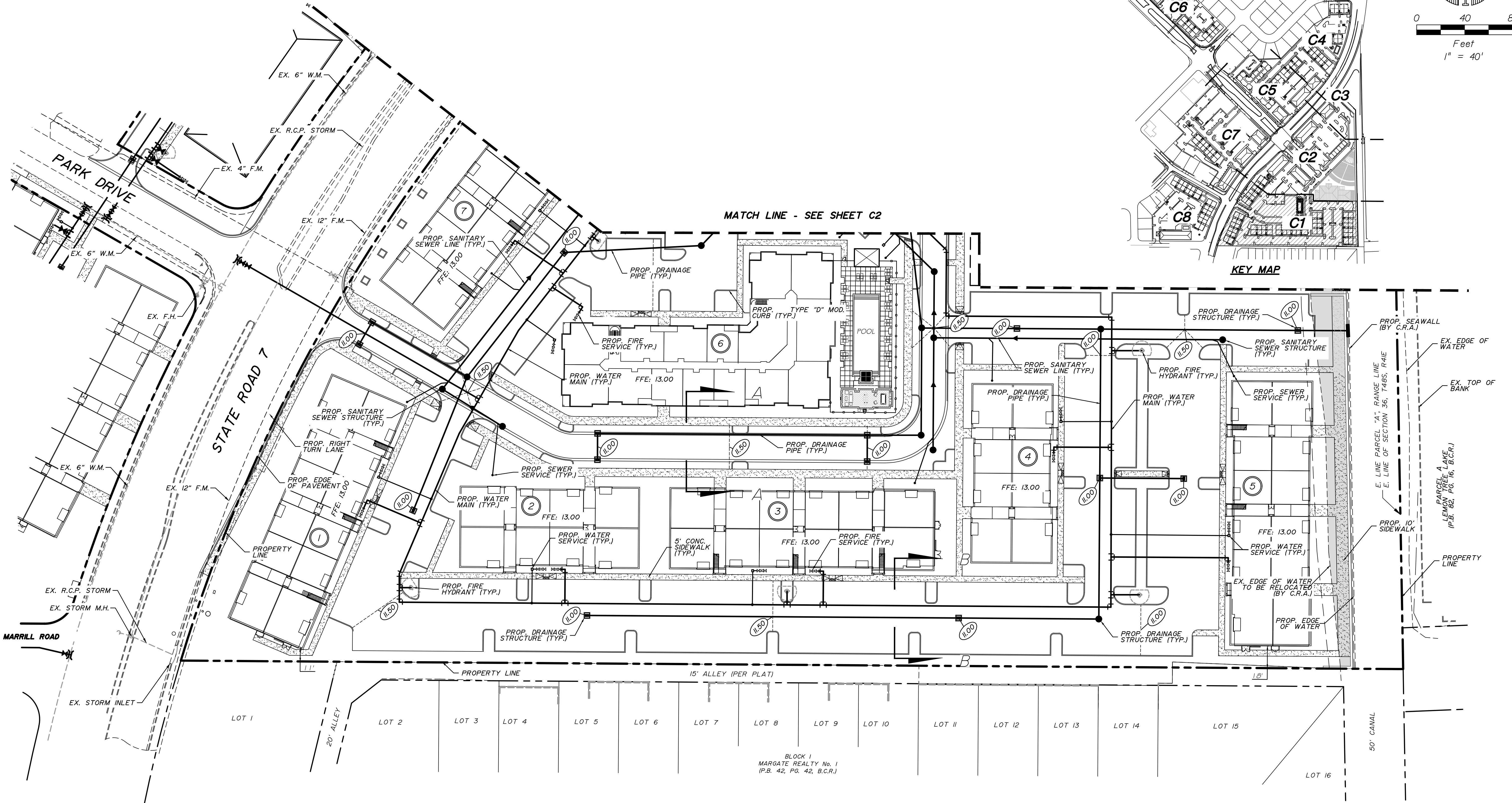


[illegible]

Designed by: C.J.B. Date: 3/2017  
 Drawn by: C.J.B. Date: 3/2017  
 Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ**  
**& ASSOCIATES**  
 Civil Engineering • Planning • Surveying

