



Interoffice Memorandum

April 15, 2016

TO: Mayor Teresa Jacobs
and Board of County Commissioners

FROM: Mark V. Massaro, P.E., Director, Public Works Department

CONTACT PERSON: **Ruby Dempsey Rozier, Manager**
Traffic Engineering

PHONE NUMBER: **(407) 836-7890**

Handwritten initials "gck" in black ink, positioned to the right of the contact information.

SUBJ: **Installation of Traffic Control Devices and "No Parking" signs in Magnolia Estates (aka The Highlands at Summerlake Groves) Phase 1**

Our staff recommends that the following traffic control devices be installed in Magnolia Estates (aka The Highlands at Summerlake Groves) Phase 1:

Install "STOP" signs on:

- Murcott Harvest Loop (SB) at Kinnow Mandarin Lane
- Murcott Harvest Loop at Murcot Blossom Boulevard
- Murcott Harvest Loop (NB) at Kinnow Mandarin Lane
- Early Gold Street at Kinnow Mandarin Lane
- Early Gold Street at Sweet Orange Avenue
- Sweet Orange Avenue at Murcott Harvest Loop
- Kinnow Mandarin Lane at Sweet Orange Avenue

Install Alleyway "STOP" signs on:

- Marmalade Preserve Alley (EB) at Murcott Harvest Loop
- Marmalade Preserve Alley (WB) at Murcott Harvest Loop
- Marmalade Preserve Alley at Kinnow Mandarin Lane
- Limquat Alley (West leg) at Murcott Blossom Boulevard
- Limquat Alley (East leg) at Murcott Blossom Boulevard
- Finger Lime Alley (West leg) at Murcott Blossom Boulevard
- Finger Lime Alley (East leg) at Murcott Blossom Boulevard

The Fire Marshal recommends that the following "No Parking" signs be installed in Magnolia Estates (aka The Highlands at Summerlake Groves) Phase 1:

Install "NO PARKING" signs on:

- Kinnow Mandarin Lane
- Murcott Harvest Loop
- Sweet Orange Avenue
- Early Gold Street

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Installation of Traffic Control Devices and “No Parking” signs in Magnolia Estates
(aka The Highlands at Summerlake Groves) Phase 1

Action Requested: **Approval of Traffic Control Devices and “No Parking” sign installations in Magnolia Estates (aka The Highlands at Summerlake Groves) Phase 1. District 1.**

MVM/RDR/AHW/nad

Attachments

HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST,
ORANGE COUNTY, FLORIDA
DISTRICT # 1

STOP/STREET

<u>(1)</u>	(Ft N)	on Murcott Harvest Loop (SB) at Kinnow Mandarin Lane	00 00
<u>(2)</u>	(Ft S)	on Murcott Harvest Loop at Murcot Blossom Boulevard	00 00
<u>(3)</u>	(Ft S)	on Murcott Harvest Loop (NB) (stop only) at Kinnow Mandarin Lane	
<u>(4)</u>	(Ft S)	on Early Gold Street at Kinnow Mandarin Lane	00 00
<u>(5)</u>	(Ft N)	on Early Gold Street at Sweet Orange Avenue	00 00
<u>(6)</u>	(Ft E)	on Sweet Orange Avenue at Murcott Harvest Loop	00 00
<u>(7)</u>	(Ft W)	on Kinnow Mandarin Lane at Sweet Orange Avenue	00 00

STOP/ALLEYWAYS

<u>(8)</u>	(FtW)	on Marmalade Preserve Alley (EB) at Murcott Harvest Loop	
<u>(9)</u>	(FtE)	on Marmalade Preserve Alley (WB) at Murcott Harvest Loop	
<u>(10)</u>	(FtN)	on Marmalade Preserve Alley at Kinnow Mandarin Lane	
<u>(11)</u>	(FtS)	on Limquat Alley (West leg) at Murcott Blossom Boulevard	
<u>(12)</u>	(FtS)	on Limquat Alley (East leg) at Murcott Blossom Boulevard	
<u>(13)</u>	(FtS)	on Finger Lime Alley (West leg) at Murcott Blossom Boulevard	
<u>(14)</u>	(FtS)	on Finger Lime Alley (East leg) at Murcott Blossom Boulevard	

KEEP RIGHT

(15) (FtS) on Sweet Orange Avenue
at Murcott Blossom Boulevard

(16) (FtS) on Sweet Orange Avenue
at Murcott Blossom Boulevard

END OF ROAD TREATMENT

(17) (FtW) on Marmalade Preserve Alley
at Murcott Harvest Loop

(18) (FtW) on Kinnow Mandarin Lane
at Murcott Harvest Loop

(19) (FtS) on Unamed Alley
at Murcott Harvest Loop

(20) (FtS) on Unamed Street
at Murcott Harvest Loop

(21) (FtW) on Unamed Street
at Sweet Orange Avenue

(22) (FtS) on Murcott Harvest Loop
at Sweet Orange Avenue

NO PARKING with arrows

(23) on Kinnow Mandarin Lane from Sweet Orange Avenue
extending west to the cul-de-sac on the south side

(24) on Murcott Harvest Loop from Murcott Blossom Boulevard
extending south to Kinnow Mandarin Lane on the west side
and from Kinnow Mandarin Lane extending south to Sweet
Orange Avenue on the east side

(25) on Sweet Orange Avenue from Murcott Blossom Boulevard
Extending south and west to Murcott Harvest Loop on the
east and south sides

(26) on Early Gold Street from Kinnow Mandarin Lane extending
south to Sweet Orange Avenue on the east side

NO PARKING in alley

- | | | |
|---------------------|--------------|---|
| <u>(8A)</u> | (FtW) | on Marmalade Preserve Alley (EB)
at Murcott Harvest Loop |
| <u>(9A)</u> | (FtE) | on Marmalade Preserve Alley (WB)
at Murcott Harvest Loop |
| <u>(10A)</u> | (FtN) | on Marmalade Preserve Alley
at Kinnow Mandarin Lane |
| <u>(11A)</u> | (FtS) | on Limquat Alley (West leg)
at Murcott Blossom Boulevard |
| <u>(12A)</u> | (FtS) | on Limquat Alley (East leg)
at Murcott Blossom Boulevard |
| <u>(13A)</u> | (FtS) | on Finger Lime Alley (West leg)
at Murcott Blossom Boulevard |
| <u>(14A)</u> | (FtS) | on Finger Lime Alley (East leg)
at Murcott Blossom Boulevard |

ahw/

4/15/2016



PUBLIC WORKS DEPARTMENT
JOSEPH C. KUNKEL, P. E., *Deputy Director*
4200 South John Young Parkway ■ Orlando, Florida 32839-9205
407-836-7972 ■ Fax 407-836-7766
e-mail: Joe.Kunkel@ocfl.net

December 17, 2015

ORANGE COUNTY
DEC 22 2015
TRAFFIC ENGINEERING

Mr. Daniel Kaiser
K.Hovnanian Homes
At The Highlands at Summerlake Groves, LLC
151 Southhall Lane, Suite 120
Maitland, Florida 32751

Subject: **Issuance of Certificate of Completion
Magnolia Estates (aka The Highlands at Summerlake Groves)
Phase 1**

Dear Mr. Kaiser:

This letter verifies that on December 15, 2015 the County Engineer issued a Certificate of Completion for the construction of Magnolia Estates (aka The Highlands at Summerlake Groves) Phase 1, Plat Book 86, Pages 5-14, Orange County Records.

