

LEGAL DESCRIPTION

LOTS 11, 12, 13 AND 14 IN BLOCK 236 OF PORT ST. LUCIE - SECTION TWENTY EIGHT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 7, PAGES 7A THROUGH 7C, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA

DISPOSAL NOTE

THE PROPERTY OWNER, CONTRACTOR, AND AUTHORIZED REPRESENTATIVES SHALL PROVIDE PICKUP, REMOVAL, AND DISPOSAL OF LITTER WITHIN THE PROJECT LIMITS AND SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE AREA FROM THE EDGE OF PAVEMENT TO THE PROPERTY LINE WITHIN THE CITY'S RIGHT-OF-WAY IN ACCORDANCE WITH CITY CODE, SECTION 41.08(G)

SITE PLAN DOCUMENTS FOR:

DWYER AVE STORAGE

792 SW DWYER AVE
PORT ST LUCIE, FL 34983

LAND LOTS: 11, 12, 13, 14 - BLOCK 236 - SECTION 28 - ST LUCIE COUNTY

PARCEL #: 3420-635-0530-000-3 & 3420-635-0528-000-6

ENGINEER:
CIVILOGISTIX, LLC
500 SUN VALLEY DR, STE H3
ROSWELL, GA 30076
TELEPHONE: (404) 594-4403
EMAIL: permits@civilogistix.com

OWNER:

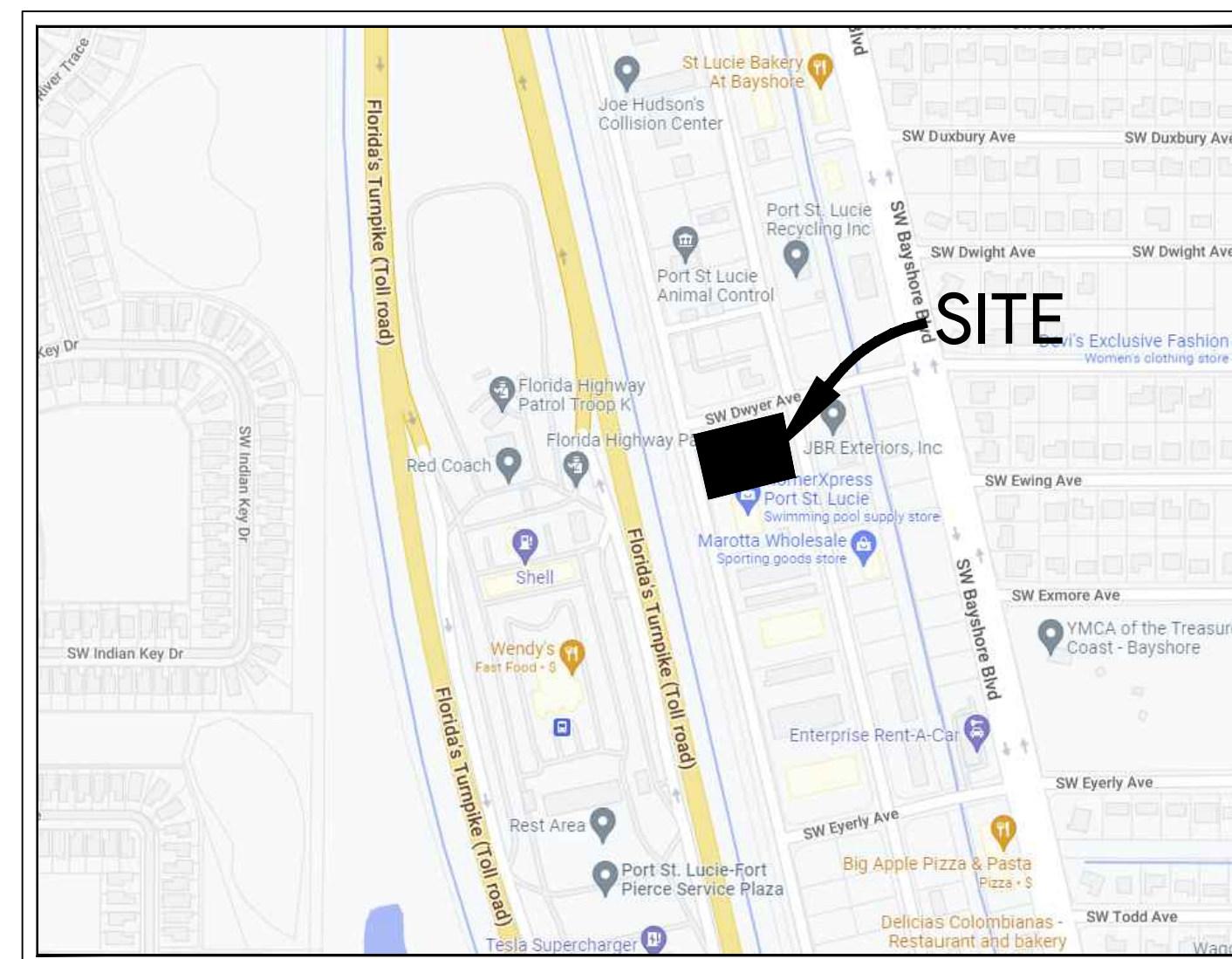
PSL STORAGE LLC

780 JOHNSON FERRY RD. STE 650
ATLANTA, GA 30342

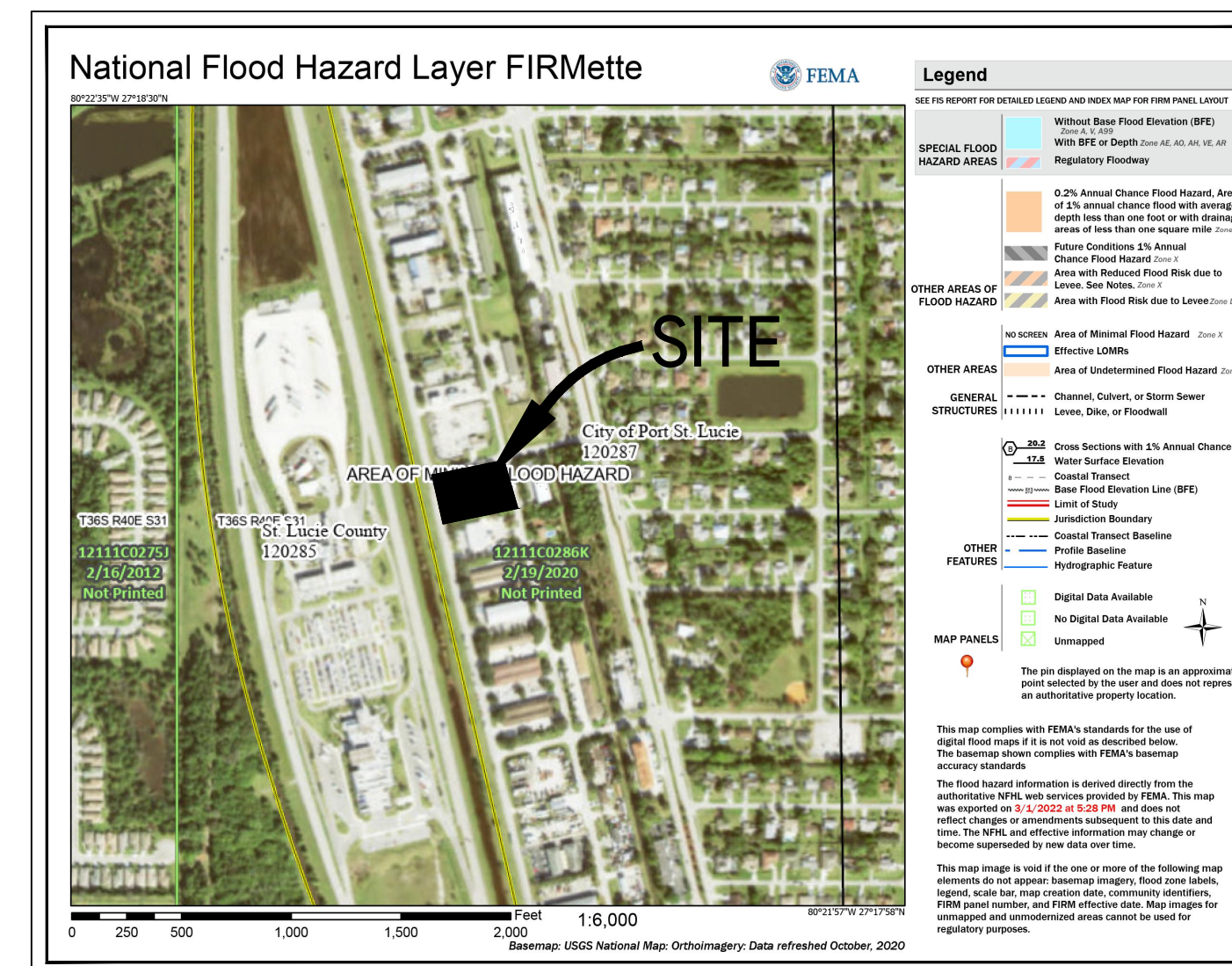
DEVELOPER:

NOBLE FAMILY ENTERPRISES, LLC

780 JOHNSON FERRY RD. STE 650
ATLANTA, GA 30342



VICINITY MAP



FLOOD MAP

REVISIONS			
REV. DATE	1	2	3
02/16/23			
07/07/23			
10/26/23			

SHEET LEGEND				
SHEET #	SHEET TITLE	1	2	3
C001	COVER SHEET	✓	✓	
C201	SITE PLAN	✓	✓	✓
C202	SITE DETAILS	✓		

24 HOUR CONTACT

BRAD NOBLE
770-282-9465 EXT 1550

NOBLE FAMILY ENTERPRISES
780 JOHNSON FERRY RD, STE 650
ATLANTA, GA 30342

ANTICIPATED ACTIVITY SCHEDULE

ACTIVITY	1	2	3	4	5	6	7	8	9	10	11	12
1. INSTALL SEDIMENT CONTROLS	█											
2. CLEARING AND GRADING	█	█	█	█								
3. STORM DRAIN INSTALLATION	█	█	█	█								
4. SANITARY SEWER INSTALLATION	█	█	█	█								
5. GRASS (TEMP.) (PERM.)	█						█					
6. UTILITY INSTALLATION			█	█	█							
7. MAINTAIN EROSION CONTROL	█	█	█	█	█	█	█	█	█	█	█	█
8. BLDG. CONST. AND PAVING												
9. FINAL LANDSCAPING												
10. CLEAN UP												

EROSION CONTROL MEASURES AND PRACTICES SHALL BE INSTALLED PRIOR TO OR CONCURRENT WITH LAND DISTURBING ACTIVITIES.

