

## GENERAL NOTES:

- BOUNDARY AND TOPOGRAPHIC SURVEYS PERFORMED BY BLACKWELL & ASSOCIATES SURVEY DATED 10-11-2023.
- AREAS WITHIN THE PUBLIC RIGHT-OF-WAY AND OFF SITE WHICH HAVE BEEN DISTURBED BY CONSTRUCTION SHALL BE CLEARED OF ALL DEBRIS, REGRADED AND SODDED WITH BAHIA SO AS TO RESTORE THE AREA TO A NATURAL, STABILIZED AND PLANTED STATE.
- ALL MATERIALS (PIPES, STRUCTURES, ETC.) AND ALL CONSTRUCTION METHODS IN AND OUT OF THE RIGHT-OF-WAY SHALL CONFORM TO THE LATEST EDITIONS OF THE FOOT DESIGN STANDARDS & FOOT STANDARD SPECIFICATIONS FOR ROAD, BRIDGE CONSTRUCTION.
- SIDEWALK SPECIFICATIONS: 4" FOOT CLASS 1 PORTLAND CEMENT CONCRETE (3000 PSI @ 28 DAYS) W/ 4" CLEAR STABILIZED SAND SUBGRADE (MIN. 98% COMPACTION PER AASHTO T-99) 6" THICK @ DRIVEWAYS (3000 PSI @ 28 DAYS) W/ 12" SUBGRADE IN 8" LIFTS EXPANSION AND CONTRACTION JOINTS SHALL BE CONSTRUCTED IN ACCORDANCE WITH FOOT DESIGN STANDARDS.
- PAVEMENT SPECIFICATIONS (AREAS NOT USED BY LARGE VEHICLES, CAR PARKING AREA ETC.): (ASPHALT / CONCRETE) ASPHALT: 1 1/2" TYPE SP 9.5 ASPHALTIC CONCRETE STRUCTURE COURSE (MIN. 98% COMPACTION, NUCLEAR DENSITY BACK SCATTER METHOD); 6" LIMEROCK BASE (LBR 100 MIN. 98% COMPACTION, AASHTO T-180) 12" STABILIZED SUBGRADE (LBR 40 MIN. 98% COMPACTION, AASHTO T-180).
- PAVEMENT SPECIFICATIONS (ALL OTHER AREAS): (ASPHALT / CONCRETE) ASPHALT: 2" TYPE SP 9.5 ASPHALTIC CONCRETE STRUCTURE COURSE (MIN. 98% COMPACTION, NUCLEAR DENSITY BACK SCATTER METHOD); 10" LIMEROCK BASE (LBR 100 MIN. 98% COMPACTION, AASHTO T-180) 12" STABILIZED SUBGRADE (LBR 40 MIN. 98% COMPACTION, AASHTO T-180).
- CONTRACTOR SHALL PROVIDE VERTICAL AND HORIZONTAL "AS-BUILT" INFORMATION CONTAINING AT A MINIMUM: BUILDING LOCATION, TYPICAL PARKING LANE WIDTHS AND LENGTHS, PAVEMENT AND SIDEWALK WIDTHS, CROSS SLOPES AND DRAINAGE DIRECTIONS, BUILDING FINISHED FLOOR ELEVATION, PAVEMENT, SIDEWALK AND STORMWATER AREA SPOT GRADES, UTILITY LOCATIONS AND TOP OF PIPE GRADES. ADDITIONAL INFORMATION MAY BE NEEDED FOR CITY, A CERTIFICATION TO THIS EFFECT SIGNED AND SEALED SHALL GO TO THE OWNER (OWNERS BANK IF REQUIRED), CITY AND ENGINEER.
- ALL TRAFFIC CONTROL DEVICES, INCLUDING SIGNS AND PAVEMENT MARKINGS SHALL CONFORM TO THE LATEST EDITION OF THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES".
- PAVEMENT SHALL BE PAINT STRIPED AND WHEEL STOPPED AS SHOWN. WHERE NOTED, THERMOPLASTIC WITH GLASS SPHERES STOPPING SHALL BE USED. RIGHT-OF-WAY PAINT STRIPING SHALL BE THERMOPLASTIC WITH GLASS SPHERES IN ACCORDANCE WITH F.D.O.T. DESIGN STANDARDS. RIGHT-OF-WAY REFLECTIVE PAVEMENT MARKERS (RPM'S) SHALL BE INSTALLED (WHEN REQUIRED) IN ACCORDANCE WITH F.D.O.T. DESIGN STANDARDS.
- CONTRACTOR SHALL FOLLOW REQUIRED EROSION AND SEDIMENT CONTROL PRACTICES AND INCLUDE AN EROSION CONTROL PLAN FOR REVIEW AND APPROVAL BY THE CITY PRIOR TO CONSTRUCTION. ALL CONSTRUCTION ACTIVITIES SHALL CONFORM TO THE CITY'S SITE CLEANING AND GRADING STANDARDS.
- CONTRACTOR WILL FOLLOW ALL OF THE CITY'S REQUIRED WASTE MANAGEMENT PRACTICES. ALL CONSTRUCTION, RENOVATION, AND DEMOLITION SITES ARE TO BE KEPT CLEAN AND FREE OF REFUSE, DEBRIS, AND LITTER DURING THE CONSTRUCTION, RENOVATION, OR DEMOLITION PROCESS. A CERTIFICATE OF OCCUPANCY FOR A NEWLY CONSTRUCTED OR RENOVATED BUILDING SHALL NOT BE ISSUED UNTIL ALL REFUSE AND LITTER CAUSED BY THE CONSTRUCTION OR REMODELING IS REMOVED FROM THE SITE.
- ALL DEVELOPMENT PLANS SHALL BE CONSISTENT WITH THE CITY OF DELTONA LAND DEVELOPMENT CODE.
- A MANDATORY PRE CONSTRUCTION CONFERENCE WITH THE CITY OF DELTONA MUST BE CONDUCTED PRIOR TO ANY SITE DISTURBANCE OR CONSTRUCTION. OWNER, CONTRACTOR AND ENGINEER MUST ATTEND.