Please be advised that this certificate does not relieve the developer of responsibility for the materials, workmanship, structural integrity, functioning, and maintenance of the required public improvements during the one (1) year period following issuance of the Certificate of Completion, or at the time the County Engineer issues the Approval for Maintenance.

Sincerely,


Joseph C. Kunkel, P.E.

JCK/sa

cc: Robert Dudas, Utilities Distribution Section Manager
Jorge Reyes, Utilities Supervisor, Field Services Division
Brian Matejcek, Project Manager, Field Services Division
Brad Bell, Chief Utilities Inspector, Utilities Engineering Division
County Surveyor, Survey Section, Public Works Engineering Division
✓ Arthur Woods, Traffic Engineering Division
Maricela Torres, Roads and Drainage Division
George Shupp, Roads and Drainage Division (As-Built)
Mirian Haughee, Stormwater Management Division
Engineer of Record
SJR/SF Water Management District

11. In order to recommend issuance of the "Certificate of Completion", the developer is to submit the following items to the County Engineer:

- a. Surveyor's certification that all P.R.M.'s, P.C.P.'s and lot corners and have been installed.
- b. Engineer's certification that environmental swales have been in installed and sodded in accordance with approved plan.
- c. Engineer's certification of substantial completion in accordance with Section 34-210 of the Orange County Code and an original of engineer's WMD completion letter.
- d. Four (4) complete sets of "As-Built" drawings (3 for Orange County Utilities, 1 for Orange County Public Works) in accordance with Section 34-211 of the Orange County Code.
- e. An irrevocable letter of credit in accordance with Sections 34-203 and 34-290 of the Orange County Code.
- f. Payment for street and traffic signs:

No Parking	<u>40</u>	(\$80.00 ea.) = \$	<u>3200.00</u>
6" Street Signs	<u>2</u>	(\$80.00 ea.) = \$	<u>0.00</u>
Stop Signs	<u>2</u>	(\$105.00 ea.) = \$	<u>0.00</u>
Yield 36x36x36	<u>2</u>	(\$105.00 ea.) = \$	<u>0.00</u>
No Outlet	<u>2</u>	(\$105.00 ea.) = \$	<u>0.00</u>
Speed Limit	<u>2</u>	(\$98.00 ea.) = \$	<u>196.00</u>
Keep Right 24x30	<u>2</u>	(\$87.00 ea.) = \$	<u>174.00</u>
Dead End 30x30	<u>2</u>	(\$105.00 ea.) = \$	<u>0.00</u>
Dead End Assembly	<u>12</u>	(\$77.00 ea.) = \$	<u>924.00</u>
18" Object Marker	<u>2</u>	(\$49.00 ea.) = \$	<u>98.00</u>
One Way Sign	<u>2</u>	(\$78.00 ea.) = \$	<u>0.00</u>
9" Stop/Street	<u>2</u>	(\$221.00 ea.) = \$	<u>442.00</u>
6" Stop/Street	<u>8</u>	(\$153.00 ea.) = \$	<u>1224.00</u>
TOTAL = \$			<u>6258.00</u>

B0941

Check is to be made payable to the Orange County Board of County Commissioners.

- g. A certified utility cost and "Bill of Sale" for utilities to be owned by Orange County. For water and/or wastewater systems that will not be owned by Orange County the Developer must submit completion documentation from utility company or F.D.E.P.'s clearance for use.
- h. Retention pond maintenance guarantee (see F24 of Development Engineering Division supplement to subdivision regulations).
- i. Underdrain certification by geotechnical engineer in accordance with Section 34-266 of the Orange County Code.
- j. Certification that electric service has been installed or proof of payment for the cost of installation from the power company.
- k. Installation of entryway gate box labeled "Orange County" in

14-3-074

GORDON TINCHER

MAN... (10 - 10) ← 11/10/05, 11/10/05



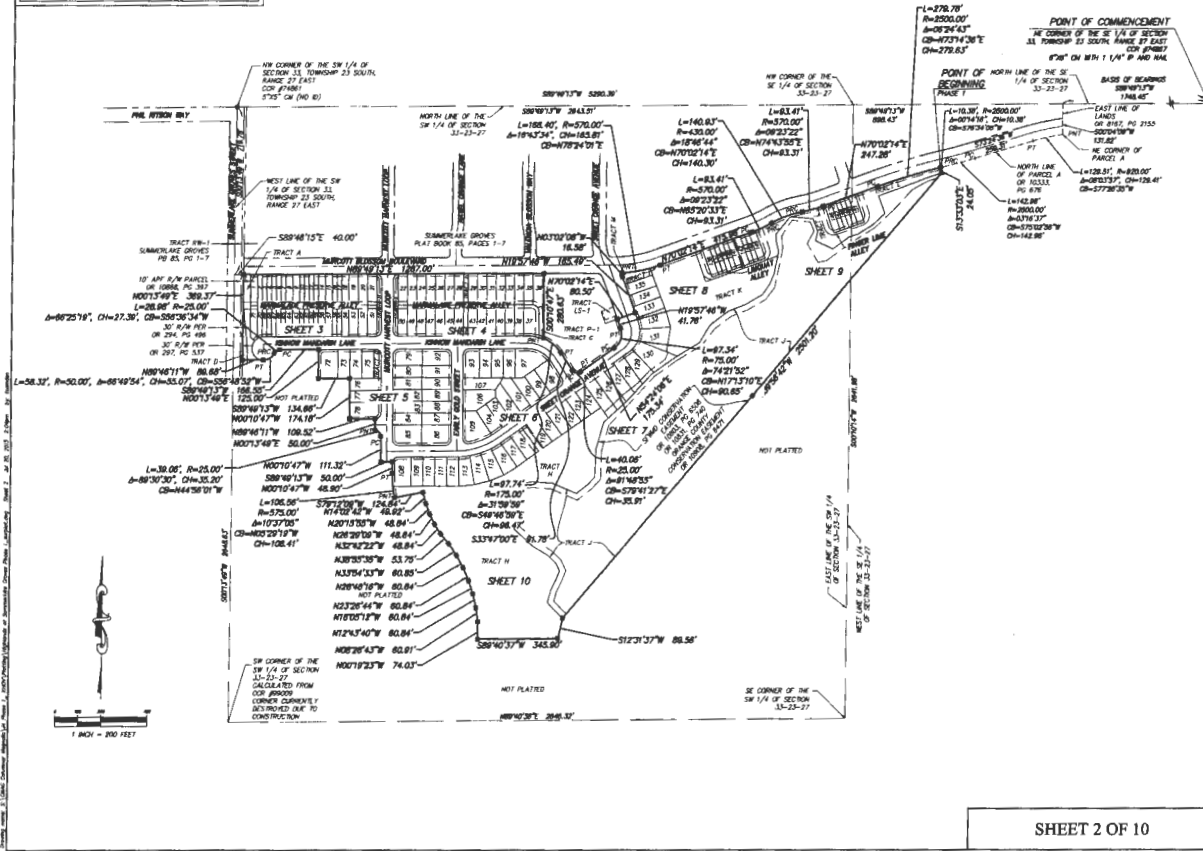
100 SOUTH MANICILLA AVENUE
ORLANDO, FLORIDA 32837
PHONE 321.256.8800 FAX 407.846.8104
WWW.DEWBERRY.COM
OFFICIALS OF ADMINISTRATION: LA 8011

HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

PLAT
BOOK: **86** PAGE: **6**

NOTICE
THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL
DEPOSITION OF THE SUBDIVIDER LANDS DESCRIBED HEREIN AND WILL BE
NO CONTRACTS BE SUPPLEMENTED BY ANY OTHER
DRAWING OR DETAIL FORM OF THE PLAT.
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON
THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS
COUNTY.

