GENERAL DRAINAGE NOTES

1. ELEVATIONS OF SLAB OR FINISH FLOOR SHALL BE IN THE PLANS AND SHALL BE SHOWN ON THE PLOT PLAN FOR EACH LOT.
2. LOCATION OF DRAINAGE STRUCTURES MAY BE FIELD ADJUSTED TO PROVIDE FOR UTILITIES, DRIVEWAYS, LANDSCAPING, ETC. AS REQUIRED TO MATCH PROPOSED GRADES.
3. THE CONTRACTOR SHALL ACQUIRE ALL EXISTING AND PERMITS AND PAY ALL FEES, PERMITS, PERMIT FEES, PERMITS, ETC. AS REQUIRED TO MATCH PROPOSED GRADES.
4. EXISTING OFF-SITE DRAINAGE PATTERNS SHALL BE MAINTAINED DURING CONSTRUCTION.
5. SPOT ELEVATIONS IN GRADED AREAS ARE AT TOP OF SOD. CONTRACTOR SHALL ADJUST GRADES AS SOD IS PLACED SO THAT SOD IS FLUSH WITH ADJACENT CURBS, SIDEWALKS, CONCRETE CHUTES AND VALLEY GUTTERS AND AT EDGES OF PAVEMENT.
6. CONTRACTOR SHALL INSTALL 3" ADS SPECIFICATION SOIT (TWIN WALL) HDPE PERFORATED PIPE IN TRENCH AS SHOWN ON THE PLANS AND DETAILS. PIPE SHALL BE INSTALLED WITH PERFORATIONS AT 5 AND 7 O'CLOCK POSITIONS. SEE DETAIL OF EXFILTRATION TRENCH. CONTRACTOR SHALL CONFIRM THE DEPTH OF THE TRENCH AND THE EXACT LOCATION OF THE PIPE WITH THE ENGINEER PRIOR TO INSTALLATION OF THE PIPE. THE CONTRACTOR IS RESPONSIBLE FOR ALL EXCAVATION, BACKFILL, PLACEMENT OF FILTER FABRIC AND PLANTINGS.
7. DURING CONSTRUCTION, DRAINAGE STRUCTURE OPENINGS, INCLUDING APPROPRIATE SHIELDS, SHALL BE COVERED WITH FILTER FABRIC AND STAKED TO PREVENT SILTATION OF THE STRUCTURE AND PIPE.
8. PROJECT AREA WITHIN BUILDINGS, TRANSPORTATION FACILITIES, WATER AND SEWER SYSTEMS EXISTING.
9. CONTRACTOR SHALL IDENTIFY CONSTRUCTION IMPACTS TO EXISTING UTILITIES AND SURFACE WATER MANAGEMENT SYSTEMS, INCLUDING BUT NOT LIMITED TO, ELECTRIC, TELEPHONE, CABLE TV, GAS, WATER, SEWER, AND STORMWATER SYSTEMS. CONTRACTOR SHALL NOTIFY ALL UTILITIES AND SURFACE WATER MANAGEMENT SYSTEMS OWNERS PRIOR TO CONSTRUCTION.

SURFACE WATER MANAGEMENT LAND USE SUMMARY △△

LAND USE	BASIN A	SUB-BASIN A1	SUB-BASIN A2	SUB-BASIN A3	SUB-BASIN A4	TOTAL
LAKE	9.70	1.62	2.21	0.63	2.60	6.77
PERVIOUS - AVERAGE CONDITION	9.57	0.07	1.06	0.00	0.00	1.13
ROOF	0.13	1.54	1.13	0.63	2.60	5.42
IMPERVIOUS - PAVEMENT / SIDEWALK	8.39	1.16	0.82	1.15	0.90	3.83
TOTAL DUE OPEN SPACE (LAKE)	8.39	0.36	0.91	0.77	0.96	3.19
PERVIOUS - OPEN	0.00	0.81	0.91	1.15	0.97	19.70
IMPERVIOUS - OPEN / CONSERVATION	6.56	3.66	3.84	0.00	0.00	13.50
TOTAL OPEN / CONSERVATION	6.56	2.15	1.65	1.87	0.31	6.18
PUBLIC ROADWAY	0.73	0.03	0.03	0.00	0.00	0.13
OTHER PERVIOUS AREA - IRRIGATED	0.03	1.37	1.37	1.14	0.18	5.09
TOTAL PROJECT AREA	0.10	13.70	13.09	6.29	9.65	19.07