TOTAL SITE AREA = 1.08 ACRES
LIMITS OF LAND DISTURBANCE = 1.29 ACRES
PHASE I DISTURBANCE = 0.23 ACRES

GENERAL NOTES

1. LOCAL JURISDICTION: CITY OF PORT ST. LUCIE
2. PROPERTY AREA: 1.08 ACRES
3. ZONING: SERVICE COMMERCIAL
4. PROPOSED USE: SLEF-STORAGE/MINI WAREHOUSE
5. FLOOD MAP #12111C0286 K
6. THERE ARE NO STATE WATERS LOCATED ON SITE
7. THERE ARE NO WETLANDS LOCATED ON SITE

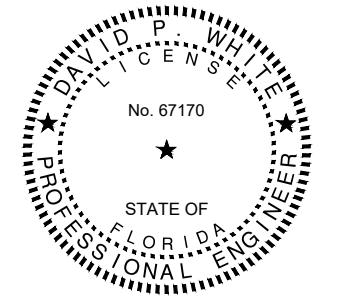
GOVERNING STANDARDS AND SPECIFICATIONS

FDOT: STANDARD PLANS- FY 2023-24
PORT ST. LUCIE ENGINEERING STANDARDS FOR LAND DEVELOPMENT: 1ST EDITION-DECEMBER 2020
PORT ST. LUCIE UTILITIES STANDARDS MANUAL: 2019 EDITION

CONTRACTOR SHALL ENSURE THAT A COPY OF THE UTILITIES STANDARD MANUAL, INCLUDING STANDARD DETAILS, IS ALWAYS AVAILABLE AT THE PROJECT

CITY PROJECT #: P22-310
PSLUSD PROJECT #: 11-491-00

DAVID WHITE, STATE OF FLORIDA, PROFESSIONAL ENGINEER, LICENSE NO. 12170. THIS PLAN AND DESIGN HAS BEEN REVIEWED AND APPROVED BY ME. I HAVE REVIEWED THE PROJECT AND I AM SURE THAT THE DESIGN INDICATED ON THIS PLAN IS IN ACCORDANCE WITH THE CITY OF PORT ST. LUCIE, FLORIDA, ENGINEERING STANDARDS FOR LAND DEVELOPMENT. I HAVE REVIEWED THE PROJECT AND I AM SURE THAT THE DESIGN INDICATED ON THIS PLAN IS IN ACCORDANCE WITH THE CITY OF PORT ST. LUCIE, FLORIDA, ENGINEERING STANDARDS FOR LAND DEVELOPMENT. I HAVE REVIEWED THE PROJECT AND I AM SURE THAT THE DESIGN INDICATED ON THIS PLAN IS IN ACCORDANCE WITH THE CITY OF PORT ST. LUCIE, FLORIDA, ENGINEERING STANDARDS FOR LAND DEVELOPMENT. I HAVE REVIEWED THE PROJECT AND I AM SURE THAT THE DESIGN INDICATED ON THIS PLAN IS IN ACCORDANCE WITH THE CITY OF PORT ST. LUCIE, FLORIDA, ENGINEERING STANDARDS FOR LAND DEVELOPMENT.



FL CoA#18000003456, CA#32830
civilogistix
500 SUN VALLEY DRIVE, STE H3, ROSWELL, GA 30076
(404) 594-4403 - civilogistix.com

COVER SHEET
DWYER AVE STORAGE
792 SW DWYER AVE
PORT ST. LUCIE, FLORIDA 34983

C001
22145

OCTOBER 6, 2022

REVISIONS
1 CITY COMMENTS 02-16-23
2 CITY COMMENTS 07-07-23

PARKING STALL NOTES

- IF NO CURBING IS USED, WHEEL STOPS MUST BE PROVIDED IN COMPLIANCE WITH CITY CODE.
- DEVELOPER MAY HAVE THE OPTION TO PROVIDE WHEEL STOPS WHICH SHALL BE IN COMPLIANCE WITH CITY CODE.

