

WATER AND SEWER IMPROVEMENTS

FOR

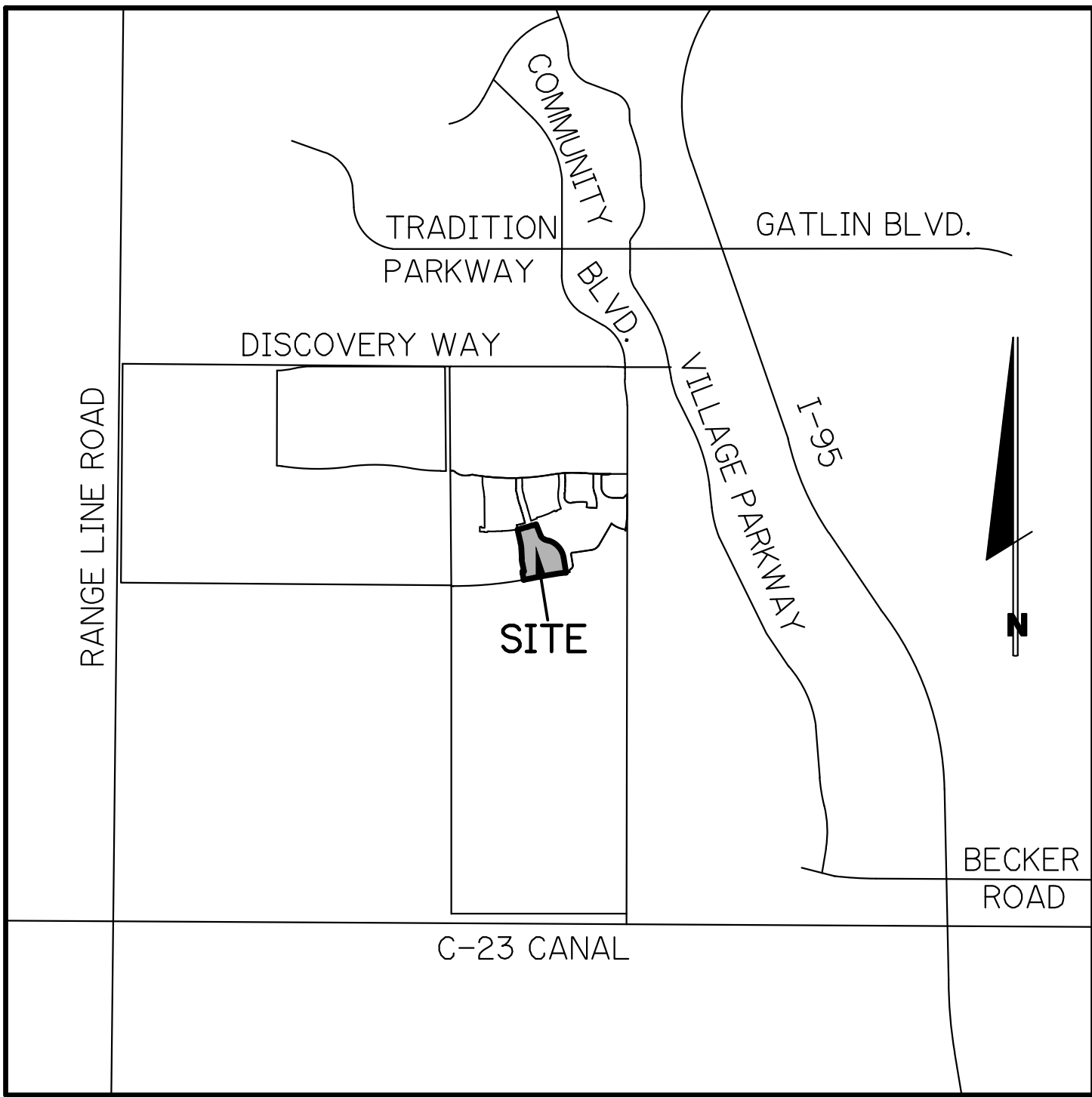
RIVERLAND — PARCEL B

PLAT FIVE

CITY OF PORT ST. LUCIE, ST. LUCIE COUNTY, FLORIDA

LAST REVISED: 10/13/2021
RIV-B PL 5 WS

DEVELOPER: **RIVERLAND ASSOCIATES II, LLLP**
1600 SAWGRASS CORPORATE PARKWAY, SUITE 400
SUNRISE, FLORIDA 33323
(954) 753-1730



LOCATION MAP

N.T.S.
SEC. 21 TWP. 37 S RGE. 39 E

PREPARED BY:

GLH ENGINEERING, LLC

1600 SAWGRASS CORPORATE
PARKWAY, SUITE 400
SUNRISE, FLORIDA 33323
PHONE: (954) 753-1730

FL. CERTIFICATE OF AUTHORIZATION NO. 27459

INDEX OF SHEETS

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| 11 | SEWER PROFILES |

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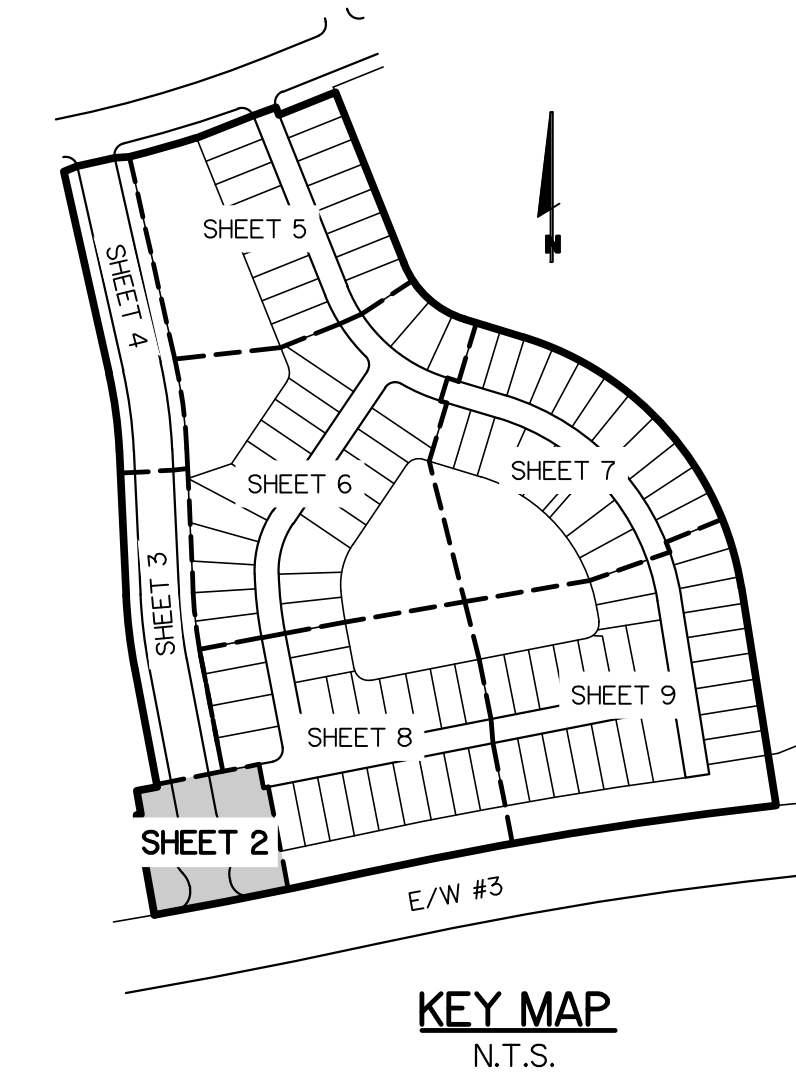
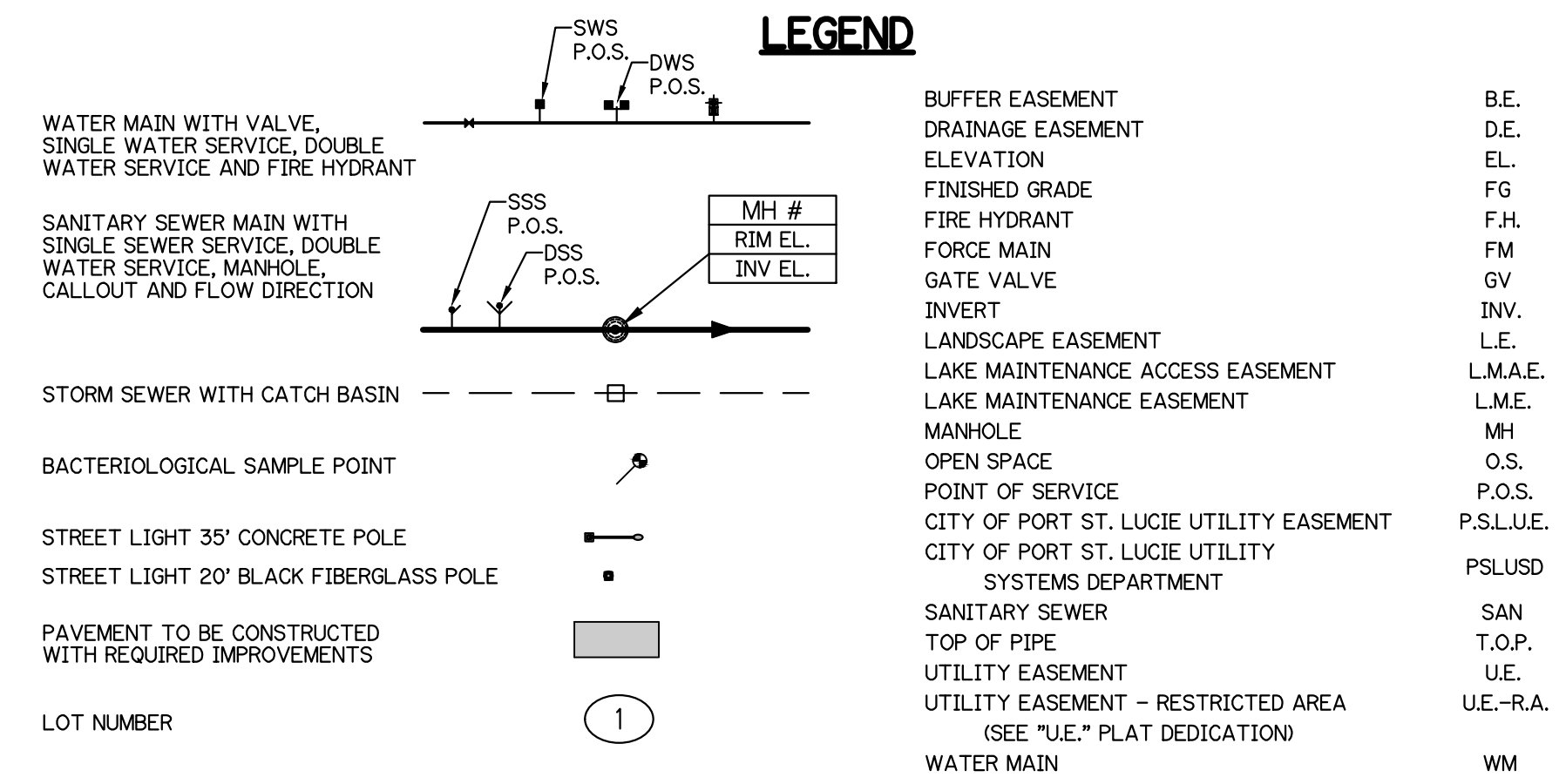
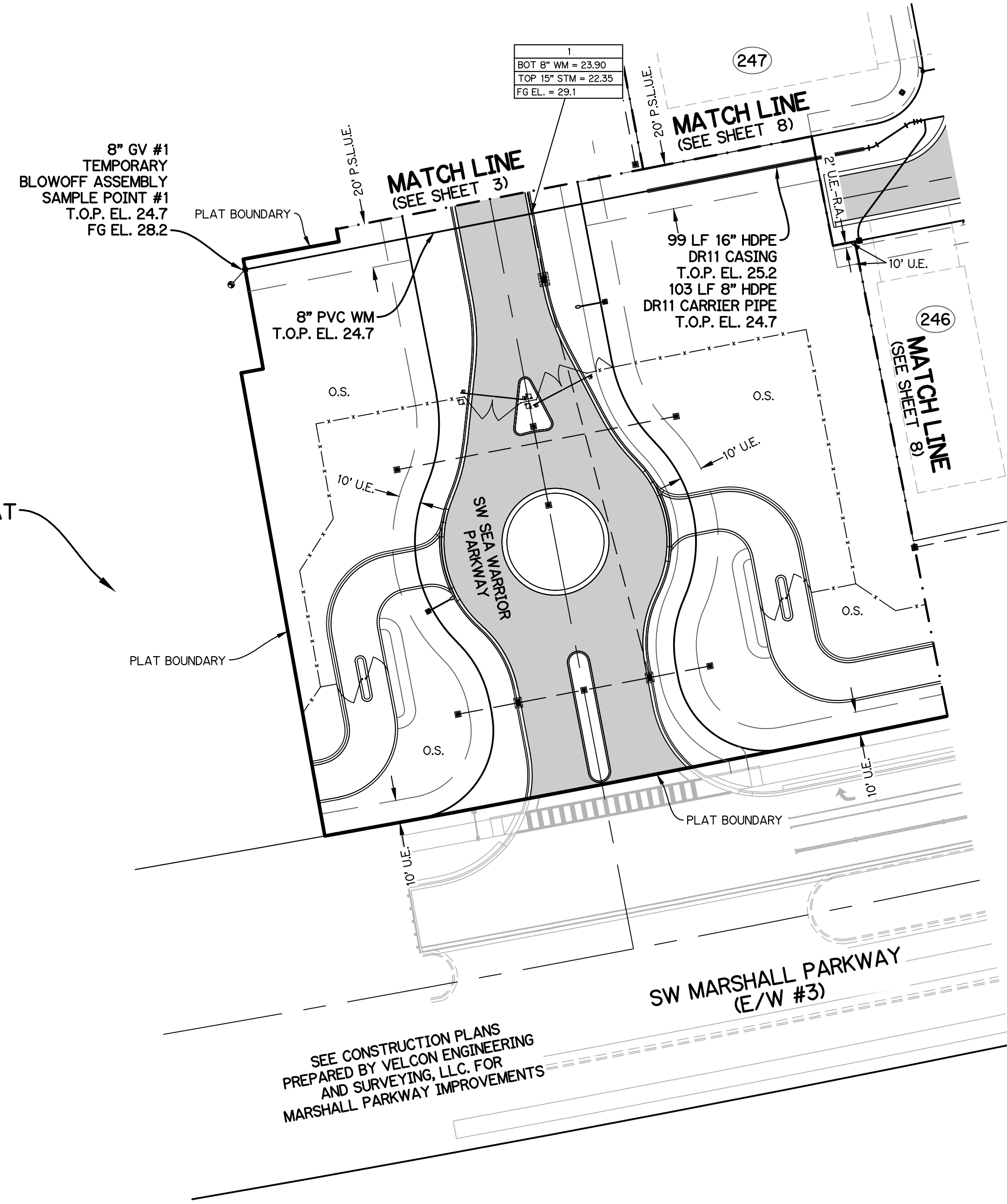
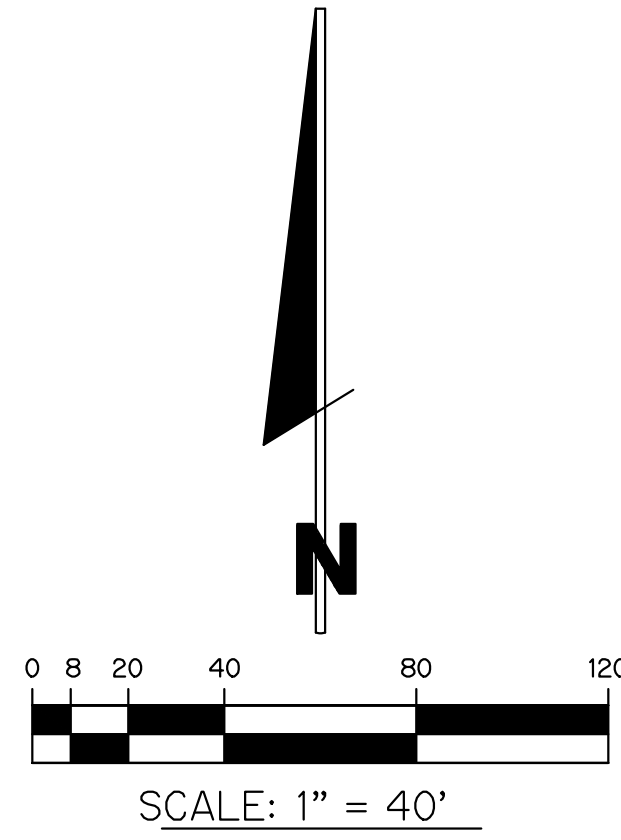
NOTE: ALL GRADES SHOWN ARE IN NAVD88