SHEET INDEX
SHEET 1: COVER SHEET/LEGEND
SHEET 2: KEY SHEET/PLAT BOUNDARY
SHEETS 3 - 10: DETAIL SHEETS





530 SOUTH MAHONUA AVENUE
 DELAND, FLORIDA 32009
 PHONE: 321.334.9028 FAX: 877.848.9104
 WWW.DEWBERRY.COM
 CERTIFICATE OF AUTHORIZATION NO. LB 8011

NOTICE

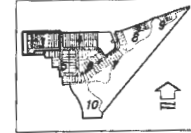
THIS PLAN, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL
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 NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER
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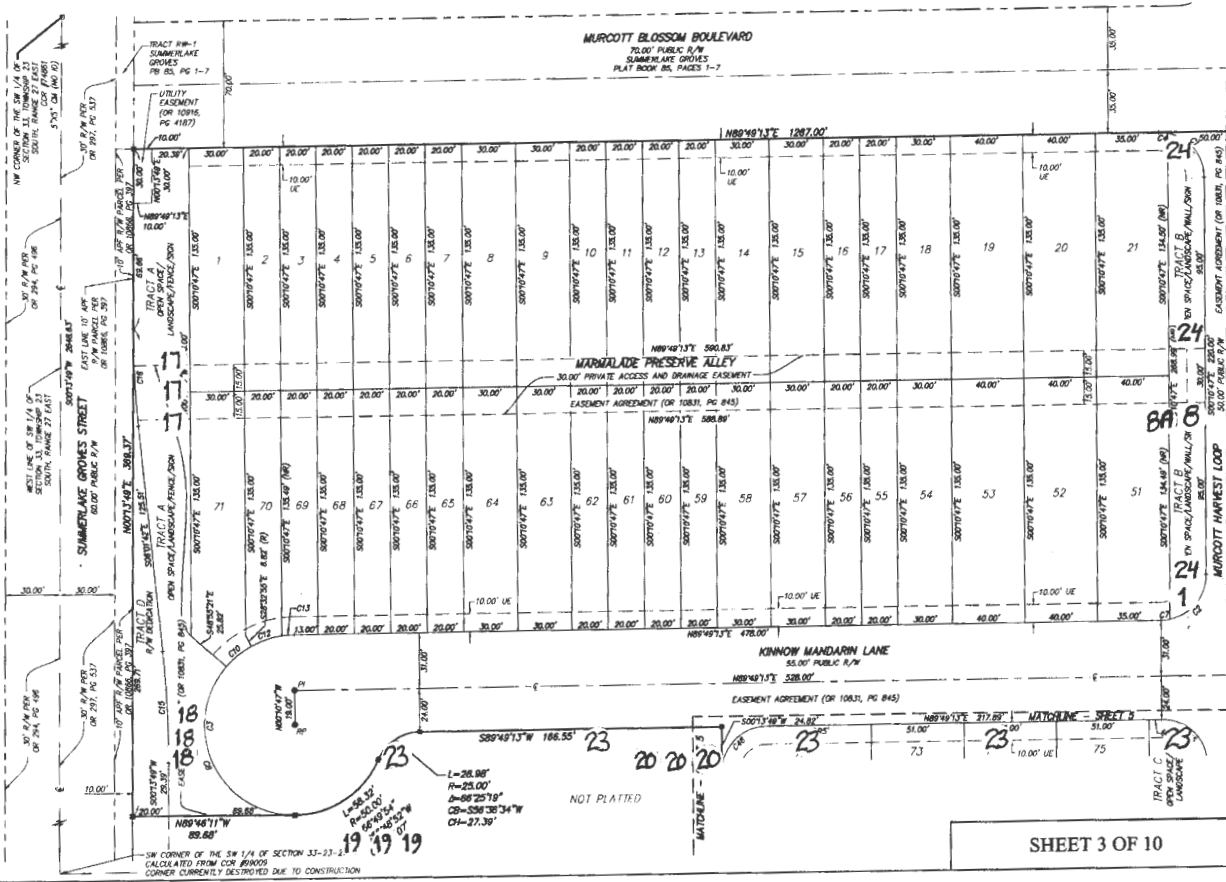
HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
 SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

PLAT
 BOOK: **86** PAGE: **7**



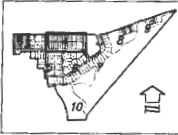
KEY MAP: 1" = 1000'

CURVE TABLE					CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING	CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C1	39.27'	25.00'	80°00'00"	35.36'	N48°10'47"W	C10	17.28'	30.00'	20°22'28"	17.63'	S51°15'30"W
C2	39.27'	25.00'	80°00'00"	35.36'	N44°49'13"E	C12	17.25'	30.00'	20°29'18"	17.64'	S71°36'43"W
C3	156.72'	90.00'	179°35'25"	100.00'	S00°01'31"W	C13	7.02'	30.00'	08°12'52"	7.02'	S85°47'43"W
C4	5.03'	25.00'	11°32'13"	5.03'	N84°24'40"W	C14	5.97'	478.25'	00°42'55"	5.97'	S00°07'38"E
C5	34.24'	25.00'	78°27'47"	31.62'	N39°24'40"W	C15	61.81'	568.75'	08°15'31"	61.80'	N02°33'37"W
C6	34.24'	25.00'	78°27'47"	31.62'	N39°53'07"E	C16	53.88'	483.25'	08°15'31"	53.85'	S02°53'57"E
C7	5.03'	25.00'	11°32'13"	5.03'	N84°03'07"E	C44	38.71'	25.00'	88°42'51"	34.90'	N44°09'08"E
C8	174.18'	30.00'	130°30'30"	80.64'	S24°20'46"E	C45	39.27'	25.00'	80°00'00"	35.36'	N48°10'47"W





570 SOUTH MAGNOLIA AVENUE
ORLANDO, FLORIDA 32801
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CERTIFICATE OF AUTHORIZATION NO. LB 8011



KEY MAP: 1" = 1000'