## LEGAL DESCRIPTION:

LEGAL DESCRIPTION:  
BEGIN AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 SECTION 8, TOWNSHIP 18 SOUTH, RANGE 31 EAST, VOLUSIA COUNTY, FLORIDA; THENCE RUN N 88° 40' 08" E, 2894.68 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING IN 88° 40' 08", 500 FEET; THENCE S. 01° 16' 00" E, 297.81 FEET TO THE NORTH RIGHT OF WAY LINE OF STATE ROAD NO. 444; THENCE S 18° 04' 00" W, ALONG SAID RIGHT OF WAY LINE 200 FEET; THENCE N. 01° 16' 00" W, 297.73 FEET TO THE POINT OF BEGINNING. ALSO KNOWN AS PARCEL 13.

# CONCEPTUAL PLAN FOR ASTUTE CHILDREN'S ACADEMY 3026 HOWLAND BLVD., DELTONA FL 32725 JULY 2024

DELTONA  
VOLUSIA COUNTY, FLORIDA

PROJECT LOCATION  
VOLUSIA COUNTY

INDEX OF SHEETS	
SHTR	DESCRIPTION
C01	COVER
C02	DEMO AND EROSION CONTROL PLAN
C03	CONCEPTUAL SITE PLAN
C04	LANDSCAPING PLAN
S01	SURVEY

48 HOURS BEFORE YOU DIG  
CALL. SUNSHINE



## GENERAL NOTES:

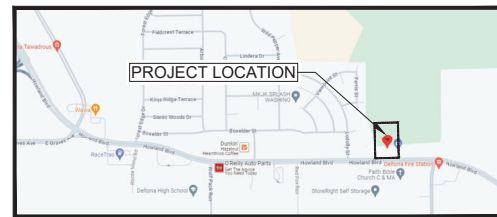
- SITE ADDRESS: 3026 HOWLAND BLVD., DELTONA 32725
- TAX PARCEL NUMBER: 81060000031
- SECTION 8, TOWNSHIP 18 SOUTH, RANGE 31 EAST.
- FLOOD ZONE: PARCEL LOCATED IN FEMA FLOOD ZONE DESIGNATION "X" FROM FEMA FLOOD INSURANCE RATE MAPS, VOLUSIA COUNTY, FL. MAP #212700630K, DATED SEPT. 29, 2017.
- ALL UTILITIES SHALL BE LOCATED UNDERGROUND.
- CONTRACTOR SHALL ATTEND A MANDATORY PRE-CONSTRUCTION MEETING WITH THE CITY STAFF PRIOR TO ANY DISTURBANCE OF THE PROPERTY.

## SITE DATA:

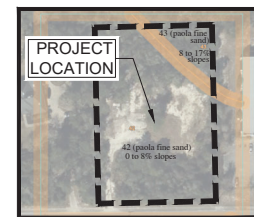
OWNER:	VICTORIA MULANDI LLC.		
ADDRESS:	345 HAMMOCK OAK CIR., DEBARY FL 32713		
DESCRIPTION	EXISTING	PROPOSED	
ZONING:	C-2 (GENERAL COMMERCIAL)	C-3 (GENERAL COMMERCIAL)	
LAND USE:	COMMERCIAL	DAYCARE CENTER	
FUTURE LAND USE:	COMMERCIAL	CONDITIONAL USE TO BE REQUESTED	
FLOOD ZONE:	X	X	
FIRM PANEL:	1212700630K		
SETBACK REQUIREMENTS:	REQUIRED	PROVIDED	
MIN. FRONT YARD:	35'	35'	
MIN. REAR YARD:	10'	10'	
MIN. SIDE YARD:	10'	10'	
LANDSCAPE BUFFERS:			
NORTH	20'	20'	
EAST	20'	20'	
SOUTH	20'	20'	
WEST	20'	20'	
DIMENSIONAL REQUIREMENTS:		MAXIMUM	PROVIDED
FLOOR AREA RATIO (FAR):		0.50	0.18
IMPERVIOUS SURFACE RATIO (ISR):		0.70	0.49
MAXIMUM BUILDING HEIGHT:		75'	-
LOT COVERAGE %:		35%	18%

EXISTING PROJECT AREA COVERAGE			
IMPERVIOUS	AREA (SQ)	AREA (AC)	LOT COVERAGE (%)
BUILDING SLAB (TO BE REMOVED)	3133	0.07	5.22%
SIDEWALK	0	0.00	0.00%
CONCRETE DRIVE (TO BE REMOVED)	550	0.01	0.92%
TOTAL IMPERVIOUS	3683	0.08	6.13%
PERVIOUS			
LANDSCAPE / NATURAL	56392	1.29	93.87%
TOTAL AREA	60075	1.38	100.00%
PROPOSED PROJECT AREA COVERAGE			
IMPERVIOUS	AREA (SQ)	AREA (AC)	LOT COVERAGE (%)
BUILDINGS	10653	0.24	17.73%
SIDEWALK	1065	0.02	1.77%
PAVEMENT	17472	0.40	29.08%
TOTAL IMPERVIOUS	29190	0.67	48.59%
PERVIOUS			
LANDSCAPE / NATURAL	30885	0.71	51.41%
TOTAL AREA	60075	1.38	100.00%

