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THE LOCATION AND SIZE OF ALL EXISTING UTILITIES SHOWN ON THE PLANS ARE APPROXIMATE AND ARE BASED ON THE BEST AVAILABLE INFORMATION. ADDITIONAL UTILITIES MAY EXIST WHICH ARE NOT SHOWN ON THE PLANS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OF ALL EXISTING UTILITIES. THE CONTRACTOR SHALL VERIFY ALL UTILITIES, BY ELECTRONIC METHODS AND BY HAND EXCAVATION IN COORDINATION WITH ALL UTILITY COMPANIES, PRIOR TO BEGINNING ANY CONSTRUCTION OPERATIONS. CONTRACTOR SHALL NOTIFY THE ENGINEER IN WRITING OF DISCREPANCIES PRIOR TO BEGINNING WORK. ANY AND ALL CONFLICTS OF EXISTING UTILITIES WITH PROPOSED IMPROVEMENTS SHALL BE RESOLVED BY THE ENGINEER AND THE UTILITY OWNER PRIOR TO BEGINNING ANY CONSTRUCTION OPERATIONS. THIS WORK BY THE CONTRACTOR SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT AND NO ADDITIONAL COMPENSATION SHALL BE ALLOWED.

**NOTES:**

1. ALL WATER SYSTEM MATERIALS AND CONSTRUCTION SHALL CONFORM TO THE CITY OF POMPAÑO BEACH STANDARDS.
2. ALL NEW CONNECTIONS TO EXISTING STRUCTURES SHALL BE CORE-DRILLED.
3. CONTRACTOR TO FIELD VERIFY LOCATION, SIZE, MATERIAL AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
4. REFER TO PLUMBING PLANS FOR COORDINATION WITH BUILDING WATER & SEWER SERVICES.
5. CONTRACTOR TO FIELD LOCATE EXISTING WATER MAIN & EXISTING SEWER LATERAL & CONFIRM DEPTH OF PIPES.
6. CONTRACTOR TO FIELD LOCATE ALL EXISTING UNDERGROUND UTILITIES AND CONFIRM DEPTH PRIOR TO CONSTRUCTION.
7. INSTALLATION OF ALL UTILITIES TO BE COORDINATED TO PREVENT PIPE CONFLICTS.

**NOTE:**

ANY EXISTING WATER AND/OR SEWER CONNECTION TO THE SUBJECT LOTS NOT UTILIZED MUST BE CUT AND CAPPED AT THE WATER MAIN IF A WATER SERVICE AND CUT OUT AND SLEEVED IF A SEWER LATERAL. SEWER LATERALS THAT ARE CUT AND CAPPED WILL NEED TO BE AS-BUILT PER CITY ENGINEERING AS-BUILT STANDARDS.

CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND SITE CONDITIONS BEFORE PROCEEDING WITH WORK. IF ANY DISCREPANCIES, ERRORS OR OMISSIONS SHOULD BE ENCOUNTERED ON PLANS, CONTRACTOR SHALL NOTIFY ARCHITECT BEFORE ANY PART OF THE WORK IS STARTED, SO THAT PROPER CORRECTIONS BE MADE. IF ARCHITECT IS NOT NOTIFIED PRIOR TO COMMENCING OF THE WORK, THE CONTRACTOR SHALL BEAR FULL RESPONSIBILITY FOR ANY DISCREPANCIES, ERRORS OR OMISSIONS.

**LEGAL DESCRIPTION:**

PARCEL "A" CROATIAN AMERICAN SOCIAL CLUB, ACCORDING TO THE PLAT THEREOF, AS RECORDED JUNE 7, 2006, IN PLAT BOOK 175, PAGE 195 OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

A/K/A THE EAST 135 FEET OF THE NORTH 250 FEET OF THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 12, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LYING AND BEING IN BROWARD COUNTY, FLORIDA, LESS THE NORTH 35 FEET FOR ROAD.

TOGETHER WITH: THE WEST 25 FEET OF THE EAST 160 FEET OF THE NORTH 250 FEET OF THE NORTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 12, TOWNSHIP 49 SOUTH, RANGE 42 EAST, LYING AND BEING IN BROWARD COUNTY, FLORIDA, LESS THE NORTH 35 FEET FOR ROAD.



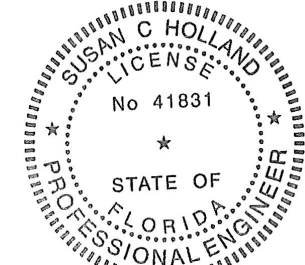
**LOCATION MAP**

N.T.S.

SEC 11, TWSP 49S, RNG 42E

**LEGEND**

- PROPOSED ASPHALT
- PROPOSED GRAVEL LANDSCAPE
- PROPOSED 4" THICK CONCRETE
- PROPOSED 6" THICK CONCRETE
- PROPOSED PAVERS
- PROPOSED TURF BLOCK PAVERS
- PAVEMENT RESTORATION
- PROPOSED GRADE ELEVATION
- PROPOSED SURFACE FLOW
- PROPOSED WATER METER
- PROPOSED CATCH BASIN
- PROPOSED YARD DRAIN
- PROPOSED SIGN (AS INDICATED)
- PROPOSED CLEANOUT
- PROPOSED RPZ BACKFLOW PREVENTER
- PROPOSED GATE VALVE
- PROPOSED SEMI-OPAQUE SCREEN FENCE
- PROPOSED LIGHT POLE
- EXISTING CATCH BASIN
- EXISTING DOWNSPOUT
- EXISTING ELEVATION
- EXISTING WOOD POWER POLE
- EXISTING MANHOLE (AS DESIGNATED)
- EXISTING WATER METER
- EXISTING FENCE
- EXISTING WATER
- EXISTING SANITARY SEWER
- EXISTING OVERHEAD ELECTRIC



This item has been digitally signed & sealed by Susan C. Holland, P.E. Printed copies of this document are not considered signed and sealed and the signature must be verified on any electronic copies.

ENTIRE SHEET REVISED

**Susan C Holland**

Digitally signed by Susan C Holland  
Date: 2024.05.14 08:44:14 -04'00'

**Sunshine811**

Call 811 or visit sunshine811.com two full business days before digging to have utilities located and marked.  
Check for response code before you dig.

**WATER & SEWER PLAN**

SCALE: 1"=10'

**PZ23-12000045**

**07/03/2024**

FINAL APPROVAL

DRAWN BY: HS

SCALE: 1"=10'

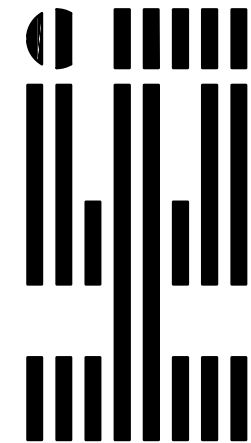
DESIGNED BY: SCH

DATE: 02/29/24

CHECKED BY: SCH

FIELD BOOK: N/A

**HOLLAND ENGINEERING**  
CIVIL ENGINEERING SOLUTIONS  
301 SW 7th Street  
Fort Lauderdale, Florida 33315  
Phone: 954.367.0371  
Certificate of Authorization 7325



**REVISIONS**

NO.	DATE	BY	CHK'D	DESCRIPTION
1	5/13/24	HS	SCH	CITY COMMENTS

**CONDO HOTEL**

872 E. MCNAB ROAD

POMPAÑO BEACH, FLORIDA 33060

NO. OF SHEETS: 7

SHEET NO.: C-2

CAD FILE NO.

23-16