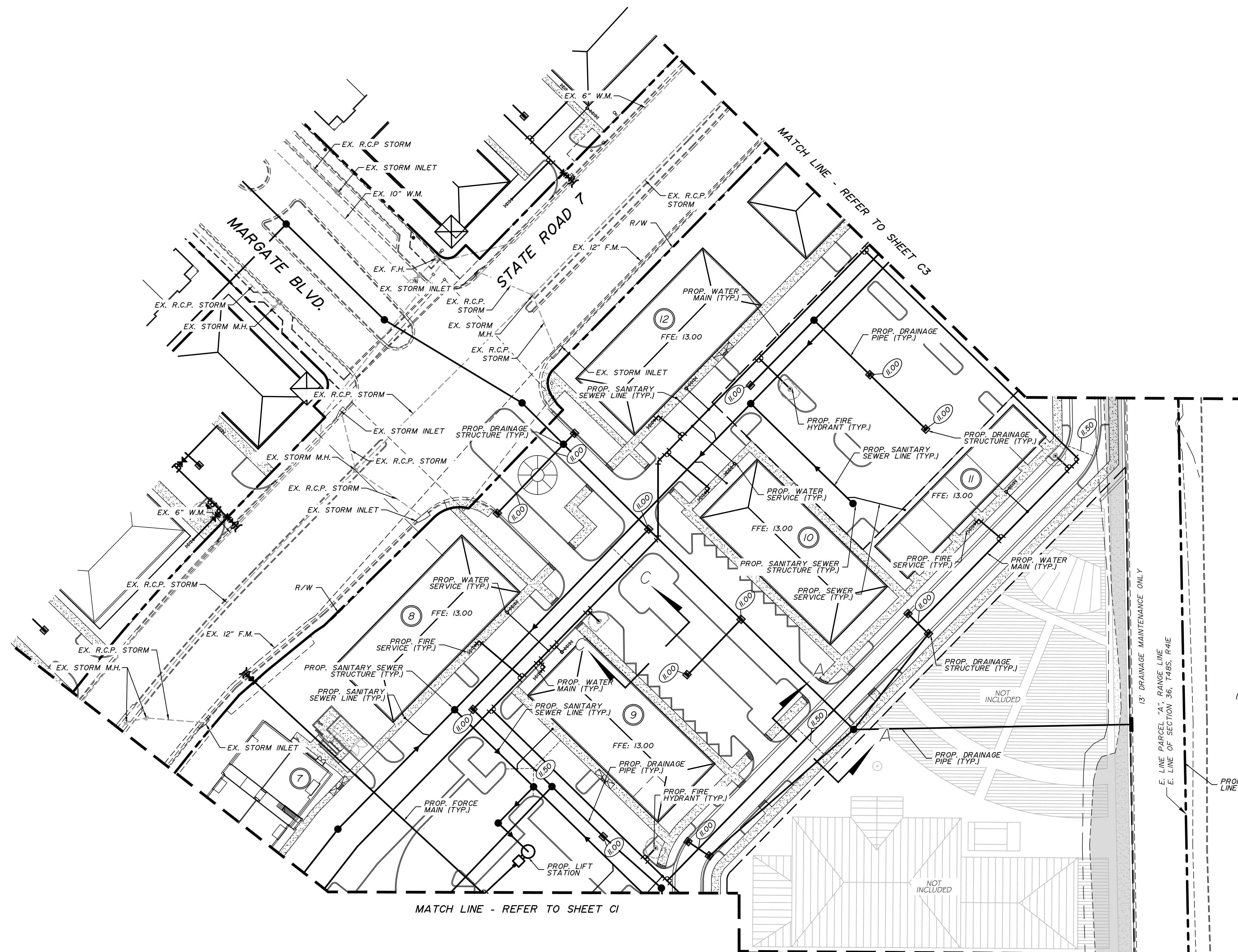
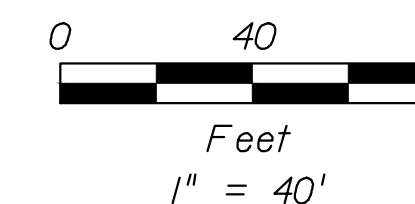
**2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343**

Engineer of Record: *CARLOS J. BALLBE'*

Registered Engineer Number: \_\_\_\_\_ Date: *3/16/2017*  
State of Florida *4/8/11*

**MARGATE CITY CENTER**  
**NEW URBAN COMMUNITIES**

Sheet Number:  
*C1*

[illegible]

Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

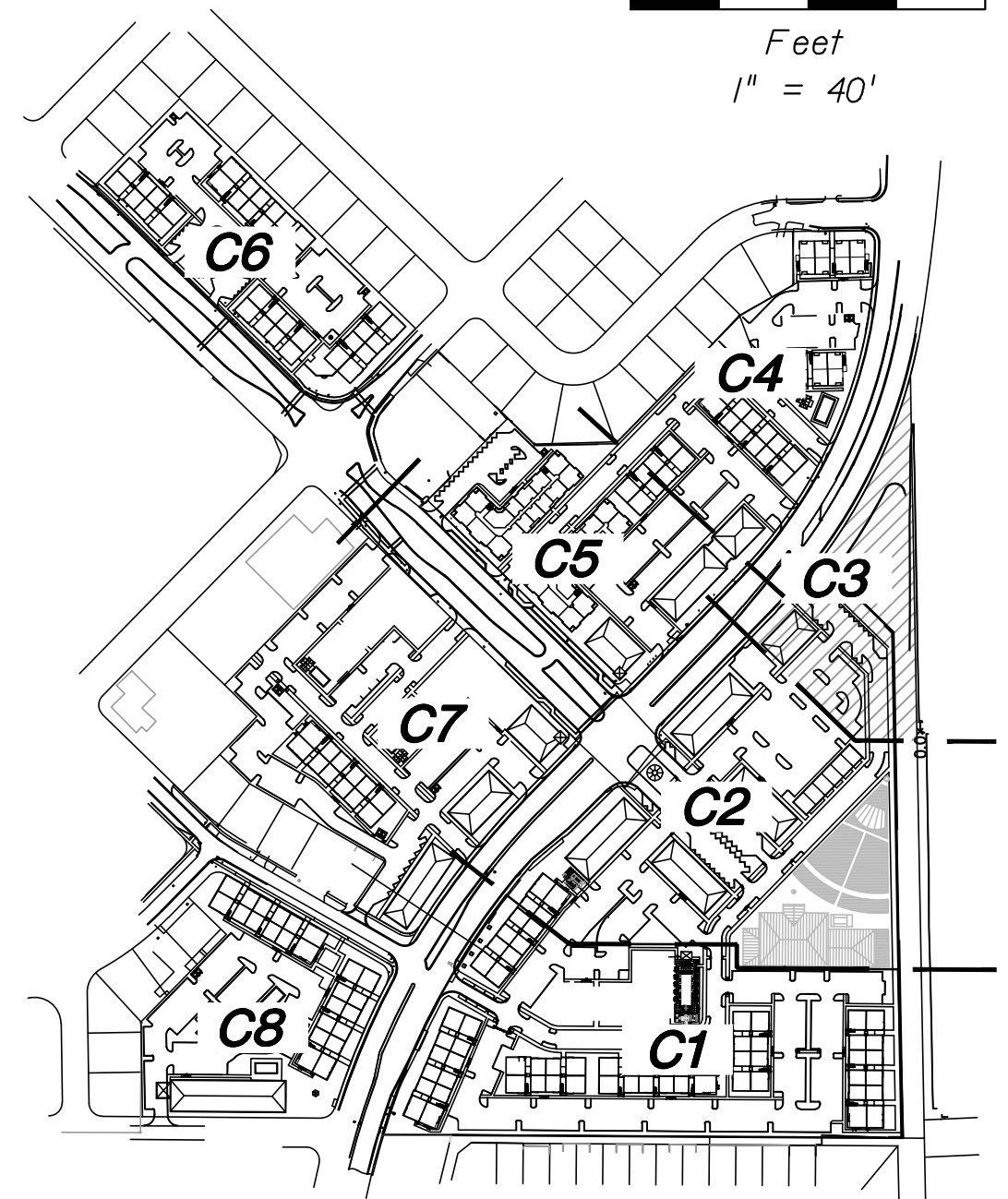
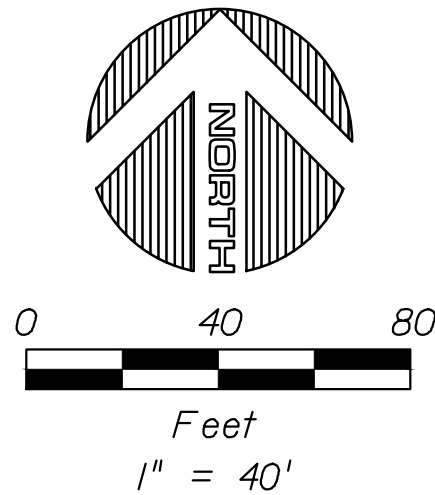
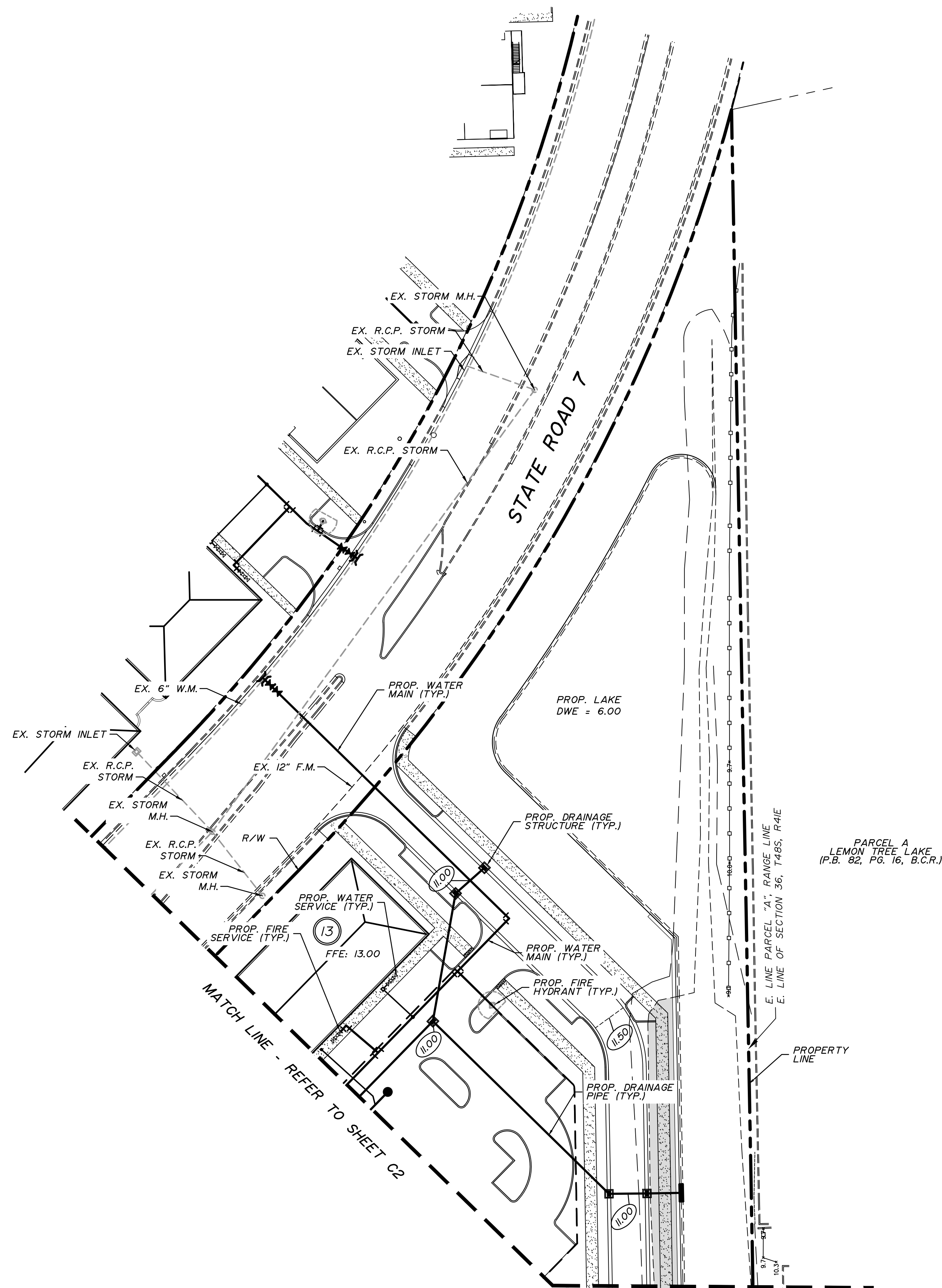
**BALLBÉ**  
**& ASSOCIATES**  
 Civil Engineering • Planning • Surveying

