

FINAL/PRELIMINARY SITE PLAN ALTAMONTE LUXURY RV AND BOAT STORAGE

LOCATION MAP



FRANKLIN AVE
ALTAMONTE SPRINGS, FLORIDA
PARCEL NO'S #11-21-29-300-0060-0000
11-21-29-300-007A-0000
OWNER/DEVELOPER/APPLICANT:
CALIRI, LLC.
2362 S. SANFORD AVE.
SANFORD, FLORIDA 32773
(407) 321-4414

PROJECT DESCRIPTION:

This project consists of the development of 12.35 acres to accommodate Recreational Vehicle and boat storage facilities. A small office, restrooms, and meeting space is being provided to accommodate the facility business services. A combination of partially enclosed and canopy structures are being proposed to provide a total of 297 storage spaces. Luxury features will include a wash down area and a dump station for gray water/sanitary disposal. Supporting infrastructure and existing retention area expansion have been designed to support the site development.

WAIVER/VARIANCE REQUESTS

LEGAL DESCRIPTION:

DESCRIPTION: (PER TITLE COMMITMENT)
 THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 29 EAST, SEMINOLE COUNTY, FLORIDA, LESS THE NORTH 25 FEET FOR ROAD, AND LESS AND EXCEPT:
 FROM THE NORTHWEST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 29 EAST, SEMINOLE COUNTY, FLORIDA, RUN S.00°19'00"E. ALONG THE WEST LINE OF SAID SECTION 11 A DISTANCE OF 25 FEET TO THE POINT OF BEGINNING; THENCE RUN N.89°24'00"E., PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, A DISTANCE OF 645.76' FEET TO A POINT ON THE EAST LINE OF THE WEST 1/2 OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11; THENCE RUN S.00°09'29"E. ALONG SAID EAST LINE 337.53 FEET; THENCE RUN S.89°24'00"W. 644.83 FEET TO AFORESAID WEST LINE OF SECTION 11; THENCE RUN N.00°19'00"W. ALONG SAID WEST LINE 337.52 FEET TO THE POINT OF BEGINNING.
 AND
 THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4, SECTION 11, TOWNSHIP 21 SOUTH, RANGE 29 EAST, SEMINOLE COUNTY, FLORIDA;
 LESS AND EXCEPT
 THE SOUTH 320 FEET OF THE WEST 270.9 FEET OF THE SW 1/4 OF THE SW 1/4 OF SECTION 11, TOWNSHIP 21 SOUTH, RANGE 29 EAST, SEMINOLE COUNTY, FLORIDA.

COMPLIANCE STATEMENT

ALL DESIGN AND CONSTRUCTION MUST CONFORM TO THE MINIMUM STANDARDS SET FORTH IN THE CITY OF ALTAMONTE SPRINGS LAND DEVELOPMENT CODE AND/OR ZONING REGULATIONS.

STATEMENT OF PROJECT PHASING (Check One)

PROJECT IS TO BE COMPLETED AS A SINGLE PHASE
 PROJECT IS TO BE COMPLETED IN MULTIPLE PHASES
 (PHASING PLAN IS INDICATED ON THE SITE PLAN SHEET)

TYPE OF SITE PLAN APPLICATION (Check One)

Preliminary Plan Final Plan
 Combined Preliminary / Final Site Plan Revision
 Other _____

Prepared By: Bentley Architects + Engineers, Inc.
 651 W. Warren Avenue, Suite 200
 Longwood, Florida 32750
 (407) 331-6116

Engineer of Record: Danielle Van De Loo, P.E. Florida Reg. No. 74676

SUBMITTED TO:
 CITY OF ALTAMONTE SPRINGS
 DEVELOPMENT REVIEW COMMITTEE

APPROVAL CHECKLIST

CITY AGREEMENTS AND APPROVALS	REQUIRED	DATE
	YES or NO	APPROVED
PLAT APPROVAL	NO	
ENGINEER'S ESTIMATE	YES	
PERFORMANCE BOND	NO	
SHOP DRAWINGS	YES	
DEVELOPERS AGREEMENT	YES	
INFRASTRUCTURE CONSTRUCTION, MAINTENANCE, AND EASEMENT AGREEMENT	NO	
OTHER AGREEMENTS (DESCRIBE BELOW)	NO	

AGENCY PERMITS REQUIRED FOR COMMENCEMENT OF DEVELOPMENT	REQUIRED YES or NO	PERMIT NUMBER	LETTER OF DETERMINATION DATE
FDEP DRINKING WATER	YES		
FDEP DOMESTIC WASTEWATER	YES		
FDEP NPDES CGP	YES		
SJRWMD ERP	YES		
SEMINOLE COUNTY RIGHT-OF-WAY	NO		
FDOT RIGHT-OF-WAY	NO		
CITY SITE IMPROVEMENT PERMIT (INCL ARBOR)	YES		
NOTE: SIGNAGE REQUIRES SEPARATE PERMITS			

