

# N. Riverside Townhouses

554 North Riverside Drive  
Pompano Beach, Florida

## CIVIL ENGINEERING PLANS

PROPERTY ADDRESS:

554 North Riverside Drive  
Pompano Beach, FL 33062

TOPOGRAPHIC ELEVATIONS:

ALL ELEVATIONS SHOWN ARE BASED  
ON THE NORTH AMERICAN VERTICAL DATUM  
OF 1988 (NAVD).

NOTES:  
1. DEVELOPER PLAN EASEMENT ENCROACHMENT STATEMENT  
BROWARD COUNTY / WATER & WASTEWATER ENGINEERING DIVISION:  
WWEED'S APPROVAL OF THIS SET OF DRAWINGS IS RELIANT UPON THE  
DRAWINGS CLEARLY SHOWING ALL EXISTING AND PROPOSED ABOVE  
GROUND STRUCTURES, ASPHALT, PAVING, LANDSCAPING, WALLS,  
FENCES, UNDERGROUND PIPING, UNDERGROUND STRUCTURES, DUCT  
BANKS, TRANSFORMERS, POLES, STORM WATER STORAGE AREAS,  
PAVERS, ELECTRIC, CABLE, AND OTHER UTILITY FACILITIES WITHIN RIGHTS-  
OF-WAY AND EXISTING AND PROPOSED POTABLE WATER / RECLAIMED  
WATER / WASTE WATER EASEMENTS. WWS HEREBY AUTHORIZES  
ONLY THE ITEMS SHOWN ON THESE DRAWINGS TO BE WITHIN SAID  
POTABLE WATER / RECLAIMED WATER / WASTE WATER EASEMENTS.  
2. THIS PROJECT HAS BEEN APPROVED CONTAINING A SINGLE FIRE SERVICE  
FOR MULTIPLE UNITS. THIS MAY SEVERELY LIMIT THE ABILITY TO SELL PORTIONS  
OF THIS PROPERTY IN THE FUTURE. ALL DOUBLE DETECTOR CHECKS AND BYPASS  
METERS MUST BE IN THE NAME OF ONE ENTITY THAT IS RESPONSIBLE FOR  
MAINTAINING THE FIRE SERVICE SYSTEM ON THIS PROPERTY.  
3. CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH WATER  
AND WASTEWATER SERVICES (WWS) STANDARDS AND SPECIFICATIONS.  
4. PLANS ARE IN ACCORDANCE WITH WWS MINIMUM DRAWING REQUIREMENTS  
DATED JANUARY 2013.  
5. STATE PLANE COORDINATES WILL BE SUPPLIED FOR THE DESIGN AND  
RECORD DRAWINGS.  
6. THE VERTICAL DATUM USED FOR THESE DRAWINGS WAS NAVD88.  
7. RECORD DRAWINGS SHALL INCLUDE COLOR PHOTOGRAPHS OF ALL  
CONNECTIONS TO EXISTING WWS INFRASTRUCTURE AS WELL AS ALL  
CRITICAL UTILITY CROSSINGS AND WHERE SPECIFICALLY REQUIRED  
ON THE DESIGN DRAWINGS. ALL PHOTOGRAPHS INCLUDED IN THE  
RECORD DRAWINGS WILL ALSO BE PROVIDED TO WWS IN JPEG FORMAT  
ON CD OR DVD MEDIA. SEE "MINIMUM DRAWING REQUIREMENTS FOR  
PIPING PROJECTS" FOR DETAILS.



LOCATION MAP

N.T.S.

DRAWING INDEX:

- C-002 Civil Cover
- C-002.1 General Notes
- C-003 Paving, Grading and Drainage Plans
- C-003.1 Water and Sewer Plan
- C-005 Construction Details
- C-006 Construction Details
- C-006.1 Construction Details
- C-006.2 Construction Details
- C-006.3 Construction Details
- C-006.4 Construction Details
- C-006.5 Construction Details

**GGB Engineering, Inc.**

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CIVIL AND FORENSIC ENGINEERS • LAND PLANNERS  
• CONSTRUCTION MANAGERS

PROJECT NO. 21-0714  
DESIGN DATE: July 2021

Digitally signed by  
Gary G Bloom  
DN: cn=Gary G  
Bloom, c=US  
o=GGB  
ENGINEERING  
ou=A01410D0000  
0175AEF0DBE80  
00063F4  
Reason: I am the  
author of this  
document  
This document has been signed by  
Gary G. Bloom, P.E., O.E.  
and the digital signature is  
located in the bottom right corner of the document.  
Date: 2021.07.03 10:00  
Location: 10/20/2021

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10/20/2021