

IRRIGATION SPECIFICATIONS

1. SYSTEM IS DESIGNED TO PROVIDE COMPLETE COVERAGE TO ALL IRRIGATED AREAS AND HAS BEEN DESIGNED TO MEET OR EXCEED THE FLORIDA BUILDING CODE, APPENDIX F.
2. STATE AND/OR LOCAL CODES SHALL BE FOLLOWED IN THE EVENT ANY INCONSISTENCIES EXIST BETWEEN PLANS AND SAID CODES. MOST STRINGENT CODE SHALL PREVAIL.
3. ALL IRRIGATION EQUIPMENT AND PIPING SHALL BE INSTALLED AND TESTED ACCORDING TO MANUFACTURER RECOMMENDATIONS.
4. OWNER OR IRRIGATION CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED PERMITS.
5. SYSTEM HAS BEEN DESIGNED BASED ON TWO POINTS OF CONNECTION: BOTH SHALL BE CENTRIFUGAL PUMP STATIONS UTILIZING LAKE WATER AS THE SOURCE.
  - 5.1. THE CLUBHOUSE PUMP STATION SHALL PROVIDE A MINIMUM OF 65 GPM AT 60 PSI DOWNSTREAM OF THE PUMP STATION DISCHARGE.
  - 5.2. THE RESIDENTIAL PUMP STATION SHALL PROVIDE A MINIMUM OF 100 GPM AT 60 PSI DOWNSTREAM OF THE PUMP STATION DISCHARGE.
  - 5.3. STATIC PRESSURE IN EXCESS OF 25 PSI ABOVE THE DESIGN PRESSURE SHALL REQUIRE PRESSURE REGULATION. CONTRACTOR TO VERIFY PRESSURE AND FLOW PRIOR TO INSTALLATION. IF PRESSURE AND FLOW CANNOT BE ACHIEVED, NOTIFY LANDSCAPE ARCHITECT OR DESIGNER. CONTRACTOR PROCEEDS AT THEIR OWN RISK IF MINIMUM CONDITIONS CANNOT BE MET.
6. CHANGES FROM ORIGINAL PLAN MUST NOT DIMINISH OPERATIONAL INTEGRITY OF SYSTEM OR VIOLATE ANY CODE REQUIREMENTS. INSTALLING CONTRACTOR SHALL BE RESPONSIBLE FOR SAID CHANGES.
7. MAINLINE UP TO 2" SHALL BE COVERED WITH A MINIMUM OF 18" OF SELECT BACKFILL FROM TOP OF PIPE TO FINISHED GRADE AND 24" UNDER VEHICULAR CROSSINGS. MAINLINE 2-1/2" AND ABOVE SHALL BE COVERED WITH A MINIMUM OF 24" OF SELECT BACKFILL FROM TOP OF PIPE TO FINISHED GRADE

AND 36" UNDER VEHICULAR CROSSINGS.