**2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343**

Registered Engineer Number: \_\_\_\_\_ Date: 3/16/2017  
State of Florida 41811

*MARGATE CITY CENTER*  
*NEW URBAN COMMUNITIES*

C2



KEY MAP

|     |      |    |  |          |     |      |    |  |          |
|-----|------|----|--|----------|-----|------|----|--|----------|
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
| NO. | DATE | BY |  | REVISION | NO. | DATE | BY |  | REVISION |

Designed by: C.J.B. Date: 3/2017  
Drawn by: C.J.B. Date: 3/2017  
Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ & ASSOCIATES**  
Civil Engineering • Planning • Surveying

2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343

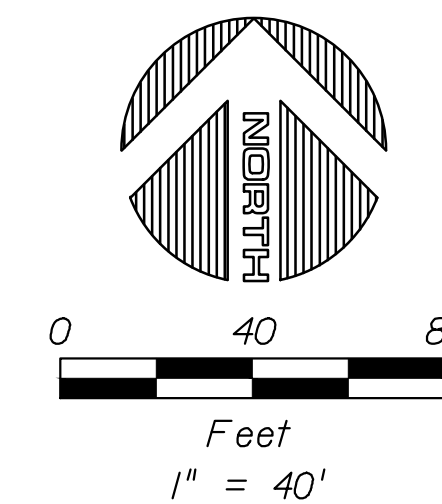
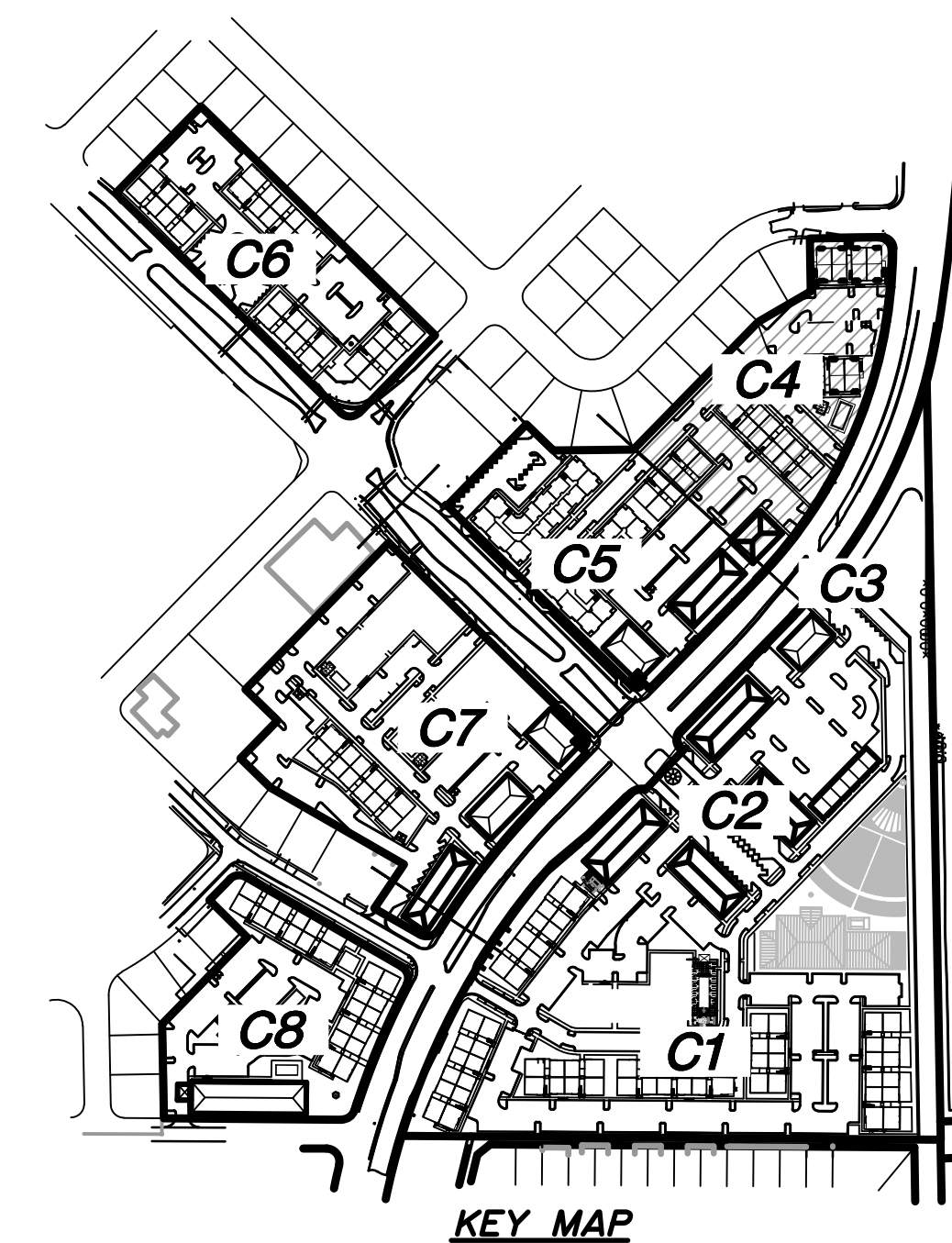
Engineer of Record: CARLOS J. BALLBÉ  
Registered Engineer Number: \_\_\_\_\_ Date: 3/16/2017  
State of Florida 41811