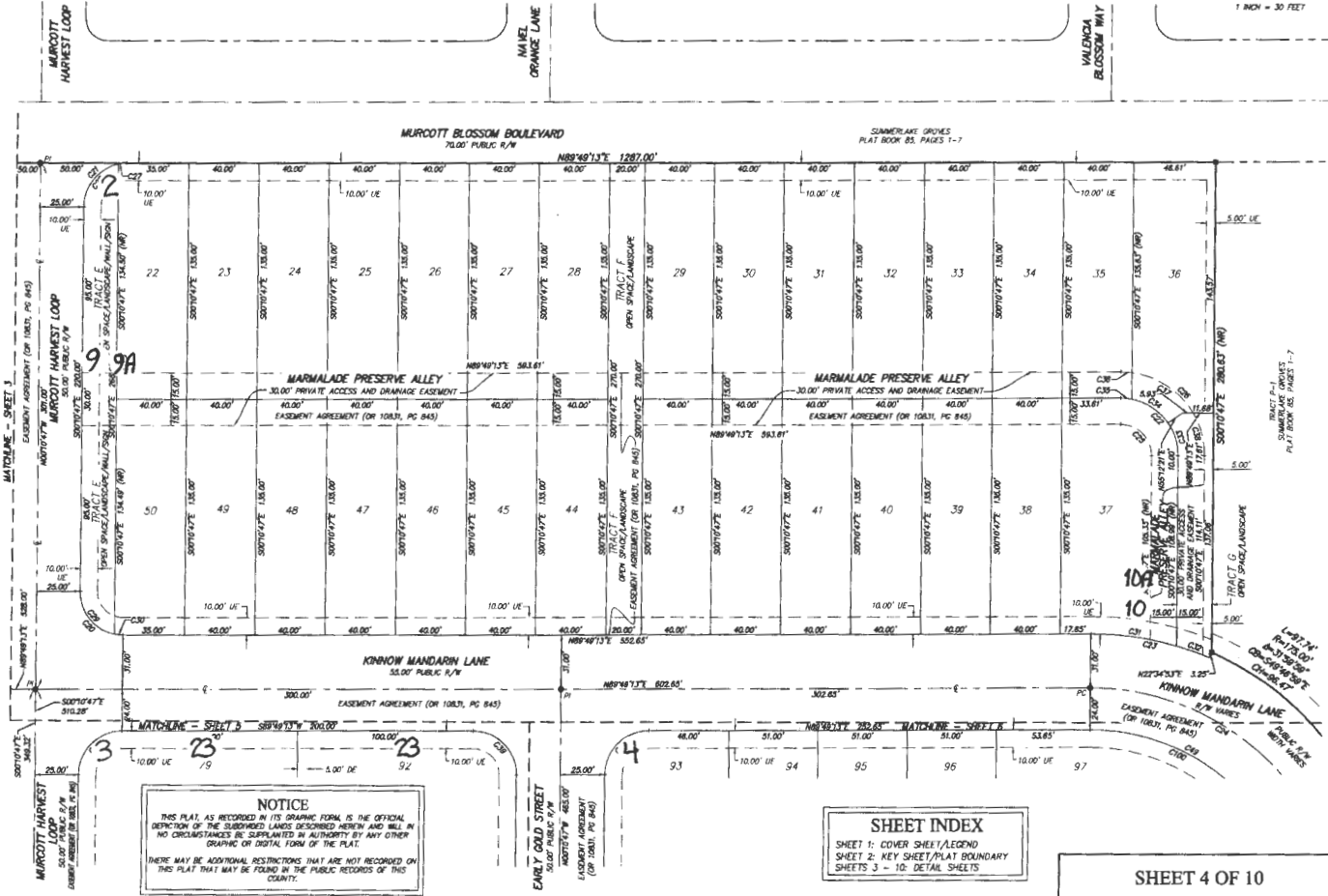
HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

PLAT BOOK: **86** PAGE: **8**

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C20	36.27	25.00	80°00'00"	35.36	S45°10'47"E
C21	36.27	25.00	80°00'00"	35.36	S44°49'13"W
C22	51.84	33.00	80°00'00"	46.67	N45°10'47"W
C23	69.50	175.00	22°45'40"	69.06	N78°13'57"W
C24	141.74	144.00	56°23'47"	136.09	N67°58'33"W
C25	28.27	16.00	80°00'00"	25.46	N45°10'47"W
C26	75.40	48.00	80°00'00"	67.66	N45°10'47"W
C27	5.03	25.00	11°32'11"	5.03	S84°32'07"W
C28	34.24	25.00	78°27'47"	31.62	S39°03'07"W

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C29	34.24	23.00	78°27'47"	31.62	S39°24'40"E
C30	5.03	25.00	11°32'11"	5.03	S84°24'40"E
C31	49.63	175.00	18°47'32"	49.46	N81°03'21"W
C32	18.89	175.00	08°30'48"	19.68	N70°40'31"W
C33	18.89	33.00	34°38'15"	19.63	N77°29'13"W
C34	25.47	33.00	44°37'22"	24.84	N56°34'30"W
C35	5.43	33.00	11°28'45"	6.42	N84°35'54"W
C36	6.41	48.00	07°38'28"	6.40	N88°21'18"W
C37	43.38	48.00	51°45'43"	41.90	N56°39'00"W

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C38	25.63	48.00	30°35'22"	25.32	N15°28'28"W
C39	39.27	25.00	80°00'00"	35.36	N45°10'47"W
C42	39.27	25.00	80°00'00"	35.36	S44°49'13"W
C47	39.27	25.00	80°00'00"	35.36	S44°49'13"W
C49	116.12	120.00	56°23'47"	113.41	N61°58'33"W
C100	106.38	120.00	50°47'34"	102.67	N64°46'58"W



NOTICE
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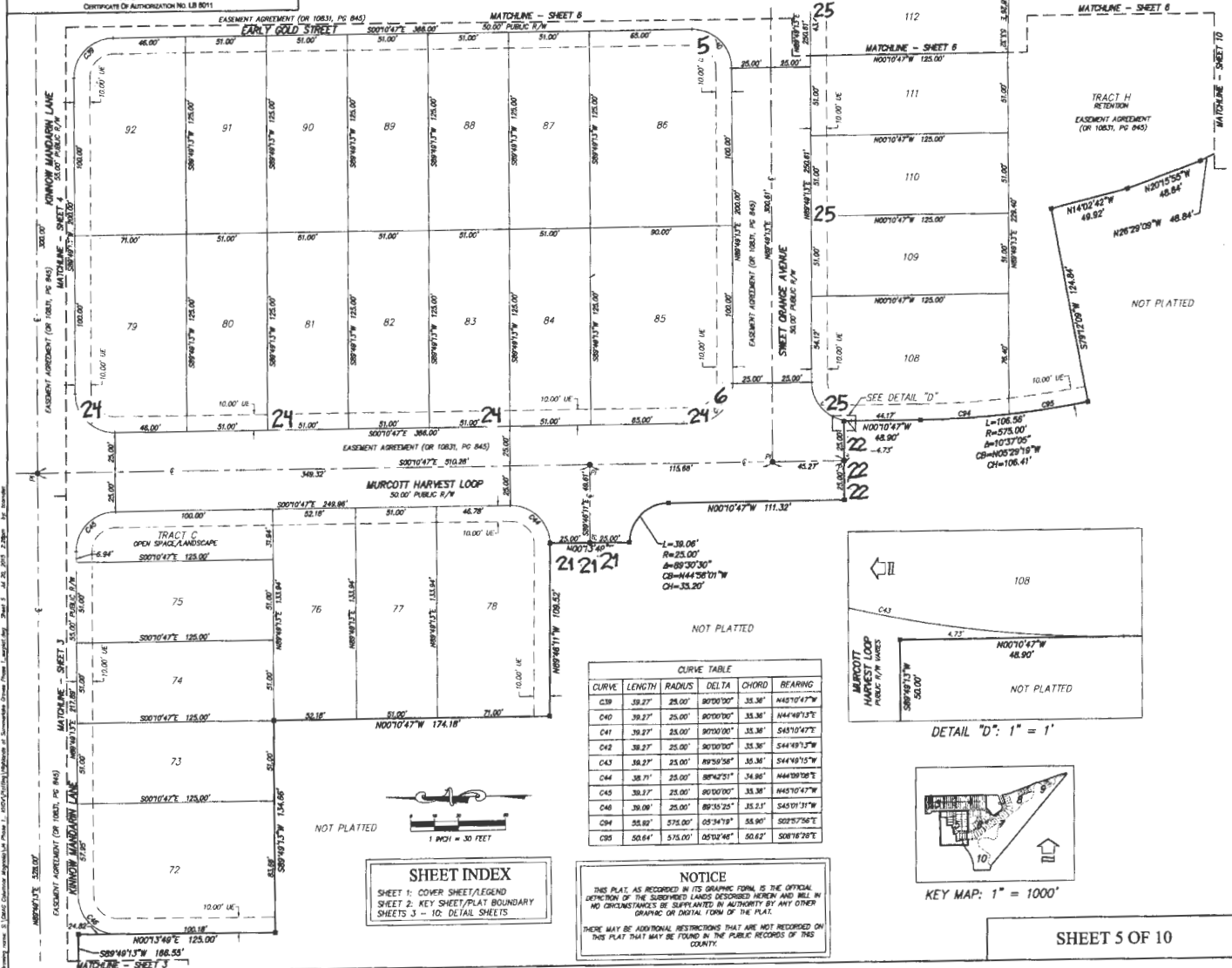
SHEET 4 OF 10