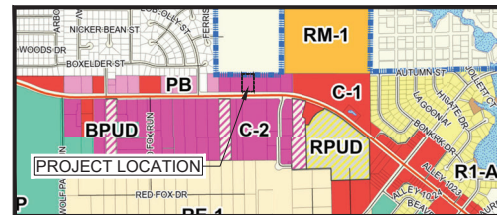
## VICINITY MAP:



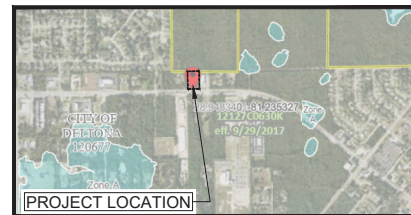
## SOILS MAP:



## ZONING MAP:



## FLOOD / TOPO MAP:



## PROJECT OBJECTIVE:

THE PROPOSED PROJECT CONSISTS OF THE CONSTRUCTION OF A DAY CARE FACILITY AND ALL ASSOCIATED SITE UTILITIES AND AMENITIES.

## CONTACT INFORMATION:

OWNER:	VICTORIA MULANDI LLC. 345 HAMMOCK OAK CIR. DEBARY FL 32713	WATER/SEWER:	VOLUSIA COUNTY UTILITIES DEPT 123 W. INDIANA AVE DELTONA, FL 32720 386-822-8465 EMERGENCY 800-255-2069
CIVIL ENGINEER:	CHRISTOPHER CASEY, PE ZAHN ENGINEERING, INC. 100 S. PALMETTO AVE. DAYTONA BEACH, FL 32114 TEL: (386) 252-0020 FAX: (386) 252-0050 info@zahneng.com	CABLE:	SPECTRUM 1475 S. NOVA RD DAYTONA BEACH, FL 32114 800-243-8892
SURVEYOR:	BLACKWELL & ASSOCIATES LAND SURVEYING, INC. 3906 W. VOLUSIA AVE., DELTONA, FL 32725 386-254-8050	ELECTRIC:	DUKE ENERGY 400 N. SPRING GARDEN AVE. DELTONA, FL 32720 800-700-8744
		TELEPHONE:	AT&T 1908 W INTERNATIONAL SPRINGWAY BLVD SUITE 401, DAYTONA BEACH, FL 32114 386-254-9000

## REVISIONS:

1	
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## Zahn Engineering, Inc.

Civil Engineering • Land Planning • Permitting  
150 South Palmetto Avenue, Suite 201, Daytona Beach, Florida 32114  
Ph: (386) 252-0020 - Fax: (386) 252-0050  
www.zahneng.com

THIS FIRM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY THE PE SPOKED FOR, ON THE DATE SPOKED BELOW.  
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NOT VALID WITHOUT SEAL  
Digitally signed by Christopher Casey  
Date: 2024.07.25 11:58:31 -0400  
EB-000590  
FL P.E. 19083862269895229

