

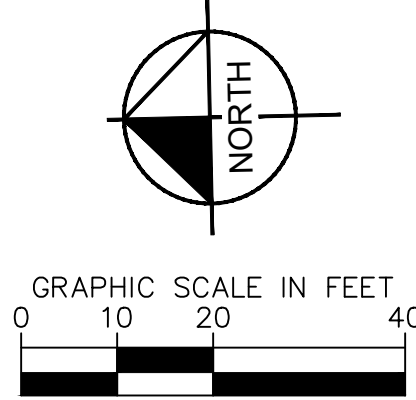


Plotted By: Alexia Kristen  
This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE - SEE SHEET C3.02

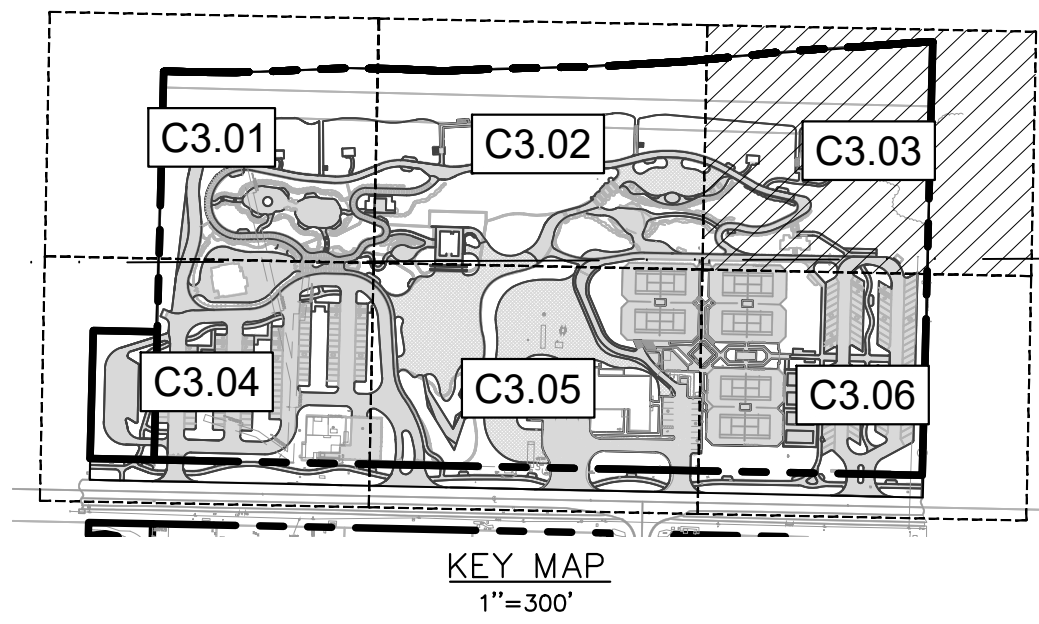


MATCHLINE - SEE SHEET C3.06



LEGEND

- PROPERTY LINE
- PLANTING AREA
- LAWN
- PERMEABLE PAVING
- VEHICULAR CONCRETE
- GRAVEL PAVING
- ELEVATED WALKWAY
- PEDESTRIAN CONCRETE
- GRASSPAVE
- PLAYGROUND SURFACING



VERTICAL DATUM  
ELEVATIONS SHOWN HEREON ARE BASED ON THE  
NORTH AMERICAN VERTICAL DATUM OF 1988.  
NAVD '88 ELEV + 1.086' = NGVD '29 ELEVATION

CALL 2 WORKING DAYS  
BEFORE YOU DIG

811

IT'S THE LAW!  
DIAL 811

Know what's below.  
Call before you dig.

SUNSHINE STATE ONE CALL OF FLORIDA, INC.

CIVIL ENGINEER

**Kimley»Horn**

© 2022 KIMLEY-HORN AND ASSOCIATES, INC.  
1920 WEKIVA WAY, SUITE 200,  
WEST PALM BEACH, FL 33411  
PHONE: 561-845-0665  
FAX: 561-863-8175  
WWW.KIMLEY-HORN.COM  
REGISTRY NO. 35106