520 SOUTH MAGNOLIA AVENUE
ORLANDO, FLORIDA 32801
PHONE: 321.350.2628 FAX: 407.848.9104
WWW.DEWBERRY.COM
CERTIFICATE OF AUTHORIZATION NO. LB 8011

HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
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PLAT BOOK: **86** PAGE: **9**

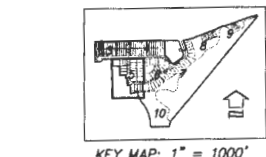
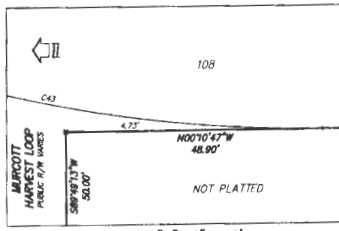


CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C39	39.27	25.00'	80°00'00"	33.36'	N45°10'47"W
C40	39.27	25.00'	80°00'00"	33.36'	S44°49'13"E
C41	39.27	25.00'	80°00'00"	33.36'	S45°10'47"E
C42	39.27	25.00'	80°00'00"	33.36'	S44°49'13"E
C43	39.27	25.00'	89°50'58"	33.36'	S44°49'13"E
C44	39.27	25.00'	89°42'51"	34.86'	N44°10'10"E
C45	39.27	25.00'	80°00'00"	33.36'	N45°10'47"W
C46	39.08	25.00'	89°35'25"	35.21'	S45°01'31"W
C47	55.82	575.00'	05°34'19"	58.90'	S02°57'58"E
C48	50.64	575.00'	05°12'48"	50.62'	S08°18'28"E

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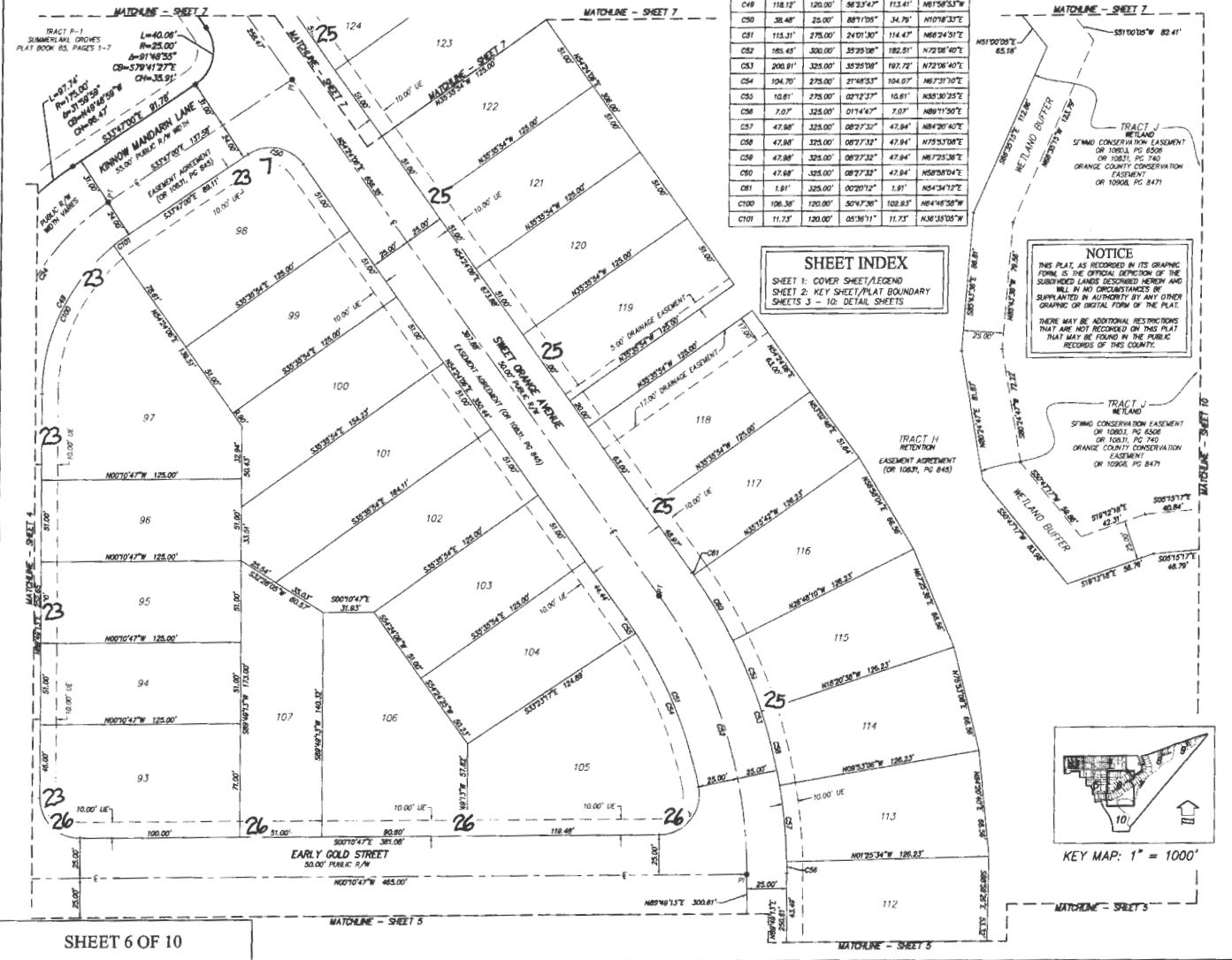


180 SOUTH MARIONA AVENUE
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CERTIFICATE OF AUTHORIZATION NO. LB 8011

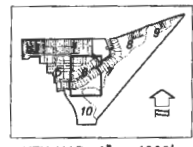
**HIGHLANDS AT SUMMERLAKE
GROVES PHASE 1**
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE
27 EAST, ORANGE COUNTY, FLORIDA

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C24	141.74'	144.00'	50°23'47"	136.09'	N01°58'51"W
C47	38.27'	25.00'	80°00'00"	35.36'	S44°48'13"E
C48	44.24'	25.00'	107°21'37"	38.69'	S50°53'55"E
C49	118.12'	120.00'	58°33'47"	113.41'	N01°58'51"W
C50	38.48'	25.00'	80°12'55"	34.79'	N10°18'33"E
C51	115.31'	275.00'	24°01'30"	114.47'	N68°24'31"E
C52	165.45'	325.00'	33°29'58"	162.51'	N72°08'40"E
C53	206.91'	325.00'	33°29'58"	197.72'	N72°08'40"E
C54	104.70'	275.00'	27°48'53"	104.07'	N67°31'10"E
C55	10.81'	275.00'	02°12'37"	10.81'	N85°30'25"E
C56	7.07'	325.00'	01°14'47"	7.07'	N89°11'50"E
C57	47.88'	325.00'	08°27'32"	47.84'	N84°20'40"E
C58	47.88'	325.00'	08°27'32"	47.84'	N75°53'08"E
C59	47.88'	325.00'	08°27'32"	47.84'	N67°25'08"E
C60	47.88'	325.00'	08°27'32"	47.84'	N58°58'08"E
C61	1.81'	325.00'	00°20'12"	1.81'	N54°34'7"E
C100	106.38'	120.00'	50°47'20"	102.83'	N64°48'38"W
C101	11.73'	120.00'	04°36'11"	11.73'	N41°25'08"W