INFRASTRUCTURE TO BE DEDICATED TO CITY

	REQUIRED YES or NO	DESCRIBE
STREETS / R-O-W	NO	
POTABLE WATER	YES	
RECLAIMED WATER	YES	
SANITARY SEWER	YES	
STORMWATER	NO	

REQUIRED CLOSE-OUT DOCUMENTATION

	REQUIRED YES or NO	DATE APPROVED
AS-BUILT SURVEY (ATTESTED)	YES	
CERTIFIED RECORD DRAWINGS	YES	
LETTER OF CLEARANCE - FDEP WATER	YES	
LETTER OF CLEARANCE - FDEP WASTEWATER	YES	
SJRWMD CERTIFICATION OF COMPLETION	YES	
MAINTENANCE BOND (___ YEARS)		
ITEMIZED CONSTRUCTION COSTS	YES	
BILL OF SALE		
NON-PLATTED EASEMENTS (LIST)		
FINAL REPORT - SITE INSPECTOR	YES	
FINAL REPORT - AS-BUILT / RECORD CONFORMITY	YES	

CERTIFICATION OF PROJECT ENGINEER:

The undersigned, a duly registered Professional within the meaning and intent of Chapter 471, Florida Statutes, hereby certifies that these plans have been prepared in conformity with the requirements of the Land Development Code of the City of Altamonte Springs. In addition, the undersigned understands and acknowledges that, in order to receive Certificate(s) of Completion and/or Occupancy, the items above must be provided to the City as described in Article 16 of the Land Development Code.