DAYCARE FACILITY

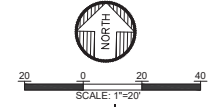
PROJECT NUMBER

343

LEGEND

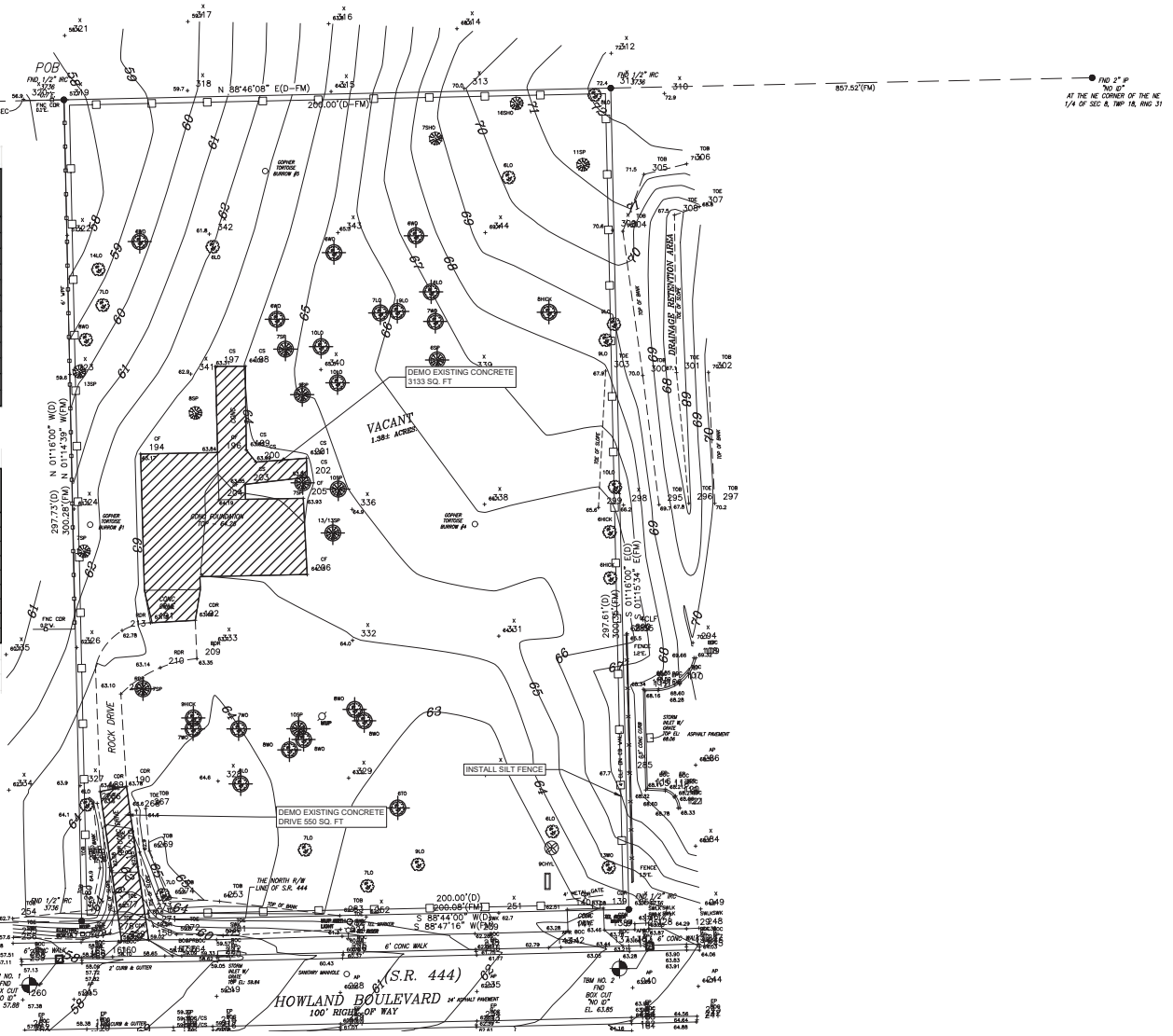
TREE REMOVAL SYMBOL

DEMO AND REMOVE



ALL TREES								
TREE DIAME TER	CHERRY LAUREL	SAND PINE	SHORT LEAF PINE	WATER OAK	LIVE OAK	TURKEY OAK	HICKORY	TOTAL
6		1		4	5	1	2	13
7		4	1	3	5			13
8		1		5	2		1	9
9	1	1			4		1	7
10		2			3			5
11		1						1
12								0
13		3		1				4
14					1			1
15								0
16			1					1
TOTAL	1	13	2	13	20	1	4	54

REMOVED TREES									TRUNK AREA CUT
TREE DIAME TER	CHERRY LAUREL	SAND PINE	SHORT LEAF PINE	WATER OAK	LIVE OAK	TURKEY OAK	HICKORY	TOTAL	
6		1		4	1	1		7	198
7		3		3	1			7	269
8				4	1		1	6	302
9		1			1		1	3	191
10		2			2			4	314
11								0	0
12								0	0
13		2						2	265
TOTAL	0	9	0	11	6	1	2	29	1539
TOTAL TRUNK AREA CUT (in <sup>2</sup> )									1539
REQUIRED REPLACEMENT TRUNK AREA (in <sup>2</sup> )									154



PROJECT NUMBER

**343**

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IF NO. C43290

Digitally signed by Christopher Casey

Date: 2024.07.25 11:59:12 -0400

FL P.E. NO. 16985, 82269, 96229

SHEET **C02** 2 OF 4

DESIGNED: CM  
DRAWN: AM  
CHECKED: CM  
SHEET: 2-4  
FILE

**DEMOS & EROSION CONTROL PLAN**

3026 HOWLAND BLVD.

DELTONA, FL 32725

**Zahn Engineering**

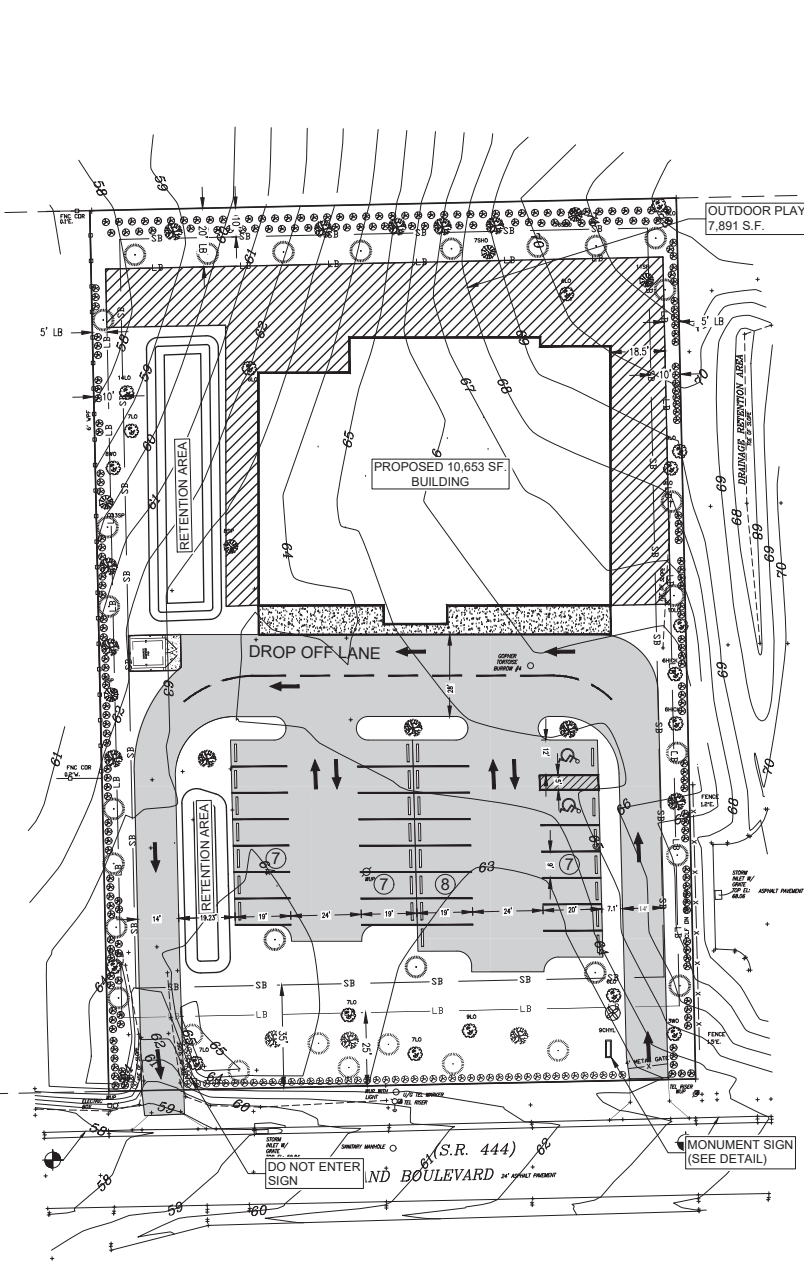
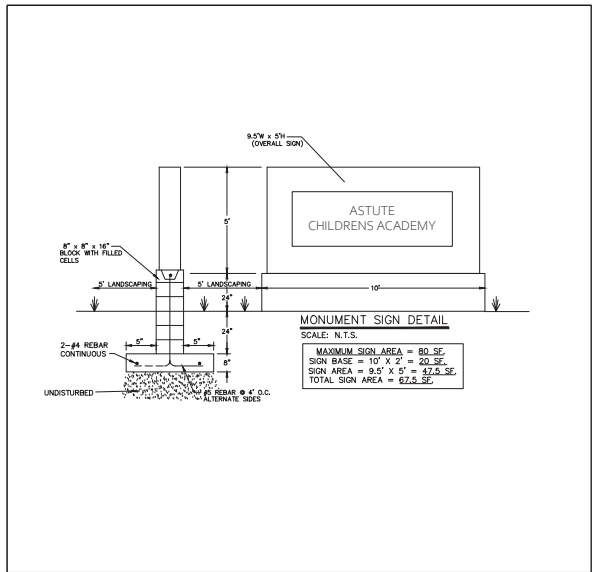
Civil Engineering • Land Planning • Permitting