P21-131 (PSLUSD 5266F)

BRIAN ARNOLD, P.E.
FLORIDA P.E. #81294

RIV-B PL 5 WS

SHEET 1 OF 11



NOTES:

1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF PORT ST. LUCIE UTILITY SYSTEMS DEPARTMENT (PSLUSD) UTILITY STANDARDS MANUAL, 2019 EDITION AS WELL AS THE PSLUSD UTILITY STANDARD DETAILS, 2019 EDITION. A COPY OF THE 2019 EDITION OF THE PSLUSD UTILITY STANDARDS MANUAL AND UTILITY STANDARD DETAILS SHALL BE AVAILABLE ON-SITE AT ALL TIMES UTILITY RELATED WORK IS BEING PERFORMED.
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6. ALL GRAVITY SEWER PIPE, FITTINGS AND SERVICE LINES SHALL BE PVC, SDR 26 AND, AS A MINIMUM, CONFORM TO ASTM D-3034.
7. VALVES SHALL NOT BE PLACED IN CURBS, GUTTERS, SIDEWALKS, PARKING SPACES AND HANDICAP RAMPS. WHERE CONCRETE VALVE PADS TO BE OWNED BY PSLUSD ARE ADJACENT TO SIDEWALKS, THE PADS SHALL BE POURED AS PART OF THE SIDEWALK POUR WITH NO JOINTS.
8. METER BOXES TO MAINTAIN MINIMUM OF 5' SEPARATION FROM LIGHT POLE.

**WATER AND SEWER PLAN
FOR
RIVERLAND-PARCEL B
PLAT FIVE**

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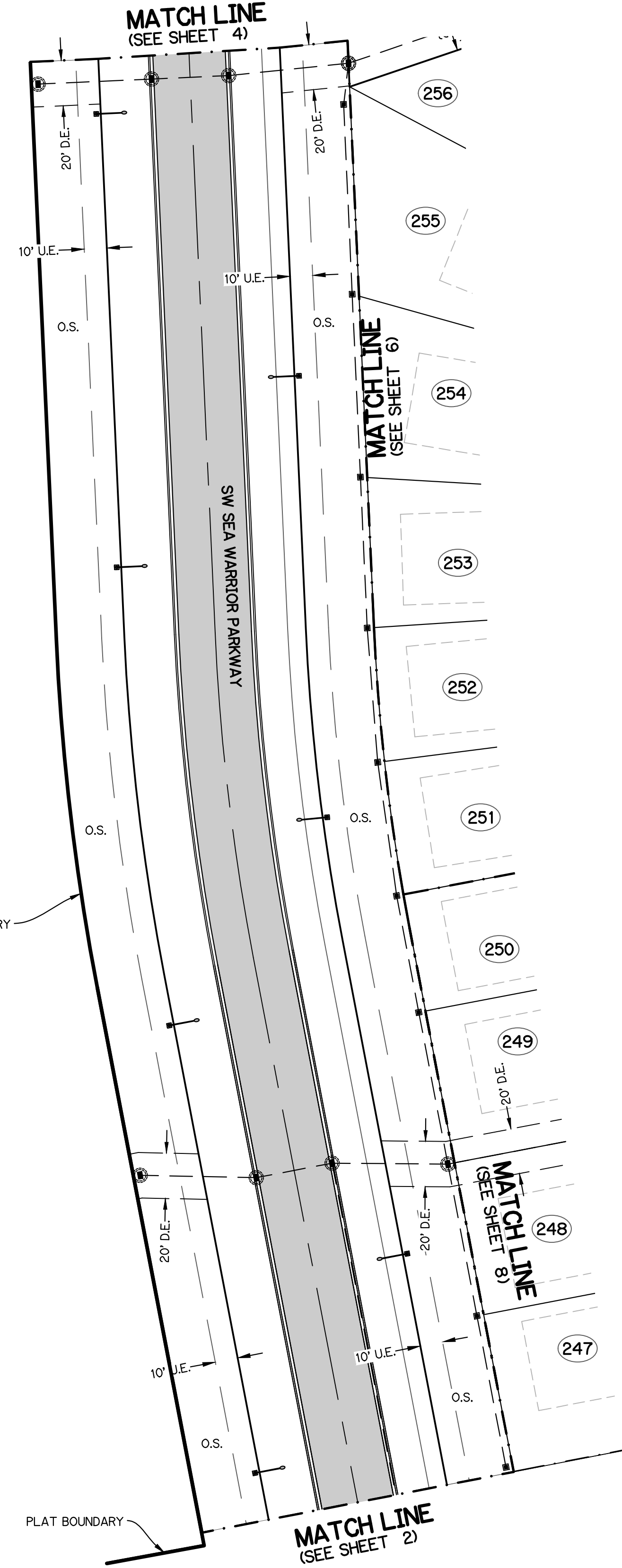
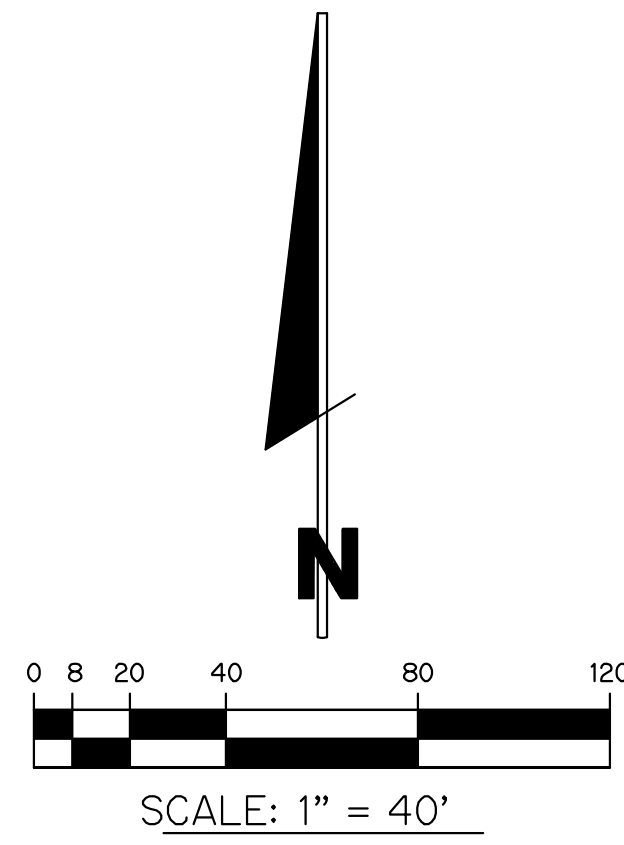
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RIV-B PL 5 | WS

SHEET 2 OF 11

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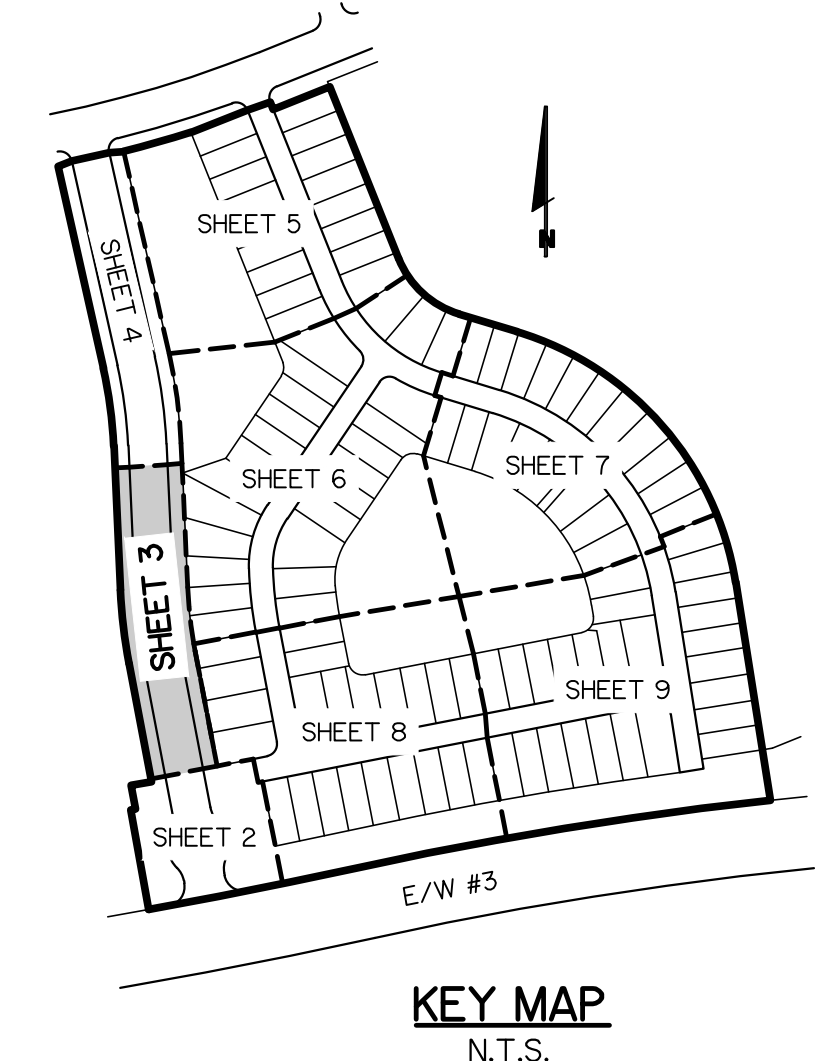


LEGEND

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| WATER MAIN WITH VALVE, SINGLE WATER SERVICE, DOUBLE WATER SERVICE AND FIRE HYDRANT | | WATER MAIN | WM |
| SANITARY SEWER MAIN WITH SINGLE SEWER SERVICE, DOUBLE WATER SERVICE, MANHOLE, CALLOUT AND FLOW DIRECTION | | WATER MAIN | WM |
| STORM SEWER WITH CATCH BASIN | | WATER MAIN | WM |
| BACTERIOLOGICAL SAMPLE POINT | | WATER MAIN | WM |
| STREET LIGHT 35' CONCRETE POLE | | WATER MAIN | WM |
| STREET LIGHT 20' BLACK FIBERGLASS POLE | | WATER MAIN | WM |
| PAVEMENT TO BE CONSTRUCTED WITH REQUIRED IMPROVEMENTS | | WATER MAIN | WM |
| LOT NUMBER | | WATER MAIN | WM |