ARCHITECT



**FAIRFAX & SAMMONS**

FAIRFAX, SAMMONS & PARTNERS, LLC  
214 BRAZILIAN AVENUE  
PALM BEACH, FL 33480  
PHONE: (561) 805-8591

LANDSCAPE ARCHITECT

**jungles**

RAYMOND JUNGLES, INC.  
2964 AVIATION AVENUE  
MIAMI, FL 33133  
PHONE: (305) 858-6777

COA: 22-037  
ZON: 22-107

No. REVISIONS DATE



|             |            |
|-------------|------------|
| PROJECT No. | 140311003  |
| DATE        | 10/28/2022 |
| SCALE       | AS SHOWN   |
| DESIGNED BY | VM         |
| DRAWN BY    | MG         |
| CHECKED BY  | TR         |

**MASS  
GRADING  
PLAN**



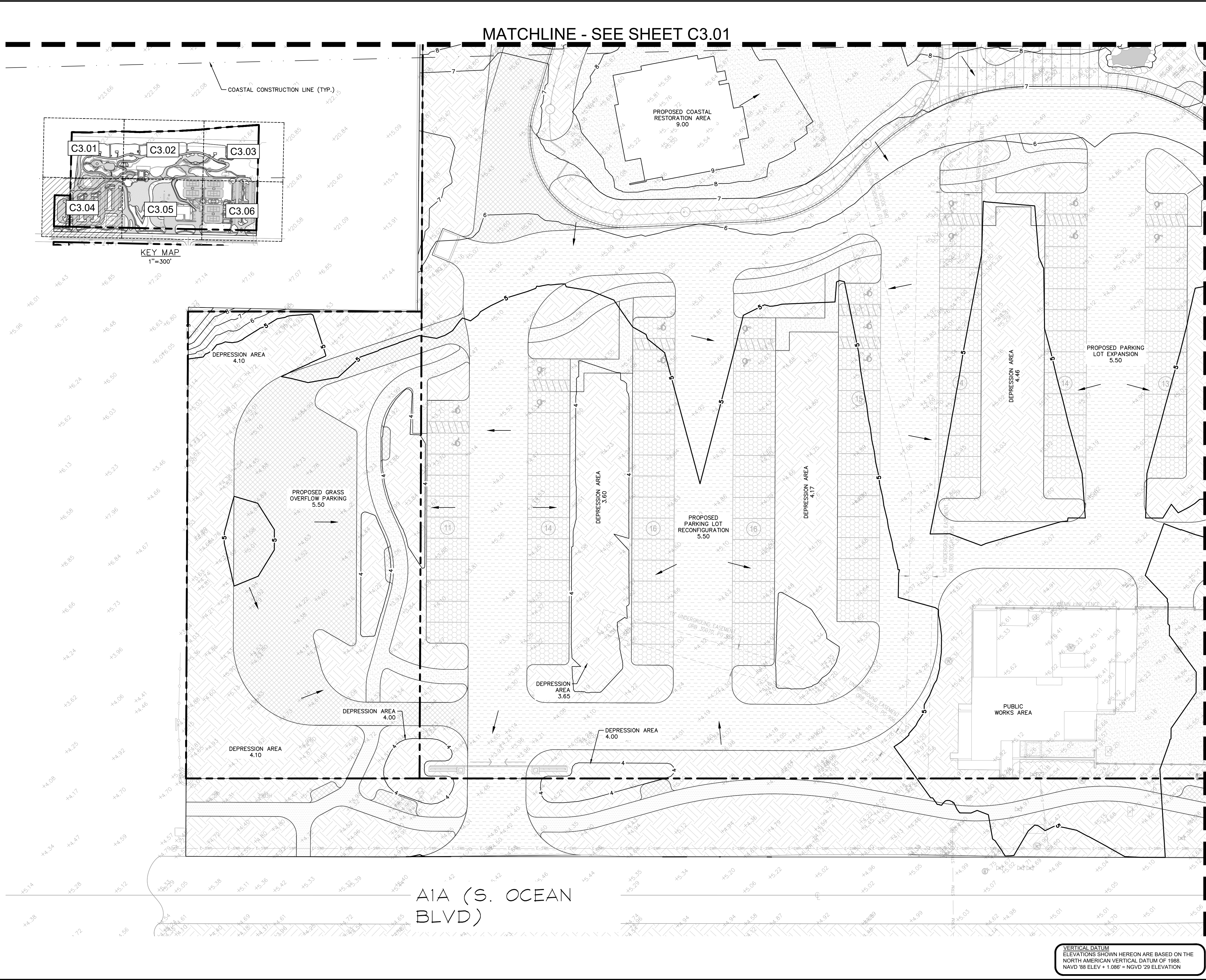
**PHIPPS OCEAN  
PARK**  
PREPARED FOR  
TOWN OF PALM  
BEACH

TOWN OF PALM BEACH FL

SHEET NUMBER

**C3.03**

Plotted By: Alexia Kristen  
This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