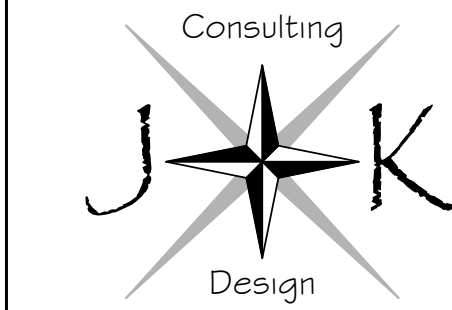
8. MAINLINE TESTING IS REQUIRED FOR MAINLINES AS SPECIFIED BELOW:
  - 8.1. SOLVENT WELD PVC: FILL MAINLINE WITH WATER AND PRESSURIZE THE SYSTEM TO 125 PSI USING A HYDROSTATIC PUMP. MONITOR THE SYSTEM PRESSURE USING TWO GAUGES AT OPPOSITE ENDS OF THE MAINLINE FOR TWO HOURS. THERE CAN BE NO LOSS IN PRESSURE AT EITHER GAUGE.
9. LATERAL LINES SHALL BE COVERED WITH A MINIMUM OF 12" OF SELECT BACKFILL FROM TOP OF PIPE TO FINISHED GRADE AND 18" UNDER VEHICULAR CROSSINGS.
10. HAND TRENCH WITHIN AREAS OF EXISTING TREES.
  11. WIRE SHALL BE U.L. LISTED, SUITABLE FOR DIRECT BURY, SIZED PER PLANS, AND SHALL BE INSTALLED AT MAINLINE DEPTH. WIRE CONNECTORS SHALL BE 3M DBYR AND SPLICES SHALL BE INSTALLED A MINIMUM OF 6" ROUND VALVE BOX.
  12. SPARE WIRES SHALL BE PROVIDED FOR THE CONVENTIONALLY WIRED CONTROL SYSTEM PER THE BELOW AND EXTENDED TO FURTHEST VALVES IN ALL DIRECTIONS WHERE APPLICABLE:  
PROVIDE 1 SPARE COMMON WIRE (WHITE) AND 6 SPARE ZONE WIRES (YELLOW)
  13. REFER TO TWO WIRE NOTES FOR TWO WIRE SPECIFICATIONS.
  14. ANY VEHICULAR CROSSING SLEEVES ARE SHOWN AND SIZED. REMAINING SLEEVES SHALL BE TWO SIZES LARGER THAN THE IRRIGATION PIPE IT CARRIES AND NEVER SMALLER THAN 2". SLEEVE DEPTH SHALL BE DETERMINED BY IRRIGATION PIPE DEPTH. ALL MAINLINE SLEEVES SHALL BE ACCOMPANIED BY A 2" WIRE SLEEVE.
  15. ELECTRICAL SUPPLY FOR IRRIGATION PUMPS, CONTROLLERS, SENSORS, ETC. TO BE PROVIDED BY IRRIGATION CONTRACTOR. CONTRACTOR TO COORDINATE WITH LOCAL UTILITIES FOR THE INSTALLATION OF, AND CONNECTION TO, SITE

AVAILABLE POWER SUPPLIES FOR REQUIRED ELECTRICAL COMPONENTS AS SET FORTH IN THE IRRIGATION PLANS.

16. ALL ELECTRICAL WORK IS TO COMPLY WITH THE NATIONAL ELECTRICAL CODE AND ANY, AND ALL, OTHER APPLICABLE ELECTRICAL CODES, LAWS AND REGULATIONS. A LICENSED ELECTRICIAN SHALL PERFORM ALL ELECTRICAL HOOK-UPS. POWER FOR EACH CONTROLLER SHALL BE A DEDICATED 120 VOLT, 20 AMP CIRCUIT UNLESS OTHERWISE SPECIFIED IN THE PLANS. POWER FOR EACH PUMP TO BE ACCORDING TO PUMP SPECIFICATIONS INDICATED IN THESE PLANS.
17. ALL WALL PENETRATIONS SHOULD BE WATERPROOFED.
18. HEADS SHALL BE CONNECTED TO THE LATERAL LINE USING SWING JOINTS SIZED PER SPRAY BODY OR ROTOR INLET. ALL HEADS SHALL BE INSTALLED A MINIMUM OF 4" FROM IMPERVIOUS SURFACES AND A MINIMUM OF 12" FROM BUILDING FOUNDATIONS. OVERSPRAY ONTO HARDSCAPE AND NON-IRRIGATED AREAS SHOULD BE MINIMIZED.
19. CONTRACTOR SHALL INSTALL RISERS ON SHRUB HEADS WHERE COVERAGE CAN BE IMPROVED; NO RISERS PERMITTED ALONG SIDEWALKS, DRIVES, OR IN AREAS WHERE THEY POSE A SAFETY ISSUE.



Consultants:



Revisions:

01/29/2025 60% Submittal  
04/01/2025 75% Submittal  
04/16/2025 100% Submittal

THE OAKS AT PALM AIRE  
Pompano Beach, Florida

MORGUARD



ALWAYS CALL 811 TWO FULL BUSINESS DAYS BEFORE YOU DIG TO HAVE UNDERGROUND UTILITIES LOCATED AND MARKED.



Drawn By: JJ/JK  
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IRRIGATION PLAN

P&Z

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06-25-2025

SHEET #: IR.30