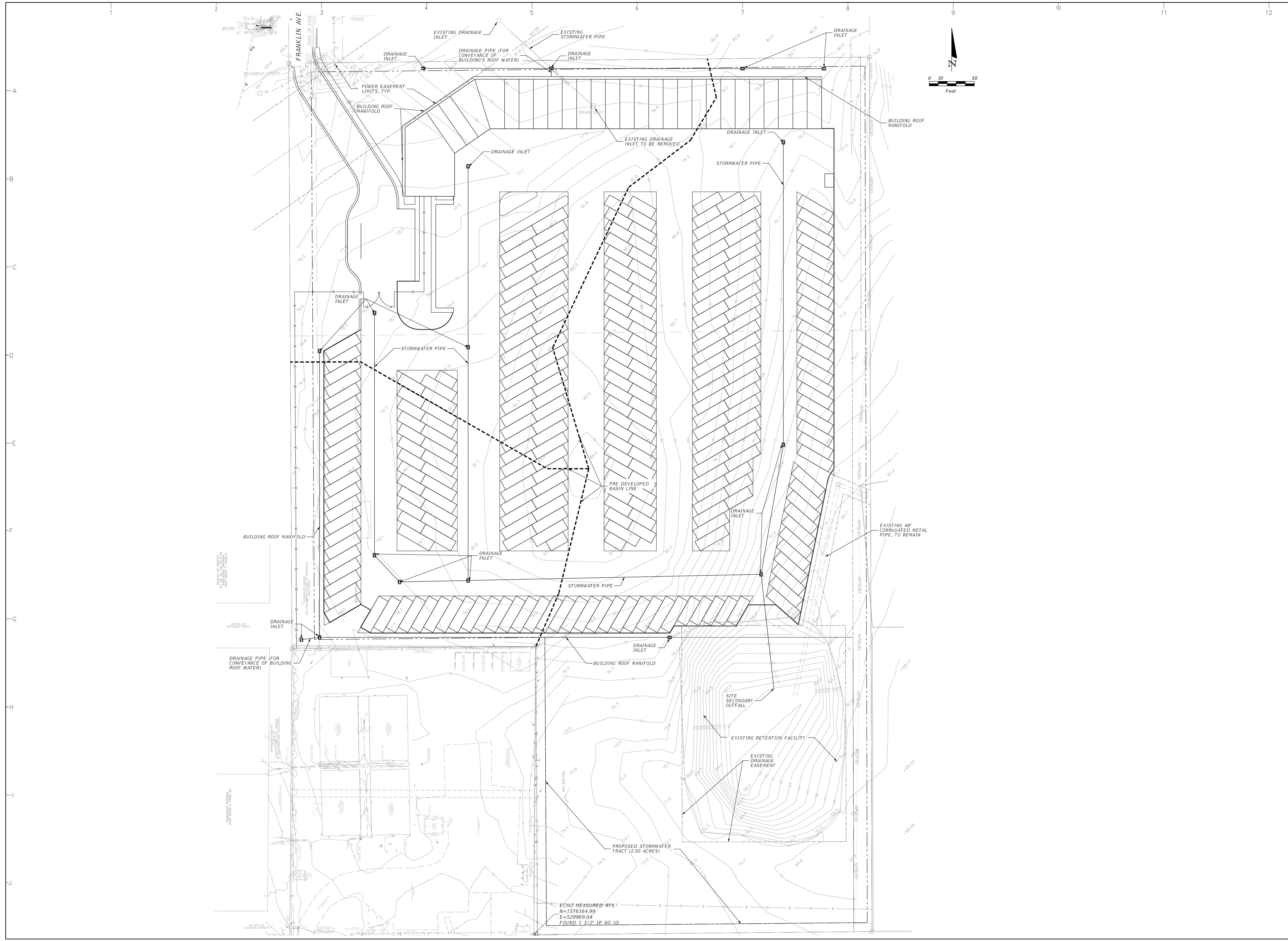
Signature


Date

REVISIONS					
DATE	BY	DESCRIPTION	DATE	BY	DESCRIPTION

C-001

SHEET 1 OF 8



O Z — CIVIL —	C-300 5 OF 8	ALTIMONTE LUXURY RV AND BOAT STORAGE ALTIMONTE SPRINGS, FLORIDA FOR CITY OF ALTIMONTE SPRINGS DRAINAGE PLAN SHEET	
		NOT VALID UNLESS SIGNED & SEALED BY A REGISTERED ENGINEER BPE CA NO.: 00005898 BPA&ID CA NO.: AAC002023  651 WEST WARREN AVE. STE 200 LONGWOOD, FLORIDA 32750 T 407-331-6116 WWW.BAONLINE.COM	
SCALE:	AS NOTED	NO. DATE	DESCRIPTION
DRAWN BY:	PS		
PROJ. MANAGER:	MAY		
PROJ. #:	2021.106		
DATE:	XX/XX/2022		
ISSUED FOR:		<input type="checkbox"/> PRELIMINARY <input type="checkbox"/> PERMITTING <input type="checkbox"/> BIDDING <input type="checkbox"/> FINAL <input type="checkbox"/> CONSTRUCTION <input type="checkbox"/> RECORD DWG	

ECHO MEASURED RTK
 N=1576164.99
 E=539969.04
 FOUND 1 1/2" IP NO. 10

PRE-FINISHED METAL PANEL ROOF, TYPICAL

PRE-FINISHED STEEL COLUMN, TYPICAL

GRADE, TYPICAL

TOP OF CANOPY
16' - 6"

CLEAR HEIGHT
14' - 0"

FINISH FLOOR
0' - 0"

1 TYPICAL CANOPY - EAST ELEVATION
1/8" = 1'-0"

PRE-FINISHED METAL PANEL ROOF, TYPICAL

PRE-FINISHED STEEL COLUMN, TYPICAL

GRADE, TYPICAL

TOP OF CANOPY
16' - 6"

CLEAR HEIGHT
14' - 0"

FINISH FLOOR
0' - 0"

2 TYPICAL CANOPY - WEST ELEVATION
1/8" = 1'-0"

TOP OF CANOPY
16' - 6"

CLEAR HEIGHT
14' - 0"

FINISH FLOOR
0' - 0"

PRE-FINISHED METAL PANEL ROOF, TYPICAL

PRE-FINISHED STEEL COLUMN, TYPICAL

GRADE, TYPICAL

TOP OF CANOPY
16' - 6"

CLEAR HEIGHT
14' - 0"

FINISH FLOOR
0' - 0"

PRE-FINISHED METAL PANEL ROOF, TYPICAL

PRE-FINISHED STEEL COLUMN, TYPICAL


GRADE, TYPICAL

3 TYPICAL CANOPY - NORTH ELEVATION
1/8" = 1'-0"

4 TYPICAL CANOPY - SOUTH ELEVATION
1/8" = 1'-0"



5 TYPICAL CANOPY - EXAMPLE PERSPECTIVE VIEW

BY	DESCRIPTION		NO.	DATE
	REVISIONS			
SCALE:	AS NOTED	NO.	DATE	
DRAWN BY:	AG	PROJECT MANAGER:	PROJ. #:	2021.106.1
CHECKED BY:	CK	DATE:	03/17/2022	
ISSUED FOR: <input type="checkbox"/> PRELIMINARY <input type="checkbox"/> BIDDING <input type="checkbox"/> FINAL <input type="checkbox"/> CONSTRUCTION <input type="checkbox"/> RECORD/DWG				
BPE CA NO.: 00005898 BPA&ID CA NO.: AAC002023				
				
651 WEST WARREN AVENUE, STE 200 LONGWOOD, FLORIDA 32750 T 407.331.6116 WWW.BAEONLINE.COM				
ALTAMONTE LUXURY RV AND BOAT STORAGE ALTAMONTE SPRINGS, FLORIDA FOR CALIRI, LLC. TYPICAL CANOPY EXTERIOR ELEVATIONS				
DATE	AA-201			