SURFACE WATER MANAGEMENT SUMMARY △

	BASIN A
DEVELOPED CONDITION PARAMETERS	
CONTROL ELEVATION (FT-NAVD)	14.10
PEAK STAGE, 3-DAY STORM (FT-NAVD)	15.14
PEAK 24-HOUR, 100-YEAR STAGE (FT-NAVD)	17.18
PEAK DISCHARGE, 100-YEAR STORM (CFS)	13.00
RECOMMENDED MINIMUM FINISH FLOOR ELEVATION (FT-NAVD)	19.20
RECOMMENDED MINIMUM ROAD CENTERLINE (FT-NAVD)	17.65
PERVIOUS ZONE	1.4

LEGEND △

- WETLAND PRESERVE
- UPLAND PRESERVE
- TUSK REINFORCEMENT MAT
- PROPOSED LAKE
- EXISTING LAKE EDGE
- VERTICAL BULKHEAD

MAINTENANCE NOTES: △△

1. THE ASSOCIATION SHALL, INSPECTION OF THE DEVELOPED HOA BOUNDARY LANDS WITHIN THE ENTIRE HOA WATER MANAGEMENT CONTROL PRECINCT, NOT LESS THAN ONCE EVERY YEAR.
2. THE MAINTENANCE ENTITY SHALL BE RESPONSIBLE FOR ROUTINE MAINTENANCE AND MAINTENANCE OF THE WATER SURFACE MANAGEMENT SYSTEM AND AS SUCH SHALL BE RESPONSIBLE FOR THE REMOVAL OF ALL TRASH, DEBRIS, AND EXCESSIVE VEGETATION WITHIN THE MAINTENANCE AREAS OVER 20 PERCENT OF ANY ONE AREA AND FOR PERFECTION WORK.
3. A PERPETUAL EASEMENT AND RIGHT TO OPERATE AND MAINTAIN THE WATER SURFACE SYSTEM IS HEREBY GRANTED TO THE ASSOCIATION, ONCE THE MAINTENANCE ENTITY HAS BEEN FORMED AND ESTABLISHED BY THE DEVELOPER.
4. DETERMINATION OF SUSPENSION OF MAINTENANCE RESPONSIBILITIES TO BE PERFORMED BY THE ASSOCIATION OR THE MASTER ASSOCIATION IS TO BE MADE BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT (SWFWMD).
5. NO ENCROACHMENT IS TO BE PERMITTED, IN PERPENDICULAR OF THE WATER MANAGEMENT TRACTS OR EASEMENTS, WITHOUT THE PRIOR WRITTEN APPROVAL OF THE SWFWMD. ANY UNAUTHORIZED ENCROACHMENT MAY RESULT IN REMOVAL OF THE ENCROACHMENT AT THE EXPENSE OF THE PARCEL OWNER. NO OBSTRUCTION, INCLUDING BUT NOT LIMITED TO, STRUCTURES, LANDSCAPING, OR FILL MATERIAL, SHALL BE PLACED WITHIN THE EASEMENTS.
6. THE CYPRESS WALK HOMEOWNERS ASSOCIATION, INC. WILL BE RESPONSIBLE FOR THE MAINTENANCE OF THE WATER MANAGEMENT SYSTEM WITHIN THE PLATTED LOTS AND TRACTS AS DESCRIBED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR CYPRESS WALK, AS RECORDED IN OFFICIAL RECORDS BOOK 3711, PAGE 3606, PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.
7. THE CYPRESS WALK HOMEOWNERS ASSOCIATION, INC. SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE WATER MANAGEMENT SYSTEM WITHIN THE PLATTED LOTS AND TRACTS AS DESCRIBED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR CYPRESS WALK, AS RECORDED IN OFFICIAL RECORDS BOOK 3711, PAGE 3606, PUBLIC RECORDS OF COLLIER COUNTY, FLORIDA.

DRAW DOWN POOL CONSTRUCTION ACCESS:

1. DRAW DOWN POOLS SHOWN TO BE ALL DOWN POOLS SHALL BE FILLED TO THE DRAW DOWN ELEVATION AS SHOWN ON THE PLANS. THEY SHALL BE FILLED WITH CLEAN FILL AND SEEDED AS NEEDED UPON COMPLETION OF WORK.