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|--|------------|----|
| WATER MAIN WITH VALVE, SINGLE WATER SERVICE, DOUBLE WATER SERVICE AND FIRE HYDRANT | WATER MAIN | WM |
| SANITARY SEWER MAIN WITH SINGLE SEWER SERVICE, DOUBLE WATER SERVICE, MANHOLE, CALLOUT AND FLOW DIRECTION | WATER MAIN | WM |
| STORM SEWER WITH CATCH BASIN | WATER MAIN | WM |
| BACTERIOLOGICAL SAMPLE POINT | WATER MAIN | WM |
| STREET LIGHT 35' CONCRETE POLE | WATER MAIN | WM |
| STREET LIGHT 20' BLACK FIBERGLASS POLE | WATER MAIN | WM |
| PAVEMENT TO BE CONSTRUCTED WITH REQUIRED IMPROVEMENTS | WATER MAIN | WM |
| LOT NUMBER | WATER MAIN | WM |

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| SANITARY SEWER MAIN WITH SINGLE SEWER SERVICE, DOUBLE WATER SERVICE, MANHOLE, CALLOUT AND FLOW DIRECTION | WATER MAIN | WM |
| STORM SEWER WITH CATCH BASIN | WATER MAIN | WM |
| BACTERIOLOGICAL SAMPLE POINT | WATER MAIN | WM |
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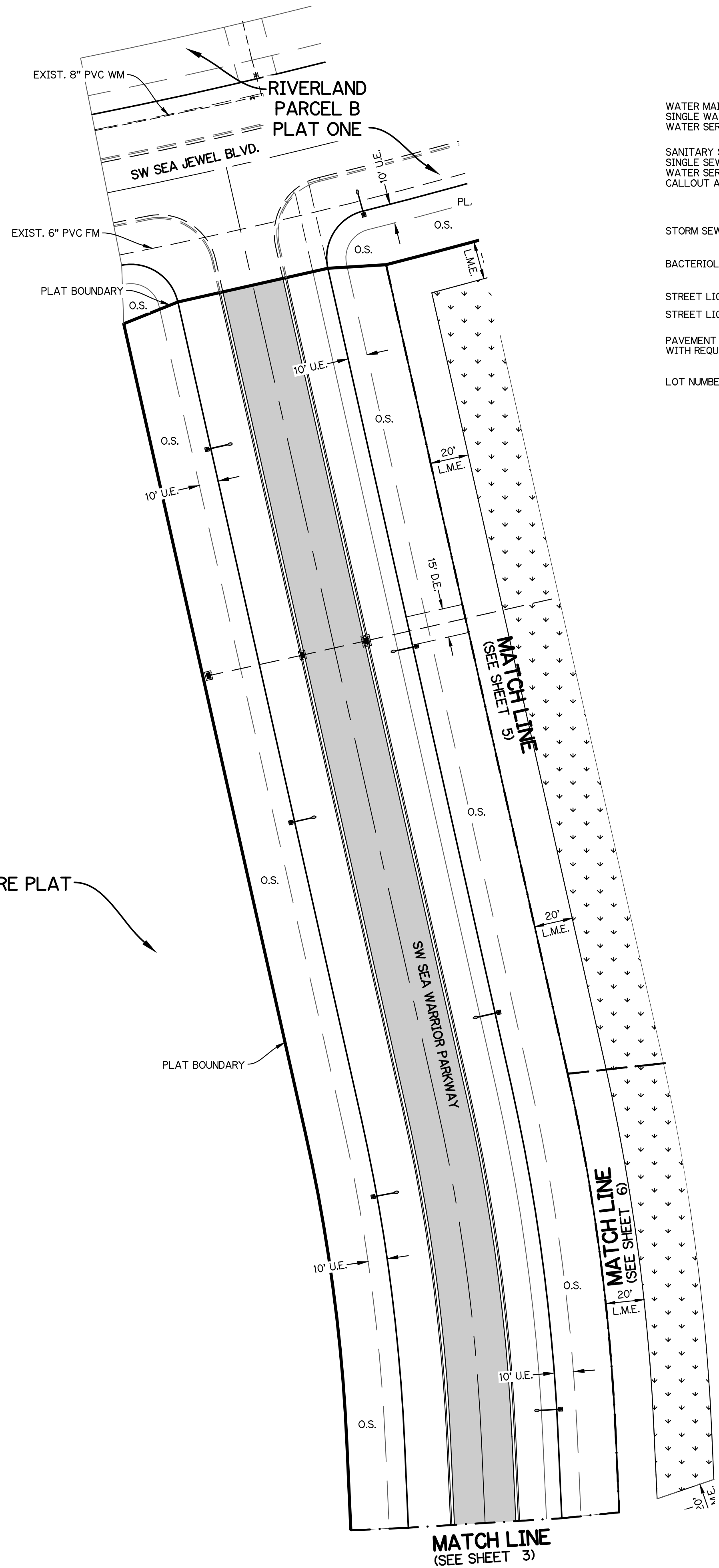
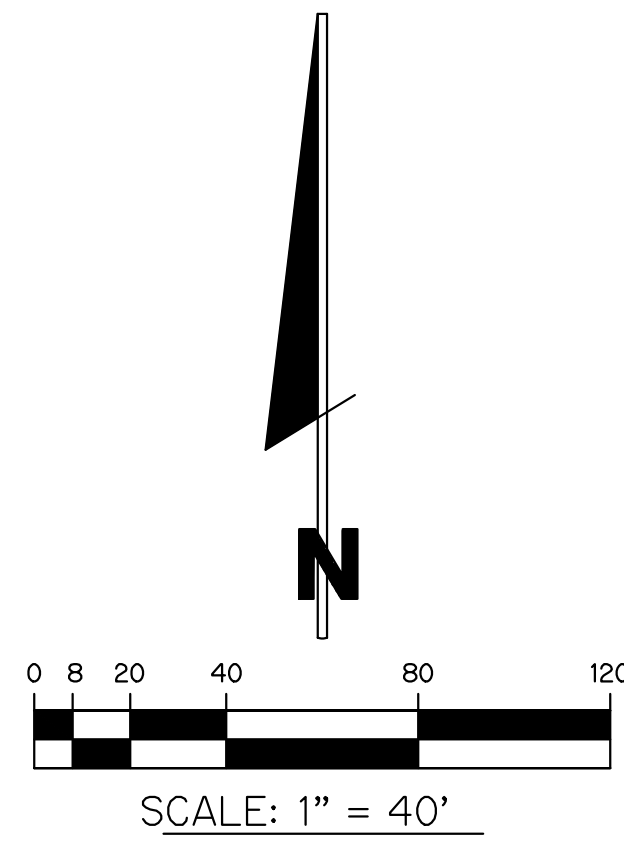
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RIV-B PL 5 WS

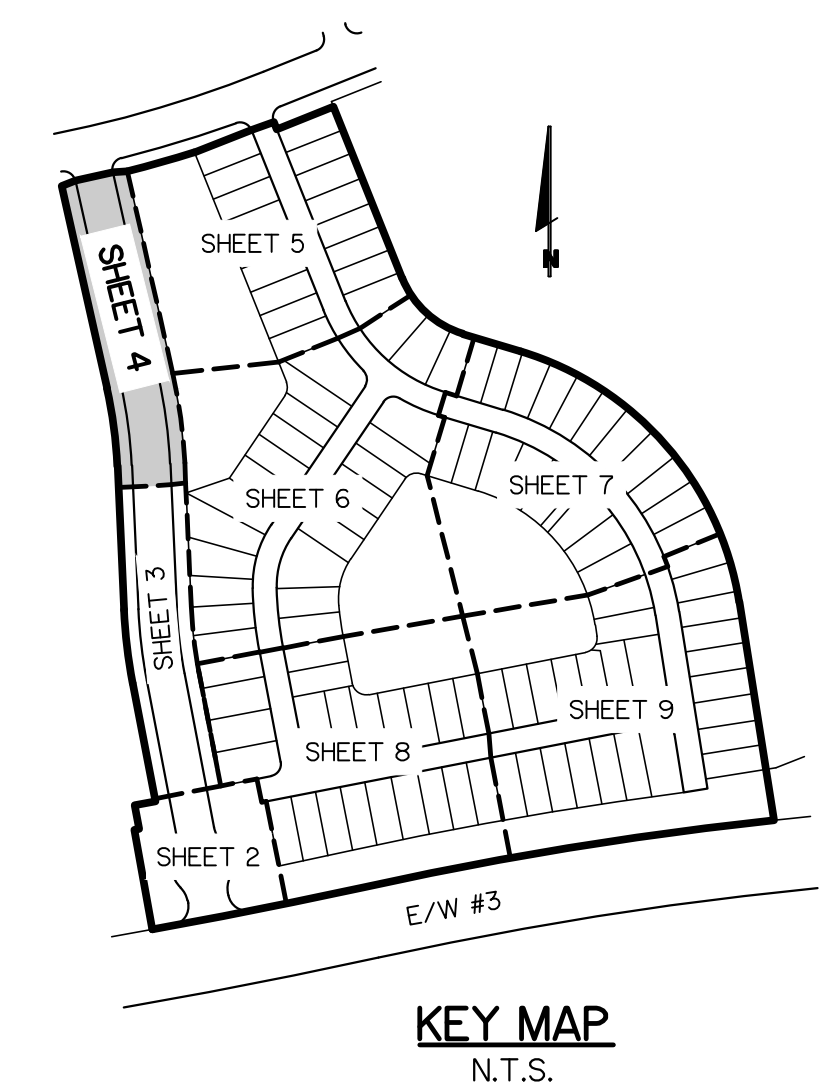
SHEET 3 OF 11

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LEGEND

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|--|--|---|------------|
| WATER MAIN WITH VALVE, SINGLE WATER SERVICE, DOUBLE WATER SERVICE AND FIRE HYDRANT | | BUFFER EASEMENT | B.E. |
| SANITARY SEWER MAIN WITH SINGLE SEWER SERVICE, DOUBLE WATER SERVICE, MANHOLE, CALLOUT AND FLOW DIRECTION | | DRAINAGE EASEMENT | D.E. |
| STORM SEWER WITH CATCH BASIN | | ELEVATION | EL. |
| BACTERIOLOGICAL SAMPLE POINT | | FINISHED GRADE | FG |
| STREET LIGHT 35' CONCRETE POLE | | FIRE HYDRANT | F.H. |
| STREET LIGHT 20' BLACK FIBERGLASS POLE | | FORCE MAIN | FM |
| PAVEMENT TO BE CONSTRUCTED WITH REQUIRED IMPROVEMENTS | | GATE VALVE | GV |
| LOT NUMBER | | INVERT | INV. |
| | | LANDSCAPE EASEMENT | L.E. |
| | | LAKE MAINTENANCE ACCESS EASEMENT | L.M.A.E. |
| | | LAKE MAINTENANCE EASEMENT | L.M.E. |
| | | MANHOLE | MH |
| | | OPEN SPACE | O.S. |
| | | POINT OF SERVICE | P.O.S. |
| | | CITY OF PORT ST. LUCIE UTILITY EASEMENT | P.S.L.U.E. |
| | | CITY OF PORT ST. LUCIE UTILITY SYSTEMS DEPARTMENT | PSLUSD |
| | | SANITARY SEWER | SAN |
| | | TOP OF PIPE | T.O.P. |
| | | UTILITY EASEMENT - RESTRICTED AREA (SEE "U.E." PLAT DEDICATION) | U.E.-R.A. |
| | | WATER MAIN | WM |



