

March 31, 2023

Nisit Sapparkao, P.E.  
Infinity Engineering Group  
1208 E. Kennedy Blvd., Suite 230  
Tampa, FL 33602

**RE: Bank of America Willow Lawn  
5000 West Broad Street  
POD NO: 2023-00121**

Dear Mr. Sapparkao:

We have reviewed the construction plans submitted to the Planning Department on March 20, 2023.

Please address the following comments and **resubmit revised construction plans** for review. Water and Sewer Agreements that must be executed by the Owner and the County for water and sewer improvements **have not** been executed.

**General:**

1. The Information Sheet has been sent but has not been executed at this time. Preparation of the agreements may take up to 15 days after receipt of the Information sheet. Execution by the County after execution by the Owner may take up to 10 days. Conflicts between the completed Information Sheet and the plans may generate additional review comments.
2. As previously commented, provide a revised Engineering Report and address the following comments:
  - Needs Engineering signature and date.
  - Check “yes” for the I.S.O Fire Flow computations are shown on the plans, where applicable.
3. Remove the bubbles from the plan sheets.

**Demo Plan C01.01:**

4. Provide the water meter number for the existing 1” meter to remain for irrigation.
5. As previously commented, reference the size and material of all the existing utilities.
6. Provide the Deed Book and Page Number and width of the existing utility easement around the 8” sanitary sewer. Also check the sheets C2.02 and C04.01.

**Utility Plan – C04.01:**

7. Darken and show all existing water and sewer mains on W. Marshall St., 50<sup>th</sup> St., and W. Broad St. Also, darken and show all existing on and off-site utilities.
8. Edit the detail number for the irrigation water service to be D-410.
9. As previously commented, reference the irrigation demand on the utility plan.
10. Clearly show the existing valves and fire hydrants to ensure there are no conflicts with proposed and existing utilities.
11. Reference the width of the proposed utility easement from the easement to the PL on the sanitary sewer.
12. Provide the width and Deed Book and Page number for the existing utility easement around the existing 8” sanitary sewer.
13. Reference the manhole GIS ID number for the existing manhole on the sanitary sewer.

14. Label the proposed manhole.
15. Label the size and material of all existing water and sewer mains.
16. DPU recommends moving or relocating the proposed light pole back approximately 8-10 feet from the proposed sewer lateral.
17. Provide the direction of flow for the existing and proposed sanitary sewer.
18. Add a sewer profile for the sanitary sewer from the main to the proposed manhole. All 8" mains and larger should be profiled. Include the elevations, pipe slopes, pipe sizes, pipe material, pipe lengths, any crossings, existing and proposed manholes, a 0.1" drop between manholes, type of manhole cover, and proposed and existing grades.
19. Provide the Deed Book and Page number of the private easement prior to approval of the plans.
20. As previously commented, provide water and sewer material quantities on the plans.

**Details – C12.05 – C12.06:**

21. Add D-100, D-155, and D-400 to the detail sheet.
22. According to the total fixture count on the Meter Sizing Form, a 1" meter may be used.

**L-100 – Landscape Plan:**

23. Update any changes to the utilities on the landscape plan.

If you have any questions concerning the above noted comments or the plans, please contact me at 501-4992 or Alice Thompson at 501-4508.

Sincerely

*Nolan Ekers*

Nolan Ekers  
Utilities Engineer

cc: Stephen Hruska, 5000 Richmond, LLC

bc: Ralph Claytor  
Marchelle Sossong  
Mike Aust, DPW  
Daniel Ivy  
Todd Rigler, Planning

NBE/vr