150 S Palmview Ave #201, Daytona Beach, FL 32114

PH: (386) 252-0020

REVISION DESCRIPTION

NO.	DATE	APPR.



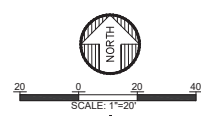
**SITE DATA:**

OWNER:	VICTORIA MILANDI LLC.	
ADDRESS:	345 HAMMOCK OAK CIR., DEERY FL 32713	
DESCRIPTION:	EXISTING	PROPOSED
ZONING:	C-2 (GENERAL COMMERCIAL)	C-2 (GENERAL COMMERCIAL)
LAND USE:	W/OUT	NATURAL CENTER (CONDITIONAL USE TO BE REQUESTED)
EXISTING LAND USE:	COMMERCIAL	COMMERCIAL
FLOOD ZONE:	X	X
FIRM PANEL:	12127C0630K	
SETBACK REQUIREMENTS:	REQUIRED	PROVIDED
MIN. FRONT YARD:	35'	35'
MIN. REAR YARD:	10'	10'
MIN. SIDE YARD:	10'	10'
LANDSCAPE BUFFERS:		
NORTH:	20'	20'
EAST:	25'	25'
SOUTH:	15'	15'
WEST:	15'	15'
DIMENSIONAL REQUIREMENTS:	MAXIMUM	PROVIDED
FLOOR AREA RATIO (FAR):	0.50	0.18
IMPERVIOUS SURFACE RATIO (ISR):	0.70	0.49
MAXIMUM BUILDING HEIGHT:	75'	-
LOT COVERAGE %:	35%	18%

EXISTING PROJECT AREA			
COVERAGE	AREA (SF)	AREA (AC)	LOT COVERAGE (%)
IMPERVIOUS	3133	0.07	5.22%
BUILDING SLAB (TO BE REMOVED)	3133	0.07	5.22%
SIDEWALK	0	0.00	0.00%
CONCRETE DRIVE (TO BE REMOVED)	500	0.01	0.92%
TOTAL IMPERVIOUS	3683	0.08	6.13%
PERVIOUS			
LANDSCAPE / NATURAL	56392	1.29	93.87%
TOTAL AREA	60075	1.38	100.00%
PROPOSED PROJECT AREA			
COVERAGE	AREA (SF)	AREA (AC)	LOT COVERAGE (%)
IMPERVIOUS	10653	0.24	17.73%
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SIDEWALK	1065	0.02	1.77%
PAVEMENT	17472	0.40	29.08%
TOTAL IMPERVIOUS	29190	0.67	48.59%
PERVIOUS			
LANDSCAPE / NATURAL	30885	0.71	51.41%
TOTAL AREA	60075	1.38	100.00%

**PARKING INFORMATION:**

PARKING REQUIRED: C-2 (GENERAL COMMERCIAL) ZONING DISTRICT  
USE CATEGORY: COMMERCIAL  
USE TYPE: DAYCARE FACILITY  
LANDSCAPE AND ACCESS AREA IS PROVIDED. THE MINIMUM PARKING REQUIREMENT SHALL BE 1 SPACE/10 CHILDREN AT MAXIMUM OCCUPANCY PLUS 1 SPACE/STATE REQUIRED STAFF PERSON.  
1 SPACE PER STAFF MEMBER = 12 SPACES REQUIRED  
1 SPACE PER 10 CHILDREN AT MAX. CAPACITY = 152 CHILDREN + 1 / 10 = 16 SPACES  
TOTAL PARKING SPACES REQUIRED = 28 SPACES  
PARKING PROVIDED: C-2 (GENERAL COMMERCIAL) ZONING DISTRICT  
28 SPACES INCLUDING 2 HANDICAP SPACES