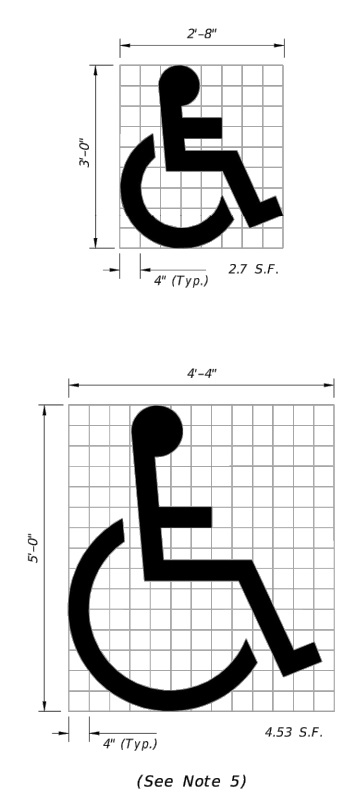
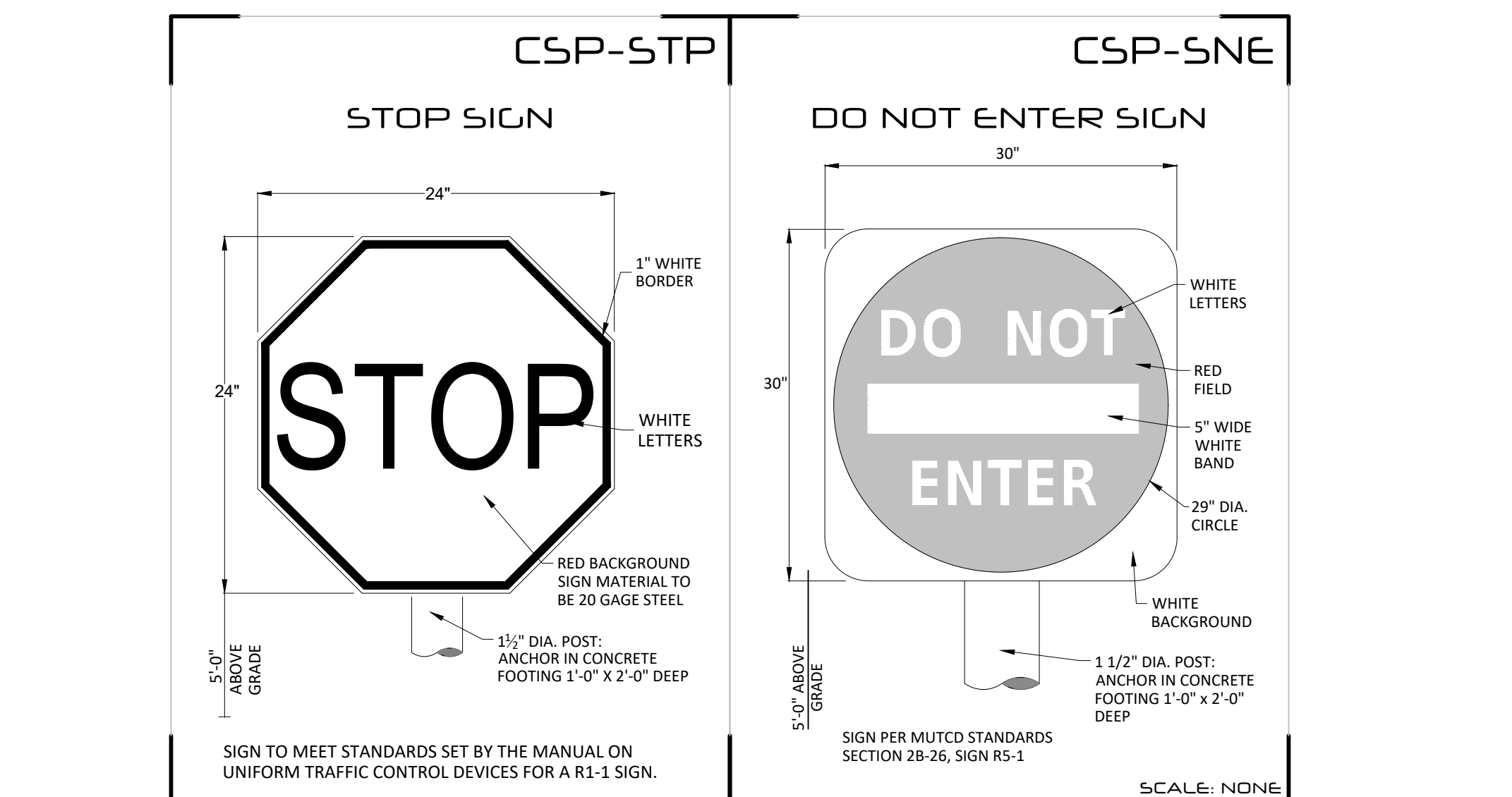