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SHEET 4 OF 11

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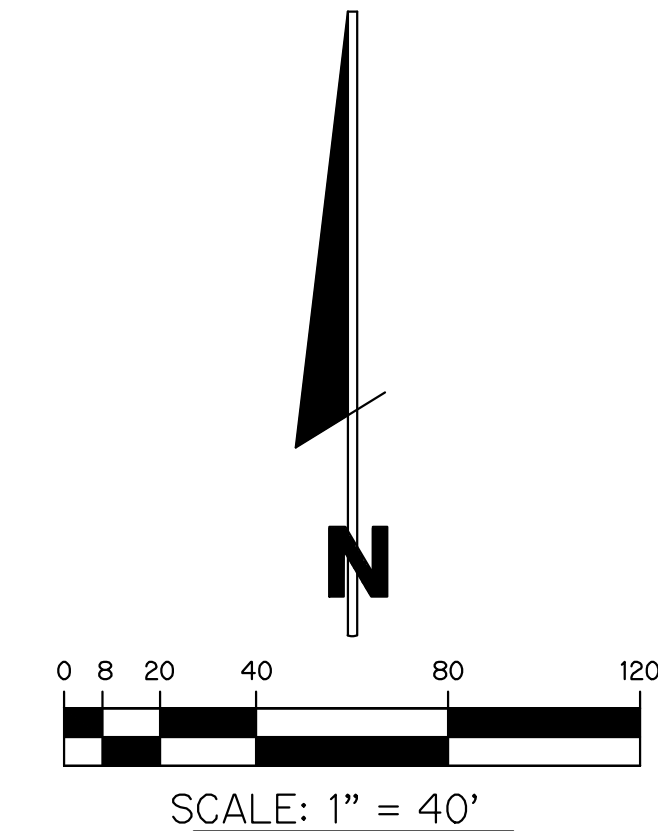
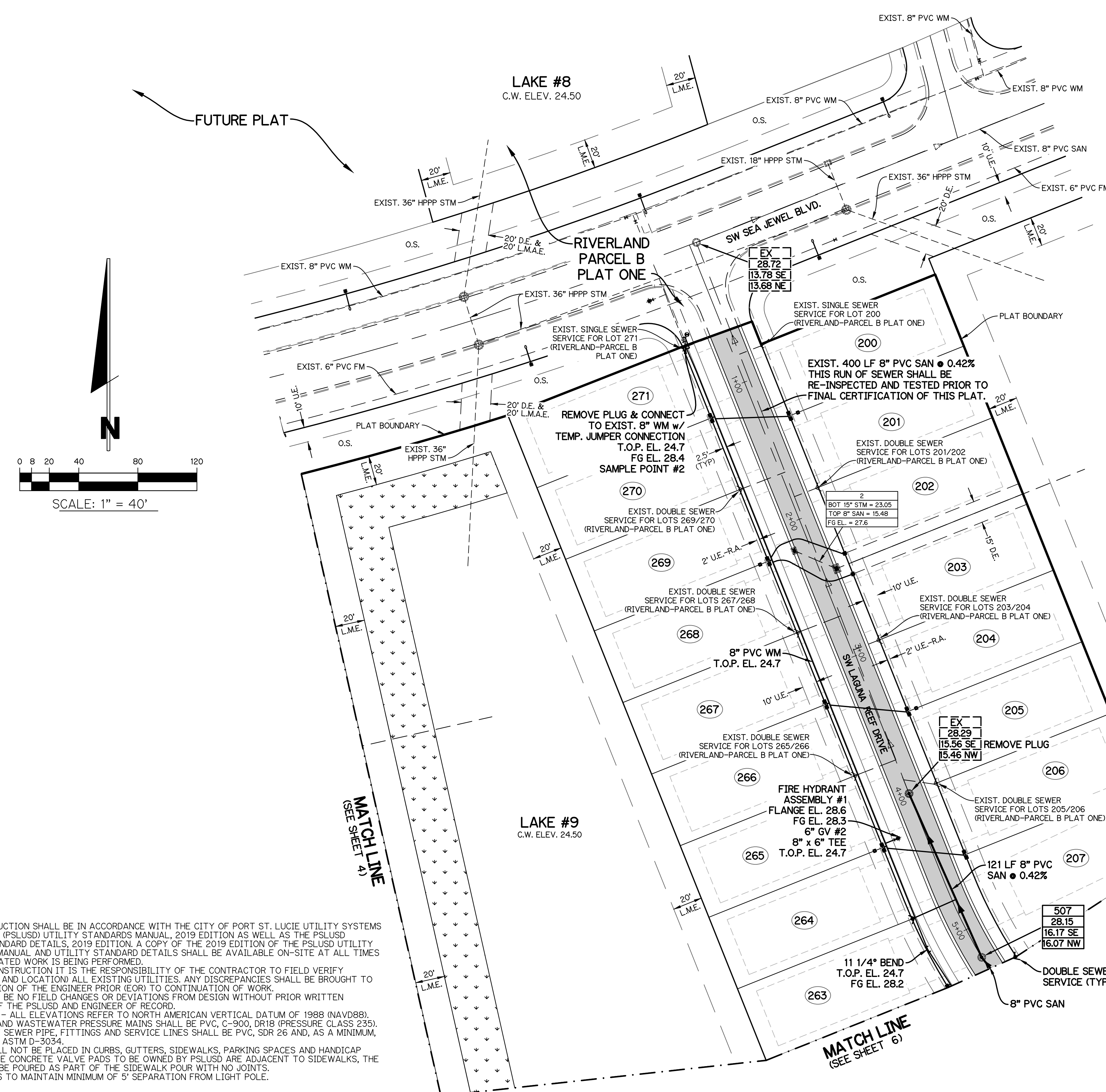
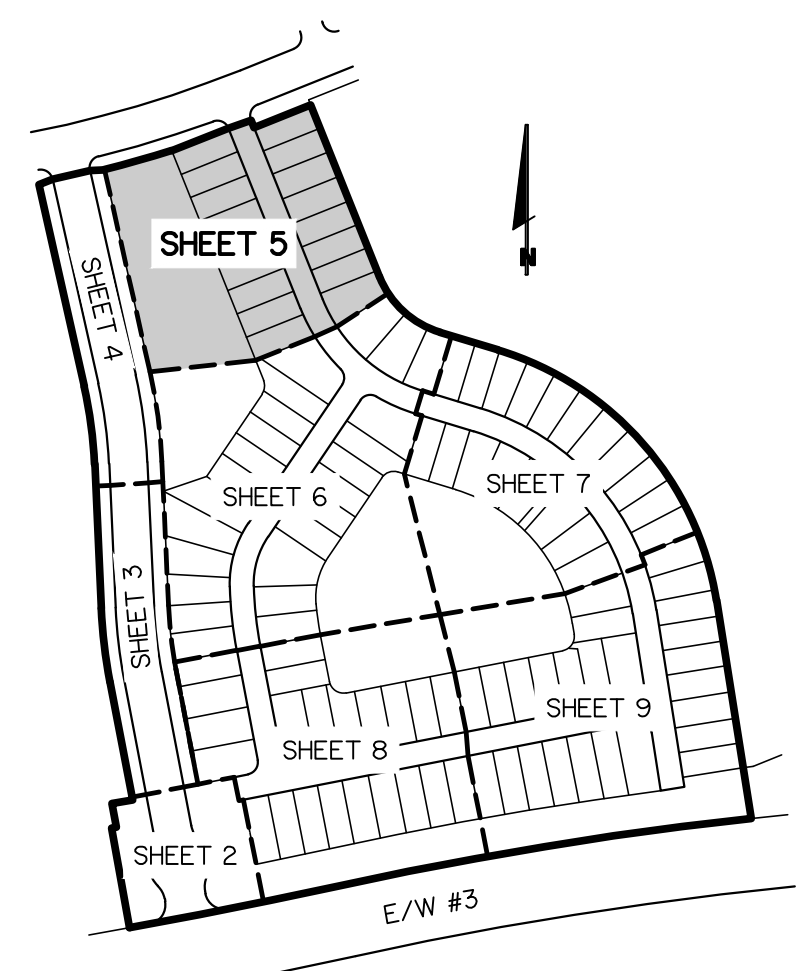
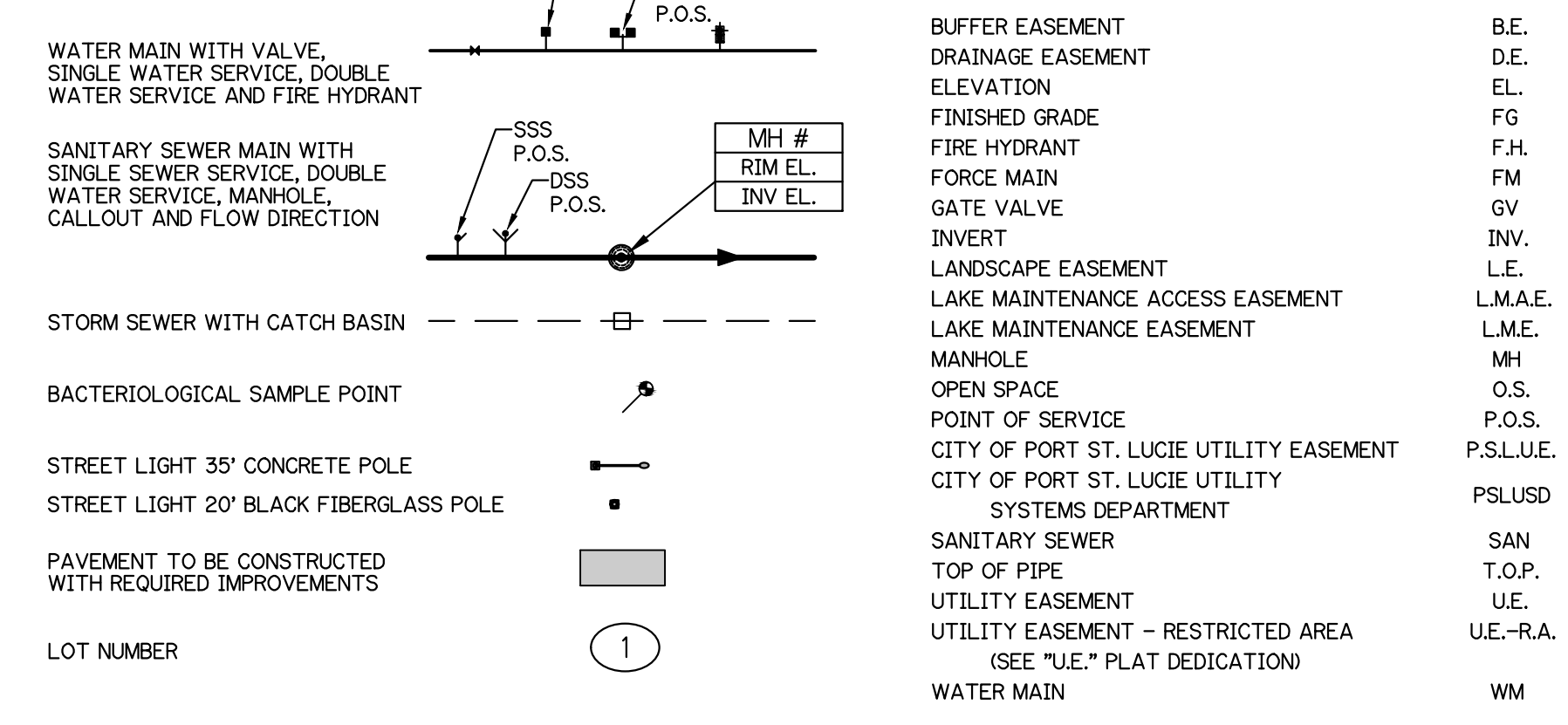
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LEGEND

