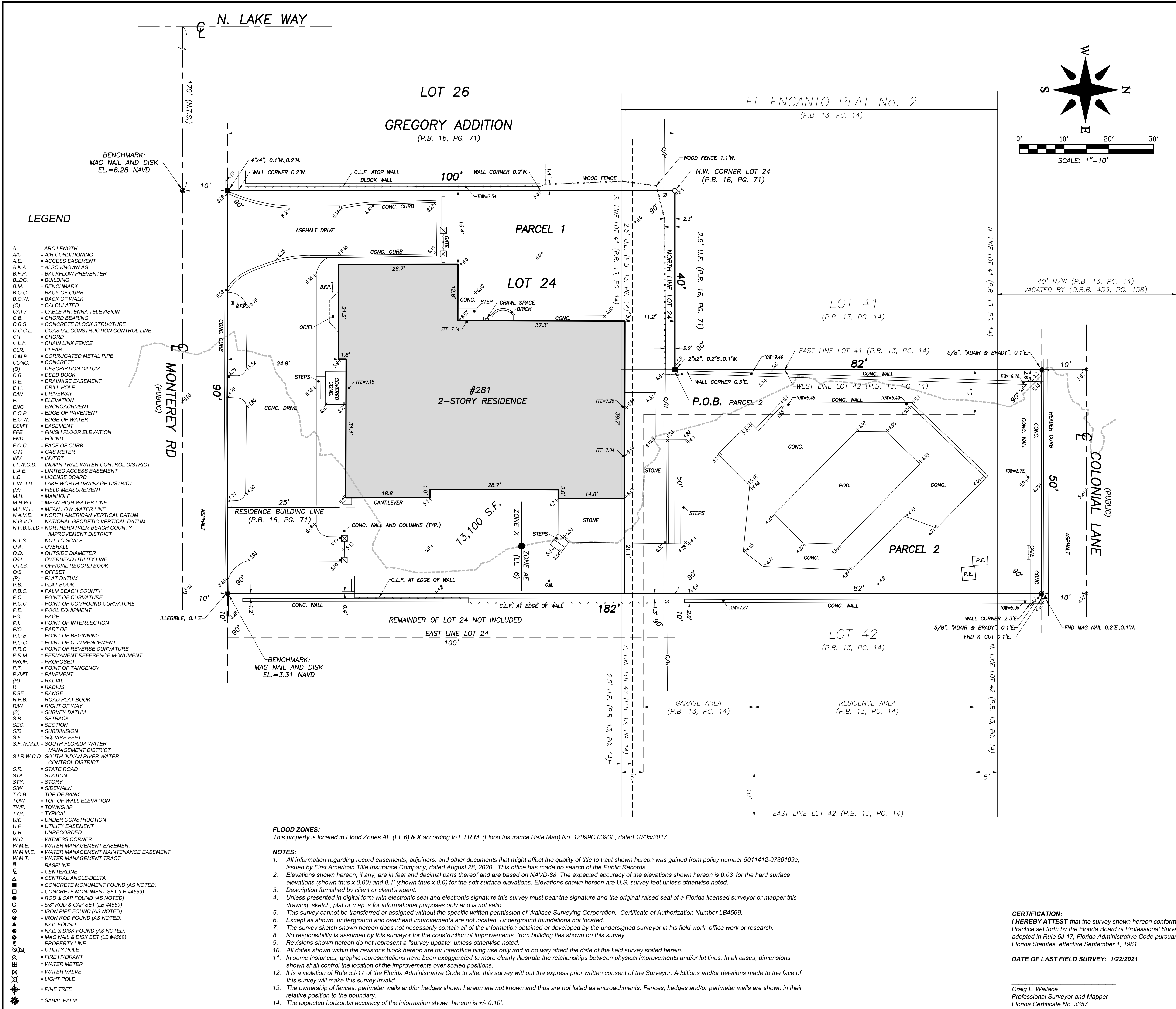
Sheet No.

C-1

Plan Background from Hardscape Plan by
Environment Design Group Received 2/25/22

ARC-22-104
ZON-22-067

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SITE

LAKE WORTH LAGOON

ATLANTIC OCEAN

VICINITY SKETCH N.T.S.

BOUNDARY SURVEY FOR:
ADAM C. DEMARK

This survey is made specifically and only for the following parties for the purpose of a closing on the surveyed property.

Adam C. Demark

The undersigned surveyor assumes no responsibility or liability for any other purpose or to any other party other than stated above.

PROPERTY ADDRESS:
281 Monterey Road
Palm Beach, FL 33480

LEGAL DESCRIPTION:
Parcel 1:
The West 90 feet of Lot 24, **GREGORY ADDITION**, an addition to the Town of Palm Beach, Florida, according to the plat thereof as recorded in Plat Book 16, Page 71, Public Records of Palm Beach County, Florida.

Parcel 2:
All that tract or parcel of land beginning at a point in the North line of Lot 24 as shown on the Plat of **GREGORY ADDITION** to the Town of Palm Beach, Florida, according to the plat thereof as recorded in Plat Book 16, Page 71, Public Records of Palm Beach County, Florida; which said point is 40 feet Easterly from the Northwest corner of said Lot 24;
thence run in an Easterly direction and along the North line of said Lot 24, in an Easterly direction for a distance of 50 feet;
thence at right angles, running in a Northerly direction for a distance of 82 feet to a point;
thence at right angles running in a Westerly direction for a distance of 50 feet to a point;
thence at right angles running in a Southerly direction for a distance of 82 feet to the **POINT OF BEGINNING**.

TITLE POLICY REVIEW

SCHEDULE B ITEM NO.	DOCUMENT	DESCRIPTION	AFFECTS AND PLOTTED	AFFECTS AND NOT PLOTT-ABLE	DOES NOT AFFECT	NOT A SURVEY MATTER
1	N/A	Standard Exceptions				•
2	PB 16 PG 71	Easements and Residence Building Line	•			
3	PB 13 PG 14	Easements and Rights of Way Shown on the Plat of El Encanto Plat No. 2	•			
4	ORB 2660 PG 1586	Unity of Title		•		
5	ORB 3771 PG 1979	Agreement affects Lot 29, not 24			•	
6	N/A	Standard Exceptions			Not Supplied	

BOUNDARY SURVEY FOR:
ADAM C. DEMARK

WALLACE SURVEYING
CORP. LICENSED BUSINESS # 4069
5555 VILLAGE BOULEVARD, WEST PALM BEACH, FLORIDA 33407 • (561) 640-6551

FIELD	J.O.	JOB NO.	14-1151.2	F.B.	PB304 PG. 33
OFFICE	M.B.	DATE	1/22/21	DWG. NO.	14-1151
C'K'D	C.W.	REF.	14-1151.DWG	SHEET	1 OF 1

CERTIFICATION:
I HEREBY ATTEST that the survey shown hereon conforms to the Standards of Practice set forth by the Florida Board of Professional Surveyors and Mappers adopted in Rule 5J-17, Florida Administrative Code pursuant to Section 472.027, Florida Statutes, effective September 1, 1981.

DATE OF LAST FIELD SURVEY: 1/22/2021

Craig L. Wallace
Professional Surveyor and Mapper
Florida Certificate No. 3357