**LEGEND**

- PROPERTY LINE
- PLANTING AREA
- LAWN
- PERMEABLE PAVING
- VEHICULAR CONCRETE
- GRAVEL PAVING
- ELEVATED WALKWAY
- PEDESTRIAN CONCRETE
- GRASSPAVE
- PLAYGROUND SURFACING

**GRAPHIC SCALE IN FEET**  
0 10 20 40

**VERTICAL DATUM**  
ELEVATIONS SHOWN HEREON ARE BASED ON THE  
NORTH AMERICAN VERTICAL DATUM OF 1988.  
NAVD '88 ELEV + 1.086' = NGVD '29 ELEVATION

**CIVIL ENGINEER**  
**Kimley»Horn**  
© 2022 KIMLEY-HORN AND ASSOCIATES, INC.  
1920 WEKIVA WAY, SUITE 200,  
WEST PALM BEACH, FL 33411  
PHONE: 561-845-0665  
FAX: 561-863-8175  
WWW.KIMLEY-HORN.COM  
REGISTRY NO. 35106

**ARCHITECT**  
**FAIRFAX & SAMMONS**  
NEW YORK - PALM BEACH  
FAIRFAX, SAMMONS & PARTNERS, LLC  
214 BRAZILIAN AVENUE  
PALM BEACH, FL 33480  
PHONE: (561) 805-8591

**LANDSCAPE ARCHITECT**  
**jungles**  
RAYMOND JUNGLES, INC.  
2964 AVIATION AVENUE  
MIAMI, FL 33133  
PHONE: (305) 858-6777

COA: 22-037  
ZON: 22-107

| No. | REVISIONS | DATE |
|-----|-----------|------|
|     |           |      |
|     |           |      |
|     |           |      |

**PROJECT No.** 140311003  
**DATE** 10/28/2022  
**SCALE** AS SHOWN  
**DESIGNED BY** VM  
**DRAWN BY** MG  
**CHECKED BY** TR

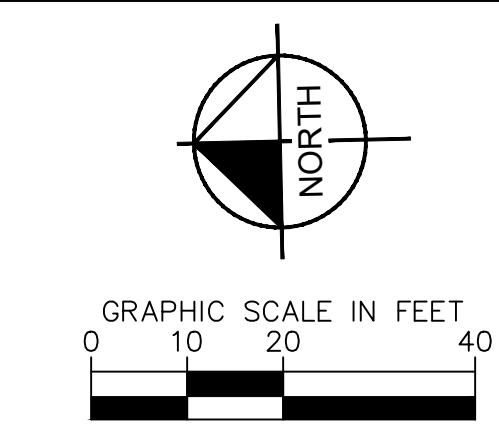
**MASS GRADING PLAN**

**SEAL OF THE TOWN OF PALM BEACH, FLORIDA**  
INCORPORATED APRIL 17, 1911  
**PHIPPS OCEAN PARK**  
PREPARED FOR  
TOWN OF PALM BEACH  
SHEET NUMBER  
**C3.04**

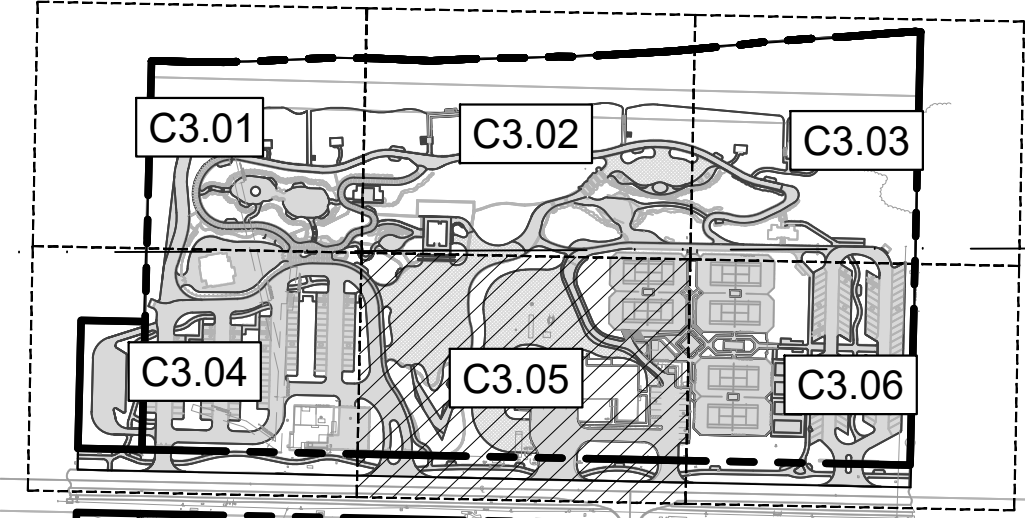
**811**  
CALL 2 WORKING DAYS BEFORE YOU DIG  
IT'S THE LAW! DIAL 811  
Know what's below. Call before you dig.  
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