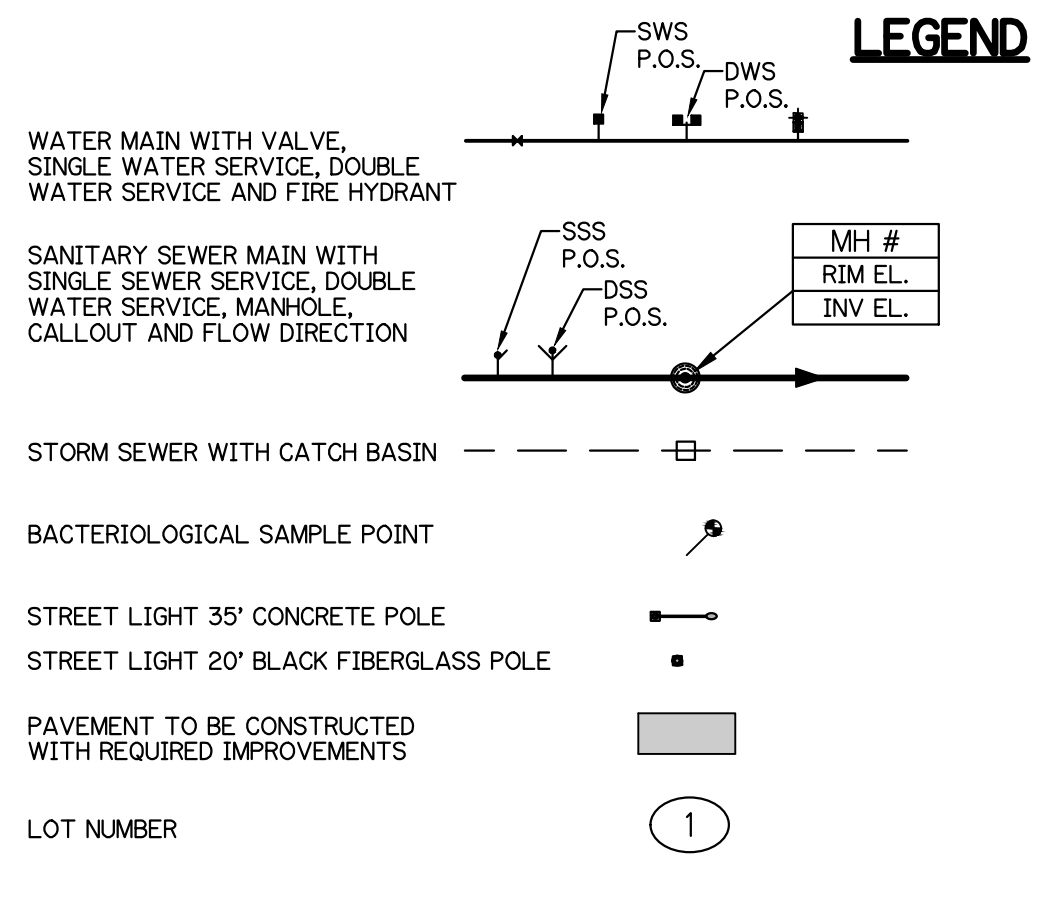
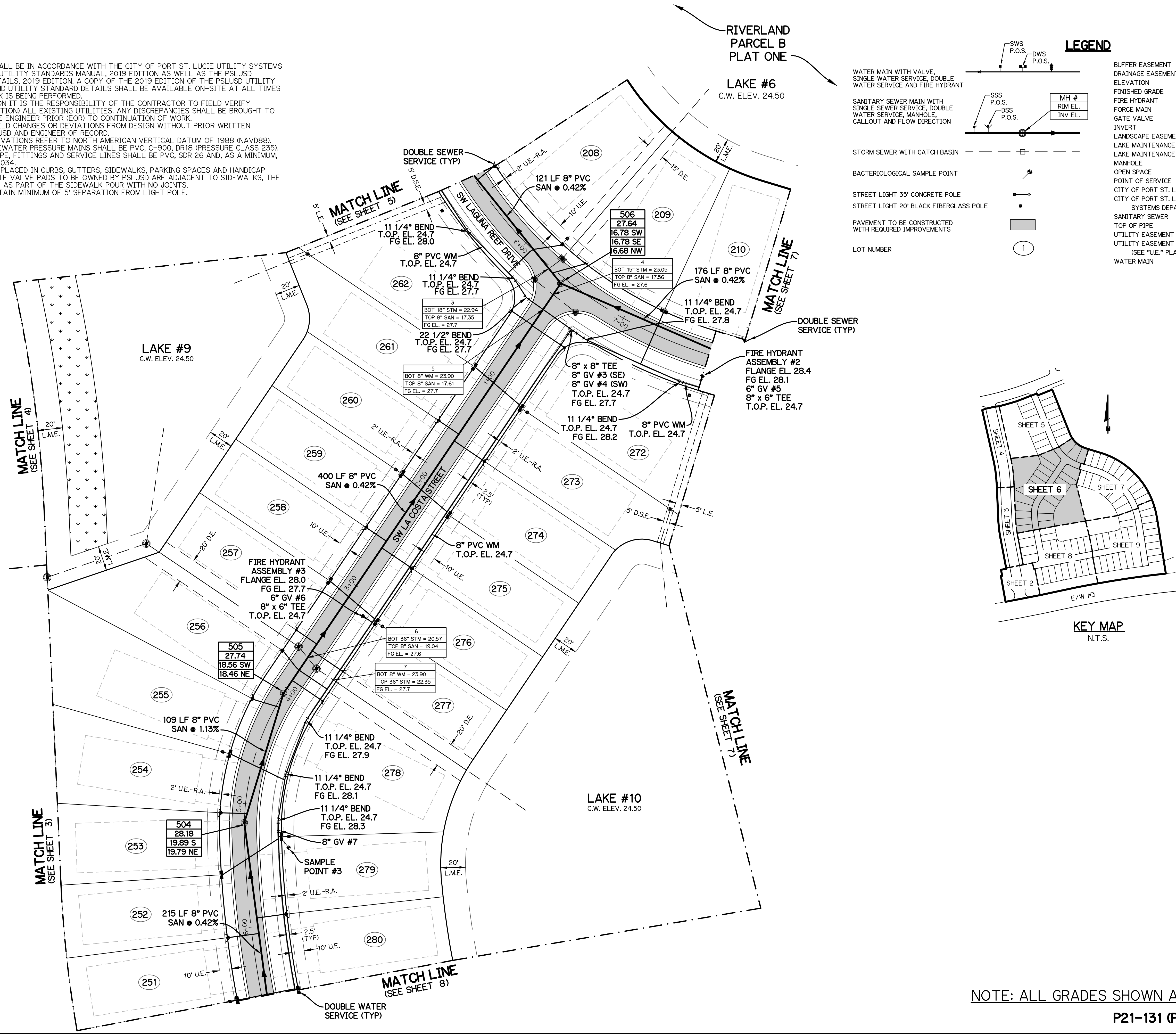
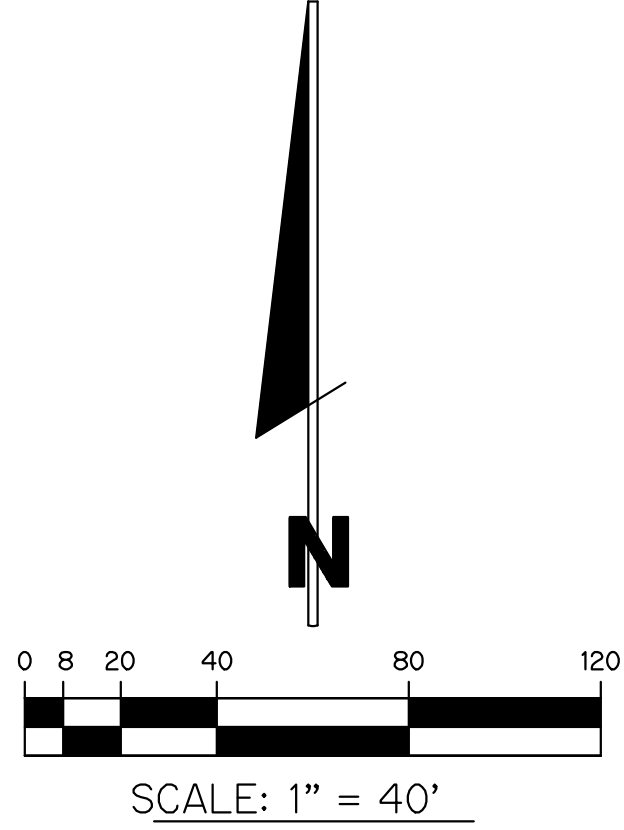


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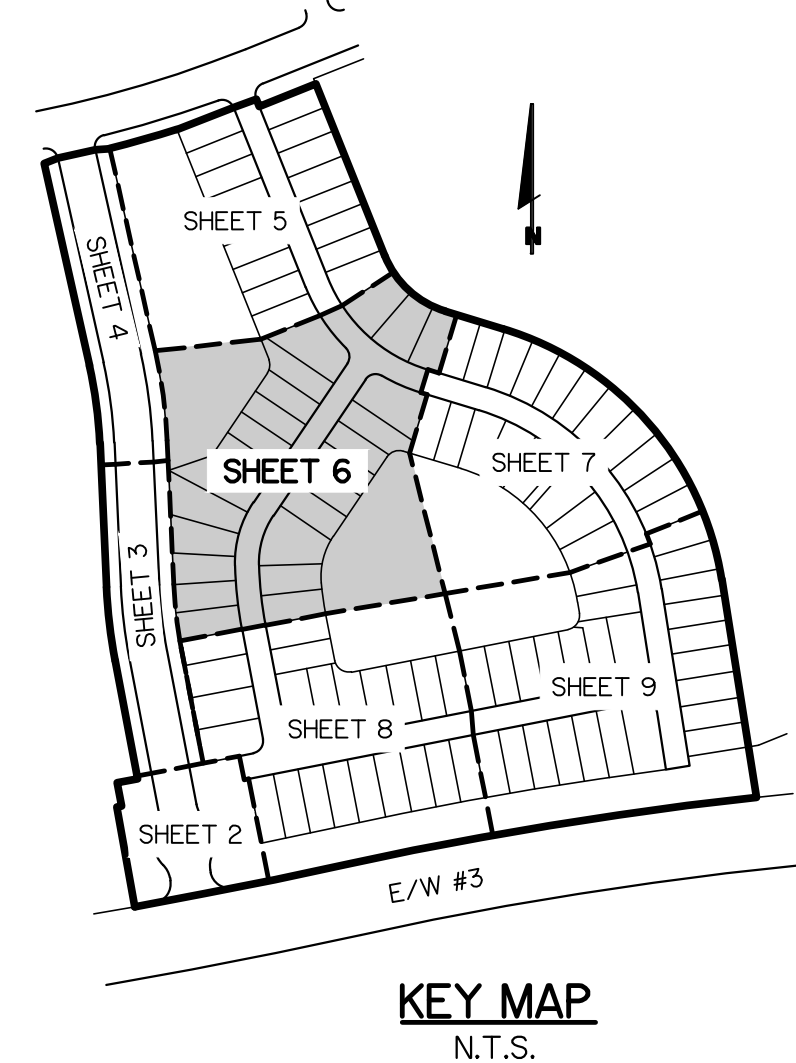
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- BUFFER EASEMENT
 - DRAINAGE EASEMENT
 - ELEVATION
 - FINISHED GRADE
 - FIRE HYDRANT
 - FORCE MAIN
 - GATE VALVE
 - INVERT
 - LANDSCAPE EASEMENT
 - LAKE MAINTENANCE ACCESS EASEMENT
 - LAKE MAINTENANCE EASEMENT
 - MANHOLE
 - OPEN SPACE
 - POINT OF SERVICE
 - CITY OF PORT ST. LUCIE UTILITY EASEMENT
 - CITY OF PORT ST. LUCIE UTILITY SYSTEMS DEPARTMENT
 - SANITARY SEWER
 - TOP OF PIPE
 - UTILITY EASEMENT - RESTRICTED AREA (SEE "U.E." PLAT DEDICATION)
 - WATER MAIN
- B.E.
 D.E.
 EL.
 FG
 F.H.
 FM
 GV
 INV.
 L.E.
 L.M.A.E.
 L.M.E.
 MH
 O.S.
 P.O.S.
 P.S.L.U.E.
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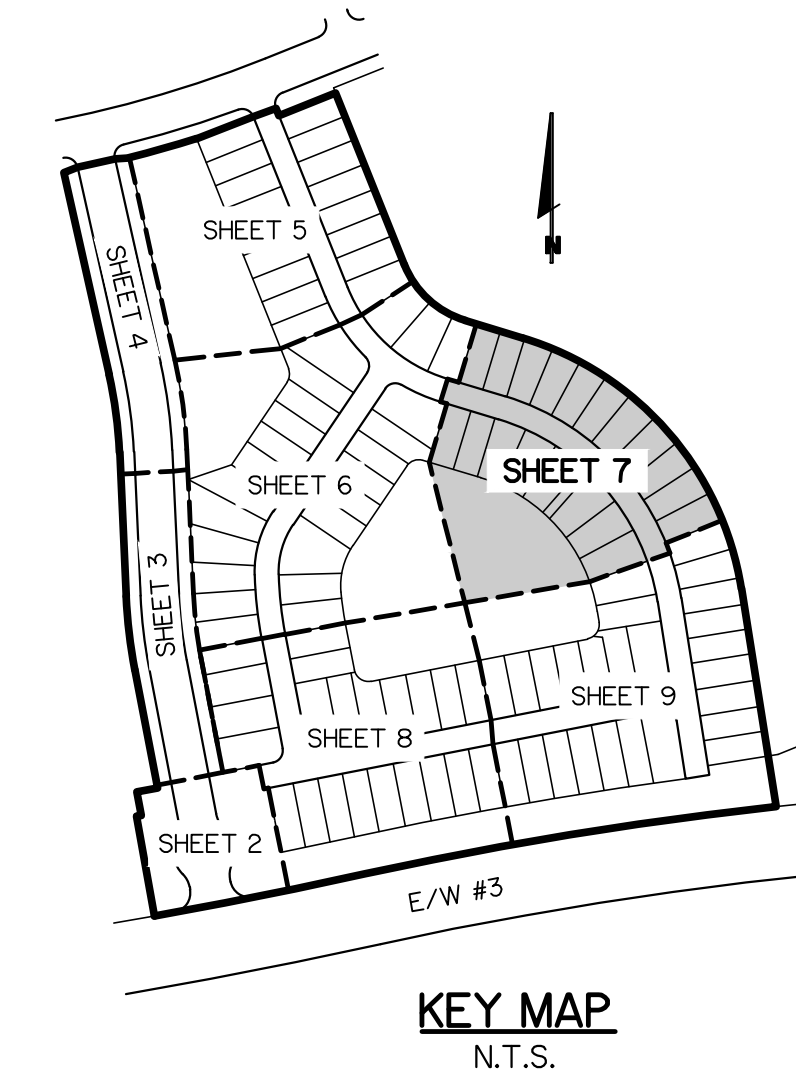
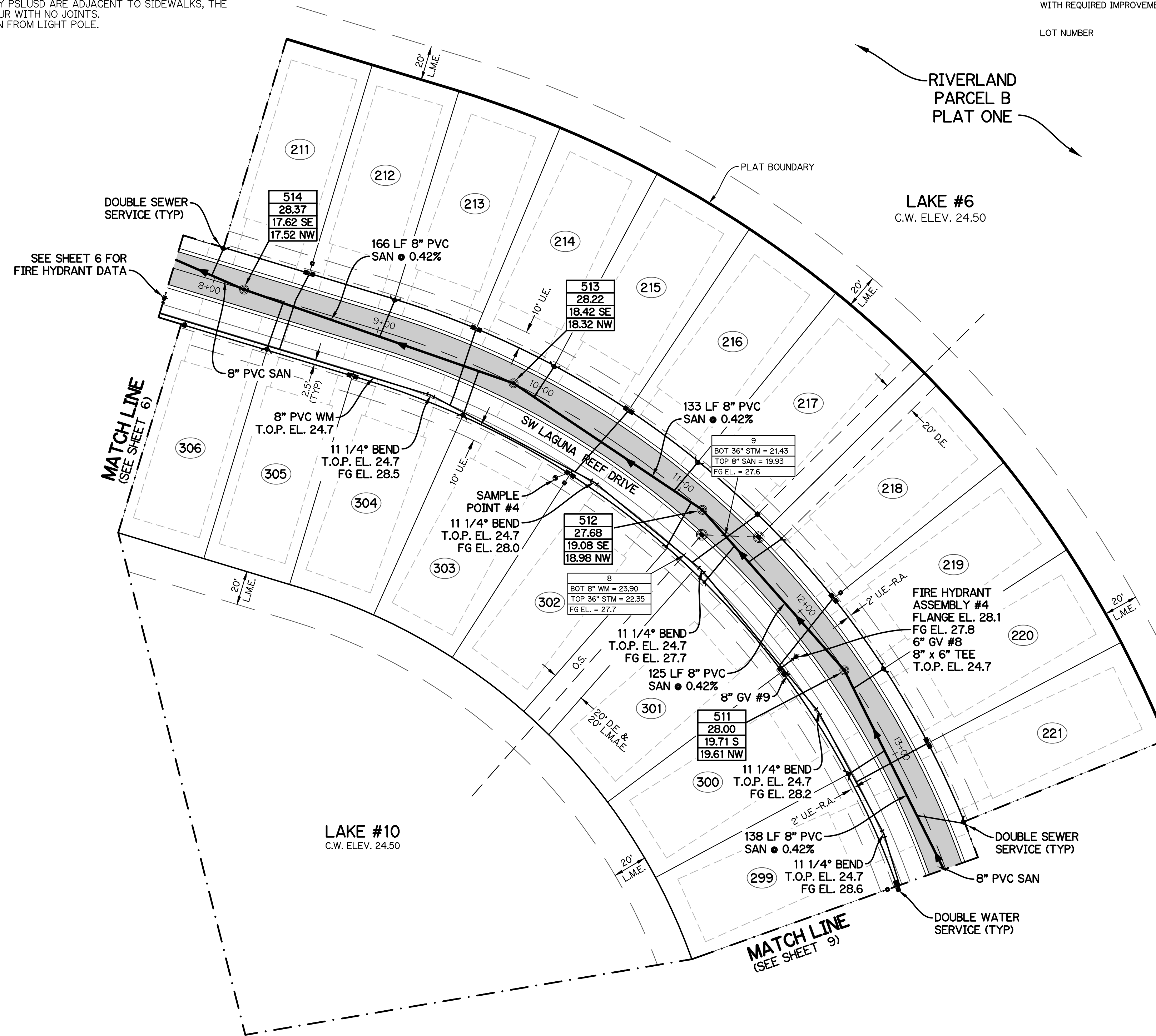
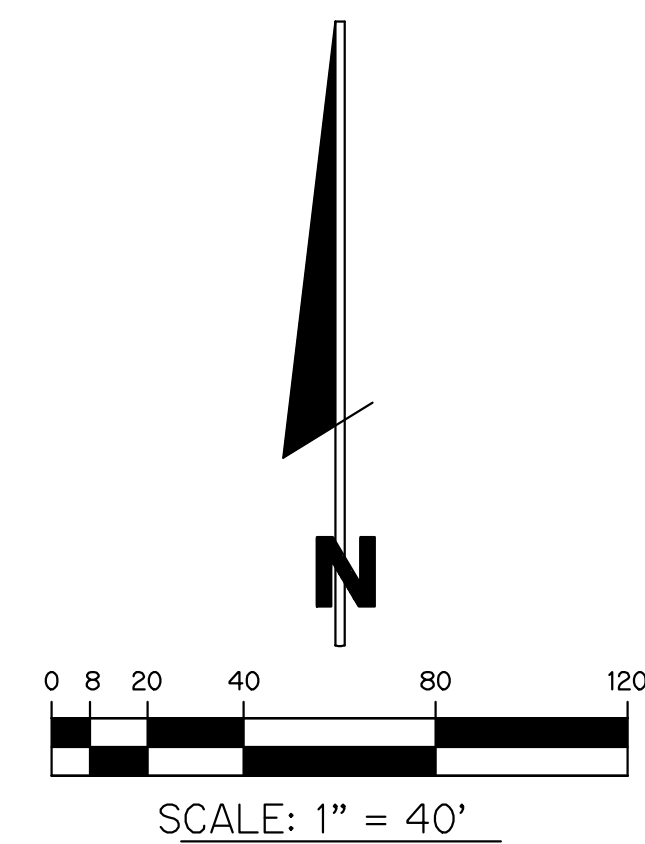
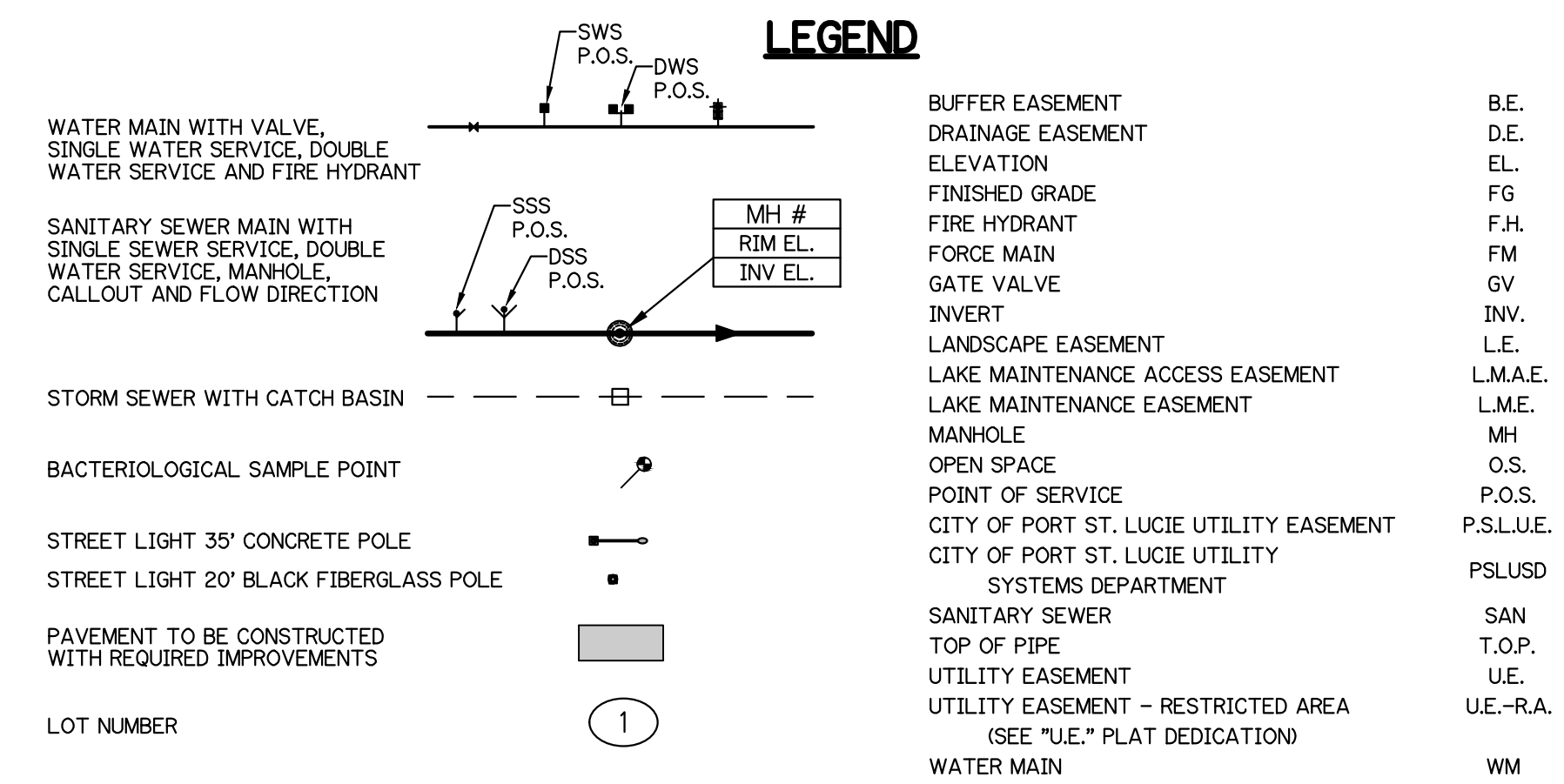
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SHEET 6 OF 11