CONCEPTUAL ENGINEERING PLAN PHASE ONE

**MARGATE CITY CENTER**  
NEW URBAN COMMUNITIES

Project Number:  
**201707**

Sheet Number:  
**C3**

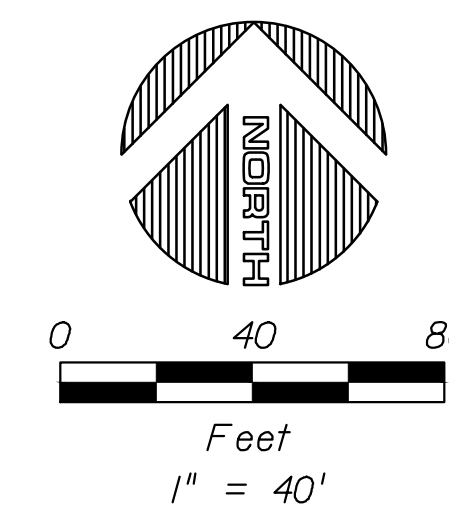
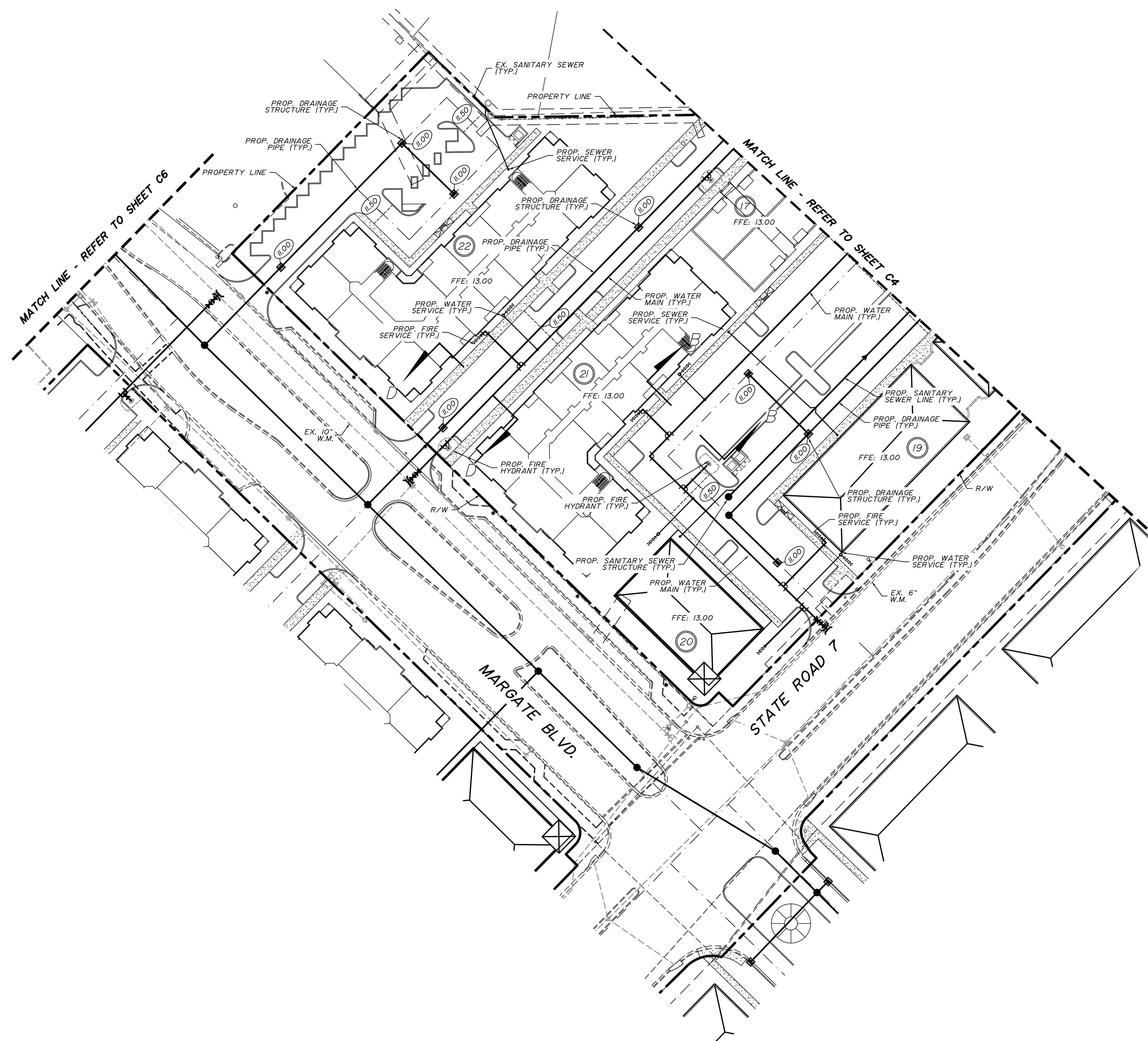
[illegible]

Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ**  
**& ASSOCIATES**  
 Civil Engineering • Planning • Surveying

Registered Engineer Number: \_\_\_\_\_ Date: 3/16/2017  
State of Florida 41811

C4



|     |      |    |  |          |     |      |    |  |          |
|-----|------|----|--|----------|-----|------|----|--|----------|
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
|     |      |    |  |          |     |      |    |  |          |
| NO. | DATE | BY |  | REVISION | NO. | DATE | BY |  | REVISION |

Designed by: C.J.B. Date: 3/2017  
Drawn by: C.J.B. Date: 3/2017  
Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ & ASSOCIATES**  
Civil Engineering • Planning • Surveying

2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343

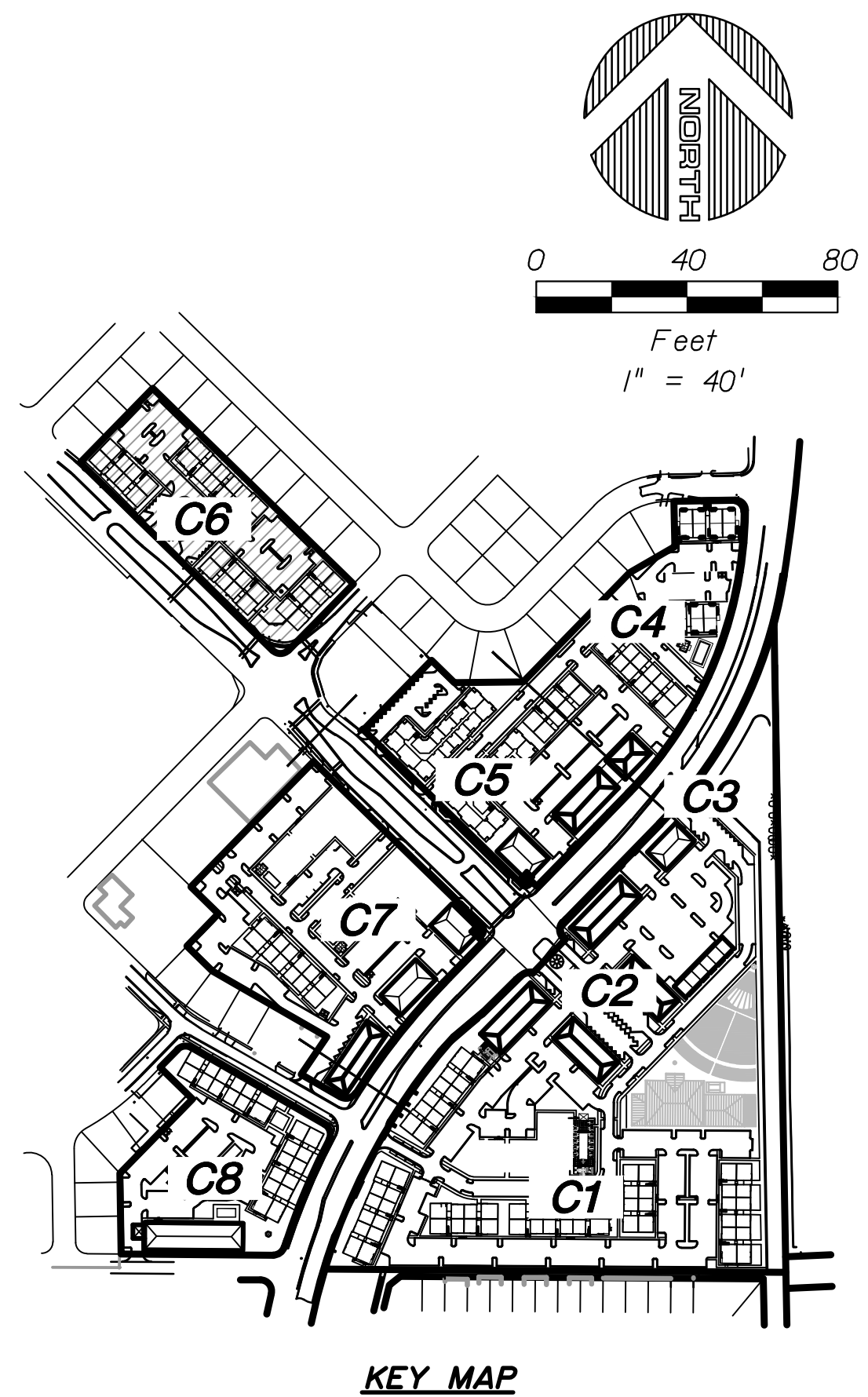
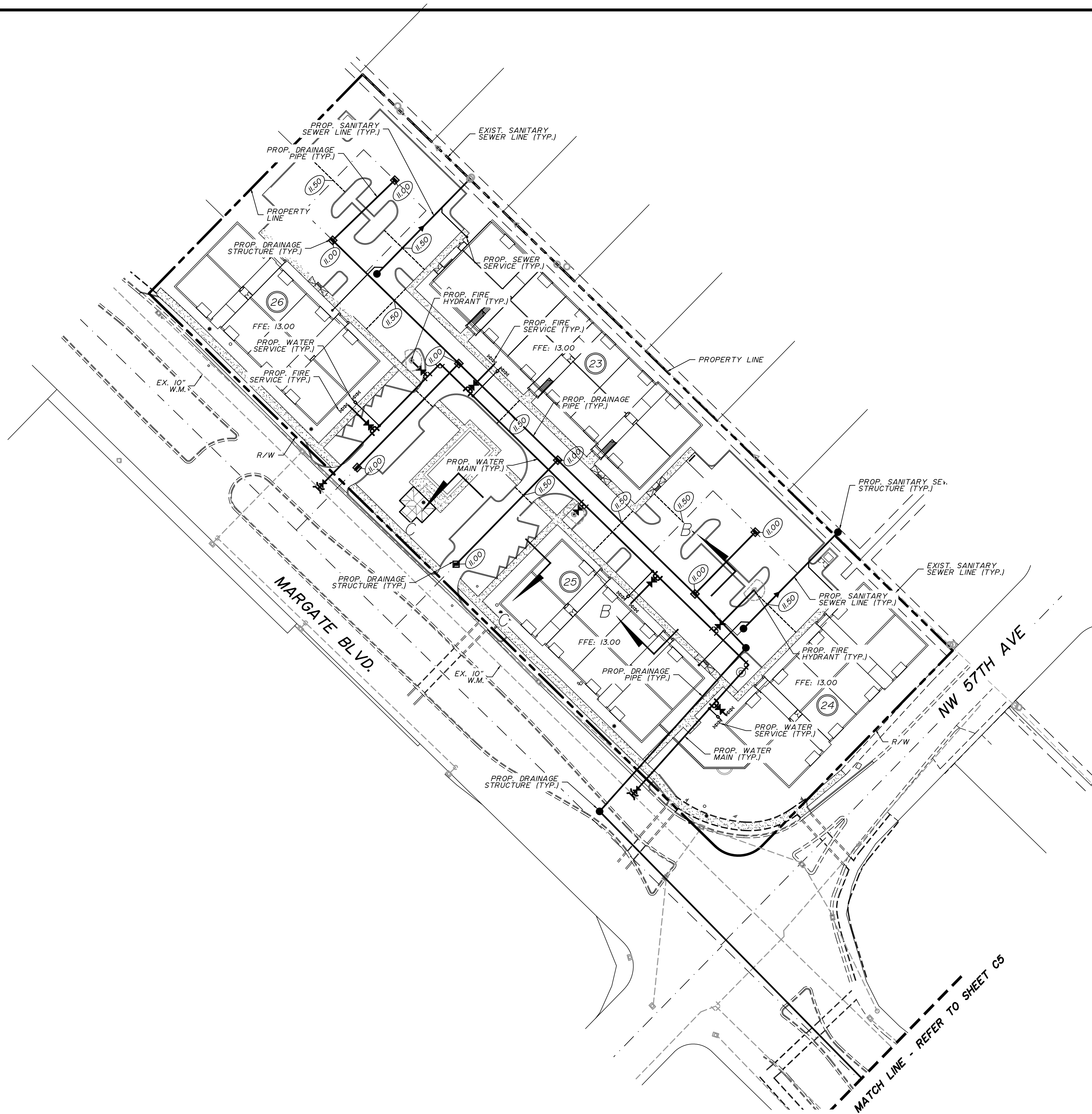
Engineer of Record: CARLOS J. BALLBÉ  
Date: 3/16/2017  
Registered Engineer Number: 41811  
State of Florida