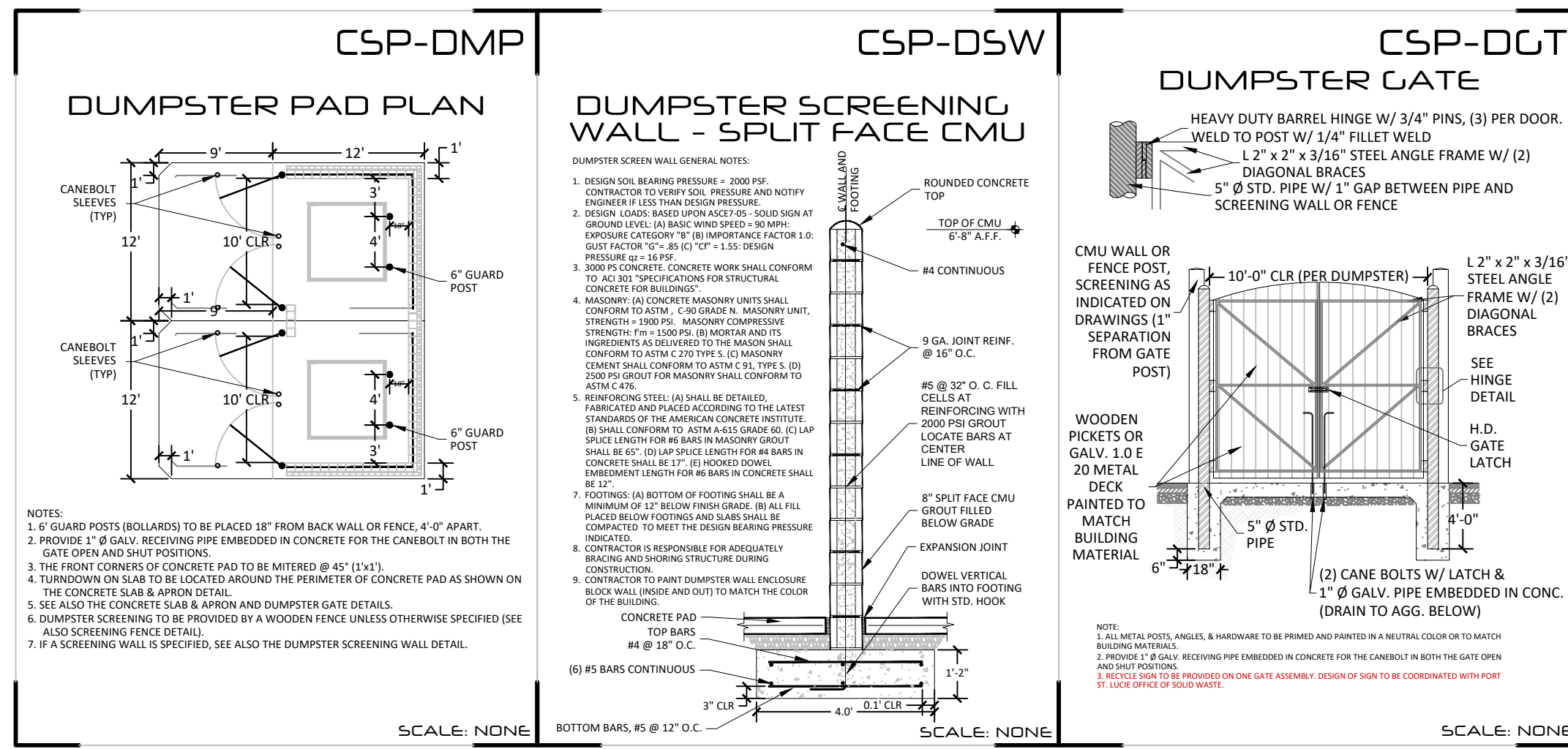
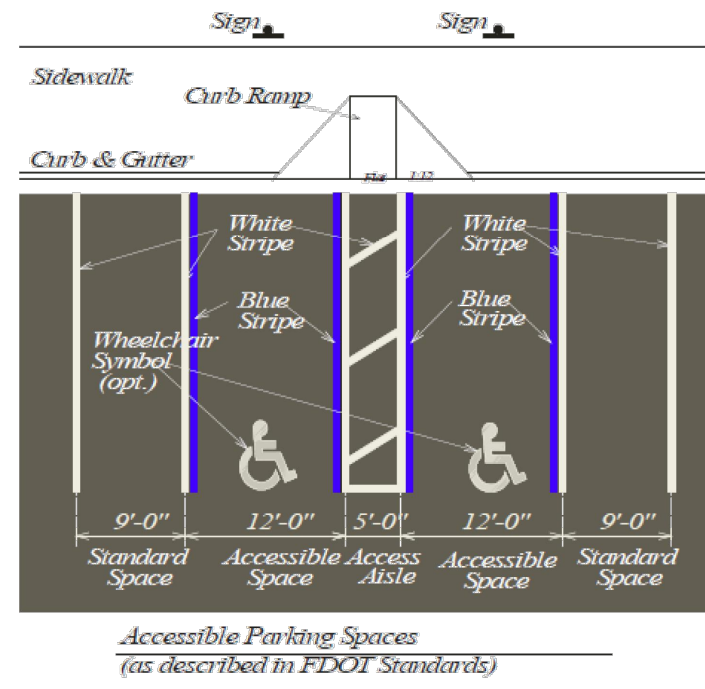
NOTES TO DRAWING:

According to the MUTCD, the pavement markings for the parking space and the access aisle (blue and white stripes) may be either 4" or 6".

If used, a ground-level wheelchair symbol should be white.

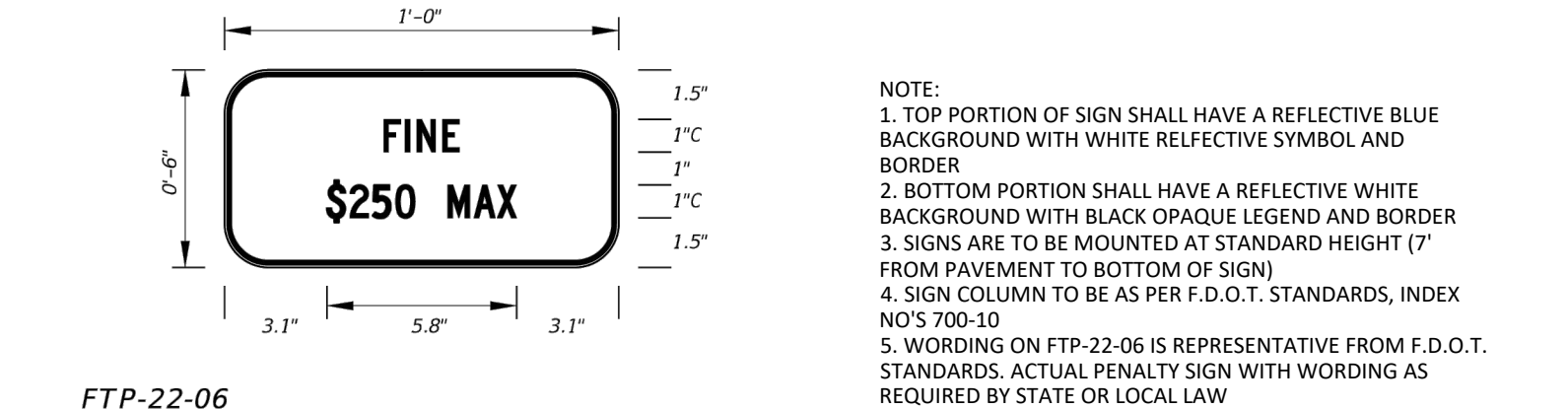
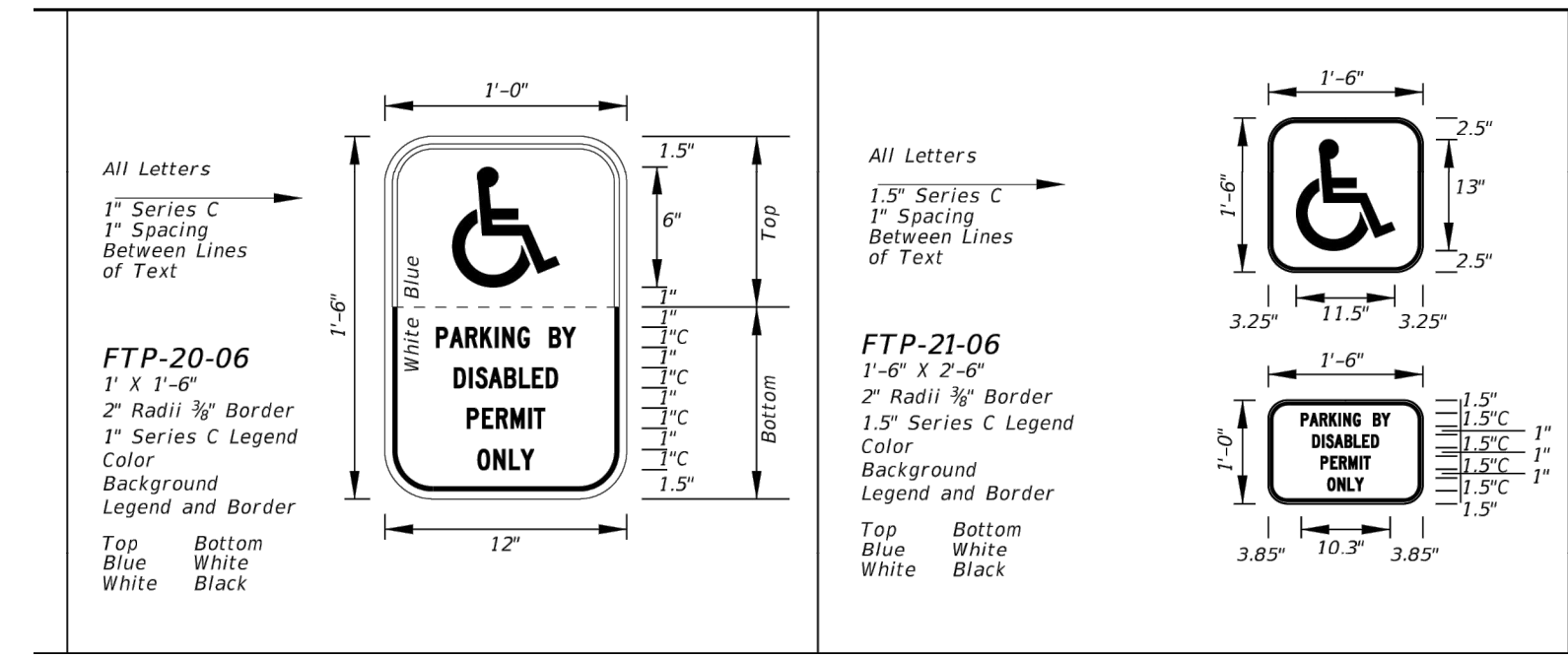
If there is a curb, there must be a curb ramp (1:12 max. slope) outside the space and access aisle. A perpendicular curb ramp must have flared sides (1:12 max. slope) if pedestrians may cross it transversely.