REVISION DESCRIPTION	
NO.	DATE

**Zahn Engineering**  
Civil Engineering • Land Planning • Permitting  
150 S Palmview Ave #201, Daytona Beach, FL 32114  
Ph: (386) 252-0020

DESIGNED: CM	CHECKED: CM	DATE: 10-24-24	SHEET: 343
DRAWN: AM	CHECKED: CM	DATE: 10-24-24	SHEET: 343

**CONCEPTUAL SITE PLAN**  
3026 HOWLAND BLVD.  
DELTONA, FL 32725

PROJECT NUMBER  
**343**

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Professional Engineer  
No. 00000000  
Signed by Christopher Casey  
Date: 2024.07.25  
11:59:31  
-0400  
P.E. NO. 10000, 00000, 00000, 00000

# TREE LEGEND EXTG. TREES

TREE SYMBOL AND ABBREVIATION  
(ALL TREE DIMENSIONS ARE IN INCHES  
OF DIAMETER AT BREAST HEIGHT)

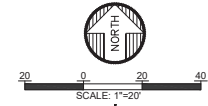
FLOWERING TREES:  
CHYL=CHERRY LAUREL (*Prunus caroliniana*)

CONIFEROUS TREES:  
SP=SAND PINE (*Pinus clausa*)  
SHO=SHORTLEAF PINE (*Pinus echinata*)

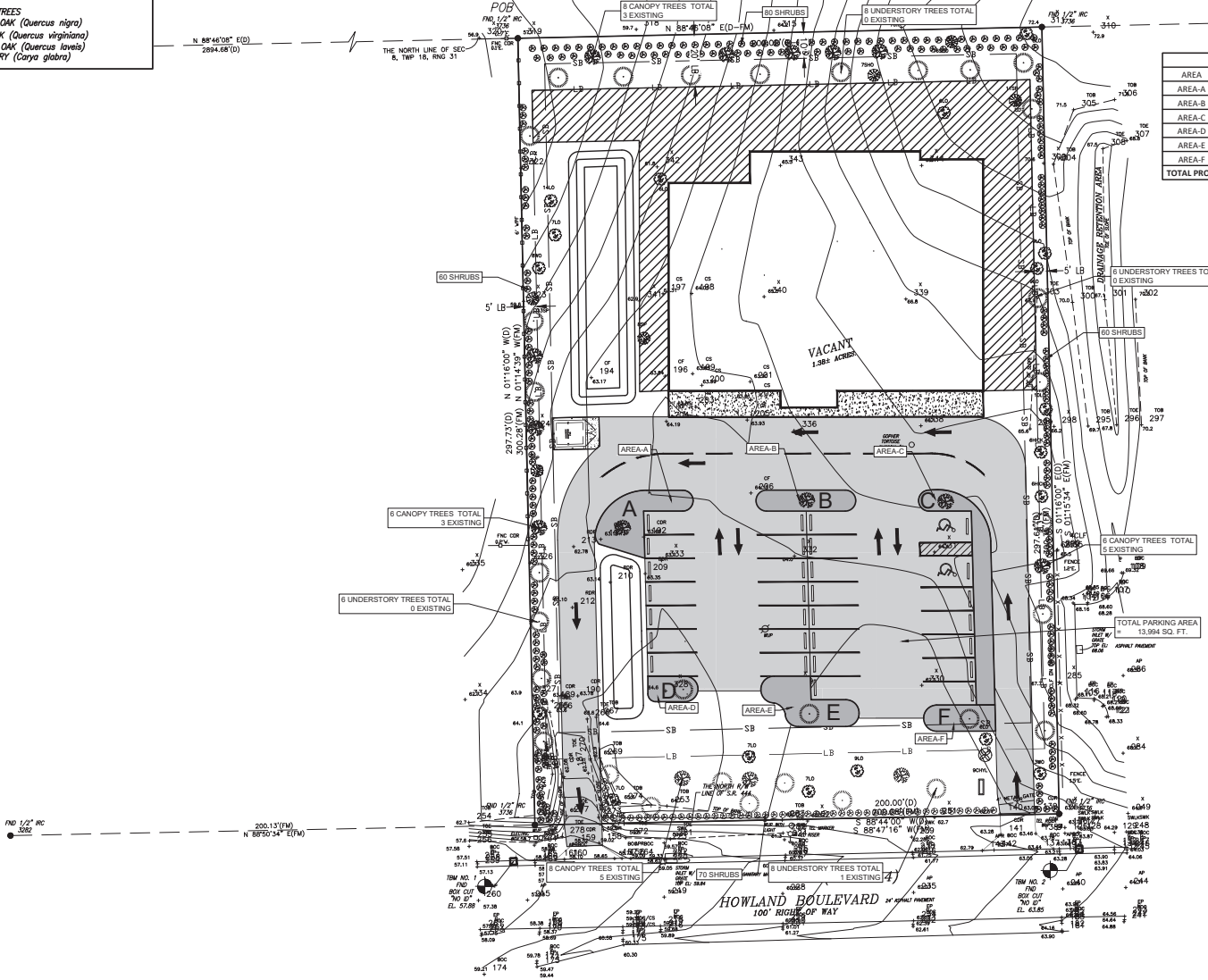
DECIDUOUS TREES:  
WO=WATER OAK (*Quercus nigra*)  
LO=LINE OAK (*Quercus virginiana*)  
TO=TURKEY OAK (*Quercus laevis*)  
HCK=HICKORY (*Carya glabra*)