CONCEPTUAL ENGINEERING PLAN PHASE TWO

**MARGATE CITY CENTER**  
NEW URBAN COMMUNITIES

Project Number:  
**201707**

Sheet Number:  
**C5**



|     |      |    |          |  |  |  |     |      |    |
|-----|------|----|----------|--|--|--|-----|------|----|
|     |      |    |          |  |  |  |     |      |    |
|     |      |    |          |  |  |  |     |      |    |
|     |      |    |          |  |  |  |     |      |    |
|     |      |    |          |  |  |  |     |      |    |
|     |      |    |          |  |  |  |     |      |    |
| NO. | DATE | BY | REVISION |  |  |  | NO. | DATE | BY |
|     |      |    |          |  |  |  |     |      |    |

Designed by: C.J.B. Date: 3/2017  
Drawn by: C.J.B. Date: 3/2017  
Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ & ASSOCIATES**  
Civil Engineering • Planning • Surveying

2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343

Engineer of Record: CARLOS J. BALLBÉ  
Date: 3/16/2017  
Registered Engineer Number: 41811  
State of Florida

CONCEPTUAL ENGINEERING PLAN PHASE TWO  
  
**MARGATE CITY CENTER**  
NEW URBAN COMMUNITIES

Project Number:  
**201707**  
  
Sheet Number:  
**C6**



Site plan for a residential development showing proposed and existing infrastructure. The plan includes buildings 27, 28, 29, 30, 31, and 32. Key features include Margate Blvd. to the north, State Road 7 to the east, and a match line to the south. Infrastructure shown includes proposed and existing sanitary sewers, fire hydrants, water mains, and drainage structures. Elevation markers like FFE: 13.00 and 11.50 are present. A note at the bottom reads "MATCH LINE - REFER TO SHEET C8".