PLAT BOOK: **86** PAGE: **10**



SHEET 6 OF 10





620 SOUTH MAGNOLIA AVENUE
ORLANDO, FLORIDA 32808
PHONE: 321.264.8600 FAX: 407.848.9104
WWW.DEWBERRY.COM
CERTIFICATE OF AUTHORIZATION NO. LB 8011

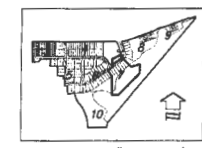
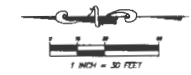
HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

PLAT BOOK: **86** PAGE: **11**

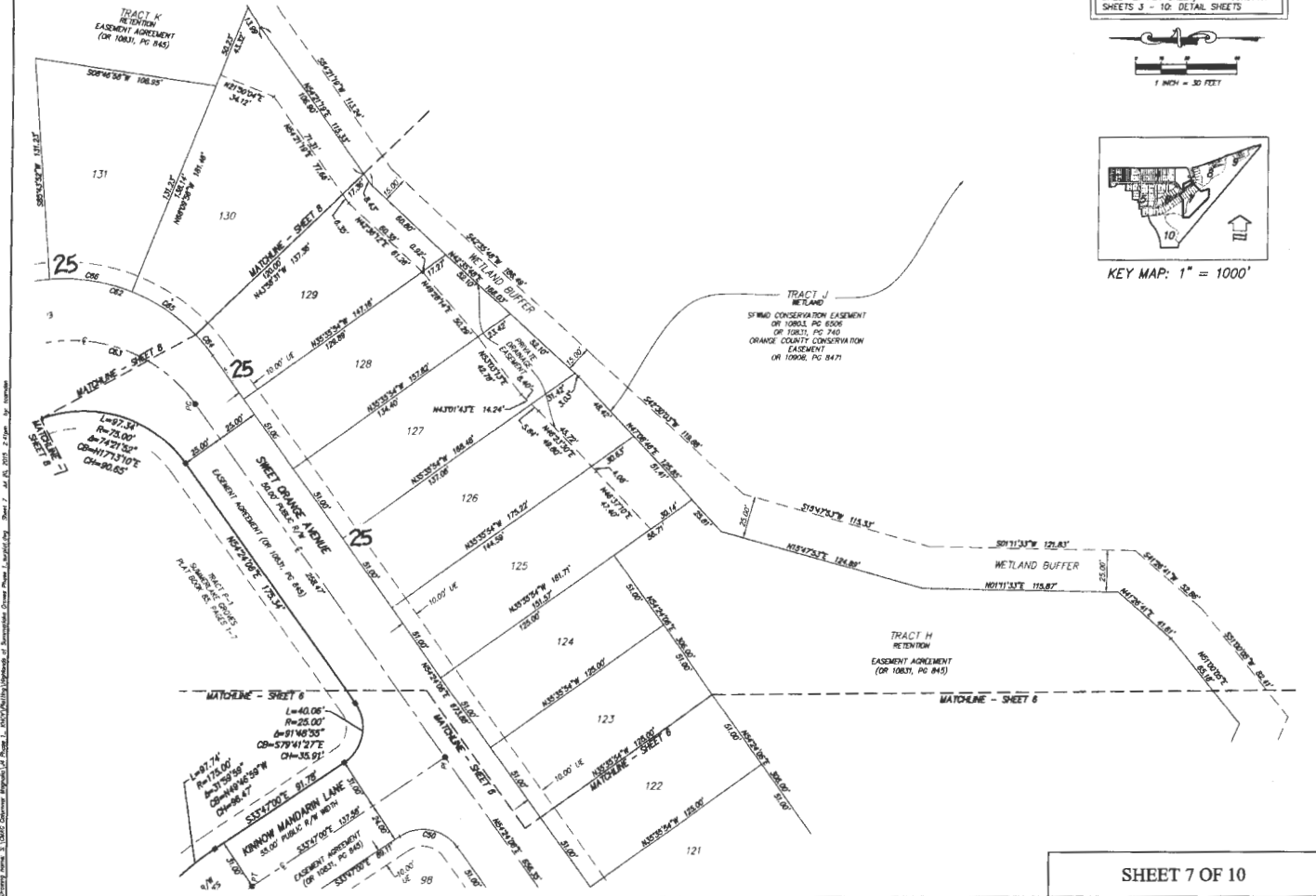
NOTICE
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THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	BEARING
CR2	142.77'	110.00'	74°21'53"	132.86'
CR3	118.11'	91.00'	74°21'53"	109.89'
CR4	16.08'	110.00'	08°22'37"	16.07'
CR5	48.44'	110.00'	24°17'25"	46.10'
CR6	30.11'	110.00'	26°08'12"	49.66'

SHEET INDEX
SHEET 1: COVER SHEET/LEGEND
SHEET 2: KEY SHEET/PLAT BOUNDARY
SHEETS 3 - 10: DETAIL SHEETS



KEY MAP: 1" = 1000'