A pair of parallel curb ramps may also be used (w/5'-0" landing at the bottom). Wheel stops should be used to limit vehicular encroachment on the sidewalk.



UNIVERSAL SYMBOL OF ACCESSIBILITY

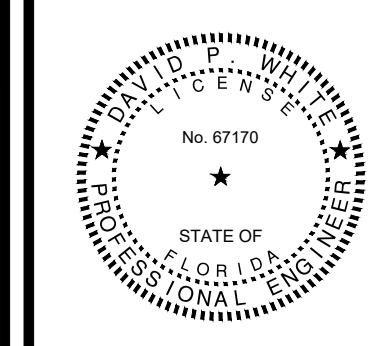
- NOTES:**
- Dimensions are to the centerline of markings.
 - An Access Aisle is required for each accessible space when parking stalls are used.
 - Criteria for pavement markings only, not public sidewalk curb ramp markings, for ramp markings color to place.
 - Mount FTP-22-06 sign below the FTP-21-06 sign.
 - Use of the pavement symbol in accessible parking spaces is optional. When specified on plans, the symbol is required to be 3'-0" high and white in color.



FTP-22-06
1' x 6"
1" Radii 3/8" Border
1" Series C Legend
White Background
Black Legend and Border

Supplemental Panel for the FTP-20-06 and FTP-21-06 signs

- NOTE:**
- TOP PORTION OF SIGN SHALL HAVE A REFLECTIVE BLUE BACKGROUND WITH WHITE REFLECTIVE SYMBOL AND BORDER
 - BOTTOM PORTION SHALL HAVE A REFLECTIVE WHITE BACKGROUND WITH BLACK OPAQUE LEGEND AND BORDER
 - SIGNS ARE TO BE MOUNTED AT STANDARD HEIGHT (7' FROM PAVEMENT TO BOTTOM OF SIGN)
 - SIGN COLUMN TO BE AS PER F.O.D.T. STANDARDS, INDEX NO'S 700-10
 - WORDING ON FTP-22-06 IS REPRESENTATIVE FROM F.O.D.T. STANDARDS. ACTUAL PENALTY SIGN WITH WORDING AS REQUIRED BY STATE OR LOCAL LAW