AT THE NW CORNER  
OF THE NE 1/4 OF THE NW 1/4  
OF SEC. 6, TWP. 18, RING 31

LANDSCAPE BUFFER REQUIREMENTS - PROVIDED									
LANDSCAPE BUFFER LOCATION									
REQUIRED CANOPY TREE	REQUIRED UNDERSTORY TREE	REQUIRED SHRUBS	EXISTING CANOPY TREE	EXISTING UNDERSTORY TREE	EXISTING SHRUBS	PROPOSED CANOPY TREE	PROPOSED UNDERSTORY TREE	PROPOSED SHRUBS	
NORTH (200') (20' LS BUFFER W/4 CANOPY TREES, 4 UNDERSTORY TREES, 40 SHRUBS PER 100 LINEAR FEET)									
8	8	80	3	0	0	5	8	80	
EAST (300') (5' LS BUFFER W/2 SHADE TREES, 2 UNDERSTORY TREES, 20 SHRUBS PER 100 LINEAR FEET)									
6	6	60	5	0	0	1	6	60	
WEST (300') (5' LS BUFFER W/2 SHADE TREES, 2 UNDERSTORY TREES, 20 SHRUBS PER 100 LINEAR FEET)									
6	6	60	3	0	0	3	6	60	
SOUTH (200') (25' LS BUFFER W/4 CANOPY TREES, 4 UNDERSTORY TREES, 35 SHRUBS PER 100 LINEAR FEET)									
8	8	70	5	1	0	3	7	70	
TOTAL									
28	28	270	16	1	0	12	27	270	



LANDSCAPE AREAS		
AREA	SQ. FT.	
AREA-A	490	1
AREA-B	290	1
AREA-C	656	1
AREA-D	217	0
AREA-E	448	0
AREA-F	262	0
TOTAL PROP.	2363	3



DATE: \_\_\_\_\_

**Zahn Engineering**  
Civil Engineering • Land Planning • Permitting  
150 S Palmview Ave #201, Daytona Beach, FL 32114  
Ph: (386) 252-0020

DESIGNED: CM  
DRAWN: AM  
CHECKED: CM  
DATE: 07-24

**LANDSCAPING PLAN**  
3026 HOWLAND BLVD.  
VOLUSIA COUNTY, FL  
DELTONA, FL 32725

PROJECT NUMBER  
**343**

THIS ITEM HAS BEEN  
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ON THE DATE SPECIFIED BELOW.

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FS NO. C43390  
Digitally  
signed by  
Christopher  
Casey  
Date:  
2024.07.25  
11:59:52  
-04'00'  
FL, C.S. NO. 16595, R2269, R2279

SHEET **C04** 4 of 4

PROGRESS SET-FOR REVIEW ONLY-NOT FOR CONSTRUCTION



Begin at the Northwest corner of the Northeast 1/4 of the Northwest 1/4, Section 8, Township 18 South, Range 31 East, Volusia County, Florida; thence run N 88° 46' 08" E, 2894.68 feet to the Point of Beginning; thence continuing N 88° 46' 08" E, 200 feet; thence S 01° 16' 00" E, 297.61 feet to the North Right of Way line of State Road No. 444; thence S 88° 44' 00" W, along said right of way line 200 feet; thence N 01° 16' 00" W, 297.15 feet to the Point of Beginning. Also known as Parcel 13

AT THE NW CORNER  
OF THE NE 1/4 OF THE NW 1/4  
OF SEC 8 T29N 18 R4C 11

BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE  
OF SECTION 8, TOWNSHIP 18 SOUTH, RANGE 31 EAST AS  
BEING A BEARING OF N 88°46'08" E (DEED)