Plotted By: Alexia Kristen  
This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE - SEE SHEET C3.04



- LEGEND**
- PROPERTY LINE
  - PLANTING AREA
  - LAWN
  - PERMEABLE PAVING
  - VEHICULAR CONCRETE
  - GRAVEL PAVING
  - ELEVATED WALKWAY
  - PEDESTRIAN CONCRETE
  - GRASSPAVE
  - PLAYGROUND SURFACING



VERTICAL DATUM  
ELEVATIONS SHOWN HEREON ARE BASED ON  
THE NORTH AMERICAN VERTICAL DATUM OF  
1988, NAVD '88 ELEV + 1.088' = NGVD '29  
ELEVATION

CALL 2 WORKING DAYS  
BEFORE YOU DIG  
IT'S THE LAW!  
DIAL 811  
Know what's below.  
Call before you dig.  
SUNSHINE STATE ONE CALL OF FLORIDA, INC.

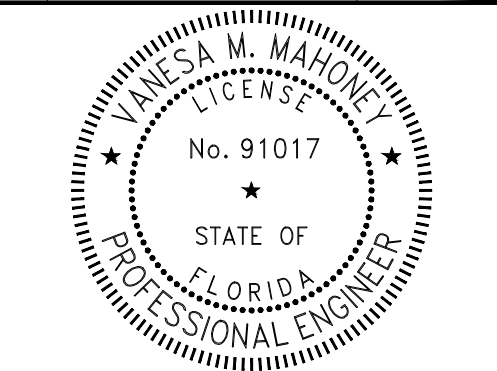
CIVIL ENGINEER  
**Kimley»Horn**  
© 2022 KIMLEY-HORN AND ASSOCIATES, INC.  
1920 WEKIVA WAY, SUITE 200,  
WEST PALM BEACH, FL 33411  
PHONE: 561-845-0665  
FAX: 561-863-8175  
WWW.KIMLEY-HORN.COM  
REGISTRY NO. 35106

ARCHITECT  
**FAIRFAX & SAMMONS**  
FAIRFAX, SAMMONS & PARTNERS, LLC  
214 BRAZILIAN AVENUE  
PALM BEACH, FL 33480  
PHONE: (561) 805-8591

LANDSCAPE ARCHITECT  
**jungles**  
RAYMOND JUNGLES, INC.  
2964 AVIATION AVENUE  
MIAMI, FL 33133  
PHONE: (305) 858-6777

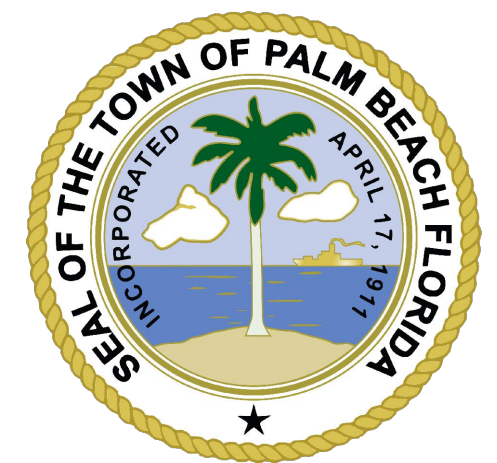
COA: 22-037  
ZON: 22-107

| No. | REVISIONS | DATE |
|-----|-----------|------|
|     |           |      |
|     |           |      |
|     |           |      |



|             |            |
|-------------|------------|
| PROJECT No. | 140311003  |
| DATE        | 10/28/2022 |
| SCALE       | AS SHOWN   |
| DESIGNED BY | VM         |
| DRAWN BY    | MG         |
| CHECKED BY  | TR         |