△DRAW DOWN POOL PLANTING ZONE REQUIREMENTS

PLANT NAME	MINIMUM HEIGHT	MINIMUM SIZE	PLANTING DENSITY (ON CENTER)
ZONE 1			
CLUB POND CYPRESS	10.0 FT	2.5"	12'
BALD CYPRESS	12.0 FT	2.5"	12'
POND CYPRESS	12.0 FT	2.5"	12'
SWAMP BAY	12.0 FT	2.5"	12'
ZONE 2			
LIVE OAK	12.0 FT	2.5"	12'
SWEETGUM	12.0 FT	2.5"	12'
SOUTHERN MAGNOLIA	12.0 FT	2.5"	12'
ZONE 3			
CYPRESS	6.0"	1.5"	8'
BLACKGUM	6.0"	1.5"	8'
LIVE OAK	6.0"	1.5"	8'
LAUREL OAK	6.0"	1.5"	8'
RED MAPLE	6.0"	1.5"	8'
SLASH PINE	6.0"	1.5"	8'
TAXODIUM	6.0"	1.5"	8'
WATER OAK	6.0"	1.5"	8'
ZONE 4			
BALD CYPRESS	6.0"	1.5"	8'
BLACKGUM	6.0"	1.5"	8'
CORKWOOD	12.0"	1.5"	8'
TUPELO	12.0"	1.5"	8'
SLASH OR LOBLOLLY PINE	12.0"	1.5"	8'
CYPRESS	12.0"	1.5"	8'

SEE ADDITIONAL PRESERVE AREA PLANTING PLAN BY PRESERVE PLANTING CORP., INC.

DRAW DOWN POOL CROSS SECTION △△

TYPICAL LAKE SECTION △△

△MINIMUM EMBANKMENT COMPACTION

UNDER PAVEMENT AND 5' BEYOND BACK OF CURB AND 2' TO EITHER SIDE OF DRIVEWAYS AND SIDEWALKS AS PER FDOT SPECIFICATIONS, LATEST EDITION.

UNDER BUILDINGS AND 5' BEYOND FOOTERS AND 2' TO EITHER SIDE OF DRIVEWAYS AND SIDEWALKS AS PER FDOT SPECIFICATIONS, LATEST EDITION.

- 95% MODIFIED PROCTOR DENSITY FOR ALL SUPPORT STRUCTURES
- 90% FOR OTHER EMBANKMENTS

△△ ELEVATIONS ARE IN NAVD 1988
NGVD 1929 = NAVD 1988 + 1.16

PROPERTY BOUNDARY (TYP)
△ HOA BOUNDARY (SEE MAINTENANCE NOTES)

CASA DEL LAGO
GREY EGRET CIRCLE
PROPERTY/PROJECT BOUNDARY (TYP)
PROPERTY BOUNDARY (TYP)
BASIN BOUNDARY (TYP) △
CYPRESS HOA
LAKE #1
LAKE #2
LAKE #3
LAKE #4
CYPRESS WALK DRIVE
PRESERVE I (15.0 AC)
PRESERVE II (50.0 AC)
PRESERVE III (15.0 AC)
PRESERVE LANDING DRIVE
MASTER HOA SOUTHERN BNDY
BEN C. PRATT SIX MILE CYPRESS PKWY
HERITAGE PALMS ESTATES
EXISTING LAKE
BIG WALK LANE
PENZANCE BLVD
BENT WILLOW LANE

WALDROP ENGINEERING
FIRM DESIGNATION # LC-0000316
LAND DEVELOPMENT CONSULTANTS
3760 RESERVE CANADA DRIVE - SUITE 201 - NAPLES, FLORIDA 34114-7135
P.O. BOX 110427 - F.T. MYERS, FLORIDA 33911-0427 - PHONE (239) 643-1345

DEVELOPMENT ORDER PLANS FOR
CYPRESS WALK
CLIENT: NEAL COMMUNITIES OF SOUTHWEST FLORIDA, LLC.
MASTER DRAINAGE PLAN

NO.	DATE	REVISIONS
1	10/31/01	PER SFWMD RAI DATED 10/15/01
2	12/19/01	PER SFWMD RAI DATED 12/13/01
3	1/31/02	PER SFWMD RAI DATED 1/28/02

SCALE: 1" = 100'
DESIGNED BY: MJT DRAWN BY: MJT CHECKED BY: MJT
DATE: 10/31/01
SET NUMBER: 372-01-01
SHEET: 4