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8. METER BOXES TO MAINTAIN MINIMUM OF 5' SEPARATION FROM LIGHT POLE.



NOTE: ALL GRADES SHOWN ARE IN NAVD88
P21-131 (PSLUSD 5266F)

WATER AND SEWER PLAN
FOR
RIVERLAND-PARCEL B
PLAT FIVE

| REVISIONS | DATE | BY | CK |
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GLH ENGINEERING, LLC
1600 SAWGRASS CORPORATE
PARKWAY, SUITE 400
SUNRISE, FLORIDA 33323
PHONE: (954) 753-1730

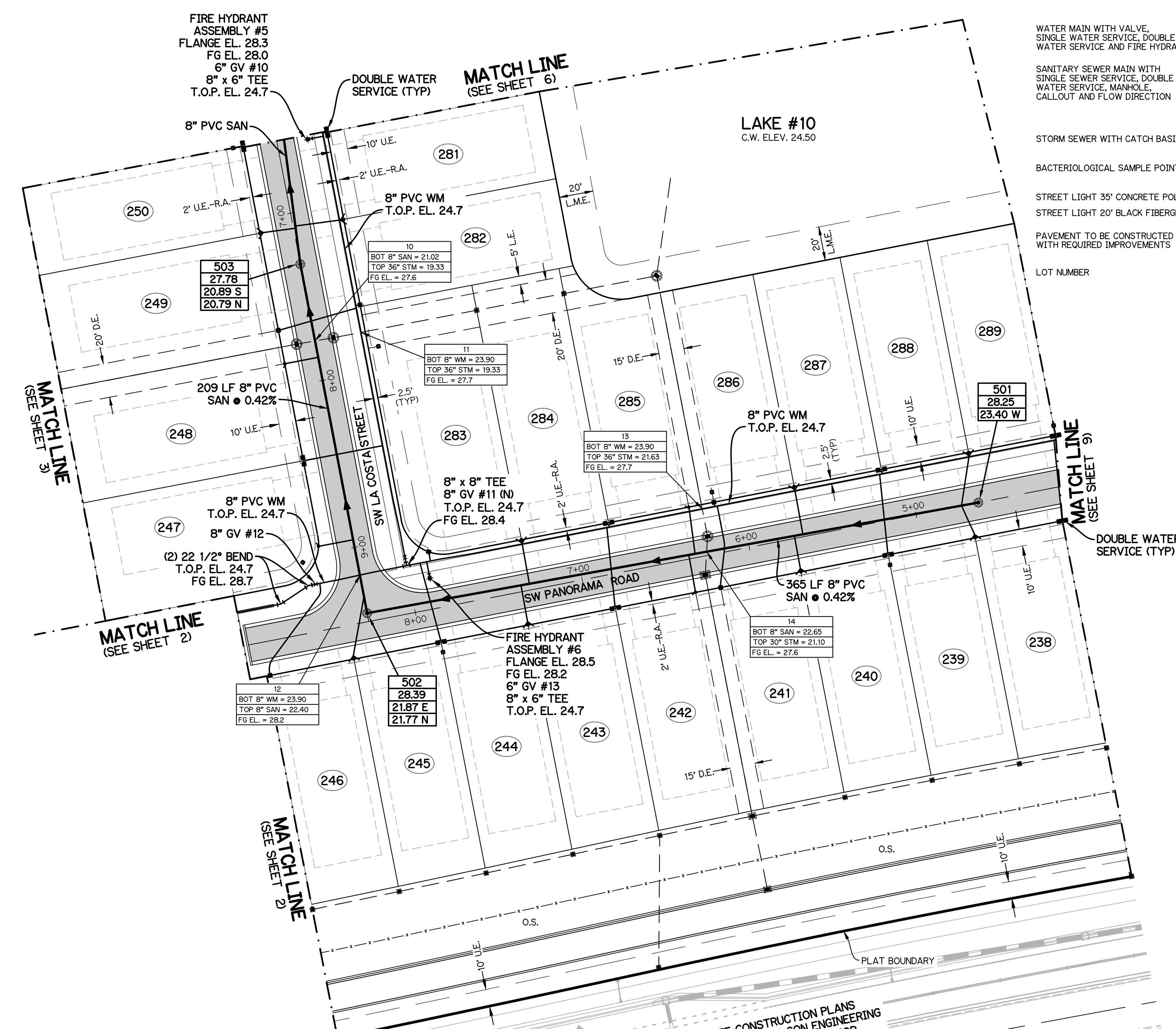
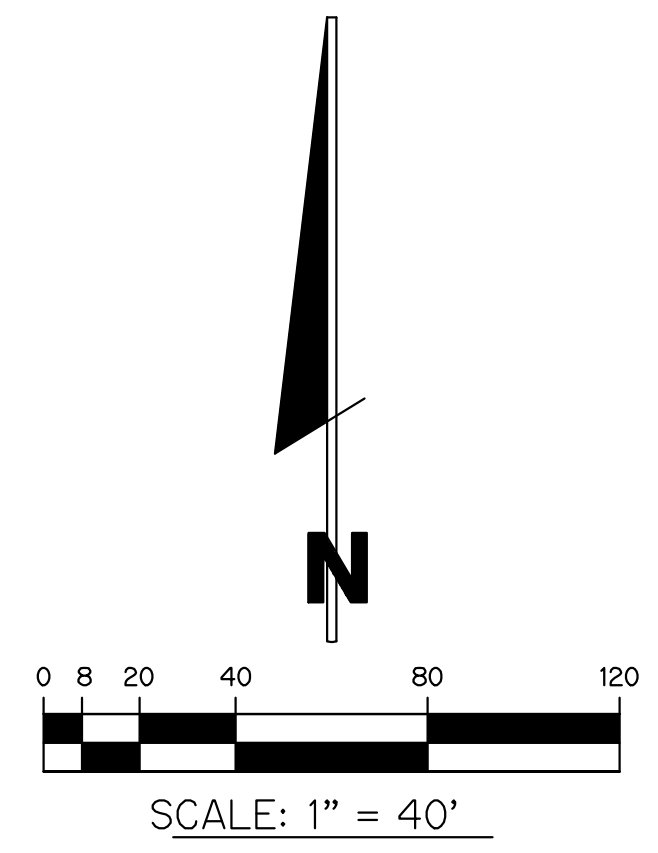
SCALE: 1"=40'
DATE: 9/20/21
DESIGNED BY: AQC
CHECKED BY: BA
FILE NAME:
RIV-B PL 5 WS