## MASS GRADING PLAN

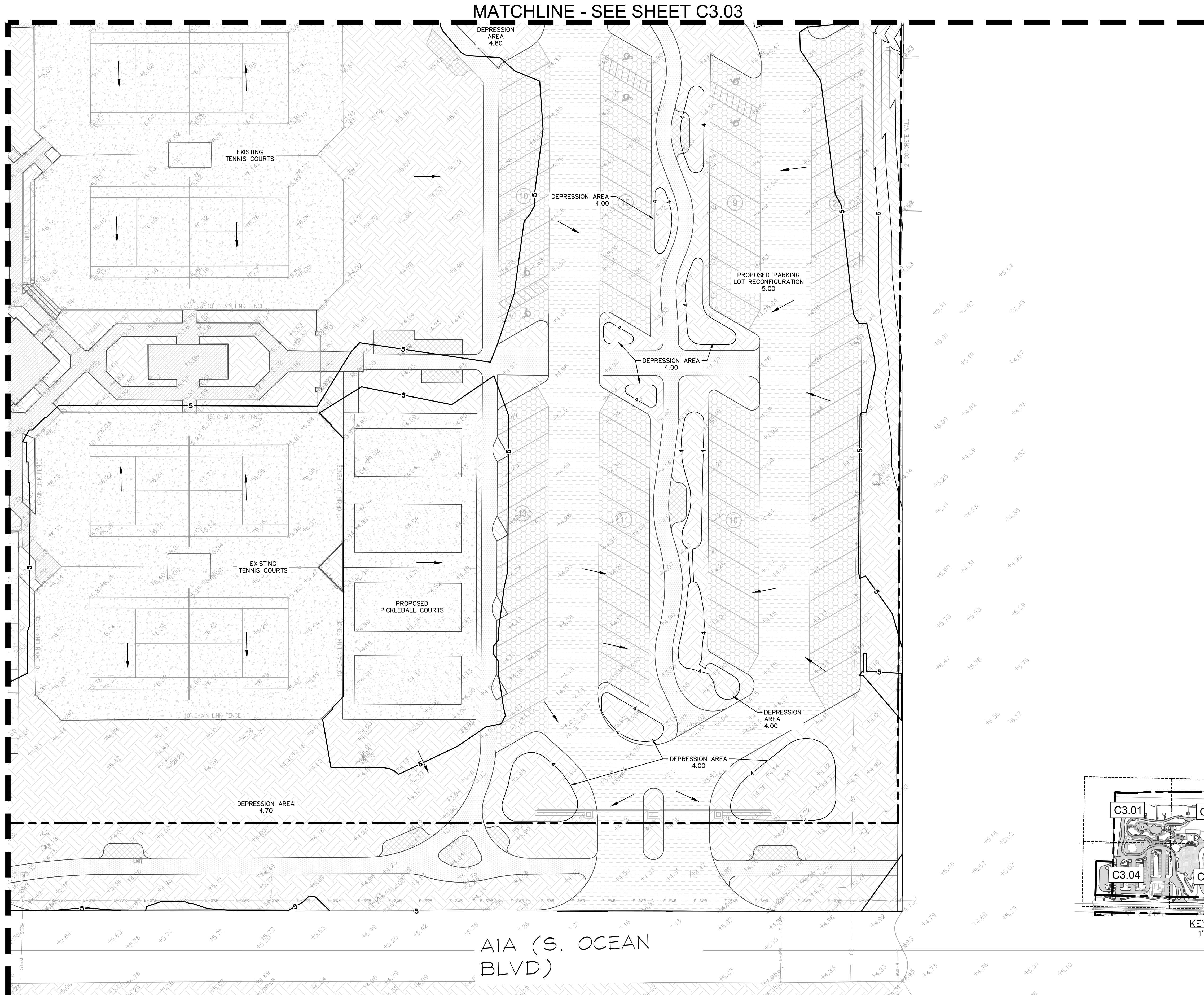


**PHIPPS OCEAN PARK**  
PREPARED FOR  
**TOWN OF PALM BEACH**

TOWN OF PALM BEACH FL  
SHEET NUMBER  
**C3.05**

Plotted By: Alexia - Kristen  
This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.