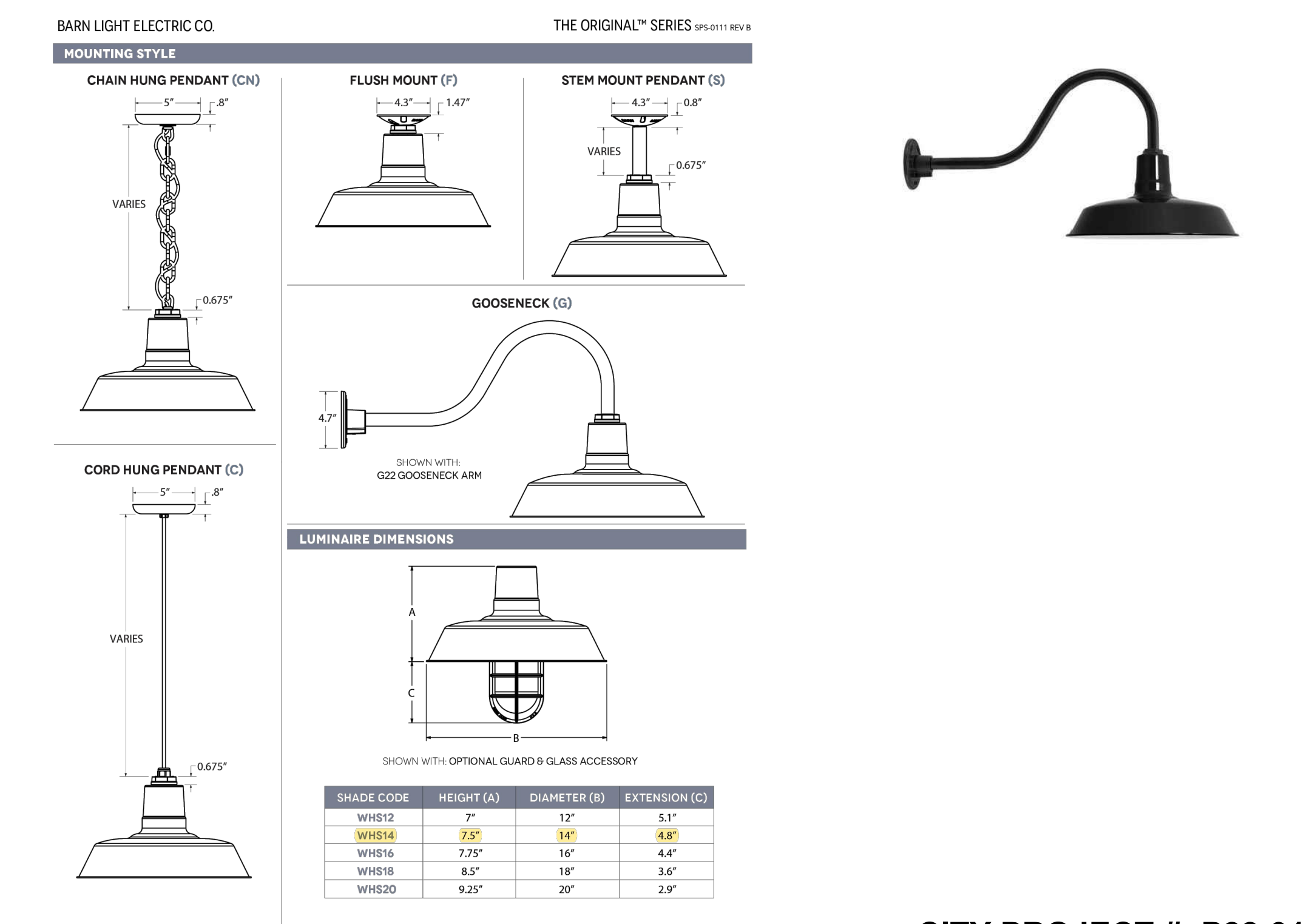


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THE ORIGINAL™ SERIES

BLE-1

Mounting Style	Shade Finishes	Shade Accessories	Mounting Options
A - MOUNTING STYLE	C - SHADE FINISHES (CONTINUED)	E - SHADE ACCESSORIES	G - MOUNTING (CONTINUED)
CN Chain Hang	605 Powder Coat Finishes:	NA Name	CSA LISTED CORD OPTIONS:
F Flush Mount	615 Oil Rubbed Bronze	WC Wire Cage	SWH Standard White
GE GOOSENECK	700 Royal Blue	ACR Acrylic Diffuser	CSW Grey Cotton
S Stem Mount	705 Navy	CGG Cast Guard	CSB Black Cloth
	710 Cobalt Blue	WGG Wire Guard	CSW White Cloth
	715 Delicate Blue		CSB Black & Brown Cloth
	720 Lavender		CSW Red & White Cloth
	725 Industrial Grey		CSW Gold & White Cloth
	730 Charcoal Granite		CSB Black & Gold Cloth
	735 Graphite		CSW Black & White Cloth
	740 Metallic Chrome		CSB Black & Pink Cloth
	745 Graphite		CSW Black & White Cloth
	750 Metallic Chrome		CSB Black & White Cloth
	755 Graphite		CSW Black & White Cloth
	760 Metallic Chrome		CSB Black & White Cloth
	765 Graphite		CSW Black & White Cloth
	770 Metallic Chrome		CSB Black & White Cloth
	775 Graphite		CSW Black & White Cloth
	780 Metallic Chrome		CSB Black & White Cloth
	785 Graphite		CSW Black & White Cloth
	790 Metallic Chrome		CSB Black & White Cloth
	795 Graphite		CSW Black & White Cloth
	800 Metallic Chrome		CSB Black & White Cloth
	805 Graphite		CSW Black & White Cloth
	810 Metallic Chrome		CSB Black & White Cloth
	815 Graphite		CSW Black & White Cloth
	820 Metallic Chrome		CSB Black & White Cloth
	825 Graphite		CSW Black & White Cloth
	830 Metallic Chrome		CSB Black & White Cloth
	835 Graphite		CSW Black & White Cloth
	840 Metallic Chrome		CSB Black & White Cloth
	845 Graphite		CSW Black & White Cloth
	850 Metallic Chrome		CSB Black & White Cloth
	855 Graphite		CSW Black & White Cloth
	860 Metallic Chrome		CSB Black & White Cloth
	865 Graphite		CSW Black & White Cloth
	870 Metallic Chrome		CSB Black & White Cloth
	875 Graphite		CSW Black & White Cloth
	880 Metallic Chrome		CSB Black & White Cloth
	885 Graphite		CSW Black & White Cloth
	890 Metallic Chrome		CSB Black & White Cloth
	895 Graphite		CSW Black & White Cloth
	900 Metallic Chrome		CSB Black & White Cloth
	905 Graphite		CSW Black & White Cloth
	910 Metallic Chrome		CSB Black & White Cloth
	915 Graphite		CSW Black & White Cloth
	920 Metallic Chrome		CSB Black & White Cloth
	925 Graphite		CSW Black & White Cloth
	930 Metallic Chrome		CSB Black & White Cloth
	935 Graphite		CSW Black & White Cloth
	940 Metallic Chrome		CSB Black & White Cloth
	945 Graphite		CSW Black & White Cloth
	950 Metallic Chrome		CSB Black & White Cloth
	955 Graphite		CSW Black & White Cloth
	960 Metallic Chrome		CSB Black & White Cloth
	965 Graphite		CSW Black & White Cloth
	970 Metallic Chrome		CSB Black & White Cloth
	975 Graphite		CSW Black & White Cloth
	980 Metallic Chrome		CSB Black & White Cloth
	985 Graphite		CSW Black & White Cloth
	990 Metallic Chrome		CSB Black & White Cloth
	995 Graphite		CSW Black & White Cloth



SITE DETAILS
DWYER AVE STORAGE
792 SW DWYER AVE
PORT ST. LUCIE, FLORIDA 34983

C202
22145
OCTOBER 6, 2022
REVISIONS
NEW SHEET ISSUE
02-16-23

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