BRIAN ARNOLD, P.E.
FLORIDA P.E. #81294

RIV-B PL 5 WS

SHEET 7 OF 11

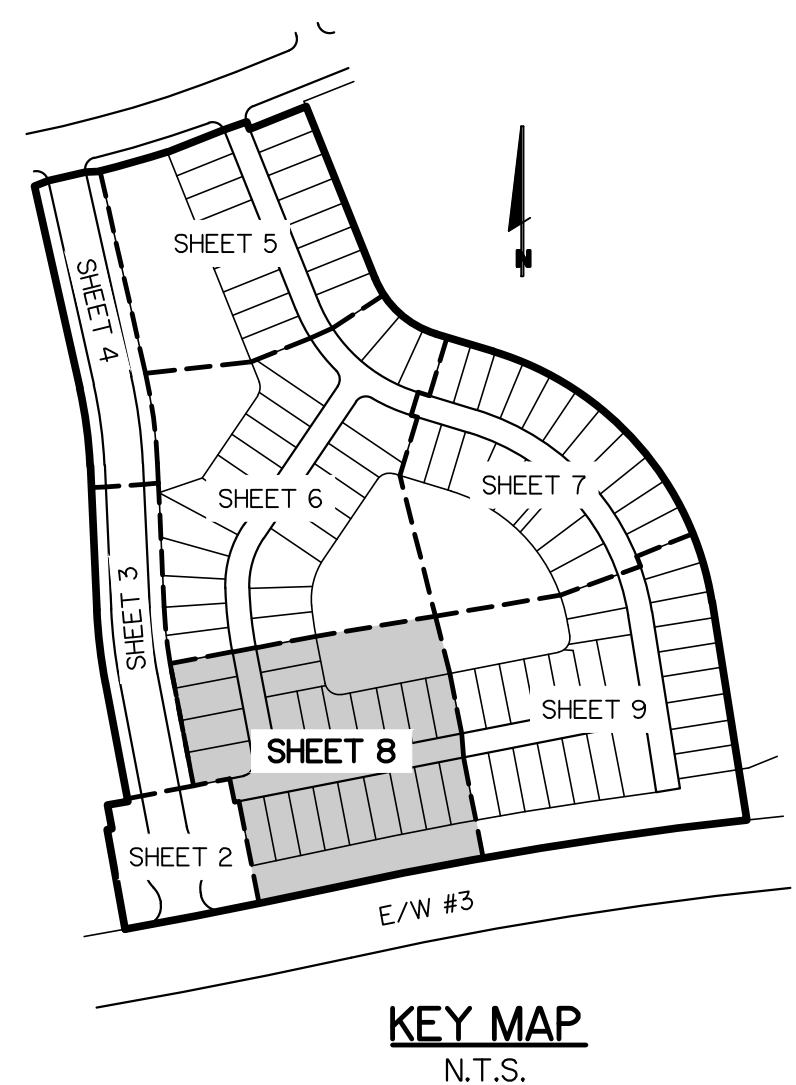
**WATER AND SEWER PLAN
FOR
RIVERLAND-PARCEL B
PLAT FIVE**



LEGEND

| | | | | | | | | | |
|--|--|------------|--|------|--|---------|--|----------|--|
| WATER MAIN WITH VALVE, SINGLE WATER SERVICE, DOUBLE WATER SERVICE AND FIRE HYDRANT | | SSS P.O.S. | | MH # | | RIM EL. | | INV. EL. | |
| SANITARY SEWER MAIN WITH SINGLE SEWER SERVICE, DOUBLE WATER SERVICE, MANHOLE, CALLOUT AND FLOW DIRECTION | | DSS P.O.S. | | | | | | | |
| STORM SEWER WITH CATCH BASIN | | | | | | | | | |
| BACTERIOLOGICAL SAMPLE POINT | | | | | | | | | |
| STREET LIGHT 35' CONCRETE POLE | | | | | | | | | |
| STREET LIGHT 20' BLACK FIBERGLASS POLE | | | | | | | | | |
| PAVEMENT TO BE CONSTRUCTED WITH REQUIRED IMPROVEMENTS | | | | | | | | | |
| LOT NUMBER | | | | | | | | | |

| | |
|---|------------|
| BUFFER EASEMENT | B.E. |
| DRAINAGE EASEMENT | D.E. |
| ELEVATION | EL. |
| FINISHED GRADE | FG |
| FIRE HYDRANT | F.H. |
| FORCE MAIN | FM |
| GATE VALVE | GV |
| INVERT | INV. |
| LANDSCAPE EASEMENT | L.E. |
| LAKE MAINTENANCE ACCESS EASEMENT | L.M.A.E. |
| LAKE MAINTENANCE EASEMENT | L.M.E. |
| MANHOLE | MH |
| OPEN SPACE | O.S. |
| POINT OF SERVICE | P.O.S. |
| CITY OF PORT ST. LUCIE UTILITY EASEMENT | P.S.L.U.E. |
| CITY OF PORT ST. LUCIE UTILITY SYSTEMS DEPARTMENT | PSLUSD |
| SANITARY SEWER | SAN |
| TOP OF PIPE | T.O.P. |
| UTILITY EASEMENT | U.E. |
| UTILITY EASEMENT - RESTRICTED AREA (SEE "U.E." PLAT DEDICATION) | U.E.-R.A. |
| WATER MAIN | WM |



- NOTES:**
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SEE CONSTRUCTION PLANS PREPARED BY VELCON ENGINEERING AND SURVEYING, LLC. FOR MARSHALL PARKWAY IMPROVEMENTS

| NO. | REVISIONS | DATE | BY | CHK |
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GLH ENGINEERING, LLC
 1600 SAWGRASS CORPORATE PARKWAY, SUITE 400
 SUNRISE, FLORIDA 33323
 PHONE: (954) 753-1730

SCALE: 1"=40'
 DATE: 10/13/21
 DESIGNED BY: AQC
 CHECKED BY: BA
 FILE NAME:
 RIV-B PL 5 WS

BRIAN ARNOLD, P.E.
 FLORIDA P.E. #91294

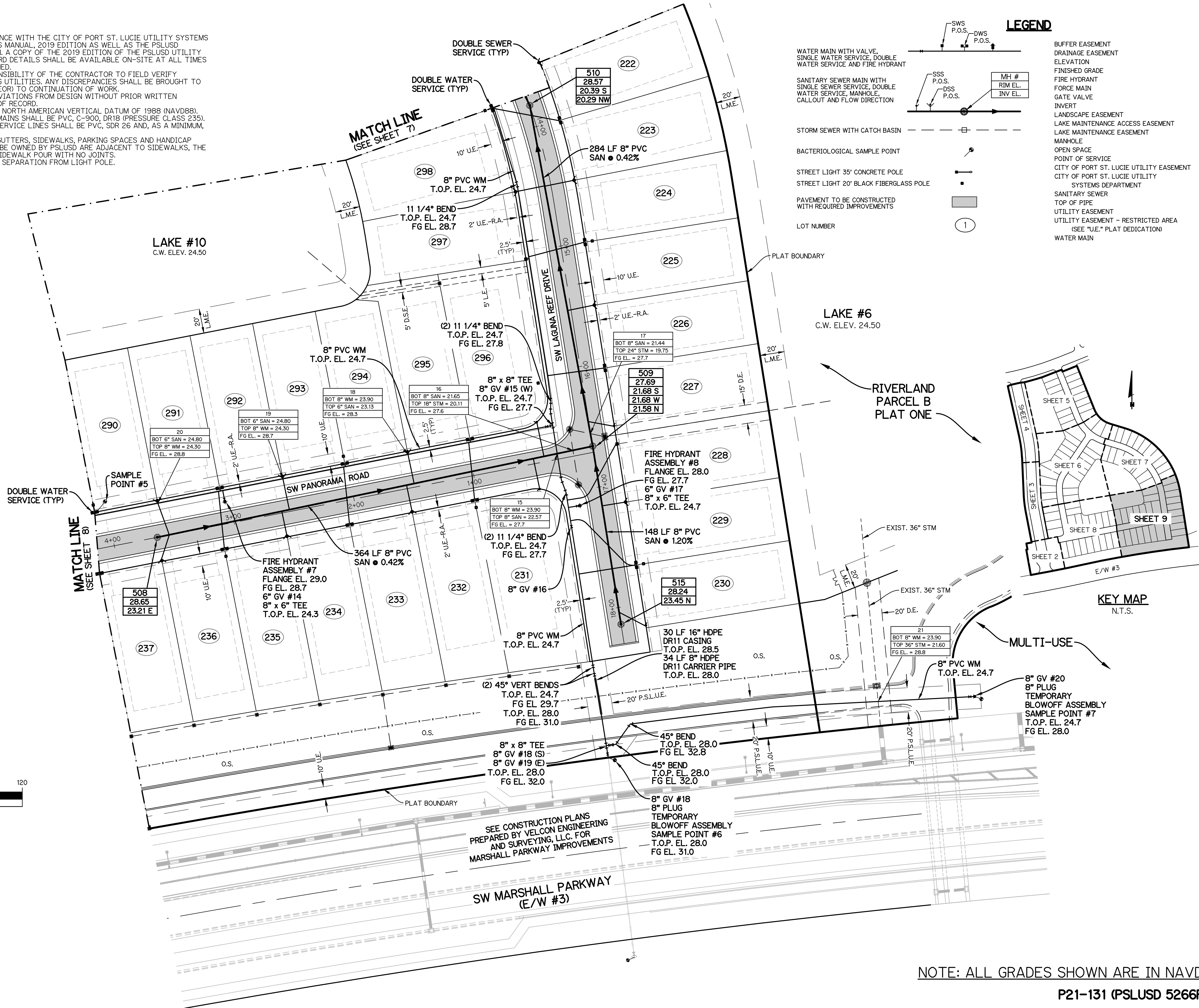
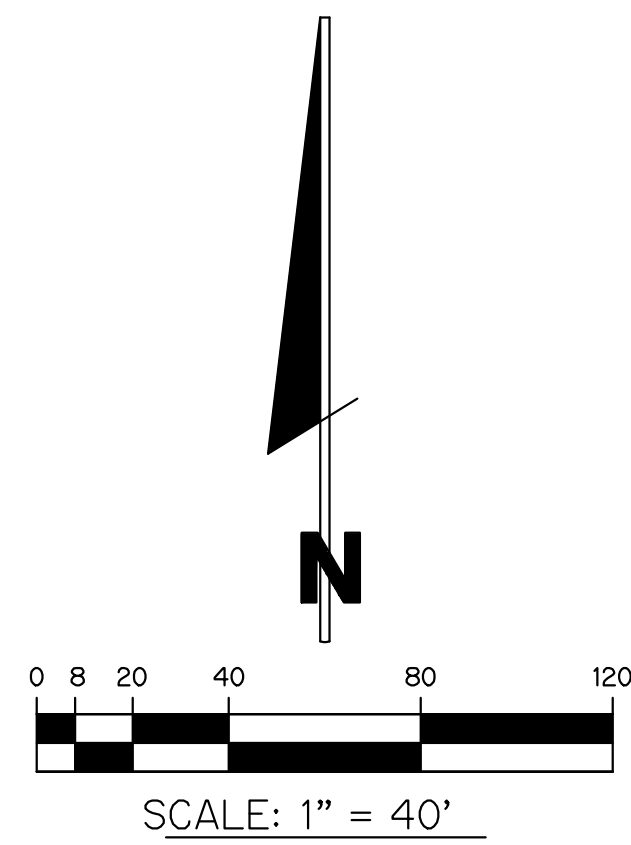
RIV-B PL 5 WS

SHEET 8 OF 11

NOTE: ALL GRADES SHOWN ARE IN NAVD88
P21-131 (PSLUSD 5266F)

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LEGEND

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BUFFER EASEMENT
 DRAINAGE EASEMENT
 ELEVATION
 FINISHED GRADE
 FIRE HYDRANT
 FORCE MAIN
 GATE VALVE
 INVERT
 LANDSCAPE EASEMENT
 LAKE MAINTENANCE ACCESS EASEMENT
 LAKE MAINTENANCE EASEMENT
 MANHOLE
 OPEN SPACE
 POINT OF SERVICE
 CITY OF PORT ST. LUCIE UTILITY EASEMENT
 CITY OF PORT ST. LUCIE UTILITY SYSTEMS DEPARTMENT
 SANITARY SEWER
 TOP OF PIPE
 UTILITY EASEMENT - RESTRICTED AREA (SEE "U.E." PLAT DEDICATION)
 WATER MAIN