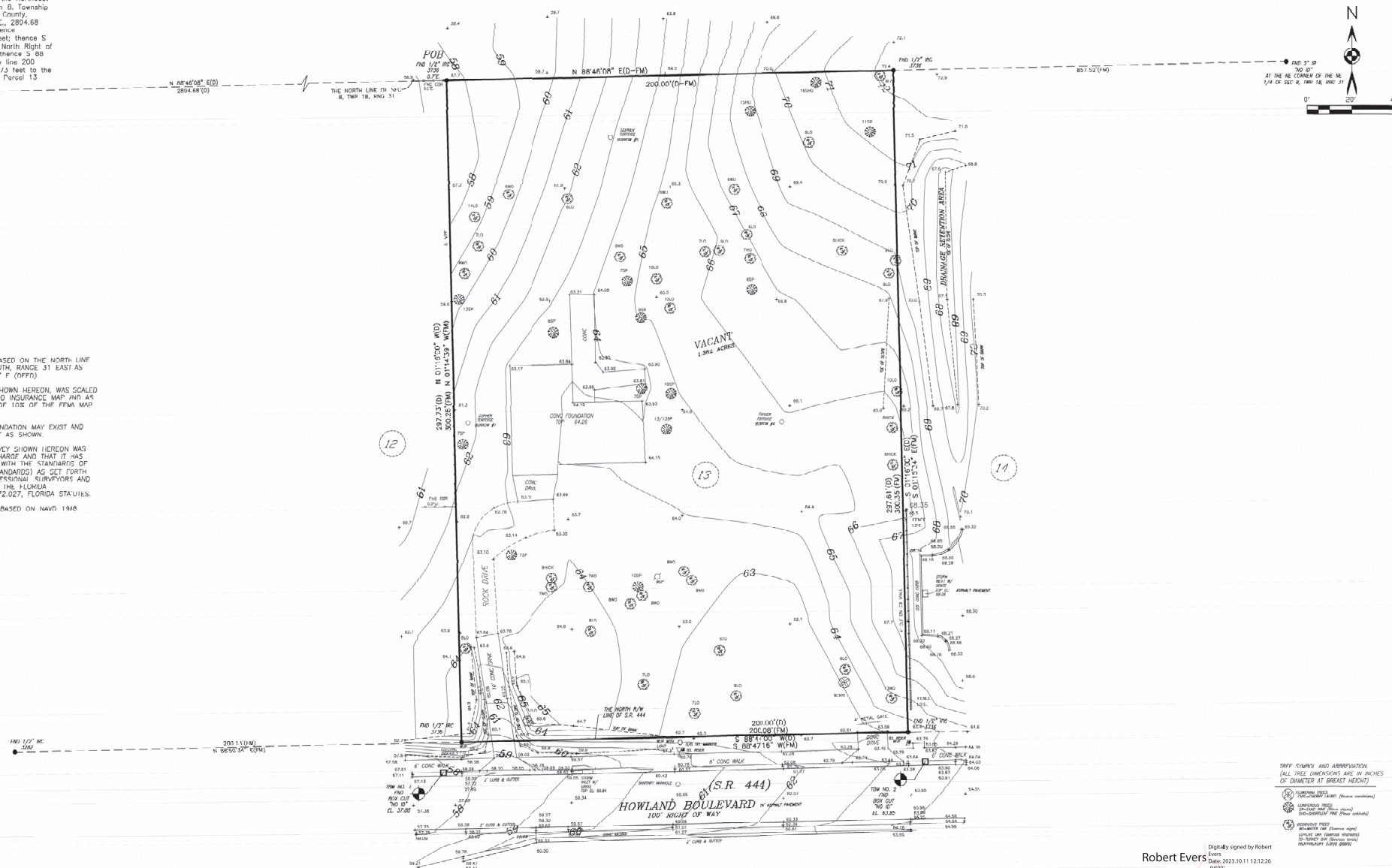
THE FLOODPLAIN BOUNDARY, IF SHOWN HEREON, WAS SCALED FROM A LARGE SCALE FEMA FLOOD INSURANCE MAP AND AS SUCH HAS AN INHERENT ERROR OF 10% OF THE FEMA MAP SCALE.

UNDERGROUND UTILITIES AND FOUNDATION MAY EXIST AND  
HAVE NOT BEEN LOCATED, EXCEPT AS SHOWN.

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS

BEEN PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE (MINIMUM TECHNICAL STANDARDS) AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS IN CHAPTER 5J-1/, OF THE FLORIDA ADMINISTRATIVE CODE, SECTION 472.027, FLORIDA STATUTES.

ELEVATIONS SHOWN HEREON ARE BASED ON NAVD 1988 DATUM PER SITE BENCHMARKS.



Digitally signed by Robert Evers  
Date: 2023.10.11 12:12:26  
+0100

TRF# SYMBOL AND ABBREVIATION  
(ALL TREE DIMENSIONS ARE IN INCHES  
OF DIAMETER AT BREAST HEIGHT)

 **FLAME TREE:**  
CHOCOLADO ALMOND (*Albizia saman*)

 **CONFEDERATE TREES:**  
FLORIDA BURNING BUSH (*Echinacea*)  
DIE-SHORTEY PINE (*Pinus strobus*)

 **REDWOOD TREES:**  
RED-LEAFED PALM (*Washingtonia*)  
LUMBERMAN'S PALM (*Chamaedorea*)  
TROPICAL PALM (*Phoenix*)

**SYMBOLS :**

- = REBAR FOUND (SIZE SHOWN HEREIN)
- = 1/2" REBAR & CAP SET
- = 4" x 4" CONCRETE MOUNTING & CAP SET
- = CONCRETE MOUNTING FOUND (SIZE SHOWN HEREIN)
- = R.L.S. DESC./PAUL FOUND (SIZE SHOWN HEREIN)
- = R.L.S. DSG./PAUL SET
- = IRON PIPE FOUND (SIZE SHOWN HEREIN)
- = VALVE/SGT FOUND
- = BOLT FOUND (SIZE SHOWN HEREIN)
- = P.V.R. PAUL FOUND

DATE : 8/26/23  
 WFO. No. 8-334-23

DRINK BY : PG  
FIELD BOOK : 781/44

[illegible]

**NOTE:**

This Plot of Survey is certified to and prepared for the sole and exclusive benefit of the entities and/or individuals named herein, valid on the most current date shown herein, and shall not be relied upon by any other entity or individual whomsoever.

This Survey / Sketch has been prepared without benefit of abstract or title search unless

otherwise noted hereon.

There may be additional and/or other matters shown on this Survey that may be found in the files of the county or contain the title Commitment.

FLOOD CERTIFICATION:  
(Per map dated September 29, 2017)  
This is to certify that I have consulted the Federal Insurance Flood Hazard Boundary Map and found the ABOVE named Property IS NOT located in a special flood hazard area, according to Community Panel Map No. 12127C-0630-K Map Panel 630 of 930, Zone "X".

**BOUNDARY SURVEY CERTIFIED TO:**  
V-1 TITUSVILLE, LLC.

**BLACKWELL & ASSOCIATES**  
**LAND SURVEYORS, INC**  
WWW.BLACKWELLSURVEYING.COM  
295 N. VOLUSA AVE. • DELAND, FL. • PH: (386)-734-8050  
CERTIFICATE OF AUTHORIZATION NUMBER LB 2791

NOT VALID WITHOUT THE SIGNATURE  
AND THE ORIGINAL RAISED SEAL OF  
A FLORIDA LICENSED SURVEYOR  
AND MAPPER.