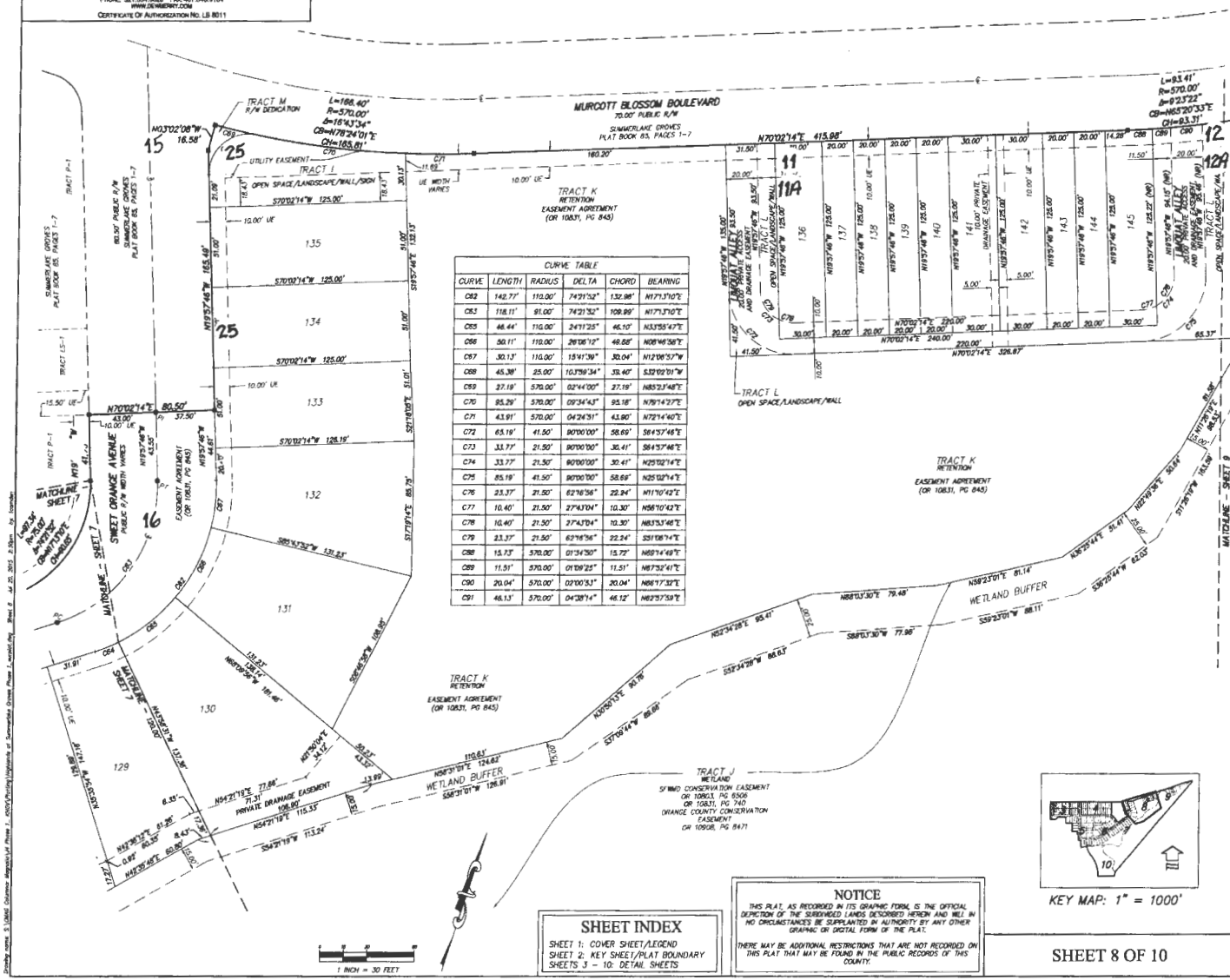
SHEET 7 OF 10



520 SOUTH MANGLA AVENUE
ORLANDO, FLORIDA 32801
PHONE: 321.344.8888 FAX: 407.448.9104
WWW.DEWBERRY.COM
CERTIFICATE OF AUTHORIZATION NO. LB 8011

HIGHLANDS AT SUMMERLAKE GROVES PHASE 1
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

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CURVE	LENGTH	RADIUS	DELTA	CHORD	BEARING
C62	142.77'	110.00'	74°31'32"	132.88'	N173°31'0"E
C63	118.11'	91.00'	74°21'32"	109.89'	N173°31'0"E
C64	46.44'	110.00'	24°17'25"	46.10'	N33°55'4"E
C65	50.11'	110.00'	26°08'12"	49.58'	N08°40'58"E
C67	30.13'	110.00'	15°41'30"	30.04'	N12°06'57"W
C68	45.38'	25.00'	103°39'34"	35.40'	S12°02'31"W
C69	27.19'	570.00'	02°44'00"	27.19'	N83°27'48"E
C70	85.29'	570.00'	09°24'43"	85.18'	N79°14'27"E
C71	43.91'	570.00'	04°24'51"	43.90'	N72°14'40"E
C72	65.19'	41.50'	80°00'00"	58.69'	S84°57'48"E
C73	33.77'	21.50'	80°00'00"	30.41'	S84°57'48"E
C74	33.77'	21.50'	80°00'00"	30.41'	N29°02'14"E
C75	85.19'	41.50'	80°00'00"	58.68'	N25°02'14"E
C76	23.37'	21.50'	62°18'56"	22.24'	N11°10'42"E
C77	10.40'	21.50'	27°43'04"	10.30'	N56°10'42"E
C78	10.40'	21.50'	27°43'04"	10.30'	N33°53'48"E
C79	23.37'	21.50'	62°18'56"	22.24'	S21°08'14"E
C80	15.73'	570.00'	01°34'50"	15.72'	N89°14'48"E
C81	11.51'	570.00'	01°09'22"	11.51'	N87°52'44"E
C90	20.04'	570.00'	02°00'53"	20.04'	N86°17'32"E
C91	48.13'	570.00'	04°20'14"	48.12'	N82°57'39"E

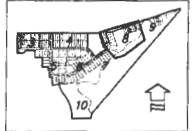
SHEET INDEX

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SHEET 2: KEY SHEET/PLAT BOUNDARY
SHEETS 3 - 10: DETAIL SHEETS

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THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.



KEY MAP: 1" = 1000'

SHEET 8 OF 10



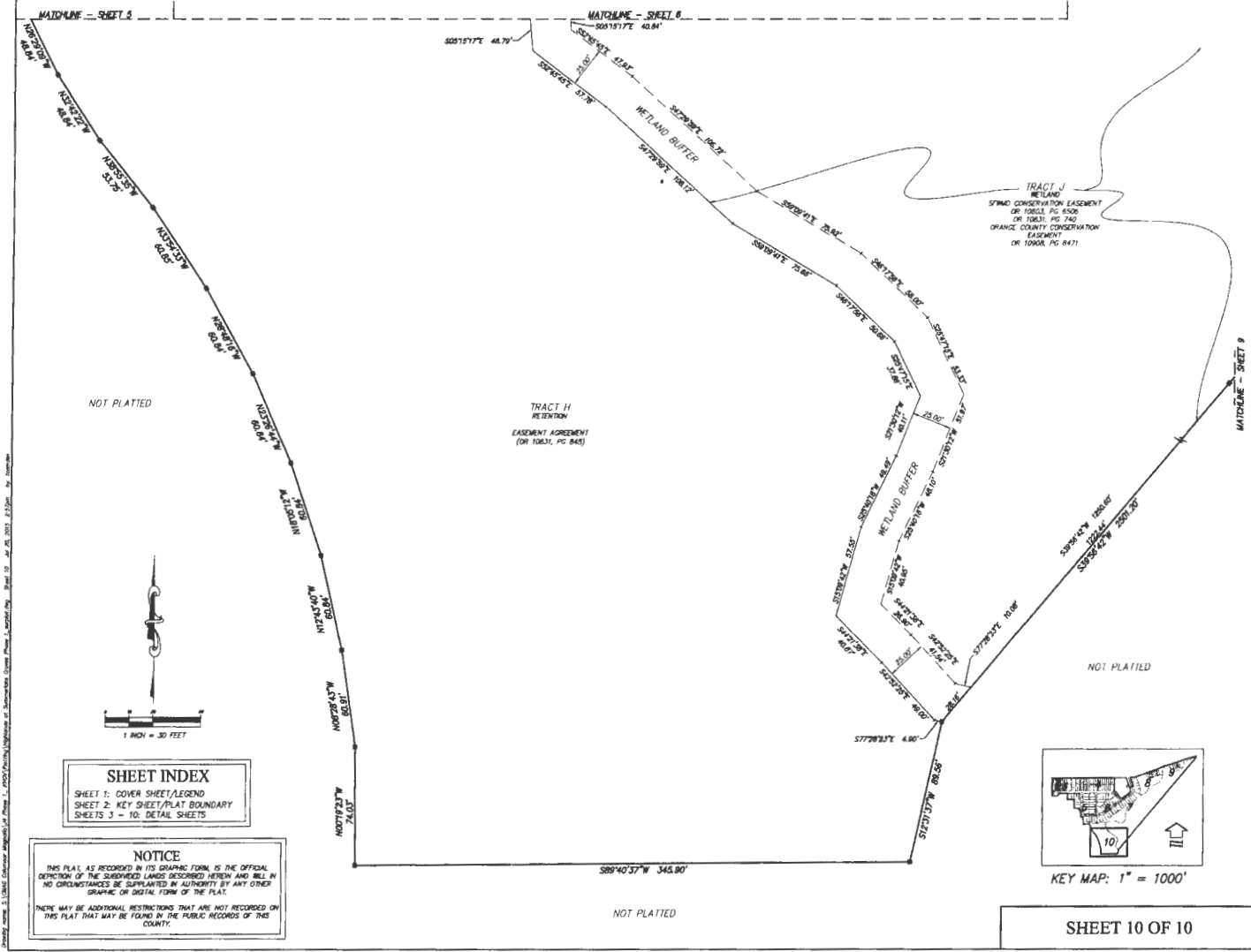


830 SOUTH MAGNOLIA AVENUE
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CERTIFICATE OF AUTHORIZATION NO. LB-8011

HIGHLANDS AT SUMMERLAKE GROVES PHASE I

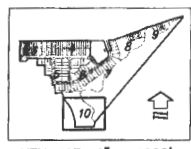
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