B.E.
 D.E.
 EL.
 FG
 F.H.
 FM
 GV
 INV.
 L.E.
 L.M.A.E.
 L.M.E.
 M.H.
 O.S.
 P.O.S.
 P.S.L.U.E.
 PSLUSD
 SAN
 T.O.P.
 U.E.
 U.E.-R.A.
 WM

WATER AND SEWER PLAN FOR RIVERLAND-PARCEL B PLAT FIVE

| REVISIONS | DATE | BY | CK |
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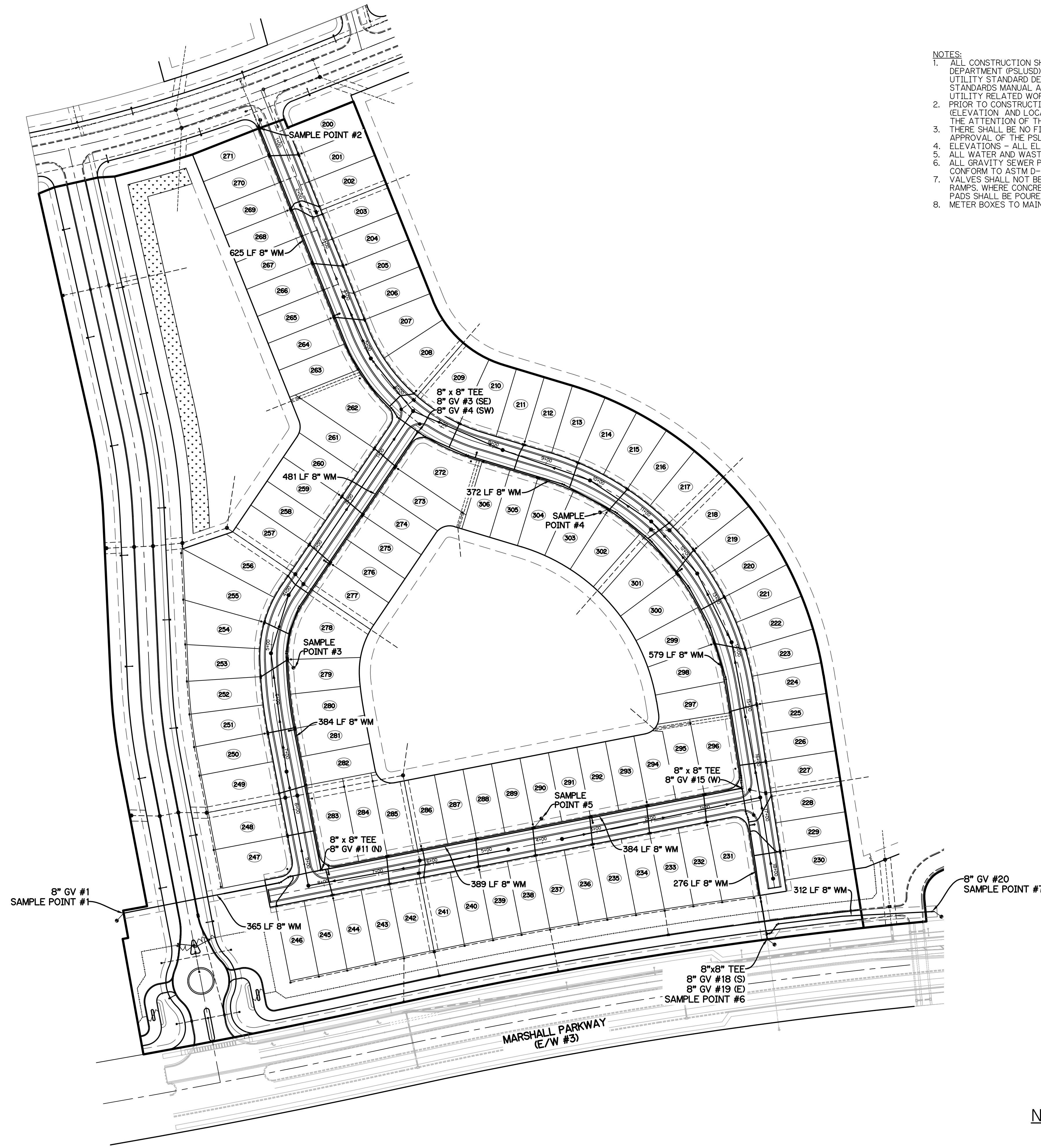
GLH ENGINEERING, LLC
 1600 SAWGRASS CORPORATE PARKWAY, SUITE 400
 SUNRISE, FLORIDA 33323
 PHONE: (954) 753-1730

SCALE: 1"=40'
 DATE: 9/20/21
 DESIGNED BY: AQC
 CHECKED BY: BA
 FILE NAME: RIV-B PL 5 WS

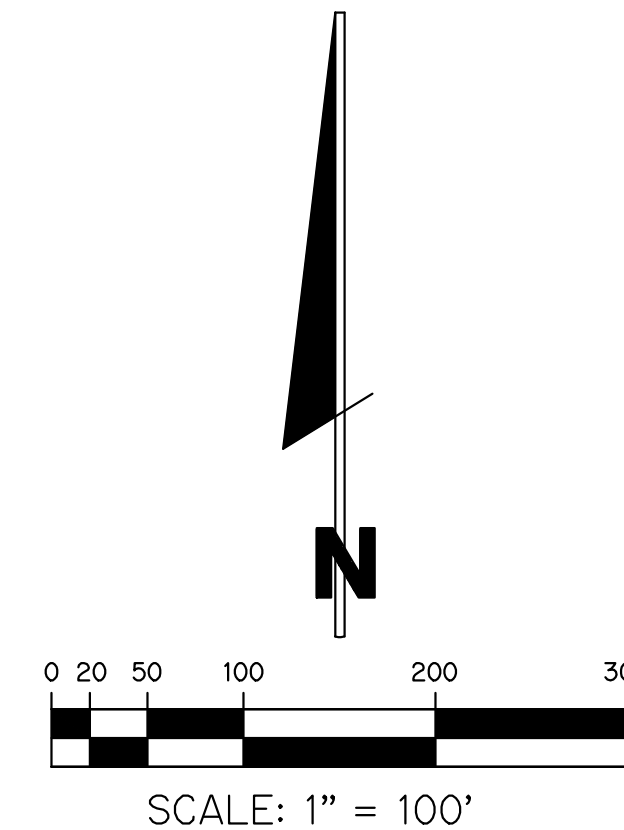
BRIAN ARNOLD, P.E.
 FLORIDA P.E. #81294

RIV-B PL 5 WS
 SHEET 9 OF 11

NOTE: ALL GRADES SHOWN ARE IN NAVD88
 P21-131 (PSLUSD 5266F)



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LEGEND

- SAMPLE POINT
- WATER MAIN

OVERALL WATER SAMPLE POINT MAP
FOR
RIVERLAND-PARCEL B
PLAT FIVE

| REVISIONS | DATE | BY | CK |
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GLH ENGINEERING, LLC
1600 SAWGRASS CORPORATE
PARKWAY, SUITE 400
SUNRISE, FLORIDA 33323
PHONE: (954) 753-1730

SCALE: 1"=80'
DATE: 10/13/21
DESIGNED BY: AQC
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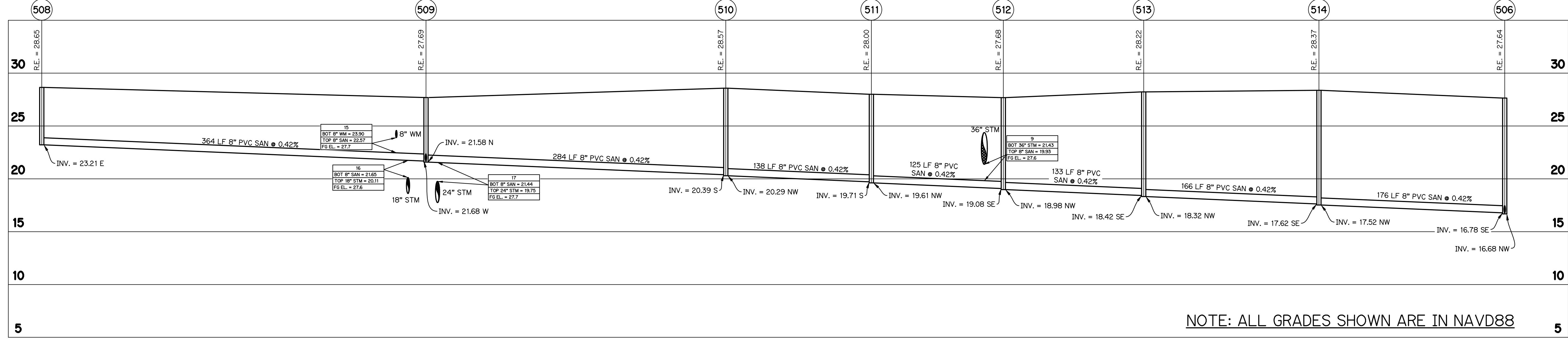
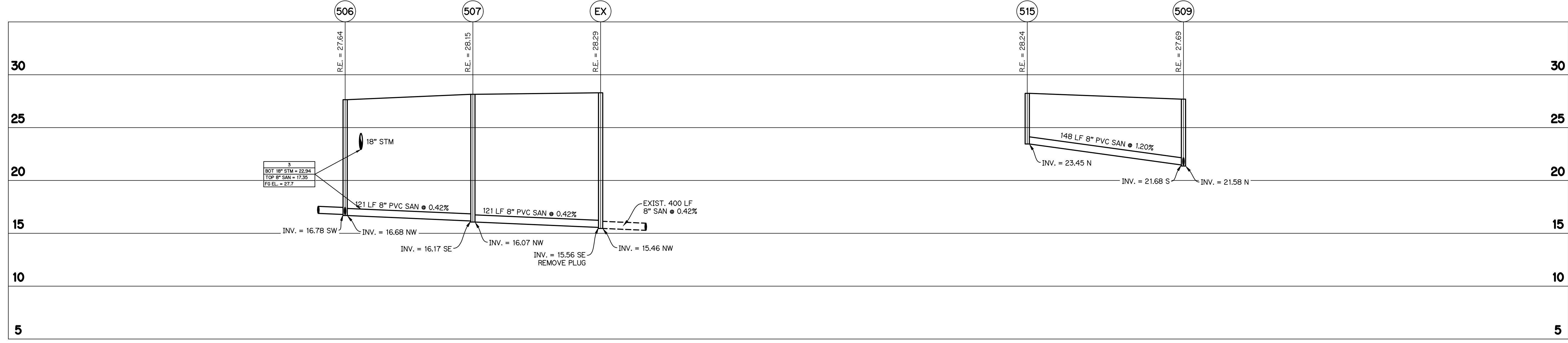
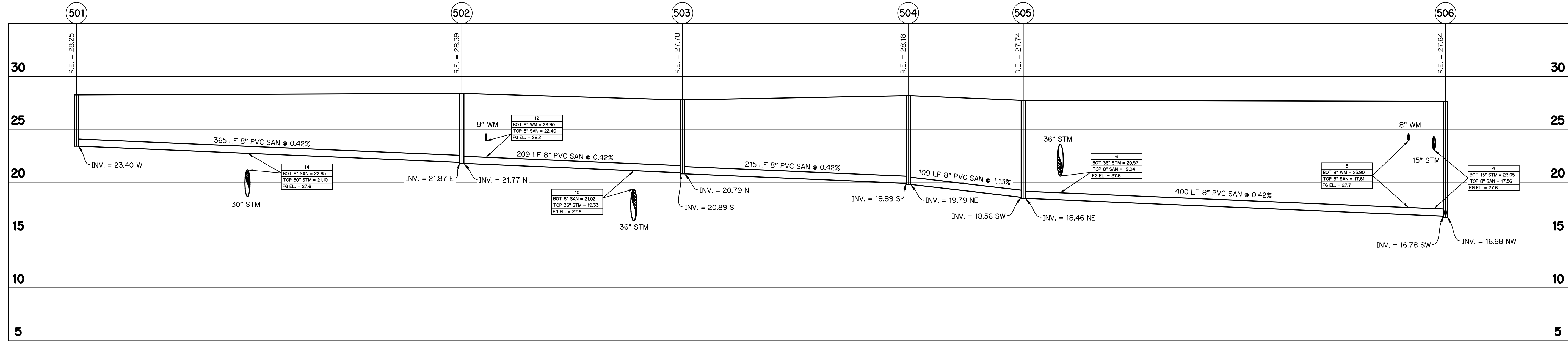
BRIAN ARNOLD, P.E.
FLORIDA P.E. #81294

RIV-B PL 5 WS

SHEET 10 OF 11

NOTE: ALL GRADES SHOWN ARE IN NAVD88
P21-131 (PSLUSD 5266F)

SEWER PROFILES
FOR
RIVERLAND-PARCEL B
PLAT FIVE



NOTE: ALL GRADES SHOWN ARE IN NAVD88

P21-131 (PSLUSD 5266F)

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1600 SAWGRASS CORPORATE
PARKWAY, SUITE 400
SUNRISE, FLORIDA 33323
PHONE: (954) 753-1730

SCALE: HORIZ. 1"= 50'
VERT. 1"= 5'
DATE: 9/20/21
DESIGNED BY: AQC
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FILE NAME:
RIV-B PL 5 WS

BRIAN ARNOLD, P.E.
FLORIDA P.E. #81294

RIV-B PL 5 WS

SHEET 11 OF 11