[illegible]

Designed by: C.J.B. Date: 3/2017  
 Drawn by: C.J.B. Date: 3/2017  
 Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ**  
**& ASSOCIATES**  
 Civil Engineering • Planning • Surveying

**2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343**

Engineer of Record: *CARLOS J. BALLBE'*

Registered Engineer Number: \_\_\_\_\_ Date: *3/16/2017*  
State of Florida *4/8/11*

CONCEPTUAL ENGINEERING PLAN PHASE THREE

**MARGATE CITY CENTER**  
NEW URBAN COMMUNITIES

Project Number:  
*201707*

Sheet Number:  
**C7**



Designed by: C.J.B. Date: 3/2017  
 Drawn by: C.J.B. Date: 3/2017  
 Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**2737 Northeast 30th Place  
Fort Lauderdale, Florida 33306  
Phone: (954) 491-7811  
Authorization No. EB-26343**

CONCEPTUAL ENGINEERING PLAN PHASE THREE

---

MARGATE CITY CENTER  
NEW URBAN COMMUNITIES

Project Number:  
**201707**

---

Sheet Number:  
**C8**



1. THE FULL DEPTH OF ALL EXISTING ORGANIC AND DELETERIOUS MATERIALS WITHIN THE ROADWAYS, RIGHT-OF-WAYS AND UTILITY/DRAINAGE EASEMENTS SHALL BE REMOVED. NO MATERIAL OF FDOT CLASS A-5, A-7 OR A-8 SHALL BE ALLOWED.
2. ALL MATERIAL SUPPORTING THE ROADWAY AND SHOULDERS SHALL HAVE A MINIMUM LIMEROCK BEARING RATIO (L.B.R.) OF 40. THE SUBGRADE SHALL BE 12" COMPACTED TO 98% OF MAXIMUM DRY DENSITY AS PER AASHTO T-180. THE ENGINEER AND COUNTY INSPECTOR WILL DETERMINE THE LOCATION AND NUMBER OF DENSITY TESTING, WHICH SHALL BE APPROXIMATELY ONE DENSITY FOR EVERY 7000 SQUARE FEET OF ROAD.
3. LIMEROCK BASE SHALL BE 8" PRIMED AND SHALL HAVE A MINIMUM LIMEROCK BEARING RATE (LBR) OF 100, SHALL BE OF THE MIAMI FORMATION, HAVING A MINIMUM PERCENTAGE OF CARBONATES OF CALCIUM AND MAGNESIUM OF 60, UNLESS OTHERWISE APPROVED. BASE MATERIAL SHALL BE COMPACTED TO A DENSITY OF NOT LESS THAN 98% OF MAXIMUM DRY DENSITY AS DETERMINED BY AASHTO T-180 UNDER ALL PAVED AREAS.
4. BASE COURSE CONSTRUCTION SHALL NOT BE STARTED UNTIL ALL UNDERGROUND CONSTRUCTION IN THE VICINITY HAS BEEN INSTALLED, TESTED AND ACCEPTED.
5. PRIME AND TACK COAT FOR BASE SHALL CONFORM TO THE REQUIREMENTS AND SPECIFICATIONS OF SECTIONS 300-1 THROUGH 300-7 OF F.D.O.T. STANDARDS SPECIFICATIONS. PRIME COAT SHALL BE APPLIED AT A RATE OF 0.25 GALLONS PER SQUARE YARD.
6. THE WEARING SURFACE SHALL BE 1.5 INCHES APPLIED IN TWO ¾ INCH LIFTS AND SHALL BE 3/4" ASPHALT CONCRETE TYPE SP-9.5 (TL-C) AND 3/4" TYPE FC-9.5 WITH TACK COAT USED BETWEEN PAVING COURSES AS PER F.D.O.T. MINIMUM STANDARDS.
7. THE WEARING SURFACE SHALL BE 2 INCHES APPLIED IN TWO 1 INCH LIFTS AND SHALL BE 1" ASPHALT CONCRETE TYPE SP-9.5 (TL-C) AND 1" TYPE FC-9.5 WITH TACK COAT USED BETWEEN PAVING COURSES AS PER F.D.O.T. MINIMUM STANDARDS.
8. THE FIRST LIFT OF ASPHALT SHALL BE INSTALLED ½ OR ¾ INCH (AS APPLICABLE) BELOW THE LIP OF CURB. THE SECOND LIFT OF ASPHALT TO BE ¼ INCH ABOVE THE LIP OF CURB. THE SECOND LIFT SHALL BE APPLIED AS DETERMINED BY THE OWNER.
9. ALL GRADES SHOWN ARE FINISH ASPHALT PAVEMENT GRADES (2ND LIFT) UNLESS OTHERWISE NOTED.
10. ALL REPAIRS TO EXISTING PAVEMENT SHALL RECEIVE SAW-CUT EDGES PRIOR TO RELAYING ASPHALT. UTILITY PIPING OR WIRING LESS THAN FOUR (4) INCHES IN DIAMETER REQUIRES A SCHEDULE 40 PVC CASING PIPE WITH SAND BACKFILLS UNDER PAVED AREAS ONLY.
11. ALL EXISTING CONTROL POINTS AND/OR REFERENCE MARKERS SHALL BE RAISED TO FINAL GRADE. THESE POINTS AND REFERENCE MARKERS SHALL BE LOCATED AND NOTED ON THE PLAN.
12. LABORATORY PROCTOR COMPACTION TEST (T-180) SHALL BE PERFORMED ON ALL MATERIAL, SUBGRADE AND BASE AND ANY SUBSEQUENT CHANGES IN MATERIALS. LIMEROCK BEARING RATIOS, SIEVE ANALYSIS AND DENSITIES REQUIRED BY THE CONTRACT DOCUMENTS SHALL BE SUBMITTED TO THE ENGINEER-OF-RECORD.

[illegible]

Checked by: \_\_\_\_\_ Date: \_\_\_\_\_

**BALLBÉ**  
**& ASSOCIATES**  
 Civil Engineering • Planning • Surveying

Registered Engineer Number: \_\_\_\_\_ Date: 5/2/2017  
State of Florida 41811

C9