PLAT BOOK: **86** PAGE: **14**



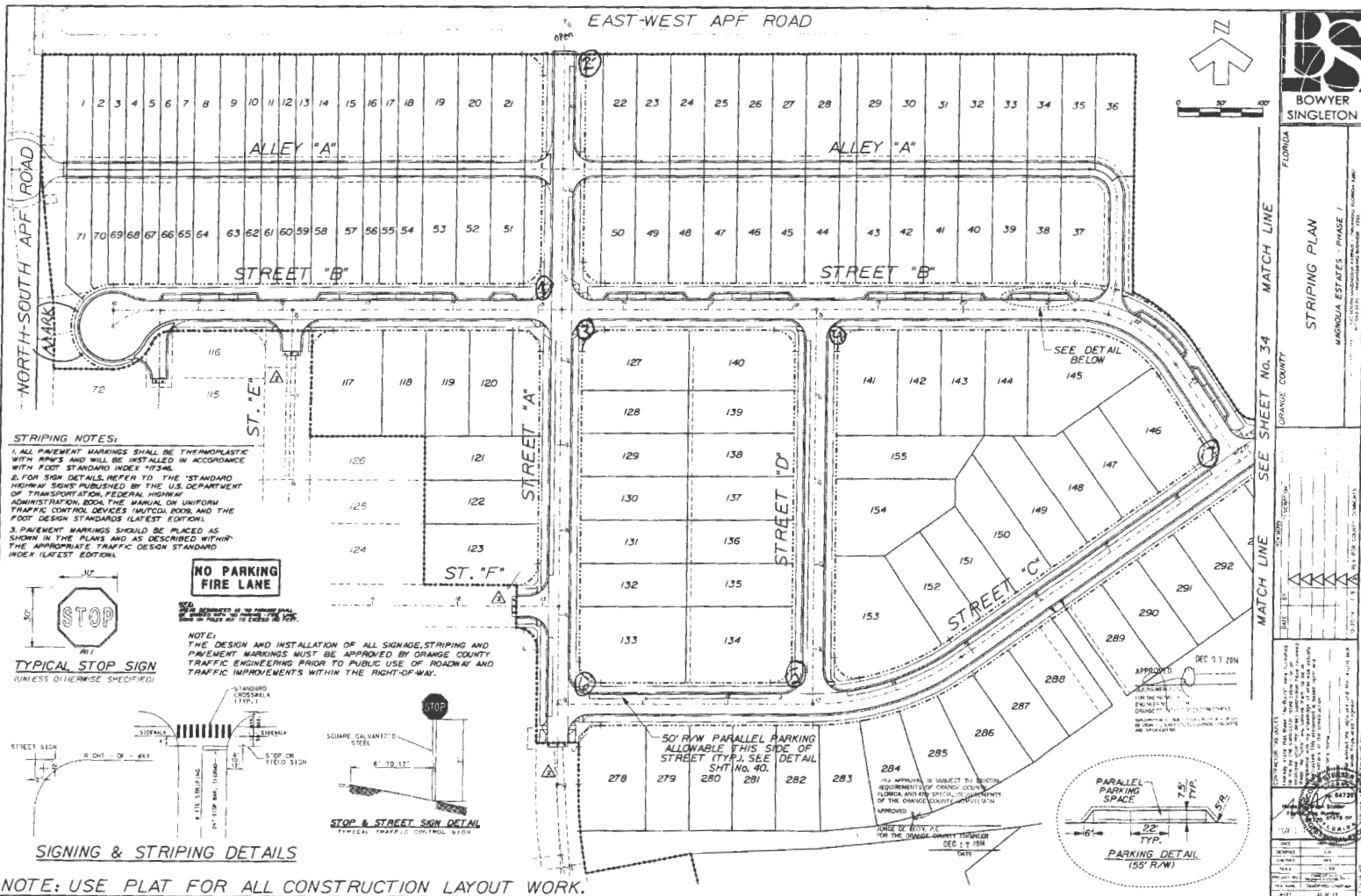
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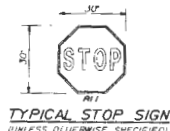


SHEET 10 OF 10

EAST-WEST APF ROAD

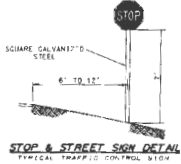
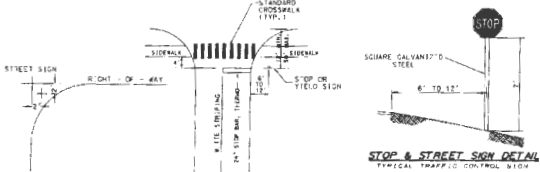


STRIPING NOTES:
 1. ALL PAVEMENT MARKINGS SHALL BE THERMOPLASTIC WITH ROPS AND WILL BE INSTALLED IN ACCORDANCE WITH FOOT STANDARD INDEX #1346.
 2. FOR SIGN DETAILS REFER TO THE STANDARD HIGHWAY SIGNS PUBLISHED BY THE U.S. DEPARTMENT OF TRANSPORTATION, FEDERAL HIGHWAY ADMINISTRATION, BOOK THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD) BOOK, AND THE FOOT DESIGN STANDARDS (LATEST EDITION).
 3. PAVEMENT MARKINGS SHOULD BE PLACED AS SHOWN IN THE PLANS AND AS DESCRIBED WITHIN THE APPROPRIATE TRAFFIC DESIGN STANDARD INDEX (LATEST EDITION).



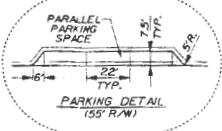
NO PARKING FIRE LANE

NOTE:
 THE DESIGN AND INSTALLATION OF ALL SIGNAGE, STRIPING AND PAVEMENT MARKINGS MUST BE APPROVED BY ORANGE COUNTY TRAFFIC ENGINEERING PRIOR TO PUBLIC USE OF ROADWAY AND TRAFFIC IMPROVEMENTS WITHIN THE RIGHT-OF-WAY.



50' R/W PARALLEL PARKING ALLOWABLE THIS SIDE OF STREET (TYP.). SEE DETAIL SHT. NO. 40.

ALL APPROVALS ARE SUBJECT TO BESTING REQUIREMENTS OF ORANGE COUNTY, FLORIDA AND ANY SPECIAL REQUIREMENTS OF THE ORANGE COUNTY APPROVED ENGINEER.
 APPROVED: _____
 JORGE DE ROYE, P.E.
 FOR THE ORANGE COUNTY ENGINEER
 DEC 17 2014



FLORIDA
 ORANGE COUNTY
 MATCH LINE
 SEE SHEET No. 34
 MATCH LINE
 STRIPING PLAN
 MANOLIA ESTATES - PHASE 1

APPROVED: _____
 DEC 17 2014
 JORGE DE ROYE, P.E.
 FOR THE ORANGE COUNTY ENGINEER

DATE: 12/17/14

SCALE: AS SHOWN

PROJECT: MANOLIA ESTATES - PHASE 1

DATE: 12/17/14