SEC. 33, TWP. 28 S., RNG. 16 E.

GENERAL NOTES

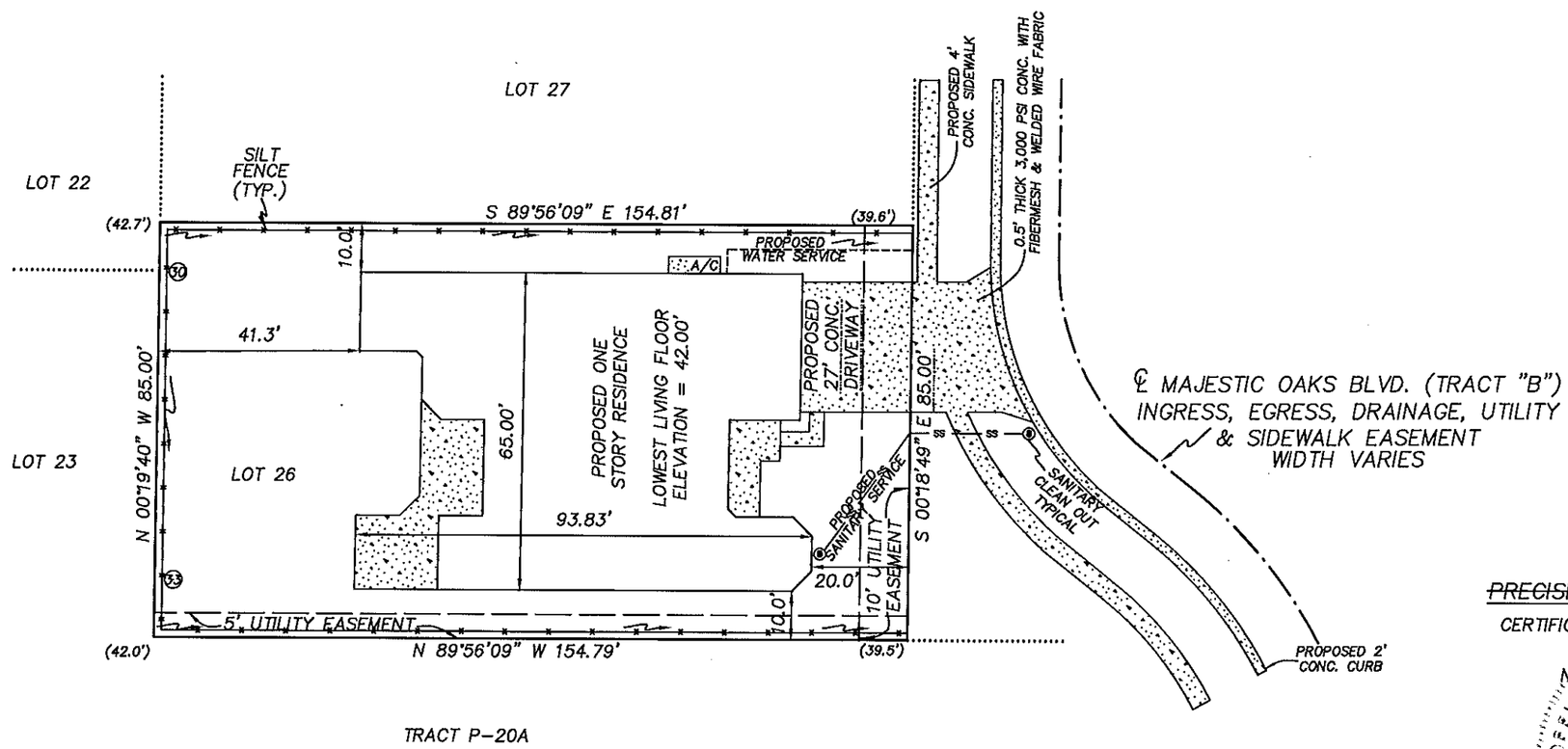
1. THIS SKETCH IS NOT A SURVEY.
2. BEARINGS SHOWN HEREON ARE BASED ON THE RIGHT-OF-WAY LINE ADJACENT TO THE PARCEL AS SHOWN ON THE RECORDED PLAT REFERENCED IN THE PROPERTY DESCRIPTION.
3. OUTDOOR AIR CONDITIONING UNIT WILL BE COMPLETELY SCREENED ON ALL FOUR SIDES BY LANDSCAPING.
4. THE ELEVATIONS SHOWN HEREON WERE TAKEN FROM THE CONSTRUCTION PLANS FOR MAJESTIC OAKS, PREPARED BY REGENCY DESIGN & ENGINEERING, INC., PROJECT NO. 29-12, DATED 10-31-13 AND ARE BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988.
5. THE BUILDER IS RESPONSIBLE TO PLANT 6 TREES, WHICH SHALL MEET OR EXCEED THE REQUIREMENTS FOR THE CITY OF CLEARWATER, 2 1/2" CAL. 10' HT FLORIDA GRADE #1. THE BUILDER IS CURRENTLY WORKING ON A MASTER LANDSCAPE PLAN TO PLANT TREES IN THE COMMON AREAS AND TO ADD STREET TREES BETWEEN THE SIDEWALK AND THE BACK OF CURB. BOTH THE COMMON AREA TREES AND THE NEW STREET PLANTINGS WILL BE REVIEWED FOR CREDIT TOWARDS THE TREE REQUIREMENT ON EACH LOT. THE ISSUANCE OF THE CERTIFICATE OF OCCUPANCY WILL BE CONTINGENT ON THE FINAL APPROVAL OF THE COMMON AREA LANDSCAPE PLAN AND THE NEW LANDSCAPE REQUIREMENTS SET FORTH FOR THIS PARTICULAR LOT.
6. INLET PROTECTION WILL BE PROVIDED PER CITY STANDARDS.
7. THE IMPERVIOUS SURFACE RATIO IS 0.46%

SKETCH OF

LOT 26, MAJESTIC OAKS REPLAT AS SHOWN ON THE PLAT RECORDED IN PLAT BOOK 139, PAGES 74 THROUGH 77 OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

ASSUMED NORTH

0' 15' 30'



LEGEND

RNG. = RANGE
SEC. = SECTION
CONC. = CONCRETE
TWP. = TOWNSHIP
℄ = CENTERLINE
(TYP.) = TYPICAL
= CONCRETE
(X.XX') = PROPOSED ELEVATION
= DRAINAGE FLOW ARROW
= OAK TREE – DIAMETER IN INCHES

~~PRECISION~~ SURVEYING & MAPPING, INC.
CERTIFICATE OF AUTHORIZATION NO. LB-6734
7710 MASSACHUSETTS AVENUE
NEW PORT RICHEY, FLORIDA 34655
727-841-8414

10-1-18
JON S. ROBBINS DATE
PROFESSIONAL SURVEYOR AND MAPPER NO. 4452
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

WORK ORDER NO: 130122
FOR: DEEB FAMILY HOMES, LTD.
DATE OF SKETCH: SEPTEMBER 6, 2018
REVISED OCTOBER 1, 2018 TO SHOW NEW ELEVATIONS.

F.B. N/A
P.G. N/A

DRAWN BY: E.S.R.
CHK'D BY: J.S.R.