MATCHLINE - SEE SHEET C3.05



**LEGEND**

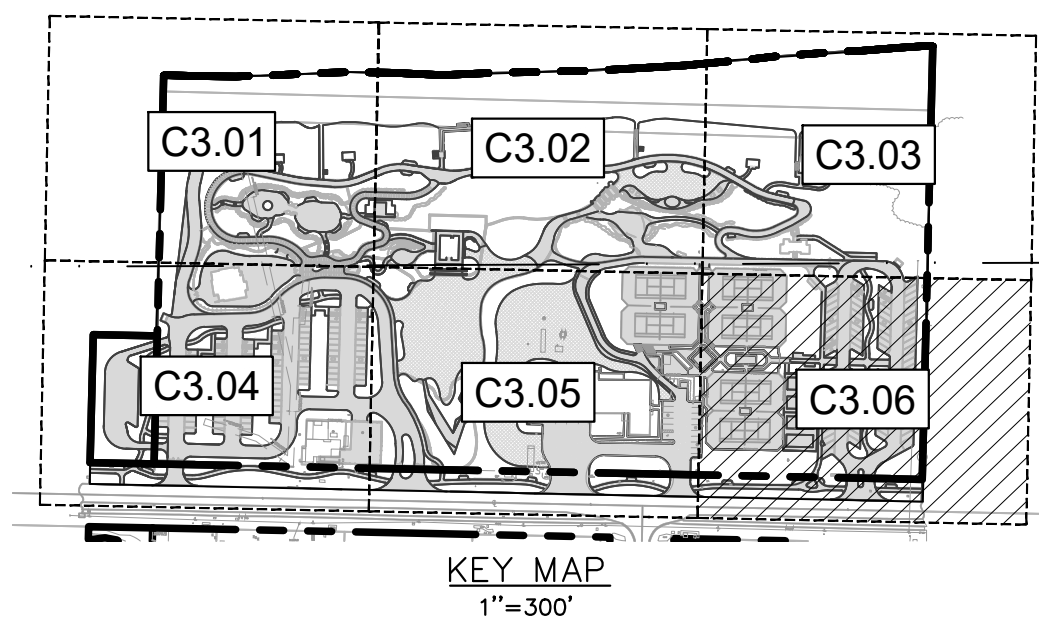
- PROPERTY LINE
- PLANTING AREA
- LAWN
- PERMEABLE PAVING
- VEHICULAR CONCRETE
- GRAVEL PAVING
- ELEVATED WALKWAY
- PEDESTRIAN CONCRETE
- GRASSPAVE
- PLAYGROUND SURFACING

**GRAPHIC SCALE IN FEET**

0 10 20 40

**North Arrow**

NORTH



VERTICAL DATUM  
ELEVATIONS SHOWN HEREON ARE BASED ON THE  
NORTH AMERICAN VERTICAL DATUM OF 1988.  
NAVD '88 ELEV + 1.086' = NGVD '29 ELEVATION

CALL 2 WORKING DAYS  
BEFORE YOU DIG

**811**

IT'S THE LAW!  
DIAL 811

Know what's below.  
Call before you dig.

SUNSHINE STATE ONE CALL OF FLORIDA, INC.

**CIVIL ENGINEER**

**Kimley»Horn**

© 2022 KIMLEY-HORN AND ASSOCIATES, INC.  
1920 WEKIVA WAY, SUITE 200,  
WEST PALM BEACH, FL 33411  
PHONE: 561-845-0665  
FAX: 561-863-8175  
WWW.KIMLEY-HORN.COM  
REGISTRY NO. 35106

**ARCHITECT**

**FAIRFAX & SAMMONS**

FAIRFAX, SAMMONS & PARTNERS, LLC  
214 BRAZILIAN AVENUE  
PALM BEACH, FL 33480  
PHONE: (561) 805-8591

**LANDSCAPE ARCHITECT**

**jungles**

RAYMOND JUNGLES, INC.  
2964 AVIATION AVENUE  
MIAMI, FL 33133  
PHONE: (305) 858-6777

COA: 22-037  
ZON: 22-107

| No. | REVISIONS | DATE |
|-----|-----------|------|
|     |           |      |
|     |           |      |
|     |           |      |

**PROJECT No.** 140311003  
**DATE** 10/28/2022  
**SCALE** AS SHOWN  
**DESIGNED BY** VM  
**DRAWN BY** MG  
**CHECKED BY** TR

**MASS GRADING PLAN**

**SEAL OF THE TOWN OF PALM BEACH, FLORIDA**

**PHIPPS OCEAN PARK**  
PREPARED FOR  
TOWN OF PALM BEACH

TOWN OF PALM BEACH FL  
SHEET NUMBER  
**C3.06**